



## **CITY COUNCIL REGULAR MEETING**

Tuesday, August 17, 2021, at 7:00 PM  
Court Room/Council Chambers (2nd Floor) and Online

### **Minutes**

#### **ROLL CALL**

##### **PRESENT**

Mayor Kirk Hunsaker  
Council Member Nick Miller  
Council Member Betsy Montoya  
Council Member Lynn Mecham

##### **ABSENT**

Council Member David Hathaway  
Council Member Jennifer Bowman

#### **PLEDGE OF ALLEGIANCE**

Led by Lynn Mecham.

#### **INVOCATION / INSPIRATIONAL THOUGHT**

Offered by Betsy Montoya.

#### **DECLARATION OF ANY CONFLICT OF INTEREST**

Mayor Hunsaker is an employee only and not an owner of a company that is on the agenda.

#### **CONSENT AGENDA (MINUTES, BILLS, ITEMS)**

##### **Minutes**

1. 08-03-2021 - Council Work Session Minutes
2. 08-03-2021 Council Meeting Minutes

##### **Bills**

3. Invoice Register - 08-17-2021 - \$463,513.34

##### **Items**

4. Award - Graham Fire - SCBA Compressor for Fire Department
5. Resolution 08-06-2021 - FY2021-22 Auto Lease Agreement  
Motion made by Council Member Miller to approve the consent agenda.  
Seconded by Council Member Mecham.

Voting Yea: Council Member Miller, Council Member Montoya, Council Member Mecham

## **PUBLIC FORUM, BID OPENINGS, AWARDS, AND APPOINTMENTS**

### **Recognitions**

6. Introduction of the New Miss Santaquin Royalty

New Miss Santaquin Royalty introduced themselves to the Council: Molly Mortensen Miss Santaquin, Jade Haymore 1st Attendant, Karen Rowley 2nd Attendant. They expressed their excitement for serving the community in the coming year.

7. Business of the Month - Farmyard Fresh

The Payson Santaquin Chamber of Commerce recognized Farmyard Fresh for their efforts in getting the hometown market up and running in Santaquin as well as the breakfast club for bringing topics to discuss with local businesses to improve and learn from each other. Farmyard Fresh thanked the community for stepping up to help their business as they struggled with illness this summer.

8. New Employee Introductions - Megan Wilson

Megan Wilson, the new engineer in training (EIT) was introduced to the Council by City Engineer Jon Lundell who has been helping a lot with subdivision plans. Megan introduced herself, she's from a small town called Moses Lake, Washington and just graduated from BYU in December of 2020.

### **Awards**

9. CM/GC Award - Summit Ridge Tank & Booster

Assistant City Manager Norm Beagley explained the process of going out to bid:

"We received a total of 4 competitive proposals for CM/GC Services for the new Summit Ridge pressure irrigation tank, booster pump station, and water lines. The evaluation committee carefully considered and evaluated all 4 of the proposals that were submitted. As a note, the evaluation committee consisted of myself, Council Member, Lynn Mecham, City Engineer, Jon Lundell, Public Works Director, Jason Callaway, and Hansen, Allen, & Luce staff. The evaluation committee members were impressed with the interest in our project from construction firms. We were also impressed with the quality of the proposals and with the great qualifications of all the submitting firms. From the evaluation committee's scoring of those submitted proposals, we recommend that the Council award the contract for the new Summit Ridge pressure irrigation tank, booster pump station, and water lines construction to the low bidder, VanCon, Inc., in an amount of \$320,000.00. As you know, VanCon, Inc. successfully completed our east side (Zone 11E) \$3.6M pressure irrigation tank and booster pump projects in 2018-2019 on time and under budget. During this previously completed project, VanCon helped save the City over \$150,000. They facilitated these savings through construction efficiencies, value engineering, and effective project management. For your review and consideration, I have attached the evaluation committee's scoring sheet as well as a sheet showing a summary of all the submitting firm's proposed costs. With their qualifications, and their proposed costs, VanCon is the best value for the city as our CM/GC on this project. It should be noted that this proposed award amount is only for VanCon to help with the design services, assisting Hansen, Allen, & Luce and the City with constructability, risk mitigation, etc., and for the supervisory and management work for the construction project. As the design progresses and the final design is completed, we will bring to the Council, for your future consideration, a Guaranteed Maximum Price (GMP) from VanCon for the full construction cost of the project."

Council Member Mecham commented that he was a part of the bid evaluation process, was impressed by the bids, and he endorsed this decision. Council Member Montoya also said that there is a lot of detail that goes into the bidding process and having participated in the bidding evaluation process felt reassured about the decision.

Motion made by Council Member Mecham to award the CM/GC Services for the new Summit Ridge pressure irrigation tank, booster pump station, and water lines to VanCon, Inc. in an amount not to exceed \$320,000.00.

Seconded by Council Member Miller.

Voting Yea: Council Member Miller, Council Member Montoya, Council Member Mecham

10. Design Contract Award - Center Street CDBG Funded Storm Drain Project

Assistant City Manager Norm Beagley explained the background to this project:

"In 2020, Santaquin City was awarded \$235,000.00 from the Mountainland Association of Governments (MAG) through the Utah County, Community Development Block Grant (CDBG) program. These funds are approved to be used for a storm drainage project on Center Street between approximately 25 North and 100 North. The City's portion of the work is a 25% project match. Santaquin's matching costs will be approximately \$80,000. This amount (\$80,000) is currently budgeted in our 2022 final budget. The MAG funds (\$235,000.00) are available now. We have need to construct these drainage improvements during the 2022 construction/paving season. Therefore, we need to start the design work soon. As we start the design work now, the project design will be ready for construction bidding early in the 2022 calendar year, allowing for construction during the 2022 construction/paving season. For your review, I have provided J-U-B's proposed project scope, fee, and schedule. J-U-B designed all three of the previous phases of the Main Street Improvements project and has now commenced with the design work for the last two phases. As this project is immediately adjacent to and could be somewhat connected into the Main Street improvements, J-U-B is well suited to commence with the design for these Center Street storm drain improvements. We have reviewed J-U-B's proposed scope, fee, and schedule with the staff at MAG. They, as well as City staff, are comfortable with their proposal for design of this Center Street storm drain improvements project. J-U-B's design costs are in line with industry standards for engineering design services for retrofit/reconstruct transportation and storm drain projects of this nature, with an overall percentage of 13.3% of the estimated project costs of \$315,000. Industry costs for this type of work and for a smaller sized project, such as this, typically fall within a range from 10% - 15%. As a municipality, Santaquin City is authorized to utilize UDOT's engineering services pool. J-U-B Engineers is currently on UDOT's pool of approved engineering firms for this work. Therefore, they are fully prequalified to perform this design for Santaquin City. Historically, utilizing the UDOT prequalified engineering pool has served the city well. Therefore, we recommend that same approach for engineering services for this project."

A discussion was had between staff and Council.

Motion made by Council Member Montoya to approve a contract with J-U-B Engineers for the Center Street Storm Drainage Improvements design in a not to exceed amount of \$41,811.00.

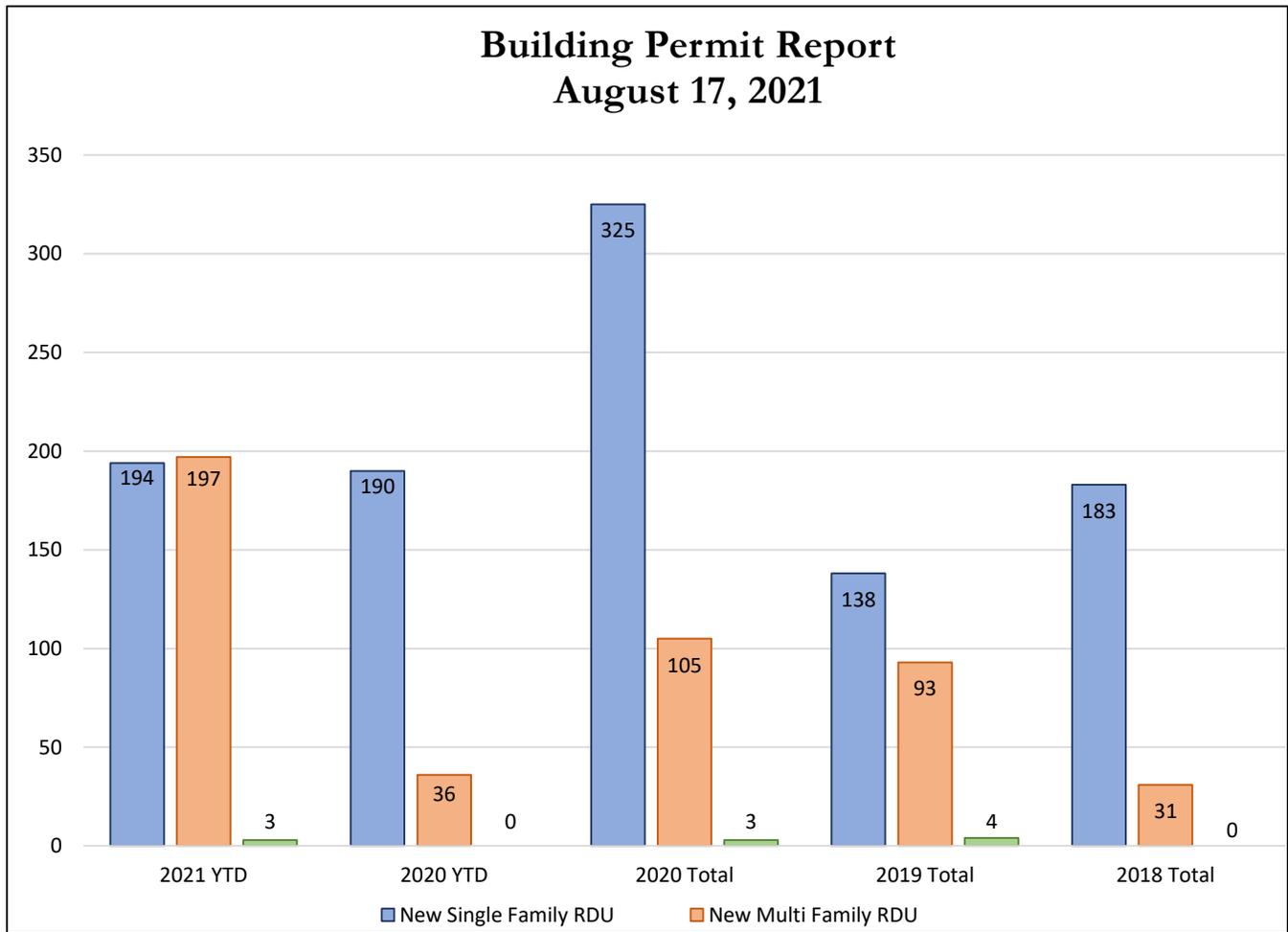
Seconded by Council Member Miller.

Voting Yea: Council Member Miller, Council Member Montoya, Council Member Mecham

**Public Forum**

No public comments.

**BUILDING PERMIT & BUSINESS LICENSE REPORT**



**New Business Licenses**

Name	Owner	Address	Description	BL#
Learn With Me	Heidi Ross	59 S. 300 W.	Preschool	BL-4536

**REPORTS OF OFFICERS, STAFF, BOARDS, AND COMMITTEES**

**City Manager Benjamin Reeves**

- Thanked all the volunteers and staff for Orchard Days. Community Services has great ideas, passion, and is bringing a lot of value to the community.
- Thursday August 19th, 2021 is the General Plan Open House will take place at 7 PM at C.S. Lewis and encouraged the public to let their voices be heard.

**Assistant City Manager Norm Beagley**

- Highland Drive/Canyon Road is open and working great.

### **Community Development Director Jason Bond**

- Reiterated that Thursday August 19th, 2021, at 7 PM at C.S. Lewis Academy there will be the General Plan Open House and wants the public to have their voice be heard. The consultant for the active transportation plan will be there as well.
- Pace of development is picking up, there is a lot of applications moving forward with six public hearings for the next Planning Commission meeting on August 24th, 2021.
- Council Member Montoya asked where the Planning Commission was in terms of responding to all the public comments on the Peterson Property. Bond replied that there is a meeting that is being set up for later this week to digest all the public comments and apply the direction into the Petersen Property concept plan to be brought to a future Planning Commission meeting.

### **REPORTS BY MAYOR AND COUNCIL MEMBERS**

#### **Mayor Hunsaker**

- With the help of Operations Manager Dennis Marker, he was able to get a contact in Washington, D.C. but he was only a liaison between federal highways and congress but asked for him to send information. Then they found out that the interlocal agreement between the county and the Forest Service is just for surface fixes like potholes.
- Wanted to commend the Planning Commission for how they handled the last meeting.
- City has ordered 50 trees and they will be planted in the future.

#### **Council Member Miller**

- 2021 Orchard Days had 2,239 participants on Friday night with 1,778 paid attendees at the rodeo. There were 3,670 paid attendees at the rodeo Saturday night which signifies the best turnout ever for Orchard Days and the rodeo. These numbers came from pre-registration software, square card readers, and cash paid for tickets.
- Community Services Director John Bradley and his staff did a great job on Orchard Days.

#### **Council Member Montoya**

- Great turn out at the Miss Santaquin pageant with 11 contestants.
- Youth City Council had a huge part of volunteering in Orchard Days.

#### **Council Member Mecham**

- Attended a water district meeting and was became aware the seriousness of the termed 'mega-drought' in the mid-west and how that is affecting municipalities. Encouraged residents to be responsible and mindful of their water use.

**EXECUTIVE SESSION** (May be called to discuss the character, professional competence, or physical or mental health of an individual)

**EXECUTIVE SESSION** (May be called to discuss the pending or reasonably imminent litigation, and/or purchase, exchange, or lease of real property)

### **ADJOURNMENT**

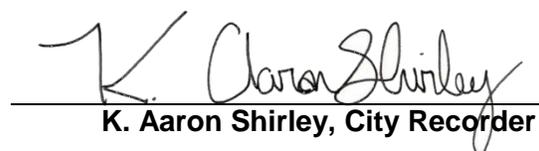
Motion made by Council Member Miller to adjourn at 8:04 PM.

Seconded by Council Member Mecham.

Voting Yea: Council Member Miller, Council Member Montoya, Council Member Mecham

**ATTEST:**

  
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Kirk Hunsaker, Mayor

  
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K. Aaron Shirley, City Recorder