

SPRING CITY COUNCIL MEETING MINUTES

September 1, 2022, Location 45 South 100 East Spring City, Utah

Attendance: Cory Madsen, Mike Black, Whit Allred, Chad Huff, Joseph Fuchsel, Kimberly Stewart, Cory Wasden, Mrs. Wasden, Jim Fleming, George Kenzy, Craig Paulsen, Carla Nelson, Mike Nelson, Linda Christiansen, Jesse Ralphs, Mario Gonzalez, Jane Hawkes, Amy Jorgensen, Christie Kimball, Richard Kimball, Kent Kummer, Jeanne Ward, Threesa Cummings, Cherrie Barrow, Claudia King, Ken Law, Heidi Sorensen, Ruth Ann McCain; Recorder.

Pledge of Allegiance: Mayor Chris Anderson

Expression of Choice: Craig Paulsen

Roll Call: Craig Clark, Tim Clark, Nancy Allred, Chris Anderson, Courtney Syme, Paul Penrod

Mayor and Council Member Department Reports

Council Member Craig Clark stated that the roads which were scheduled for repair are completed. New clocks and a water system have been installed at the cemetery to have better water control there.

Council Member Tim Clark stated that there is not much to report on the sewer lagoons. Research is still being done for this matter.

Council Member Nancy Allred stated that school has started and asked for everyone to watch out for children going to and from school.

Mayor Chris Anderson stated that the governor has a comprehensive coordinated action plan and is requesting input from the rural community. He has published a survey and if you would like to give your input, please contact the city office and we can let you know how to do that. Mayor Anderson also stated that the city received a letter from the state department of water quality. We have a responsibility to file a drinking water protection plan report by the end of the year. He wanted the council to be aware of the report to make sure that it gets turned in in a timely manner.

Council Member Courtney Syme stated that we have been looking to lease a new police truck but getting a new truck is hard right now. The leasing company said that we should wait to make an extended lease payment until the end of September and if we don't have a new truck, they will extend our lease for one year and check out if we can get an extend the warranty.

Council Member Paul Penrod stated that our water quality is good. The Senior citizens had a great dinner in August. Our fire department won first place at the county fire challenge. He reminded everyone that if you are going to burn to call the fire department or dispatch to let the emergency responders know.

Council Member Nancy Allred Planning and Zoning Issues

Council Member Nancy Allred motioned to approve the business license for Cory Wasden at

216 S Main Street conditional on the fire safety inspection. **Motion seconded by council Member Tim Clark. All were in favor.**

Council Member Craig Clark motioned to approve the zoning permit for Amy Jorgensen to build Guest Home/Shed at 90 S Main Street. **Motion seconded by council Member Paul Penrod. All were in favor.**

Council Member Tim Clark motioned to approve the zoning permit for Christie Kimball to build a storage shed at 398 N Main Street. **Motion seconded by council Member Paul Penrod. All were in favor.**

Council Member Nancy Allred motioned to approve the zoning permit for David Kalmar to build a new home at 657 S 400 E. **Motion seconded by Council Member Craig Clark. All were in favor.**

Sanpete Kindness

Heidi Sorensen came forward and shared that Sanpete Kindness is now approved as a non-profit organization. Large banners have been made and they are asking each city in the county to place a banner where it can be seen. 988 is the new suicide prevention hot line. Mayor Anderson stated that he appreciated what they are doing.

Sunrise Engineering our Water and Sewer System Infrastructure

Jessie Ralphs from Sunrise Engineering stated that the council asked that he explain their recommendations for our water and sewer projects and the funding that may be possible. The Council also asked about extending services outside city limits, the build out situation within the city, and impacts on the water system. Jessie stated that he had some handouts that gave an initial look at taking water to outline areas. He stressed that there are many other factors that would also need to be considered and felt that this would be best talked about in a work meeting. For the water project the main components are distribution improvements and source capacity. Spring City has a deficit concerning culinary water source capacity so we would need to do a new well sighting study. The estimated cost for the total water project is 5.7 million. To meet the State funding requirements, or MAGI, our city water rate would need to be \$58 to \$59 a month to receive any funding, ie. grant/loan. Jessie stated that their recommendation for State funding would be to apply with Drinking Water. Before applying we would need to know where we would dig a new well. Therefore, a well sighting study is the first step. Then get in an application with Drinking Water. The next deadline for them is 6th of November. The sighting study will cost about \$12,000. It would be between 5 and 10 thousand dollars for time, materials, hourly compensation, for the application services. The well sighting would need to be paid for up front but will go toward the self-contribution for the project. The cost to do the application can be rolled into the project. Mayor Chris Anderson stated that this is for a culinary water deficit the city has right now.

Council Member Paul Penrod motioned to go ahead with the well sighting study and move that along and then see what we can do with the other portion and work on that cost. **Motion**

seconded by Council Member Courtney Syme. All were in favor.

Jessie Ralphs explained that the wastewater project will extend the sewer throughout the portions of Spring City that flows properly. These parts are 700 East, 950 North, and to the lagoons. The project estimate is 4.8 million dollars. There are two sources for the funding that are recommended. UDSA Rural Development and CIB. Rates for both are about the same. The Rural Development application can be submitted any time. Their loan/grant is usually 70% loan with 30% grant over 40 years. This means that our sewer rates would need to be between \$49 to \$52 range. CIB is on a trimester schedule for applications. We would need to apply by the end of September to hear from their board sometime between December and January. Funded would be in February. For CIB the likely split is 50/50 over 30 years and our rates would need to be the same as it would for Rural Development. Jessie stated for clarification that the project would include the main line with manholes. Those who are building would be responsible to tie into the main line. He also stated that we would be able to assess impact fees for both water and sewer after doing the impact fee analysis. The impact fee analysis is done when you know what your project is and what funding you are pursuing or when your project is funded. Then the analysis is done to break down the capacity that is being added and the cost associated with that. New connections would be charged that impact fee. Per our city code those within 300 feet would need to connect to the sewer.

The decision today would be which application to go with, Rural Development or CIB. The Rural Development application can be submitted anytime. To apply for CIB, we would need a public hearing in September, fill out the application and go to Salt Lake before the board. Jessie stated that they are willing to help with either application. Mayor Anderson stated that there may be other projects that the city is looking into that we would want to talk to CIB about so it may be best to apply to the Rural Development for the sewer project.

Council Member Courtney Syme motioned to seek funding for the sewer project through Rural Development. Motion seconded by Council Member Tim Clark. All were in favor.

Randy Strate from Horseshoe Irrigation Company Concerning the Freeman Allred Watershed Project

Randy Strate, President of Horseshoe Irrigation Company, stated that the primary reason for the Federal grant is flood prevention. The city is the sponsor of the grant because of the flood prevention. This grant allows us to tie in several things like conservation and recreational plans. The grant pays 100% of the flood prevention projects. Other projects the irrigation company is pursuing are paid 75% by the grant. This grant also pays 100% of the environmental assessment. When the environmental study is complete then we go into the design phase and then final funding is determined. The last piece of the environmental study should be done tomorrow. Once submitted to NRCS it is out of our hands. This phase could take two to three months. The design phase is where serious decisions will need to be made by the city and the irrigation company. Mayor Chris Anderson stated that replacing our aging penstock will be one project the city is doing. Randy Strate stated that the two areas that the city will need to help with funding is the penstock and the recreation facility. The recreation facility will be at the sight where the Horseshoe Irrigation water storage/reservoir, Freeman Allred Reservoir, is. Mayor Anderson stated that the reservoir sight is a beautiful spot. Randy stated that the grant we received is highly

sought after. There are two reasons Spring City won the grant. The first is because Spring City is a historical district and second because Horseshoe Irrigation owns the land where the reservoir will be. The reservoir will allow the irrigation company to store some water and help with flood prevention for Spring City. The irrigation company has a 700-acre foot storage right. The flood prevention is five to six hundred acre feet so almost double what the irrigations companies' storage right is. Councilmember Paul Penrod asked how this compares in size to other places near us. Randy stated that it will cover about 40 to 50 acres. It will be 15 to 20 feet deep. Two dams will need to be put in because of ravines. He stated that it will be a nice reservoir but unfortunately will be empty most of the time. Mayor Anderson stated that it is good for everyone to know what is happening with this project and the decisions that will be coming up soon. Council Member Courtney Syme stated that the irrigation company is taking the brunt of the cost of the funding. It is important to recognize the investment that the irrigation company is putting into this project. For the farmers this water storage will be huge. Randy clarified that this project only deals with Oak Creek. After these projects are completed, the goal is to apply for another grant to help with flood prevention from Canal Creek.

Randy handed out a paper with the projects on them and reminded the council that the city is responsible for 25% of the cost for the penstock and 50% of the recreational facility if the decision is to go ahead with that. The irrigation company will have some challenges with the portion they will need to come up with, but they are working on that. The penstock currently is going through the Watson's property at what is known as the basin. In the 50's the arrangement for this easement was made. Part of the agreement for the easement was that the Watson's received a turn out at the end of the basin from the penstock. The irrigation company has concerns with this because the water right is a non-consumption water right. The city's water right is to divert the water to go through the penstock which runs through the hydro then it comes right back to the irrigation company. Randy stated that perhaps in the 50's there was a verbal handshake with the Watson's but there are no records for that water. Randy suggests that perhaps there needs to be a new easement or at least discussion on how to address the irrigation company's concern. The next item for the penstock is a diversion for the Hansen's system. This is a small pressurized system about 100 acres but there is a problem getting water to it before it goes down the penstock. To get water to this system it needs go down the creek and then 50% of the water is loss due to seepage. The irrigation company would like to tie into the penstock a turnout for the Hansen system but there would need to be an easement from the Watson's for this. Randy feels that this is a better option instead of losing water through seepage as it goes down the creek. Randy also stated that there needs to be an agreement on when and how much water will go down the penstock. When the Freeman Allred reservoir is put in the irrigation company will need to fill it.

Randy also brought up the question that once there is water in the Freeman Allred reservoir how will the water get back out and into the system? Half dozen easements will be needed for a pipe to convey water from the reservoir to the Last Chance system. The irrigation company's attorney feels that the city should champion the easements since the city is sponsoring the project. For the recreational area Randy feels that the city needs to decide what it would like to do there. Mayor Anderson stated that he has toured some other reservoirs and it is great what has been done for the communities around them. He said that it will make a difference though if ours will be empty most of the time. Randy stated that the water in the reservoir will be needed by mid to the end of July. But parking and a walking trail would be a good idea. A walk-in trail would be possible, or easements would need to be obtained to drive to the reservoir. Other than agreements

for liability this would be the cities responsibility.

Randy also brought up the Mill Race ditch which runs through town and helps with flood mitigation. The original plan was to clean out the ditch but there has been talk about piping the ditch with a 14-to-16-inch pipe. If they pipe the ditch, they will leave a little ditch for flood mitigation. A question asked is what happens with the trees that will die if you pipe the ditch? Randy stated that some trees will die and that is something to consider. The irrigation company will have to work with the city on this.

Secondary water meters are being mandated by 2030. This grant pays for 75 percent of the installation of the meters. The irrigation company received an additional grant from the state that will leave them needing to only come up with six percent of the total cost of the project. The irrigation company would like to have a cost share for meter reading.

Council Member Craig Clark Bids to Sell the Old Backhoe

Council Member Craig Clark stated that two bids were received for the old backhoe. One is for \$15,000 and the other is for \$25,000.

Council Member Courtney Syme motioned to accept the high bid on the sale of the backhoe. Motion seconded by Council Member Craig Clark. All were in favor.

Council Member Craig Clark Cemetery Program

Council Member Craig Clark stated that these programs will help with mapping and management of the cemetery. They also work with our computer system Pelorus. The programs will put our cemetery information online so not only can we, at the city, see where people are buried, what plots are available, and what has been sold but the public can see these things as well. There are two programs that will work with our computer system, the first quote is from ChemSites for \$20,000 initially with an annual cost of \$1,080. The second quote is from Sunrise Engineering for \$7,000 initially and \$650. There is money in our cemetery funds to pay for this program.

Council Member Paul Penrod motioned to approve to move forward with purchasing the Sunrise Engineering program. Motion seconded by Council Member Nancy Allred. All were in favor. Council Member Courtney Syme approved with one stipulation. He stated that the cemetery records are an historical record, and we need to make sure they are retained and archived.

The City's Current Scada System

Cory Madsen, our public works superintendent, stated that our current system is supposed to read/talk from our water tank to our wells. Right now, they are not reading/talking to each other. When the tank is running low instead of the well turning on and off at the appropriate time someone must go turn on the well and then go turn it off. Our Scada system is over 20 years old, and the city should investigate an upgrade. Council Member Paul Penrod stated that we will need to get some bids to get it fixed or for a new system. Jessie Ralphs from Sunrise Engineering stated that an option for the city is to add this to our current water project we are doing. Council Member Courtney Syme stated we need to keep this system on our radar.

Southwest Well

Council Member Paul Penrod stated that we have been able to get one bid for this well and we are looking to get two more. The one bid came in at 20,000 to fill the well plus 2,700 to cut it off.

Vehicle Lease Agreement

Tim Clark stated that an option for our power and public work vehicles is to enter into a lease agreement. He also stated that any approvals would need to be for next year. Kent Kummer stated that the cost to replace the trucks they have now would be four times what the original investment was. Other cities have arranged agreements for a new truck every year for \$6,000. There would be no need for maintenance other than oil changes. Purchasing a new truck would be \$62,000 right now. If we went with the option to lease a new one each year it would be ten years to reach \$60,000. Council Member Tim Clark stated that this makes sense but right now we are having a hard time getting a new truck for our police department. More investigation will be needed on this subject. This can be discussed at the work meeting.

New Utility Meter Reader

Council Member Tim Clark stated that our old meter reader doesn't read ten digits URT numbers. This is a problem because the meters coming out now are all ten digits. Kent Kummer stated that he and Cory will be meeting with vendors to look at what they offer. Randy Strate stated that the irrigation company is looking for automatic readers from a tower. Kent stated that there are arms that can be put on a tower for reading but the city only needs to read the meters once a month. Randy stated that would be a problem for the irrigation company who will need to read the meters more often. Council Member Tim Clark stated that there were several bids ranging from \$13,000 to \$21,000. Kent said that the more you get with a system the higher the price is. The system that our utility men will need will work with our mapping system. When you drive by the house the meter will indicate if it has been read or not. Councilmember Tim Clark asked what Kent would suggest. Kent stated that they talk to the vendors and would be able to recommend a program at the next council.

Council Member Craig Clark motioned to hold off until Kent can meet with the vendors and city council can talk about it at the work meeting and we will make a decision at next council. Motion seconded by Council Member Tim Clark. All were in favor.

Council Member Tim Clark Solar Application Fee

Council Member Tim Clark stated that our solar application is quite lengthy, Kent goes through each one to make sure that everything is done correctly. The time involved is significant therefore he proposed to make the application fee \$200 to cover the cost of the review. He then read Resolution 2022-10 to all.

Council Member Tim Clark motioned to approve the resolution. Motion seconded by Council Member Nancy Allred. All were in favor.

Main Street Sub Committee Appointments

Mayor Chris Anderson stated that as part of the Zoning Commission there is a sub-committee called the Main Street Committee. Our code provides the mayor to appoint the committee with the approval of the council. Mayor Anderson proposed that Kay Watson, Scott Allred; suggested for Chair, Lynn Farrar, David Rosier, Charles Shephard, Jhan Miller, Jim Baker and Bruce Segal.

Council Member Craig Clark motioned to accept the Main Street Sub Committee with the names that Mayor Anderson just read. Motion seconded by Council Member Paul Penrod. All were in favor.

Joseph Fuchsel, September 15th Constitution Day

Joseph Fuchsel, Vice chairman for the Constitution Party for Sanpete County, came forward and invited everyone to come to the Constitution Party celebration on September 15, 2022, at 7:00 pm. He requested that the power department hang a banner that Allen Youngblood donated years ago.

Council Member Paul Penrod motioned to put up the banner for constitution day. Council Member Courtney Syme second the motion.

Schedule Work Meeting between City Council and Planning and Zoning

It was decided to schedule a joint work meeting for Wednesday, September the 14th at 6:00 pm.

Public Comments

Kimberly Stewart suggested that the city could use a professional city planner consultant to help write city code, and make sure we are staying current with state code. The last master plan was done in 2017 and one is supposed to be done every five years and that would be this year. A reminder that for the master plan a survey should be sent out to all the residence.

Delinquent Account Exceptions

There were not accounts brought forward

Financial Report for August 2022

Council Member Paul Penrod motioned to approve the financial report for August 2022. Motion seconded by Council Member Courtney Syme. All were in favor.

Payment of Bills

Council Member Tim Clark motioned to pay the bills. Motion seconded by Council Member Craig Clark. All were in favor.

Minutes for August 4, 2022, Public Hearing

Council Member Paul Penrod motioned to approve the minutes for the public hearing on August 4, 2022. Motion seconded by Council Member Nancy Allred. All were in favor.

August 4, 2022, City Council Meeting

Council Member Nancy Allred motioned to approve the minutes for the council meeting on August 4, 2022. Motion seconded by Council Member Craig Clark. All were in favor.

August 11, 2022, City Council and Planning and Zoning Work Meeting

Council Member Tim Clark motioned to approve the minutes for the August 11, 2022, City Council and Planning and Zoning work meeting. Motion seconded by Council Member Paul Penrod. All were in favor.

A motion was made by Council Member Nancy Allred to adjourn the Council meeting. Council member Paul Penrod seconded the motion. All were in favor.

Adjournment: 9:03

