

MINUTES OF COUNCIL REGULAR MEETING – MAY 8, 2012

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THE WEST VALLEY CITY COUNCIL MET IN REGULAR SESSION ON TUESDAY, MAY 8, 2012, AT 6:34 P.M., IN THE COUNCIL CHAMBERS, WEST VALLEY CITY HALL, 3600 CONSTITUTION BOULEVARD, WEST VALLEY CITY, UTAH. THE MEETING WAS CALLED TO ORDER AND CONDUCTED BY MAYOR WINDER.

THE FOLLOWING MEMBERS WERE PRESENT:

Mike Winder
Steve Buhler
Don Christensen
Tom Huynh
Karen Lang
Corey Rushton
Steve Vincent

Wayne Pyle, City Manager
Sheri McKendrick, City Recorder

STAFF PRESENT:

Paul Isaac, Assistant City Manager
Eric Bunderson, City Attorney
Jim Welch, Finance Director
Kevin Astill, Parks and Recreation Director
John Evans, Fire Chief
Russell Willardson, Public Works Director
Nicole Cottle, CED Director
Kelly Davis, Acting CPD Director
Owen Jackson, Administration
Jake Arslanian, Public Works Department
Jeff Nosack, Public Works Department
Jason Nau, Administration Intern

15738

OPENING CEREMONY

The Opening Ceremony was conducted by Karen Lang who led the Pledge of Allegiance to the Flag.

15739

APPROVAL OF MINUTES OF REGULAR MEETING HELD APRIL 24, 2012

The Council read and considered Minutes of the Regular Meeting held April 24, 2012. There were no changes, corrections or deletions.

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After discussion, Councilmember Lang moved to approve the Minutes of the Regular Meeting held April 24, 2012, as written. Councilmember Huynh seconded the motion.

A roll call vote was taken:

Mr. Vincent	Yes
Ms. Lang	Yes
Mr. Buhler	Yes
Mr. Huynh	Yes
Mr. Rushton	Yes
Mr. Christensen	Yes
Mayor Winder	Yes

Unanimous.

15740

COMMENT PERIOD

Upon inquiry by Mayor Winder the following individuals addressed the City Council during the comment period:

Josh Scheuerman addressed the City Council. Mr. Scheuerman stated he and the City Manager had met the previous week regarding the skatepark proposal and setting aside land at Centennial Park so development would only occur for a skatepark. He indicated also discussed at that time was the need for the City to set aside some seed money for the project. Mr. Scheuerman informed he would solicit donations once the land and funds had been set aside.

Travis Landmark addressed the City Council and stated he was in support of the skatepark proposal as he thought it to be a great idea.

Jessica Hill addressed the City Council and stated she had moved to West Valley City seven years ago. She stated she also supported the skatepark proposal and indicated there were two skaters in her family who had no place to skate in the City.

In response to inquiry by the Mayor, the City Manager discussed the next steps related to a skatepark project. After discussion, and by consensus of the City Council, the City Manager was directed to move forward regarding the skatepark proposal.

15741

ORDINANCE NO. 12-16, AMEND SECTION 16-5-101 OF THE WEST VALLEY CITY MUNICIPAL CODE TO ADOPT THE 2011 EDITION OF THE NATIONAL ELECTRICAL CODE, AS AMENDED AND ADOPTED

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BY THE STATE OF UTAH, AS THE STANDARD FOR BUILDINGS WITHIN WEST VALLEY CITY

City Manager, Wayne Pyle, presented proposed Ordinance No. 12-16 which would amend Section 16-5-101 of the West Valley City Municipal Code to adopt the 2011 Edition of the National Electrical Code, as amended and adopted by the State of Utah, as the standard for buildings within West Valley City.

Mr. Pyle stated all Utah municipalities must adopt the standards to be in compliance with the Utah Uniform Building Standards Act. He advised the National Fire Protection Agency (NFPA) published a new edition of the National Electrical Code every three years to stay current with new construction technology and code interpretations.

After discussion, Councilmember Vincent moved to approve Ordinance No. 12-16, an Ordinance Amending Section 16-5-101 of the West Valley City Municipal Code to Adopt the 2011 Edition of the National Electrical Code, as Amended and Adopted by the State of Utah, as the Standard for Buildings within West Valley City. Councilmember Huynh seconded the motion.

A roll call vote was taken:

Mr. Vincent	Yes
Ms. Lang	Yes
Mr. Buhler	Yes
Mr. Huynh	Yes
Mr. Rushton	Yes
Mr. Christensen	Yes
Mayor Winder	Yes

Unanimous.

15742

ORDINANCE NO. 12-17, AMEND TITLE 20, SECTION 20-7-107, STORM WATER UTILITY, OF THE WEST VALLEY CITY MUNICIPAL CODE TO SET THE STANDARD STORM WATER BILLING RATE FOR PLANNED UNIT DEVELOPMENTS (PUD) AS RATE “B”

City Manager, Wayne Pyle, presented proposed Ordinance No. 12-17 which would amend Title 20, Section 10-7-107, Storm Water Utility, of the West Valley City Municipal Code to set the standard storm water billing rate for planned unit developments as Rate “B.”

Mr. Pyle stated individual Planned Unit Development (PUD) parcels were smaller than residential parcels. He also stated PUDs received less benefit from the Storm Water Utility in that their streets were not swept by the City nor were their private storm drainage systems cleaned by the City. He indicated changing the rate at

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which PUDs were charged as entire development sites yielded a more reasonable billing assessment that would be more balanced with services received by PUD citizens.

The City Manager explained in order for the PUDs to be equitably billed as Rate “B” they would need to receive a bill for the entire PUD development site. He indicated in situations where PUDs decided not to accept billing as a single developed site, individual property owners would be billed at Rate “A” (\$4.00 per month).

Mr. Pyle stated through implementation of this new standard there would be less revenue received from PUD customers. He further stated the reduced revenue would be offset through fewer accounts to manage and collect. He stated the change as of March 19, 2012, would be a reduction from 2,700 individual accounts to 41 PUD site accounts. He reported there would be a net loss of revenue of \$3,512 per month, or \$42,153 per year.

After discussion, Councilmember Christensen moved to approve Ordinance No. 12-17, an Ordinance Amending Title 20, Section 20-7-107, Storm Water Utility, of the West Valley City Municipal Code to Set the Standard Storm Water Billing Rate for Planned Unit Developments (PUDs) as Rate “B.” Councilmember Buhler seconded the motion.

A roll call vote was taken:

Mr. Vincent	Yes
Ms. Lang	Yes
Mr. Buhler	Yes
Mr. Huynh	Yes
Mr. Rushton	Yes
Mr. Christensen	Yes
Mayor Winder	Yes

Unanimous.

15743

RESOLUTION NO. 12-54, AUTHORIZE THE CITY TO ENTER INTO AGREEMENTS WITH ZION’S BANK TO PROVIDE LOCK BOX BILLING SERVICES FOR WEST VALLEY CITY UTILITY BILLINGS

City Manager, Wayne Pyle, presented proposed Resolution No. 12-54 which would authorize the City to enter into agreements with Zion’s Bank, in the amount of \$78,000.00 per year, to provide lock box billing services for West Valley City utility billings.

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Mr. Pyle stated, under the proposal, Zion’s Bank would process payments billed by West Valley City utility billing for storm water and sanitation charges. He indicated Zion’s Bank could process large quantities of payments more efficiently and provide services not cost effective for the City to do in-house. He advised the proposal consisted of an agreement with Zion’s Bank to provide payment process called Lock Box Service.

The City Manager reported Zion’s Bank was the lowest price out of three Lock Box service providers who submitted bids, summarized as follows:

Xpress Bill Pay	\$125,000.00 per year
Wells Fargo	\$ 79,800.00 per year
Zion’s Bank	\$ 78,000.00 per year

City Manager, Wayne Pyle, stated Zion’s Bank had submitted the lowest responsible bid in addition to being a West Valley City business.

After discussion, Councilmember Lang moved to approve Resolution No. 12-54, a Resolution Authorizing the City to Enter Into Agreements with Zions to Provide Lock Box Services for West Valley City Utility Billings. Councilmember Huynh seconded the motion.

A roll call vote was taken:

Mr. Vincent	Yes
Ms. Lang	Yes
Mr. Buhler	Yes
Mr. Huynh	Yes
Mr. Rushton	Yes
Mr. Christensen	Yes
Mayor Winder	Yes

Unanimous.

15744

RESOLUTION NO. 12-55, ACCEPT A STORM DRAIN EASEMENT FROM OMAN PROPERTIES, LLC, ACROSS PROPERTY LOCATED AT 2215 SOUTH 7200 WEST

City Manager, Wayne Pyle, presented proposed Resolution No. 12-55 which would accept a Storm Drain Easement from Oman Properties, LLC, across property located at 2215 South 7200 West.

Mr. Pyle stated Oman Properties, LLC was the property owner and developer of the proposed Teancum Properties project site and had provided an easement for the relocation of a City storm drainage ditch through its property.

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After discussion, Councilmember Vincent moved to approve Resolution No. 12-55, a Resolution Authorizing the Acceptance of a Storm Drain Easement from Oman Properties, LLC, Across Property Located at 2215 South 7200 West. Councilmember Lang seconded the motion.

A roll call vote was taken:

Mr. Vincent	Yes
Ms. Lang	Yes
Mr. Buhler	Yes
Mr. Huynh	Yes
Mr. Rushton	Yes
Mr. Christensen	Yes
Mayor Winder	Yes

Unanimous.

15745

RESOLUTION NO. 12-56, AUTHORIZE THE PURCHASE OF A TEN-WHEEL DUMP TRUCK FROM FREIGHTLINER OF UTAH FOR THE STORM WATER UTILITY

City Manager, Wayne Pyle, presented proposed Resolution No. 12-56 which would authorize purchase of a ten-wheel dump truck from Freightliner of Utah, in an amount not to exceed \$114,513.00, for the Storm Water Utility.

Mr. Pyle stated the Storm Water Utility had an existing 2002 ten-wheel dump truck that had 6,500 hours of operation and due for replacement. He reported Freightliner of Utah currently held the State Contract for the ten-wheel dump truck and they were also a West Valley City business. He advised the State Contract was for the cab and chassis only and the dump bed would be purchased separately at an additional approximate cost of \$32,000.00.

After discussion, Councilmember Huynh moved to approve Resolution No. 12-56, a Resolution Authorizing West Valley City to Purchase a Ten-Wheel Dump Truck From Freightliner of Utah for the Storm Water Utility. Councilmember Christensen seconded the motion.

A roll call vote was taken:

Mr. Vincent	Yes
Ms. Lang	Yes
Mr. Buhler	Yes
Mr. Huynh	Yes
Mr. Rushton	Yes

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Mr. Christensen Yes
Mayor Winder Yes

Unanimous.

15746

RESOLUTION NO. 12-57, APPROVE AN INTERLOCAL COOPERATION AGREEMENT WITH SALT LAKE COUNTY FOR PUBLIC WORKS SERVICES CONSISTING OF CHIP SEALING CERTAIN STREETS IN WEST VALLEY CITY

City Manager, Wayne Pyle, presented proposed Resolution No. 12-57 which would approve an Interlocal Cooperation Agreement with Salt Lake County, in the amount of \$279,140.00, for public works services consisting of chip sealing certain streets in West Valley City.

Mr. Pyle stated in recent years Salt Lake County had applied chip seal on a number of City streets and quality of work had been good. He explained chip sealing was a preventative maintenance strategy similar to slurry seal. He indicated with both chip seal and slurry seal, the road received a new, waterproof, wearing surface. He advised chip seal used larger, pea-sized gravel for aggregate which wore better than slurry seal on the major roads. He stated traffic control on busy streets was easier with chip seal because traffic could drive on the chips immediately after being spread. He further explained a final asphalt fog seal held the chips in place and gave the road a fresh black surface. He also advised the County agreement also included re-striping the roads.

The City Manager reported Salt Lake County had agreed to do the chip seal for \$.35 per square foot which was the same as last year's cost. He advised the following streets would be chip sealed under the proposed agreement:

3100 South, 4800 West to 5600 West
4800 West, 3500 South to 4100 South
3600 West, 4100 South to 4700 South

After discussion, Councilmember Lang moved to approve Resolution No. 12-57, a Resolution Approving an Interlocal Cooperation Agreement between West Valley City and Salt Lake County for Public Works Services Consisting of Chip Sealing Certain Streets in West Valley City. Councilmember Huynh seconded the motion.

A roll call vote was taken:

Mr. Vincent Yes
Ms. Lang Yes
Mr. Buhler Yes

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Mr. Huynh	Yes
Mr. Rushton	Yes
Mr. Christensen	Yes
Mayor Winder	Yes

Unanimous.

15747

RESOLUTION NO. 12-58, APPROVE AN INTERLOCAL COOPERATION AGREEMENT WITH SALT LAKE COUNTY FOR PURCHASE OF DIGITAL ORTHORECTIFIED AERIAL PHOTOGRAPHY

City Manager, Wayne Pyle, presented proposed Resolution No. 12-58 which would approve an Interlocal Cooperation Agreement with Salt Lake County, in the amount of \$2,700.00, for purchase of Digital Orthorectified Aerial Photography.

Mr. Pyle stated the proposal would authorize purchase and use of digital orthorectified aerial photography of West Valley City at a discounted rate. He also stated under the proposed agreement the City would jointly own the aerial photography with Salt Lake County and would be authorized to use the same without restriction.

The City Manager reported current and accurate digital orthorectified photography had many uses within the City. He indicated photographs were used within the majority of City departments to visualize and identify growth, compare urban changes with aerial photography from previous years, reference for new spatial information, background for online map viewers and printed maps, measurements of impervious surfaces, and others. He indicated additionally the format was compatible with existing GIS applications used and developed by the City. He further reported aerial photography was more accurate, both horizontally and vertically, than other “free” image sources and was available at a discounted rate.

After discussion, Councilmember Rushton moved to approve Resolution No. 12-58, a Resolution Approving an Interlocal Cooperation Agreement between West Valley City and Salt Lake County for the Purchase of Digital Orthorectified Aerial Photography. Councilmember Huynh seconded the motion.

A roll call vote was taken:

Mr. Vincent	Yes
Ms. Lang	Yes
Mr. Buhler	Yes
Mr. Huynh	Yes

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Mr. Rushton	Yes
Mr. Christensen	Yes
Mayor Winder	Yes

Unanimous.

15748

RESOLUTION NO. 12-59, AUTHORIZE THE PURCHASE OF WEIGHT ROOM EQUIPMENT FOR THE WEST VALLEY CITY FAMILY FITNESS CENTER FROM FITLOGISTIX

City Manager, Wayne Pyle, presented proposed Resolution No. 12-59 which would authorize purchase of weight room equipment from Fitlogistix, in an amount not to exceed \$41,910.00, for the West Valley City Family Fitness Center.

Mr. Pyle stated weight machine equipment at the Fitness Center was old and very worn and maintenance costs were also high. He indicated models of equipment were well behind what was being offered at some other fitness centers. He indicated the Fitness Center solicited proposals from equipment suppliers to replace various pieces of equipment including trade-in allowance, and 13 companies responded. He discussed some vendors and bids summarized as follows:

1. Six vendors did not have all pieces of equipment as outlined in the request for proposal.
2. Three of the remaining seven vendors were higher priced bids.
3. Of the remaining four vendors, two were for the same manufacturer which, after consultation with various equipment technicians and other fitness professionals, staff found it was not a good commercial line in a high use facility. Two pieces of the equipment did not meet specifications and were not available locally for staff to see and evaluate.
4. Of the final two vendors, Matrix has a significant edge due to the following factors: a) Met specifications on all pieces (one piece from the other vendor did not); b) Three year labor warranty vs. no labor warranty; c) 10 year structural parts warranty vs. five year warranty; d) Equipment pieces available locally for review and testing vs. many model pieces not found locally to evaluate.

After discussion, Councilmember Huynh moved to approve Resolution No. 12-59, a Resolution Authorizing the Purchase of Weight Room Equipment for the West Valley City Fitness Center from Fitlogistix. Councilmember Rushton seconded the motion.

A roll call vote was taken:

Mr. Vincent	Yes
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Ms. Lang	Yes
Mr. Buhler	Yes
Mr. Huynh	Yes
Mr. Rushton	Yes
Mr. Christensen	Yes
Mayor Winder	Yes

Unanimous.

THERE BEING NO FURTHER BUSINESS OF THE WEST VALLEY COUNCIL, THE REGULAR MEETING OF TUESDAY, MAY 8, 2012, WAS ADJOURNED AT 6:48 P.M., BY MAYOR WINDER.

I hereby certify the foregoing to be a true, accurate and complete record of the proceedings of the Regular Meeting of the West Valley City Council held Tuesday, May 8, 2012.

Sheri McKendrick, MMC
City Recorder