PARK CITY COUNCIL MEETING
SUMMIT COUNTY, UTAH
AUGUST 29, 2002

PUBLIC NOTICE IS HEREBY GIVEN that the City Council of Park City, Utah will hold its regularly scheduled meeting at the Marsac Municipal Building City Council Chambers, 445 Marsac Avenue, Park City, Utah for the purposes and at the times as described below on Thursday, August 29, 2002.

Closed Session

2:30 p.m. Property disposition

Work Session

3:10 p.m. Council questions/comments
3:40 p.m. Website update
4:20 p.m. Old Town needs assessment projects
4:35 p.m. Rail Central Project
4:50 p.m. Economic development work program
5:10 p.m. Conservation reserve program
5:25 p.m. Open space bond
5:40 p.m. Meeting questions/comments
5:50 p.m. Break

Regular Meeting

6:00 p.m.

I ROLL CALL

II PUBLIC INPUT

III COMMUNICATIONS FROM COUNCIL AND STAFF

IV WORK SESSION NOTES AND MINUTES OF MEETING OF AUGUST 1, 2002

V PUBLIC HEARING

Ordinance approving a plat amendment to relocate and reconfigure the building pad located within Lot 1 of the Morning Star Estates Subdivision (7301 Rising Star Lane), in Park City, Utah

VI CONSENT AGENDA

PARK CITY COUNCIL MEETING
SUMMIT COUNTY, UTAH
AUGUST 29, 2002

I ROLL CALL

Mayor Dana Williams called the regular meeting of the City Council to order at approximately 6:15 p.m. at the Marsac Municipal Building on Thursday, August 29, 2002. Members in attendance were Dana Williams, Peg Bodell, Kay Calvert, Candace Erickson, Jim Hier, and Fred Jones. Staff present were Toby Ross, City Manager; Mark Harrington, City Attorne; Pat Putt, Planning and Zoning Administrator; Jonathon Weidenhamer, Planner; and Bob Stephens, Administrative Services Director.

II PUBLIC INPUT

The Mayor invited the public to comment on any matter of City business not scheduled on the agenda. Hearing none, the public input session was closed.

III COMMUNICATIONS FROM COUNCIL AND STAFF

Pat Putt reported on the Planning Commission meeting last night where amendments to the Land Management Code were considered to accommodate Olympic legacy displays. The definition narrowly defines the existing improvements established as part of the Games, i.e., flag poles, banner poles and Olympic towers. Qualified projects are proposed as allowed uses in some zones in the land use table and there was public comment last night, for and against. The Planning Commission is highly supportive of maintaining existing improvements, specifically at PCMR and Deer Valley. However, the Planning Commission felt that moving a 65 foot tower to the Olympic Welcome Plaza should not be an allowed use but should provide an opportunity for public input. In response to a question from Fred Jones, Pat Putt explained that there are height exceptions in allowed zones for the 65 foot towers and the exception would only be applied to the defined legacy exhibits produced by SLOC. The Mayor and Council members Hier and Jones agreed with the recommendation and Mr. Putt indicated that he will make those changes to the draft document and return to the Planning Commission and City Council on September 12. Peg Bodell supported the Planning Commission's approach by not providing the City with exceptions. Commissioner Bruce Erickson stated that the Commission is committed to processing this in a timely manner. He warned that the drafted definition could allow other devices imported by SLOC from other locations to the City and has the potential to allow elements that are created today that are considered commerative.

Rick Lewis asked if Council wanted to cancel the September 11 Planning Commission meting. The Mayor clarified that there was discussion but no direction rendered. Peg Bodell encouraged Council members to attend the NLC conference in December and the ULCT conference next month. Toby Ross referred to a very preliminary draft of the strategic plan distributed to Council which will be discussed on September 12.

IV WORK SESSION NOTES AND MINUTES OF MEETING OF AUGUST 1, 2002

Kay Calvert disclosed that she will be abstaining as she was not in attendance. Jim Hier, "I move to approve the minutes as written for August 1". Candace Erickson seconded. Motion carried.

Peg Bodell	Aye
Kay Calvert	Abstention
Candace Erickson	Aye
Jim Hier	Aye
Fred Jones	Aye

V PUBLIC HEARING

Ordinance approving a plat amendment to relocate and reconfigure the building pad located within Lot 1 of the Morning Star Estates Subdivision (7301 Rising Star Lane), in Park City, Utah - Jonathon Weidenhamer explained that the applicants desire to move the building pad 65 feet away from the road in order to save an existing stand of aspen trees which is supported by staff. This will not raise the height of the structure and will not impact neighbors' views and adjacent property owners have submitted letters of support. The Planning Commission renders a positive recommendation; there was no public input. Hearing no questions or comments from the Council or the audience, the Mayor closed the public hearing.

VI CONSENT AGENDA

Fred Jones, "I move to approve Items 1 through 4 on the Consent Agenda". Jim Hier seconded. Motion unanimously carried.

1. Ordinance approving a plat amendment to relocate and reconfigure the building pad located within Lot 1 of the Morning Star Estates Subdivision (7301 Rising Star Lane), in Park City, Utah - See staff report and public hearing.

2. White Pine lease assignment - See staff report.

3. Insurance renewal for workers compensation and crime coverage in the amount of $35,797 - See staff report.

4. Authorization to enroll in the Continuous Conservation Reserve Program for McLeod Creek Stream Corridor - See staff report and work session notes.

VII NEW BUSINESS

License agreement with AT&T Broadband in the amount of $285,285 for use of City's fiber optic conduit - Bob Stephens explained that Rod Daughtee was the project manager for the installation of the conduit and negotiated the first City line with the Sewer District on Deer Valley in 1998. It was envisioned to have an opportunity like this to sell or lease a portion of our conduit to cover installation costs. Additionally, in the past four years, by not leasing phone lines at a cost of $100,000, the City has saved enough money to cover project costs. The $285,285 is to purchase a 25 year lease and in addition AT&T has agreed to give the City the fiber conduit to connect the last phase to the Racquet Club which will save the City about $11,000 a year in not leasing T-1 lines from Qwest. This would not have happened without the Olympics and AT&T installing infrastructure which is a great legacy and benefit to residents of Park City. Eventually, there will be enough capacity to serve the Snyderville Basin and AT&T has committed over $7 million to the community. AT&T is still reviewing the contract; there is some concern over the reversionary period of one year and the City may compromise with a slightly longer length of time. All other provisions are acceptable. In response to a question from Peg Bodell, Scott Dansie, Governmental Relations of AT&T, explained the situation with the government channel being used by Channel 8 and the availability of DSL to subscribers, with the exception of portions of Deer Valley. Fred Jones, "I move to authorize staff to enter into the license agreement, to be approved by the City Attorney, with AT&T Broadband, also known as TCI Cablevision of Utah, Inc., to lease 8,778 feet of PCMC fiber optic conduit". Jim Hier seconded. Motion carried unanimously.

VIII ADJOURNMENT

With no further business, the regular meeting of the City Council was adjourned.

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MEMORANDUM OF CLOSED SESSION

The City Council met in closed session at approximately ___ p.m. Members in attendance were Mayor Dana Williams, Peg Bodell, Kay Calvert, Candace Erickson, Jim Hier, and Fred Jones. Staff present were Toby Ross, City Manager; Mark Harrington, City Attorney;. ___, "I move to close the meeting to discuss ". ___ seconded. Motion carried unanimously.

The meeting opened at approximately ___ p.m.

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The meeting for which these minutes were prepared was noticed by posting at least 24 hours in advance and by delivery to the news media two days prior to the meeting.

Prepared by Janet M. Scott

Janet M. Scott, City Recorder

PARK CITY WORK SESSION NOTES
SUMMIT COUNTY, UTAH
AUGUST 29, 2002

Present: **Mayor Dana Williams; Council members Peg Bodell, Kay Calvert, Candace Erickson, Jim Hier; and Fred Jones**

Toby Ross, City Manager; Tom Bakaly, Assistant City Manager; Bob Johnston, Leisure Services Director; Ron Ivie, Chief Building Official; Beth Sunday, Technical Services Manager; Bob Stephens, Administrative Services Director; Colin Hilton, consultant; Tim Twardowski; Jonathon Weidenhamer, Planner; Jeff Schoenbacher, Environmental Specialist; and Linda Cook, Project Manager

Jen Vaniston, Candesa; Rodman Jordan, Rail Trail project

1. **Council questions/comments.** Fred Jones suggested that the RAP Tax be scheduled on a work session. He reported that the resort component of the visioning plan will be rendering comments on the draft. With regard to applying to serve on the Olympic legacy task force, he suggested that there be a deadline and noticing in the paper and the radio. There was discussion about this being a two month assignment. He complimented staff on painting the crosswalks and the improvements made to the round-about. Ms. Erickson advised that the Board of Health is recommending to the County implementation of a mosquito abatement program. Dana Williams reported that he received emails on paid park; two in favor and one against and attended an Envision Utah meeting in Kamas. He made it clear that Park City is not interested in planning eastern Summit County. The recycling committee is making good progress. BFI is willing to work with independent haulers and a stronger curb-side program is anticipated by October.

2. **Website update.** Beth Sunday introduced Jen Vaniston, Candesa's interactive marketing director. Through illustration of a computer-assisted presentation, Ms. Sunday displayed examples of home pages and designs from other resort cities and techniques used to improve navigation and to reflect our image on our website. Ms. Vaniston explained that she has been working with the City for a year and explained features of their design, including modular components which can be updated easily. The product last year included government information and a focus on the Olympics. The goal is to provide a tool that residents can use to obtain updated information and there a search functionality has been added. She added that the water conservation campaign on the home page has been very successful and a *speak up and vote* feature will be activated next week. There is still a new Olympic section on facts and statistics about the Games and Ms. Vaniston discussed the water conservation campaign. Obtaining account and other water information is easily accessible. The *speak-up* feature has a comment box and capabilities for reports and archived information. Public service announcements are running and promoting speak-up, and as awareness grows, there will be more feedback. She continued that the next campaign is improving communications from departments and discussed the prominence of email marketing and improved navigation back to the home

page. The benefits include building community awareness and establishing the branding of Park City Municipal. Ms. Vaniston stated that statistics reveal over 500 hits per day the past month, which is extremely high for a government site and the success of the newsletter. Keeping information current is critical and Candesa continues to monitor numbers. There are international users as Park City's site has global appeal because of the Olympics and is still in the spot-light.

Beth Sunday added that staff is always looking for suggestions for site improvements and to encourage feed-back from users. The Recreation Department will have a new design and structure as well as the golf course, in an attempt to maintain a consistent identity. Paying water bills online and a Main Street live cam are other considerations. Recognizing the volunteer or citizen of the month is another idea. She continued that the City has acquired a number of domain names including parkcityrecreation.org, council, water, etc. Staff is always looking at other government websites on the Wasatch Front and other resort towns. Ms. Sunday asked for Council input. Fred Jones felt that the *contact us* box could be more prominent but on the whole the look is terrific. There was discussion about promoting use of the site and links to other associates. Peg Bodell suggested being linked to other governmental agencies like Mountainlands and is in favor of the citizen of the month concept, which could evolve into an annual award from the Mayor. Additionally, the images should concentrate on the people here and Jen Vaniston pointed out that the home page always has a smiling face, which is a conscious decision. The live cam was discussed. Bodell suggested that maps of the City be included on the site as well as a location where people can volunteer.

3. **Old Town needs assessment projects.** Colin Hilton reported that when word got out about this project, was inundated with a lot of feedback. Throughout the first phase, prior studies and good data collected previously was used and there was a focus not to recreate the effort. The 1993 Sear-Brown study itemized street reconstruction and utility upgrades in the Old Town area which was valuable in prioritizing streets. The Lower Park Avenue Study from the early 1990s pointed out the need to beauty and improve this area and many projects have been completed; like the traffic calming at the intersection of Park Avenue and Deer Valley Drive. Wilbur-Smith conducted an extensive parking and transportation study in 1995-96, including a demand analysis for the Main Street corridor and looking at alternatives for parking; i.e., park and ride, concept for transit center. The Downtown Action Plan, formulated in the late 1990s, looks at pedestrian-friendly enhancements to the corridors to and on Main Street, including the additions of bulb-outs and parking policies. He stated that he has collected a lot of good information on streets, sidewalks, curbs, gutters, and infrastructure elements from Public Works and the Engineering Departments. The Water Department identified pipes that need to be replaced in the area. Mr. Hilton added that three meetings were held in Miners Community Center. Collectively approximately 75 residents and business owners participated and he felt that it was very important to objective. This project encompasses many of the Council's goals including preserving Park City character, ensuring quality water, being a multi-seasonal resort, improving historic Park City, providing an open and responsive government, providing effective transportation, and being a great place for families to live. There is a huge variety of opinions and it is important that not all projects can be

accomplished. Cost estimates, time frames, prioritizing projects, and funding sources are components of the next stage. Mr. Hilton acknowledged Council's direction in having as much work as possible conducted in-house, but there are two areas where outside resources are needed relating to parking and utilities. With regard to under-grounding utilities and a parking structure, the final study will provide cost-sharing options. RFPs have been advertised and there has been an overwhelming response for both. He believes the cost for both studies will be less than $65,000 as opposed to the $200,000 currently budgeted, but asked if Council would like the scopes of services expanded from that outlined in the staff report. When enough technical information is available on projects, a second round of public meetings will be held before a final report is produced. Ms. Bodell relayed that she has received good comments from Old Town participants about Mr. Hilton's objective approach. Fred Jones suggested that the parking study take a global look at parking in Main Street and Swede Alley and assess the impacts of improvements, i.e., wider sidewalks resulting in less parking. Before a parking structure is the focus, some of these issues need to be considered as there may be ways to reconfigure parking. Mr. Hilton agreed and the RFP requests evaluating increasing the supply of parking without building a structure and creative ways to use existing spaces. Jim Hier added that the ski areas' lots should be explored for additional parking. Colin Hilton stated that the data does not suggest that there are many days when the parking reaches capacity, however, there is a perception problem how difficult it is to park. Part of the analysis needs to address not only supply but perception. Ms. Calvert questioned if the consultant has a vested interest in a parking structure. Mr. Hilton explained that many of these firms not only design structures, but conduct studies so there is enough information to make a prudent decision. In response to a question from Ms. Calvert about a long-term plan, Mr. Hilton stated that Council will need to provide direction on projects first except for some projects, like street repairs, where staff input is appropriate. Toby Ross explained that the tact will be to provide Council with alternative packages and strategies with costs. With general Council direction, a priority list can be formulated based on criteria. There was discussion of public health and safety considerations. Fred Jones expressed that the parking study should provide a strategy for managing parking so that the quantity of spaces is not just the focus. Mr. Hilton felt that could be part of the study or a independent consultant could provide that analysis. Mr. Jones commented that arriving at alternatives for managing parking is appropriate as is looking at other solutions besides paid parking to achieve that goal or there may be other effective ways to manage paid parking. This ties into what is needed and where and there are trade-offs. Colin Hilton added that financing a new structure will entail determining if it will be paid parking and it will naturally be part of the discussion. Consulting contracts will be reviewed by Council.

4. **Rail Central project.** Fred Jones stated that he understood that the City purchased this section of the Rail-Trail with open space bond money and the City's property is very close to the commons building. He asked for advice on what is allowed on the open space land with regard to uses because that question needs to be answered before proceeding. Tom Bakaly explained that Council consideration is limited to providing permission to the owner to apply for an amendment of a master planned development with the Planning Commission; it is not a joint application. It may come back to Council on appeal and Mr. Bakaly hearing about the merits of the project at this point may not be

appropriate. He referred to the site map in the staff report and explained that the bond language specifies that it must be used for open space and recreational amenities, which could be for parking at the Rail-Trail. However, parking for commercial use would not be permitted and the property is directly adjacent to a proposed commercial use. Additionally, the proposed street cut goes through the City's land and the Council can deny the request to proceed with the planning process. Ms. Erickson asked if the portion of land be sold and the proceeds allocated in the open space fund. Mark Harrington stated that it would likely require a reconveyance, but because of covenants in the original deed, would be difficult to achieve. Tim Twardowski explained that the bond language is specific with regard to *acquire and forever preserve* as open space and recreational land. The question here is whether the proposed use is consistent with the language in the bond. Rodman Jordan believed that his project is consistent with the intent, but relates to recreation rather than open space. For instance, asphalting the rail trail would bring it into compliance of the soils ordinance. Jim Hier stated that as a member of the open space committee, the thought of selling property purchased with open space money is inappropriate, in fact the goal was to prevent that from occurring. He added that the pamphlet promoting the bond may have a better description of the intent for the bond, than the actual ballot language. Rodman Jordan clarified that they are not interested in acquiring the property, but in sharing access. Ms. Erickson explained that she understands the plan but has a hard time justifying it as a recreational amenity if it is shared for commercial parking, and stressed that she likes the project and hopes there is an alternative. The Mayor stated that as a member of COSAC, the idea of using this open space property as the main access to the commercial project is not negotiable. He agreed with Ms. Erickson that there are merits to the project. Mr. Jordan stated that his proposal provides the opportunity to complete the Rail-Trail and at this time, there is no way for users to access the trail or to take advantage of the acquisition. This proposal integrates people into a concept; creating an amenity for tourists and residents, employment opportunities, and greatly improving the site. Jim Hier stated that he agrees with the concept but is concerned about precedence and felt that the project should be analyzed by staff before allowing the application to go to the Planning Commission. In response to a question from Kay Calvert about other options for access, Mr. Jordan explained that in order to support retail not just industrial, it needs to have a look and tie into the Rail-Trail. He stated he has received some good direction. The Mayor concurred that it is a good design and suggested that perhaps a pedestrian green space may work between the City's and Mr. Jordan's property. Rodman Jordan expressed that he has been working with the planning staff, and clarified that they had to take a lead to get ideas on the table. Jim Hier stated that providing another access at east end of the property would solve many problems. Peg Bodell recalled that when Council approved the sale on the recommendation of COSAC, it was based on controlling and improving the area. Councilman Hier, former member of COSAC, stated that there was a fear of someone buying it and turning it into a commercial site and the hope that the City's purchase would prevent further density. There was a debate about the intention of the City to improve it. Fred Jones felt that there are parameters by virtue of using bond monies and that needs to be resolved. Mr. Jordan thanked Council and will continue to work on the project.

5. Economic development work program. Jonathon Weidenhamer explained that the program is a result of the visioning session where the top priority goal of *developing and maintaining Park City as a world-class multi-seasonal resort community.* Kay Calvert will be the Council liaison on this project and the goal is to develop a formal economic development plan and provide a framework to establish action plans and bench marks which will help determine long and short term policies. There are preliminary focus areas, organizational structure and a public process is identified. Jim Hier suggested that the Restaurant Association be involved and Peg Bodell felt that the Art Council and Historical Society also be included. She discussed an upcoming cultural tourism conference in Pittsburgh and programs hosted by the Chamber and Historical Society. Mr. Weidenhamer indicated that staff is hoping to get the task force established as soon as possible. Fred Jones stated that he likes the time frames. Ms. Calvert added that there are experienced retired citizens who may want to participate. Rick Lewis discussed the probability of forming subcommittees to review individual vitality focus areas and Ms. Bodell felt the task force would be helpful in the long term, after these goals are met. Kay Calvert pointed out the effects of projects, like UVSC's new campus on US40 which will affect Park City and the benefits of partnering with other agencies. Ms. Erickson added that Kimball Junction activities directly affect Main Street and Rick Lewis noted that representation from both counties would be appropriate. Ms. Bodell felt that the Utah Olympic Park and Soldier Hollow are great assets and should be included.

6. Conservation reserve program. The Mayor complimented Jeff Schoenbacher on his thorough report and through a computer presentation, illustrated the McLeod Creek stream corridor. He explained the City's Storm Water Management Plan to facilitate and improve the management of storm water with the intent of improving surface water quality. Defined within the plan were practical goals that would be directed at controlling and minimizing non-point source pollutants from entering waters of the state. Non-point source (NPS) pollution, unlike pollution from industrial and sewage treatment plants, comes from many diffuse sources. NPS pollution is caused by rainfall or snowmelt moving over and through the ground surface.

PCMC's plan was structured in order to voluntarily comply with USEPA Phase II National Pollutant Discharge Elimination System (NPDES) Permit Program requirements (Utah adopted). By PCMC implementing the plan voluntarily, the city is avoiding being designated by the Utah Department of Environmental Quality as a "point source" which would require a prescriptive discharge permit. These permits are similar to discharge permits issued to the industrial sector (i.e. mining, oil/gas, utilities) and they contain compliance benchmarks that must be achieved in order to be in compliance with the permits.

Defined within PCMC Storm Water Management Plan are measurable goals that the city has chosen to pursue in order to assist in improving water quality within the watershed. As a result, one of the measurable goals was to improve the McLeod Creek river corridor. This creek is located adjacent to SR224 and is part of the East Canyon Creek Watershed which has been placed on the 303 (d) list of the federal Clean Water Act as being "impaired" or "threatened" for excess nutrient enrichment and dissolved oxygen.

Because the McLeod Creek is headwaters for the East Canyon Creek watershed the improvement of this creek would play an important role in improving water quality within this watershed. As a result of PCMC Storm Water Management Plan strategy, the city is considering the Continuous Conservation Reserve Program that is administered by the United States Department of Agriculture (USDA).

The Conservation Reserve Program (CRP) is administered by the United States Department of Agriculture and is one of the largest private-lands enhancement improvement programs in the United States. The CRP encourages owners of agriculture land to voluntarily plant permanent areas of grass and trees on land that need protection in order to control non-point source pollutants from entering a watershed. The program's intent is to establish a 180' buffer zone of vegetation that would in turn retain topsoil thereby preventing erosion. In addition, the CRP program is known for enhancing habitat for wildlife while also providing a source of food.

Participants entering the CRP sign up for a period of 10 to 15 years. The areas that are entered into the program are at the discretion of the property owner. In return, the owner receives an annual rental payment, incentive payment, and cost share payment for the enhancements that occur (fencing, seed, water tanks) on the property. In addition, owners can also receive an additional one-time payment for completing the work defined in the work plan. Payments are made to the owner on a per acre basis, meaning the more acres you have in the program the higher the payment. For the areas PCMC is considering the CRP rental rate would be $52.00 per acre and buffer zone area would comprise of 23.2 acres with a total length of 16,000 ft. As a result, the base annual payment would be $1,206.04 and with additional incentives that rate would be raised 40% within the first year. In addition, the installation of fencing and other barriers would be cost shared at a rate of 95% with PCMC picking up the remaining 5%. This is the best cost-sharing program out of all the conservation programs. In addition, it is a no hassle program, the owner enrolls and implements the work plan and follows the rules of the program.

The paybacks of PCMC entering the CRP are many; the following are just some of these benefits:

- A monetary return back to the city, higher than current agriculture rental rates. In addition, designated areas feed sensitive watersheds (Silver and East Canyon); as a result there is a 40% bonus payment on the acreage.

- Improving the entry corridor into the city, which is paid for by a government program (cost share rate 95/5). This cost sharing includes the restructuring of the fence to better reflect PCMC property. Also, the purchase of seed or trees would be paid for.

- Great opportunity to have participation by local high schools or civic groups to participate in the restoration of the area. NRCS will develop a work plan that recommends woody species and seed for the CRP areas. Many groups (i.e. Boy

Scouts, PC Clubs) have expressed and interest to participate in assisting in CRP improvements.

- Entering the program would show PCMC commitment to improving water quality within an impaired watershed. In addition the program would showcase PCMC commitment to conservation.

- This would be a major achievement within PCMC Storm Water Management Plan, which UDEQ oversees.

- PCMC would be the only municipality entered into the program in the state.

- Great PR and Political Benefits as UDEQ or other environmental groups cannot accuse PCMC for not implementing conservation measures.

- No restrictions for the current use of the property (i.e. public access, cross country skiing, hiking)

- The nesting habitat for migratory birds will thrive in the CRP areas allowing the public to view a diverse population.

The USDA has received the CRP enrollment form and concurred with the NRCS that the land is eligible for entering the program. The Planning Commission, Historic District Commission, Friends of Farm, and Parks, Recreation and Beautification Board, reviewed the program. Notice has been given to Franklin Richards of the proposed fencing to eliminate cattle grazing within the stream corridor.

Mr. Schoenbacher explained that as with any federal program there are restrictions and rules and the following apply to the CRP.

- No grazing of any type of livestock. Since this area is going to be a riparian buffer, livestock is not allowed to impact the area. With the exception of the Richards parcel, this should not be a problem.

- No hay can be cut within the designated CRP areas. Much of these areas contain riparian species and in the wet zone. However as previously stated the CRP areas could encroach on the hay fields at the McPolin Barn area and Richards Parcel area on the east side of SR 224.

- The NRCS work plan (i.e. planting, maintenance) will be monitored to validate the plan is being implemented.

In conclusion, he explained that the enrollment into the CRP program has major benefits to the city as it reflects commitment towards water quality while at the same time the city would be compensated for land improvements. There was consensus among Council members to authorize staff to complete the CRP enrollment process.

7. Open space bond. Linda Cook pointed out the success of the prior bond for open space and the community's support of future acquisitions. A bond initiative could be placed on the November ballot with the assistance of bond counsel. Mr. Hier asked for clarification on using bond funds for maintenance and development of open space properties. Toby Ross felt that can be accomplished. The ability to issue bonds is based on parks and recreation and parks are narrowly identified. The question is not so much legal limitations but what is attractive to the voter. Jim Hier suggested the language change "forever preserve and *develop* park and recreational amenities". This would allow the City to use funds for redevelopment of trail heads, for instance. Fred Jones supported Mr. Hier's comments and suggested a limit of funding to that category. He believes that voters are most interested in open space and parameters should be provided, so it isn't confused with the park bond. His limit would be up to 10% for these type of improvements and the bulk of the money allocated to the purchase of open space. There was debate about the appropriate percentage. As a point of clarification, Toby Ross, explained that bond proceeds should be used for improvements not operating costs. Improvements have to be made on those properties acquired for the purpose of open space protection and language could be crafted to include only trail heads or fencing, etc. necessary for access to the public. Tom Bakaly recommended an accompanying resolution which sets forth guidelines which can be promoted by the non-profit open space committee, which occurred in 1998. Fred Jones suggested paying off the McMilllian purchase with these new funds, and free up monies from the first issuance for neighborhood parks. Tom Bakaly explained that the committee needs to clarify the distinction of the ice and parks bond and Fred Jones felt it advantageous not mention parks because it is confusing. The City Manager explained that there is no authority to issue bonds for open space and the language has to include *park and recreation*, and open space needs to be characterized as park open space. Fred Jones suggested taking neighborhood parks out as impact fees can be used for those projects, so the issues are separated. Jim Hier proposed to move forward with the bond issuance and the ballot language as presented. Council concurred. There was discussion about the bond amount of $10 million which was identified as the threshold for voters in 1998. Mr. Hier emphasized the importance of promoting this issuance through citizen groups.

8. Meeting questions/comments. See regular meeting minutes.

Prepared by Janet M. Scott, City Recorder