

**ST. GEORGE CITY COUNCIL MINUTES  
MAY 23, 2013, 4:00 P.M.  
REGULAR MEETING  
ADMINISTRATIVE CONFERENCE ROOM**

**PRESENT:**

**Mayor Daniel McArthur  
Councilmember Jon Pike  
Councilmember Gail Bunker  
Councilmember Gil Almquist  
Councilmember Jimmie Hughes  
Councilmember Ben Nickle  
City Manager Gary Esplin  
City Attorney Shawn Guzman  
City Recorder Christina Fernandez**

**OPENING:**

Mayor McArthur called the meeting to order and welcomed all in attendance. The pledge of allegiance to the flag was led by City Manager Gary Esplin and the invocation was offered by Sheila Smith from the Christian Science Society.

Mayor McArthur mentioned upcoming events happening throughout the City.

**BETTERMENT AGREEMENT:**

**Consider approval of a Betterment Agreement with UDOT for the St. George Boulevard Interchange.**

City Manager advised the selection for the contractor for the improvements on St. George Boulevard takes place next week. This betterment agreement would be for above and beyond what is in the contract with UDOT.

Parks Planning Manager Laura Taylor stated the agreement includes \$3000.00 to bring conduits to the landscape island, \$107,550.00 to install landscape into the islands, \$62,100.00 to paint the structure and \$7000.00 to install tubular steel fence outside of the sidewalks that are on the outside of the interchange. The total is \$179,650.00.

**MOTION:** A motion was made by Councilmember Bunker to approve the betterment agreement in the amount of \$179,650.00.

**SECOND:** The motion was seconded by Councilmember Almquist.

**VOTE:** Mayor McArthur called for a vote as follows:

Councilmember Bunker - aye  
Councilmember Almquist - aye  
Councilmember Nickle - aye  
Councilmember Pike - aye  
Councilmember Hughes - aye

The vote was unanimous and the motion carried.

Councilmember Almquist inquired about adding the name of the City on the structure.

Mayor McArthur explained the structure is not big enough; however it can be added off to the side on the right-of-way.

City Manager Gary Esplin stated possible locations are being looked at, but that is not included in the cost.

**LANDSCAPE MAINTENANCE AGREEMENT:**

**Consider approval of a Landscape Maintenance Agreement with UDOT for maintenance of enhanced landscaping within the UDOT right-of-way on St. George Boulevard.**

City Manager Gary Esplin explained this agreement states the City will maintain the betterment improvement items that were just discussed. This is the same kind of agreement the City has to maintain miles 2,4 and 6.

**MOTION:** A motion was made by Councilmember Pike to approve the agreement.  
**SECOND:** The motion was seconded by Councilmember Almquist.  
**VOTE:** Mayor McArthur called for a vote as follows:

- Councilmember Bunker - aye
- Councilmember Almquist - aye
- Councilmember Nickle - aye
- Councilmember Pike - aye
- Councilmember Hughes - aye

The vote was unanimous and the motion carried.

City Manager Gary Esplin updated the City Council on the current years budget. He stated E911 revenues are up 3.89%, telecommunications are down 3%, highway taxes are up 18.72%, sales tax is up 11.74% and room tax is up 4%.

**PRESENTATION FROM THE FINANCE DEPARTMENT:**

Finance Director Phil Peterson reviewed projects in the department. They are testing the e-billing program with a number of utility accounts. He provided a handout that shows how payments have been received for fiscal years 10 - 13.

**PRESENTATION FROM THE POWER DEPARTMENT:**

Energy Services Director Phil Solomon updated the City Council on the projects his department is currently working on and the challenges they are facing. They do not foresee any major changes in the next fiscal year.

**PRESENTATION FROM THE POLICE DEPARTMENT:**

Police Chief Marlon Stratton updated the City Council on the department's personnel, the types of calls they are responding to, the work that the VIPs have done with 578 donated hours per month, the new Washington County Citizen Alert System and how things are working with Gold Cross Ambulance.

**PRESENTATION FROM THE WATER DEPARTMENT:**

Water Services Director Scott Taylor updated the City Council on the challenges his departments are facing this year. In a couple of weeks, they will be requesting to initiate Stage 1 of the drought plan as it has been a pretty dismal water year.

**PRESENTATION FROM THE SUPPORT SERVICES DEPARTMENT:**

Support Services Manager Marc Mortensen advised his department consists of IT, Fleet and Facility Services. He updated the City Council on projects his departments are working on. He advised he is requesting to replace fuel tanks in the Fleet yard that will come out of the

Capital Projects Fund. He provided a handout that lists the buildings, in tiers, that the City currently owns.

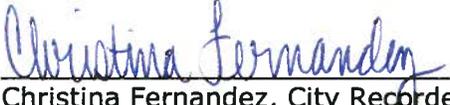
City Manager Gary Esplin stated he would like to recommend a change to the budget process this year, he is proposing to hold two public hearings for the budget. He advised there are drainage issues at Entrada and they have asked if the City would consider purchasing pipe to assist them with their issues. The drainage impact fund has enough to spend \$100,000.00 to \$150,000.00. The City would purchase the pipe and Entrada will install it. He updated the City Council on his plans for the market-based salary program for employees.

**ADJOURN TO A CLOSED:**

**MOTION:** A motion was made by Councilmember Pike to adjourn to a closed session.  
**SECOND:** The motion was seconded by Councilmember Bunker.  
**VOTE:** Mayor McArthur called for a vote as follows:

Councilmember Bunker - aye  
Councilmember Almquist - aye  
Councilmember Nickle - aye  
Councilmember Pike - aye  
Councilmember Hughes - aye

The vote was unanimous and the motion carried.

  
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Christina Fernandez, City Recorder

**DRAFT**

Agenda Item Number :

## Request For Council Action

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**Date Submitted** 2013-05-21 08:52:27

**Applicant** Laura Taylor

**Quick Title** UDOT Agreement

**Subject** Betterment Agreement for upgrade to improvements on St. George Boulevard Interchange.

**Discussion** City is paying to upgrade the fencing, landscaping in the islands, painting, and installing power and irrigation conduits.

**Cost** \$0.00

**City Manager Recommendation**

**Action Taken**

**Requested by** Paula Houston

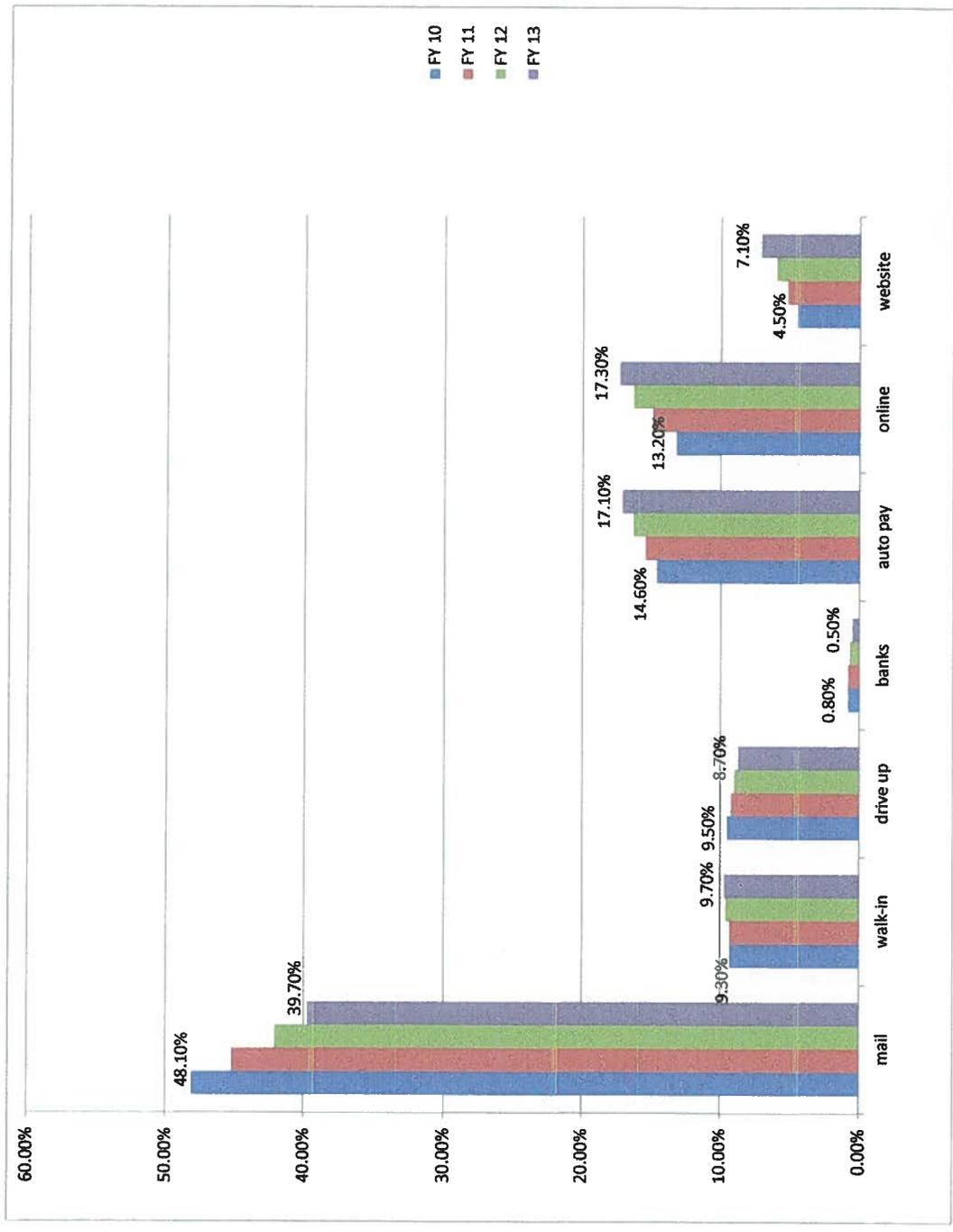
**File Attachments**

**Approved by Legal Department?** Yes

**Approved in Budget?** Please Select **Amount:** 179.650.00

**Additional Comments**

	mail	walk-in	drive up	banks	auto pay	online	website
FY 10	48.10%	9.30%	9.50%	0.80%	14.60%	13.20%	4.50%
FY 11	45.20%	9.30%	9.20%	0.80%	15.40%	14.90%	5.20%
FY 12	42.10%	9.60%	9.00%	0.70%	16.30%	16.30%	6.00%
FY 13	39.70%	9.70%	8.70%	0.50%	17.10%	17.30%	7.10%



**Areas maintained prior to 2006**

(Sf. of buildings)

- Animal Shelter (3,451)
- Art Museum (13,606)
- Canyons Concessions A (3,880)
- Canyons Concessions B (1,224)
- Canyons Maintenance Building (2,214)
- City Hall (34,283)
- City Pool (4,535)
- Community Arts Center/L.S. Admin (29,766)
- Community Center (2,294)
- Dinosaur Discovery Site (14,635)
- Fire Station #1 (8,616)
- Fire Station #2 (2,550)
- Fire Station #3 (2,954)
- Fire Station #4 (3,178)
- Fire Station #5 (3,155)
- Fire Station #6 (6,320)
- Fleet Maintenance (16,577)
- Millcreek Facility Parks (22,405)
- Former WCDTF Hanger (15,759)
- Opera House (3,812)
- Police Admin Bldg. (19,486)
- Recreation Center (28,130)
- Sand Hollow Aquatic Center (39,850)
- Social Hall (3,730)
- Tonaquint Nature Center (1,570)

**Total of 287,980 Sq Ft**

**Number of Facilities Services employees**

2006

Custodial Services: 3 FT / 20 PT

Building Maintenance: 3 FT Techs

2013

Custodial Services: 6 FT / 20 PT

Building Maintenance: 3 FT Techs

**Areas added after 2006**

- Airport Terminal (33,557)
- ARRF Building (12,107)
- Downtown Parking Structure (91,647)
- Power & Water Admin Bldg. (19,750)
- Fire Station #7 (11,018)
- Fire Station #8 (12,290)
- Fleet Maintenance Expansion (18,229)
- Former Courthouse (45000)
- Irrigation Shop (1,000)
- Millcreek Maintenance Bldg. (1,857)
- Millcreek Power Generation (3,077)
- Police Downtown Station (4,894)
- Police Evidence Bldg. (1,482)
- Red Rock Diesel Plant (13,866)
- Red Rock Street Light Bldg. Power (1500)
- Re-use Center Building (1,628)
- Streets Division (11,867)
- Suntran (5,919)
- Southgate Pump Station (1,354)
- The Fields Concessions Building (4,236)
- Tonaquint Cemetery Sexton's Office (3,808)
- Tonaquint Tennis Facility (1,510)
- Tool/Storage Bldg. Power (2680)
- Transformer Repair Bldg. Power (2052)
- Waste Water Admin Bldg. (Cleaning only)
- Waste Water Maintenance Bldg. (Cleaning only)
- Water Storage Warehouse (6,043)
- Water Services Facility Bldg. (6,923)
- Canyons Water Pump Station (485)
- 18 Power Substations (Locks & Doors only)

**Total of 319,779 Sq Ft**

**Areas Added 2013**

- Annex Hanger (33,986)
- Housing Projects 2 houses (Larry Shane)
- Red Hills Golf Maintenance Bldg. (1,314)
- Red Hills Golf Clubhouse (2,847)
- Southgate Golf Maintenance Bldg. (4,100)
- Southgate Golf Clubhouse (14,000)
- Southgate Golf Training Bldg. (2,448)
- St. George Golf Maintenance Bldg. (4001)
- St. George Golf Clubhouse (7,475)
- Sunbrook Golf Maintenance Bldg. (7,957)
- Sunbrook Golf Clubhouse (17,000)

**Total of 95,128 Sq Ft**

**Total of 686310 Sq Ft Maintained**

**Note: Not all buildings receive Custodial Services, but all buildings do receive Building Maintenance.**

## F.S. Master Building List

	Facility	SqFt	PM Hours
1	Airport Terminal Building	33557	584.5
2	Animal Shelter	3451	100.5
3	ARFF Building	12107	224.0
4	Art Museum	13606	157.0
5	Canyon Softball Complex (Bldg. A)	3880	82.5
6	Canyon Softball Complex (Bldg. B)	1224	48.0
7	Canyons Complex Water Pump Station	485	20.0
8	Canyons Maintenance shed	2214	20.0
9	Capital Project Fund Property 2 houses (Larry S.)		
10	City Hall	34283	560.0
11	City Outside Pool	4535	79.5
12	Community Arts Center (L.S. Adm)	29766	226.0
13	Community Center Building Located next to Sr. Center	2294	51.5
14	Dinosaur Tracks Museum	14635	93.0
15	Downtown Parking Structure	91647	308.0
16	Evidence Building (Police)	1905	14.0
17	Fire Station # 1	8616	136.0
18	Fire Station # 2	2550	73.5
19	Fire Station # 3	2954	68.0
20	Fire Station # 4	3178	71.0
21	Fire Station # 5	3155	69.5
22	Fire Station # 6	6320	97.5
23	Fire Station # 7	11018	144.5
24	Fire Station # 8	12290	265.0
25	Fleet Management Building	18229	348.0
26	Former Court House	45000	246.5
27	Irrigation Shop	1000	50.0
28	L.V. Tower Building	4236	116.0
29	Mill Creek Facility (Parks)	22405	250.0
30	Millcreek Control Bldg (Power)	3077	127.0
31	Millcreek Maintenance Bldg (Power)	1857	39.0
32	Opera House	3812	135.5
33	Police Admin Building	19486	590.0
34	Police Downtown Station (100 E.)	4894	133.5
35	Police Zion Plaza Substation (Locks only)		4.0
36	Power & Water Admin Building	19750	351.0
37	Power Substations (18)		108.0
38	R. T. Hanger #1 (Former WCDTF)	15759	66.5
39	R.T. Annex Hanger #2 (Venuti)	33986	372.5
40	Recreation Center	28130	419.5
41	Red Hills Golf Course Clubhouse	2847	54.5
42	Red Hills Golf Maintenance Building	1314	61.0
43	Red Rock Generation Diesel Building (Power)	13866	180.5
44	Red Rock Street Light Building (Power)	1500	16.0
45	Re-Use Center Modular Building	1628	17.0
46	Sand Hollow Aquatic Center	39850	454.5
47	Social Hall Building B	3730	142.0
48	Southgate Golf Course Clubhouse	14000	95.5
49	Southgate Golf Course Maintenance Building	4100	61.5
50	Southgate Golf Training Facility	2448	52.5
51	Southgate Pump Station	1354	19.0
52	St. George Golf Clubhouse	7475	67.0
53	St. George Golf Maintenance Building	4001	57.5
54	Streets Building & Bays	11867	196.0
55	Sunbrook Golf (Clubhouse)	17000	102.5
56	Sunbrook Golf Maintenance	7957	70.5
57	Suntran Administrative Building	5919	201.5
58	Tonaquint Cemetery Sexton Office	3808	67.5
59	Tonaquint Park and Nature Center	1570	47.5
60	Tonaquint Tennis Facility	1510	61.0
61	Tool / Storage Building (Power)	2680	21.0
62	Transformer Repair Building (Power)	2052	20.0
63	W.W. Maintenance Bldg (Cleaning only)		
64	W.W. Admin Building (Cleaning only)		
65	Water Services Facility Building	6923	241.0
66	Water Storage Warehouse	6043	54.5

686310    9212  
SqFt    PM Hours