



**CITY COUNCIL MEETING  
OF THE CITY OF CEDAR HILLS  
Tuesday, August 6, 2013 7:00 p.m.**

Notice is hereby given that the City Council of the City of Cedar Hills, Utah, will hold a City Council Meeting on Tuesday, August 6, 2013, beginning at 7:00 p.m. at the Community Recreation Center, 10640 N Clubhouse Drive, Cedar Hills, Utah. This is a public meeting and anyone is invited to attend.

**COUNCIL MEETING**

1. Call to Order, Invocation given by C. Augustus and Pledge led by David Bunker
2. Approval of Meeting's Agenda
3. Public Comment: Time has been set aside for the public to express their ideas, concerns and comments (comments limited to 3 minutes per person with a total of 30 minutes for this item)

**CONSENT AGENDA**

4. Minutes from the June 18, 2013 City Council Meeting  
Minutes from the July 2, 2013 Special City Council Meeting

**CITY REPORTS AND BUSINESS**

5. City Manager
6. Mayor and Council

**SCHEDULED ITEMS**

7. Review/Action on Renaming Bridgestone Plat D (amended) to Bridgestone Plat H
8. Review/Action on Authorizing the Mayor to sign an Interlocal Agreement between the City of Cedar Hills, American Fork City and Highland City to Utilize the American Fork Canyon Debris Basin
9. Review/Action on Approving Changing the Date of the next City Council Meeting from August 20<sup>th</sup> to August 27<sup>th</sup> to be in compliance with 2013 Amendments to the Election Code Regarding the Timeframe for Accepting Military and Overseas Ballots before the Election Canvass
10. Review/Action on Appointment of New, Regular or Alternate Members of the Planning Commission
11. Discussion on Approving a Name Change for N Clubhouse Drive – *Presenter C. Augustus*
12. Discussion on City Logo, Branding and the Resident Survey

**ADJOURNMENT**

13. Adjourn

Posted this 2nd day of August, 2013

\_\_\_\_\_  
Colleen A. Mulvey, City Recorder

- Supporting documentation for this agenda is posted on the City's Web Site at [www.cedarhills.org](http://www.cedarhills.org).
- In accordance with the Americans with Disabilities Act, the City of Cedar Hills will make reasonable accommodations to participate in the meeting. Requests for assistance can be made by contacting the City Recorder at 801-785-9668 at least 48 hours in advance of the meeting to be held.
- The order of agenda items may change to accommodate the needs of the City Council, the staff, and the public.
- This meeting may be held electronically via telephone to permit one or more of the council members to participate.



# CITY OF CEDAR HILLS

<b>TO:</b>	Mayor and City Council
<b>FROM:</b>	Chandler Goodwin, Assistant City Manager
<b>DATE:</b>	8/6/2013

## City Council Agenda Item

<b>SUBJECT:</b>	Review / Action on renaming Bridgestone Amended Plat D
<b>APPLICANT PRESENTATION:</b>	
<b>STAFF PRESENTATION:</b>	Chandler Goodwin, Assistant City Manager
<b>BACKGROUND AND FINDINGS:</b> The Utah County Recorder's Office has informed the City that there cannot be a recorded Plat D and an Amended Plat D both as recorded plats. We have discussed this with Garbett Homes, and we have decided to rename the Bridgestone Amended Plat D to Bridgestone Plat H. There are no changes to the plat.	
<b>PREVIOUS LEGISLATIVE ACTION:</b> n/a	
<b>FISCAL IMPACT:</b> n/a	
<b>SUPPORTING DOCUMENTS:</b> Proposed plats	
<b>RECOMMENDATION:</b> Staff recommends the City Council approve the renaming of Bridgestone Amended Plat D to Bridgestone Plat H	
<b>MOTION:</b> To approve/ not approve the Bridgestone Amended Plat D to Bridgestone Plat H	



# CITY OF CEDAR HILLS

<b>TO:</b>	Mayor and City Council
<b>FROM:</b>	David Bunker, City Manager
<b>DATE:</b>	8/6/2013

## City Council Agenda Item

<b>SUBJECT:</b>	Interlocal Cooperation Agreement – AF Canyon Debris Basin
<b>APPLICANT PRESENTATION:</b>	N/A
<b>STAFF PRESENTATION:</b>	David Bunker
<b>BACKGROUND AND FINDINGS:</b> The cities of American Fork, Highland and Cedar Hills jointly own and operate the American Fork Canyon Debris Basin for the purpose of flood control and ground water replenishment. The members of the debris basin management administrative board have drafted an interlocal cooperation agreement to be presented for each entity to approve. The interlocal agreement defines the specific provisions for operations and maintenance of the flood control basin.	
<b>PREVIOUS LEGISLATIVE ACTION:</b> Purchased 1/3 of debris basin real property.	
<b>FISCAL IMPACT:</b> Annual operations and maintenance budget is \$5,000.	
<b>SUPPORTING DOCUMENTS:</b> Interlocal Cooperation Agreement.	
<b>RECOMMENDATION:</b> Staff recommends the council approve the Interlocal Cooperation Agreement as presented.	
<b>MOTION:</b> To approve/not approve the Interlocal Cooperation Agreement for the American Fork Canyon Debris Basin for the purpose of maintaining and operating a flood control structure, and aid in ground water replenishment.	

## INTERLOCAL COOPERATION AGREEMENT

THIS AGREEMENT entered into on the dates indicated by the signatures below, between the Cities of American Fork, Cedar Hills, and Highland, Utah Municipal Corporations of the State of Utah, hereinafter referred to as the "Parties".

WHEREAS, the Parties wish to utilize the American Fork Canyon Debris Basin "Basin" in order to accommodate the development of a pressurized irrigation system in American Fork, to expand its use as a flood control structure, and to implement the best methods to protect, preserve and aid in replenishing the ground water in Northern Utah County; and

WHEREAS, the Parties have appointed representatives consisting of the Public Works Directors from each City to act as members of the American Fork River Debris Basin Administrative Board hereinafter referred to as the "Administrative Board"; and

WHEREAS, the Parties have entered into an agreement to purchase the Basin from Utah County and jointly hold an undivided interest in said Basin and preserve it from private development; and

WHEREAS, the Parties have authority to enter into such agreements pursuant to Title 11-13-202, and Title 10-1-202, Utah Code Annotated, as amended.

NOW THEREFORE IT IS AGREED AS FOLLOWS:

### SPECIFIC PROVISIONS

1. **PURPOSES OF THIS AGREEMENT.** The Parties hereby agree that they have jointly sought to obtain from Utah County, ownership of the Basin based on a fair market value purchase in the amount of \$310,000. The Parties agree that the cost of the purchase of the Basin shall be borne evenly between the Parties.
2. **USE OF BASIN.** Once the Basin is purchased, the primary use shall be as a flood control facility. The Parties anticipate and agree that either Party shall not be restricted in its individual pursuit to utilize the Basin for other uses, provided that any such pursuit does not conflict with the original, primary purpose of the Basin as a flood control facility. If a Party wishes to use the Basin for any purpose other than as a flood control facility, that Party shall, at its own cost and expense, prepare any and all applications and submit the same to the appropriate regulatory body for any proposed use or activity not currently authorized within the Basin. No use shall interfere with the primary use of the Basin as a flood control facility. Each Party shall indemnify the other Parties from any maintenance, damage or liability that might arise from use of the basin for its intended purpose or any other purpose approved by the Administrative Board.
3. **MANAGEMENT OF FACILITIES.** The Parties agree to jointly manage the Basin as a flood control facility and evenly split all expenses related to that function. The Administrative Board will take the lead in such maintenance activities and direct, perform or have performed all necessary maintenance in a timely manner. The Parties agree to adopt an annual budget to cover foreseeable joint flood control expenses. The

Administrative Board will consult with the parties before taking immediate emergency actions not anticipated in the annual budget. If a use of the Basin for other than flood control is approved for any Party, that Party that sought the use shall bear all expenses of said alternative use.

4. TERM. This Agreement shall take effect upon its execution by the Parties whose names appear first above and shall continue for a period of 50 years or until terminated by unanimous consent of the Parties to it.
5. NO NEW ENTITY CREATED. It is not the intent of the Parties that this Agreement creates any new entity. It is an agreement for joint action only.
6. DISPOSAL OF PROPERTY ON TERMINATION OF AGREEMENT. Upon termination of this Agreement, for any reason, the Basin shall remain in joint, undivided ownership, between the Parties, and each Party shall pay one third the cost of the maintenance of the Basin as a flood control facility.
7. AMENDMENT. This Agreement may not be amended, except by written agreement of all the Parties hereto.
8. ADMINISTRATIVE BOARD. This Agreement shall be administered to the extent necessary by the Administrative Board consisting of the Public Works Director from each of the cities appointed by the governing body thereof and each member having one (1) vote.
9. FINANCIAL AFFAIRS. The Administrative Board shall be responsible for the management of the financial affairs of this Agreement and submit an annual budget for approval of the Administrative Board by March 15th each year. The Parties will remit funds to the operating account, on or about July 15th of each year, one third of the amount budgeted for the maintenance of the Basin as a flood control facility. The Administrative Board shall report quarterly to American Fork City, Highland City and Cedar Hills City on the expenditures for the flood control facilities. The Parties may examine the books and records relating to the maintenance of the Basin at any reasonable time, upon request.
10. COMMENCEMENT AND EFFECTIVE DATE. This Agreement shall take effect on the date that the agreement is approved by all Parties.
11. LIABILITY AND INDEMNIFICATION. The Parties shall defend, indemnify, save harmless, and exempt each other, their officers, agents, and employees from and against all claims, suits, legal proceedings, demands, damages, costs, expenses, and attorney's fees incident to any willful or negligent acts or omissions by each Party, its officers, agents, or employees arising out of the implementation of the provisions of this Agreement.

SIGNED AND DATED THIS \_\_\_\_ DAY OF \_\_\_\_\_, 2013.

ATTEST:

\_\_\_\_\_  
Mayor, American Fork City

\_\_\_\_\_  
American Fork City Recorder

SIGNED AND DATED THIS \_\_\_\_ DAY OF \_\_\_\_\_, 2013.

ATTEST:

\_\_\_\_\_  
Mayor, Highland City

\_\_\_\_\_  
Highland City Recorder

SIGNED AND DATED THIS \_\_\_\_ DAY OF \_\_\_\_\_, 2013.

ATTEST:

\_\_\_\_\_  
Mayor, City of Cedar Hills

\_\_\_\_\_  
City of Cedar Hills Recorder



# CITY OF CEDAR HILLS

<b>TO:</b>	Mayor and City Council
<b>FROM:</b>	David Bunker, City Manager
<b>DATE:</b>	8/6/2013

## City Council Agenda Item

<b>SUBJECT:</b>	Change City Council Meeting Date
<b>APPLICANT PRESENTATION:</b>	
<b>STAFF PRESENTATION:</b>	David Bunker, City Manager
<b>BACKGROUND AND FINDINGS:</b> The City Recorder is requesting to change the August 20th City Council meeting to the following Tuesday, August 27th in order to be in compliance with 2013 amendments to the Election Code (UCA 20A-16-408) which says that a military-overseas ballot is valid if it is received up through 13 days after the election. If there are any outstanding ballots, we really cannot canvass the votes until 14 days after the election. We will be okay for the General Election in November because the City Council meeting is set for November 19th, which is 14 days after the election.	
<b>PREVIOUS LEGISLATIVE ACTION:</b> None	
<b>FISCAL IMPACT:</b> None	
<b>SUPPORTING DOCUMENTS:</b> None	
<b>RECOMMENDATION:</b> Staff recommends the council change the date of the next meeting to be in compliance with the Election Code.	
<b>MOTION:</b> To approve/not approve changing the date of the August 20, 2013 City Council meeting to August 27, 2013, to be in compliance with the Election Code regarding the timeframe for receipt of military and overseas ballots before the election canvass.	



# CITY OF CEDAR HILLS

<b>TO:</b>	Mayor and City Council
<b>FROM:</b>	Chandler Goodwin, Assistant City Manager
<b>DATE:</b>	8/6/2013

## City Council Agenda Item

<b>SUBJECT:</b>	Planning Commission Appointments
<b>APPLICANT PRESENTATION:</b>	
<b>STAFF PRESENTATION:</b>	Chandler Goodwin, Assistant City Manager
<b>BACKGROUND AND FINDINGS:</b>	<p>PLANNING COMMISSION – ALTERNATES, With the recent resignation of Tonya Edvalson there is currently a vacancy for the 3rd Alternate Planning Commission member. Alternates serve for one year. Alternates are selected by the Mayor and affirmed by the City Council.</p>
<b>PREVIOUS LEGISLATIVE ACTION:</b>	n/a
<b>FISCAL IMPACT:</b>	n/a
<b>SUPPORTING DOCUMENTS:</b>	None
<b>RECOMMENDATION:</b>	Staff recommends the City Council consider the planning commission appointment submitted by Mayor Gygi
<b>MOTION:</b>	To affirm Mayor Gygi's appointment of _____ as third alternate for the planning commission with a term to expire December 31, 2013



# CITY OF CEDAR HILLS

<b>TO:</b>	Mayor and City Council
<b>FROM:</b>	David Bunker, City Manager
<b>DATE:</b>	8/6/2013

## City Council Agenda Item

<b>SUBJECT:</b>	Name Change for North Clubhouse Drive
<b>APPLICANT PRESENTATION:</b>	N/A
<b>STAFF PRESENTATION:</b>	David Bunker
<b>BACKGROUND AND FINDINGS:</b> During the April 23, 2013 city council meeting, the council had a discussion regarding changing the name of North Clubhouse Drive to another name. At that time, Council member Augustus volunteered to head up the process to identify a new name if it was to be changed. In an effort to finalize this issue, staff recommends that council determine if the name change should proceed.	
<b>PREVIOUS LEGISLATIVE ACTION:</b> None.	
<b>FISCAL IMPACT:</b> No substantial fiscal impact. Minor changes such as business cards, street sign, etc.	
<b>SUPPORTING DOCUMENTS:</b> None.	
<b>RECOMMENDATION:</b> Staff recommends the council consider if a name change is prudent for North Clubhouse Drive.	
<b>MOTION:</b> No motion is necessary. Discussion item only.	



# CITY OF CEDAR HILLS

<b>TO:</b>	Mayor and City Council
<b>FROM:</b>	David Bunker, City Manager
<b>DATE:</b>	8/6/2013

## City Council Agenda Item

<b>SUBJECT:</b>	Discussion on City Logo, Branding and Resident Survey
<b>APPLICANT PRESENTATION:</b>	N/A
<b>STAFF PRESENTATION:</b>	David Bunker
<b>BACKGROUND AND FINDINGS:</b> The city's logo design and brand identity project contract with Radi8 Creative is complete. Based on the feedback received during the branding process, the current City logo will be retained. One of the final issues will be the implementation of brand standards, color guides, and applications. In addition, approval of a tagline would be appropriate if the city council desires to incorporate one. Council member Rees has outlined goals and recommended a task schedule that can be implemented. A discussion followed by direction to staff would be appropriate.	
<b>PREVIOUS LEGISLATIVE ACTION:</b> None.	
<b>FISCAL IMPACT:</b> Varies depending on implementation schedule as desired.	
<b>SUPPORTING DOCUMENTS:</b> Branding feedback. Goals and task schedule.	
<b>RECOMMENDATION:</b> Staff recommends the council consider the implementation of a city tagline and other tasks to promote the City Brand.	
<b>MOTION:</b> No motion is necessary. Discussion item only.	

## GOALS:

- attract and retain residents
- attract visitors for recreation/events (especially residents!)
- change perception
- commercial development

## To Do:

1. City Infographic (see Picture #1 for example)
  - a. One sheet that gives facts about City
    - i. Photos of City
    - ii. Map of city
    - iii. Proximity to AF Canyon
    - iv. Events/Happenings
    - v. Resources
    - vi. Why Cedar Hills is great
  - b. Send to (meet with?) new Utah County companies (Xactware, Adobe, DoTerra, Micron) to help with their recruiting efforts
  - c. Create one webpage with same information that can be used to direct residents and potential businesses to get a full understanding of Cedar Hills
  - d. Create separate infographic to mail to residents showing what is offered and contact information. Something they can put on their refrigerator. (something like the city recreation and events guide that Greg put together)
2. Videos of Cedar Hills
  - a. Post to website, Facebook, YouTube
    - i. Interviews with residents as to why they live in Cedar Hills
    - ii. Interviews with businesses as to why they opened in Cedar Hills
    - iii. Events and things to do
3. Slideshow Videos of Events (Pictures to music, no video)
  - a. Post to website, Facebook, Youtube
    - i. Family Festival
    - ii. Easter Egg Hunt
    - iii. Community Events
    - iv. Recreation
4. Resident Spotlights and Stories
  - a. Similar to Cedar Hills Champion
  - b. Include video interview
5. Monthly Email Message (see Picture #2) for example
  - a. Short and sweet – focus on one thing (infrastructure, recreation, city events)
  - b. Post to Facebook, website, but also email (see survey, most residents stated they preferred email communications)
6. Identify and meet with potential commercial developers
  - a. Infographic/ CH stats (demographics, income, proximity to canyon and other cities, etc.)

- b. Quarterly email (sales tax stats, survey data, events, construction updates, new business in nearby cities updates, etc.)
7. Tagline – are we going to implement the one that received the highest number of votes? If so:
- a. Immediate:
    - i. Add to webpage and social media sites
    - ii. Add to stationary as re-ordered
    - iii. Press releases
    - iv. Newsletter
    - v. Incorporate into all things listed above in #1-6
  - b. Long term:
    - i. Add to vehicles
    - ii. Add to signage at city office
    - iii. Incorporate into all things listed above in #1-6
  - c. Not recommended for street signs or other areas where it would be too small to be visible