

**Adopted Minutes
Spanish Fork City Council Meeting
October 1, 2019
Spanish Fork City Office
40 South Main Street
Spanish Fork, UT 84660**

Elected Officials Present: Mayor Steve Leifson, Councilmembers Keir A. Scoubes, Mike Mendenhall, Stacy Beck, Chad Argyle, Brandon Gordon.

Staff Present: Seth Perrins, City Manager; Junior Baker, City Attorney; Tyler Jacobson, Assistant City Manager; Dave Anderson; Community Development Director; Chris Thompson, Public Works Director; Kent Clark, City Recorder/Finance Director; Steve Adams, Public Safety Director; Dale Robinson, Parks & Recreation Director; Scott Aylett, Public Information Officer; Angie Warner, Deputy Recorder.

Citizens Present: Joshua Mock, Abigail Mock, Anna Mock, Daliny Jones, Isaiah Jones, Shelly Jamison, Heather Youd, Kent Millington, Shane Marshall, Diane Garcia, Lily Smith.

5:15pm WORK SESSION:

1. Swimming Pool Options and Study Review
2. What to do with the old Library building

Discussion took place regarding the item(s) listed above; no formal actions are taken in a work session.

6:00pm CALL TO ORDER, PLEDGE, OPENING CEREMONY, RECOGNITION:

Mayor Leifson called the meeting to order at 6:00 p.m.

Motivation/Inspirational Message given by Seth Perrins.
Councilman Mendenhall led in the pledge of allegiance.

PUBLIC COMMENTS:

Mayor Leifson welcomed public comment.
There was none.

COUNCIL COMMENTS:

Councilman Gordon gave an update from the solid waste board meeting. Councilman Gordon turned the time over to Heather Youd with the Chamber of Commerce.

Heather Youd, Director of the Chamber of Commerce, highlighted the following events coming up:

- October 1st - Ribbon Cutting for Glen Ray's Corn Maze
- Scarecrow Contest started today, October 1st and there are still a few spots left for those that still want to participate
- Farmer's Market will end Saturday October 26th
- Food Trucks will end October 25th
- Street Fair on Main October 5 & 19 at the City Park
- Business of the Month - My Sister's Closet
- October 8th - Meet the Candidates night at the Senior Center at 7pm
- October 9th Ribbon cutting for Lions Pride Insurance
- October 10th - Ribbon cutting for Salem Hills Eye Care
- October 16th - Noon Networking - Rage Fitness at the High Chaparral
- October 23rd - South County Business Summit - 8am-1pm at Nebo School District
- October 26th - Trick-or-Treat on Main Street
- Chamber Board member information meeting - for those who would like to serve on the board.

Councilman Gordon announced that tomorrow is the Fire Station 62 Groundbreaking at Noon at approximately 2550 East Canyon Road.

Councilman Mendenhall said that he was invited to Rees Elementary School and spoke to the students. Then the next day, staff from Parks and Recreation went up and spoke to the students. Councilman Mendenhall said our staff at the golf course has been great at creating and providing youth golf programs. He recognized Maddie Baker and her great golfing skills. Councilman Mendenhall gave an update from the Rotary Club Board Meeting.

Councilman Scoubes said that the Harvest Moon Hurrah event went great. Thanks to all those that volunteered their time. Councilman Scoubes gave an update from the Utah Lake Commission meeting.

Councilwoman Beck said that the Fiesta Days Committee has selected Ron and Allison Nielsen as the vice chairs for 2020. They were excited to accept the assignment. Councilwoman Beck gave an update from the new Library planning meeting.

Mayor Leifson gave an update from his conference he attended in Washington. Mayor Leifson said UMPA has partnered up with sPower and will construct a solar farm in Mona. We will be losing a contract from a coal plant and this is one way make up the power from that loss.

SPANISH FORK 101: UTA Current Service, Community Engagement, and Future Service Planning – Trustee Kent Millington

CONSENT ITEMS:

- a. Davenport Consulting Agreement
- b. Center Street Overlay Project Change Order #2
- c. McKell Easement Agreement

Councilman Gordon made a **Motion** to **approve** the consent items.
Councilman Mendenhall **Seconded** and the motion **Passed** all in favor.

PUBLIC HEARING:

Surplus of Public Property – Spanish Fork Parkway & Highway 6

Tyler Jacobson said that one of the funding sources for the new fire station is this piece of property. This land is located north across Highway 6 from the Neighborhood Walmart. In order for the City to sell property there is a process to follow. We have to notice and hold a public hearing before we can put it on the market. Staff has hired Brandi Davenport, a Real Estate Broker, to sell this property for the City.

Councilman Argyle made a **Motion** to go into public hearing.
Councilman Scoubes **Seconded** and motion **Passed** all in favor at 6:30pm

Mayor Leifson welcomed public comment.
There was none.

Councilman Mendenhall made a **Motion** to go out of public hearing.
Councilman Gordon **Seconded** and the motion **Passed** all in favor at 6:30pm.

Councilman Mendenhall made a **Motion** to **approve** the Surplus of Public Property – Spanish Fork Parkway & Highway 6.
Councilwoman Beck **Seconded** and the motion **Passed** all in favor.

FY 2020 Budget Revision #1

Kent Clark said the budget that was approved in August was \$105,504,044. This budget proposed is now at \$115,345,440, and increase of \$9,841,396.

Mr. Clark reviewed the proposed changes
General \$30,524,198; a decrease of -\$132,856
Enterprise \$64,491,963; an increase of \$2,591,725
Miscellaneous \$20,329,280; an increase of \$7,382,528

Councilman Gordon made a **Motion** to go into public hearing.
Councilman Mendenhall **Seconded** and motion **Passed** all in favor at 6:48pm

Mayor Leifson welcomed public comment.

Shane Marshall asked where the \$10M is coming from.

Councilman Gordon made a **Motion** to go out of public hearing.

Councilwoman Beck **Seconded** and the motion **Passed** all in favor at 6:49pm.

Kent Clark explained that the Public Utilities maintain a cash reserve where the money would come from.

Seth Perrins said that the City received a priority-changing project donation, with that, the City has the opportunity to build an All Abilities Park in Spanish Fork. First, the City is looking to see where the best location will be to have this park. Staff has been researching this type of park to see what the design should be.

Councilwoman Beck made a **Motion** to **approve** FY 2020 Budget Revision #1.

Councilman Argyle **Seconded** and the motion **Passed** all in favor.

NEW BUSINESS:

Fire Station 62 – Guaranteed Maximum Price - Westland Construction

Tyler Jacobson said that tomorrow is the Fire Station 62 Groundbreaking at noon. The next day, the construction can start. Staff reviewed the bids yesterday and have put together a cost sheet showing the guaranteed maximum price for the project of \$5,622,499.

Councilman Gordon made a **Motion** to **approve** Fire Station 62 – Guaranteed Maximum Price Contract- Westland Construction.

Councilman Argyle **Seconded** and the motion **Passed** all in favor.

DISCUSSION:

Business Operating without a Business License

Dave Anderson said there is a business on 100 South and 100 East. The applicant and staff went through the process to change the zoning to be able to have a business at the location in an existing home. The City Council received a complaint about the business and why the City has not made them comply with the requirements as a business. Staff has tried a few times to contact the business and it has been several months. The business said they will move forward with the requirements and they still have not submitted or applied for anything with the City. Staff wanted to inform the City Council of this issue and get direction.

Councilman Argyle asked what the business is.

Mr. Anderson said there are a few offices in the building and one of them is an online photography business.

Mayor Leifson said that they submitted a plan at City Council meeting when it was approved for the zone change. There needs to be a deadline for the improvements.

Councilman Scoubes said staff needs to give a deadline because they have already been running the businesses for a certain amount of time without the license.

Mr. Anderson said he will direct staff to move forward to get this property owner to get the requirements completed.

ADJOURN:

Councilman Gordon made a **Motion** to **adjourn** to Closed Session to discuss reasonably imminent litigation and land transactions.

Councilman Mendenhall **Seconded** and the motion **Passed** all in favor at 7:33p.m.

ADOPTED: October 15, 2019

Angie Warner, Deputy Recorder