

Approved

MINUTES OF THE REGULAR MEETING OF THE GRANTSVILLE CITY COUNCIL, HELD ON MARCH 21, 2018 AT THE GRANTSVILLE CITY HALL, 429 EAST MAIN STREET, GRANTSVILLE, UTAH. THE MEETING BEGAN AT 7:00 P.M.

Mayor and Council Members Present: Mayor Brent Marshall and Council Members Krista Sparks, Scott Stice, Tom Tripp, Jewel Allen, and Neil Critchlow.

Appointed Officers and Employees Present: Brett Coombs, Christine Webb, and Chief Enslin.

Citizens and Guests Present: Ted Mickelsen, Jeff Butler, Derek Dalton, Debbie Spilman, Mandy Bolinder, Craig Neeley, Shay Stark, Angela Jensen, Denise Marsing, and Todd Stewart.

Mayor Marshall asked Captain Brad Clayton to lead the audience in the Pledge of Allegiance.

AGENDA:

1. Public Comments.

Debbie Spilman stated that she noticed the additional handicapped parking at the Sociable. She expressed appreciation for it. She encouraged the Council to consider doing the same at other activities such as the 4th of July celebration. Mrs. Spilman explained there are many physically disabled people in our city that would appreciate having access to public functions.

Jeff Butler commented on the rezone request. He suggested that as the Council considers developments going further out of town, they try to maintain our rural lifestyle. He felt there needs to be one-acre, two and a half-acre, and five-acre lots the further the developments move out of town. Mr. Butler also commented on the shooting range. He said he thinks the shooting range is a great idea. It would benefit the shooters around Grantsville. He expressed concern about night training. He reported there was an organization that had night training which became disruptive as the night grew later.

Mayor Marshall announced that item 10 had been pulled from the agenda.

Brad Clayton stated he was speaking as a citizen and as a member of the fire department. He addressed the annexation for Mark May. He commented that as a citizen who lives in the area (four hundred feet passed the city limits), he and his wife do not have a problem with the annexation. Captain Clayton reported that he had been asked to bring up, that the fire department feels that if this annexation is opened up, it should include Sun Valley and Main Street as far east as Lamb Lane. He gave some reasons and examples for this. One is that the Grantsville Fire and Police Departments can give a better level of service than is currently being provided.

No further comments were offered.

2. Mayor Youth Awards.

Madison Bolinder was recognized for her accomplishments. Mayor Marshall and the City Council awarded her a certificate and gifts.

3. Summary Action Items.

- a. Approval of Minutes from the March 7, 2018 City Council Meeting.
- b. Approval of Bills in the amount of \$149,778.86.

Councilwoman Allen stated the minutes looked good. Councilman Stice explained the gas company worked to make sure buildings had proper insulation. He felt they might be of assistance to lower the cost to heat the fire department building. Councilman Tripp pointed out a correction on Agenda Item 14. His name was misspelled.

Motion: Councilwoman Allen made a motion to approve the summary action items with the correction. Councilman Tripp seconded the motion. The vote was as follows: Councilman Critchlow, “Aye”, Councilwoman Allen, “Aye”, Councilman Tripp, “Aye”, Councilman Stice, “Aye”, and Councilwoman Sparks, “Aye”. The motion carried.

4. Consideration of contract with Jones and Demill for engineering services on the Main Street Project.

Ted Mickelsen from Jones and Demill was present. Mayor Marshall stated this contract was a boilerplate type contract. Mr. Mickelsen explained the contract came from an organization that puts together agreements for engineering and architectural firms, so it is standard. He stated that if there were any questions, comments, etc., they are willing to discuss and work through them. Councilman Stice said while reading the packet provided to the city, it seemed to be something they do all the time and are familiar with the process. He explained we do not do this all the time. He recalled when Grantsville put in the sewer system and he was a kid. He added this is probably the biggest thing since then; this is a big project for us. Councilman Stice commented that this is a lot of money for us and he hoped they would take care of us. Mr. Mickelsen stated they will take care of Grantsville. He reported that while he was growing up, his father was a mayor in a small community and they put in an entire new sewer system. He said that was a big project for that town. Mr. Mickelsen explained their company was built working on projects just like this; they will handle it from beginning to end. He stated they have public involvement included in the agreement, and a person that is hired specifically to take on that task. They will have a website and inform residents. Moreover, they will work with the contractor. Mr. Mickelsen reported their overall goal is to complete this project on budget.

Mayor Marshall commended Craig Neeley for the work on the Capital Facilities because the costs for this project fell within his estimate.

The Council Members discussed the process and the estimated timeline with Mr. Mickelsen.

Attorney Coombs reported that substantial completion should be defined in the agreement. Mr. Mickelsen explained that is in the contractor's contract that they will negotiate with them.

Councilman Tripp disclosed that his sister works in one of Jones and Demill's offices.

Motion: Councilman Tripp made a motion to authorize Mayor Marshall to enter into a contract with Jones and Demill for engineering services on the Main Street Project. Councilwoman Sparks seconded the motion. The vote was as follows: Councilman Critchlow, "Aye", Councilwoman Allen, "Aye", Councilman Tripp, "Aye", Councilman Stice, "Aye", and Councilwoman Sparks, "Aye". The motion carried.

5. Consideration of Aqua Engineering for engineering services on the North Well.

Craig Neeley with Aqua Engineering was present. He commented on some previous discussions. He stated when he spoke with Paul Hansen in Tooele City about the pavement situation, and they were able to negotiate a reduced pavement section for the temporary work. He felt that as a minimum, we could expect something similar. He added that our road is less busy, so Jones and Demill may be able to negotiate a temporary gravel patch. Mr. Neeley explained Aqua is compiling the sewer flow data. He did not feel the results would change anything proposed in the Capital Facilities Plan. The east end of the city is nearing capacity, but the Main Street sewer project will help to alleviate the concern.

Mayor Marshall explained that because Aqua Engineering is our city engineer, they could do the engineering on the north well. The Mayor would like to drill a test well prior to drilling the north well to obtain good data. Mr. Neeley stated this is a straightforward plan; we need to stay within 150 feet of the existing well. He said we would need to look at future tankage and what is available because another tank will have to be built at some point.

Councilman Tripp asked how much lift we have and what our anticipated horsepower to install is. Mr. Neeley answered he has not really looked at it. There is no lift because it supplies the north tank, so it is just the static water lifting a couple hundred feet to static water level. Mayor Marshall reported our biggest problem with the well is the power at the building. Councilman Stice asked if this will upgrade the power line. Mayor Marshall answered that it upgrade the power and everything. Mr. Neeley stated the idea is to drill as big of a well as possible and develop as much capacity as possible.

Motion: Councilwoman Sparks made a motion to approve Aqua Engineering for engineering services on the North Well. Councilman Stice seconded the motion. The vote was as follows: Councilman Critchlow, "Aye", Councilwoman Allen, "Aye", Councilman Tripp, "Aye", Councilman Stice, "Aye", and Councilwoman Sparks, "Aye". The motion carried.

6. Consideration of Resolution 2018-08 adopting a Municipal Wastewater Planning Program (MWPP) to maintain effluent requirements contained in the Utah Pollutant Discharge Elimination System (UPDES) Permit.

Mayor Marshall explained this is a resolution that is adopted yearly. He stated the city is in compliance. Councilman Stice asked if Marcus Seat is our only sewer operator. Mayor Marshall answered that Marcus is our only certified operator, but we do have another individual who is in the process of getting his permits. He is apprenticing under Marcus.

Motion: Councilman Tripp made a motion to approve Resolution 2018-08 adopting a Municipal Wastewater Planning Program (MWPP) to maintain effluent requirements contained in the Utah Pollutant Discharge Elimination System (UPDES) Permit. Councilwoman Allen seconded the motion. The vote was as follows: Councilman Critchlow, "Aye", Councilwoman Allen, "Aye", Councilman Tripp, "Aye", Councilman Stice, "Aye", and Councilwoman Sparks, "Aye". The motion carried.

7. Consideration to award a contract for janitorial-maintenance services at the Grantsville City Justice Center Offices.

Mayor Marshall reported we received two bids from local companies and several other companies. The two local companies that submitted bids had a twenty-dollar difference. One company (Merchants Building Maintenance) did not submit a bid with their information. The bids received were: \$1,065 from Bannaack Cleaning Services, \$2,250 from Evolve, \$1,280 from Kompletely Klean, \$880 from BluMont, \$1,300 from Hawks, and \$1,130.46 from JaniServ. Mayor Marshall stated Hawks has been on a temporary contract to clean the Justice Center until a contract could be put in place.

Councilman Stice asked Chief Enslin how they have been doing. Chief Enslin answered that he has been pleased with them. Councilwoman Sparks stated she would like to stay local. Councilwoman Allen inquired who runs Hawks. Councilwoman Sparks answered it is owned by Justin Hawkins. Councilman Stice asked if his company cleans the library. Mayor Marshall answered that he cleans the library, city hall, and the fire station. Councilman Stice asked if we might look at having a bid for all of the city buildings eventually. Mayor Marshall replied we could.

Motion: Councilman Stice made a motion to accept the bid from Hawks for \$1300 per month for janitorial-maintenance services at the Grantsville City Justice Center Offices. Councilwoman Sparks seconded the motion.

Councilman Tripp stated he really likes Hawks, but he the bid for \$880 had his attention. He wondered if the person who bid that really knew what they were bidding. He felt the city should look at their bids competitively and award to the low bidder. He commented that he would prefer to stay where we are, because it is comfortable. Councilman Stice said he looked at the low bid as an outlier; it is so far off from the others. Councilwoman Allen asked if Chief Enslin looked at the bids. He stated that he did, but did not recall each bid. A list was provided with the things that needed to be completed daily, weekly, or monthly basis. Councilwoman Allen commented that Councilman Tripp made a good point. She agreed with contracting with a local company and asked how locked in we would be as far as a contract with this. Mayor Marshall answered usually either party has thirty-day notice that you wish to terminate the contract.

Attorney Coombs stated he would be concerned about approving the contract tonight because the State Procurement Code anticipates there would be a scoring of the bids. He explained the City Council could score them or designate three individuals to score the bids. He felt it would be best to give more time to do that. Councilwoman Allen inquired if we could continue under the temporary contract for another month. Attorney Coombs answered absolutely. Councilman Tripp suggested that the motion be amended to continue the temporary contract for some time to allow for scoring.

Motion: Councilman Stice amended his motion to continue on month by month with Hawks Janitorial until the bids are scored and presented to the City Council. Councilwoman Allen seconded the amended motion. The vote was as follows: Councilman Critchlow, “Aye”, Councilwoman Allen, “Aye”, Councilman Tripp, “Aye”, Councilman Stice, “Aye”, and Councilwoman Sparks, “Aye”. The motion carried.

8. Discussion about adopting the American Public Works Association Standard with Gary Pinkham.

Gary Pinkham was not present. Larry Bolinder, Grantsville Public Works Director, was present. He explained the APWA standards are something they use as guidelines. He said it is a good standard to follow. Councilman Stice confirmed with Mr. Bolinder that we are already following these. Councilman Critchlow asked about the inspections. He said that was one thing brought up in P & Z. Councilman Critchlow asked if they were following the standards on the trenches and documenting the inspections. Mr. Bolinder answered yes; as every subdivision goes in, they are onsite to check the sewer first and the water. Marcus signs off on the sewer lines. He explained they have asked for heavier compactations around the manholes and around the trenches. Councilwoman Allen clarified he was talking about projects for the city, but not private home compaction. Mr. Bolinder stated they do not do anything with the homes. They are only responsible for the lines for the water and sewer. He said failed compactations on private property has nothing to do with the Public Works Department. The city only owns the main line; the lateral line is the responsibility of the homeowner.

Craig Neeley pointed out that he also receives the geotech reports and reviews them. He gave an example of the interactions with the testing people. He said the Maintenance Department is interacting with the contractors.

9. Discussion of Developmental Code Amendment presented by Shay Stark from Aqua Engineering.

Shay Stark from Aqua Engineering presented this item. He explained he has been working with the Planning Commission for the last several months. He stated there have been many concerns brought up. They recognize that some of the concerns can be addressed with amendments to the code. Mr. Stark said they were hoping to make some code amendments to make some tangible changes. He commented the general plan is an important document to have.

Approved

Mr. Stark went over the process a subdivision goes through for approval, the suggested changes, and the process to make them. The Council Members discussed the possible suggestions.

10. Discussion of a proposed rezone from an A-10 zone to an R-1-21 zone for William (Bill) Castagno located at 4778 Hwy 112.

This item was removed until the Planning Commission discussed the proposal.

11. Discussion about FBI Shooting Range presented by Chief Enslin.

Chief Enslin stated that when Mayor Marshall interviewed him, he mentioned the shooting range. He said that was the last time he heard about it until last month. Chief Enslin presented some of the benefits this would provide for the department and the city. He stated he wished to get some direction or a blessing from the Council to look into this further. Chief Enslin felt the targets (pop up and moving) would be among the benefits. As part of the agreement, the officers from Grantsville Police Department would be involved in training with the FBI. Another benefit would be leasing out the facility. Councilman Tripp asked who would be in charge of maintaining the facility. The city will maintain it.

Councilman Tripp encouraged Chief Enslin to pursue this. The Council Members were in agreement.

12. Grantsville City Attorney's presentation on the referendum petition.

Attorney Coombs stated the next step in this process (because we received a sufficient number of signatures) is for him to prepare proposed ballot title. He explained the actual proposition number will be assigned by the Lieutenant Governor's Office. It is anticipated this will be on the municipal election ballot in November 2019.

The proposed ballot language is:

“The Grantsville City Council passed Ordinance 2017-07 amending the official zoning map of Grantsville City at 300 South SR-112. Ordinance 2017-07 rezones 5.05 acres of land from a CS (Commercial Storefront) zone to a RM-15 zone. This change may permit the property owner to build medium or high-density residential units on the 5.05 acres. No other property is affected by Ordinance 2017-07.

Shall Ordinance 2017-07 be repealed? Yes of No.”

Attorney Coombs reported he will be turning this over to the local clerk and then notifying the sponsors. The sponsors and the City Council will have five days after receiving the notice to turn in any written comments on the proposed ballot title. Once he has gathered all comments, he will make any changes.

Councilman Tripp commented that as he read the regulations, you are allowed up to 100 words, and the intent is to describe what is there to be clear to the public as they vote. Councilwoman Sparks asked if you have to describe what the zone change does, because there was no explanation of what the commercial zone is, but it is high density as well. She felt it swayed, but should be neutral on both sides.

Councilman Stice asked when this would be on the ballot. Attorney Coombs answered at the next municipal election unless the Council decided to hold a special election. They would have to pay for a special election.

Councilman Tripp commented that when the petitioners received their notification, they presumed that it would be a certain number of days, but it was an actual additional three or four days. He suggested that the notice is sent as certified mail. Attorney Coombs stated that was his plan. At Councilwoman Allen's request, Attorney Coombs counseled the City Council Members on using their city email accounts when discussing this.

13. Mayor and Council Reports.

Mayor Marshall announced it is time to schedule work meetings for the budget. He said he would like to schedule a work meeting on April 4th at 6:00 p.m. He asked if the Council would like to have the department heads present their proposed budgets. Councilman Stice stated when they get to that point, if the department heads are in the meeting that will be good enough.

Mayor Marshall said he provided a letter stating that we received a grant from Rocky Mountain Power for the 4th of July. He had a meeting with Dave Munford about the issues with the residents at Anderson Ranch. He met with Austin Allred and his associates concerning the referendum. Mayor Marshall stated there was a copy of a letter given to the Council Members concerning the Wasatch Front grant for \$60,000 contingent on our match of \$12,000 to update our general plan. He met with UDOT, Tooele City, and Tooele County. There will be an elected officials' summit on April 5th at USU in the Science Building. Mayor Marshall received some complaints about mosquitoes in the northern part of town. Councilman Tripp explained these are early mosquitoes and do not carry diseases.

Councilman Critchlow said good job on getting the money for the general plan update. He looked at the booklet done by the Historic Preservation Commission. He felt it was very well done. Councilman Critchlow expressed appreciation for the city's support of the Sociable.

Councilwoman Allen said good job on the Sociable to the chairs, committees, and volunteers. She thanked the Historic Preservation Commission for all of their hard work on preparing the booklets. They received a grant and a matching grant to pay for the costs of developing and printing. Councilwoman Allen explained that each household may have one booklet. She reported that April 7th is a Native American Celebration at the Grantsville Library. It will also be the anniversary celebration of the library. She expressed appreciation for the library staff and their hard work.

Approved

Councilwoman Sparks received one comment about the Sociable. She was asked if it would be possible to purchase a partial ticket for the Sociable to attend the show but not the dinner. She asked Mayor Marshall if he received any names for the Beautification Committee through the newsletter. He did. They will meet later this week.

14. Public Comments.

No comments were offered.

15. Closed Session (Personnel, Real Estate, Imminent Litigation).

Motion: Councilwoman Allen made a motion to go into a closed session. Councilman Stice seconded the motion. The vote was as follows: Councilman Critchlow, “Aye”, Councilwoman Allen, “Aye”, Councilman Tripp, “Aye”, Councilman Stice, “Aye”, and Councilwoman Sparks, “Aye”. The motion carried and the Council went into a closed session at 9:33 p.m.

Those in attendance were: Mayor Marshall, Councilwoman Sparks, Councilman Stice, Councilman Tripp, Councilwoman Allen, Councilman Critchlow, Brett Coombs, and Christine Webb.

Mayor Marshall left the closed session at 9:50 p.m.

Motion: Councilman Stice made a motion to go back into an open session. Councilwoman Allen seconded the motion. The vote was as follows: Councilman Critchlow, “Aye”, Councilwoman Allen, “Aye”, Councilman Tripp, “Aye”, Councilman Stice, “Aye”, and Councilwoman Sparks, “Aye”. The motion carried.

16. Adjourn.

Motion: Councilwoman Allen made a motion to adjourn. Councilman Critchlow seconded the motion. The meeting was adjourned at 10:03 p.m.