

**Lehi City Council
Study Session
Minutes**

Tuesday, May 4, 2010 4:00 p.m.

Lehi High School

Conducting: Debbie Taylor-Alpine School District Board

Present: Mayor Bert Wilson, Council members: Kaye Collins, James Dixon, Stephen Holbrook, and Mark Johnson. Alpine School District Board: Guy Fugal, Kris Hamon, Donna Barnes, Rob Smith, and Superintendant Vern Henshaw.

Excused: Council member Johnny Revill

Others

Present: Connie Ashton, Jamie Davidson, Lorin Powell, and Brenn ByBee

Study Session

1. Alpine School District Board

Debbie Taylor welcomed the Lehi City Council and asked if they would like to schedule meeting with the Board at least quarterly to work out issues.

The council was in agreement that a quarterly meeting would be very beneficial to all parties.

2. Administrative Report

Jamie Davidson reported on a transportation construction update on the I-15 project. He indicated that the tip of Main Street construction will affect the bus route to the school along with the Pioneer Crossing and the SR-92 projects. We also have frontrunner working on the tracks with an anticipated date of completion by 2011. The 2300 West project will take 2 to 3 years to complete. The Murdock canal enclosure will take about two school seasons to be complete. They are putting 126" pipe and a 72" storm drain on the opposite side of SR-92 to the Open Court. He added that he is concerned for moms and dads getting their kids to school. Another area that will be affected is the Holbrook Farm area near Redwood Road with a 6,000 unit build-out. When these projects are complete Lehi has the potential of be around 170,000 people in our city. Mr. Davidson felt that with the growth and continued road projects in the city that it is essential that Lehi and the school district work together to keep our kids to and from school safely.

Another area of concern is the 500 West signal which was applied for recently and turned down by UDOT until Pioneer Crossing is complete. There is a signal on 1700 West and all roads are due for completion about 2013.

Rob Smith with Alpine School District planned for a school at north east Lehi because that is where they felt the growth was going. They are considering a Bond for Lehi American Fork and Pleasant Grove to add on, re-construct or re-locate. The group discussed possible locations for schools. Superintendent Henshaw indicated that the schools will depend on how fast the growth happens and if we will need to cross boundaries. Council member Johnson reported that there are more than the graph reflects – TSSD is showing more flow which indicates more use.

The School District recommended that the group meet quarterly the first Tuesday In August or September.

Motion to adjourn was made by Debbie Taylor, seconded by Rob Smith. Meeting adjourned at 5:32 p.m.

Joint Meeting with Lehi City Council and the Lehi City Planning Commission

Edward James – conducting

Present: Mayor Bert Wilson, City Council: James Dixon, Mark Johnson, Kaye Collins, Stephen Holbrook, Planning Commission: Carolyn Player, Marilyn Scheiss, Carolyn Nelson, ???

Excused: Johnny Revill, Kerry Schwartz.

Kim Struthers explained the mixed use concept and asked what direction the city would like to transition; focus on main street, freeway, commercial etc. he recommended that sub committees be formed to analyze the areas of concern and come back with recommendations. He felt that there is too much traffic, lack of parking, no destination anchors.

The commission has discussed transition but only have the guidelines. They felt that they need to put the revitalization plan into action. They recommended that they use parking nodes instead of parking behind buildings. Mayor Wilson indicated that parking on Main Street is a big issue, “we should not waste space parking there”. He felt that they should go north south parking and possibly close some streets making it a small gateway. Council member Johnson added that it should have specialty shops.

Council member Collins asked about Porters Place indicating that she does not believe in getting rid of the old and putting in new.

Attorney Rushton suggested that the city start with the block from center to 100 West with a parking garage at the west of the block. Chairman James recommended that they keep the old that can be kept but re-enforced to make it palatable.

Council member Holbrook reported that Salt Lake has the church, Provo has Nuskin and Springville other concerns. He felt that if the city is going to spend 10 million dollars he would rather entice a new store for the tax revenue. He added that location is important.

Edward James asked for an Ordinance from the city council for Downtown Revitalization direction from the Council.

Council member Dixon questioned if Lehi is a developer, if we go down this path we are looking at being the developer. There are undoubtedly some private property issues.

Kim Struthers reported that the goal of the planning and zoning is to put into writing what the city would like to see downtown. And possibly create separate zone with its own standards.

Council member Collins asked that the Ordinance protect us from losing our history.

Mayor Wilson recommended that we proceed with the Ordinance for a direction to maintain the dignity of downtown. Council member Johnson asked if this includes downtown. It was recommended that they proceed with both but as separate issues.

The next combined meeting of the City Council and Planning Commission will be the first Tuesday in October 2010.

Lehi City Council Meeting

Tentative Budget

Jamie Davidson reported that the Tentative Budget is scheduled for the last meeting in the month due to some timeline issues with the Round up and no meetings scheduled the end of June. Mr. Davidson indicated that this document does not include projects.

MOTION: a motion to adjourn was made by Council member Holbrook, seconded by Council member Collins. Motion passed. Meeting adjourned at 8:00 p.m.

Connie J. Ashton,
City Recorder

**Lehi City Council
Study Session
Minutes**

Tuesday, May 4, 2010 4:00 p.m.

Lehi High School

Conducting: Debbie Taylor-Alpine School District Board

Present: Mayor Bert Wilson, Council members: Kaye Collins, James Dixon, Stephen Holbrook, and Mark Johnson. Alpine School District Board: Guy Fugal, Kris Hamon, Donna Barnes, Rob Smith, and Superintendent Vern Henshaw.

Excused: Council member Johnny Revill

Others

Present: Connie Ashton, Jamie Davidson, Lorin Powell, and Brenn ByBee

Study Session

1. Alpine School District Board

Debbie Taylor welcomed the Lehi City Council and asked if they would like to schedule meeting with the Board at least quarterly to work out issues.

The council was in agreement that a quarterly meeting would be very beneficial to all parties.

2. Administrative Report

Jamie Davidson reported on a transportation construction update on the I-15 project. He indicated that the tip of Main Street construction will affect the bus route to the school along with the Pioneer Crossing and the SR-92 projects. We also have frontrunner working on the tracks with an anticipated date of completion by 2011. The 2300 West project will take 2 to 3 years to complete. The Murdock canal enclosure will take about two school seasons to be complete. They are putting 126" pipe and a 72" storm drain on the opposite side of SR-92 to the Open Court. He added that he is concerned for moms and dads getting their kids to school. Another area that will be affected is the Holbrook Farm area near Redwood Road with a 6,000 unit build-out. When these projects are complete Lehi has the potential of be around 170,000 people in our city. Mr. Davidson felt that with the growth and continued road projects in the city that it is essential that Lehi and the school district work together to keep our kids to and from school safely.

Another area of concern is the 500 West signal which was applied for recently and turned down by UDOT until Pioneer Crossing is complete. There is a signal on 1700 West and all roads are due for completion about 2013.

Rob Smith with Alpine School District planned for a school at north east Lehi because that is where they felt the growth was going. They are considering a Bond for Lehi American Fork and Pleasant Grove to add on, re-construct or re-locate. The group discussed possible locations for schools. Superintendent Henshaw indicated that the schools will depend on how fast the growth happens and if we will need to cross boundaries. Council member Johnson reported that there are more than the graph reflects – TSSD is showing more flow which indicates more use.

The School District recommended that the group meet quarterly the first Tuesday In August or September.

Motion to adjourn was made by Debbie Taylor, seconded by Rob Smith. Meeting adjourned at 5:32 p.m.

Joint Meeting with Lehi City and the Lehi City Planning Commission

Edward James – conducting

Present: Mayor Bert Wilson, City Council: James Dixon, Mark Johnson, Kaye Collins, Stephen Holbrook, Planning Commission: Carolyn Player, Marilyn Scheiss, Carolyn Nelson, ? ? ?

Excused: Johnny Revill, Kerry Schwartz.

Kim Struthers explained the mixed use concept and asked what direction the city would like to transition; focus on main street, freeway, commercial etc. he recommended that sub committees be formed to analyze the areas of concern and come back with recommendations. He felt that there is too much traffic, lack of parking, no destination anchors.

The commission has discussed transition but only have the guidelines. They felt that they need to put the revitalization plan into action. They recommended that they use parking nodes instead of parking behind buildings. Mayor Wilson indicated that parking on Main Street is a big issue, “we should not waste space parking there”. He felt that they should go north south parking and possibly close some streets making it a small gateway. Council member Johnson added that it should have specialty shops.

Council member Collins asked about Porters Place indicating that she does not believe in getting rid of the old and putting in new.

Attorney Rushton suggested that the city start with the block from center to 100 West with a parking garage at the west of the block. Chairman James recommended that they keep the old that can be kept but re-enforced to make it palatable.

Council member Holbrook reported that Salt Lake has the church, Provo has Nuskin and Springville other concerns. He felt that if the city is going to spend 10 million dollars he would rather entice a new store for the tax revenue. He added that location is important.

Edward James asked for an Ordinance from the city council for Downtown Revitalization direction from the Council.

Council member Dixon questioned if Lehi is a developer, if we go down this path we are looking at being the developer. There are undoubtedly some private property issues.

Kim Struthers reported that the goal of the planning and zoning is to put into writing what the city would like to see downtown. And possibly create separate zone with its own standards.

Council member Collins asked that the Ordinance protect us from losing our history.

Mayor Wilson recommended that we proceed with the Ordinance for a direction to maintain the dignity of downtown. Council member Johnson asked if this includes downtown. It was recommended that they proceed with both but as separate issues.

The next combined meeting of the City Council and Planning Commission will be the first Tuesday in October 2010.

Lehi City Council Meeting

Tentative Budget

Jamie Davidson reported that the Tentative Budget is scheduled for the last meeting in the month due to some timeline issues with the Round up and no meetings scheduled the end of June. Mr. Davidson indicated that this document does not include projects.

MOTION: a motion to adjourn was made by Council member Holbrook, seconded by Council member Collins. Motion passed. Meeting adjourned at 8:00 p.m.

Connie J. Ashton,
City Recorder