



**Minutes of the Millcreek
City Council – Planning Commission
Joint Work Meeting
February 13, 2018
5:00 p.m.**

The City Council and Planning Commission of Millcreek, Utah, met in a Joint Work Meeting on February 13, 2018 in the Council Chambers of the City Offices, located at 3330 S 1300 E., Millcreek, UT 84106.

PRESENT:

Council Members

Jeff Silvestrini, Mayor
Silvia Catten, District 1
Dwight Marchant, District 2
Cheri Jackson, District 3
Bev Uipi, District 4 (participated electronically)

Planning Commission

Tom Stephens, Chair
Fred Healey, Vice Chair
Russell Booth
Scott Claerhout
Shawn LaMar
Mark Mumford
Heather Wilson

City Staff

John Geilmann, City Manager
John Brems, City Attorney
Rita Lund, Director of Community Relations
Kurt Hansen, Director of Community Development
Francis Lilly, Planning Director
Elyse Greiner, City Recorder
Alexandra Muller, Deputy Recorder
Robert May, Planner
Ashley Cleveland, Planner

Attendees: Krissy Gilmore, Jim Carter, Tedd Budy, Michael Lasko, and Benjamin Becker.

Minutes by: Alexandra Muller

Work Meeting – 5:00 p.m.

Time COMMENCED: 5:06 p.m.

Planning Director Francis Lilly called the work meeting to order.

1. General Plan

Consultant Krissy Gilmore from Logan Simpson provided an overview of what the General Plan is: a blueprint that guides the City in development for approximately 10 years and a framework for future decisions for the City.

1.1 Process Update

Logan Simpson consultants spoke to how they had begun reviewing existing documents and interviewed stakeholders in the Foundation Phase during the summer of 2017. During the Visioning Phase in the fall of 2017, the consultants held workshops and went to community events where they asked residents questions on what their vision is for the City. They explained how they are currently in the middle Phase called “Opportunities and Choices,” where they took what they heard and assessed the feasibility from the ideas heard. Ms. Gilmore explained there would be a next round of public outreach beginning in March with the General Plan ready by August.

1.2 Review Vision Document

Ms. Gilmore said the vision statements were meant to be positive, broad, and future thinking. She spoke of the specific ideas that were included in the vision document and where they came from. One set of ideas came from a youth workshop: more open spaces, different housing types, and gathering places. Another set of ideas came from the Sunnyvale open house that had residents from diverse backgrounds. She explained that some of their specific comments included access to local foods (through grocery stores and community gardens) and better sidewalks to get there. Jim Carter, also a consultant from Logan Simpson, said residents emphasized the need for being able to grow vegetables they no longer had access to since moving to Utah. There was a discussion on where future town centers should go and perhaps adding different layers to the centers. Other public input included the desire to continue community events and the addition of cultural resources.

1.3 Review Big Ideas Generated from Public Input

There was discussion of areas that the public identified should be town centers: 13 E. 3300 S., the Wedge area, 2300 E. 3300 S., the Olympus Hill shopping center, and the Main Street Meadowbrook area. Discussion revolved around the overarching theme for the areas and some of the suggestions included: restaurants and retail, or a more civic component with a recreation center or library. The Mayor added they were beginning to see more commercial interest in the Wedge (the area between Highland and 1300 E. and up to 3000 South) and were attempting to get grant money for a town center zone. Mr. Carter said they would be seeking even greater input from the public in the future. Dialogue then focused on the type of gateways Millcreek should establish, what types of signage or banners should be used, and where they should be placed in the City. Ms. Gilmore said she had received emails on accessory dwelling units and tiny homes which led to further discussion on how Millcreek should handle the issue. The Logan Simpson consultants requested feedback on what was needed to be expanded or clarified.

1.4 Market Study Discussion

Benjamin Becker from Zion’s bank spoke on the Market study, which he said was an on-going process. He explained during his presentation how every business in Millcreek

was mapped and put into a specific cluster of nodes, which helped in better plan recommendations. Examples of node categories included sporting goods representing stores such as REI. Mr. Becker also explained how Millcreek and other communities captured sales in a variety of businesses situated within city boundaries. Discussion led to the types of development that would best benefit Millcreek such as additional office space at Olympus Hill Shopping center due to high transit numbers and visibility.

1.4 Next Steps

Ms. Gilmore spoke about the upcoming outreach events and open houses. There were suggestions on how to get the word out to the community to get more involvement from residents.

Adjourned at 7:12pm.

 approved 3-12-18