

**MINUTES OF A COTTONWOOD HEIGHTS COMMUNITY COUNCIL MEETING
HELD SEPTEMBER 7, 1994 IN THE BUTLER MIDDLE SCHOOL.**

PRESENT: Gordon Thomas, Karen Eyre, Jay Brown, Nick Morgan, Richard Guthrie, Cameron Hansen, Ken Verdoia, Margaret Armstrong. Excused - Verl Buxton, Kendra Thuet.

Joe Pacheco and Dave Vanier representing the State Tax Commission.
103 residents.

GENERAL

The meeting was called to order at 6:30 p.m. by Gordon Thomas.

The pledge of allegiance and invocation were led by Cameron Hansen.

Upon motion made by Jay Brown, seconded by Ken Verdoia, and passed unanimously, it was

RESOLVED to approve the minutes of the previous meeting.

MEET THE CANDIDATES NIGHT

Ken Verdoia needed to be excused from the meeting because of a work commitment so upon motion made by Nick Morgan, seconded by Jay Brown and approved unanimously, it was

RESOLVED, to change the agenda to address the item on "Meet the Candidate Night".

This will be held September 14, 1994 at 7:00 p.m. in Brighton High School.

PROPERTY TAX

Gordon Thomas introduced Joe Pacheco and Dave Vanier of the State Tax Commission. Mr Pacheco and Mr. Vanier were present to explain the revaluation program for the area.

After a brief discussion the audience were able to ask questions of the representatives.

Mr. Pacheco said that the Utah State Legislature had created a task force to study the revaluation issue prior to this next legislative session. Any people concerned about their property taxes were encouraged to attend public hearings and contact their local representatives/elected officials.

Anyone wishing to appeal their property tax assessment may do so. The most effective tool to use is an independent appraisal. Secondly, a corroborative appraisal along with details of some recent comparable fair exchange property sales would work.

CHANGE OF AGENDA

Because of the number of people present to address the zoning issues it was moved to defer the items scheduled ahead of zoning on the agenda until the zoning items had been heard.

ZONING

PL-89-2045 2965 Creek Road addition to residential care facility

Upon motion made by Nick Morgan seconded by Jay Brown and passed unanimously, it was RESOLVED, to approve this application.

PL-94-1133 8033 Danish Road - subdivision

Upon motion made by Nick Morgan seconded by Cameron Hansen and passed unanimously, it was
RESOLVED, to approve this application.

PL-94-1135 2251 East 6525 South Subdivision

Upon motion made by Nick Morgan seconded by Jay Brown and passed unanimously, it was
RESOLVED, to refer this application back to the Planning Commission as it is in the Holladay Cottonwood Community Council area.

PL-94-1137 7150 Ponderosa Dr Subdivision

Upon motion made by Nick Morgan seconded by Jay Brown and passed unanimously, it was
RESOLVED, to continue this application because the applicant was not present.

PL-94-2165 7059 Brookhill Dr Beauty Salon

Upon motion made by Nick Morgan seconded by Jay Brown and passed unanimously, it was
RESOLVED, to approve this application

PL-94-2167 6777 South 1560 East Home Health Care

Upon motion made by Cameron Hansen seconded by Karen Eyre and passed unanimously, it was
RESOLVED, to approve this application

PL-94-2170 7680 Dell Road Hair Salon

Upon motion made by Cameron Hansen seconded by Nick Morgan and passed unanimously, it was

RESOLVED, to approve this application.

PL-94-2177 3587 Summer Hill Dr Beauty Shop

Upon motion made by Nick Morgan seconded by Richard Guthrie and passed unanimously, it was

RESOLVED, to approve this application.

PL-94-2186 2180 East 7000 South Conditional Use

Upon motion made by Cameron Hansen seconded by Jay Brown and passed unanimously, it was

RESOLVED, to approve this application.

PL-94-9165 7035 Highland Drive Outside dining area

Upon motion made by Richard Guthrie seconded by Nick Morgan and passed unanimously, it was

RESOLVED, to deny this application. Applicant has failed to show for two meetings.

PL-94-4065 2695 Chalet Rd Rezoning A-6 to R-1-6

After a lengthy discussion regarding this issue. Dan Oswald representing the neighbors presented a petition to the Council asking that the Council consider not recommending the rezoning. The reasons stated:

1. Proposed density is not consistent with adjacent property and ignores existing uses.
2. Proposed density is inconsistent with the Master Plans of both the County and Cottonwood Heights.
3. The development would increase the usage of the already overtaxed roads. The existing traffic problems should be resolved first.
4. The rentals units on Highland Drive have already increased the problems.
5. The area should be left as green space with public access to the creek area.

Upon motion made by Nick Morgan seconded by Cameron Hansen and approved unanimously, it was

RESOLVED, to recommend denial of R-1-6 but would approve R-1-10.

Jay Brown said that he did not understand P.U.D well enough to recommend or deny this type of use. He would like to know more.

PL-94-2195 3469 Summer Hill Dr Dance Studio

Upon motion made by Nick Morgan seconded by Cameron Hansen and passed unanimously, it was

RESOLVED, to approve this application subject to review upon complaint.

PL-94-4022 Text Change

Upon motion made by Nick Morgan seconded by Cameron Hansen and passed unanimously, it was

RESOLVED, to approve this text change.

U.A.C.C. Report

Cameron Hansen briefly reviewed the information from the UACC meeting.

For the whole year 1993 and through July 1994, the impact fees generated \$37,050 in the Cottonwood Heights area. This amount will be invested in the Mill Hollow Park.

UTA voted 9-3 to go ahead with the Light Rail concept.

Riverbend Golf Course opened last month. The Old Mill Golf Course is scheduled to begin construction next year.

There are concerns by U.A.C.C. that the present County Commissioners are pro development. They feel that a lot of the requests for incorporation are driven by a general dissatisfaction with the present system.

RESIGNATION

Karen Eyre reported that Kendra Thuet had verbally announced her resignation from the Council owing to pressures at home. Gordon Thomas to contact the person receiving the next highest number of votes, who did not make the council in the most previous election, to see if they would be interested in serving out Kendra's two remaining years. Kendra will also be asked to tender a formal letter of resignation.

Upon motion made by Nick Morgan seconded by Cameron Hansen and approved unanimously, it was

RESOLVED, to accept her resignation.

ELECTION REGISTRATION

The election registration cut off day is September 15, 1994 at the Cottonwood Heights Recreation Center. Gordon Thomas recommended anyone interested in running for the Council to register by this time.

LIBRARY/SCHOOL

A short discussion regarding using Whitmore Library again was held. The refurbishment is now complete. The general consensus appeared to be that the meetings continue in the Middle School.

ADJOURN

Upon motion made by Nick Morgan seconded by Cameron Hansen and approved unanimously, it was

RESOLVED, to adjourn the meeting at 9:45 p.m.

The next meeting will be held October 5, 1994 at 6:30 p.m. in Butler Middle School.