

Tooele City Council Business Meeting Minutes

Date: Wednesday, May 18, 2022

Time: 7:00 p.m.

Place: Tooele City Hall, Council Chambers
90 North Main Street, Tooele, Utah

City Council Members Present:

Ed Hansen
Justin Brady
Tony Graf
David McCall
Maresa Manzione

Planning Commission Members Present:

Chris Sloan

City Employees Present:

Mayor Debbie Winn
Darwin Cook, Parks and Recreation Director
Roger Baker, City Attorney
Michelle Pitt, City Recorder
Holly Potter, Deputy City Recorder
Andrew Aagard, City Planner
Jamie Grandpre, Public Works Director
Paul Hansen, City Engineer
Kami Perkins, HR Director
Jami Carter, Library Director

Minutes prepared by Katherin Yei

Chairman Brady called the meeting to order at 7:00 p.m.

1. Pledge of Allegiance

The Pledge of Allegiance was led by Mr. Darwin Cook, Parks and Recreation Director.

2. Roll Call

Tony Graf, Present
Ed Hansen, Present
Justin Brady, Present
Dave McCall, Present
Maresa Manzione, Present via phone

3. Mayor's Youth Recognition Awards

Presented by Debbie Winn, Mayor & Stacy Smart, Communities That Care Supervisor

Mayor Winn, Stacy Smart, and Captain Collins presented the Mayor's Youth Recognition Awards to the following students:

Yuriana Zamudio
Alivia Walker
Brylee Johnson
Ephraim Magleby

4. Public Comment Period

Michael Henry, Chairman of Tooele County Chamber of Commerce, shared his appreciation of the money and support Tooele City puts forth into the Chamber of Commerce. He shared events the Chamber of Commerce have participated with in the community.

A resident had concerns about the drought and asked for available resources.

Howel McConnell proposed to put organizations available for the community on a flyer for residents.

5. Resolution 2022-41 A Resolution of the Tooele City Council Consenting to Mayor Winn's Appointment of Melody Barnett and Ryan Bajlo to the Library Board of Directors *Presented by Jami Carter, Library Director*

Ms. Carter presented Melody Barnett and Ryan Bajlo with the consent from the Mayor to be apart of the Library Board of Directors. There will be one appointment left to fill the board.

Council Member McCall motioned to approve Resolution 2022-41. Council Member Hansen seconded the motion. The vote was as follows: Council Member Hansen, "Aye," Council Member Graf, "Aye," Chairman Brady, "Aye," Council Member Manzione, "Aye," Council Member McCall, "Aye." The motion passed.

6. Resolution 2022-28 A Resolution of the Tooele City Council Approving a Lease Agreement with the Bit N' Spur Riding Club *Presented by Roger Baker, City Attorney*

Mr. Baker presented a resolution for a new lease agreement with the Bit N' Spur Riding Club. Tooele City will continue to own it with Bit N' Spur Riding Club having sole use to it. It is for a 25-year term, with the potential of renewal up to 75-years term. They are free to make improvements and maintain those. The lease addresses maintenance, paying for utilities, uses that are allowed, and insurance.

Mayor Winn shared her appreciation of the organization.

Council Member Hansen motioned to approve Resolution 2022-28 A Resolution of the Tooele City Council Approving a Lease Agreement with the Bit N' Spur Riding Club. Council Member McCall seconded the motion. The vote was as follows: Council Member Hansen, "Aye," Council Member Graf, "Aye," Chairman Brady, "Aye," Council Member Manzione, "Aye," Council Member McCall, "Aye." The motion passed.

7. Resolution 2022-29 A Resolution of the Tooele City Council Revising its Policy on Payment Made in Lieu of Water Rights Conveyance

Presented by Roger Baker, City Attorney

Mr. Baker presented an ordinance that requires developments to bring water rights with them or pay a fee in lieu of. There is a provision that defines what allows a development to pay the fee. For residential areas, the policy is limited. Commercial and industrial areas are at the discretion of economic advantages. The Council would like to amend and encourage developers to have Tooele City be the last resort. The current price per acre foot, \$15,000, with the proposed amount being raised to \$35,000. The resolution makes clear that Tooele City is not a water broker and should not be taken at market value.

The City Council asked about incentive and discount regarding the water rights. Is the incentive primarily for those that own acreage and want to build small parcels?

Mr. Baker answered the Council's questions. The incentive is a different policy that allows a reduction in price. Some incentives are available for subdividing small parcels.

Council Member Graf motioned to approve Resolution 2022-29 A Resolution of the Tooele City Council Revising its Policy on Payment Made in Lieu of Water Rights Conveyance.

Chairman Brady seconded the motion. The vote was as follows: Council Member Hansen, "Aye," Council Member Graf, "Aye," Chairman Brady, "Aye," Council Member Manzione, "Aye," Council Member McCall, "Aye." The motion passed.

8. Ordinance 2022-16 An Ordinance of Tooele City Amending the Tooele City Personnel Policies and Procedures Manual

Presented by Kami Perkins, Human Resources Director

Ms. Perkins presented an Ordinance to change some sections in the Personnel Policies and Procedures Manual. Department heads serve as a committee. The drafts are sent out to the employees for suggestions. One suggestion is to the change of computer systems, email, and internet, specifically the password security. There were changes for National Freedom Day which will take effect June 15th. Other changes included requiring bereavement for miscarriages, cleaning up issues with contributions, the line of duty requirements, removing the tiered-two enhanced benefit, and giving mental health to retired emergency staff.

Council Member McCall motioned to approve Ordinance 2022-16. Council Member Graf seconded the motion. The vote was as follows: Council Member Hansen, "Aye," Council

Member Graf, "Aye," Chairman Brady, "Aye," Council Member Manzione, "Aye," Council Member McCall, "Aye." The motion passed.

9. Resolution 2022-33 A Resolution of the Tooele City Council Declaring That Tooele City, After July, 1, 2022, Will Pick Up and Pay the Increased Amount of the Required Employee Contributions for All Tooele City Employees Who Are Members of The Utah State Retirement Tier II Public Safety & Firefighter Contributory Retirement Plan and Includes Provisions Relating to the Employer Pick Up

Presented by Kami Perkins, Human Resources Director

Ms. Perkins presented a Resolution for the tier two program regarding the City picking up the cost for public safety officers. The previous rate was 2.5%. The current rate is now 2.59%.

Council Member Hansen motioned to approve Resolution 2022-33. Council Member Manzione seconded the motion. The vote was as follows: Council Member Hansen, "Aye," Council Member Graf, "Aye," Chairman Brady, "Aye," Council Member Manzione, "Aye," Council Member McCall, "Aye." The motion passed.

10. Resolution 2022-34 A Resolution of the Tooele City Council Adopting the Public Employees' Health Plan (PEHP) Section 125 Cafeteria Prototype Plan for Tooele City's Section 125 Programs

Presented by Kami Perkins, Human Resources Director

Ms. Perkins presented a resolution that adopts PEHP legal documents regarding flex spending accounts. To make sure it is done legal, they must adopt legal documents that administer the plans.

Council Member Hansen motioned to approve Resolution 2022-34, A Resolution of the Tooele City Council Adopting the Public Employees' Health Plan (PEHP) Section 125 Cafeteria Prototype Plan for Tooele City's Section 125 Programs. Council Member Graf seconded the motion. The vote was as follows: Council Member Hansen, "Aye," Council Member Graf, "Aye," Chairman Brady, "Aye," Council Member Manzione, "Aye," Council Member McCall, "Aye." The motion passed.

11. Resolution 2022-40 A Resolution of the Tooele City Council Authorizing the Mayor to Undertake All of the Necessary Actions to Enroll the City in the Benefit Programs of the Firefighters Retirement System Offered by Utah Retirement Systems

Presented by Kami Perkins, Human Resources Director

Ms. Perkins presented Resolution 2022-40 regarding the new position of Fire Chief/Fire Marshall on the payroll. The City must participate in the firefighter retirement system. Before they add, they have to fill out an application, work charts, jobs description, and have a resolution that authorizes the Mayor to initiate and sign documents.

Chairman Brady motioned to approve Resolution 2022-40. Council Member Hansen seconded the motion. The vote was as follows: Council Member Hansen, “Aye,” Council Member Graf, “Aye,” Chairman Brady, “Aye,” Council Member Manzione, “Aye,” Council Member McCall, “Aye.” The motion passed.

12. Resolution 2022-42 A Resolution of the Tooele City Council Approving an Agreement with Morgan Pavement Maintenance for the 2022 Roadway Maintenance Project – Part 2, Bid Schedule “A” – Type II Slurry Seal

Presented by Paul Hansen, City Engineer

Mr. Hansen presented an agreement with Morgan Pavement Maintenance for repair of 200 miles of road that is City maintained. The resolution was brought for reconstruction of road using Slurry Seal. They are asking for approval in the amount of \$399,500 with a 5% contingency. A map will be posted of where repair will happen.

Council Member McCall motioned to approve Resolution 2022-42. Council Member Manzione seconded the motion. The vote was as follows: Council Member Hansen, “Aye,” Council Member Graf, “Aye,” Chairman Brady, “Aye,” Council Member Manzione, “Aye,” Council Member McCall, “Aye.” The motion passed.

13. Resolution 2022-43 A Resolution of the Tooele City Council Approving an Agreement with Staker & Parson Companies for the 2022 Roadway Maintenance Project – Part 2, Bid Schedule “B” – Light Weight Aggregate Chip Seal

Presented by Paul Hansen, City Engineer

Mr. Hansen presented Schedule B of the roadway repair maintenance project using chip seal. They received four bids with Staker & Parson Companies being the lowest. The amount they are asking for is \$449,310 with a 5% contingency. The funds will be used from Road C and the gas tax.

Council Member Graf motioned to approve Resolution 2022-43. Council Member McCall seconded the motion. The vote was as follows: Council Member Hansen, “Aye,” Council Member Graf, “Aye,” Chairman Brady, “Aye,” Council Member Manzione, “Aye,” Council Member McCall, “Aye.” The motion passed.

14. Resolution 2022-44 A Resolution of the Tooele City Council Approving an Agreement with Broken Arrow, Inc. for the 2022 Seventh Street Road and Utility Improvement Project

Presented by Paul Hansen, City Engineer

Mr. Hansen presented an agreement with Broken Arrow, Inc. for seventh street near 500 north for a utility improvement project. The project would be full road widening, replace water line, and extend storm drain. It is funded through road C funds and culinary water general funds. The amount is \$1,151,617.07 with a 5% contingency with approval by the Mayor.

Council Member Graf motioned to approve Resolution 2022-44. Chairman Brady seconded the motion. The vote was as follows: Council Member Hansen, “Aye,” Council Member Graf, “Aye,” Chairman Brady, “Aye,” Council Member Manzione, “Aye,” Council Member McCall, “Aye.” The motion passed.

15. Minutes

Wednesday, March 4, 2022 City Council Work, RDA, & Business Meetings

There are no changes to the minutes.

Council Member Hansen motioned to approve Minutes. Council Member McCall seconded the motion. The vote was as follows: Council Member Hansen, “Aye,” Council Member Graf, “Aye,” Chairman Brady, “Aye,” Council Member Manzione, “Aye,” Council Member McCall, “Aye.” The motion passed.

16. Invoices

Ms. Pitt presented the following invoices:

Core and Main for 300 water meters in the amount of \$71,730.

Landia for mixer replacement WWTP in the amount of \$20,752.

Thorn for spraying the lakes for mosquitoes in the amount of \$23,200 with a monthly monitoring cost of \$125.

Council Member Hansen motioned to approve the invoices. Council Member Graf seconded the motion. The vote was as follows: Council Member Hansen, “Aye,” Council Member Graf, “Aye,” Chairman Brady, “Aye,” Council Member Manzione, “Aye,” Council Member McCall, “Aye.” The motion passed.

17. Adjourn

Chairman Brady adjourned the meeting at 8:13pm.

The content of the minutes is not intended, nor are they submitted, as a verbatim transcription of the meeting. These minutes are a brief overview of what occurred at the meeting.

Approved this ____ day of March, 2022

Justin Brady, City Council Chair