

CITY COUNCIL MEETING

ADDENDUM

6:00 pm

Tuesday, May 17, 2005

I. PRELIMINARY ACTIVITIES

- A. Pledge of Allegiance
- B. Minutes
- C. Pleasant Grove Strawberry Days Royalty - Strawberry Days June 13-18, 2005
- D. [Agenda Request](#) - Norman Smith - Retired Senior Volunteer Program Report
- E. [Agenda Request](#) - Ray Morley - Mill Road Traffic Study

II. STAFF REPORTS

- A. S. Junior Baker - Legal
 - 1. [Mapleton City Sewer Contract Addendum](#)
- B. Emil Pierson - Planning
 - A. [Spanish Trails Amended Preliminary Plat](#)
- C. Kent Clark - Finance
 - 1. Bid Tabulations - Rescue Truck*
- D. Richard Heap - Engineering
 - 1. [Bid Tabulations](#) - Chip Seal

III. OTHER BUSINESS

- A. Council Report on Assignments

IV . WORK SESSION

- A. Title 15 - Land Use Ordinance
- B. Fiscal Year 2006 Budget Discussion

V. ADJOURN TO [REDEVELOPMENT AGENCY MEETING](#)

VI. EXECUTIVE SESSION IF NEEDED - TO BE ANNOUNCED IN MOTION

() indicates support information, if any, will follow at the Council meeting.*

The public is invited to participate in all Spanish Fork City Council Meetings. If you need special accommodation to participate in the meeting, please contact the City Manager's Office at 798-5000.

SPANISH FORK CITY

AGENDA REQUEST FORM

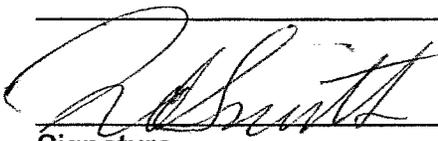
Date of Meeting Requested to Attend: 17 May 05

All forms must be completed and returned by NOON the Wednesday two weeks prior to the Council Meeting requested. (Return no later than: _____)
Thank you.

Name <u>Norman Smith</u>	Phone Number
Address	

Please list the subject and detailed information regarding your request:

Express appreciation for Retired & Senior Volunteers
(R.S.V.P.) for service in 2004.
A few figures
Mention of numbers of Presidential Pin recipients


Signature

5-5-05
Date

ANNUAL REPORT OF R. S. V. P. VOLUNTEERS SPANISH FORK, UTAH for 2004-2005

Total number of volunteers: 144
Combined hours: 18,665
Estimated value @ \$16.60/hr.= \$ 309,831

RECIPIENTS OF PRESIDENTIAL PINS

Bronze (100-249) = 46

Renae Ainge Alma Barth Gladys Beckstrom Ladena Beins Jackie Belders Clayton Brown Frank Buffo Dorothy Carrasco Kathryn Christensen Pennie Christensen Jim Clark Howard Creer Beth Gee Robert Griffiths Cora Hancock Gerald Hansen	Marilyn Haycock Chet Heath Earline Holley Ike Holm Betty Hone Glenn James Melba Jeppson Dorothy Johnson Fred Johnson Jack Linde Barbara Olsen Joan Parry Oral Parry Ruth Peay Sherrie Peery Blaine Poulsen	Kaye Poulsen Barbara Rasmussen Richard Rasmussen Jeneal Reed Norma Reynolds Mabel Shiflett Donna Stevens Francis Stone Margaret Sumsion Cleve Swenson Joyce Tanner Colleen Thompson Florence Wride Mignon Young
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Silver (250-499) = 15

Tom Beckstrom Olive Bowman Donna Bybee Ruth Creer Dan DeGraw	Virginia Evans Pearl Forsey Diane Frost Sandra Griffiths Bonny Hicken	Clair Johnson Lois Johnson Connie Shepherd Lila Smith Dixie Webb
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Gold (over 500) = 4

Leah Butler	Norman Smith	Ranee Snow	Joyce Webb
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Locations served: Spanish Fork Senior Center Nebo School District Spanish Fork City Center Sp. Fk. Family Literacy Center Spanish Fork Community Sch.	Mountain View Hospital Utah State Hospital quilters Utah Old Time Fiddlers Utah County Jail Safety Net Mentor Program
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The Retired & Senior Volunteer Program is a free national group of volunteers 55 and older who want to assist in their community. Each receives a free, supplemental liability insurance while they are serving. In Utah County nearly 1,000 R.S.V.P. volunteers in over 100 non-profit organizations serve almost 140,000 hours a year, impacting about 30,000 people. These volunteers enjoy serving our community while keeping their lives vibrant and healthy.

Norman Smith (798.1609) R.S.V.P. Volunteer Coordinator

ADDENDUM CONTRACT

Addendum to the Interlocal Agreement for Construction, Use, and Maintenance of Joint Wastewater Facility Contract between Spanish Fork City and Mapleton City dated the 19th day of February 2004.

RECITALS

WHEREAS, Spanish Fork and Mapleton Cities entered into an Interlocal Agreement for the joint use of the Spanish Fork Wastewater Treatment Plant on the 19th day of February, 2004 (the Contract); and

WHEREAS, the Contract limits each City to a specific number of residential hookups to the system to prevent discharges to the system from exceeding the system capacity; and

WHEREAS, each City has allocated its maximum number of hookups, meeting the system's capacity; and

WHEREAS, the Contract anticipates expansion of the plant and cooperation in planning future capital projects; and

WHEREAS, the parties desire to expand the capacity of the plant and enter this addendum to the Contract in order to define the rights and responsibilities of each of the parties hereto;

NOW THEREFORE, the parties hereby contract, convent, and agree as follows:

AGREEMENT

ARTICLE I RULES OF CONSTRUCTION

The parties intend this addendum to supplement and not replace the Contract of February 19, 2004. Therefore, except as specifically set forth herein or necessarily implied hereby, the

terms and conditions of the Contract of February 19, 2004 shall remain in full force and effect.

ARTICLE II DEFINITIONS

The parties adopt the definitions used in the Contract of February 19, 2004.

THIS ADDENDUM means this document, modifying The Contract of February 19, 2004.

THE CONTRACT means the Interlocal Agreement for Construction, Use and Maintenance of Joint Wastewater Facility between Spanish Fork and Mapleton dated February 19, 2004.

THE PROJECT means expanding plant capacity by adding a grid system, digester, and converting a secondary clarifier to a primary clarifier.

ARTICLE III EXPANSION PROJECT

The Cities agree to cooperate and participate together to expand the plant capacity by construction of the following project:

Adding a grid system and digester, and converting one of the secondary clarifiers to a primary clarifier.

Upon the completion of the expansion project, each City will maintain its same ratio of ownership and plant capacity of 77% /23% as set forth in the Contract.

ARTICLE IV NEW CAPACITIES

Paragraph 5.3 of The Contract is amended to reflect the new capacities available to each city upon completion of The Project. Spanish Fork City will be allowed 12,362 residential hookups and Mapleton City will be allowed 3,156 residential hookups. It is anticipated that each city will have a number of commercial and/or industrial hookups in addition to the

residential hookups allocated herein, based upon the existing proportion of commercial/industrial hookups to residential hookups. In the event that an unusually heavy user of sewer services desires to come into either city, the advisory committee shall review the user and determine if capacity exists and if so, how allowing that user to connect to the sewer may limit future industrial/commercial users.

ARTICLE V FUNDING

The parties estimate the cost of the project to be 4.39 million dollars. The Cities will ultimately share the actual cost of the project in the same ratio as their interest in the plant capacity (77%/23%). However, in order to accelerate the timing of the project, Mapleton will contribute \$1.75 million towards the project. The difference between 23% of the actual cost of the project and the \$1.75 million contributed by Mapleton will be considered a loan to Spanish Fork City from Mapleton City. (Based on the current estimate, the loan amount would be \$740,300.00, but which number will vary upward or downward depending on the actual construction costs). Spanish Fork City will contribute the balance of its share as costs for the project come due. At the conclusion of the project, an exhibit will be added to this addendum indicating the actual costs, each city's total share, and the actual loan amount Spanish Fork is to repay Mapleton. Spanish Fork shall be obligated to repay its loan from Mapleton over five years, which obligation will bear no interest. Payment shall be equally divided over the five years, with the first payment due one year after completion of the project and final acceptance by the Cities, with a like amount paid each year thereafter for four additional, successive years.

ARTICLE VI CONSTRUCTION MANAGEMENT

Spanish Fork will place the project for bid, following its purchasing policy and state law. Mapleton shall be entitled to have a representative present at each stage of the designs/bid

proceedings and to participate in pre-construction and construction meetings.

DATED this ____ day of May, 2005.

SPANISH FORK CITY by:

DALE R. BARNEY, Mayor

Attest:

KENT R. CLARK, City Recorder

MAPLETON CITY by:

DEAN ALLEN, Mayor

Attest:

DEBBIE WALSER, City Recorder



Spanish Fork City Council Report

To:	City Council	Total Units	205
From:	Emil Pierson, Planning Director	Plats A & B	65
Date:	May 17, 2005	Amended	140
Subject:	Spanish Trail Amended Preliminary Plat (reapproval)	U/A	6.41
		Zoning	R-1-8

BACKGROUND

Background

The applicant(s), DJ Elite Development (Vic Deavnuno), is requesting to Amend and Reapprove the Spanish Trail preliminary plat in order to develop an additional 29 lots and 120 single family home pad sites. The original Spanish Trails project was approved by the City Council on May 20, 1997. The property is shown in the General Plan as Residential 5-8 u/a. The property is currently zoned R-1-8.

Analysis

Lot Sizes: The single family lots range from 5,595 to 9,360 square feet with most of the lots around 6,000 square feet.

Homes: The developer is proposing similar homes to the earlier phases of Spanish Trails.

Access: Access into the subdivision is shown from 100 South. He would continue Spanish Trails Blvd. through the development. Another access into the subdivision will come from Volunteer Drive to a proposed 500 West. A connection into Wildflower subdivision to the west is also shown.



Density: The General Plan designates this property as Residential 5-8 u/a. The developer is proposing the overall development at 6.41 u/a. As part of a development agreement in the past the developer was awarded 205 units.

Amenities: The developer is proposing a detention/park of 1.17 acres in the northeast side of the project as well as a park on the southwest corner of around 15,130 square feet. The applicant is also proposing playgrounds and an additional trail on the southend of the project.

General Plan – Findings of Facts

The Spanish Trails Preliminary Plat follows and supports the General Plan by meeting the following Goals and Policies:

General Land Use Goals and Policies

Goal One: To maintain the high quality physical and social environment in Spanish Fork.

Policies:

- Require new development to respect the character of the surrounding area.
- Require that all implementing ordinances (i.e., zoning and subdivision regulations) be consistent with the General Plan.
- Allow development to occur only in areas where adequate streets, public facilities, and services exist or where the developer will provide them

Residential Policies:

Goal One: To provide high quality, stable residential neighborhoods.

Policies:

- Encourage the creation of neighborhood or homeowners' associations to help maintain the quality of neighborhoods.
- Design local streets in residential areas with discontinuous patterns to discourage through traffic.

Goal Two: To provide a range of housing types and price levels in all areas of the City.

Policies:

- Allow a variety of lot sizes and housing types in all "Urban Residential" areas.
- Develop an architectural theme that integrates different housing types in mixed-use projects
- Allow residential development projects that provide superior design features and amenities to be developed at the high end of the density ranges as shown on the General Plan Map.

Goal Three: To ensure that adequate open space, buffering, and landscaped areas are provided in new developments.

Policies:

- Develop an overall landscape concept for all common areas of the project including, entries, street plantings, reverse frontage streets, and park and retention areas.
- Select plant materials that are suited for their proposed use.
- Install street landscaping in significant lengths to develop the desired character and maintain continuity in the project.
- Develop parks within ½ mile of all residences.

Transportation Goals and Policies

Goal One: Provide a safe, convenient, and efficient system for transporting both people and goods.

Policies:

- Develop intersections to obtain Level of Service C or better during peak-hour traffic periods.

Reduce the intensity of proposed projects or require traffic improvements to maintain or achieve Level of Service C or better.

- Require new developments to have or to develop appropriate access for the intensity of the development.
- Obtain needed street rights-of-way through property dedication when subdivisions, conditional use permits, rezonings, or design review plans are approved.
- Base street system planning on traffic generated from planned uses. Changes in planned uses are to be accompanied by an analysis of traffic impacts created by those land use changes and what improvements are needed to deal with these impacts.
- Design sidewalks along new streets to be set back from the traveled roadway, thereby providing a safer walking area.
- Design local residential streets with discontinuous patterns to discourage through traffic.
- Discourage partial width streets (half streets) for new, local streets.

Goal Two: Provide pleasant, safe, and functional non-motorized transportation routes.

Policies:

- Prepare a more extensive bikeway and trails plan that identifies which parts of the system should be paths, routes, or lanes, and what types of non-motorized transportation should occur in each area. Develop detailed design guidelines for each component of the system.
- Require pedestrian walkways between sidewalks along public streets and developments adjacent to those streets. Pedestrians should not have to use driveways or parking lots as the only access points to buildings.

DEVELOPMENT REVIEW COMMITTEE

The Development Review Committee reviewed this request at their April 20th and 27th meetings and recommended approval subject to the following conditions:

1. Meet all of the conditions of the original preliminary plat,
2. Meet all of the Construction and Development Standards as directed by the Engineering Department,
3. Provide a landscaping and playground plans,
4. Provide a letter of approval from the Westfield Irrigation Company for the piping of irrigation water.

PLANNING COMMISSION

The Planning Commission held a public meeting on May 4, 2005 on this request during the meeting they discussed the access points into the development, the amenities, open space, the proposed trail, and the house styles and designs. They recommended approval subject to the conditions listed.

RECOMMENDATION

Approve

Make the motion to **APPROVE** the Spanish Trails Amended Preliminary Plat located at 100 South 400 West subject to the following condition(s):

1. Meet all of the conditions of the original preliminary plat,
2. Meet all of the Construction and Development Standards as directed by the Engineering Department,

3. Provide a landscaping and playground plans,
4. Provide a letter of approval from the Westfield Irrigation Company for the piping of irrigation water.

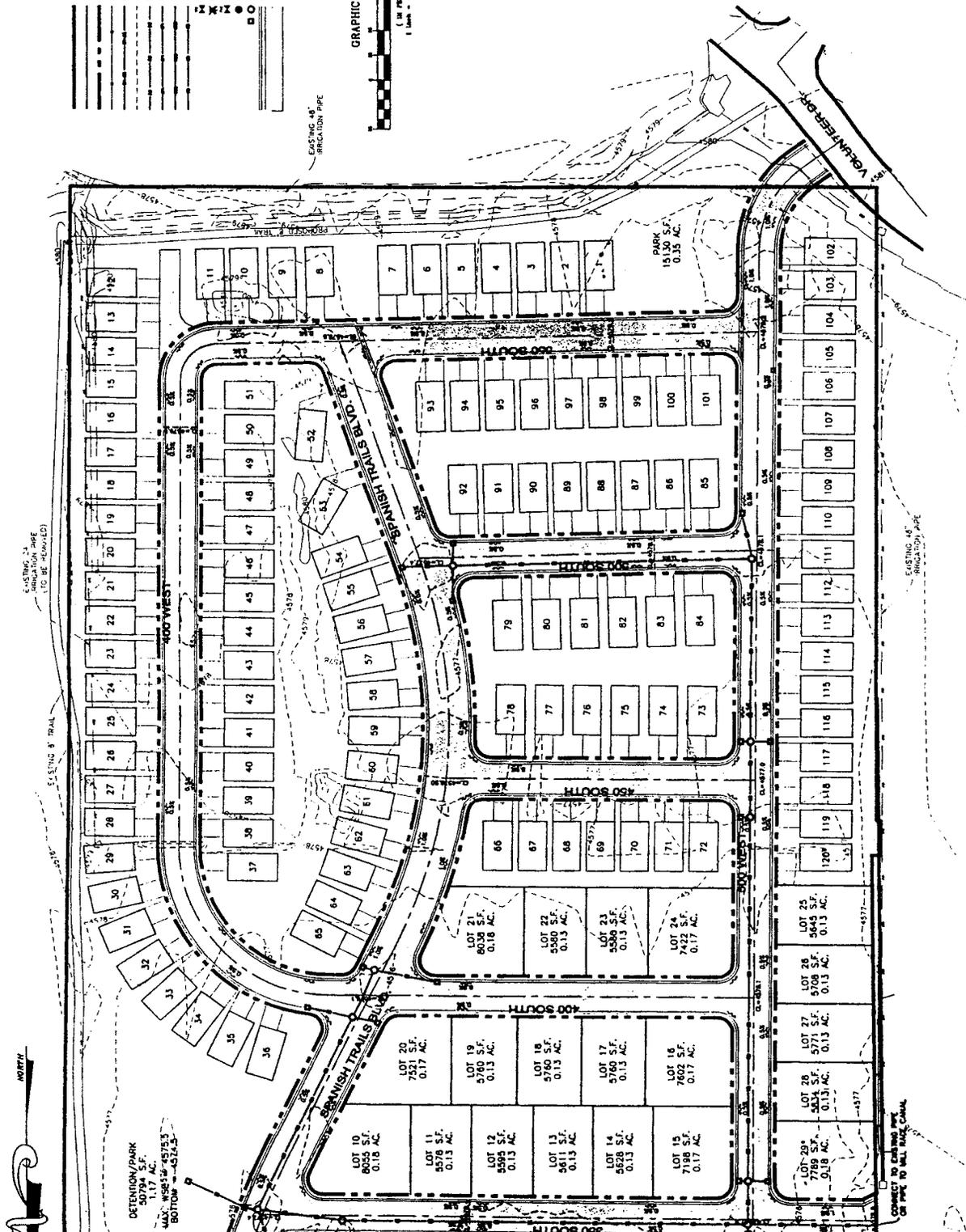
Deny

Make the motion to **DENY** the Spanish Trails Amended Preliminary Plat located at 100 South 400 West for the follow reason(s):

Table

Make the motion to **TABLE** the Spanish Trails Amended Preliminary Plat located at 100 South 400 West for the follow reason(s):

- LEZARD
- BOUNDARY LINE
- LOT LINE
- HOOT-UP-WAY LINE
- EXISTING FENCE
- EXISTING SEWER LINE
- PROPOSED PUBLIC UTILITY EXHIBENT
- PROPOSED WATER LINE & SIZE
- PROPOSED S.E.W. LINE
- PROPOSED STORM DRAIN
- PROPOSED WATER VALVE
- PROPOSED FIRE HYDRANT
- PROPOSED P.I. VALVE
- SEWER MANHOLE
- STORM DRAIN HOLE/JUNCTION
- CURB, GUTTER, SIDEWALK
- NEW ASPHALT



NORTH

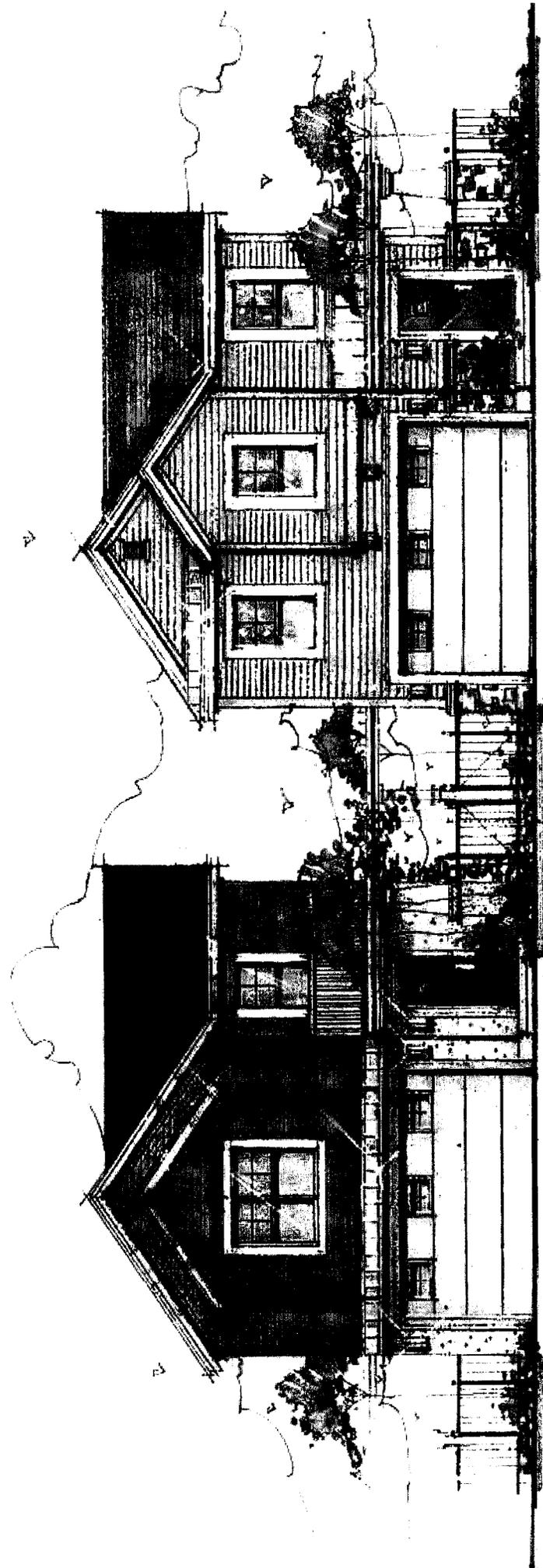
EXISTING 24" REPLICATION PIPE TO BE REMOVED

EXISTING 8" TRAIL

DETENTION/PARK 40794 S.F. 1.17 AC. MAX. WS=5'-45"75"3" BOTTOM = -45'14.5"

EXISTING 18" REPLICATION PIPE

CONNECT TO MAIN RACE CANAL ON P&E TO MAIN RACE CANAL





MEMO
SPANISH FORK CITY
PUBLIC WORKS DEPARTMENT

DATE: May 11, 2005

TO: Mayor Barney and City Council

FROM: Richard J. Nielson, Assistant Public Works Director

RE: Chip Seal Bids

There are three bids on the agenda for this years chip seal project. Spanish Fork City provides the bidding for the group of cities involved in the chip seal project.

The first bid is for the 3/8" road chips. There were three bidders for the road chips with Staker Paving being the low bidder. We have estimated the number of tons needed for each city and I would recommend that the City Council approve the unit price of \$9.00 per ton be awarded to Staker Paving with an estimated quantity of 9100 tons.

The second bid is for the liquid asphalt used in the chip seal project. Only one bidder responded to our request. I would recommend that the City Council approve the bid of Peak Asphalt in the amount of \$178.00 per ton with an estimated 1100 tons.

The third bid is for the Distributor Truck to deliver and spread the liquid asphalt. Only one bidder responded to our request. I would recommend that the City Council approve the bid of R-n-M Transportation in the amount of \$14.59 per ton for 40-50 miles, \$15.29 per ton for 50-60 miles, and \$16.76 per ton for 60-70 miles for transportation of the liquid asphalt and \$18.00 per ton for spreading of liquid asphalt with an estimated 1100 tons.

Each of these three bids are for all of the material needed for the chip seal project. The Spanish Fork City portion of the project is approximately 18% of the total project.

SPANISH FORK CITY

2005 Chip Seal Bids

Road Chips Bid Tabulation

Item	Unit	Quantity	Staker Paving		H. E. Davis		Searle Trucking		Average	
			Unit Price	Total Price	Unit Price	Total Price	Unit Price	Total Price	Unit Price	Total Price
Type "C" 3/8" Road Chip	Ton	9100	\$ 9.00	\$ 81,900.00	\$ 10.70	\$ 97,370.00	\$ 11.45	\$ 104,195.00	\$ 10.38	\$ 94,488.33

Distributor Truck Bid Tabulation

R-n-M Transportation

Item	Unit	Quantity	Unit Price	Total Price	Unit Price	Total Price
Transport Charge	Ton	1100	\$ 15.29	\$ 16,819.00	\$ 15.29	\$ 16,819.00
Spreading Charge	Ton	1100	\$ 18.00	\$ 19,800.00	\$ 18.00	\$ 19,800.00
Total				\$ 36,619.00		\$ 36,619.00

Asphalt Bid Tabulation

Item	Unit	Quantity	Peak Asphalt		Average	
			Unit Price	Total Price	Unit Price	Total Price
LM CRS-2h liquid asphalt	Ton	1100	\$ 178.00	\$ 195,800.00	\$ 178.00	\$ 195,800.00

SPANISH FORK^{CITY}

40 S. MAIN ST. • SPANISH FORK, UT 84660

REDEVELOPMENT AGENCY

Notice is hereby given that the Redevelopment Agency of Spanish Fork City will hold a meeting on May 17, 2004 at 6:00 pm, 40 South Main Street, Spanish Fork City, Utah. All interested citizens are invited to attend.

AGENDA

7:00 pm

- I. Roll Call**
- II. Disbursements**
- III. Minutes**
- IV. Tentative FY2006 Budget Adoption**
- V. Economic Development - Project Mass**
- VI. Other Business**
- VII. Adjourn**

The public is invited to participate in all Redevelopment Agency Meetings. If you need special accommodation to participate in the meeting, please contact the City Manager's Office at 798-5000.