

**Adopted Minutes**  
**Spanish Fork City Council Meeting**  
**July 16, 2002**

The meeting was called to order by Mayor Dale R. Barney at 6:30 p.m. for a preliminary review of the agenda. At 7:00 p.m. the pledge of allegiance was led by Councilmember Roy Johns.

Elected Officials Present: Mayor Dale R. Barney and Councilmembers Roy L. Johns, Everett Kelepolo, Glenn A. James and Paul M. Christensen. Councilmember Sherman E. Huff was excused.

Staff Members Present: Dave Oyler, City Manager, Kent R. Clark, Finance Director/Recorder, Richard J. Heap, Engineer/Public Works Director, S. Junior Baker, City Attorney, and Janet Bryan, Public Safety Secretary.

Citizens Present: Bruce Hall, Janice Hall, and Janis Nielsen *Spanish Fork Press*. Chris Child from the Airport Board arrived at 7:30.

**Minutes**

Councilmember Johns made a **motion** to approve the minutes of the July 9, 2002 City Council Meeting, with changes as noted. Councilmember Christensen **seconded**, and the motion **passed** with a unanimous vote.

**Staff Reports:**

Mr. Baker suggested the council pass the first item regarding approval of Attachment B to the City's contract with Armstrong Consultants until Chris Child arrived at the meeting to give further explanation of the attachment.

**Change Order - Darger Springs Pump House Relocation**

Mr. Heap explained that during the construction of the wet well on the Darger Springs Pump House a substantial amount of water has been encountered which is lower than the spring collection and would supplement the water already being collected. It was recommended that this additional water could be collected by installing a perforated pipe around the wet well and piping it into the wet well, allowing for an inexpensive way to further supplement the City's water resources. The Change Order would increase the amount of the original contract from \$255,516.00 to \$289,416.00. This increase of \$33,900.00 is the compensation required by the contractor for the additional work performed that was not listed in the original Bid Schedule for the pump house.

Mr. Heap presented slide photographs to the council detailing the hillside behind and around the pump house and the temporary holding pond where the additional water is currently being pumped. The

additional water is estimated to be approximately 800 gallons per minute.

Councilmember Kelepolo questioned whether the additional amount was appropriate for the benefits the city would receive. Both Mr. Heap and Bruce Hall, of Hall Engineering, felt the amount was a fair and reasonable amount for the additional work that needed to be done. Mr. Heap felt that if tapping into this additional water was something the council felt was needed, now would be the time to do it. If the city waited and had a contractor come in at a future date, the cost would probably be over \$200,000. Mr. Heap assured the council the pump house under contract will be completed at the originally agreed to price, regardless of what their decision was about the additional water supply.

Councilmember James questioned whether the water would always be there or would diminish over time.

Mr. Heap said lower areas still had an adequate amount of water. It was his opinion there will always be water there since it now exists after so many dry years and in all probability it would be significantly more in normal or wet years.

Councilmember Kelepolo made a **motion** to accept the Change Order in the construction contract of the Darger Springs Pump House, requiring an increase of \$33,900.00 for additional work and piping needed to extend around the perimeter of the wet well for collection of additional water.

Councilmember James **seconded**, and the motion **passed** with a unanimous vote.

### **Bid Tabulations - Installation of the Pressurized Irrigation Line on Main Street, from 900 North to Pit Stop**

Mr. Heap said there is a need to quickly complete the pressurized irrigation work, at Main Street from 900 North to Pit Stop, before UDOT did their re-paving overlay of the freeway on and off ramps at this location. Mr. Heap was informed by UDOT of their plans for this overlay with only a few days notice. In order for the city to complete the work that needed to be done before the UDOT start date on Thursday, July 18<sup>th</sup>, bids needed to be received and work begun before this council meeting. Mr. Heap contacted councilmembers previous to council meeting.

Mayor Barney said there is a need for closer communication with UDOT to avoid this type of problem. Mr. Heap agreed and explained he has discussed this need with UDOT representatives, but there continues to be a lack of timely communication from UDOT on scheduled projects. It was felt there should be a greater effort made to remedy this problem in order for the city to be more efficient in its own course of action on future projects that involved UDOT.

Mr. Heap reviewed the low bid from Johnston and Phillips in the amount of \$84,900.00. If the city did not complete the irrigation work on Main Street before UDOT re-paved, the pressurized irrigation line would need to go from 800 North, under Cal Ranch and Macey's parking lots, and under the freeway. The cost for just the directional boring under this area would be \$100,000. It was concluded a delay would create increased cost to the city, therefore, warranted the swift action taken. Mr. Heap

requested ratification of this action.

Councilmember James made a **motion** to approve the action taken and accept the bid submitted by Johnston and Phillips in the amount of \$84,900.00 to complete the pressurized irrigation work on North Main Street by Thursday, July 18<sup>th</sup>. Councilmember Kelepolo **seconded**, and the motion **passed** with a unanimous vote.

### **Approval of Attachment B to the Contract Between Spanish Fork City, Springville City, and Armstrong Consultants Regarding Land Acquisition for Airport Expansion**

Mr. Baker reviewed with the council the role of Armstrong Consultants in the effort for land acquisition at the Airport. For the past three or four years they have done an excellent job advising, getting government monies, and also doing some excavation work. This particular Attachment B is a proposal to pay them \$14,000 in consultant fees to acquire eleven parcels necessary for the expansion of the airport property. Mr. Baker had asked Mr. Child to identify the parcels and provide more detail concerning the work to be provided by Armstrong Consultants.

Mr. Child arrived at 7:30. He informed the council 90% of the property needed by the airport has already been acquired through the efforts of both the city and Armstrong Consultants. There was a verbal agreement with Armstrong Consultants in the amount of \$2,000 per parcel acquired. No contract was presented to the city from Armstrong Consultants prior to the work being done.

Mr. Child expressed said even though he and Dave Oyler, City Administrator, did most of the negotiating with property owners, Armstrong Consultants did spend a fair amount of time. They coordinated the appraisals, engineering, surveying and compiled other information needed.

Councilmember Kelepolo questioned whether Armstrong Consultants would consider re-negotiating their original price of \$2,000 per parcel considering the fact the city did a lot of work themselves in acquiring the parcels. It would be helpful to have a more itemized account of how the time was spent and what was actually done to warrant the compensation they are asking for.

It was noted that the amount of \$2,000 per parcel for eleven parcels totaled \$22,000. The requested amount in Attachment B is \$14,000. Mr. Child felt perhaps the consultant company had already revised their original amount. He will present the council's request for a more itemized accounting of the work completed for the acquisition of the parcels to Armstrong Consultants and come before the council again in a couple of weeks.

### **Adjournment**

Councilmember Kelepolo made a **motion** to adjourn from the regular session of city council meeting and move into executive session. Councilmember Christensen **seconded**, and the motion **passed** with a unanimous vote. The regular session adjourned at 7:40 p.m.

Approved: August 6, 2002

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Connie Swain, Deputy Recorder