

CITY COUNCIL MEETING
Tuesday, October 5, 2010 7:00 p.m.
Public Safety Building
3925 W Cedar Hills Drive, Cedar Hills, Utah

Present: Mayor Eric Richardson, Presiding
Council Members: Ken Kirk, Scott Jackman, Stephanie Martinez, Jim Perry, Marisa Wright
Konrad Hildebrandt, City Manager
Kim Holindrake, City Recorder
Courtney Hammond, City Meeting Transcriber
Lt. Sam Liddiard, Police Department
Others: Cliff Chandler, Phil Harmanek (Daily Herald), Diane Kirk, Curtis Miner, Jay Taggart, Scott Henricksen, Sydne Jacques, Troop 1209, Keith Irwin, Tom Gleason, Harlow Clark (Timpanogos Times), Darren Lowder

COUNCIL MEETING

1. This meeting of the City Council of the City of Cedar Hills, having been properly noticed, was called to order at 7:01 p.m. by Mayor Richardson.

Invocation given by Scott Jackman

Pledge of Allegiance led by Nathan Jardine

2. Public Comment (7:03 p.m.)

Keith Irwin: Mr. Irwin stated that he was absent the last meeting, but was a member of the Blue Ribbon Committee. He thanked the Council for the seriousness with which the Council took their recommendations and acknowledge that both facilities are important to the Committee.

CONSENT AGENDA

3. Minutes from the September 21, 2010, Public Hearing and Regular City Council Meeting (7:04 p.m.)
4. Minutes from the September 22, 2010, Special City Council Meeting

MOTION: C. Perry - To approve the consent agenda. Seconded by C. Martinez.

Yes - C. Jackman
C. Kirk
C. Martinez
C. Perry
C. Wright

Motion passes.

SCHEDULED ITEMS

5. Presentation Regarding the Provo Reservoir Canal Enclosure (7:05 p.m.)

See handouts.

Presentation:

Scott Henricksen and Sydne Jacques, subcontractors on the Provo Reservoir Canal Enclosure project, presented information about the project. Ames Construction has the contract to enclose the canal. The construction of the trail on top of the enclosure is currently out to bid. Cedar Hills is in the first phase of this project, which will begin this month and last until mid January. The bridge to Quail Run will disappear and will be replaced with an open trail, but there would not be vehicular access across the trail. There will be a road shutdown at 4000 West that will last about two weeks. They plan to work with cities via newsletters and websites so residents can stay updated. A groundbreaking ceremony is planned for October 20, 2010. The hope is that the trail will closely follow the enclosure. For safety they are asking for the City to assist in keeping residents off the canal. There will be signage and some fencing along the construction areas. They are working with the schools to educate the children walking to Deerfield Elementary and Quail Run.

6. Review/Action Regarding the Community Events and Recreation Center (7:26 p.m.)

See Handouts.

Staff Presentation:

Konrad Hildebrandt stated that the Council selected Curtis Miner Architecture (CMA) as the architect for the Community Events and Recreation Center.

Curtis Miner and Jay Taggart presented building designs and floor plans on the project. The basic concepts they are working with are: "Gather Spread" referring to the alluvial fan on which the center will be built and a building that will gather residents; "Movement/Process" with reference to golf, and a reception area; "Unify" to bring the community together as well as all the elements of the building; and "Community Icon" because it will be a prominent building in the community. They mapped out the best views including the southwest, southeast and northeast and have also mapped out the vehicular and pedestrian traffic. They presented four concepts. The schemes that have been developed are built out of the context of the building. The context does not lend itself to a formal building. CMA will send electronic versions of the schemes to the Council.

Scheme A developed the idea of movement and process. There are separate entrances for the different parts of the building. The view unfolds as you approach the building and the volume of the building builds as you progress through the space. It opens up space on the south side of the building for outdoor areas and focuses the view to the northwest.

Scheme B highlights the gather and spread concept. It collects everyone at the entrance with a small foyer. This single point of entry can be managed by one employee. As you move into the reception center you would get a 180 degree view of the valley. One side of the building has

curves lending itself to a more modern feel, while the other side has more straight lines that would blend with the surrounding neighborhood. Most of the facilities would be on the main level with golf cart storage and aerobic studios on the lower level taking advantage of daylight. There is a multipurpose element that can be used separately, split in two, or used in conjunction with the reception area. Decks are planned for the building as well as shading options. The exterior preference would be brick or stone and cedar shingles. Scheme B is Curtis Miner's preferred scheme.

Scheme C is built out of the fan idea. It is the least formal of the designs.

Scheme D is more linear and would focus on the northwest view.

Council Discussion:

- C. Wright stated that she likes Scheme D because it is the most formal of the schemes.
- C. Kirk stated that he likes Scheme B especially the way it blends with the neighborhood and the use of the views. He asked the architects to look into the possibility some roof top usage.
- Mayor Richardson stated that he prefers Scheme B. His only concern is that it seems to be a great golf clubhouse, but this is more than a clubhouse.
- C. Perry stated that he likes B the best, but he also likes C. Because there are no facades on the building, it is important to focus on the possibilities of the space.
- C. Jackman stated that he likes the transition in Scheme B where is changes from more traditional to curves and contemporary spaces.

7. City Manager Report and Discussion (8:11 p.m.)

- The next City Council meeting is scheduled for October 19, which is the same night the Highland City Council agenda includes a request to boundary adjust the golf course. C. Kirk feels it is time to approach Highland city and argue that Cedar Hills needs to protect its property. Mayor Richardson instructed Konrad to try to get it on the Highland City work session. If that doesn't work, the Cedar Hills Council Meeting will be postponed a week. C. Perry asked for an outline researching the history of the golf course and Highland boundaries so the Council can be prepared for the meeting.

MAYOR AND COUNCIL REPORTS

8. Board and Committee Reports (8:21 p.m.)

- C. Jackman reported that the Planning Commission met, but he was unable to attend. They discussed the definition of family and accessory apartments. C. Perry recommended changing the item regarding "family" to "definition of a household."
- Mayor Richardson reported that UTOPIA has met but nothing of note to report.
- C. Perry reported that the Youth City Council mayor issue was resolved through an advisory committee and a recommendation by Mayor Richardson. He has had multiple requests from residents in Pinnacle Pointe along the canal who would like to maintain the property that borders the canal, though it doesn't belong to them. He thought the City had trail property along the canal. Kim Holindrake will look into who owns the property along the canal.

- C. Wright inquired about receiving a Family Festival report. Konrad Hildebrandt stated that there will be something in the Monthly Management Report. The Beautification Committee needs some parameters. The members are dedicated and knowledgeable and would be able to review the plans for landscaping the events center. C. Perry stated that he doesn't want to establish policies and procedures to people who may not be qualified. Sometimes it pays to hire professionals.
 - C. Martinez asked that a call for volunteers for the Recreation, Parks and Trails Committee be posted in the city newsletter.
 - C. Kirk stated that he wants to ensure that the design and building process for the events center goes smoothly and the Council knows all of the deadlines and noticing requirements to make decisions. Mayor Richardson instructed Konrad Hildebrandt to get a timeline from Curtis Miner, and instructed Council to give feedback on which part of the process each member wants to be involved.
6. Review/Action Regarding the Community Events and Recreation Center (CONTINUED)

MOTION: C. Perry - To authorize staff to move forward with Scheme B. Seconded by C. Jackman.

Yes	-	C. Jackman	
		C. Kirk	
		C. Martinez	
		C. Perry	
		C. Wright	Motion passes.

EXECUTIVE SESSION

- 9. Motion to go into Executive Session, Pursuant to Utah State Code 52-4-204 and 52-4-205
- 10. Motion to Adjourn Executive Session and Reconvene City Council Meeting

No Executive Session.

ADJOURN

- 11. Adjourn

This meeting was adjourned at 8:52 p.m. on a motion by C. Kirk, seconded by C. Jackman, and unanimously approved.

Approved by Council: <u>October 19, 2010</u>	<u>/s/ Kim E. Holindrake</u> Kim E. Holindrake, City Recorder
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