

Approved

**MINUTES OF THE REGULAR MEETING OF THE GRANTSVILLE CITY COUNCIL, HELD ON AUGUST 19, 2020 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  
Jewel Allen  
Jeff Hutchins  
Darrin Rowberry  
Scott Stice  
Krista Sparks

**Appointed Officers and Employees Present:**

Christine Webb, City Recorder  
Brett Coombs, City Attorney  
Robert Sager, Police Chief  
James Waltz, Public Works  
Sherrie Broadbent, Finance Director

**Citizens and Guests Present:**

Mark Watson	Ron G	Anderson
Sherrie Broadbent	Debbie Spilman	Monte Kingston
Shay Stark	Todd Castagno	court

Mayor Marshall asked Councilman Hutchins to lead the Pledge of Allegiance.

**AGENDA:**

**1. Public Comments.**

Mayor Marshall stated he checked with Christine and there were no public comments emailed to her. He asked if there were any comments from the public. No comments were offered.

**2. Summary Action Items.**

- a. Approval of Minutes from the August 5, 2020 Regular Meeting.
- b. Approval of Bills for the amount of \$240,021.67.

Councilman Stice inquired about a bill for a truck purchased with emergency money. Mayor Marshall answered it is being purchased with CARES Act money because it will be used by the COVID Officer. Councilman Stice commented on the Amazon purchases. Councilman Rowberry asked about the overage loader hours and the mini-ex for the cemetery. Councilwoman Allen asked about "bird spikes for shop."

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**Motion:** Councilwoman Sparks made a motion to approve the summary action items.

**Second:** Councilman Hutchins seconded the motion.

**Vote:** The vote was as follows: Councilman Rowberry, “Aye”, Councilwoman Allen, “Aye”, Councilman Hutchins, “Aye”, Councilman Stice, “Aye”, and Councilwoman Sparks, “Aye”. The motion carried.

**3. Consideration of Resolution 2020-64 approving the Master Site Plan and Final Plat for NorthPoint located in the Lakeview Business Park.**

Thane Smith with NorthPoint Development was present. He reported the Council has the Master Site Plan and the Final Plat for Phase 1 of the 1,300 acre development. He explained this particular phase is about seventy acres. They are starting with the plans and have submitted for a building permit for a 506,930 sq. ft. building on the site. Mr. Smith stated this site is expandable up to a million square feet. He said they are beginning with a single lot subdivision with a couple of alpha parcels along with it. He explained it is fairly common in their industry to start with a spec construction and then land a tenant.

Mr. Smith stated there are some off-site improvements that are necessary prior to receiving the Certificate of Occupancy. There is a new water tank they are proposing to construct. They are also proposing to lay approximately 7,000 lineal feet of pipe, a sixteen inch (16”) waterline and associated valves, as well as several miles of eighteen inch (18”) waterline. Mr. Smith reported they are in design process for those things.

Mayor Marshall requested the Council remove the streets and the retention basins until they can determine whether they will be publicly or privately owned and who will maintain them. Councilwoman Sparks asked about the exceptions Jaime Topham, Planning Commission Chair, spoke of at their meeting. The three exceptions were: public utility easements not going through the interior of the lot lines, but stay in the public and private streets; two, we allow an exception to the thirty-five foot (35’) driveways to allow a wide enough driveway to accommodate the actual traffic utilizing them; and the exception of the half mile between driveways. Mr. Coombs explained the proposed resolution addresses those contingencies.

Councilwoman Allen commended those involved in producing this resolution and the level of detail put into the process. She recognized that Shay Stark with Aqua Engineering was the main person in the memo, but it was a group process. She expressed appreciation for everybody coming together and making sure this is the best thing for the City and the development.

**Motion:** Councilwoman Sparks made a motion to approve Resolution 2020-64 approving the Master Site Plan and Final Plat for NorthPoint located in the Lakeview Business Park with a discussion to be held regarding the streets and the retention basins.

**Second:** Councilman Stice seconded the motion.

**Discussion:** Councilman Stice asked if Mayor Marshall thought once we get the City Engineer we will take care of a lot of this stuff. Mayor Marshall thought the new engineer will be a very busy man. He stated we hired one Monday and he will be here next Monday ready to hit the ground running.

Mr. Smith pointed out there is no public roadway being built with this first phase.

**Vote:** The vote was as follows: Councilman Rowberry, "Aye", Councilwoman Allen, "Aye", Councilman Hutchins, "Aye", Councilman Stice, "Aye", and Councilwoman Sparks, "Aye". The motion carried.

**4. Consideration to accept bids and award a contract for residential and municipal solid and bulk waste collection and recycling services.**

Ace Recycling and Disposal received the high score and had the low bid. Mayor Marshall stated he talked with representatives from Ace about amending this to eliminate bulk pick up because so many people place their bulk items out on the side of the street at the wrong time. He suggested having a clean-up day twice a year instead.

Mayor Marshall recommended awarding the contract to Ace. Councilwoman Sparks asked if we were going to look at the services individually. Mayor Marshall answered that we did look at them separately. Sherrie Broadbent addressed the Council. She stated Ace does a good job working with us and their prices are really good. She explained the City will need to adjust the fee for recycling. It is on a tiered rate so the more people who participate, the less it will cost. This will need to be taken into account when updating the price. Sherrie expected to have the new prices to the Council in the next month or two for consideration. She reviewed the prices based on the percentage of participation. Councilwoman Sparks asked what the participation rate is currently. Sherrie answered we are at 68.5%. She pointed out the second can will cost the same as the first one. She added the new contract will have Ace paying the recycling company rather than the City paying them. Councilman Stice confirmed that if they approved a contract with Ace, then Sherrie will come back and they can set the costs of the cans. Sherrie answered yes, and recommended making these fees like the water and sewer rates where there will be an incremental increase each year which will eliminate a big increase at one time.

Councilman Hutchins shared his concern about citizens that do not have the means to take bulk garbage to a dumpster or the dump. He asked if there is something other communities are doing to manage that better. Phil Markham with Ace answered that some of the other cities have a dumpster program where they will take dumpsters to various quadrants in the cities and spread them out. It is a much more involved program that lasts longer and has more trips. He stated that it depends on how much you want to spend. He added they are willing to sit down with the City to determine an option that will work best. Councilman Hutchins stated he was more

interested in knowing how the cities with the bulk pick up day as we currently have manage it. He asked if those communities do something so they do not have an old couch sitting on the side of the road for an extended time. Mr. Markham reported they have been doing this program in West Valley City for over ten years and they still have violation issues. They have a full-time employee who works with Ace's bulk pick up crews to tag the sites and works with residents to educate them. Councilwoman Sparks commented it is a matter of having the manpower to go around and fine those in violation. Mayor Marshall added we get beat up all the time because the bulk pick up is taken and the next day there is garbage on the side of the road with people saying it was never picked up. Councilman Stice stated every time he has put out items for bulk pick up, they have picked it up.

Councilwoman Allen inquired what happens when the dumpsters are full. Mr. Markham answered they will make multiple trips. As the dumpsters fill up, they will drop a new one and haul the full one away. Councilwoman Sparks felt it would be nice to be able to hit the major neighborhoods or areas rather than having one location in the City that everyone has to come to.

**Motion:** Councilwoman Sparks made a motion to accept the bid and award a contract for residential and municipal solid and recycling services to Ace and eliminate the bulk waste collection and replace it with a bi-annual dumpster program.

**Second:** Councilwoman Allen seconded the motion.

**Discussion:** Councilman Hutchins asked when this will start. Mr. Coombs answered we put in the RFP to start on October 1<sup>st</sup>. Mayor Marshall said he would put information in his newsletter. Councilman Stice suggested sending a separate letter out for this situation.

**Vote:** The vote was as follows: Councilman Rowberry, "Aye", Councilwoman Allen, "Aye", Councilman Hutchins, "Aye", Councilman Stice, "Aye", and Councilwoman Sparks, "Aye". The motion carried.

**5. Consideration of Ordinance 2020-24 amending Chapter 17 of the Grantsville City Code related to Streets and Sidewalks in the City.**

The Council Members and Mayor Marshall commended Councilman Stice for updating and amending this chapter in the code. Councilman Stice reported he removed the unnecessary items. Councilwoman Allen shared a text message from Debbie Spilman expressing her gratitude for making the clarifications on sidewalks. Councilman Stice stated he was willing to tackle another one.

**Motion:** Councilman Stice made a motion to approve Ordinance 2020-24 amending Chapter 17 of the Grantsville City Code related to Streets and Sidewalks in the City.

**Second:** Councilman Rowberry seconded the motion.

**Vote:** The vote was as follows: Councilman Rowberry, “Aye”, Councilwoman Allen, “Aye”, Councilman Hutchins, “Aye”, Councilman Stice, “Aye”, and Councilwoman Sparks, “Aye”.  
The motion carried.

**6. Consideration of Resolution 2020-50 approving a master development agreement for Cook Corner Subdivision.**

Todd Castagno was present. Mayor Marshall stated the only thing we were waiting on was the appraisal. He pointed out there were two addendums.

**Motion:** Councilwoman Allen made a motion to approve Resolution 2020-50 approving a master development agreement for Cook Corner Subdivision.

**Second:** Councilwoman Sparks seconded the motion.

**Vote:** The vote was as follows: Councilman Rowberry, “Aye”, Councilwoman Allen, “Aye”, Councilman Hutchins, “Aye”, Councilman Stice, “Aye”, and Councilwoman Sparks, “Aye”.  
The motion carried.

**7. Consideration of Resolution 2020-65 approving an agreement with the Tooele County School District for a School Resource Officer.**

Mayor Marshall explained this is the same agreement used by the County Sheriff’s Department, Tooele City, and Grantsville City Police Departments for the School Resource Officer.

Councilwoman Allen confirmed this is a continuation of the existing program. Councilwoman Sparks asked if Officer Chavez will continue to be the School Resource Officer. Lt. Sager answered yes, Officer Chavez will be the SRO. This is an increase of about \$5,000 per year. Mayor Marshall reported all of the Departments got the same increase.

**Motion:** Councilman Hutchins made a motion to approve Resolution 2020-65 approving an agreement with the Tooele County School District for a School Resource Officer.

**Second:** Councilwoman Allen seconded the motion.

**Vote:** The vote was as follows: Councilman Rowberry, “Aye”, Councilwoman Allen, “Aye”, Councilman Hutchins, “Aye”, Councilman Stice, “Aye”, and Councilwoman Sparks, “Aye”.  
The motion carried.

**8. Consideration of approving the Notice to Bidders for the construction of the Public Works Building.**

Approved

Mayor Marshall shared the drawings of the Public Works Building. Councilman Stice asked if the building will have the same siding as the Library. Mayor Marshall answered no, it is similar but not as difficult to install. Councilwoman Allen pointed out a typo in the third paragraph.

**Motion:** Councilwoman Allen made a motion to approve approving the Notice to Bidders for the construction of the Public Works Building.

**Second:** Councilman Hutchins seconded the motion.

**Vote:** The vote was as follows: Councilman Rowberry, “Aye”, Councilwoman Allen, “Aye”, Councilman Hutchins, “Aye”, Councilman Stice, “Aye”, and Councilwoman Sparks, “Aye”. The motion carried.

**9. Consideration of Resolution 2020-66 approving a master development agreement for Hunter Estates Subdivision.**

Monte Kingston was present. Mayor Marshall stated there were two addendums to this agreement. Mr. Kingston reported everything has been agreed to.

**Motion:** Councilman Stice made a motion to approve Resolution 2020-66 approving a master development agreement for Hunter Estates Subdivision.

**Second:** Councilman Rowberry seconded the motion.

**Vote:** The vote was as follows: Councilman Rowberry, “Aye”, Councilwoman Allen, “Aye”, Councilman Hutchins, “Aye”, Councilman Stice, “Aye”, and Councilwoman Sparks, “Aye”. The motion carried.

**10. Closed Session (Personnel, Real Estate, Imminent Litigation).**

The Council did not go into a closed session.

**11. Adjourn.**

Mayor Marshall reported the City has hired an engineer, Timm Dixon. Mayor Marshall stated he has been told our fireworks are here, but he hates to say anything until they are physically in Grantsville. He asked if the Council would like to shoot them off on September 11<sup>th</sup>. The Council agreed that would work. Mayor Marshall explained he has had a lot of discussion with people about having the ATV ordinance repealed because of how it has been abused. He asked the Council Members to think about it and asked if they have been approached by citizens complaining about it. He added this year has been extremely difficult. He has talked with police officers. It seems that parents have found it easier to give their kids a few bucks and send them down the street. Councilman Stice commented he saw two kids on a side by side going to football practice. He felt it had a good purpose but that it is being abused. The Council agreed.

Approved

**Motion:** Councilman Sparks made a motion to adjourn. Councilman Allen seconded the motion. The meeting was adjourned at 7:39 p.m.