

MINUTES OF THE REGULAR MEETING OF THE SPRINGVILLE CITY COUNCIL HELD ON TUESDAY, FEBRUARY 08, 2022, AT 5:30 P.M. AT THE CIVIC CENTER, 110 SOUTH MAIN STREET, SPRINGVILLE, UTAH.

Presiding and Conducting: Mayor Matt Packard
Elected Officials in Attendance: Liz Crandall
Craig Jensen
Jason Miller
Mike Snelson
Chris Sorensen

City Staff in Attendance: City Administrator Troy Fitzgerald, Assistant City Administrator/City Attorney John Penrod, Assistant City Administrator/Finance Director Bruce Riddle, City Recorder Kim Crane, Deputy Recorder Jennifer Grigg, Community Development Director Josh Yost, Building and Grounds Director Bradley Neel, Public Works Director Brad Stapley, Assistant Public Works Director/City Engineer Jeff Anderson, Police Chief Lance Haight, Library Director Dan Mickelson, Power Director Leon Fredrickson, Administration Director Patrick Monney, Recreation Director Stacey Child and Museum of Art Director Rita Wright.

CALL TO ORDER

Mayor Packard welcomed everyone and called the meeting to order at 5:33 p.m.

COUNCIL BUSINESS

1. Calendar

- Feb 15 - Work/Study Meeting 5:30 p.m., Regular Meeting 7:00 p.m.
- Feb 21 - Presidents Day Observed (City Offices Closed - Monday)
- Mar 01 - Work/Study Meeting 5:30 p.m., Regular Meeting 7:00 p.m.

2. MAYOR, COUNCIL, AND ADMINISTRATIVE REPORTS

a) Discussion Regarding Impervious Surfaces - Brad Stapley, Public Works Director

Director Stapley started his presentation by explaining better aerial photography increased accuracy in stormwater fees for 451 commercial customers. He said gravel surfaces are billed at 75%. Councilmember Sorensen asked about French drains. Director Stapley said the code allows for a reduced fee. Councilmember Snelson asked that the customers getting a decrease also receive a letter. Councilmember Sorensen and Mayor Packard agreed. Councilmember Jensen asked the net. Director Stapley answered \$150,000 increased revenue from commercial stormwater fees. Director Riddle asked about overbilling. Administrator Fitzgerald said the savings is also based on a July 2021 policy change. Councilmember Miller asked for clarification in the numbers stated in the presentation. Administrator Fitzgerald said less than 50% saw a 10% increase. Councilmember Jensen asked about timing and said it could get politically charged. Assistant Public Works Director Anderson explained percolating and new state legislation. Director Stapley explained the improved mapping helped staff design the policy and there is no change in residential fees. Assistant Director Anderson explained Low Impact Development (LID). Director Stapley concluded by stating the stormwater system is designed for the most intense

storms and the system has fared very well. When that intense water does come the system must convey that water and that is why we need these fees.

b) Community Vision - Troy Fitzgerald, City Administrator

Administrator Fitzgerald referred to the vision statement handout from last week. Councilmember Snelson complimented a wording change. Councilmember Sorensen suggested the word *valued* in front of *traditions* as an addition. Mayor Packard and Administrator Fitzgerald added explanation of the definitions and the internal employee standards. The Council and Mayor Packard approved.

Administrator Fitzgerald explained the Solid Waste Transfer Station site and its final design meeting tomorrow. He suggested there are more wants than Springville City would build. He explained the details of the budget and the increase in cost estimates in recent years. Mayor Packard asked for clarification on reimbursements to Springville and Spanish Fork including selling the existing site. Administrator Fitzgerald explained cash and bonding. Mayor Packard asked about the choice between a 20-year bond and a 25-year bond. Administrator Fitzgerald showed an 8.4% increase in the budget that the board will vote on in the meeting. The increase in revenue includes a rate increase as well as growth. Director Riddle stated the represented cities on the board voiced their opinion is that the standard procedure is not to exceed 20-year bonds. Administrator Fitzgerald asked the Council to give Councilmember Jensen direction who attends the meeting tomorrow to approve this \$45 million project. The enclosed transfer station building is 45,000 square feet and some things could be cut to shave a couple million off the budget. Councilmember Jensen commented that something has to be done because the current transfer station is not adequate. More questions are being asked with personnel changes to the board. Director Monney clarified some of the equipment will be repurposed and that the transfer station will accept but not process green waste. Councilmember Snelson asked about cutting \$2 million and Director Fredrickson asked about the operation & maintenance. Director Riddle suggested we are willing to pay a little bit of a premium to get the transfer station out of Springville. Administrator Fitzgerald said the cost of redesign to take stuff out, includes waiting months for a new bid and approval and will diminish the chance of saving significant dollars and possibly increase the cost. Councilmember Jensen agreed and stated an inefficient facility costs us more. Councilmember Sorensen said we are SUVSWD and 25 years from now it will be appreciated if we spent more to make it nice. Mayor Packard told Councilmember Jensen here is our vote under these conditions. Councilmember Snelson added do the best you can with some reductions and still make it nice. Councilmember Jensen agreed and said he will report back.

c) Discussion with Department Directors

Mayor Packard asked Director Stapley about a green waste profitability study. Administrator Fitzgerald showed the meeting the data in the SCAD report packet. Mayor Packard clarified that the purpose of this study is to right-size the fees for commercial green waste. Administrator Fitzgerald asked the meeting if green waste should be included in the cost of solid waste per can. Councilmember Sorensen suggested capturing 100% of the cost of commercial green waste. Director Stapley added green waste is needed to get rid of biosolids that we sell as compost.

Director Fredrickson added that Southern Utah Valley Power Systems (SUVPS) will bond for increased development. Mayor Packard said that will be a discussion for the new utility board.

Attorney Penrod reported that the Board of Adjustments met Monday night for the first time in two to three years and did a fabulous job.

Director Mickelson stated the library is busy and the staff is healthy.

Director Riddle reported budget preparation is ongoing.

Director Stapley stated some staff is out with COVID and they are preparing the budget. Councilmember Jensen asked about employees. Assistant Director Anderson answered they are working to hire an engineer formerly of West Jordan and Florida who lives in Highland. Administrator Fitzgerald



referenced the SCAD reports in the packet that shows employee turnover is 6-7% for the three-month period.

Director Child reported that the Art City Days Committee started meeting and that Art City Days is in three months. Turning to sports, she stated basketball is finishing, and soccer and volleyball are starting. The CRC numbers are good, serving about 1000 people per day which is not quite back to pre-COVID numbers.

Assistant Director Anderson reported he is working to rebuild the engineering division by hiring a 1-2 engineer, surveyor, and intern. Administrator Fitzgerald said staff is working to fill vacancies to stay ahead of what is coming in development. As an example, the Westfields Central project submitted for 190 building permits.

Director Wright reported the museum will be fully staffed tomorrow. Outreach educators are returning to classrooms. The high school show is open.

Director Yost said the Board of Adjustment did a great job and they are working on staffing. 346 residential units are coming in the fiscal year 2023 and 1.8 million square feet of commercial development are in the pipeline. Industrial permitting may be slowing down and staff needs additional support to stay ahead. He said James Wills and Chane Jensen are the only building inspectors currently and the Community Development Department is outsourcing all plan reviews and some inspections.

Chief Haight said three officers are in training. On February 15th, staff will participate with *Make a Wish* for a 5-year old here in Springville. Councilmember Snelson asked about a new hire that is commuting from California. Chief Haight stated the new officer has years of highway patrol experience.

Director Monney explained the live meeting broadcast system for the council chambers and that everyone is invited to a tour after this meeting.

Director Neel stated 900 new trees have been planted, 21 trees at the library have been replaced. A committee is evaluating the bike park bids. Four park employees have resigned and his department is giving privatization a strong look. Councilmember Snelson asked about the current lawn care system. Director Neel gave them an excellent grade and commented outsourcing is favorable in this labor market.

d) Mayor, Council Reports, and Administrative Reports

Mayor Packard concluded the meeting and invited everyone to the tour of the new video broadcast system in the council chambers.

3. ADJOURNMENT

COUNCILMEMBER SORENSEN MOVED TO ADJOURN THE REGULAR MEETING AT 6:41 P.M.
COUNCILMEMBER CRANDALL SECONDED THE MOTION, AND ALL PRESENT VOTED AYE.

4. CLOSED SESSION, IF NEEDED - TO BE ANNOUNCED IN MOTION

The Springville City Council may temporarily recess the regular meeting and convene in a closed session to discuss the character, professional competence, or physical or mental health of an individual, pending or reasonably imminent litigation, and the purchase, exchange, or lease of real property, as provided by UCA 52-4-205.

There was none.

*This document constitutes the official minutes for the Springville City Council Regular Meeting held on Tuesday, February 08, 2022
I, Jennifer Grigg, do hereby certify that I am the duly appointed, qualified, and acting Deputy Recorder for Springville City, of Utah County, State of Utah. I do hereby certify that the foregoing minutes represent a true and accurate, and complete record of this meeting held on Tuesday, February 08, 2022.*

DATE APPROVED: February 15, 2022

Jennifer Grigg
Deputy Recorder