

DATE TUESDAY _____ NOVEMBER _____ 28, 2023

THE MAGNA METRO TOWNSHIP COUNCIL, STATE OF UTAH, MET ON TUESDAY, NOVEMBER 28, 2023, PURSUANT TO ADJOURNMENT ON TUESDAY, NOVEMBER 14, 2023, AT THE HOUR OF 6:00 P.M. AT THE WEBSTER CENTER AT 8952 WEST MAGNA MAIN STREET (2700 SOUTH), MAGNA, UT 84044.

COUNCIL MEMBERS PRESENT: ERIC BARNEY
STEVE PROKOPIS
TRISH HULL
AUDREY PIERCE
DAN PEAY, Mayor

OTHERS IN ATTENDANCE: PAUL ASHTON, LEGAL COUNSEL
DAVID BRICKEY, ADMINISTRATOR



Mayor Peay, Chair, presided.



Business Meeting

The following items were discussed by the Council. Due to the technical difficulties, there is no recording for the following items:

- Public comments
- Unified Police Department (UPD) update
- Financial report
- 4th of July report
- Magna Chamber of Commerce report
- Pleasant Green Cemetery report
- Magna Town Council report
- Magna Water Improvement District update



Consent Agenda

Public Hearing

The Council set the date and time for a public hearing to consider amendments to the 2023 Magna Metro Township budget for December 12, 2023, at 6:00 p.m.



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Action / Discussion Items

Amended Rezone Ordinance

The Council reviewed and approved the following Ordinance rezoning property located at 3045 South 8400 West:

ORDINANCE NO. 2023-O-09

Date: November 28, 2023

AN ORDINANCE OF THE MAGNA METRO TOWNSHIP COUNCIL AMENDING THE ZONING MAP TO CHANGE THE ZONING OF THE PROPERTY AT 3045 S. 8400 W. FROM R-1-6 TO R-2-6.5

RECITALS

WHEREAS, the Greater Salt Lake Municipal Services District provides services to the five Metro Townships in the Salt Lake Valley, unincorporated areas, and the Town of Brighton; and

WHEREAS, the Magna Metro Township is a municipality and has authority to regulate Zoning in general pursuant to Utah Code Ann. Subsection 10-3c-103 (2); and

WHEREAS, Magna Metro Township has authority to adopt zoning ordinances, including a zoning map pursuant to Utah Code Ann. § 10-9a-501 in accordance with the Municipal Land Use, Development, and Management Act, ("MLUDMA"), Title 10, Section 9a, Utah Code, to establish zones within the metro township; and

WHEREAS, the Council deems it necessary to amend its zoning map in order to accommodate the proposed rezone request from the R-1-6 (Single-Family Residential, 6,000 SF Minimum) Zone to the R-2-6.5 (Medium Density Residential) Zone for the subject parcels located at: 3045 South 8400 West; and for the protection and preservation of the public health, safety and general welfare.

BE IT ORDAINED BY THE MAGNA METRO TOWNSHIP COUNCIL as follows:

1. Section 19.14.020, The Zoning Map of Magna Metro Township is hereby amended as follows:

The property described in Application # REZ2023-000852 filed by Joe Colosimo, and located at 3045 South 8400 South, within Magna Metro Township, is hereby reclassified from the R-1-6 (Single Family Residential) zone to the R-2-6.5/ZC (Medium Density Residential) Zone, said properties being described as follows:

PARCEL #: 14-29-252-015-0000

LEGAL DESCRIPTION: Commencing at a point 330 feet north and 33 feet east from the center of Section 29, Township 1 South, Range 2 West, Salt Lake Meridian (SLM).

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From this starting point, the boundaries of the parcel are described as follows: proceeding north for a distance of 4.19 feet, then heading east for a distance of 38.2 feet, followed by a southern course of 4.19 feet, and ultimately moving west for a distance of 38.2 feet to return to the point of beginning.

PARCEL #: 14-29-252-043-0000

LEGAL DESCRIPTION: Commencing at a point located 33 feet east and 198 feet north and 197.3 feet east from the center of Section 29, Township 1 South, Range 2 West, Salt Lake Meridian (SLM), the legal description pertains to a parcel of land measuring 0.33 acres more or less. From this starting point, the boundaries of the parcel are described as follows: running north for a distance of 132 feet, then proceeding east for a distance of 110 feet, followed by a southern course of 132 feet, and finally moving west for a distance of 110 feet to return to the point of beginning.

PARCEL #: 14-29-252-074-0000

LEGAL DESCRIPTION: Beginning from a point situated South 89 degrees 34 minutes 15 seconds East, 228.77 feet, and North 0 degrees 25 minutes 45 seconds East, 198.00 feet, and South 89 degrees 34 minutes 15 seconds East, 110.00 feet from the center of Section 29, Township 1 South, Range 2 West, Salt Lake Meridian (SLM), the legal description pertains to a parcel of land. From this starting point, the boundaries of the parcel are described as follows: running North 0 degrees 25 minutes 45 seconds East for a distance of 132.00 feet, then proceeding South 89 degrees 34 minutes 15 seconds East for a distance of 161.50 feet, followed by a southern course of South 0 degrees 25 minutes 45 seconds West for a distance of 132.00 feet, and finally moving North 89 degrees 34 minutes 15 seconds West for a distance of 161.50 feet to return to the point of beginning.

PARCEL #: 11-29-252-075-0000

LEGAL DESCRIPTION: Beginning from a point situated South 89 degrees 34 minutes 15 seconds East, 228.77 feet, and North 0 degrees 25 minutes 45 seconds East, 198.00 feet, and South 89 degrees 34 minutes 15 seconds East, 110.00 feet from the center of Section 29, Township 1 South, Range 2 West, Salt Lake Meridian (SLM), the legal description pertains to a parcel of land. From this starting point, the boundaries of the parcel are described as follows: running North 0 degrees 25 minutes 45 seconds East for a distance of 132.00 feet, then proceeding South 89 degrees 34 minutes 15 seconds East for a distance of 161.50 feet, followed by a southern course of South 0 degrees 25 minutes 45 seconds West for a distance of 132.00 feet, and finally moving North 89 degrees 34 minutes 15 seconds West for a distance of 161.50 feet to return to the point of beginning.

PARCEL #: 14-29-252-077-0000

LEGAL DESCRIPTION: Beginning from the southeast corner of Pendleton Grove Subdivision, the legal description pertains to a parcel of land. From this starting point, the boundaries of the parcel are described as follows: running South 69.13 feet, then proceeding West 334.30 feet,

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followed by a northern course of 69.13 feet, and finally moving East 334.30 feet to return to the point of beginning.

PARCEL #: 14-29-252-076-0000

LEGAL DESCRIPTION: Beginning from a point situated East 33 feet and North 399.135 feet from the center of Section 29, Township 1 South, Range 2 West, Salt Lake Meridian (SLM), the legal description pertains to a parcel of land. From this starting point, the boundaries of the parcel are described as follows: running North 34.565 feet, then proceeding East 152 feet, then North 34.57 feet, and East 144 feet more or less. After that, the course turns South for 69.13 feet, and finally, West for 296 feet more or less to return to the point of beginning.

The subject properties included in this zoning map amendment, are subject to the following zoning conditions (ZC) for the R-2-6.5/ZC Zone:

1. The overall density is limited to 18 Single-Family Homes (with traditional construction methods, not modular homes) for the subject property.
2. The driveways within the development must be a minimum of 20 feet deep.

The official zoning map kept on file with the Planning and Development Services Division of the Municipal Services District of Greater Salt Lake shall be changed to reflect this ordinance.

1. Effective Date. This Ordinance will take effect immediately upon posting and publication as required by law.

PASSED AND ADOPTED this 28th day of November, 2023.

MAGNA METRO TOWNSHIP

By: /s/ DAN W. PEAY
Mayor

ATTEST:

/s/ LANNIE CHAPMAN
Salt Lake County Clerk
Metro Township Clerk/Recorder

Rezone Ordinance

The Council reviewed and approved the following Ordinance rezoning property located at 7415 W UTWO O One Hwy:

ORDINANCE NO. 2023-O-10

Date: November 28, 2023

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AN ORDINANCE OF THE MAGNA METRO TOWNSHIP COUNCIL AMENDING THE ZONING MAP TO CHANGE THE ZONING OF A CERTAIN PROPERTY LOCATED IN MAGNA METRO TOWNSHIP FROM THE A-1/zc (AGRICULTURAL) TO THE M-2 (MANUFACTURING) ZONE.

RECITALS

WHEREAS, the Greater Salt Lake Municipal Services District provides services to the five Metro Townships in the Salt Lake Valley, unincorporated areas, and the Town of Brighton; and

WHEREAS, the Magna Metro Township is a municipality and has authority to regulate Zoning in general pursuant to Utah Code Ann. Subsection 10-3c-103 (2); and

WHEREAS, Magna Metro Township has authority to adopt zoning ordinances, including a zoning map pursuant to Utah Code Ann. § 10-9a-501 in accordance with the Municipal Land Use, Development, and Management Act, ("MLUDMA"), Title 10, Section 9a, Utah Code, to establish zones within the metro township; and

WHEREAS, the Council deems it necessary to amend its zoning map in order to accommodate the proposed rezone request from the A-1/zc (Agriculture) Zone to the M-2 (Manufacturing) Zone for the subject parcels located at: 7415 West UTWO O ONE Hwy; and for the protection and preservation of the public health, safety and general welfare.

BE IT ORDAINED BY THE MAGNA METRO TOWNSHIP COUNCIL as follows:

Section 1: Section, 19.14.020, The Zoning Map of the Magna Metro Township, Magna Municipal Code of Ordinances 2023, is hereby amended, as follows:

The property described in application REZ2023-000979 filed by Dan Ford and located at 7415 West UTWO O ONE HWY, within Magna Metro Township, is hereby reclassified from the A-1/zc zone to M-2 zone, said property being described as follows:

PARCELS #:14-21-402-002-0000; 14-21-402-003-0000

LEGAL DESCRIPTION:

PARCEL 1:

BEGINNING AT A POINT on the Southerly right of way of the freeway known as project no. 018-1, said point being South 89°58'32" West 1306.25 feet and South 00°02'02" East 198.78 feet from the Northeast corner of the Southeast quarter of Section 21, Township 1 South, Range 2 West, Salt Lake base & meridian and running; thence South 00°02'02" East 254.09 feet; thence South 89°45'14" West 177.81 feet; thence North 00°09'13" West 88.52 feet; thence South 89°50'47" West 3.97 feet; thence North 00°09'13" West 185.47 feet to a point on the Southerly right of way of said freeway known as project no. 018-1, said point being on a non-tangent 5699.60 foot radius curve to the right; thence along said 5699.60 foot radius curve 118.38 feet (chord bears South 84°13'20" East 118.37 feet); thence along said Southerly right of way South 83°37'38" East 64.99 feet to the point beginning.

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PARCEL 2:
BEGINNING AT A POINT South 89°58'32" West 1306.25 feet and South 00°02'02" East 452.87 feet from the Northeast corner of the Southeast quarter of Section 21, Township 1 South, Range 2 West, Salt Lake base and meridian and running; thence South 00°02'02" East 834.33 feet; thence South 89°56'20" West 176.06 feet; thence North 00°09'13" West 833.75 feet; thence North 89°45'14" East 177.81 feet to the point of beginning.

CONTAINS 4.49 ACRES IN AREA

The properties included in this zoning map amendment are subject to the following zoning condition (ZC) for the M-2 Zone:

1. Allowed land uses are limited to the Vehicle & Equipment Repair use and the Storage Yard use, subject to the development and specific use standards in Title 19. Any other land use is prohibited.

Section 2: The map showing such change shall be filed with the Magna Metro Township Planning Commission in accordance with Section 19.14.020 of the Magna Municipal Code of Ordinances, 2023.

Section 3: This Ordinance will take effect immediately upon posting and publication as required by law.

PASSED AND ADOPTED this 28th day of November, 2023.

MAGNA METRO TOWNSHIP

By: /s/ DAN W. PEAY
Mayor

ATTEST:

/s/ LANNIE CHAPMAN
Salt Lake County Clerk
Metro Township Clerk/Recorder

Rezone Ordinance

Justin Smith, Planner, Greater Salt Lake Municipal Services District (MSD), reviewed the following Ordinance requesting a rezone from A-1/zc to R-2-6.5 on property located at 8020 W 3100 S:

ORDINANCE No. 2023-O-11

Date: November 28, 2023

DATE TUESDAY NOVEMBER 28, 2023

AN ORDINANCE OF THE MAGNA METRO TOWNSHIP COUNCIL AMENDING THE ZONING MAP TO CHANGE THE ZONE OF THE PROPERTY LOCATED AT 8020 W 3100 S FROM A-1 (AGRICULTURAL) TO R-2-6.5 (RESIDENTIAL)

RECITALS

WHEREAS, the Greater Salt Lake Municipal Services District provides services to the five Metro Townships in the Salt Lake Valley, unincorporated areas, and the Town of Brighton; and

WHEREAS, the Magna Metro Township is a municipality and has authority to regulate zoning in general pursuant to Utah Code Ann. Subsection 10-3c-103 (2);

WHEREAS, the Magna Metro Township has authority to adopt zoning ordinances, including a zoning map pursuant to Utah Code Ann. § 10-9a-501 in accordance with the Municipal Land Use, Development, and Management Act, ("MLUDMA"), Title 10, Section 9a, Utah Code, to establish zones within the metro township; and

WHEREAS, the Council deems it appropriate to amend its zoning map in order to accommodate the use of the land for industrial purposes, which is adjacent to another lot owned by the applicant and currently zoned M-2; and for the protection and preservation of the public health, safety and general welfare.

BE IT ORDAINED BY THE MAGNA METRO TOWNSHIP COUNCIL as follows:

1. Section 19.06.020, The Zoning Map of the Magna Metro Township hereby amended as follows:

The property described in application # [REZ2023-001001] filed by CARLOS DIAZ, and located at 8020 W 3100 S within the MAGNA METRO TOWNSHIP, is hereby reclassified from A-1 (Agricultural) to R-2-6.5 (Residential) said property being described as follows:

PARCEL #: 14-29-276-026-0000

LEGAL DESCRIPTION: BEG N 89°17'23" W 73.11 FT FR E 1/4 COR OF SEC 29, T 1S, R 2W, SLM; N 89°17'23" W 58.89 FT M OR L; N 00°42'37" E 110.5 FT; S 89°17'23" E 132 FT; S 00°51'05" W 82.67 FT M OR L; N 89°42'25" W 33 FT; S 74°04'38" W 41.65 FT; S 00°42'37" W 15.67 FT TO BEG. 0.29 AC. 08922-6953 10740-8424

The official zoning map kept on file with the Planning and Development Services Division of the Municipal Services District of Greater Salt Lake shall be changed to reflect this ordinance.

Effective Date. This Ordinance will take effect immediately upon posting and publication as required by law.

PASSED AND ADOPTED this 28th day of November, 2023.

MAGNA METRO TOWNSHIP

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By: /s/ DAN W. PEAY
Mayor

ATTEST:

/s/ LANNIE CHAPMAN
Salt Lake County Clerk
Metro Township Clerk/Recorder

Council Member Hull, seconded by Council Member Barney, moved to approve Ordinance 2023-O-11. The motion passed unanimously.

Administrative Work Plan

David Brickey presented information on hiring administrative support help in the areas of, meeting management, records management, municipal code audit, website enhancements, public notice management, communication and public relations, seasonal engagement, management of claims, and website RFP.

Council Member Barney stated whatever process is taken to hire administrative support, he wants it to be an open and transparent process where a posting is made, and people are allowed to apply.

Mr. Brickey stated he would get help from the Greater Salt Lake Municipal Services District (MSD) to post in the appropriate places.

Council Member Barney stated he would like a resolution outlining the hiring process, and brought back in December.

2024 Magna Consolidated Fee Schedule

David Brickey stated an amended version of the consolidated fee schedule was distributed to the Council.

Council Member Hull asked why the fees are considerably different depending on the size of the event.

Mr. Brickey stated mass gatherings require verifying road closures and providing additional restrooms, among other costs.

Council Member Prokopolis stated Unified Fire Authority and Unified Police Department must review mass gathering permits.

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Mr. Brickey stated he would bring back the fee schedule for approval at the next meeting.

Resolution 23-11-02

The Council reviewed the following Resolution approving and adopting the 2024 Magna Metro Township Council regular meeting schedule:

RESOLUTION NO. 2023-11-02

Date: November 28, 2023

A RESOLUTION OF THE MAGNA METRO TOWNSHIP COUNCIL APPROVING AND ADOPTING THE 2024 MAGNA METRO TOWNSHIP COUNCIL REGULAR MEETING SCHEDULE

WHEREAS, the Magna Metro Township (“Magna”) is a municipality pursuant to Utah Code §§ 10-2a-401 et Seq; and

WHEREAS, the Magna Metro Township Council (“Council”) is the municipal governing body for Magna pursuant to Utah Code §§10-3b-501 et al; and

WHEREAS, pursuant to the Utah Open and Public Meeting Act (the “Act”), the Council must adopt and post an annual regular meeting schedule of the Council; and

WHEREAS, the 2024 Magna Metro Township Council Regular Meeting Schedule, hereinafter known as Attachment “A” fulfill the requirements of the Act;

THEREFORE, BE IT RESOLVED, by the Magna Metro Township Council, the Council approves and adopts the attached 2024 Magna Metro Township Regular Meeting Schedule hereinafter to be known as Attachment “A” to this resolution, for the benefit of Magna.

APPROVED AND ADOPTED in the Magna Metro Township, Salt Lake County, State of Utah on this 28th day of November 2023.

MAGNA METRO TOWNSHIP:

/s/ DAN W. PEAY
Mayor

ATTEST

/s/ LANNIE CHAPMAN
Salt Lake County Clerk
Metro Township Clerk/Recorder

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Council Member Prokopis, seconded by Council Member Hull, moved to approve Resolution 2023-11-02. The motion passed unanimously.

Reducing the Number of Planning Commission Members

David Brickey stated he would like verification from the Council that it wants to move to a 5-member planning commission. He will take that information back to the planning staff and the actual change will take place in January.

The Council agreed to change the number of commissioners from a 7-member commission to a 5-member commission.

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Manager Updates

David Brickey stated he continues to get phone calls every day from people who do not understand what a metro township is and why they must talk to the Greater Municipal Services District (MSD). I get these calls from not only residents but also businesses. He continues to maintain an educational tone.

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Council Member Barney, seconded by Council Member Hull, moved to close the public meeting to discuss pending or reasonably imminent litigation and the purchase, exchange, or lease of real property. The motion passed unanimously.

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THERE BEING NO FURTHER BUSINESS to come before the Council at this time, the meeting was adjourned.

LANNIE CHAPMAN
METRO TOWNSHIP CLERK

By _____
Deputy Clerk

CHAIR, MAGNA METRO TOWNSHIP COUNCIL

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