

2 The Lindon City Council held a regularly scheduled meeting on **Tuesday, June 7, 2016,**
4 **beginning at 7:00 p.m.** in the Lindon City Center, City Council Chambers, 100 North
State Street, Lindon, Utah.

6 **REGULAR SESSION** – 7:00 P.M.

8 Conducting: Jeff Acerson, Mayor
Pledge of Allegiance: Hugh Van Wagenen
10 Invocation: Van Broderick, Councilmember

12 **PRESENT** **ABSENT**

12 Jeff Acerson, Mayor
14 Matt Bean, Councilmember
Van Broderick, Councilmember
16 Carolyn Lundberg, Councilmember
Jacob Hoyt, Councilmember
18 Adam Cowie, City Administrator
Hugh Van Wagenen, Planning Director
20 Cody Cullimore, Chief of Police
Kathryn Moosman, City Recorder

- 22
- 24 1. **Call to Order/Roll Call** – The meeting was called to order at 7:00 p.m.
 - 26 2. **Presentations/Announcements** –
 - 26 a) **Mayor/Council Comments** – There were no announcements at this time.
 - 28 b) **Presentation:** Representatives from the Miss Pleasant Grove Royalty and
30 Miss Strawberry Days Royalty were in attendance to present information
regarding the upcoming Strawberry Days festival to be held June 12th – 19th in
Pleasant Grove.

32 Allison Lawrence, 2016 Miss Pleasant Grove, presented general information
34 about the upcoming Strawberry Days festival and introduced her attendants: Sam Taylor,
Jessica Matheson, Abbie Hall and Brooke Bishop who each mentioned an individual
36 event including some of the following: Huck Finn Days, Concert in the Park, Baby
Contest, Princess Party and the Grand Parade. Ms. Lawrence then turned the time over to
the Rodeo Royalty to present details of the Strawberry Days Rodeo.

38 Sadie Waller, 2016 Strawberry Days Rodeo Queen, introduced her attendants,
Sarah Lady and Mckell Wall. They presented information about the Strawberry Days
40 Rodeo noting the Rodeo starts at 7:00 pm (pre-show) and is held Wednesday through
Saturday with many fun events including mutton bustin, bull riding, cow milking, and a
42 great fireworks show. They invited the Council out to the Rodeo noting it is a very fun
event for the entire family.

44 Ms. Lawrence thanked the Council for all the support Lindon shows to the
pageant and to the program. They also presented the Mayor and Council with a
46 strawberry cheesecake and invited them out to attend all the festivities. Mayor Acerson

2 thanked the Royalty for the invitation and the cheesecake noting the Council always
looks forward to the Strawberry Days Celebration.

- 4
6 3. **Approval of Minutes** – The minutes of the regular meeting of the City Council
meeting of May 17, 2016 were reviewed.

8 COUNCILMEMBER BRODERICK MOVED TO APPROVE THE MINUTES
OF THE REGULAR CITY COUNCIL MEETING OF MAY 17, 2016 AS AMENDED.
10 COUNCILMEMBER LUNDBERG SECONDED THE MOTION. THE VOTE WAS
RECORDED AS FOLLOWS:

12 COUNCILMEMBER BEAN AYE
COUNCILMEMBER BRODERICK AYE
14 COUNCILMEMBER LUNDBERG AYE
COUNCILMEMBER HOYT AYE

16 THE MOTION CARRIED UNANIMOUSLY.

- 18 4. **Consent Agenda** – No items.

- 20 5. **Open Session for Public Comment** – Mayor Acerson called for any public
comment not listed as an agenda item. There were no public comments.

22 **CURRENT BUSINESS**

- 24
26 6. **Major Subdivision — Lakeview Townhomes Plat A, 531 South 400 West.**
Chris Knapp of Ridgeway Construction seeks subdivision approval for
Lakeview Townhomes Plat A, a five (5) unit townhome project located in the
28 Planned Residential Development Overlay (PRD) zone. The Planning
Commission recommended approval of the application.

30
32 Hugh Van Wagenen, Planning Director, led this discussion by giving a brief
background of this agenda item stating Chris Knapp of Ridgeway Construction is seeking
subdivision approval for Lakeview Townhomes Plat A, a five (5) unit townhome project
34 located in the Planned Residential Development Overlay (PRD) zone. He noted the
Planning Commission recommended approval of this application. He added this project
36 needed some re-zoning and a new ordinance and is located on 400 west and meets all
requirements.

38 Mr. Van Wagenen noted a new Planned Residential Development ordinance
(Lindon City Code 17.76) was recently created that could govern property within
40 commercial zones that do not accommodate traditional development patterns. The
ordinance and accompanying zoning allow for multi-family projects with very specific
42 parameters. He noted this is the first application under which the new ordinance is being
applied. Mr. Van Wagenen made mention that the site plan associated with the project
44 was reviewed by the Planning Commission and approved pending Council approval of
this subdivision.

46 Mr. Van Wagenen explained there is an access easement on the north end of the
property that will provide access to Maeser Academy. He mentioned that the property

2 owners agreed on the easement and the plat and site plan reflect it accordingly. Mr. Van
4 Wagenen pointed out this was not a City requested easement nor is it a public road. He
6 noted this subdivision already has improved street frontage, but they will be making
8 driveway cuts for the associated driveways. He mentioned the City Engineer is
10 addressing engineering standards and all engineering issues will be resolved before final
12 approval is granted.

8 Mr. Van Wagenen noted that the Commission voted 4-1 in favor of
10 recommendation to the Council. He also explained that Commissioner Marchbanks voted
12 no because he had concerns about how this access easement will affect Maeser Academy
14 and the traffic it would bring to 400 West. He acknowledged that the Maeser traffic off of
16 600 South is problematic, but he wanted to make sure this new access wouldn't create
18 additional traffic problems.

14 Mr. Van Wagenen explained this application isn't looking directly at the amended
16 Maeser access plan and even with the access easement on the plat, Maeser will have to
18 submit their new traffic flow plan for review by the City. He advised that any concerns
20 with the new traffic pattern should not be considered with regards to approving this
22 subdivision tonight. Mr. Van Wagenen then referenced an aerial photo of the proposed
24 subdivision and the preliminary plan followed by some general discussion. He then
26 turned the time over to Mr. Knapp for comment.

22 Councilmember Lundberg asked with the width of the easement and if that was
24 the amount of footage that Maeser Academy requested. Mr. Knapp confirmed that
26 statement. Councilmember Broderick asked if 21 ft. meets the requirement on the back
end of the property. Mr. Knapp confirmed that statement from the information he has
been given. Mr. Van Wagenen stated that staff will make adjustments on the back end if
needed.

28 Councilmember Hoyt asked Mr. Van Wagenen to expand on Commissioner
30 Marchbanks concerns with the traffic issues and how this project would specifically
32 affect that issue. Mr. Van Wagenen explained that generally Commissioner Marchbanks
34 concerns were that the Maeser traffic off of 600 South is already a problem, and he
wanted to make sure this new access wouldn't create additional traffic problems. He
wanted to see more information about what Maeser is going to do. Councilmember Hoyt
asked if the units will be owner occupied or if they will be sold. Mr. Knapp stated they
plan to sell them and there will be an HOA agreement in place.

36 Councilmember Bean asked staff as to what manner and time will the issues
38 related to the easement come before either the Commission or the Council. Mr. Van
40 Wagenen stated they will be meeting with the Maeser engineer who is designing the
42 roadway and typically this is a small enough matter that it could be handled at staff level
given the Planning Commission did not have any concerns. He noted staff has the option
to bring it forward to the Commission for their consideration after Maeser comes back
with their site plan and at that time there is the option to bring it before the City Council.
He noted that no formal application has been submitted to date.

44 Councilmember Hoyt asked if there are any concerns about retaining with the new
46 roadway and how it would work out because of the steep slope. Mr. Van Wagenen stated
they have looked at this issue preliminarily with Maeser's engineer and they may need to
address some of these issues with the slope before they submit their site plan. The
easement itself will not give Maeser automatic approval of the roadway design it is just a

2 security measure for the new traffic pattern if and when they get approval; it is all being
4 designed and under consideration. There was then some general discussion regarding the
retaining wall and the slope.

6 Mayor Acerson called for any further comments or discussion from the Council.
Hearing none he called for a motion.

8 COUNCILMEMBER BRODERICK MOVED TO APPROVE THE
10 APPLICANT'S REQUEST FOR APPROVAL OF A FIVE UNIT TOWNHOME PLAT
TO BE KNOWN AS LAKEVIEW TOWNHOMES PLAT A. COUNCILMEMBER
12 LUNDBERG SECONDED THE MOTION. THE VOTE WAS RECORDED AS
FOLLOWS:

14 COUNCILMEMBER BEAN AYE
14 COUNCILMEMBER BRODERICK AYE
14 COUNCILMEMBER LUNDBERG AYE
16 COUNCILMEMBER HOYT AYE
18 THE MOTION CARRIED UNANIMOUSLY.

20 **7. Action Item: Interviews and appointment to fill City Council vacancy.** The
Mayor and Council will interview individuals who have submitted an
22 application to be considered for appointment to fill a vacant City Council seat.
The City has received four applications from individuals desiring appointment.
24 After completion of the interviews one individual will be selected and appointed
by motion of the Council to fill the vacancy until the first Monday in January
26 2018, whereupon the position will then be filled by whomever is elected in the
2017 municipal election for the remaining two years of this position's term.

28 Adam Cowie, City Administrator, gave an overview of the interview procedure
when filling a councilmember vacancy that was approved by the City Council in 2014.
30 He mentioned that notice of the process was previously sent to all applicants.

32 Mr. Cowie explained that the Mayor and Council will interview the applicants in
the order that the applications were received by the City as follows:

- 34 1) Bob Wily
- 2) Dustin Sweeten
- 3) Craig Harvey
- 36 4) Steven Johnson

38 Mr. Cowie further explained that the interviews will be timed (timer run by Mr.
Cowie), with each applicant having four (4) minutes to introduce themselves with a 30-
40 second notice given before the end of the time period. Mr. Cowie further explained if
desired, the Mayor and Council will then have the option to ask up to six (6) minutes of
42 questions per applicant with a 30-second notice given before the end of the time period.

44 Mr. Cowie stated after the interviews are completed, each Council member will
select their top two (2) applicants to staff for narrowing of the applicant group.
Councilmembers will be provided with a digital link for selecting their preferred
46 applicants. Staff will then announce the total vote counts and the finalist names will be
posted for public view. The two candidates with the highest number of votes will

2 continue to be discussed as finalists for the position. Candidates with lesser votes will no
4 longer be considered for the vacancy. The Mayor and Council will then discuss which of
the two finalists should be selected to fill the vacancy. This may include asking one or
both of the final two applicant's further questions.

6 Mr. Cowie noted that after deliberation the Mayor will call for a motion. A
Council member will provide a motion selecting one of the finalists to be appointed to the
8 Lindon City Council with 3 affirmative (aye) votes needed to appoint an applicant. If no
one 'seconds' the motion, the motion fails. If a tie vote occurs (2 for and 2 against), the
10 Mayor may vote to break the tie. If a majority decision can't be reached, the top two
applicants will be selected and the applicants will then "draw lots" to determine who is
12 chosen. If desired, the Council may continue the meeting for additional deliberation
and/or interviews.

14 Mr. Cowie explained once appointed the chosen individual will fill the vacancy
until the first Monday in January 2018, whereupon the position will then be filled by
16 whomever is elected in the 2017 municipal election for the remaining two years of this
position's term. Mr. Cowie made mention that for those not chosen to fill the Council
18 seat, there are many places and opportunities to serve in the city to help move the City
forward and to serve the citizens of Lindon.

20 At this time Mr. Cowie made the public aware that State Code very clearly states
that the City Council must deliberate and discuss this matter in a public forum and in
22 order to narrow this down the Council previously determined to submit their top 2
candidates for the Council to further deliberate. Mr. Cowie re-iterated that there are
24 many other opportunities available to serve in the City if they are not chosen.

26 Following the summary provided by Mr. Cowie, Mayor Acerson welcomed the
applicants and invited the applicants forward in the order previously given. Each of the
28 four (4) applicants were given the opportunity to address the Council and the majority of
the applicants used the full 4 minute time limit to introduce themselves. The Mayor and
Council then asked the applicants questions with the majority of the four (4) applicants
30 using their six (6) minute time limit to answer the questions presented by the Council
(recording available as a public record) beginning with the applicant order as listed
32 above.

34 **BOB WILY:**

36 *Councilmember Bean asked Mr. Wily about his experience being involved with*
38 *the planning committed for the 700 North Corridor.*

40 Mr. Wily commented that he volunteered to serve on the 700 North Corridor
Committee (spear-headed by Councilmember Lundberg) whose function is to help design
42 the future 700 North Corridor. He believes 700 North is a tremendous opportunity for the
city that may include retail and family entertainment in addition to the shopping it will
44 offer. It will also provide walkable, green/parklike gathering places that will be unique to
the region and will draw shoppers and families from other areas in the region. He noted
46 that now that the economy has started to pick-up developers are showing interest and now
may be a great opportunity to master plan 700 North and bring in businesses that will
provide jobs and good tax revenue; this will also feed off of the Ivory Development.

2 ***Councilmember Hoyt asked Mr. Wily his general opinion on density as a whole***
4 ***towards Lindon as it is an important issue that was thoroughly discussed with the***
approval of approximately 500 apartments and townhomes in the Ivory Development.

6 Mr. Wily stated he feels what the Council decided with Ivory is very appropriate
8 for the area. He acknowledged that it is higher density than central Lindon but feels it
10 creates opportunities for housing that is not currently available in Lindon. He realizes the
12 apartments will be new to Lindon, but they will bring doors and rooftops that will help
14 with retail development and may facilitate a Trax Station in the area. He noted that
Lindon is known for its large lots and animal rights which is great, and he doesn't see that
changing anytime soon in the rest of Lindon, however there may be some appropriate
infill opportunities that could bring in some higher densities than what are currently there.

16 ***Councilmember Lundberg asked Mr. Wily to speak to his understanding of the***
shortfall of road funding and how we may facilitate that as it is a big issue for the city.

18 Mr. Wily stated road repair is certainly an issue in the city. He referenced the
20 road study done by JUB Engineers stating he does not feel we can "kick the can down the
22 road" for too much longer. He knows the Council is working hard on this issue and they
should work hard on it as it is probably the biggest challenge facing the city.

24 **DUSTIN SWEETEN:**

26 ***Councilmember Broderick asked Mr. Sweeten how he feels about the issues***
with road funding and where the funding will come from.

28 Mr. Sweeten stated he is against any additional taxes or fees because he feels
30 what is in place is ample if handled correctly. He feels roads have not been a priority in
32 the past and there have been some costly things done in the city where roads should have
34 come before those things. He would look at taxes or fees as a last resort but he is
generally against it as it is a burden on the citizens. He would like to see us be more
intelligent with what we have, he's not saying we haven't done well but we can do better.
He stated there is no question there are needs on roads in the city.

36 ***Councilmember Bean asked Mr. Sweeten in considering the size of the shortfall***
based on JUB's report for road maintenance, if he feels there are sufficient funds in
the city now and if things were managed better how would he approach and address
that shortfall.

40 Mr. Sweeten stated if the economy continues at the pace it is at then there would
42 be sufficient funds and there would not be a need to impose fees. He added if we would
44 look at other areas to save, like maintenance at the Aquatics Center for instance, then
46 divert that money to roads; he feels it could be generated without additional fees and
taxes.

2 ***Councilmember Hoyt asked Mr. Sweeten his opinion on density as a whole***
3 ***towards Lindon as it is an important issue in the city.***

4
5 Mr. Sweeten stated affordable housing didn't work with Canberra and it didn't
6 accomplish what was intended. He realizes the West side is different and a project similar
7 to Ivory may be right, but what happens when these types of projects become aged and
8 become a "hotbed" for crime. Had he been on the Council when Ivory was approved he
9 would not have approved the density that occurred as he has concerns about it down the
10 road when it is 25 years old.

12 ***Councilmember Lundberg asked Mr. Sweeten what he envisions for the 700***
13 ***North Corridor, and keeping a little "bit of country" and yet inviting in the revenue tax***
14 ***base.***

16 Mr. Sweeten stated he was on the Planning Commission when that road was put
17 in. He noted that we need the development in order to pay for other things like roads. He
18 would like to see 700 North maintained for commercial development as we need
19 businesses that will generate revenue while still maintaining the feel that we want.

20
21 ***Councilmember Hoyt asked Mr. Sweeten to expand on one of the harder***
22 ***decisions he had to make while on the Planning Commission.***

24 Mr. Sweeten stated the proposal to purchase the property from the church by Los
25 Hermanos so the road could connect to 400 west from State Street was a difficult issue.
26 He noted, on a personal level, he did not want the road to go through as he lives on 400
27 West. But from a planning and traffic flow point of view he had to approve it as it was
28 the best decision for the city. He noted there were several similar situations while he was
29 on the Commission, but he always followed what was best for the city and not base it on
30 a personal level; sometimes the decisions are hard.

32 ***Councilmember Lundberg asked Mr. Sweeten about fiscal conservatism and***
33 ***how he would meet the revenue generating vs. service, fees, infrastructure etc. balance.***

34
35 Mr. Sweeten stated he would have to learn that balance with time as he is not
36 fully up to speed on everything involved with the city but feels he could be a good voice.

38 **CRAIG HARVEY:**

40 ***Councilmember Broderick asked Mr. Harvey if he were to look at one issue the***
41 ***city may have issues with what ideas would he implement to correct that issue.***

42
43 Mr. Harvey stated he is a fiscal conservative. He personally feels we are due for
44 another recession. He realizes money needs to be spent for roads as they are a major
45 concern. His biggest focus would be to ensure everything is fiscally taken care of so we
46 are not overextended.

2 *Councilmember Bean asked Mr. Harvey about funds for road maintenance and*
3 *the huge shortfall what ways he would be willing to address that shortfall. He*
4 *mentioned the gasoline tax and proposition #1 that failed in Utah County and*
5 *implementing a utility transportation fee as some cities have opted to do. He asked how*
6 *he feels about some of these approaches.*

8 Mr. Harvey stated he has a business and a building in Provo and he feels he gets
9 “beat up” when the cities want more money. He would empower staff to come up with
10 more creative ways to reduce expenses and to shift more money to things needed like
11 roads for example.

12 *Councilmember Hoyt asked Mr. Harvey to expand on density as a whole*
13 *towards Lindon as it is an important issue in the city that was thoroughly discussed*
14 *with the approval of the Ivory Development.*

15 Mr. Harvey stated he likes the openness on the west side of Lindon as it feels nice
16 and comfortable with the larger lots. He noted in the Fieldstone Development we are
17 starting to see a more compact feel and also on the east side and it is feeling a lot more
18 like Orem. He likes the big feel and he moved here for the ½ acre lots and a place with a
19 lot of grass to enjoy the openness.

20
21 **STEVEN JOHNSON:**

22
23 *Councilmember Broderick asked Mr. Johnson about budgeting for roads his*
24 *thoughts on the road needs and being fiscally conservative.*

25 Mr. Johnson stated there are obligations the Council has to meet from decisions
26 made before and he believes those obligations should be met in the best way we can. He
27 would certainly look at the budget with his accountant background to possibly find ways
28 to save. As a business man and resident he likes to have a say in what happens. He
29 would be hesitant to increase a fee without input from the general populace of the city.
30 These are tough decisions that have to be made but he feels raising fees or taxes is the last
31 resort and to use integrity in making those things happen.

32
33 *Councilmember Bean asked Mr. Johnson how he feels generally about the*
34 *development of Lindon, and specifically about the west side development of Lindon.*

35 Mr. Johnson stated this has been a really tough question and has been an issue for
36 a long time. He stated he likes the larger lots here in Lindon and with development we
37 need to make sure we keep the feel that makes Lindon what it is but that does not always
38 mean ½ acre lots. We all know Lindon is a safe and happy place with open space but that
39 does not mean we can’t have an apartment complex that meets those same needs. We
40 need to consider how to make it affordable for everyone but to also meet the needs and
41 keep the feel of Lindon.

2 *Councilmember Hoyt asked Mr. Johnson how he would propose encouraging*
3 *businesses to come to 700 north.*

4
5 Mr. Johnson stated the building process in Lindon was a frustrating process and
6 he would like to see that process made easier. We need to be business friendly for
7 businesses to operate in Lindon and to still maintain that happy feel of Lindon. He wants
8 to encourage not discourage business and development in the city and to 700 North.

10 *Councilmember Lundberg asked Mr. Johnson if he would be committed to go*
11 *through a re-election and put in the time as this will be a short service on the Council.*

12
13 Mr. Johnson stated he does not enjoy the campaign part of serving, however he
14 would be committed to put his name on the ballot again as he enjoys serving people.

16 *At this time Councilmember Hoyt asked all of the applicant's if they would be*
17 *willing to run for re-election.*

18 **Mr. Wily:** He would absolutely run for re-election.

20 **Mr. Harvey:** He would run again.

21 **Mr. Sweeten:** He has run before and it is hard to campaign and hard to lose but he would
22 run again.

23 **Mr. Johnson:** He re-iterated he would run again.

24
25 *Councilmember Bean asked the applicant's if they would be willing to run a*
26 *serious campaign where you will invest your own money and time and maybe a little*
27 *“shoe leather” to run a campaign in Lindon City.*

28 **Mr. Wily:** Yes, of course he would run a serious campaign; there is no other way to do it.

30 **Mr. Harvey:** Yes, he would play to win.

31 **Mr. Sweeten:** Yes, he would. He has been attending council meetings to get up to speed.

32 **Mr. Johnson:** Yes, he would run a serious campaign.

34 *Councilmember Lundberg asked the applicants if they have the commitment to*
35 *be involved and go the extra mile and invest the time it takes to be on the Council. She*
36 *asked what time commitment they feel they can provide.*

38 **Mr. Wily:** He realizes being on the City Council requires a lot of work as well as serving
39 on the Planning Commission and he is willing and able to devote the time and
40 commitment.

41 **Mr. Sweeten:** Serving on the City Council is very similar to the Planning Commission as
42 you have to be prepared and become involved.

43 **Mr. Harvey:** He is always prepared and has the time to serve.

44 **Mr. Johnson:** His family supports him and the commitment would be there.

46 Councilmember Hoyt commented that he is so impressed with all applicants here
tonight and the fact that they are willing to serve. He noted there is no wrong decision or

2 answer here as all of the candidates would be great on the Council; this will be a hard
decision.

4 Councilmember Broderick echoed Councilmember Hoyt's sentiments. He added
that he knows all of the applicants and he thanked them for their interest in serving. They
6 all have incredible qualities and contributions they could make to the city. He reminded
the candidates that however this may go there are other ways to serve in the city where
8 they would make great contributions.

10 Following the question and answer period Mr. Cowie called for a straw poll with
the Councilmember's selecting their preferred applicants with their top two (2) applicants
for narrowing of the applicant group. Mr. Cowie then accepted the submitted checklists
12 and posted the finalist names for public view with the results as follows:

14 **Bob Wily: 50%**
Dustin Sweeten: 50%
16 **Craig Harvey: 25%**
Steven Johnson: 75%

18
20 At this point, Mr. Cowie suggested that the Council consider going through a
similar process to narrow down the finalists by ranking the 3 individuals. He noted that
he will then tally the votes, which he feels meets the intent of completing this process in
22 the public without offending or having conflict with anyone. The Council was in
agreement to complete the process by tally votes (ranking order) to get to the process of
24 determining a vote and making a motion. At this time, Mayor Acerson called for the
Councilmember's to mark (rank) their ballots and submit their checklists to staff.

26 At this time Mr. Cowie had the Council narrow their preferences down and rank
1,2,3,4 with a paper copy. The checklists were then submitted to staff with the top two
28 candidates being as follows: **Bob Wily and Dustin Sweeten.** He noted they could
deliberate further or ask more questions of the candidates as it was the same top three on
30 both methods.

32 Councilmember Lundberg suggested asking more questions to the top three
candidates. Mr. Cowie stated they can pick two or just pick your top pick.
34 Councilmember Bean suggested picking the top one pick as ranking could be slightly
different and may change the vote just a little bit by who is ranked the lowest and highest;
in his opinion the fairest method would be a single vote. He noted this could still end up
36 as a tie but it appears to be the best approach. The Council was in agreement with that
statement. The Council was also in agreement to ask further questions of the top three
38 candidates.

40 ***Councilmember Lundberg stated that Orem City recently entered into some
public/private projects for redevelopment at the University Mall. Would you support or
42 oppose what other cities are doing as far as public/private partnerships.***

44 **Mr. Sweeten:** He would oppose anything that gives one business a leg up on another
business; he would oppose subsidizing.

46

2 **Mr. Johnson:** It is important to be business friendly to get the sales tax there. He does
not like unfairness but sometimes it is the route you have to go. You have to be careful to
4 make sure the playing field is equal but to also make sure to encourage good healthy
businesses to come because that is where the tax base comes from.

6
7 **Mr. Wily:** He likes University Place and feels it was a brilliant move with the
8 public/private partnership as the mall may “dry up” if something was not done. We have
to treat businesses fairly but we also need to be looking at creative ways to bring in good
10 businesses and to think outside the box to bring in the businesses we want.

12 *Councilmember Hoyt commented that the City Council has been conservative to*
13 *debt. He mentioned the selling of city assets to pay for capital improvements with cash*
14 *vs. bonding. What is your general opinion on the sale of city assets to fund projects?*

16 **Mr. Sweeten:** He feels we should have delayed on the public safety building a little as to
possibly sell the properties; he would not be opposed to selling the lake property. He does
18 not want to enter into debt any sooner than mandatory and to not borrow/bond if possible.

20 **Mr. Johnson:** He supports as little debt as possible. In regard to the properties he would
have to look at it and make sure we are getting fair market value.

22
23 **Mr. Wily:** He feels if we don’t need it we should sell it.

24
25 *Councilmember Bean asked the candidates in what kinds of situations would*
26 *they consider new fees or taxes for roads or other improvements in the city.*

28 **Mr. Johnson:** He feels choices were made in the past with obligations that have to be
met and as those hard issues come they need to be looked at and to impose taxes or fees
30 on the residents is hard and it needs to be considered, but these issues need to be
addressed. It may be necessary after looking at the budget to find ways to save but we
32 have to meet those obligations as Lindon has great amenities that make it great.

34 **Mr. Wily:** He feels some prior councils have acted rather boldly and committed the city
to some long term expenses and obligations, not that they were all wrong decisions given
36 the facts at the time. This council needs to be a little more circumspective with the budget
and we have obligations to keep and we have to balance the budget and pay off old
38 obligations and look to the future. We should be reluctant to raise taxes but if there is an
urgent need for funding that can’t be addressed with current budgeting it is your duty to
40 consider that; and we are getting close to that decision with roads.

42 **Mr. Sweeten:** He feels there is already a heavy burden on taxpayers and he is not totally
opposed to fees but he is opposed to putting fees on all residents arbitrarily. He is
44 comfortable with justifiable taxes and fees but not those arbitrarily thrown on everyone.

2 *Councilmember Lundberg asked the applicants how we blend the Lindon motto*
4 *“little bit of country” with future progress as not everyone wants or can afford a ½ acre*
6 *lot. How do we preserve that quality yet still attract quality retail.*

6 **Mr. Wily:** He feels there are ways to do this and Ivory is doing this with their new
8 subdivision with a lot of rural cues that makes it more country like. He doesn't think the
10 commercial corridor will be so much “a little bit of country” but it will be unique and
very nice. He feels Lindon has a cache´ and there are ways to keep the feel of country
and still attract quality retail without the split rail fences.

12 **Mr. Sweeten:** He would like to see us keep the little bit of country motto. He feels there
14 is a danger on the west side with the development going in that will change that feel. He
would hate to go the direction that Pleasant Grove has gone with all the apartments.

16 **Mr. Johnson:** He feels the motto has changed and is evolving. There are always
18 unintended consequences when we make decisions but we need to make sure our policies
20 address those issues. We can do developments that are higher density but we need to be
careful.

22 *Councilmember Lundberg asked the applicants what they would do to make*
24 *Lindon less susceptible to the ups and downs of the economy or a volatile sales tax*
revenue.

26 **Mr. Sweeten:** He feels there should be limits with regulations as to what we can store
28 and keep in reserve and to stay in those limits. He would suggest lobbying to the state to
increase that amount and he doesn't see a problem with that. He would suggest keeping it
high and petition to go higher so we are prepared.

30 **Mr. Johnson:** He likes the idea of savings but from what he has heard we are in a
32 situation where there is not a lot of saving going on. He would suggest to be wise and be
conservative in choices to have as little debt as possible so when the downturns comes it
34 is less difficult. He would like to see us save as much as we can and try to project when
there will be a downturn as to be prepared.

36 **Mr. Wily:** He feels it is a good thing that the legislatures changed the law to allow
38 municipalities to save more money. This council is saving and to have a rainy day fund is
a high priority and a great decision.

40 Following the question and answer period Mr. Cowie called for a straw poll with
42 the Councilmember's selecting their preferred top applicant. Mr. Cowie then accepted the
submitted checklists and posted the finalist names for public view with the results as
follows:

44 **Bob Wily: 50%**

46 **Dustin Sweeten: 50%**

2 Following the straw poll vote Mr. Cowie stated the Council can continue to
4 discuss and deliberate or ask additional questions or the Mayor can call for a motion to
appoint a specific individual with at least 3 aye votes for the motion to pass stating the
Mayor can vote in the event of a tie.

6 At this time Mayor Acerson commended all of the applicants for their interest and
willingness to serve the City noting they are all highly qualified to serve.

8 Mayor Acerson called for any further discussion or comments. Hearing none he
called for a motion.

10
12 COUNCILMEMBER HOYT MOVED TO APPOINT DUSTIN SWEETEN TO
THE LINDON CITY COUNCIL TO FILL THE REMAINDER OF THE VACANT
14 TERM UNTIL THE FIRST MONDAY IN JANUARY 2018, AND REQUEST THAT
HE BE SWORN IN AT THE JULY 5, 2016 CITY COUNCIL MEETING.

16 COUNCILMEMBER BRODERICK SECONDED THE MOTION. THE VOTE WAS
RECORDED AS FOLLOWS:

18 COUNCILMEMBER BEAN AYE

COUNCILMEMBER LUNDBERG AYE

20 COUNCILMEMBER BRODERICK AYE

COUNCILMEMBER HOYT AYE

THE MOTION CARRIED UNANIMOUSLY.

22 COUNCIL REPORTS:

24 **Chief Cullimore** – Chief Cullimore thanked the Council and city staff for their support at
26 the Memorial Day Ceremony noting it was an outstanding celebration. He noted there is
always great support from the residents at the celebration as well.

28 **Councilmember Hoyt** – Councilmember Hoyt commented that he appreciated Mr.
30 Cowie’s foresight regarding not swearing in the new Councilmember until the July 5th
City Council meeting until after the budget is approved.

32 **Councilmember Broderick** – Councilmember Broderick reported on the some leaking
34 by the canal. Mr. Cowie stated he has not heard anything about this issue but will check
into it.

36 **Councilmember Bean** – Councilmember Bean had nothing to report at this time.

38 **Councilmember Lundberg** – Councilmember Lundberg reported that the Memorial Day
40 service was wonderful and the Police Department always does a great job. She also
asked about a Bonneville trail access point from a new subdivision. Mr. Cowie stated
42 when 1200 east goes through there will be a trail access connection point at 380 North.
He noted this is something they can further look at and take into consideration.

44 **Mayor Acerson** – Mayor Acerson reported a celebration with the Utah Lake
46 Commission was held last Saturday to bring attention to Utah Lake. He noted he will be
attending a UIA meeting next Monday. He mentioned that the Harley Davidson

2 dealership is leasing some UDOT property because of the tower blocking their sign from
the freeway exit. Mr. Cowie stated they will have further discussion on this issue.

4
Administrator's Report:

6 Mr. Cowie reported on the following items followed by discussion.

8 **Misc. Updates:**

- 10 • July newsletter article: Councilmember Broderick - Article due to Kathy Moosman last week in June.
- 12 • Road projects starting end of May through June
 - 14 ○ Lindon Park Drive/400 South (Home Depot/Canopy area)
- 14 • Cycle track on 400 West – complete per bicycle master plan or not?
 - 16 ○ Main street repaving (between State and 200 South) to be done with other RDA road projects
- 16 • Resurfacing of Heritage Trail to occur in late June (from Canal Drive to Pioneer Lane).
- 18 • Notice of utility enterprise fund transfers to general fund – mailed on post cards to all Lindon properties.
- 20 • Heritage Trail funding request from Vineyard
- 22 • Easement acquisition for new sewer lift station
- 22 • Need to fill Planning Commission vacancy. Should we advertise and accept applications. Steven Johnson agreed to serve.
- 24 • Cemetery clean-up on June 29th. ALL items will be discarded except permanently mounted vases.
- 26 • Misc. Items:

28 **Upcoming Meetings & Events:**

- 30 • June 14th – Noon at Public Works. Engineering coordination meeting. Mayor Acerson and Councilmember Broderick will attend
- 32 • June 21st – 6:00 pm Work Session to discuss Water Impact Fee updates
- 32 • June 21st – Adopt Final Budget documents
- 34 • June 29th – Cemetery clean-up. City will be removing ALL items.
- 34 • July 4th – City offices closed
- 36 • July 5th – Public Hearing to consider adoption of Water Impact Fee updates
- 36 • July 25th – City offices closed
- 38 • August 1st-6th – Lindon Days

38 Mayor Acerson called for any further comments or discussion from the Council.
40 Hearing none he called for a motion to adjourn.

42 **Adjourn –**

44 COUNCILMEMBER BRODERICK MOVED TO ADJOURN THE MEETING
46 AT 9:58 PM. COUNCILMEMBER LUNDBERG SECONDED THE MOTION. ALL PRESENT VOTED IN FAVOR. THE MOTION CARRIED.

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Approved – June 21, 2016

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Kathryn Moosman, City Recorder

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Jeff Acerson, Mayor