

SOUTH JORDAN CITY
CITY COUNCIL MEETING

February 21, 2023

Present: Mayor Dawn Ramsey, Council Member Patrick Harris, Council Member Don Shelton, Council Member Brad Marlor, Council Member Jason McGuire, City Manager Gary Whatcott, Deputy City Manager Dustin Lewis, CFO Sunil Naidu, Director of Strategy & Budget Don Tingey, Director of Commerce Brian Preece, Director of Public Works Jason Rasmussen, Director of Administrative Services Melinda Seager, City Attorney Ryan Loose, City Recorder Anna Crookston, GIS Coordinator Matt Jarman, Senior IS Tech Phill Brown, IS Specialist Ken Roberts, Director of Planning Steven Schaefermeyer, City Engineer Brad Klavano, Fire Chief Chris Dawson, Deputy Police Chief Jason Knight, Director of Recreation Janell Payne, Meeting Transcriptionist Diana Baun, Communications Manager Rachael VanCleave, Planning Commissioner Nathan Gedge

Absent: Council Member Tamara Zander

Others: Sandy, iPhone, Ashley Hansen, Karyl Baun, Jonathan White, Skylar Pedroza, Bridger Pedroza, Jacob Seager

6:33 P.M.
REGULAR MEETING

A. Welcome, Roll Call, and Introduction to Electronic Meeting - *By Mayor Dawn Ramsey*

Mayor Ramsey welcomed everyone and introduced the meeting. She excused Council Member Zander who was absent from the meeting.

B. Invocation – *By City Manager Gary Whatcott*

Manager Whatcott offered the invocation.

C. Pledge of Allegiance – *By Director of Public Works Jason Rasmussen*

Director Rasmussen led the audience in the Pledge of Allegiance.

Mayor Ramsey noted that at the end of the last meeting, there was a motion to amend this agenda in this meeting to add an Action Item which is on the Amended Agenda as G.1., an appointment to the Art's Council.

D. Minute Approval

D.1. February 7, 2023 City Council Study Meeting Minutes

D.2. February 7, 2023 City Council Meeting Minutes

Council Member McGuire motioned to approve the February 7, 2023 City Council Study Meeting Minutes and the February 7, 2023 City Council Meeting Minutes as published. Council Member Harris seconded the motion; vote was unanimous in favor. Council Member Zander was absent from the vote.

E. Mayor and Council Reports

Council Member Don Shelton attended two legislative round-up meetings, visited with several legislators there and felt it was very productive. He has also attended two LPC meetings, attended the Natural History Museum which was an interesting evening and he loved it, and attended the viewing for Shauna Butters.

Mayor Dawn Ramsey discussed the Butters Family and memories with them, sending her condolences to former Council Member Brian Butters and his Family.

Council Member Patrick Harris discussed some of the Bills related to our city and the related legislators. He attended one of the SoJo Race series events, he always appreciates those events and how well done they are. The Sewer Board had a reception for their employees, and he was amazed that as the biggest sewer district in the state, it is run by only 72 employees.

Council Member Brad Marlor sent his condolences to the Butters Family as well, he served with Mr. Butters many years ago on the council. He was unable to make the funeral, but shared that Shauna Butters was a wonderful woman. There were no Architectural Review Committee meetings the past couple weeks, nothing to share there. The council approved Google Fiber last year, and they were in his community recently installing everything. He was able to get internet through them last week and he is very glad the council took advantage of the opportunity to allow it in the city. He discussed signing up for Social Security and Medicare.

Council Member Jason McGuire attended many of the same LPC meetings and the legislative breakfast. He is grateful for the groups putting those together because it is a great way to enable that personal connection with those who represent us. He had a meeting with the Art's Council.

Mayor Dawn Ramsey talked about Shauna Butters and that she worked at Welby Elementary here in South Jordan, as a secretary for decades; that was where many people met and fell in love with her. She will be missed in our community. Many of her usual meetings have been put on hold because the legislative session is so huge right now. She is working to keep up with everything going on in that session for the city, as well as with the different organizations that the city has a chance to be a part of. She took some time off to go on vacation with her husband to India, it was really more of an adventure and they had an incredible time. She is so grateful for our country and the abundance we enjoy, for capitalism and the opportunity for people to work hard and get ahead with the freedoms we enjoy.

F. Public Comment

Mayor Ramsey opened the public comment portion of the meeting, there were no comments and that portion of the meeting was closed.

G. Action Item

G.1. Resolution R2023-13, Appointing members to the Art's Council (*By Director of Recreation Janell Payne*)

Director of Recreation Janell Payne said she spoke with Jason Yeaman after the council approved his appointment and he is excited about serving. Staff recommends the appointment.

Council Member McGuire motioned to approve Resolution R2023-13, Appointing a member to the Art's Council. Council Member Marlor seconded the motion; vote was unanimous in favor. Council Member Zander was absent from the vote.

H. Public Hearing Item

H.1. Resolution R2023-11, Adopting the South Jordan Streetscape Master Plan for the City of South Jordan (*By Associate Director of Parks Colby Hill and VODA Landscape & Planning's Mark Morris*).

Associate Director of Parks Colby Hill gave the council the option of viewing the presentation (Attachment A) again, but the council felt that wasn't necessary since it was shared previously.

Council Member McGuire asked what concerns the planning commission had with the plan.

Associate Director Hill said they had some similar concerns as the council, one was some unfinished work on 2200 West and they were able to explain that the city plans to return and finish that work. There were some concerns about the priorities and how they were decided. They were able to explain how the staff and consultant reviewed everything to distinguish those priorities.

Mark Morris agreed that there was a lot of talk about 2200 West, along with the process for the prioritization.

Mayor Ramsey opened the public hearing for comments. There were no comments and the hearing was closed.

Council Member Harris motioned to approve Resolution R2023-11, Adopting the South Jordan Streetscape Master plan for the City of South Jordan. Council Member Shelton seconded the motion. Council Member Zander was absent from the vote.

Council Member Shelton said he appreciates all the work that has gone into creating the master plan, but he is sad to see the turf go. He understands how much hard work has gone into this and he is hoping it will look nice and inviting when it's all completed. He also appreciates why the turf needs to go. He sent some email questions to Associate Director Hill yesterday, and he

received a response quickly which helped him understand the plan better. That email was shared with the council during the Study Session and is included in this meeting's paperwork as Attachment B.

Vote was unanimous in favor; Council Member Zander was absent from the vote.

I. Staff Reports and Calendaring Items

Deputy City Manager Dustin Lewis discussed the storm coming in tonight, noting that crews will be out shortly keeping the roads safe. The rest of the departments have been preparing for this, many will be implementing remote work tomorrow with only those having essential functions being in-person at City Hall. He sent an email out last week looking for suggestions of someone to serve as the Grand Marshall for the Summerfest Parade, and he asked for more responses and suggestions so they can prepare the advertising materials for that.

City Attorney Ryan Loose said there is a lot of stuff going on with legislative bills. He welcomed questions from the council if they have any regarding anything going on right now in the legislative session. He reviewed a few of the bills currently being proposed that will specifically affect the city and shared the efforts being made to try and advocate on the city's behalf.

Mayor Ramsey noted the city has nominated someone to serve on the ZAP Committee, and they are hoping she is appointed.

City Recorder Anna Crookston shared with the council that after last meeting's request for minute attachments, she has started posting the attachments from each meeting as a link on the city's webpage at <https://www.sjc.utah.gov/241/City-Council> under "Next Meeting Information". Both meetings will be linked separately and accessible to the public.

Communications Manager Rachael Van Cleave discussed the video that was posted on social media that went viral. The video is actually from over 3 years ago and from a city on the East Coast. There has been a lot of spam on city social media because of this, but staff has been keeping track of that. Many of the people aren't residents, in fact don't even live in the state. She encouraged everyone to express their appreciation to the Information Center Agents for taking the abuse today, and to our Police Department because neither of them deserved this. Sergeant Eric Anderson from our Police Department created a post telling everyone this was false information and she asked everyone to share that where possible.

Mayor Ramsey welcomed Jacob Seager, one of our 4th grade students from Monte Vista Elementary. She had the privilege of joining him and his 4th grade class at the Capitol recently and she shared her appreciation for his being there supporting his mom.

Council Member Marlor motioned to recess the City Council Meeting and move to an Executive Closed Session. Council Member McGuire seconded the motion; vote was unanimous in favor. Council Member Zander was absent from the vote.

RECESS CITY COUNCIL STUDY MEETING AND MOVE TO EXECUTIVE CLOSED SESSION

J. Executive Closed Session

J.1. Discussion of the Purchase, exchange, or real lease of property.

ADJOURN EXECUTIVE CLOSED SESSION AND RETURN TO CITY COUNCIL STUDY MEETING

Council Member McGuire motioned to adjourn the Executive Closed Session and return to the City Council Meeting. Council Member Zander seconded the motion; vote was unanimous in favor.

Council Member Marlor motioned to adjourn the City Council meeting. Council Member Shelton seconded the motion; vote was unanimous in favor.

ADJOURNMENT

The February 21, 2023 City Council Meeting adjourned at 9:14 p.m.

This is a true and correct copy of the February 21, 2023 City Council Meeting Minutes, which were approved on March 7, 2023.

Anna Crookston

South Jordan City Recorder

SOUTH JORDAN STREETSCAPE MASTER PLAN

February 2023



SOUTH JORDAN STAFF

Colby Hill, Public Works, Associate Director of Parks

Geoffrey Burlew, Park Strip Supervisor

Greg Schindler, City Planner

Jeremy Nielson, Deputy City Engineer

Jason Rasmussen, Public Works Director

Matt Jarman, GIS Coordinator

Kevin Ball, Urban Forester

Jason Miller, Parks Foreman

GOALS & OBJECTIVES

Goal 1: Reduce water use in park strips and medians maintained by South Jordan City.

Objective 1: Install new low water use, drought tolerant plants in all park strips and medians which are maintained by the city.

Objective 2: Install new, more efficient irrigation systems that can be adjusted to current conditions.

Goal 2: Reduce maintenance resources required for park strips and medians maintained by South Jordan City.

Objective 1: Explore feasibility of transferring park strip maintenance to adjacent property owners where city is not required to maintain the park strip.

Objective 2: Minimize plant and irrigation system maintenance tasks to seasonal and/or annual maintenance requirements.

Objective 3: Eliminate turf grass from all park strips and medians which are maintained by the city.

Goal 3: Create attractive landscaped park strips along South Jordan's key travel corridors.

Objective 1: Use only low-water and low-maintenance plants that will thrive in the city's climate.

Objective 2: Use plants that will beautify and improve the experience and perception of the city.

HOW MUCH WATER DOES XERISCAPE SAVE?

Most agree that effective xeriscape design can reduce anywhere from **50-75%** of water needs over conventional landscapes.



Figure 4.03 - Separate tree and plant irrigation zones

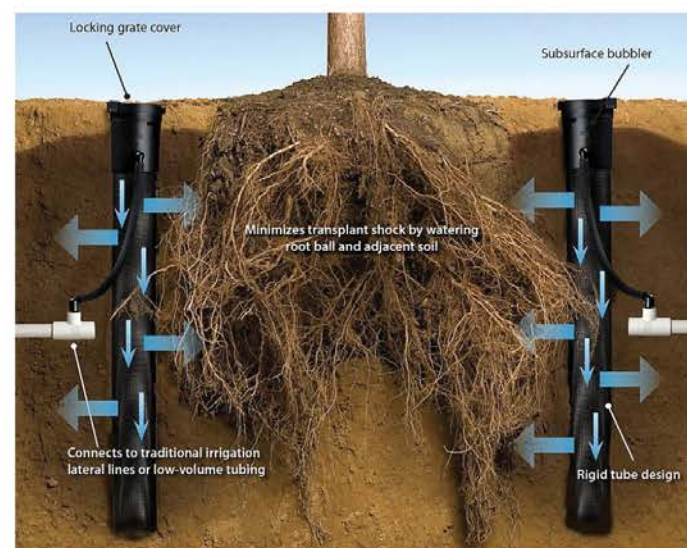


Figure 4.04 - Root watering system diagram

1. Two irrigation zones allow plants and trees to be irrigated independently. This feature is used to customize the amount of water provided for the plants vs the trees. It is useful in establishing new plants and prevents overwatering when the plants and trees have different water demands. It is also useful in drought conditions where trees, the larger investment of time and money, might need to be prioritized over plants.

(a) The **tree irrigation zone** will use a **Root Watering System (RWS)** to provide water directly to the tree's root system and minimizes surface runoff and evaporation loss. The RWS will be supplied by valves and lateral lines separate from the plant irrigation zones. See Figures 4.03 and 4.04

- (i) Each tree shall have a minimum of 2 RWS fixtures evenly spaced around the rootball.
- (ii) Each RWS fixture shall be fitted with a cloth sock around its exterior to prevent fine sediments from penetrating and clogging the canister.
- (iii) Each RWS canister shall be filled with 0.5" gravel to improve top to bottom water dispersion and prevent canister collapse from side pressure.

(b) The **plant irrigation zone** will use a drip emitter system. Individual emitters will be placed at each plant and connected to the plant irrigation zone later lines and valves. See Figure 4.03

2. Smart controllers will be installed on both existing and new irrigation systems. These controllers reduce maintenance time and costs because adjustments to watering schedules can be made remotely. This convenience can help reduce water use and increase plant survival by making real-time adjustments based on changing conditions.

(a) **Rain Bird brand smart controllers** will be installed on all new irrigation systems and retrofitted to existing systems as they are refurbished.

3. Consolidated control systems will minimize the number of controllers and valve boxes. The quantity and location of controllers and valve boxes shall be determined on a project basis with the goal of reducing the number of controllers overall.

Planting Design

Planting design is governed by an algorithm, or decision making structure. Figure 4.05 shows an overview of the process.

The full algorithm and planting design process are described in the next chapter.

STEP 3: SITE PREPARATION

Site preparation includes all site work that needs to be completed before irrigation systems and plants can be installed. This includes the removal or modification of any site features as identified in the site analysis and site design drawings.



Figure 4.02 - Park strip refurbishment process

4.2 PROCESS

The park strip refurbishment process has 7 steps:

1. Site Analysis
2. Site Design
3. Site Preparation
4. Install Irrigation
5. Install Plants
6. Establish Plants
7. Maintenance

See Figure 4.02

The steps are listed in their chronological order but the duration of each step will vary. Steps 1 and 2 can be completed well in advance of step 3. Some tasks in steps 3, 4, and 5 will overlap and can be performed at the same time. Step 6 should take 1-2 years, and step 7 continues indefinitely.

This process should be used individually for each street corridor/section.

STEP 1: SITE ANALYSIS

The site analysis both records existing conditions and determines which conditions are to be changed and which are to remain. The site analysis shall be documented on site drawings.

Conditions that might be removed include existing turf, pavement, mulch, dead trees, weeds, irrigation systems, etc.

The following principles shall guide the site analysis:

1. Always consider the specific goals for the given street/corridor.
2. Identify which existing irrigation systems are to be preserved and adapted to the new irrigation scheme.
3. Evaluate any of the previously permitted 15'-0" long paved areas and identify which to keep or remove on a case-by-case basis.
4. Identify which trees are to remain and where trees need to be added or replaced. Preserve existing trees if they are healthy.
5. Identify existing utility poles, lamp posts, street signs, utility vaults, electrical boxes, and other features that will remain in the park strip.

STEP 2: SITE DESIGN

The site design step uses the site analysis drawings to generate site plans. This includes the irrigation system and planting design drawings. The site design should meet the specific goals for the given street/corridor.

The following principles shall guide the site design:

Irrigation Systems

Updated irrigation systems will reduce water use and maintenance while improving plant health. The new irrigation system will have two irrigation zones in each park strip, use smart controllers, and use a consolidated valve box/controller configuration.

Irrigation system plan drawings should be developed on a project basis and meet the following criteria:



LARGE TREES VISUAL LIST



Corylus columna
TURKISH FILBERT

(Z4) Full sun.
Pyramidal, deciduous tree. Broad, semi-glossy bright green leaves, with corky, tan to gray bark may flake to reveal orange-brown inner bark. Tolerant of drought once established.
H 50' W 30'



Gymnocladus dioicus 'Espresso'
KENTUCKY COFFEE TREE

(Z4) Full sun. Shade tree, Waterwise
Oval to vase shaped fall deciduous tree with rough, scaly gray-brown bark and large bipinnate compound leaves on arching branches. Bluish green leaves with yellow fall color. Seedless selection. Tolerates heat, drought and cold conditions.
H 50' W 35'



Quercus shumardii
SHUMARD OAK

(Z5) Full sun. Shade tree.
Larger leaves and abundant shade producing abilities. Grows more pyramidal in it's younger stages then it will branch out creating a more vase like look. Shiny dark green leaves can reach 8" long. Late fall color turns the tree a vibrant red.
H 40-60' W 30-60'



Tilia tomentosa
SILVER LINDEN

(Z4) Full sun, shade tree, street tree, fall color.
A broadly pyramidal tree. Glossy leaves have dark green tops and are silvery-white underneath. The early summer blooms are fragrant. Tolerant of heat, drought and urban conditions. Green/Yellow fall foliage.
H 60' W 30'



Ulmus x 'Morton' Accolade'

(Z4) Full sun, shade tree, street tree, fall color.
A broadly pyramidal tree. Glossy leaves have dark green tops and are silvery-white underneath. The early summer blooms are fragrant. Tolerant of heat, drought and urban conditions. Green/Yellow fall foliage.
H 60' W 30'



SMALL TREES VISUAL LIST



Acer ginnala 'Flame'
FLAME AMUR MAPLE

(Z2) A small rounded tree or large shrub. Green summer foliage turns bright red in the fall. Flowers are very fragrant, appearing in the early spring. Adapts well to a wide range of soils. Grown in a tree or multi-stem form.
Height 20' Spread 20'



Malus 'Spring Snow'
SPRING SNOW CRABAPPLE

(Z4) Full sun.
Profuse white flowers in spring are followed by medium green foliage. Yellow fall color. Fruitless.
H 25' W 22'



Syringa reticulata
JAPANESE TREE LILAC

(Z3) Full sun, waterwise, deer resistant, high elevation.
Small tree with stiff spreading branches developing an oval-rounded to vase shaped crown. Large showy creamy white flowers turn to winter light tan to brown clusters of capsules.
H 20-25' W 15-25'



Zelkova serrata 'Wireless®'
WIRELESS ZELKOVA

(Z5) Full sun, water-wise.
Broadly spreading vase is medium green foliage turns red in fall. Excellent choice for planting under utility lines.
H 24' W 36'

MEDIUM TREES VISUAL LIST



Carpinus betulus 'Fastigiata'
COLUMNAR HORNBEAM

(Z4) Full sun to part shade. Deciduous. Columnar. Low maintenance. Yellow fall color.
This deciduous, upright symmetrical specimen. The foliage is bright green and dense during the summer, and turns yellow in the fall. Great for a tall screen, hedge, or street tree.
H 30-40' W 20-30'



Celtis occidentalis
COMMON HACKBERRY

(Z2) Full sun. Shade tree. Drought tolerant. Low maintenance.
A broad tree with ascending branches, arching with age. Fall color is yellow. Elm-like foliage; upright arching branches. Thick, knobby bark. Tolerates urban air pollution. Good for parking islands.
H 40-50' W 30-40'



Gleditsia triacanthos var. inermis
HONEYLOCUST

(Z3) Full sun.
Deciduous, upright tree with a spreading crown and ascending branches. Compound foliage is dark green, turning to yellow in the fall. Great shade tree for filtered shade requirements. Very salt tolerant.
H 45' W 35'



Koelreuteria paniculata
GOLDEN RAIN TREE

(Z5) Full sun. Street tree. Waterwise. Attracts pollinators.
A dense, rounded tree with a spreading habit. Bright yellow flowers in mid-summer are followed by interesting papery seed capsules. Compound foliage is green, then turns to a golden-orange color in the fall.
H 25' W 25'



SMALL PLANTS VISUAL LIST



Delosperma cooperi
HARDY ICE PLANT

(Z5-9)
Medium to dark green leaves form a low, dense carpet of soft, fleshy foliage, covered with neon, pinkish purple daisy-like flowers from summer to fall. Great for rock gardens.
H 3-6" W 12-36"



Leucanthemum x superbum 'Snow Lady'
SNOW LADY SHASTA DAISY

(Z4) Full sun, deer resistant.
A compact, dwarf form of Shasta Daisy. An ideal choice for the front of any border where a long season of bloom is desired.
H 12" W 12"



Leucanthemum superbum 'PP23181'
BANANA CREAM SHASTA DAISY

(Z5) Full Sun. Perennial.
This shasta daisy's flowers are 4-5" when they open in the summer. Flowers are lemon yellow at time of opening, and become light butter yellow, then creamy white as they mature. An extra row of ray petals gives the flowers a fuller appearance than single-ray varieties. These are award winning as cut flowers, as they last 2-3 weeks once cut.
H 15-18" W 18-24"



Sphaeralcea munroana
MUNRO'S GLOBEMALLOW

(Z4) Full Sun. Waterwise, Native, Summer Blooming
This Globemallow brings a blast of bright orange to the mid-summer garden. A xeric perennial native to the Great Basin of the Western US, this rugged plant thrives in the most challenging hot, sunny dry garden conditions. Drought resistant/drought tolerant plant
H 3.5' W 2'



Schizachyrium scoparium 'Blaze'
BLAZE LITTLE BLUESTEM GRASS

(Z4) Full Sun. Deer Resistant. Drought tolerant.
'Blaze' is a selection of Little Bluestem grass grown for its exceptional fall color. A tall upright warm season grass. 'Blaze' mixes in nicely with flowering perennials and its grass blades turn deep red in the fall maturing to a pink winter



Mirabilis multiflora
WILD FOUR O'CLOCK

(Z4) Full Sun to part shade. Deer & rabbit resistant.
Wild Four O'clock is a magnificent native wildflower that blooms all summer with magenta-pink flowers that open in the afternoon. A perennial with huge, deep roots, it needs no extra water once established. Spreads widely.
H 1.5' W 4-6'



Potentilla fruticosa
SHRUBBY CINQUEFOIL

(Z2) Full sun, waterwise, deer resistant.
Small fine-textured deciduous flowering shrub. Blooms late spring through fall. White, yellow, pink, orange, and red flowering varieties.
H 1-4' W 2-4'



Mahonia aquifolium 'compacta'
DWARF OREGON GRAPE

(Z4) Part shade, and water-wise.
Compact broadleaved evergreen. Holly-like glossy dark green leaves turn red to bronze in the winter. Clusters of bright yellow flowers bloom in the spring followed by blue to black berries. Tolerates drought best in the shade.
H 2-3' W 3-4'



Mahonia repens
CREEPING OREGON GRAPE

(Z2) Full sun to full shade, deer and rabbit resistant, attracts butterflies, native. Utah native.
Small broadleaf evergreen. Multi-colored holly-like leaves turn reddish-purple in fall. Yellow blooms in late spring. Winter interest.
H 12-36" W 36-60"



Rhus aromatica 'Gro-Low'
GROW LOW SUMAC

(Z3) Full sun to part shade, water-wise, deer and rabbit resistant.
Compact habit with glossy green leaves. Excellent for erosion control. Small yellow flowers followed by red berries. Scarlet-orange fall color.
H 2-3' W 6-8'

Plant Selection Criteria

- 1. Low water*
- 2. Simple/annual maintenance*
- 3. Wide spread/lush look*
- 4. Salt tolerance*

5.0 PLANTING DESIGN PROCESS

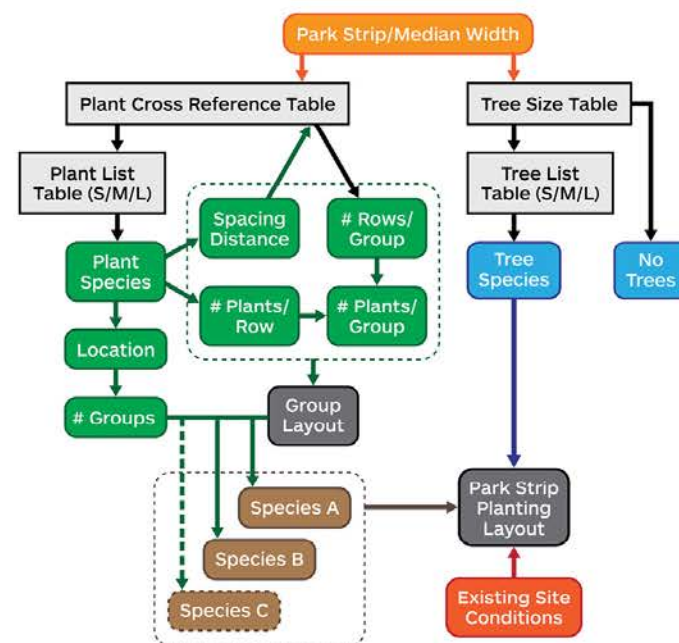


Figure 5.01 - Planting design process flow chart

The planting design process is a tool to enable South Jordan City personnel the flexibility to design their own streetscape planting plans that are customized to the goals for each street/corridor. The species selection and planting layouts generated by the algorithm will develop a planted streetscape that maximizes plant health and resource efficiency.

The planting layouts are designed to achieve 50% coverage of the planted areas at plant maturity. This coverage is concentrated along the center line of the park strips and medians, leaving the side edges less covered. This creates a longer linear layout that accentuates the length of the ornamental planting as it is experienced by people in passing cars.

See Figure 5.01 for a flow chart of the planting design process.

5.1 PLANTING LAYOUT DESIGN

ALGORITHM

The planting layout design process is governed by a simple **algorithm that uses tables and a worksheet**. An example diagram for how to use the algorithm is shown in Appendix C.


Inputs

The algorithm process has **three inputs**: the street, site type, and planted area width. These inputs are written on the top of each worksheet.

1. The **Street** indicates the section of a street to which the planting layout of the given worksheet is applied. The length of this section is used to determine the number of planting modules.
2. **Site type** is either a park strip or median. The presence of overhead power lines is indicated in the site type.
3. **Planted area width** refers to the planted areas in both park strips and medians. It is defined as the actual width of the soil area (measured perpendicular to the street) and does not include the width of any adjacent curbs, gutters, or pavement.
 - (a) The planted area width of 9'-0" for medians is used in reference to South Jordan Engineering Standards Drawing S-1 where the standard 14'-0" median has a planted area width of 9'-0".
 - (b) **Park strip and median widths will vary.** Common widths are included in the tables. When a planted area width is between two listed widths, use the smaller width.

Park Strip Planting Design Algorithm Worksheet

10-Jan-2023 DBAFT



SOUTH JORDAN
UTAH

Street _____

From _____ to _____ Linear Feet _____

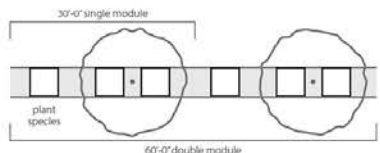
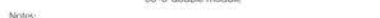
1 Site Type: park strip / median

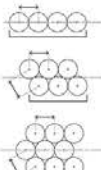
2 Overhead Power Lines: Y / N

3 Planted Area Width: _____

4 Planting Module Size: single / double

5 Number of Modules: _____



1, 2, and 3 row group layouts

Notes:

- 1) Adjust tree spacing to create conditions: existing trees, utility structures, driveways, etc.
- 2) Where no tree is required, combine both "under tree" plant groups into one group

Tree

6 Tree List: S / M / L / none

7 Tree Species: _____

Plants

Plant Species A

8 Plant List: S / M / L

9 Plant Species: _____

10 Spacing: _____

11 Rows/Group: _____

12 Plants/Row: _____

13 Location: under tree / between trees

Plant Species B

14 Plant List: S / M / L

15 Plant Species: _____

16 Spacing: _____

17 Rows/Group: _____

18 Plants/Row: _____

19 Location: under tree / between trees

Plant Species C

20 Plant List: S / M / L

21 Plant Species: _____

22 Spacing: _____

23 Rows/Group: _____

24 Plants/Row: _____

25 Location: under tree / between trees

Figure 5.02 - Planting design algorithm worksheet. See Appendix A for the full size printable version

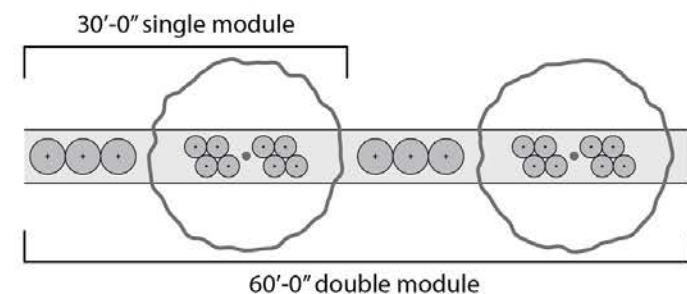


Figure 5.03 - Single and double module sizes

Output

The **output** of the algorithm is a **worksheet** that identifies the species, quantity, and location of each plant and tree for one planting module. See Figure 5.02

PLANTING LAYOUT

The configuration of tree and plant locations within the park strip or median is organized into planting modules. Each module consists of plant groups and tree(s).

Planting Modules

Each worksheet describes one **planting module**. A planting module is the plant layout unit that is repeated along both sides of a street. This repetition unifies the character of the street and reinforces the consistent identity of a corridor.

Planting modules are based on tree spacing and two module sizes are possible. See Figure 5.03

- 1. Single modules** are 30'-0" long with 1 tree and 3 groups of 2 plant species.
- 2. Double modules** are 60'-0" long with 2 trees and 6 groups of 3 plant species.

Single modules are better suited to shorter sections of streetscape and street frontages that are frequently interrupted by driveways or other non-planted uses of the park strip. Double modules are better suited to longer sections of streetscape and less interrupted street frontages.

After the module size is chosen, the number of modules can be calculated based on the length of the street

indicated on the worksheet. This can be roughly calculated based on linear feet of the street but a finer calculation that includes park strip interruptions, like driveways, will need to be made.

Plant groups

Each plant group within a module contains a single plant species. The species, size, and location of each plant group is determined by the planting design algorithm.

5.2 PLANTING DESIGN ALGORITHM STEPS

The steps of the algorithm are designed to provide the information to fill in the planting design worksheet.

STREET/CORRIDOR INFORMATION

Street name, range, and linear footage

SITE DESCRIPTION

1. Site type
2. Overhead power lines (Y or N)
3. Planted area width
4. Planting module size
5. Number of planting modules

TREE SPECIES SELECTION

Step 1: Tree List Selection

Tree list selection begins with Table 5.01 - Tree List by Planted Area Width. Using the planted area width,

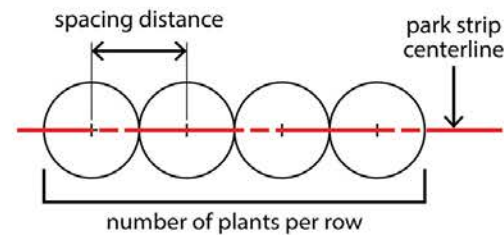


Figure 5.04 - One row plant group layout

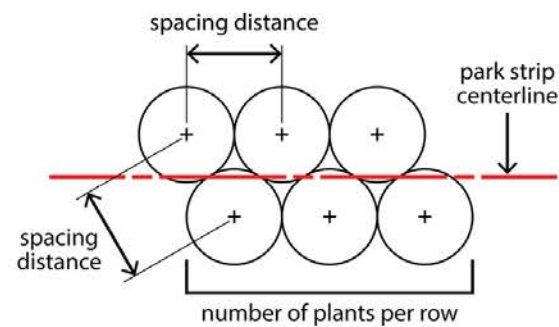


Figure 5.05 - Two row plant group layout

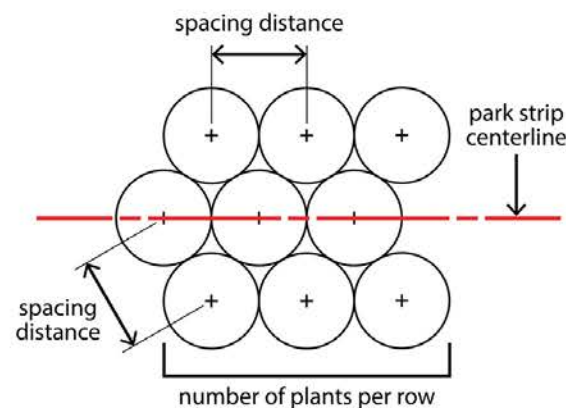


Figure 5.06 - Three row plant group layout

determine which tree list to use. Tree lists are found in Tables 5.03, 5.04, and 5.05

For all planted areas with overhead power lines, and all medians, use the small trees list. Park strips that are less than 4'-0" wide shall not include any trees.

Circle the tree list or no trees option in line 6 on the worksheet.

Step 2: Tree Species Selection

Using the tree list identified in step 1, select one tree species. Choose a species that will help define the character of the given street. Write this tree species on line 7 of the worksheet.

Note: Tree species selection can be made or adjusted alongside plant species selection in order to achieve a coordinated aesthetic.

PLANT SPECIES SELECTION

Single planting modules require 2 plant species. Double planting modules require 3 plant species. Repeat the plant species selection steps for each species in the planting module.

Step 1: Plant List Selection

Plant list selection begins with Table 5.02 - Plant Cross Reference by Planted Area Width. This table contains 3 variables for each plant species and needs to be cross referenced with each selected plant list table to fill in the worksheet. Plant lists are found in Tables 5.06, 5.07, and 5.08

Using the planted area width, determine which plant list Table(s) to use:

- A. Locate the column with the correct planted area width.
- B. In cells where the Number of Rows per Plant Group has a numeric value, the corresponding plant list Table(s) in the far left column may be used in the planting module.

Note: Plant list(s) corresponding to cells with an n/a value shall not be used.

Circle the plant list on line 8 in the worksheet.

Step 2: Plant Species Selection

This step requires multiple cross references between Table 5.02 and the plant list table for each species.

- A. Using the plant list Table(s) identified in step 1, select 1 plant species. Identify the plant spacing for that species and cross reference that spacing value back to the plant spacing value in Table 5.02. Only use plant species that correspond to the spacing values in both the plant species table and Table 5.02. Write the plant species name on line 9 of the worksheet.
- B. Write the plant spacing value on line 10.
- C. From Table 5.02, write the number of rows per group on line 11.
- D. From the selected plant list table, write the number of plants per row on line 12.

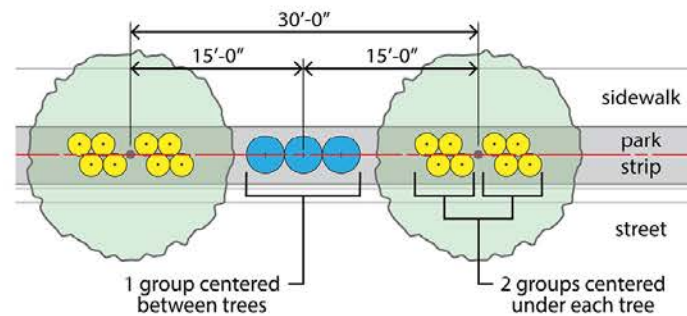


Figure 5.07 - Plant group locations

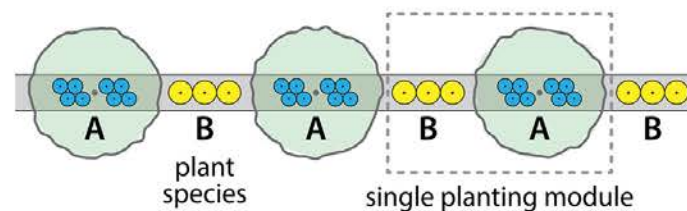


Figure 5.08 - Single planting module has 2 plant species

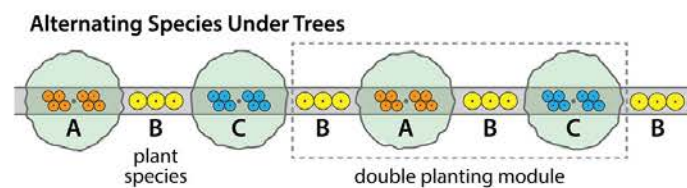
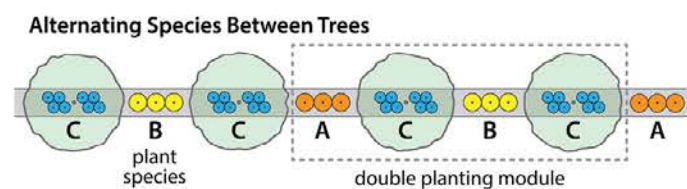


Figure 5.09 - Double planting modules have 3 plant species and 2 alternating species layout options

- E.** From the selected plant list table, circle the location for the plant species group on line 13. Make sure that the selected location matches each species.

Once each plant species is selected, fill in the boxes in the planting module diagram with the letter of each species.

Double modules will have alternating species. There are two options for alternating species layouts in double modules. See Figure 5.09

5.3 PLANTING DESIGN WORKSHEET

When the planting design worksheet is complete it is combined with the site analysis information to create the planting plan. This will take into account all existing structures in the planting area of each park strip or median. The final number of modules is used to calculate the number of each plant and tree species needed for the given street/corridor length.

The planting design algorithm process can be repeated in order to change plant species, module size, etc. A new worksheet will be prepared each time the process is updated.

5.4 PLANTING DESIGN TABLES, LISTS, AND EXAMPLES

The remainder of this section includes all of the tables for completing the planting design algorithm. Visual plant lists are included and examples of how different park strip and medians can look after the new landscaping is installed.



Figure 5.15 - Refurbished park strip example: 4'-0" planting width



Figure 5.16 - Refurbished park strip example: 5'-0" planting width



Figure 5.17 - Refurbished park strip example: 8'-0" planting width



Figure 5.18 - Refurbished median example: 9'-0" planting width of standard 14'-0" median

6.0 PRIORITIZATION

A prioritization of corridors and key streetscape updates is necessary to give guidance to future investments in city infrastructure. The intent of a phased approach is to work through a pilot project using this streetscape update process and refine the process before larger projects are tackled.

At each phase of the project, city staff should reach out to property owners along the corridor and determine which segments of the parkstrip project should be turned over to private maintenance once the updates are complete.

6.1 CORRIDOR PRIORITIZATION

During development of this master plan, it was determined that highly visible corridors in South Jordan would be a higher priority than other corridors.

The map on the following page outlines first, second, and third priority corridors. Some of these corridors are quite lengthy, and should be split into smaller, phased projects within themselves:

1. First Priority Corridors

- (a) 10600 South
- (b) 11400 South
- (c) 1300 West
- (d) 2700 West (north segment) as pilot project

2. Second Priority Corridors

- (a) 4800 West
- (b) 10200 South
- (c) 2200 West

3. Third Priority Corridors

- (a) Redwood Road (coordinate with Google Fiber updates)
- (b) 10000/Shields Lane
- (c) 2700 West (south segment)
- (d) 3200 West
- (e) 4000 West

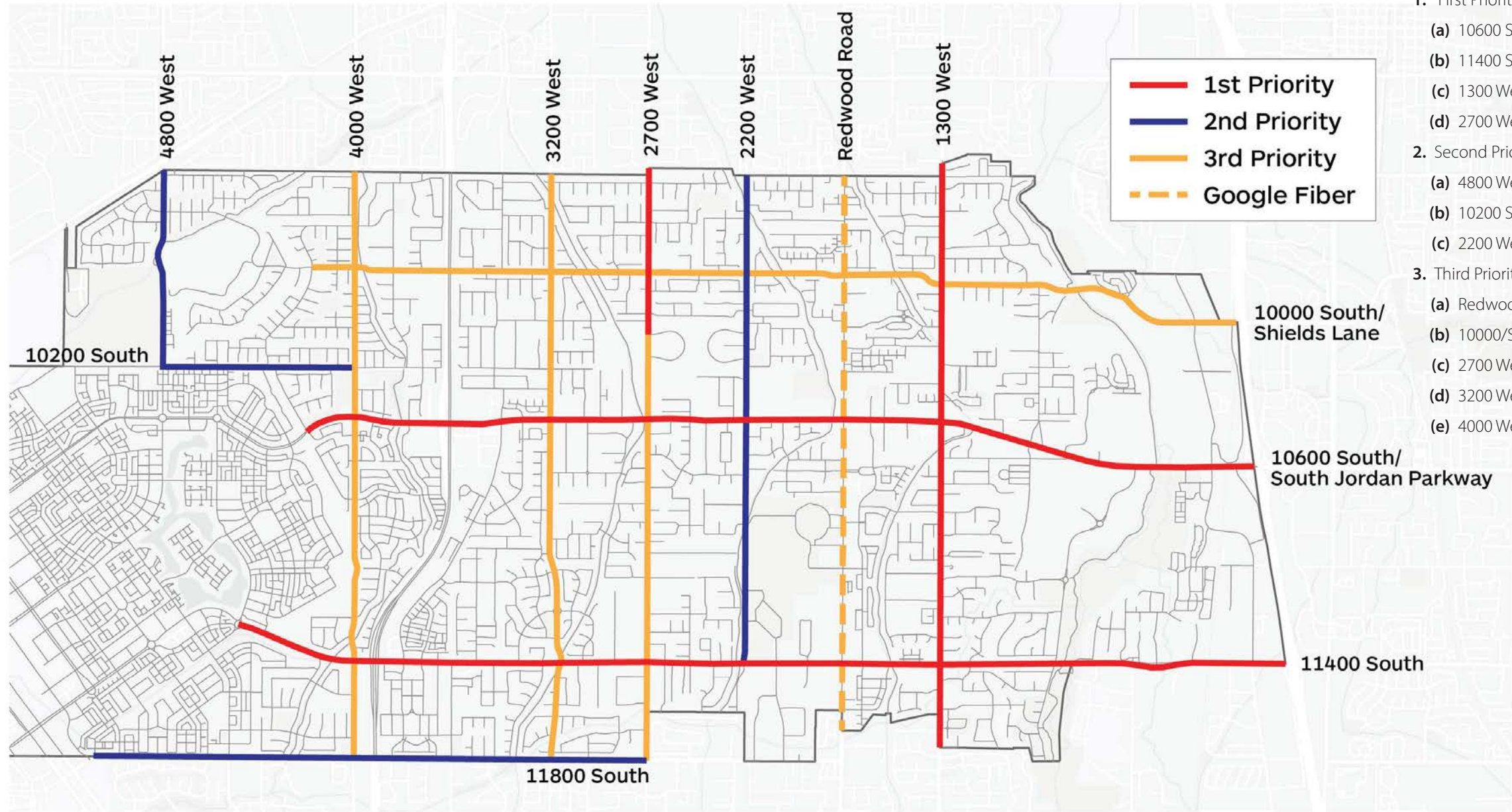


Figure 6.01 - Corridor prioritization map for updates to landscaped park strips currently maintained by South Jordan City

6.1 CORRIDOR PRIORITIZATION

During development of this master plan, it was determined that highly visible corridors in South Jordan would be a higher priority than other corridors.

The map on the following page outlines first, second, and third priority corridors. Some of these corridors are quite lengthy, and should be split into smaller, phased projects within themselves:

1. First Priority Corridors
 - (a) 10600 South
 - (b) 11400 South
 - (c) 1300 West
 - (d) 2700 West (north segment) as pilot project
2. Second Priority Corridors
 - (a) 4800 West
 - (b) 10200 South
 - (c) 2200 West
3. Third Priority Corridors
 - (a) Redwood Road (coordinate with Google Fiber updates)
 - (b) 10000/Shields Lane
 - (c) 2700 West (south segment)
 - (d) 3200 West
 - (e) 4000 West

3.0 MAINTENANCE RESPONSIBILITY

The city currently maintains park strips and medians that should be maintained by another entity. One way to reduce use of the city's maintenance resources is to transfer maintenance activities to the responsible party. This plan investigates the feasibility of turning over maintenance to private property owners for specific park strips.

3.1 IDENTIFY CURRENT PARK STRIP & MEDIAN MAINTENANCE

The city's GIS database includes park strip and median shape files and a maintenance attribute for each shape. It is assumed that this data is accurate.

GIS data on all park strip and medians was obtained from the city and analyzed to identify a superset of park strips and medians that the city is currently maintaining or should be maintaining. This superset consists of all park strip and median shapes with maintenance attribute values of "SJC" and "unknown." No other maintenance attribute values were included in the superset.

3.2 DETERMINE MAINTENANCE RESPONSIBILITY

Several criteria were applied to the superset in order to differentiate between park strips and medians that are to be maintained by the city and those that are not.

MAINTENANCE CRITERIA

City Code

Two portions of the city code define park strip and median maintenance responsibilities. The city code language is paraphrased here.

1. 12.04.090: Maintenance of Park Strips

Park strip planting and maintenance is the responsibility of the abutting property owner.

2. 16.04.190 E.4: Landscaping and Maintenance

- (a) The city will assume maintenance responsibility for park strips that meet all of the following criteria:
 - (i) have fully installed landscaping
 - (ii) have 100% release of the improvement guarantee for the installed landscaping
 - (iii) have required fencing installed
 - (iv) are along rear or side property lines which are along a collector or arterial street

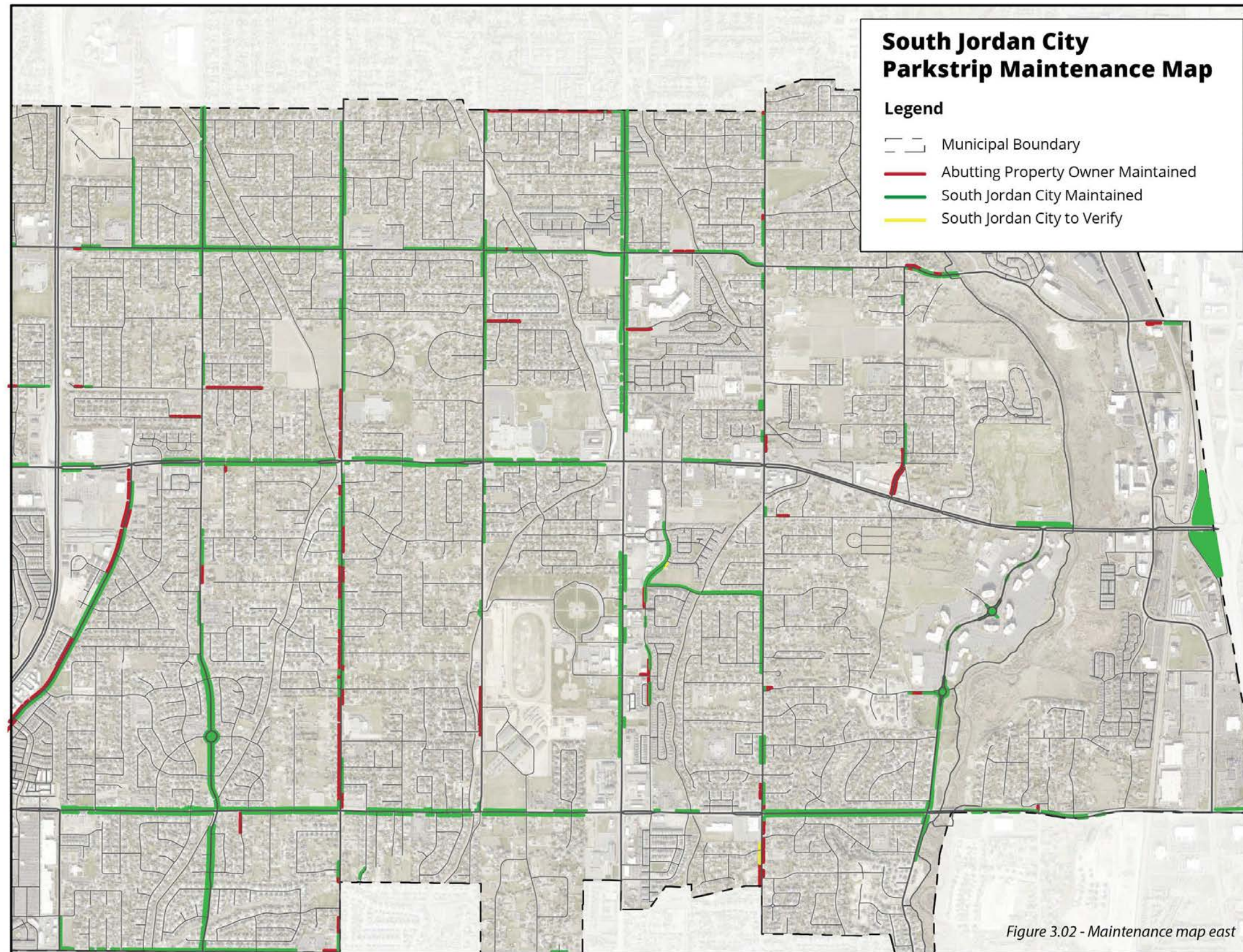


Figure 3.02 - Maintenance map east

Discussion with City Council, 17 Jan 2023

- 1. General xeriscape approach/benefits*
- 2. Coordination with City Departments*
- 3. Coordination/prioritization of corridors with UDOT road project schedule*
- 4. Communications with public about xeriscape/water conservation*

Thank you

From: Don Shelton
To: Dawn Ramsey; Dustin Lewis; Gary Whatcott; Jason McGuire; Patrick Harris; Ryan Loose; Brad Marlor; Tamara Zander; Anna Crookston
Subject: Fwd: Questions/Thoughts on Streetscape Master Plan
Date: Tuesday, February 21, 2023 4:43:35 PM

Sent from my iPhone

Begin forwarded message:

From: Colby Hill <cohill@sjc.utah.gov>
Date: February 20, 2023 at 6:30:07 PM MST
To: Don Shelton <DShelton@sjc.utah.gov>
Cc: Dustin Lewis <DLewis@sjc.utah.gov>, Jason Rasmussen <JRasmussen@sjc.utah.gov>
Subject: Re: Questions/Thoughts on Streetscape Master Plan

Hello Mr. Shelton,

I am happy to do my best to answer your questions and have provided a response to your questions below. As always, if you have further questions, just let me know.

Thank you,
Colby Hill

On Feb 20, 2023, at 4:37 PM, Don Shelton <DShelton@sjc.utah.gov> wrote:

Hi Colby,

I have a few questions after reviewing the Master Plan and wanted to give you time to review and respond prior to our meeting tomorrow.

Questions:

- Page 37 Packet, Page 3 Plan: Goal 2, objective 1: Transfer Park Strip maintenance. Can you give us examples of park strips the city currently maintains that you plan to transfer maintenance to others? Also, please comment on how that transition will occur.

There are a few collector and arterial roads that the city currently maintains park strips where the municipal code states that the adjacent land owner (generally residents) should maintain those park strips. For your information the code states the following:

16.04.190.E.4.a. Landscaping And Maintenance:

The applicant shall install all required collector street landscaping improvements and properly maintain said improvements until the City releases one hundred percent (100%) of the improvement guarantee. After satisfactory installation of landscaping in collector street park strips and the one hundred percent (100%) release of the improvement guarantee for said landscaping, **the City will accept responsibility for maintenance of the park strips along collector streets where collector street fencing has been installed along the rear and side property lines of lots only in single-family residential subdivisions.**

A few examples of locations where we are currently maintaining park strips outside of what the code above states are on homes that face the road on 1300 West, some on 10400 south and 11400 South.

*One thing to keep in mind is that in most cases where the city is maintaining these types of park strips, the city has included this maintenance in deals with the home owners as part of the right-of-way negotiations. **Perhaps the most important thing that I can say about this is that we do not have any plans or intentions of transferring maintenance of these park strips to the residents.** Our intent was to understand and quantify the park strips that we are maintaining outside of the municipal code. This information helps us better understand the financial commitment that is made when these types of deals are entered into and will help us as we negotiate in similar future circumstances.*

- Objective 3: Eliminate turf grass.

Our intent with this objective is to reduce maintenance resources and conserve our water resources. We understand that there may be some concerns with this. As we have discussed in the past, when one drives into our city from neighboring cities, it is very easy to tell when one has crossed city boundaries into South Jordan. South Jordan certainly has a unique and beautiful feel to it. We are proud of this and we do not want to lose that feel. However, we also understand that our water resources are dwindling and we need to find efficiencies in our maintenance, and we feel that eliminating turf grass in our park strips it is the responsible thing to do. Turf grass is a very thirsty plant and unfortunately it is difficult to water efficiently. Often when watering park strips, much of the water overshoots the park strip and ends up in the gutters, street, and sidewalks. By replacing the turf grass with the plant selections found in the plan, we believe that we can continue to

provide that unique and beautiful feel that South Jordan is known for and reduce our maintenance resources and conserve our water resources because we will be able to direct the water to the root of the plant. We also hope that by changing the landscaping, we will be more efficient in our maintenance efforts.

- Page 42 Packet, Page 8 Plan, Figure 2.05 specifies sod.

In this section of the plan, the consultant is reviewing current planning and engineering documents. Figure 2.05 is a reference to a currently allowed rear and side facing park strips on collector streets. This will need to change if this plan is adopted, and sod will no longer be allowed in future developed park strips of the same orientation (single family rear and side facing park strips on collector streets).

- Page 49 Packet, Page 15 Plan: Why specify a specific brand of controller?

Where the the only park strips and streetscapes that we will be converting will be maintained by the city, our desire is to have all of the park strip and streetscape controllers connect to our central control system. We use the Rainbird IQ system for all of our parks irrigation controllers and it allows us to communicate with each controller from a central location (our parks offices). Through this central control communication, we have the ability to edit programming, gathering statistics, schedule rain delays, receive warnings and alerts, and a whole host of other communications. This eliminates the need to visit each controller to perform these functions. We currently manage over 200 individual park strip and streetscape controllers and as you can imagine, it is a daunting task. By specifying the controller in the plan, we will be able to take advantage of all of these central control functions and work more efficiently.

- Page 66 Packet, Page 32 Plan: Should 4800 West and 10200 South Priority be increased given the opening of the Bingham Creek Regional Park?

The priorities listed in the plan are flexible. We want to make sure that we are spending tax dollars wisely and so will be working with other departments in the city as we begin implementing this plan. For example, there are some UDOT projects coming up that may affect some of the arterials we have park strip maintenance responsibility for and we do not want to spend tax dollars only to have the park strip removed or torn out for a road project. Having said that, the thought from the consultant and from staff who participated in creating this document was that the city would get more bang for our buck (so to speak) by prioritizing our major east and west arterials, because it is assumed that most of the traffic on those roads are our residents, which is why 10600 South and 11400 South are under priority 1. The small section of 2700 West was identified as a good test section for implementing this plan, and that is why it ranked higher.

I can report that the Bingham Creek Park Authority Board, the City, and Salt Lake County, have all agreed that the park strips adjacent to the park should be re-landscaped using a similar water-wise landscaping. I believe money is being set aside and this work is being added to the contractor's scope. I will gather more information about this and send it to you.

Before we move forward with any projects related to this plan or before we request funds for future projects, we will review the priorities and remaining areas to be converted and make adjustments as necessary.

Thanks so much,
Don S.
Sent from my iPhone