



**ADOPTED MINUTES
CITY COUNCIL MEETING
November 1st, 2022 at 6:03 PM
40 South Main Street
Spanish Fork, UT 84660**

Councilmembers Present:

Mike Mendenhall, Mayor
Chad Argyle, Councilmember
Stacy Beck, Councilmember
Brandon Gordon, Councilmember

Shane Marshall, Councilmember
Kevin Oyler, Councilmember

Councilmembers Absent:

Staff Members Present:

Dave Anderson, Community Development Director
Dale Robinson, Parks & Recreation Director
Jordan Hales, Finance Director
Matt Johnson, Police Chief
Tara Silver, City Recorder
Tyler Jacobson, Assistant City Manager
Keith Broadhead, Engineering Project Manager

Bryan Perry, SFCN/IT Director
Eddie Hales, Fire & EMS Chief
Vaughn Pickell, City Attorney
Chris Thompson, Public Works Director
Seth Perrins, City Manager
Nick Porter, Public Information Officer

Staff Members Absent:

Visitors Present:

Sheldon Gordon
Kathleen Leavitt
Edes Hill
Clint Rogers

Jim Goodley
Andrew Kelly
Richard Nielson
Glen Tanner

Brandon Cloward
Bart Morrill
Taylor Banks
Emily Peterson
Mike Clayson
Angie Clayson
Allison Greethan

Katie Hudson
Jonathan Hudson
Jared Morgan
Paul Webb
Bill Hudson
Mercedes Carter
Jackie Larson

5:15 pm WORK SESSION - No formal actions were taken in the work session.

- a. Fairgrounds Master Plan

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

Mayor called the meeting to order at 6:03 pm

Councilman Argyle invited Sheldon Gordon to give the motivational thought. He introduced him as a business owner in Spanish Fork for 42 years and a councilman in the 1990s, plus a police officer for our city.

Sheldon Gordon started by warning us to enjoy the journey as time goes by so fast. He told us about his life of growing up on a dairy farm in Lake Shore, becoming a Spanish Fork police officer, a business owner of two convenience stores and car wash he has in Spanish Fork with his family. He expressed his appreciation for never having to hang a help wanted sign in his businesses. Sheldon spoke of his legacy of providing work for families, as he currently has grandkids of former employees who work for him.

He told us he became a police officer when the police chief asked if he was interested, but after three years he wasn't making what he considered prosperous, so he looked to buy a business. Sheldon related how he ran for Spanish Fork City Council because he felt like the inspector wasn't qualified when he constructed new tanks for his gas station.

He told of some of the struggles he faced as a council member when the residents didn't understand the issues and were angry. He told the council that he felt the city was moving at a good pace and emphasized to them to hang in there.

Councilman Argyle thanked Sheldon for having a place for his dad to go and be part of the community.

Mayor Mendenhall emphasized we get the hometown feel through local businesses and residents like Sheldon.

Councilman Gordon gave the opening prayer.

Councilwoman Beck invited us to repeat the pledge.

FOLLOW UP ON PREVIOUS COMMENTS:

There were none.

EMPLOYEE OF THE QUARTER:

A. Mercedes Carter

Bryan Perry, the Spanish Fork Community Network(SFCN)/InformationTechnology Director, let us know Mercedes needs no introduction as she is the face of the SFCN office with a smile always on her face. He praised how she knows how to get to the heart of the problem with residents. He told about how valuable her knowledge had been with the growth that has taken place in their department. He mentioned that she never lets her ups and downs interfere with her work, and someone once said of her that she was the kindest human being they had met.

Mercedes Carter expressed her gratitude for coming to Spanish Fork with no formal education and for the many opportunities she has had over the years.

B. Brandon Cloward

Taylor Banks, Parks Maintenance Supervisor, echoed what was said about Mercedes and went on to introduce Brandon Cloward. He explained that they had gone through a restructuring last summer, during which Taylor became the supervisor and started working with Brandon Cloward. In addition, in Brandon's new role as leadworker he brought a positive attitude and had taken the steps to make his properties his own.

Brandon Cloward came up and said thanks.

A picture was taken.

Mayor Mendenhall honored the well deserved recognition and let us know it was easy to see it was the good people in the city that make it great.

PUBLIC COMMENTS:

Emily Peterson noted she didn't understand the time limits on public comments, specifically when speaking about the referendum. She expressed her expectation that the city would celebrate the referendum defeat, but felt Councilman Gordon's letter to the mayor's family on the passing of his mother made it political. She took his statements about dealing with the referendum and online comments personally.

Emily Peterson pointed out that she didn't think the process was legal and a transparent procedure, like Mayor Mendenhall had stated, because she felt like every document for the referendum was given to the sponsors at the last minute.

Emily Peterson highlighted the City Attorney's email that talked about the tax rate being included on the November 2022 ballot and how it made it confusing that it ended up being for the November 2023 ballot, if they received enough certified signatures.

Emily Peterson went on to state that for the referendum they had to get signatures from active voters and didn't understand that a survey was sent out by the city and included all residents, and not only active voters.

Emily Peterson asked about the backup plan for the recreation center funding, if the Recreation, Arts, and Parks (RAP) tax was repealed in 10 years and property values continued to decrease. She wanted more information about the interest rate and if they had a do not exceed number for the project. She wanted more information.

Mayor Mendenhall asked if her questions were rhetorical, as she was given the exact signatures at the last meeting she attended from the City Recorder, or if she wanted an answer, she was welcome to contact them at any time and they could have a conversation about her questions.

He asked if there were any more public comments.

Andrew Kelly thanked the Council and Mayor for their leadership and expressed that the timer for public comments could seem offensive but understood there were time limits so the meeting didn't go all night. He agreed that his dealings with Spanish Fork Community Network were enjoyable. He expressed his desire to talk about the jewel of the city, Main Street. He highlighted his experience of enjoying the flowers on Main Street and asked for the City Council to focus on beautifying the buildings and areas like Park City, where it was more than a shed with a sign on front and not enough landscaping. He praised John Mendenhall, a member of the planning commission who had the same vision for Main Street, and asked that his ideas be expanded on and the beauty of Main Street be considered.

Seth Perrins indicated that Main Street was being considered and wanted to make sure the residents were aware that Main Street was owned by the Utah Department of Transportation (UDOT), so they were working in partnership with them to do some great things.

Seth Perrins addressed Emily's comments by showing her the sponsor's paperwork, not prepared by the city, where they stated it was on the ballot in November 2023 as well. He pointed out that a referendum was something they don't deal with all the time, so they needed to make sure it was done correctly and let her know that the referendum timeline is pushed by the dates that documents are turned in, so those due dates will change.

Seth Perrins told us his assignment to the city attorney was to see if it had time to get it on the ballot, as there were deadlines months before the election to do so. Seth told us the process was started to get it on the ballot in case it would make the deadline and at the same time was in discussions about state code and the county about the deadlines that needed to be met.

Seth Perrins said that the timeline was given by state code, so it prevented the city from putting the packet in sections where it would be easier to read on the website. He indicated the November 2023 date was in the packet in two places and given to the sponsors before they were required to get signatures. He stated he sympathized with Emily's concerns but let her know the information was sent out to the sponsors.

Mayor Mendenhall was direct and to the point in saying that it was not the city's fault she had not read the packet. He felt that her dispersions against the city were politically motivated, along with her comments about Councilman Gordon. He pointed out that the people on the dais had received thousands of residents' votes and invited anyone to become a candidate through the political process. He stated that it takes more than conjecture and hearsay because decisions need to be made and you have to take a stand. He acknowledged that he was not perfect and that it was okay to make mistakes and own up to them. He invited anyone to come talk to him about the concerns they had. Mayor Mendenhall felt like the city was showing facts that residents should know.

COUNCIL COMMENTS:

Councilman Argyle

He reported on the Rotary Club's national platform to do away with polio through vaccination. He indicated there had been a resurgence of cases, and so they were emphasizing the need for donations and workshops to get people vaccinated.

Councilman Gordon

He thanked Councilman Argyle for inviting Uncle Sheldon, as it was a nice surprise and that he had a great heritage. He publicly apologized to the mayor and his family if he offended them with his comments in the last meeting.

Mayor Mendenhall stated that he was not offended.

Councilwoman Beck

She stated information for the recreation center will be addressed over time on the city website, and one of the reasons decisions hadn't been made was because they were addressing the referendum.

She indicated that she liked the comments about Main Street and that big changes were expected in the next couple of years and money had been invested in the project. She pointed out that one of the things she had learned was that the government works slower, and because they were working with UDOT, it would take some time.

She reported how the Annual Chamber South Valley Business Summit and her work colleagues collided as her mayor and boss spoke at the event on how to connect and get things done. She felt we had a vibrant business community.

A report was given on the library board and how they had the opportunity to tour Library Hall. She gave a timeline of the building being completed in January and fully completed in April. She reminded the residents that the current library would be closed for the month of March so they could move. She showed some of the new features and explained that the council chambers and finance department would be in the new library as well.

She highlighted the partnership of Miss Spanish Fork Grace Ehinger and Intermountain Healthcare (IHC) about the Girl's night event. They had over 500 people come and participate, so IHC is considering making it an annual event.

At the Utah Valley Growth Summit, they asked mayors if they were given money where they would spend it. She indicated that parks are the jewel of our community, and we are lucky to have so many amenities here.

She thanked the Chamber of Commerce for the successful Trick-or-Treat event on Main Street. She indicated that it was a great way to gather our community on Main Street.

Lastly, she shared how they had a meeting with our mayor, Senator Mike McKell, and Representatives Stephen Whyte and General Burton, where they were able to talk about topics that pertain to our community. She thanked the staff for hosting and the relationships they were able to build on.

Councilman Marshall

He encouraged everyone to vote and be part of the process and reminded residents this year was not a local election. He emphasized that if they were representing their view, they could elect someone else, but when he ran, the residents told him what they wanted, and he was trying to fulfill their desire. He told those who were unhappy to get out there, run, and answer

the hard questions.

He asked for an update on the resident who asked about the interaction on Center Street in our last meeting.

Chris Thompson indicated they reached out to the resident to come to a traffic safety community meeting. They received some feedback that was implemented right away like keeping parking off the corner. One item that was suggested was High-intensity Activated crossWalk (HAWK) signal, so they were looking into it with UDOT. He let us know the traffic engineer would have something to report by the next meeting. One item they didn't think was viable or the right time to implement was closing down 9th East, so they will wait to see what the traffic study suggests.

Councilman Marshall wanted to know why UDOT was involved.

Chris Thompson responded that it was part of a long-term plan to put an interchange on Center Street that would connect to the freeway system so they wanted their involvement for the master-planned jurisdictional swap of roads.

Councilman Marshall wanted to know the timing for the project.

Chris Thompson stated some things they would know next week and others next month.

Councilman Oyler

He told of his experience without power at his house and how he had taken it for granted that, with a light switch, he could turn it on. He praised the staff and the power and light division for finding and fixing the problem in 30 to 40 minutes.

He let us know Kathleen Leavitt was here but had to leave, so he gave an update on what was happening with the Chamber of Commerce.

1. November 26th at 7 pm would be the Winter Lights Parade. He stated residents and businesses could sign-up at spanishforkchamber.com
2. The November business of the month was Mathnasium

He expressed how wonderful the Trick-or-Treat on Main Street had been. He let us know the scarecrow contest on Main Street had announced the winners on the Chamber's website.

He thanked representative Mike Lee for visiting local businesses and how he was proud of the forum we had in Spanish Fork.

He talked of the South Valley Business Summit and the Utah Valley Growth and Prosperity Summit. He stated he learned a lot and they had great discussions on growth, transit, homes, and roads.

He addressed the question of what we would do to fund the recreation center if there was a downturn. He suggested we look to the past downturn in 2008 and see how Spanish Fork still grew and had new businesses that came in.

A report was given on the senior center's halloween lunch, and he showed some of the Halloween costume pictures.

Mayor Mendenhall

He echoed how thankful he was for warm homes and reliable local crews who are part of a larger power organization. He told of going with his dad to tour the Hunter Power Plant in Orangeville, Utah, where they were repairing one of the generators that was not working. He highlighted the shared solar award they gave to two companies that were now 100% renewable with coal, natural gas, and solar.

He pointed out how impressed he was by the knowledge of Senator Lee and his knowledge of Spanish Fork.

He let us know the Spanish Fork Dons went to the football playoffs, and even though they didn't win, he was glad to see them go so far.

A report was given on the Utah Valley Growth and Prosperity Summit. He felt honored to sit with other mayors in Lehi and Eagle Mountain and talk about growth. He mentioned that when he looked back at minutes from Sheldon Gordon's time on the council they were also talking about growth. He indicated they were being thoughtful in planning for growth and discussed how to keep the hometown feel.

He pointed out the Spanish Fork website for recreation center information and highlighted the chat button that could reach any department, and they would respond in a short time. He showed us on the website where the referendum information was and how it stated how many signatures they gathered. He addressed the comment about the number of signatures needed on the referendum was determined by election law and if she wanted to change that she could lobby to change the law. He emphasized we had been nothing but transparent and willing to answer questions.

He mentioned this was not a city election but they would have a vacancy on the City Council because Councilman Gordon had been elected as a county commissioner. He reminded residents to look for their ballots in the mail and exercise their constitutional right by getting to know the candidates and being part of the political process.

SPANISH FORK 101

A. Election Update

Tara Silver, the Election Officer, told of the partnership for the November 8th General Election with the County to run elections. She explained that this year the usual 'I Voted' sticker was changed to state "I voted because," and voters could feel in the blank, as to why they voted. She highlighted the place to find the sticker on the ballot instructions and where to find out information for voters, a BallotTrax update, where to find election results, how to vote with disabilities, and where to find out more about the candidates. She specifically emphasized the BallotTrax program where residents could track their ballot as it goes through the election process.

Tara Silver let us know you need your Utah ID and which ones could be used to vote in Utah. She explained how in the last couple of years election security concerns had increased. She reminded residents they could attend a ballot tour to go through the process and security measures. She told seven of the security measures she learned about, an example of a cure letter, how to change your choice on the ballot, and how and where to do early voting. She told of the 3 ways to vote:

1. Mail it in with a postmark of November 7th
2. Put in a ballot box until November 8th at 8 pm
3. Vote in person on election day at a vote center from 7 am to 8 pm.

She then encouraged everyone to participate in the process and go vote.

Councilman Oyler asked if votes were counted as they came in.

Tara Silver responded they wait to officially count ballots.

Councilwoman Beck thought it was thoroughly entertaining and although she had no reservations on the security measures it was great to see the measures in place.

Councilman Gordon told of his daughter's experience at school when her teacher held up the ballot and stated I don't know who Brandon Gordon was, so she raised her hand and stated it was her dad. Councilman Gordon indicated he was grateful to the teacher that he made the point that you need to get to know your candidates before voting.

Mayor Mendenhall talked about when he was watching Councilman Gordon go through the political process for commissioner and there was national dialogue about votes being counted and not counted and it is great to have some of these measures in place. He emphasized how important it was to vote regardless and not make it someone-elses-ocracy.

CONSENT ITEMS:

A. Minutes Spanish Fork City Council Meeting 10-18-2022

Councilman Gordon made a **Motion** to approve **Consent Items**

Councilman Argyle **Seconded** and the motion **Passed** all in favor at 7:42 pm with a roll call vote.

Kevin Oyler	Yes
Brandon Gordon	Yes
Stacy Beck	Yes
Chad Argyle	Yes
Shane Marshall	Yes

PUBLIC HEARING:

A. Disposition of Property 361 N 300 W Real Estate Sales Contract Agreement

Tyler Jacobson let us know this item was coupled with other items on the agenda. He explained it was purchased originally by the city to facilitate a roundabout and the selling of the property would be explained in the coming items. He told us this item had been noticed on the property, city building, and on the State Public Notice Website and this was the public hearing portion of the item.

Councilman Gordon **Moved** to go **into a Public Hearing**

Councilman Argyle **Seconded** and the motion **Passed** all in favor at 7:43 pm

Kevin Oyler	Yes
Brandon Gordon	Yes
Stacy Beck	Yes
Chad Argyle	Yes
Shane Marshall	Yes

Mayor Mendenhall asked for public comment

There was none

Councilman Argyle **Moved** to go **out of Public Hearing**

Councilman Gordon **Seconded** and the motion **Passed** all in favor at 7:43 pm

Mayor Mendenhall asked if there were any questions.

There were no questions.

Mayor Mendenhall talked about how this went along with the Main Street planning.

Councilman Marshall **Moved** to **Approve the Disposition of Property 361 N 300 W Real Estate Sales Contract Agreement**

Councilman Oyler **Seconded** and the motion **Passed** all in favor at 7:45 pm with a roll call vote.

Kevin Oyler	Yes
Brandon Gordon	Yes
Stacy Beck	Yes
Chad Argyle	Yes
Shane Marshall	Yes

NEW BUSINESS:

A. 389 N 300 W - Real Estate Purchase Contract & Lease-back Agreement

Tyler Jacobson told us how the City was buying property at 389 N 300 W and selling 361 N 300 W. He explained the reasoning was to make a roundabout on 300 W that would make the commute easier for the North and South traffic. The Hudsons had moved there to be close to family, so they worked out a way to switch homes, to stay close to family. He stated there would also be a leaseback agreement for a period of time until early next year, so they could do some renovations on the new home.

Councilman Oyler **Moved** to **Approve the 389 N 300 W - Real Estate Purchase Contract & Lease-back Agreement**

Councilwoman Beck **Seconded** and the motion **Passed** all in favor at 7:48 pm with a roll call vote.

Kevin Oyler	Yes
Brandon Gordon	Yes
Stacy Beck	Yes
Chad Argyle	Yes
Shane Marshall	Yes

B. 361 N 300 W Sell of Property

Tyler Jacobson let us know this was the second part of the contract he had talked about earlier.

Councilman Oyler **Moved** to **Approve** the **361 N 300 W Sell of Property Real Estate Sales Contract Agreement**

Councilman Marshall **Seconded** and the motion **Passed** all in favor at 7:49 pm with a roll call vote.

Kevin Oyler	Yes
Brandon Gordon	Yes
Stacy Beck	Yes
Chad Argyle	Yes
Shane Marshall	Yes

C. Utah County Jail Security Fence and Wall Height Approval Request.

Dave Anderson said this was straightforward in that our code requires a 6 foot fence and they would like a permit for an 8 foot security fence. He showed examples of what the rod iron fencing would look like and how and where the fence would be 8 feet. Dave felt rod iron was a good option as it tended to fade into the landscape and that the Development Review Committee and staff supported it being approved.

Councilman Argyle asked if it was like the 911 center so people can't get in.

Seth Perrins let us know it wouldn't navigate the whole property, and not be closed all the time because they would need access to get in.

Dave Anderson added there would be an 8 ft tall mason wall on western side according to our standards.

Mayor Mendenhall wanted to know if it would be 8 feet as well.

Dave Anderson responded it would be 8 feet in certain areas.

Seth Perrins went on to say that they had done some research as there was speculation that the original agreement stated it couldn't have a fence. He let us know they found no documents stating that so they measured the need with today's standards. They were able to compromise with a rod iron fence with no razor wire fencing on Main Street.

Mayor Mendenhall pointed out it was not to prevent people from escaping but to prevent others from gaining access to the building.

Councilwoman Beck stated she had toured the facility as her son was a Deputy Sheriff there.

Chris Nielson told us they offer a tour to everyone if they schedule it.

Mayor Mendenhall talked of the partnership with the County. He added that when they looked at minutes 30 years ago it was a hot topic with strong opinions on both sides. He told us they discussed why the jail would be considered in Spanish Fork when the people in Spanish Fork wouldn't use it. He went on to say the County Sheriff came forward and gave statistics that Spanish Fork residents would end up in jail percentage wise. Mayor Mendenhall let us know in the end they were educated and now with all the County Sheriffs around the city we were one of the safest communities.

Councilwoman Beck **Moved to Approve** the **Utah County Jail Security Fence and Wall Height Approval Request.**

Councilman Marshall **Seconded** and the motion **Passed** all in favor at 7:58 pm with a roll call vote.

Kevin Oyler	Yes
Brandon Gordon	Yes
Stacy Beck	Yes
Chad Argyle	Yes

Shane Marshall	Yes
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D. GWC 320 Annexation Acceptance for Further Study

Dave Anderson indicated this was both routine and unique as the property wasn't in the current annexation plan. He mentioned this would allow them to make a decision down the road. He laid out the process of preparing an amendment of our policy and annexation plan after it was researched and brought back to Council for review.

Dave Anderson pointed out the property at the end of the airport runway doesn't include any land north of the State Highway, but it was included in Springvilles plan, so there would be an overlap of two cities. He told us GWC was working with Springville to get it annexed into Spanish Fork because it would coincide with the extensive investment they had made on the Spanish Fork side of the boundary. The direction staff received from Springville was they were not planning on annexing the property at this time into Springville. He indicated it was a big deal for the City of Spanish Fork to be respectful of their plans and see if it was appropriate to make a decision.

Dave Anderson felt it was the right time to evaluate the property and see if it was a good idea to change the boundary of Spanish Fork to include this area. He wanted to be deliberate and methodical.

Councilman Argyle stated it would be like we had done before by reviewing to make sure we could get utilities and infrastructure to it.

Dave Anderson pointed out that GWC had already done a lot of the infrastructure to the property, so it could be considered for annexing into Spanish Fork and looked at a bigger area to see if it needed to be included as well. He did state getting utilities there would be paramount to get it approved in the future.

Mayor Mendenhall wanted to know if the next item was different from the next item on the agenda.

Dave Anderson responded it was a separate annexation.

Councilman Gordon **Moved to Approve** the **GWC 320 Annexation Acceptance for Further Study**

Councilwoman Beck **Seconded** and the motion **Passed** all in favor at 8:05 pm with a roll call vote.

Kevin Oyler	no
Brandon Gordon	Yes
Stacy Beck	Yes
Chad Argyle	no
Shane Marshall	Yes

Mayor asked if they wanted to explain the reasons for the "no" votes.

Councilman Argyle felt like annexing this property into Spanish Fork and changing the boundary would be getting too close to Utah Lake and would cause more issues if the lake was to rise like it had done in the past.

Councilman Oyler asked to have his vote changed to a “yes” as he was fine with a study to take place but was not okay for a final approval.

Kevin Oyler	Yes
Brandon Gordon	Yes
Stacy Beck	Yes
Chad Argyle	No
Shane Marshall	Yes

Seth Perrins acknowledged staff knew it needed to be studied and this approval for a study would give staff an opportunity to do that.

Mayor Mendenhall pointed out it would eventually need a public hearing.

Dave Anderson stated it would require two public hearings, one for the boundary change and one for the annexation.

Councilwoman Beck wanted to see the growth boundary and how it could make it unique if this area was included into Spanish Fork.

E. Resolution Indicating Intent to Annex the GWC Annexation

Vaughn Pickell let us know this item wouldn't be for further study, but they were planning to annex it unless there was enough protest from the property owners. He indicated it could be done by resolution as it was less than 50 acres and was part of an existing peninsula in the County. He laid out the process in this case:

1. They give their intent to approve the resolution and,
2. If at the public hearing they get enough protest from property owners it would not be approved

Councilman Marshall asked if there was a specific number of people who needed to protest.

Vaughn Pickell stated they would need half of the value and half the area according to County records.

Councilwoman Beck wanted to know if the protest only applied to property owners whose land touched the property.

Vaughn Pickell stated yes, and he thought it included 4 people.

Councilman Marshall ascertained it would take 2 people to protest to make it not happen.

Vaughn Pickell clarified if they owned half the property, yes. He added he believed GWC and another property owner owned more than half, so it was unlikely a protest would stop it.

Councilman Argyle wanted further explanation as to the reason why they didn't have to get 100% acceptance from the property owners.

Vaughn stated because it was less than 50 acres the annexation by petition requirements don't apply.

Councilman Marshall **Moved** to **Approve** the **Resolution Indicating Intent to Annex the GWC Annexation**

Councilman Oyler **Seconded** and the motion **Passed** all in favor at 8:11 pm with a roll call vote.

Kevin Oyler	Yes
Brandon Gordon	Yes
Stacy Beck	Yes
Chad Argyle	No
Shane Marshall	Yes

Mayor Mendenhall asked if Councilman Argyle wanted to make any comments.

Councilman Argyle stated he had a concern that one of the property owners had made his intentions clear.

E. Spanish Fork and Mapleton Wastewater Reclamation Facility – Construction Administration Service

Chris Thompson was excited to tell us about the Wastewater Treatment Plant construction. He stated that with its intricate design and because it was state of the art and modern we needed engineers and a construction management team to make sure it ran well. He proved the point by saying that the engineer's design had planned for future state regulations.

Councilman Argyle asked if we could take sewage yet.

Ketih Broadhead responded we could take it but not get rid of it yet.

Councilman Marshall wanted to know how long it would take to be completed.

Chris Thompson let us know they hoped it would be 32 months but it would be dependent on material availability.

Councilman Argyle wanted to know if Provo 's treatment plant was going yet.

Keith Broadhead stated they were a year ahead of Spanish Fork.

Chris Thompson introduced Keith Broadhead as the project manager and elected official of Santaquin where he helped them build a wastewater treatment plant. He highlighted his experience with construction of wastewater treatment plants.

Keith Broadhead introduced Jim Goodly. He let us know Jim Goodly was with JUB as the lead engineer and was teamed up with Clint Rogers of Stantec, who helps with the treatment plant processes. He expressed he had been impressed with the construction manager/general contractor (CM/GC) and TMP with how they made it a smooth process and had the expertise needed to manage it. He added they would be hired at a not to exceed number so it could come in at less money. He was looking forward to working with them to get it done.

Councilman Marshall wanted to know if they would be housed on site.

Keith Broadhead stated they would come as needed but they go to a progress meeting every Tuesday morning. He explained the team decides what was needed 3 weeks ahead of time. He invited the Mayor and Councilmembers to come as well.

Councilman Marshall indicated it looked like Jim would be there almost full-time for 32 months as lead engineer.

Keith Broadhead stated he was the lead engineer and because there were a ton of submittals on this project they needed him there.

Chris Thompson added as the construction came to an end there would be a lot more inspectors and engineers on site.

Councilman Argyle **Moved to Approve** the **Spanish Fork and Mapleton Wastewater Reclamation Facility – Construction Administration Service**

Councilman Gordon **Seconded** and the motion **Passed** all in favor at 8:18 pm with a roll call vote.

Kevin Oyler	Yes
Brandon Gordon	Yes
Stacy Beck	Yes
Chad Argyle	Yes
Shane Marshall	Yes

F. Malcomb Springs 5 MG Water Tank Phase II Guaranteed Maximum Price

Chris Thompson told us they had a 2 million gallon and a 1 million gallon tank near the mouth of the canyon that had eroded over time. They had removed the smaller tank with a CM/GC contract and started getting quotes for concrete and found a shortage, so they put it off a year.

Chris Thompson indicated they now had the budget to construct a prestressed tank where they test it to make sure it could hold water in an earthquake since it is near fault lines. He let us know it would be similar to what Springville had on their bench. He told us there were only a few contractors in the state that could build this kind of tank.

He mentioned that when the prices came in they could have them bid straight up, so they had the engineers look at tanks that had been bid recently in the state of Utah. They found this kind of bidding would give them higher pricing and could make it be delayed because of how busy contractors were. He felt now was the time because they had a CM/GC contractor willing to build it right now. He stated these prices are lower than what was being built right now as it was an expensive time to build tanks. He felt that because they didn't think prices would come down much in the future, it was time to recommend this for approval at the guaranteed maximum price of 7.3 million.

Councilman Argyle wanted to know how long it would last once built and if they gave a guarantee. He was concerned it would need to be replaced in 10 years.

Chris Thompson stated they had built a few tanks in the last 20 years and they had held up fine. He expected these tanks to have a 40-50 year life span.

Councilman Marshall **Moved to Approve** the **Malcomb Springs 5 MG Water Tank Phase II Guaranteed Maximum Price**

Councilman Argyle **Seconded** and the motion **Passed** all in favor at 8:23 pm with a roll call vote.

Kevin Oyler	Yes
Brandon Gordon	Yes
Stacy Beck	Yes
Chad Argyle	Yes
Shane Marshall	Yes

Councilman Gordon made a **Motion** to move to **Closed Session for Reasonably Imminent Litigation, Land Transaction, and discussion of the character, professional competence, or physical or mental health of an individual.**

Councilman Argyle **Seconded** the motion and it **Passed** all in favor at 8:24 pm with a roll call vote.

Kevin Oyler	Yes
Brandon Gordon	Yes
Stacy Beck	Yes
Chad Argyle	Yes
Shane Marshall	Yes

Attest: November 1, 2022

I, Tara Silver, City Recorder of Spanish Fork City, hereby certify that the foregoing minutes represent a true, accurate and complete record of the meeting held on November 1, 2022. This document constitutes the official minutes of the City Council meeting.

A handwritten signature in black ink that reads "Tara Silver". The signature is written in a cursive, flowing style.

TARA SILVER, CITY RECORDER