

MINUTES OF  
COTTONWOOD HEIGHTS COMMUNITY COUNCIL  
November 6, 1997

The meeting was called to order by Karen Eyre, Chairperson, at 6:30 p.m. Dick Guthrie, Greg Alex, Joyce Smith, Rand Call, Tom Heath, Joan Carman and Jeanne Cunningham were present. There were approximately 20 residents in attendance.

A member of Boy Scout Troop 1113 led the group in the Pledge of Allegiance. Another member of the troop offered a prayer.

The minutes of the October meeting were reviewed. Upon motion duly made by Dick Guthrie and seconded by Joyce Smith, the minutes were approved. There were no dissenting votes.

According to the agenda Commissioner Randy Horiuchi was to be here, however, he had not arrived yet. Upon motion duly made by Joan Carman and seconded by Joyce Smith, the conversation with Commissioner Horiuchi was postponed to the end of the agenda. There were no dissenting votes.

No one from the Sheriff's office appeared to give a sheriff's report.

Joyce Smith reported on the UACC meeting. A representative of the sheriff's office did appear at the UACC meeting and Joyce called our attention to a map at the back of the room which showed burglaries and other crimes by community council area. Joyce reported that UACC was sponsoring a legislative luncheon on December 2<sup>nd</sup> where the top 5 community issues would be discussed. Any member of the community council can attend. The cost is \$5.00. Upon motion made, seconded and approved unanimously, the council agreed to pay the luncheon cost for any member interested in attending. Joyce has already made a reservation and she will be reimbursed. Joyce then discussed the latest information from the UACC election task force. She indicated that the county commissioners has agreed to have one community council sign posted in each polling which would announce the election. Joyce also reported that the ordinance had been changed as to who could vote in a community council election. It was all resident voters, but now has been changed to registered voters.

The zoning matters were then presented and discussed. The following actions took place.

1. PL-97-2186. No one appeared on this matter; however, Joan Carman reported on the planning commission's action on this matter. She reported that the conditional use had been approved on the basis that the temporary trailer would only be allowed for the 97-98 winter season and that permanent construction of a building would begin in the spring. Also, any trailers used as a residence must be removed. Joyce Smith mentioned that there was still a residential trailer on the property. Upon motion duly made by Joan Carman and seconded by Joyce Smith, the council moved to send a letter to the county reporting that the property owner is not in compliance with the

conditional use permit because there is still a residential trailer on the property and there is no "temporary" trailer for a snowboard business. The motion passed unanimously.

2. PL-72-2112.001. The applicant did not appear on this matter. Joan Carman reported on the planning commission's hearing on this matter. A discussion took place regarding the loss of parking spaces and where additional parking for the establishment could be found. Upon motion duly made by Joyce Smith and seconded by Tom Heath, it was moved to deny this application because the applicant did not appear and there is concern about sufficient parking. The motion was approved unanimously.
3. PL-97-2000. This is an application from Executive Rentals for a short term rental conditional use on a twin home with a Chadbourne address, but which actually fronts on Bengal Boulevard. Upon a motion duly made by Joyce Smith and seconded by Rand Call, it was moved that the application be approved with the hope and encouragement that the applicant would have the address changed to a Bengal Boulevard address to avoid confusion. The motion passed unanimously.
4. PL-97-4048. Because the applicants were coming, but had not yet arrived, it was moved by Greg Alex and seconded by Tom Heath to postpone this matter to the end of the zoning matters.

Tom Heath then raised a question as to whether the community council has a policy on short term rentals in general. He asked two questions: (1) what is the policy on short term rentals and (2) what happens if the ordinance is violated. After a discussion, Tom agreed to return to the December meeting with a draft of a policy to be set by the council.

5. PL-97-2213. The applicant for a hair salon in the bottom of a home was not present. Karen Eyre reported that she had received a telephone call about this. According to the caller, the home is rented and the renter of the home is also renting the basement with intent to put a hair salon there. Upon motion duly made by Joyce Smith and seconded by Greg Alex, it was moved that a continuance be granted so that the applicant could appear before the community council. The motion passed with one dissenting vote from Joan Carman who expressed concern about a hair salon business in the basement of a home.
6. PL-97-2198. Upon motion duly made by Joyce Smith and seconded by Greg Alex, this home occupation application was approved. The motion passed unanimously.
7. PL-97-2226. Upon motion duly made by Rand Call and seconded by Greg Alex, this application was approved. The motion passed unanimously.
8. PL-97-4055. This application is for a short term rental on a street that does not meet the criteria of the current zoning ordinance. The applicant is trying to get a

conditional use permit, non-conforming. Upon motion duly made by Joyce Smith and seconded by Dick Guthrie, it was moved to deny this application on the grounds that it did not comply with the zoning ordinance. The motion passed unanimously.

9. PL-97-2146.011. The applicant did not appear. There were concerns raised about just what the signs would look like, but with no information the members felt they could not make a decision. Upon motion made and seconded, the matter was postponed to the next meeting.
10. PL-97-4048. Much discussion took place regarding this zoning change from R-2-10 to R-M. The general consensus of the council was that such a change would change the very essence of the community. It was noted that this zoning change was not next to any similarly zoned property, but in the middle of residential zoning. Upon motion by Joyce Smith and seconded by Greg Alex, it was moved to deny this zoning change. The motion passed with one abstention. Tom Heath felt that because this was on 1300 East, it was inevitable that more of the property would become commercial.

Commission Randy Horiuchi arrived and a general discussion of many topics of interest to Cottonwood Heights Community took place.

1. Discussion of the traffic problems on Whitmore Way, Rolling Knolls and Nye Drive. Commissioner Horiuchi suggested that Karen get some of the residents together and they would meet with Randy and a member of the county traffic department the first of next week to drive the neighborhood and discuss the problems.

2. Discussion of the failed application of the hotel on 2300 East. Randy said that some residents had tried character assassination on the applicants and that had hurt the community's efforts. Randy complimented the council and said that because this council had always been reasonable in the past, that was one of the reasons he voted against the hotel. His main reason was traffic on 2300 East. He mentioned that Karen had, on the Cottonwood Corporate Center, said that the community was getting "hammered" and Randy agreed with her assessment.

3. Dick Guthrie mentioned the problems with getting the Mill Hollow Park completed.

4. Karen asked about the county's position about granting continuances to community councils. Randy restated that community councils get an automatic 30 day continuance and it is in the zoning ordinance. If there were continuing problems, the council was to call J.D.

5. A resident asked about the Old Mill Golf Course. Randy indicated it was moving along as well as good be expected. He wanted to get on it and play himself. A short discussion of the different charges at different county golf courses followed.

6. The status of the fire station on Wasatch Boulevard. Randy indicated that the property had been purchased, it had been designed, but there was no money to build it. Dick asked

about the rumor that when this station was built No. 27 on 2700 East would be closed. Randy said that was true and Dick immediately said he wanted the fire station property for the county recreational center.

7. The resident discussed the triangle property problem and water drainage and the danger it posed. It was mentioned that Red Butte had set up a design and the National Guard had been hired to fill it in. The project was moving forward.

8. The Boyer property at the mouth of Big Cottonwood Canyon. Randy is clearly in favor of it and expressed the county's strong commitment to a road to the property that was aesthetically pleasing and revegetated. He confirmed that Boyer had not submitted road plans yet.

9. The loss of the Family Center to Midvale. Randy indicated that the tax money lost was hurting the county, but that was the way it was going to be. He indicated Midvale was moving forward with the annexation.

10. Karen Eyre said she had heard that Cottonwood Corporate Center had purchased the UDOT property on 3000 East.

11. Karen asked about Randy's feelings on appointing community council rather than electing them. Randy said he was in favor of the present system. Karen said that if it was changed, she would be "out of here."

Commission Horiuchi left and the council discussed the fact that Nick Morgan and Tom Heath would no longer be on the community council after December 31, 1997. As Tom was moving out of the council boundary area and Nick had already moved out of the boundary area. A check of the 1996 elections revealed that the next highest vote getters were Brett Besser and Robert Good. They would be contacted and invited to join the council in January. It was noted that Bill Morris of the Sheriff's department had expressed an interest in being on the council if there was an opening.

Upon motion duly made by Dick Guthrie and seconded by Joyce Smith the meeting was adjourned at 9:15 p.m. The motion passed and there were no dissenting votes.