

AMERICAN FORK CITY COUNCIL
JANUARY 29, 2019
WORK SESSION MINUTES

Members Present:

Kevin Barnes	Council Member
Staci Carroll	Council Member
Barbara Christiansen	Council Member
Rob Shelton	Council Member
Clark Taylor	Council Member

Staff Present:

Brad Frost	Mayor
David Bunker	City Administrator
Camden Bird	Admin Analyst
Wendelin Knobloch	Associate Planner
Lauralee Hill	Deputy Recorder
Kyle Maurer	Finance Officer
George Schade	IT Director
Adam Olsen	Senior Planner
Darren Falslev	Police Chief
Derric Rykert	Parks and Recreation Director
Scott Sensanbaugher	Public Works Director

Also present: Reggie Walker, Brian Thomson, Dale Gunther, Casandria Crane, Glenn Smith, Laura Snyder, Summerisa Stevens, Spencer Stevens, Jason Thomson, Jason Burningham, Peter Ehlen, a few citizens from the Val Vista HOA, including Gail Reese, Bob and Glinda Hicks, and several others.

WORK SESSION

The purpose of City Work Sessions is to prepare the City Council for upcoming agenda items on future City Council Meetings. The Work Session is not an action item meeting. No one attending the meeting should rely on any discussion or any perceived consensus as action or authorization. These come only from the City Council Meeting.

The American Fork City Council met in a work session on Tuesday, January 29, 2019 in City Hall, located at 31 North Church Street, commencing at 4:00 p.m.

Mayor Frost called the meeting to order at 4:00 p.m.

Mayor Frost stated this was a Red Letter Day for American Fork. A portion of the water line broke and ruptured a gas line. The emergency response was excellent and quickly remedied the leak. He thanked everyone for his or her response to the situation.

1. Update on the PARC Tax projects. (Requested by Terilyn Lurker, Recorder)

Glen Smith explained that for the last four years, the City had applied for PARC funds to benefit literacy for the City's youth. They were awarded \$4,700 for the Book Fairy which provided one

book per month to each first grader. Over 4,000 books were delivered between five schools. The main goal was to improve literacy and help build personal libraries.

The second project they worked on was the dictionary project, and \$4050 was awarded for this project. This year they included some outlying schools, as well as charter and private schools, because there were American Fork students attending them. They also made dictionaries available for homeschoolers. Communities were involved by putting stickers inside the dictionaries and this year the Girl Scouts assisted with the project. He noted they used Scholastic Books to order the books and they had acquired enough points to purchase an extra 350 books. Council Member Carroll thanked Mr. Smith for his work on these projects.

Council Member Shelton stated there were studies that showed a direct correlation between 3rd grade literacy rates and incarceration. He also thanked Mr. Smith for his efforts. He asked where the “Little Free Library” locations were in the City, to which Mr. Smith responded with their locations. He noted there were six or seven free libraries scattered outside throughout the City. Mr. Smith thanked the Council for the opportunities provided through PARC funding.

Mayor Frost invited Laura Snyder forward to discuss the Alpine Community Theater. She thanked American Fork and the PARC committee for the funds. She explained that they were able to do two shows over the past year: *Joseph and the Amazing Technicolored Dream Coat* and *A Christmas Carol*. Their mission was to provide community opportunity for theater. The organization was 100% volunteer run. Over 29 family shows had been produced and they had a reputation for excellence. Ms. Snyder showed several pictures from their productions. She explained that they came in under budget from what was provided by the PARC funds. She said theater changed lives and positively influenced the community. Council Member Taylor asked her how many people participated in the production, and if attendees were primarily American Fork residents. Ms. Snyder stated that at least 50% to 60% of attendees were from American Fork.

Council Member Carroll asked if renovations had been made to the theater. Ms. Snyder stated they were currently working on the renovations. Council Member Taylor asked where they received their additional funding. Ms. Snyder said they also received funding from donations, but the majority of their funds came from the ticket sales.

Spencer Stevens, with the Harrington Center for the Arts Organization, reported that they had not yet spent the PARC funds. They planned to spend the funds on a music festival on June 1, 2019, which would be held at Art Dye Park. They planned for security, access, environment, and a good experience for the talent. He said they needed recognizable headliners. Mr. Stevens discussed the budget and the ticket sale costs. He explained their goal was to enhance the quality of life of Utah’s citizens, as well as the growth of Utah’s tourists, conventions, and recreational industries. The PARC funds gave them the ability to cover overhead costs.

Mayor Frost asked if the headline talent had been secured. Mr. Stevens explained that they were currently in negotiation with the talent; once several logistical issues were resolved, they would extend an offer. Mayor Frost asked how this event would promote the Harrington Center. Mr. Stevens stated their goal was to highlight local talent, and this event would support that goal.

A resident asked what kind of music would be played. Mr. Stevens responded there would be a variety of bands and styles. He said when they secured their headliner they would know what their budget was for the local talent.

Mayor Frost introduced the next two segments as the Parks, Trails, and Recreation Committee and the Timpanogos Arts Foundation.

Camden Bird came forward to present info for the Parks, Trails, and Recreation Committee, stating that he would provide information about Art Dye park and Jason Thomson would provide further information on other Parks, Trails, and Rec Committee topics. Mr. Bird explained that Art Dye Park would go out to bid soon. They hoped to finish the project by the fall/winter of 2019. They had currently completed the engineering and design work. He explained that the funding came through a bond and impact fees. They decided to bid the structure separately to avoid a double mark-up. He noted that they decided to put lighting on all the fields.

A resident asked how the pickle ball courts at Art Dye Park compared to other pickle ball courts in Utah County. Mr. Bird explained that there was another court being built near Easton Park. Another resident asked if the tennis courts would be built in combination with the pickleball courts. Mr. Bird said that this could be considered in the future. Council Member Taylor remarked that the pickleball courts would be beneficial.

Council Member Shelton asked about Phase 3 of the project, to which Mr. Bird responded they were not completing Phase 3 at this time. He said he would investigate the details and return with more information. Council Member Shelton asked about the parking safety. Mr. Bird responded they would investigate the safety issues. Council Member Carroll agreed that safety was an issue.

Jason Thomson, Parks Superintendent, explained Meadow View Park would be finished by fall 2019. They were able to utilize a solar power clock, thereby saving thousands of dollars. They would include additional trees and signage. Council Member Shelton asked if the sprinkler system was added in a way that allowed for a future tennis court, to which Mr. Thomson responded in the affirmative.

Mr. Thomson continued by explaining that the Rotary Pavilion was almost finished. They planned on installing lighting and tables soon. Sod repair around the edges will be done in the spring. There were also plans to remake the small pavilion on the west side of the park. He stated they saved a lot of money by doing their own demolition. Mr. Thomson discussed the various items in the park and the associated costs. He noted a plaque would be placed on each bench throughout the City, each recognizing the PARC taxes.

A resident asked if the PARC tax logo would be prominent on the various items for marketing purposes. Mr. Thomson responded in the affirmative. He also noted the museum site would be upgraded with trees, trash cans, and benches within proximity to the pioneer cabins.

Mr. Thomson presented plans for the dog park, which they hoped to complete by April 15th. The design of the park was based on research of other dog parks. Council Member Shelton asked if the developer would agree to these dates. Mr. Thomson responded in the affirmative.

Council Member Taylor asked if the pickleball courts had lights. Mr. Thomson responded in the negative. Mayor Frost asked if the courts would be lit in the future. Mr. Thomson responded in the negative. A resident asked about a skate park. Mr. Thomson stated that the skate park was located in Greenwood Park.

Reggie Walker, with the Timpanogos Arts Foundation (TAF) expressed appreciation to the City and the PARC Tax Committee. He stated that TAF was about halfway through the year and had not spent its instrument grant; however, the instruments had been ordered. He said they had two orchestras, a swing band, an adult and youth theater, and adult and youth choirs. He presented other activities they had been involved with throughout the year. Mr. Walker also mentioned they had a program to teach arts to veterans. A resident asked who the contact at the VA was. Mr. Walker responded that he did not know the contact's name. It was asked how the funding was helping them decrease their dependence on the PARC taxes. Mr. Walker responded their goal was to generate their own funding by holding a fundraiser.

Mr. Walker explained they were looking for local talent. They wanted to focus on the community by asking businesses to sponsor artists' booths. Mayor Frost stated the symphony raised \$5,000 that was matched by American Fork Bank.

Council Member Shelton asked about a \$2,250 line item listed on a handout distributed to the Council. Mr. Walker responded these funds were a part of a State grant that they received every year. Council Member Shelton asked what the total income was. Mr. Walker responded it was \$117,000. Council Member Shelton asked how they tracked the number of patrons served by the programs. Mr. Walker explained that they had a new database to track the needs and interests throughout the community. He then noted that they averaged about 20,000 volunteer hours, which greatly helped to keep the administrative costs low. Council Member Shelton suggested having a process to measure the program's success.

Council Member Taylor asked what type of outreach they were implementing, stating that he wanted to grow the interest in the arts. Mr. Walker responded they had created a website and each group now had its own Facebook page. Mr. Walker said they were planning on creating a season pass for all events.

Council Member Shelton asked about the rent in the Nutall's building. Mr. Walker responded they were paying month to month on their lease and were planning to create their own facility. He explained they had a few major donors that would fund this project. Council Member Shelton asked if there was a way to share space with another arts entity. Mr. Walker responded there was a lot of growth and many theaters had a difficult time keeping up with demand. There was a lot of need for general community space. Council Member Carroll said the PARC tax money must be used for a public facility. Mr. Walker said the funds only were used for operations and rent, not the improvements.

Mayor Frost mentioned a new sculpture in American Fork that was recently completed. He expressed his appreciation to the various committees for all of their work.

2. Discussion on the Community Reinvestment Area (CRA). (Requested by Terilyn Lurker, Recorder)

This item was moved up to the second item on the agenda by the Mayor. Jason Burningham presented on the Redevelopment Agency of American Fork. He prepared a PowerPoint presentation with items he would discuss, which included the following:

- Patriot Station Community Reinvestment Area Update
- Interlocal Agreement with the County: Some parcels were currently unincorporated and some had begun the annexation process and others were not interested. The consent of the County was required.
- Transportation Reinvestment Zone Legislation: State representatives visited last year promoting transportation projects.

Mr. Burningham continued by displaying a timeline of the TOD. They were proposing a time schedule as follows:

- Interlocal Agreement with Utah County by February 12 or February 26.
- Finalize Draft Plan and Budget (for noticing) by March 12.
- Provide Notice of Public Hearing by March 15.
- Hold Public Hearing and adopt the Draft Plan and budget by April 16: The RDA Board and the City Council would hold a public hearing and officially adopt the plan and budget, creating the boundaries of the project.
- Form Interlocal Agreements with taxing entities by April 16-May 17.

Mr. Burningham explained that there were 200 acres not incorporated into the City. They were working on a 20-year tax increment period to include the portions that would be annexed, and this would begin by no later than 2022. They included a cap on the tax increment revenue with a 20-year period maximum. Council Member Carroll asked if this was standard, to which Mr. Burningham responded in the affirmative.

Mr. Burningham discussed the tax increment amounts and what was negotiable. He noted which taxing entities would be included. He explained the law required that 10% must be set aside for CRA. The RDA Board would have to administer and determine how to use the funds. They anticipated the total costs of improvements for the TOD would be over \$22 million, and only a portion would be funded through the CRA. The community gathering or civic space would potentially receive funding from a tax increment.

The inter-local agreement was attempting to gain consent to create a CRA upon the parcels that did not exist within the City. It would also serve to allow the RDA to collect a tax increment on these parcels. This would be considered at the February meeting.

Mr. Burningham showed a map relating to the Transportation Reinvestment Zone. He explained this was another name for a tool called tax increment financing. It would also include State agencies. They were working with a City lobbyist to expand the list of entities that could participate in the TRZ and inter-local agreements. Council Member Shelton asked if they had a timeline for downtown American Fork. Mr. Burningham responded in the negative. They needed to define the projects and infrastructure needed. Downtown American Fork would be planned out just like the TOD.

Council Member Shelton asked if the downtown CRA would be created by the end of the year. Mr. Burningham responded that this was possible. He said there were other projects the City was interested in finishing.

Mayor Frost stated that as long as they met certain criteria the school district would be willing to hear the City. Mr. Burningham agreed, and noted that the City had created many successful RDAs throughout the City.

Council Member Shelton asked about the progress with the egg farm and other projects promised by the City. Mr. Burningham responded that they had proposed a capital improvement plan. They were willing to prepare a plan to present a timeline on their projects. Council Member Shelton asked when this could be prepared. Mr. Burningham responded they could have it prepared by March or April and adopted in June.

Mr. Bunker explained 860 East was an important portion of the TOD. It was planned to be a part of the capital improvement plan this summer. He explained the cost of the road and the potential funding they would use.

3. Annual report by Dawna Whiting on the domestic violence program. (Requested by Darren Falslev, Police)

Dawna Whiting came forward to report on the Domestic Violence program. She explained that they provided the following services:

- Provide post-crisis support to victims
- Assess needs, provide referrals, assist with obtaining services
- Provide victims with appropriate educational and preventative information
- Act as a liaison between victims, police officers, investigators, prosecutors, and community-based agencies
- Assist with applications for Crime Victims Reparations
- Assist in obtaining Protective Orders or Stalking Injunctions
- Monitor perpetrator court appearances and inform victims of their rights
- Aim to decrease recidivism, ensure victim safety, and hold batterers accountable

Ms. Whiting then presented the Council with a list of statistics for services offered from July through December of 2018. Council Member Shelton thanked her and stated she was a great resource for victims.

4. Discussion regarding the parking/traffic concerns in the Val Vista Subdivision. (Requested by Terilyn Lurker, Recorder)

Mr. Bunker introduced members of the Val Vista HOA. He said they discussed issues with the Lincoln Academy elementary school. Most of the issues were with traffic in and out of the school. Vehicles could only turn right in the morning and left in the evening, thereby causing them to use private driveways to turnaround. There were also complaints about vandalism in a private park within the subdivision.

It was suggested to put up signs and give permits to homeowners to solve the traffic issues. Ms. Reese said children were playing in the park and in the yards of the residents waiting to be picked up. It was noted they were in jeopardy of losing their insurance for the park.

Mr. Bunker explained the street was public and cars were allowed to park on the street. He asked Mr. Ehlen to discuss the school's expansion. Mr. Ehlen explained they were on the boundary of American Fork and Pleasant Grove. Not many of the students walked home. They recently went through extensive renovation over the last year, which caused a loss of parking. They currently were working on creating an easement with an adjacent development for pick-up and drop-off to alleviate traffic issues. He explained that parents were parking next to a fire hydrant when picking up children, and were creating poor visibility and blind spots. He said he would like to see American Fork police more in this area.

Council Member Carroll asked why they had such a problem if there was a good system in place. Mr. Ehlen responded it was difficult to enforce. It was stated they wanted the City to take action to create a crosswalk. Mr. Ehlen agreed and said he was hopeful the development in Pleasant Grove would create an easement. He said they had taken steps with the students to make this process easier.

Chief Falslev stated the school sat on Pleasant Grove property and Pleasant Grove needed to address these problems. Mr. Ehlen agreed and noted they were working on this problem with Pleasant Grove. Mr. Ehlen commented it was not fair to blame their students for the vandalism, noting that an Alpine School District bus also dropped children and youth off in this area each day.

Council Member Taylor said it was the school's issue to address; they had to create solutions, not the Council. He explained the Council's concerns were for their residents. A resident stated the developer would not give up their plots to create a drop off location. Mr. Ehlen responded they planned to widen the road and not to give up a plot.

Council Member Shelton suggested they extend the signal to allow more vehicles through. This would prevent them from going through the neighborhood. Council Member Carroll suggested a "no loading" sign. A resident stated a police officer needed to be present.

Mr. Ehlen commented this was only an issue for five to six minutes in the morning and seven to eight minutes in the afternoon. A resident disagreed.

Council Member Christiansen suggested staggering pickup and drop off times. Mr. Ehlen said this would be extremely inconvenient as many families had multiple children of varying ages at the school and would prefer picking up their children at the same time. Council Member Shelton asked if the school could pick up the vacant lot to the east. Mr. Ehlen responded the owner refused to sell.

Council Member Taylor stated this was the school's issue to solve. If the school continued to grow they would continue to have more problems.

Council Member Carroll asked if the residents had problems with people parking in front of their homes. The owners responded it was problematic because of the trash left by children and the amount of time they spent in front of homes. Council Member Carroll asked if the school would

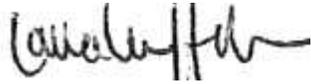
send an email to the parents addressing the private park. Mr. Ehlen responded this was the first time he heard any complaint about the park. The residents stated they contacted the school every year with the problem.

Council Member Taylor asked if they added parking spaces to accommodate the extra students. Mr. Ehlen responded that the school had only increased enrollment by 20 to 25 students. Mayor Frost stated they would close the meeting and wait for staff to make recommendations. Council Member Taylor suggested collaborating with Pleasant Grove.

All other items on the agenda were tabled due to the lateness of the hour.

5. Adjournment

Meeting adjourned at 6:50 p.m.

A handwritten signature in black ink, appearing to read "Lauralee Hill".

Lauralee Hill
Deputy Recorder