



# CITY OF NORTH SALT LAKE

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## CITY COUNCIL TOUR AND MEETING NOTICE & AGENDA August 20, 2024

Notice is given that the City Council of the City of North Salt Lake will hold a regular meeting following a tour of a facility in Tooele on August 20, 2024 at City Hall, 10 East Center Street, North Salt Lake, Utah. The City Council will tour the Switchpoint Tooele Community Resource Center in Tooele, Utah prior to the regular meeting which is scheduled to begin directly following the tour at 8:00 pm or as soon thereafter as possible in the Council Chambers.

Meetings of the City Council may be conducted via electronic means pursuant to Utah Code Ann. §52-4-207 as amended. In such circumstances, contact will be established and maintained via electronic means and the meetings will be conducted in accordance with the City's Electronic Meetings Policy.

The following items of business will be discussed; the order of business may be changed as time permits:

### **TOUR – 5:00 p.m.**

1. Tour of the Switchpoint Tooele Community Resource Center Located at 251 North 1<sup>st</sup> Street, Tooele – Meet at City Hall for Departure at 5:00 p.m.

### **REGULAR SESSION – 8:00 p.m.**

1. Introduction by Mayor Brian Horrocks
2. Thought or Prayer and Pledge of Allegiance ~ Councilmember Alisa Van Langeveld
3. Citizen Comment
4. Consideration of Appointment to Parks, Trails, Arts and Recreation Advisory Board
5. Consideration of the Driving Range Structure Project in the Amount of \$372,000, Including a Bid Award for Structure Elements in the Amount of \$137,532
6. Consideration of Bid Award for Engineered Wood Fiber Chips for Playgrounds in the Amount of \$29,040
7. Approval of City Council Minutes of August 6, 2024
8. Action Items
9. Council Reports
10. City Attorney Report
11. Mayor's Report
12. City Manager Report
13. Adjourn

**CLOSED SESSION**

1. Possible closed session for the purpose of discussing the character professional competence, or physical or mental health of an individual; to discuss pending or reasonably imminent litigation; to discuss the purchase, exchange, sale, or lease of real property; or to discuss the deployment of security personnel, devices, or systems. *Utah Code 52-4-205*

City Council meetings are open to the public. If you need special accommodation to participate in the meeting, please call (801) 335-8709 with at least 24 hours' notice. This meeting will be broadcasted live through the City's YouTube channel: <https://www.youtube.com/@nslutah4909/streams>

**Notice of Posting:**

I, the duly appointed City Recorder for the City of North Salt Lake, certify that copies of the agenda for the City Council meeting to be held August 20, 2024 were posted on the Utah Public Notice Website: <https://www.utah.gov/pmnl/>, City's Website: <https://www.nslcity.org>, and at City Hall: 10 E. Center St. North Salt Lake.

Date Posted: August 19, 2024

  
\_\_\_\_\_  
Wendy Page, City Recorder



## **Summary Guide of City Council Agenda Items for August 20, 2024**

This document is provided as a way to briefly understand the most important content and purposes of the agenda items at the upcoming meeting. It is hoped that this summary guide will assist you as you study in preparation for this meeting.

### Tour Summary.

- a. Elected officials will meet at City Hall at 5 pm to carpool and tour the Switchpoint Tooele Community Resource Center located at 251 North 1<sup>st</sup> Street, Tooele - no formal action required.

### Item #4: Appointment to Parks Trails Arts and Recreation Advisory Board - City Council action required.

- a. Tammy Clayton appointment of Emily Carr to the Board
- b. Fills seat #2 and expires on January 1, 2026

### Item #5: Consideration of the driving range structure project at Eaglewood Golf Course, including bid award for structure elements – City Council action required.

- a. This project estimates a total cost of \$372,000 which includes enhancements to the driving range that would provide a new structure, equipment, lighting, electrical, furniture, and heating
- b. It would offer a simulator experience outdoors using the Trackman Range System
- c. This project uses remaining bond funds and will require a future budget amendment
- d. This item also awards a bid to Mountain State Construction for the structure elements of the project in the amount of \$137,532, which is included in the project total cost

### Item #6: Consideration of Bid Award for Engineered Wood Fiber Chips for Playgrounds – City Council action required.

- a. This item is to award the bid for supply and placement of engineered wood fiber chips at 11 playground locations to Turboscapes for the price of \$29,040
- b. This cost was included in the FY25 budget

**CLOSED SESSION:** We have a closed session item to discuss character professional competence, or physical or mental health of an individual.



# CITY OF NORTH SALT LAKE

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10 East Center Street  
North Salt Lake, Utah 84054  
(801) 335-8700  
(801) 335-8719 Fax

Brian J. Horrocks  
Mayor

Ken Leetham  
City Manager

## MEMORANDUM

**TO:** Honorable Mayor and City Council

**FROM:** Ken Leetham, City Manager

**DATE:** August 20, 2024

**SUBJECT:** Parks, Trails, Arts, and Recreation Advisory Board Appointment

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### **RECOMMENDATION**

Councilmember Clayton recommends the appointment of Emily Carr for Seat 2 to fill the vacancy left by Jeff Scroger on the Parks, Trails, Arts and Recreation Advisory Board with a term ending 1/1/2026.

### **BACKGROUND**

The Parks, Trails, Arts and Recreation Advisory Board was established by Ordinance and amended over the years with the latest amendment in 2020. The ordinance established the membership of the Board which comprises seven regular members. Each member of the governing body of the City shall have one appointment ratified by the City Council which has a term of two years. Jeff Scroger has served in Seat 2 on the Parks and Arts Board since May of 2022. He expressed his desire to resign from the PTAR Board recently when he was appointed to the Health and Wellness Committee. Councilmember Clayton reviewed submitted applications and recommends Emily Carr be appointed to fill the vacancy for Seat 2 on the Parks, Trails, Arts and Recreation Advisory Board with the term ending 1/1/2026.

### **PROPOSED MOTION**

I move that the City Council approve the appointment of Emily Carr to the Parks, Trails, Arts and Recreation Advisory Board for Seat 2 with a term ending date of January 1, 2026.

## Parks Trails Arts and Recreation Advisory Board

SEAT 1	
City Council Appointee (Mayor Horrocks 1/1/22)	
Appointed	4 Year Terms
Ryan Mumford	1/2/18-1/1/22
Ted Knowlton	3/1/22-1/1/24
Suzette Jackson	1/1/24-1/1/28

SEAT 2	
Council Member Tammy Clayton (1/1/24)	
Appointed	2 Year Terms
Callye Cleverly (quit 12/17)	9/5/17-9/5/19
Sarah Sargent (resigned 2019)	3/6/18-1/1/20
Brian Freeman (remainder of Sarah's term)	4/20/19-1/1/20
Ron Gordon	1/1/20 - 1/1/22
Ron Gordon (resigned 5/3/22)	1/1/22 - 5/3/22
Jeff Scroger (remainder of Ron's term)	5/3/22 - 1/1/24
Jeff Scroger	1/1/24-1/1/26
VACANT (fill remaining term of Jeff Scroger)	8/6/24-1/1/26

SEAT 3	
Council Member Alisa Van Langeveld (1/1/22)	
Appointed	2 Year Terms
Alisa Van Langeveld	4/18/17-1/1/19
Alisa Van Langeveld	1/1/19-1/1/20 (appt to PC)
Dallas Golden (remainder of Alisa's term)	1/1/20-1/1/21
Dallas Golden	1/1/21-1/1/23
Dallas Golden	1/1/23-1/1/25

SEAT 4	
Council Member Suzette Jackson (1/1/24)	
Appointed	2 Year Terms
Shawna Gottfredson (Moved 2/18)	8/15/17-8/15/19
Nola Lucke (remainder of Shawna's term)	2/6/18-1/1/19
Kristine Pepin	1/1/19-1/1/21
Kristine Pepin	1/1/21 - 1/1/23
Peter Wirthlin	5/16/23 - 1/1/25

SEAT 5	
Council Member Ted Knowlton (1/1/22)	
Appointed	2 Year Terms
Bruce Oblad	5/3/16-1/1/19
Rachel Conway Shumway	1/1/19-1/1/21
Rachel Shumway	1/1/21-1/1/23 (resigned 5-3-22)
Kyle Poulter (remainder of Rachel's term)	6/7/22-1/1/23
Kyle Poulter	1/1/23-1/1/25

SEAT 6	
Council Member Lisa Baskin (1/1/18)	
Appointed	2 Year Terms
Nola Lucke	3/29/16-3/29/17
Manuel Delgado	4/3/18-1/1/20
Manuel Delgado	1/1/20-1/1/22 (moved Aug. 2020)
Ken Akers (remainder of Manuel's term)	9/15/20-1/1/22
Camille Thorpe	4/5/22-1/1/24
Camille Thorpe	1/1/24-1/1/26

SEAT 7	
Mayor (Horrocks 1/1/22)	
Appointed	2 Year Terms
Lori Seppi	3/1/16-3/1/18
Naomi Hall	4/3/18-1/1/20
Tammy Clayton	1/1/20-1/1/22
Tammy Clayton	1/1/22-1/1/24
Brent Crowther	1/1/24-1/1/26

## Wendy Page

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**From:** noreply@civicplus.com  
**Sent:** Wednesday, March 6, 2024 4:59 PM  
**To:** Wendy Page; Linda Horrocks  
**Subject:** Online Form Submittal: Parks and Arts Advisory Board Application

### Parks and Arts Advisory Board Application

The Parks Trails Arts and Recreation Advisory Board, generally referred to as the Parks and Arts board, is made up of citizens appointed by the Mayor and City Council to serve two-year terms.

The purpose Parks & Arts board is to act as the City's citizen board to formulate and submit recommendations to the City Council related to current and long-range needs in parks, trails, arts and recreation. The City Council has formed this board for the purpose of advancing and improving the quality of life for all residents of the City, to provide improved access and levels of service to the public and to meet the public's ongoing and changing needs for quality parks, trails, arts and recreation services.

This citizen committee may assist in the creation and implementation of plans, policies, initiatives, proposals, events and any other matters related to parks, trails, arts and recreation in the City.

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#### Contact Information

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Date	03-06-2024
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First Name	Emily
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Last Name	Carr
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Address1	████████████████████
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Address2	██████
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City	North Salt Lake
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State	Utah
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Zip	84054
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Phone Number	██████████
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Email Address



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1. Please describe your business and professional experience, including areas of expertise:

I currently work as a Network Director at Utah's Promise (Formerly United Way of Salt Lake). I connect individuals, non-profits, businesses, and government organizations to transform the educational environment for Utah kids, specifically around early literacy and kindergarten readiness. I also support two school in Salt Lake City to help build strategic frameworks focused on family engagement, community partnerships, and experiential learning. I previously worked as an outreach and communications coordinator for a department of Weber County and as a recruiting coordinator for a software company.

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2. Please describe your interest in civic and community activities:

I grew up close to Washington D.C., where community activities can be found on almost every corner every weekend. I have always enjoyed participating in these type of events. While in college at BYU, I especially enjoyed community events because it allowed me to get to know the community better. Being outside and participating in creative activities has always helped my mental health, and I want to give back to my community by working with the city council and helping plan these activities. Additionally, as North Salt Lake continues to change, I believe these community events will become more and more important to uniting the community.

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3. Please describe why you want to be a member of the Parks and Arts board:

I believe that places where people live are meant to be a community, rather than somewhere you commute to and from to get to work or school. City activities are an important part of where people live, and it helps build resilient communities and connect community members. I am interested in helping with civic and community activities because it is something that I personally enjoy and find important, but I also believe that I can help the city of North Salt Lake with these activities.

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4. Please describe what you believe is the most important contribution you can make as a member of the Parks and Arts board:

I want to help represent the younger families living in North Salt Lake. Recognizing their needs and being able to recognize their wants is important to keep in mind. I also believe that my ability to engage with families, think strategically, and market community opportunities will be a value-add to the board.

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5. Parks and Arts board meetings are held the 4th Tuesday of each month beginning at 6:00 p.m., with special meetings scheduled as needed. Please explain

I have no conflicts with meeting the 4th Tuesday of each month at 6:00pm.

your availability to attend or conflicts that might interfere with this schedule:

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6. The Parks and Arts board members may work some long hours when volunteering to support City events. Would you be able to commit several hours per year helping with City events?

I can commit to several hours per year helping with City events.

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Thank you for your application. If you have questions related to this application or committee, please contact us at [nslstaff@nslcity.org](mailto:nslstaff@nslcity.org).

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Email not displaying correctly? [View it in your browser.](#)



# CITY OF NORTH SALT LAKE

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10 East Center Street  
North Salt Lake, Utah 84054  
(801) 335-8700  
(801) 335-8719 Fax

Brian Horrocks  
Mayor

Ken Leetham  
City Manager

## MEMORANDUM

**TO:** Honorable Mayor and City Council

**FROM:** Tyler Abegglen, Eaglewood General Manager

**DATE:** August 20, 2024

**SUBJECT:** Eaglewood Golf Course – Driving Range Structure

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### **RECOMMENDATION**

Staff recommends the approval of the Driving Range Structure Project in the amount of \$372,000. Staff also recommends approval of a bid award for the structure elements to Mountain State Construction in the amount of \$137,532.

### **BACKGROUND**

The Driving Range Structure project is an integral part of the ongoing improvements at Eaglewood Golf Course, which have been carefully planned to enhance both the facility and the overall experience for patrons. These upgrades are part of a broader initiative funded by the remaining bond funds secured to renovate and elevate the operations at Eaglewood.

Recent investments have already made significant strides in modernizing the course and its amenities, aligning with the community's expectations and the course's vision for the future. The construction of the driving range structure, along with the addition of enhanced lighting, represents that next step.

The new structure is designed not only to extend the driving range season, allowing golfers to practice and improve their game for more months of the year.

The construction management of the project will be managed by the golf staff to cut down on overhead costs while also following the city procurement code with integral construction materials and bids.

### **PROPOSED MOTION**

I move that the City Council approve the Driving Range Structure Project in the amount of \$372,000, which includes an award for structure elements of the project to Mountain State Construction in the amount of \$137,532.

# GOLF COURSE - COVERED STRUCTURE PROJECT

	DETAILS	ESTIMATED COSTS
1	<b>*Metal Structure</b>	\$88,648.00
2	<b>Concrete</b>	\$80,000.00
3	<b>*Metal Structure Install</b>	\$48,884.00
4	<b>Rough in Trackman Equipment</b>	\$30,000.00
5	<b>On Range Lighting</b>	\$20,000.00
6	<b>Patio Furniture</b>	\$15,000.00
7	<b>Structure Lighting</b>	\$10,000.00
8	<b>Heaters</b>	\$14,468.00
9	<b>Range Equipment (Range Servant)</b>	\$10,000.00
10	<b>Rough In Electrical</b>	\$16,000.00
11	<b>Security Cameras and Access Points</b>	\$5,000.00
12	<b>Fans</b>	\$7,000.00
13	<b>Mats</b>	\$6,000.00
14	<b>Finish Electrical</b>	\$7,500.00
15	<b>Mini Split A/C</b>	\$3,000.00
16	<b>Rough in Internet Cable</b>	\$5,000.00
17	<b>Rough in Gas Heaters and Propane Tank</b>	\$2,500.00
18	<b>Garage Door (Manual)</b>	\$2,000.00
19	<b>Insulation</b>	\$1,000.00
<b>Total</b>		<b>\$372,000.00</b>

**\*Mountain State Construction - \$137,532.00**

\*Cover the Tees - \$220,218.00

\*Absolute Steel (Fabrication Only) - \$56,268.16 - Estimated 100% cost to install as Fabrication

**Mountain State Construction**

1550 Larimer St, Ste. 200  
Denver, CO 80202 US  
+1 8006015582  
info@mountainstateconstruction.com  
www.mountainstateconstruction.com



# Estimate

**ADDRESS**

Tyler Abegglen  
Eaglewood Golf Course and Grill  
1110 E Eaglewood Dr  
North Salt Lake, UT 84054

**SHIP TO**

Tyler Abegglen  
Eaglewood Golf Course and Grill  
1110 E Eaglewood Dr  
North Salt Lake, UT 84054

**ESTIMATE # 1161**

**DATE 07/18/2024**

DATE	DESCRIPTION	QTY	RATE	AMOUNT
<b>PEMB</b>	MSC 21x80x12 1.71:12 PEMB - Primary and secondary framing members - Wall and roof panels - 21x60 inset bay - 8x80 overhang and 2x20 overhang - (1) 8x8 framed opening - (1) 3x7 framed opening & (1) 3070 standard metal walk door - (1) 3'6"x4'7" framed opening - Engineer stamped building drawings - Engineered foundation design - shipping	1	40,010.00	40,010.00T
<b>PEMB</b>	Painted roof: solar white	1	1,157.00	1,157.00T
<b>Building Erection</b>	Erection of MSC 21x80x12 1.71:12 PEMB - Installation of primary and secondary framing members - Installation of wall and roof panels - Installation of 21x60 inset bay - Installation of overhangs - Framing of (1) 8x8 opening - Framing and installation of (1) 3070 standard metal walk door - Framing of (1) 3'6"x4'7" opening *Travel and equipment included	1	24,594.00	24,594.00
<b>Garage doors</b>	Garage door: (1) 8x8 insulated	1	2,649.00	2,649.00T

DATE	DESCRIPTION	QTY	RATE	AMOUNT
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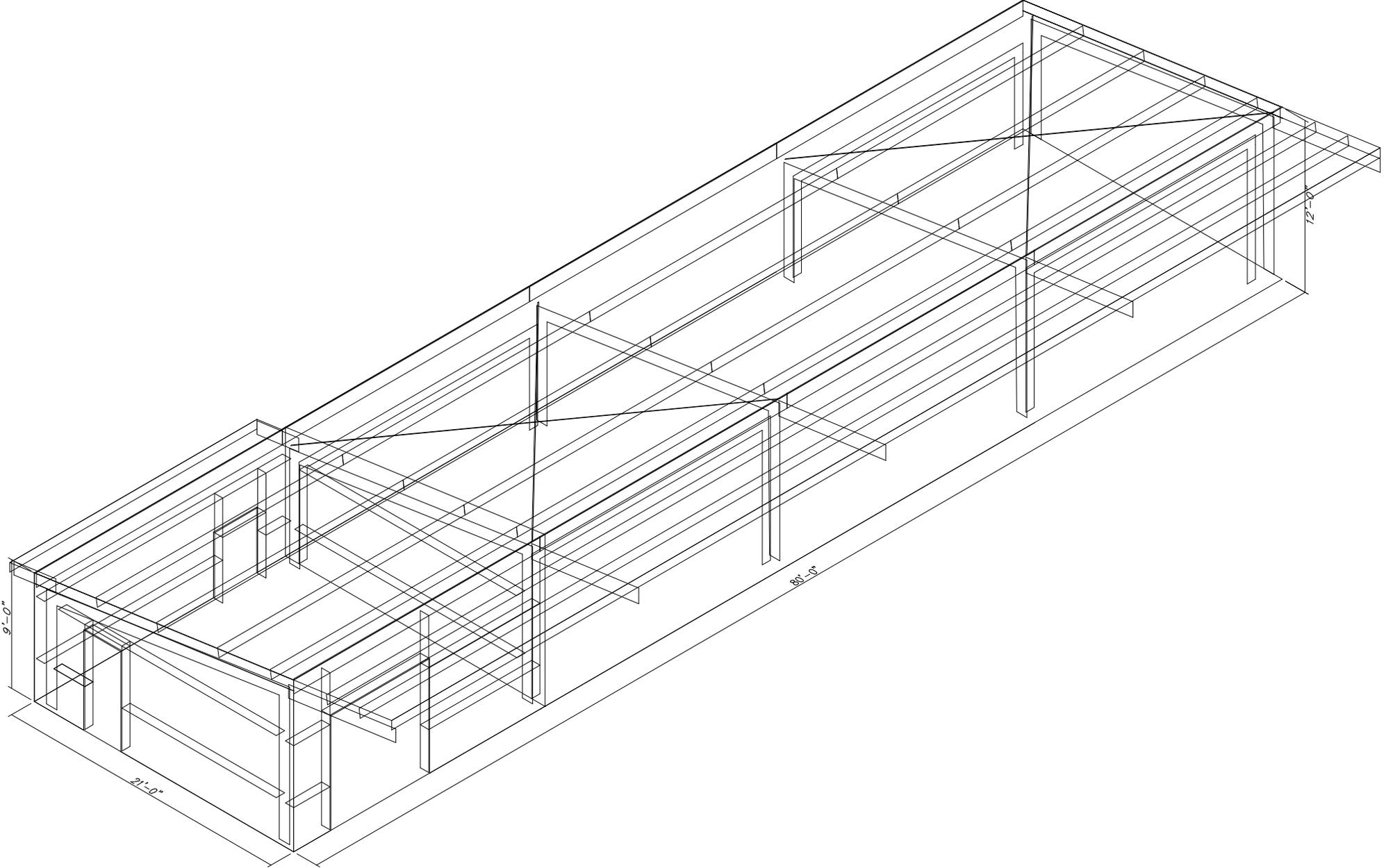
roll up door

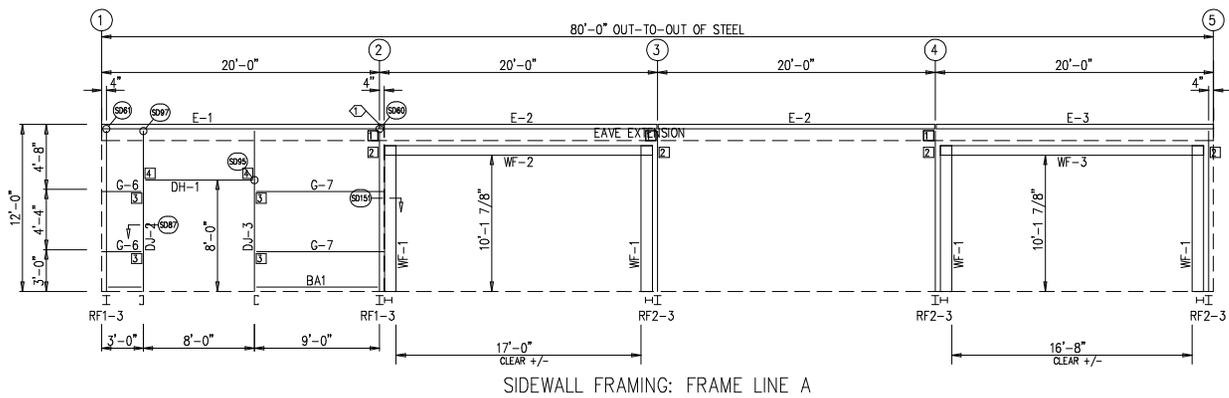
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SUBTOTAL	68,410.00
TAX	3,176.66
<b>TOTAL</b>	<b>\$71,586.66</b>

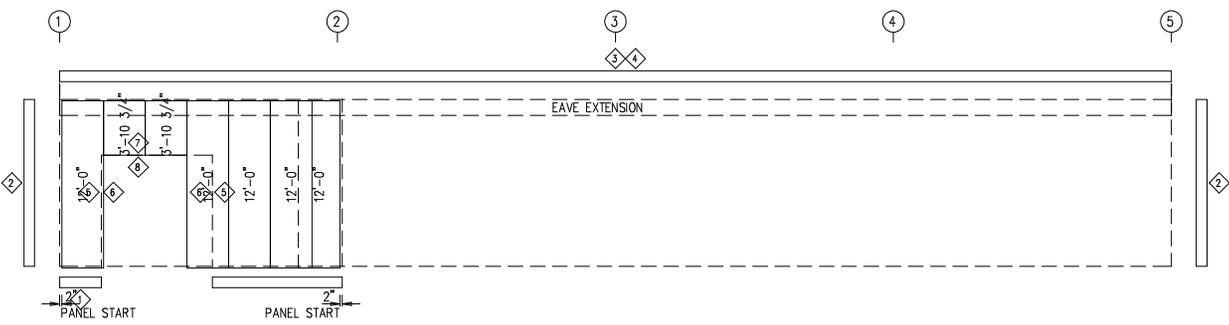
Accepted By

Accepted Date





SIDEWALL FRAMING: FRAME LINE A



SIDEWALL SHEETING & TRIM: FRAME LINE A  
PANELS: 26 GA. PBR - NEED STD. COLOR

TRIM TABLE FRAME LINE A				
ID	QUAN	PART	LENGTH	DETAIL
1	2	FL-60	10'-2"	TD74
2	2	FL-502	12'-0"	TD40
3	7	FL-31	11'-7"	
4	7	FL-96	11'-7"	TRIM_65
5	2	FL-55	8'-2"	TD51
6	2	FL-48	8'-2"	TD51
7	1	FL-55	8'-7"	TD52
8	1	FL-52	8'-4"	TD52

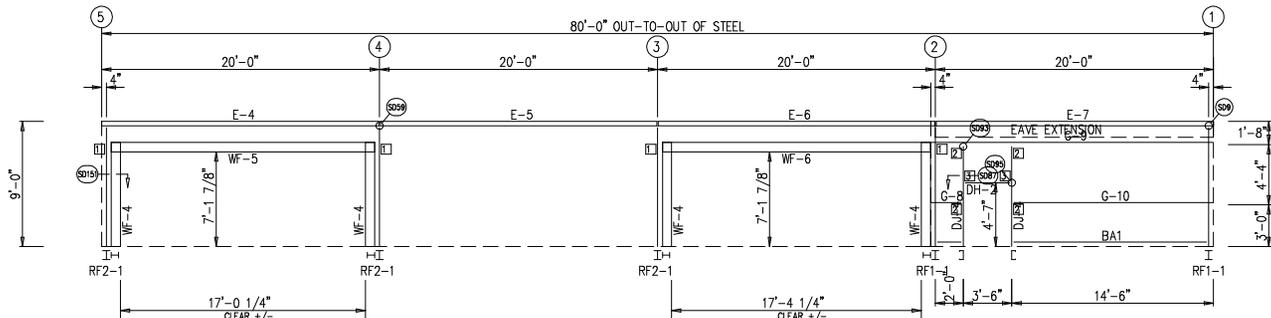
BOLT TABLE FRAME LINE A				
LOCATION	QUAN	TYPE	DIA	LENGTH
WF-1 - WF-2	8	A325	7/8"	2 3/4"
WF-1 - RF1-3	8	A325	5/8"	1 1/2"
WF-1 - RF2-3	8	A325	5/8"	1 1/2"
WF-1 - WF-3	8	A325	7/8"	2 3/4"

MEMBER TABLE FRAME LINE A			
QUAN	MARK	PART	LENGTH
4	WF-1		
1	WF-2		
1	WF-3		
1	DJ-2		
1	DJ-3		
1	DH-1		
1	E-1		
2	E-2		
1	E-3		
2	G-6		
2	G-7		

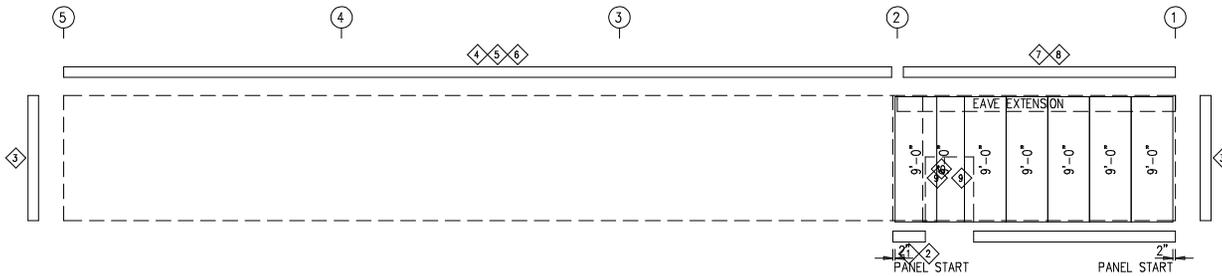
SPECIAL BOLTS					
ID	QUAN	TYPE	DIA	LENGTH	WASH
1	4	A307	1/2"	1 1/4"	0

CONNECTION PLATES FRAME LINE A			
ID	QUAN	MARK	
1	3	CL-18A	
2	4	CL-210	
3	4	CL-103	
4	2	CL-100	

DATE	DWN.	CHK.	ENG.
ISSUE	APPROVAL	MEZ	RTS
MOUNTAIN STATE CONSTRUCTION 2550 EILEEN WAY PARKER, CO 80138 PHONE: (800)-601-5582 WWW.MOUNTAINSTATECONSTRUCTION.COM			
CUSTOMER NAME	MOUNTAIN STATE CONSTRUCTION	SHEET NUMBER	OF
PROJECT LOCATION		JOB NUMBER	
PROJECT NUMBER		SHEET TITLE	SIDEWALL FRAMING & SHEETING
PROJECT DRAWING			
PROJECT DATE			
CUSTOMER PHONE NUMBER	719.217.0678		
CUSTOMER EMAIL	INFO@MOUNTAINSTATECONSTRUCTION.COM		
SCALE	N.T.S.		
THIS SEAL PERTAINS ONLY TO THE MATERIALS DESIGNED AND SUPPLIED BY THE METAL BUILDING SUPPLIER. THE DRAWINGS AND THE METAL BUILDING WHICH THEY REPRESENT ARE THE PRODUCT OF THE METAL BUILDING SUPPLIER. THE REGISTERED PROFESSIONAL ENGINEER WHOSE SEAL AND SIGNATURE APPEARS ON THESE DRAWINGS IS EMPLOYED BY THE METAL BUILDING SUPPLIER AND DOES NOT SERVE AS OR REPRESENT THE OVERALL PROJECT ENGINEER OF RECORD AND SHALL NOT BE CONSTRUED AS SUCH.			



SIDEWALL FRAMING: FRAME LINE B



SIDEWALL SHEETING & TRIM: FRAME LINE B  
PANELS: 26 GA. PBR - NEED STD. COLOR

TRIM TABLE FRAME LINE B				
QID	QUAN	PART	LENGTH	DETAIL
1		FL-60	SCRAP	TD74
2	1	FL-60	10'-2"	TD74
3	2	FL-502	9'-0"	TD40
4	5	FL-214	12'-2"	TD21
5	1	FL-214	7'-2"	TD17
6	5	FL-500	12'-1"	TD21
7	2	FL-31	10'-1"	
8	2	FL-96	10'-1"	TRIM_65
9	2	FL-48	4'-9"	TD51
10	1	FL-52	3'-10"	TD52

BOLT TABLE FRAME LINE B				
LOCATION	QUAN	TYPE	DIA	LENGTH
WF-4 - WF-5	8	A325	5/8"	2"
WF-4 - RF2-1	8	A325	5/8"	1 1/2"
WF-4 - WF-6	8	A325	5/8"	2"
WF-4 - RF1-1	8	A325	5/8"	1 1/2"

MEMBER TABLE FRAME LINE B		
QUAN	MARK	LENGTH
4	WF-4	
1	WF-5	
1	WF-6	
2	DJ-4	
1	E-4	
1	E-5	
1	E-6	
1	E-7	
1	G-8	
1	G-9	
1	G-10	

CONNECTION PLATES FRAME LINE B		
QID	QUAN	MARK
1	4	CL-210
2	4	CL-103
3	2	CL-100

DATE	ISSUE	CHK.	ENG.
1/28	APPROVAL	MEZ	RTS

**MOUNTAIN STATE CONSTRUCTION**

2550 EILEEN WAY  
PARKER, CO 80138  
PHONE: (800)-601-5582  
WWW.MOUNTAINSTATECONSTRUCTION.COM

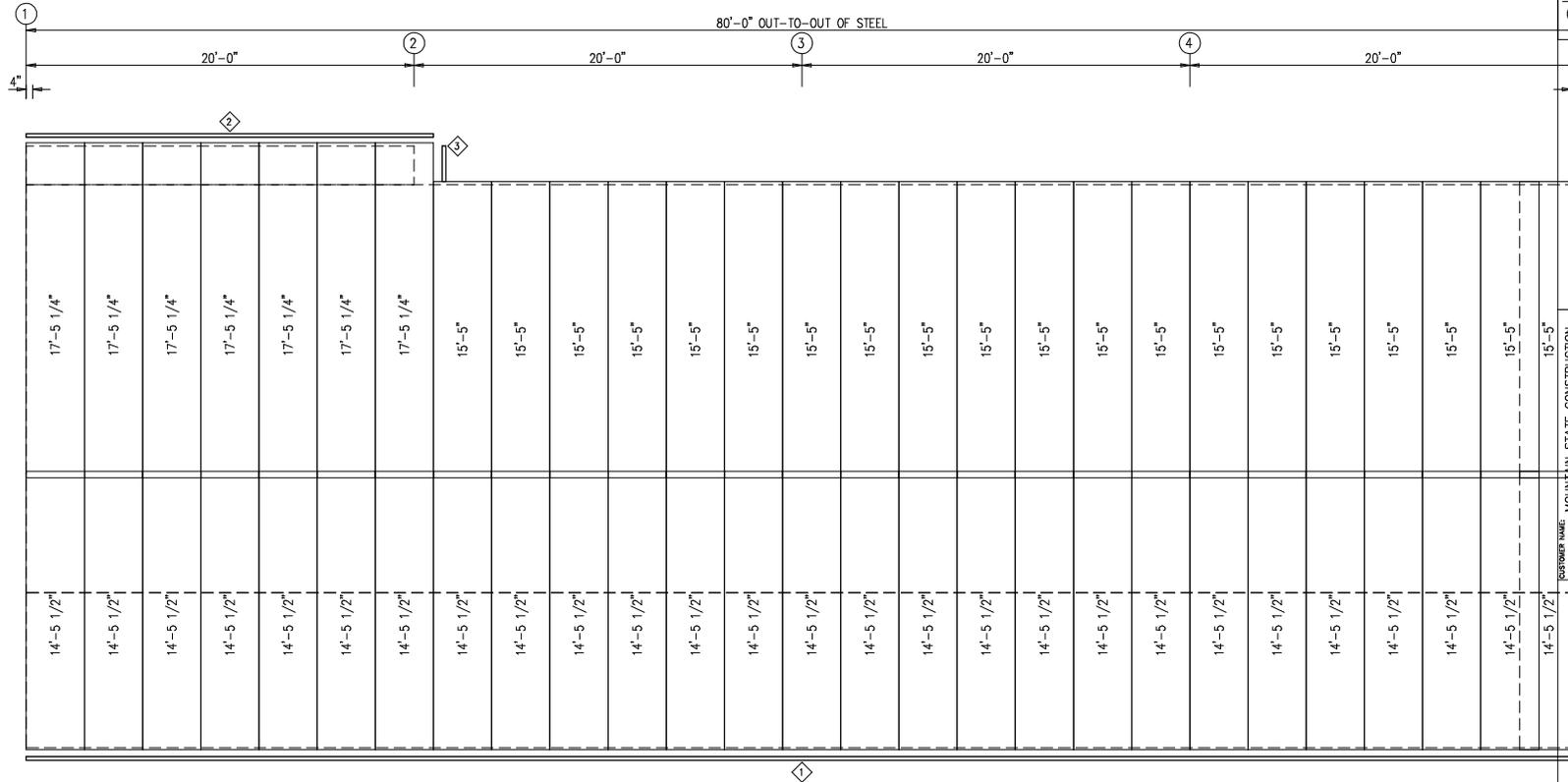
CUSTOMER NAME: MOUNTAIN STATE CONSTRUCTION  
PROJECT: PROJECT  
PROJECT LOCATION:  
PROJECT DRAWING:  
CUSTOMER PHONE NUMBER: 719.217.0678  
CUSTOMER EMAIL: INFO@MOUNTAINSTATECONSTRUCTION.COM  
SCALE: N.T.S.  
SHEET NUMBER:  
JOB NUMBER:  
SHEET TITLE: SIDEWALL FRAMING & SHEETING

THIS SEAL PERTAINS ONLY TO THE MATERIALS DESIGNED AND SUPPLIED BY THE METAL BUILDING SUPPLIER. THE DRAWINGS AND THE METAL BUILDING WHICH THEY REPRESENT ARE THE PRODUCT OF THE METAL BUILDING SUPPLIER. THE REGISTERED PROFESSIONAL ENGINEER WHOSE SEAL AND SIGNATURE APPEARS ON THESE DRAWINGS IS EMPLOYED BY THE METAL BUILDING SUPPLIER AND DOES NOT SERVE AS OR REPRESENT THE OVERALL PROJECT ENGINEER OF RECORD AND SHALL NOT BE CONSTRUED AS SUCH.





8'-0"  
21'-0" OUT-TO-OUT OF STEEL



ID	QUAN	PART	LENGTH	DETAIL
1	7	FL-214	11'-8"	TD20
2	2	FL-214	10'-3"	TD20
3	1	FL-15	3'-1"	TRIM_36

ROOF SHEETING PLAN  
PANELS: 26 GA. PBR - SOLAR WHITE

DATE	DWN.	CHK.	ENG.
/ /	/	/	/
ISSUE			
APPROVAL			
2550 EILEEN WAY PARKER, CO 80138 PHONE: (800)-601-5582 WWW.MOUNTAINSTATECONSTRUCTION.COM			
CUSTOMER NAME: MOUNTAIN STATE CONSTRUCTION		PROJECT LOCATION:	
PROJECT NUMBER:		PROJECT CODE:	
PROJECT TAG:		PROJECT DATE:	
CUSTOMER PHONE NUMBER: 719.217.0678		CUSTOMER EMAIL: INFO@MOUNTAINSTATECONSTRUCTION.COM	
SCALE: N.T.S.		SHEET NUMBER:	
JOB NUMBER:		JOB TITLE:	
TylerAbegglen 07182024Bv2 ROOF FRAMING & SHEETING PLAN			

THIS SEAL PERTAINS ONLY TO THE MATERIALS DESIGNED AND SUPPLIED BY THE METAL BUILDING SUPPLIER. THE DRAWINGS AND THE METAL BUILDING WHICH THEY REPRESENT ARE THE PRODUCT OF THE METAL BUILDING SUPPLIER. THE REGISTERED PROFESSIONAL ENGINEER WHOSE SEAL AND SIGNATURE APPEARS ON THESE DRAWINGS IS EMPLOYED BY THE METAL BUILDING SUPPLIER AND DOES NOT SERVE AS OR REPRESENT THE OVERALL PROJECT ENGINEER OF RECORD AND SHALL NOT BE CONSTRUED AS SUCH.



**Mountain State Construction**  
 1550 Larimer St, Ste. 200  
 Denver, CO 80202 US  
 +1 8006015582  
 info@mountainstateconstruction.com  
 www.mountainstateconstruction.com



# Estimate

**ADDRESS**

Tyler Abegglen  
 Eaglewood Golf Course and Grill  
 1110 E Eaglewood Dr  
 North Salt Lake, UT 84054

**SHIP TO**

Tyler Abegglen  
 Eaglewood Golf Course and Grill  
 1110 E Eaglewood Dr  
 North Salt Lake, UT 84054

**ESTIMATE # 1166**

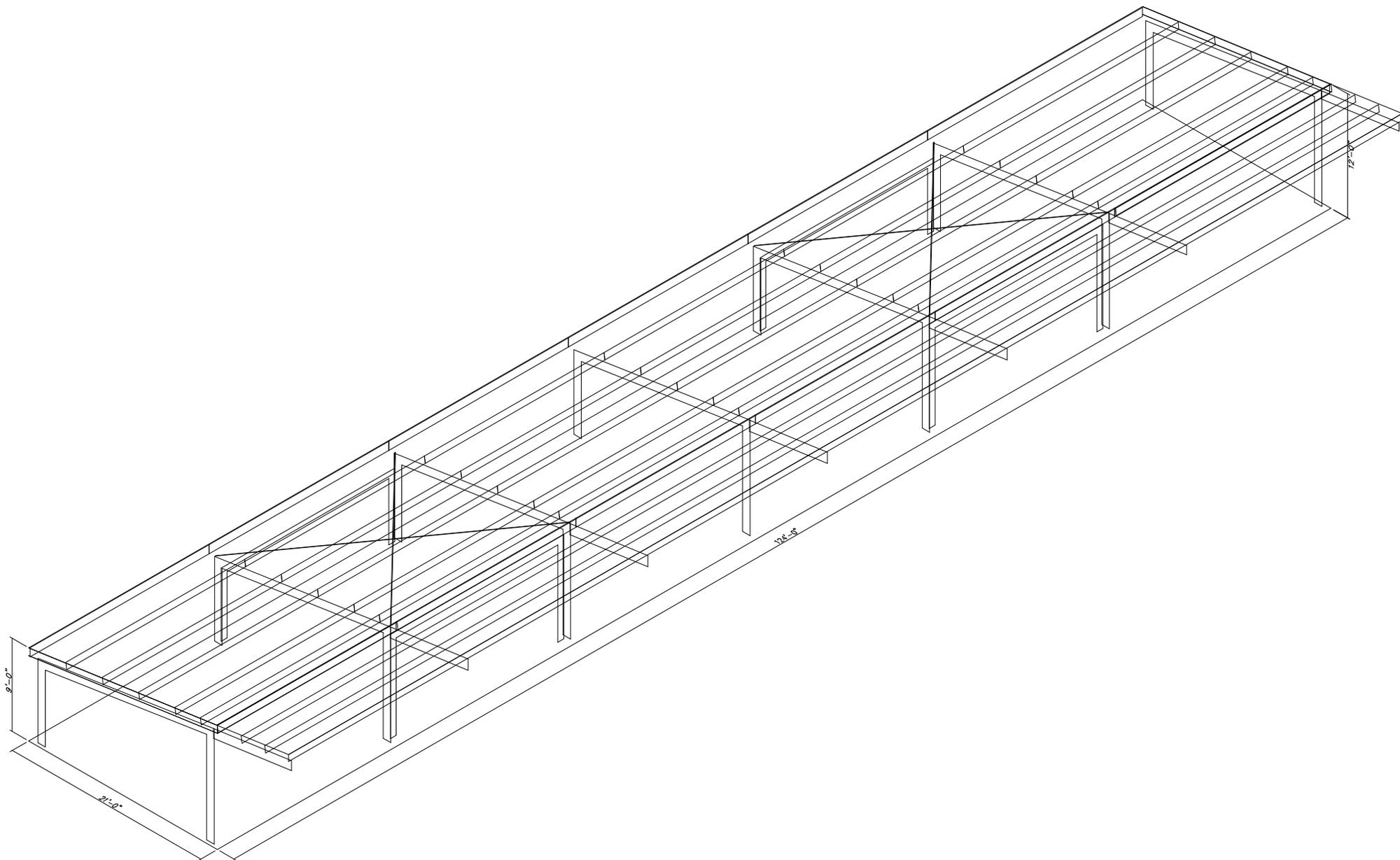
**DATE 07/24/2024**

DATE	DESCRIPTION	QTY	RATE	AMOUNT
<b>PEMB</b>	MSC 21x124x12 1.71:12 PEMB - Primary and secondary framing members - Roof panels - 8x124 overhang - Engineer stamped building drawings - Engineered foundation design - shipping	1	45,989.00	45,989.00T
<b>PEMB</b>	painted roof: Solar white	1	1,749.00	1,749.00T
<b>Building Erection</b>	Erection of MSC 21x124x12 1.71:12 PEMB - Installation of primary and secondary framing members - Installation of roof panels - Installation of overhangs *Travel and equipment included	1	21,384.00	21,384.00

SUBTOTAL 69,122.00  
 TAX 3,461.01  
**TOTAL \$72,583.01**

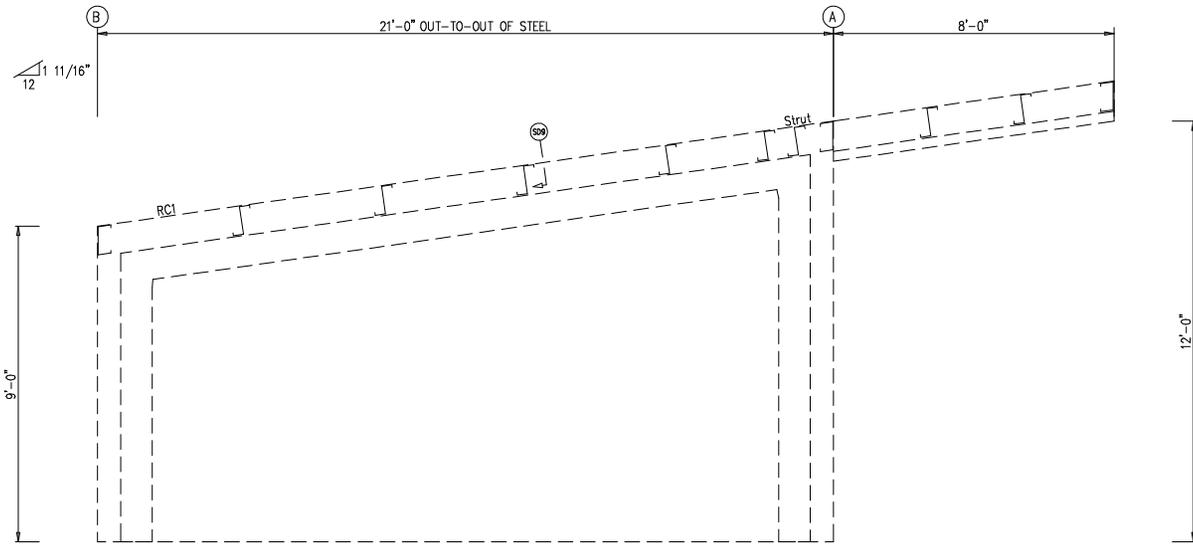
Accepted By

Accepted Date

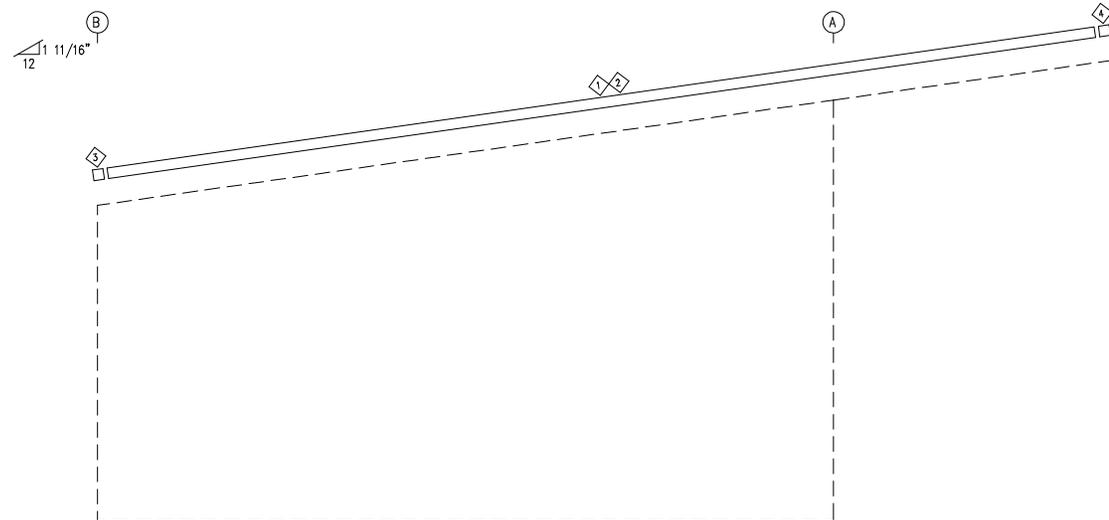








ENDWALL FRAMING: FRAME LINE 1



ENDWALL SHEETING & TRIM: FRAME LINE 1

TRIM TABLE				
FRAME LINE 1				
ID	QUAN	PART	LENGTH	DETAIL
1	2	FL-15	11'-3"	TD25
2	2	FL-365	11'-3"	TD25
3	1	FL-600L	5 5/8"	TD12
4	1	FL-600R	5 5/8"	TD12

DATE	DRAWN	CHK.	ENG.

ISSUE	APPROVAL	DATE	BY

**MOUNTAIN STATE CONSTRUCTION**

2550 EILEEN WAY  
PARKER, CO 80138  
PHONE: (800)-601-5582  
WWW.MOUNTAINSTATECONSTRUCTION.COM

CUSTOMER NAME: MOUNTAIN STATE CONSTRUCTION  
 PROJECT NAME: PROJECT  
 PROJECT LOCATION:  
 PROJECT COUNTY:  
 PROJECT CITY STATE:  
 CUSTOMER PHONE NUMBER: 719.217.0678  
 CUSTOMER EMAIL: INFO@MOUNTAINSTATECONSTRUCTION.COM  
 SCALE: N.T.S.  
 SHEET NUMBER: OF  
 JOB NUMBER:  
 SHEET TITLE: TylerAbegglen07182024Cv2

ENDWALL FRAMING & SHEETING

THIS SEAL PERTAINS ONLY TO THE MATERIALS DESIGNED AND SUPPLIED BY THE METAL BUILDING SUPPLIER. THE DRAWINGS AND THE METAL BUILDING WHICH THEY REPRESENT ARE THE PRODUCT OF THE METAL BUILDING SUPPLIER. THE REGISTERED PROFESSIONAL ENGINEER WHOSE SEAL AND SIGNATURE APPEARS ON THESE DRAWINGS IS EMPLOYED BY THE METAL BUILDING SUPPLIER AND DOES NOT SERVE AS OR REPRESENT THE OVERALL PROJECT ENGINEER OF RECORD AND SHALL NOT BE CONSTRUED AS SUCH.





ANCHOR BOLT SUMMARY

QTY	LOCATE	DIA (in)	TYPE
56	FRAME	3/4"	A307
32	PORTAL COL.	3/4"	A307

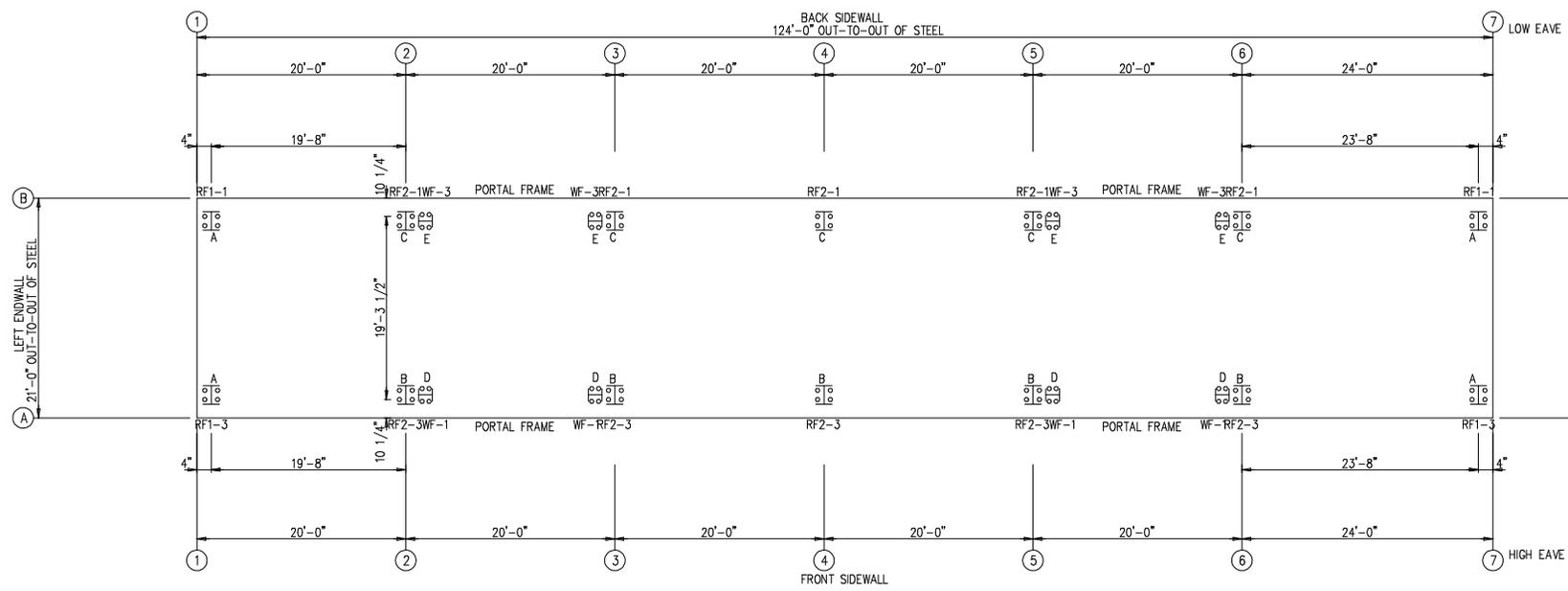
DATE	DWN.	CHK.	ENG.
7/24	MEZ	MEZ	RTS

**MOUNTAIN STATE CONSTRUCTION**

2550 EILEEN WAY  
 PARKER, CO 80138  
 PHONE: (800)-601-5582  
 WWW.MOUNTAINSTATECONSTRUCTION.COM

CUSTOMER NAME	MOUNTAIN STATE CONSTRUCTION
PROJECT NAME	PROJECT
PROJECT LOCATION	
PROJECT DRAWN	
CUSTOMER PHONE NUMBER	719.217.0678
CUSTOMER EMAIL	INFO@MOUNTAINSTATECONSTRUCTION.COM
SCALE	N.T.S.
SHEET NUMBER	OF
DWG NUMBER	
SHEET TITLE	ANCHOR BOLT PLAN

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ANCHOR BOLT PLAN  
 NOTE: ALL BASE PLATES @ 100'-0" (U.N.)

LEFT ENDWALL  
 21'-0" OUT-TO-OUT OF STEEL



# NORTH SALT LAKE PUBLIC WORKS

10 East Center Street  
North Salt Lake, Utah 84054  
801-335-8700  
[www.nslcity.org](http://www.nslcity.org)

Brian J. Horrocks  
Mayor  
Jonathan Rueckert  
Public Works Director

---

**TO:** Honorable Mayor and City Council  
**FROM:** Jonathan Rueckert, Public Works Director  
**DATE:** Aug 20, 2024  
**SUBJECT:** Engineered Wood Fiber Chips for Playgrounds

## **STAFF RECOMMENDATION**

Staff recommends the City Council award Turboscapes the bid to supply and place Engineered Wood Fiber Chips at playgrounds for the price of \$29,040.

## **BACKGROUND**

Engineered wood fiber chips are an economical product used to conform to soft fall requirements around playground structures. Overtime these chip naturally degrade and require additional chips to be placed to maintain compliance. The contractor will supply and install approximately 528 CY of EWF chips at 11 different playground locations.

Staff received bids from two contractors for this work.

- Turboscapes \$29,040.
- Express Landscape Products \$39,600.

## **POSSIBLE MOTION**

I move that the City Council award Turboscapes the bid to supply and place Engineered Wood Fiber Chips at playgrounds for the price of \$29,040.

1 CITY OF NORTH SALT LAKE  
2 CITY COUNCIL MEETING-WORK SESSION  
3 ANCHOR LOCATION: CITY HALL  
4 10 EAST CENTER STREET, NORTH SALT LAKE  
5 AUGUST 6, 2024  
6

7 **DRAFT**  
8

9 Mayor Horrocks welcomed those present at 6:04 p.m.  
10

11 PRESENT: Mayor Brian Horrocks  
12 Councilmember Lisa Watts Baskin  
13 Councilmember Tammy Clayton  
14 Councilmember Suzette Jackson via Zoom  
15 Councilmember Ted Knowlton  
16

17 EXCUSED: Councilmember Alisa Van Langeveld  
18

19 STAFF PRESENT: Ken Leetham, City Manager; David Frandsen, Assistant City Manager; Jon  
20 Rueckert, Public Works Director; Mitch Gwilliam, Deputy Police Chief; Karyn Baxter, City  
21 Engineer; Todd Godfrey, City Attorney; Tyler Abegglen, Golf Course Manager; Heidi  
22 Voordeckers, Finance Director; Wendy Page, City Recorder.  
23

24 OTHERS PRESENT: Dee Lalliss, resident.  
25

26 1. UPDATE ON EAGLEWOOD GOLF COURSE  
27

28 Tyler Abegglen provided an overview of the bigger projects at the golf course. He shared some  
29 of the long-range projects that the Golf Oversight Committee had reviewed. He spoke on the  
30 irrigation system and said an expert review anticipated another 10 to 15 years before replacement  
31 was necessary. He then mentioned partnering with The First Tee of Utah for an academy and  
32 after school programs. He said additional building renovations may be needed in 20-25 years.  
33

34 Mayor Horrocks questioned where the academy building and the practice area short course  
35 would be located. Tyler Abegglen replied that the practice area would be located at the back  
36 section of the driving range and hole #2. He suggested the academy building could be located to  
37 the west side of the clubhouse.  
38

39 Tyler Abegglen spoke on the clubhouse bond of \$4.2 million and how the remaining funds could  
40 be used for the driving range structure. He shared a summary of what the bond funds had been  
41 used for including:

- 42 - clubhouse remodel at \$3,250,000
- 43 - irrigation controllers at \$150,000

- 44 - indoor simulators at \$125,000
- 45 - tee box replacement at \$75,000
- 46 - bathroom remediation at \$50,000
- 47 - cart path renovation at \$100,000
- 48 - furniture and equipment at \$150,000
- 49 - landscaping and lighting at \$50,000.

50

51 He commented that the estimate for the driving range structure was \$375,000. He explained the  
52 difficulties with a grass range such as use, materials, maintenance. He said possible solutions  
53 included increased rates, more time on artificial grass, or building a permanent range structure.

54

55 Mr. Abegglen showed where the structure would be located at the north end of the driving range  
56 and explained that it would be similar to Topgolf. He spoke on the benefits including more  
57 storage for the course and lighting which would increase operating hours particularly in off peak  
58 season.

59

60 Mayor Horrocks asked about playing on artificial turf. Tyler Abegglen replied that grass was  
61 nicer and a more traditional way to play. He said artificial turf allowed for more visibility and  
62 appealed to a wider range of customers.

63

64 Tyler Abegglen showed examples of what the structure would look like with covered bays,  
65 storage, seating for eating/gathering, and the Trackman System. He said the driving range  
66 lighting would not need 100% coverage and would be set up to try and avoid visibility from  
67 homes east of the driving range. He stated with the proposed lighting, the permanent range  
68 structure could operate until 10 p.m. on weekdays and 11 p.m. on weekends. He mentioned built  
69 in future electrical expansion for driving range, course, Gateway Parks, Liberty Fest, etc.

70

71 Mayor Horrocks asked for clarification on the cost for the proposed driving range structure. Tyler  
72 Abegglen said the estimated \$375,000 included the covered structure and concrete work. He said  
73 the estimated cost did not include necessary power. He showed images of how the range and  
74 structure would be lit at night and said the slope of the driving range would most likely limit the  
75 view of the light structures which would cast light downward.

76

77 Tyler Abegglen spoke on the benefits of the Trackman System including provide an experience  
78 similar to Topgolf; allow for course, games, challenges, and tournament play; would bring the  
79 indoor simulator experience outdoors; bring in different clientele; provide family/group outing;  
80 change the nature of the driving range; and allow for opportunities to market activities at  
81 Eaglewood.

82

83 Councilmember Knowlton asked how the Trackman System/covered range would affect revenue.  
84 Tyler Abegglen replied that he anticipated a 40% increase or over \$200,000 in revenues. He said

85 this would help cover the cost of the Trackman yearly subscription. He expected an eight to ten  
86 year return on investment.

87  
88 Tyler Abegglen said the contract for Trackman with 3 radar, 18 stalls, 18 monitors, with  
89 maintenance and repair for seven years would be \$40,000 per year. He reviewed the structure  
90 project costs with the metal structure at \$88,648, concrete at \$80,000, metal structure install at  
91 \$48,884, rough in for Trackman equipment at \$30,000, on range lighting of \$20,000, patio  
92 furniture at \$15,000, structure lighting at \$10,000, heaters at \$14,471, range equipment at  
93 \$10,000, rough in electrical at \$15,000, security cameras at \$5,000, fans at \$7,000, mats at  
94 \$6,000, finish electrical at \$7,500, A/C at \$3,000, rough in internet cable at \$5,000, rough in gas  
95 heaters and propane tank at \$2,500, garage door at \$2,000, and insulation at \$1,000 for a project  
96 total of \$371,000. He noted that this included the option for staff and contractors to complete  
97 phase 1 of the Trackman installation. He reviewed the timeline and anticipated that the work  
98 could be completed for operation in fall of 2025.

99  
100 Mayor Horrocks asked if construction would interfere with the operation of Gateway Parks in the  
101 winter. Tyler Abegglen replied that operations for Gateway Park would begin November 15<sup>th</sup> and  
102 he would wait to have any work performed during their operating hours. He mentioned how the  
103 structure could be utilized by Gateway as well including storage and seating.

104  
105 Tyler Abegglen commented that he and his staff would perform some of the project in order to  
106 save money. He reviewed the benefits of the proposed covered range including expanded  
107 operating season, operational during shoulder season, 20% more seasonal operating hours,  
108 additional revenue and amenity, set Eaglewood apart, serve as an easy introduction to golf,  
109 provide infrastructure for future expansion, provide lighting for holes #8-10, more lighting on  
110 range, provide power for Gateway Parks and Liberty Fest, and diversify the offerings at  
111 Eaglewood.

112  
113 Councilmember Knowlton inquired about ongoing and new maintenance costs. He questioned  
114 how this would change the way the golf course was marketed and if it would have a positive  
115 impact on tournaments and events. Tyler Abegglen explained that it costs \$20,000 annually to  
116 maintain the current grass structure. He anticipated additional ongoing costs would be the  
117 Trackman subscription and electrical. He shared that only one other course in Utah currently had  
118 the system and said this was something that would make the course stand out.

119  
120 Councilmember Clayton asked if this would be marketed to companies or families. Tyler  
121 Abegglen said it would be open to the public first come/first serve and have some bays reserved  
122 for company rentals. He suggested deals and specials for family night and group outings. He  
123 mentioned providing data for off course activities (simulators, mini golf, Topgolf) was outpacing  
124 on course play.

125

126 Tyler Abegglen stated staff would bring back the proposal, with additional cost estimates, for  
127 approval at a future City Council meeting.

128  
129 Ken Leetham commented that this presentation was presented to the Golf Committee who was  
130 supportive of the covered range structure.

131  
132 2. APPROVAL OF CITY COUNCIL MINUTES

133  
134 The City Council minutes of July 16, 2024 were reviewed and approved.

135  
136 Councilmember Baskin requested line 149 be amended from “*events as a standalone committee*”  
137 to “*events as its own committee.*”

138  
139 **Councilmember Baskin moved that the City Council approve the minutes of July 16, 2024**  
140 **with a minor amendment. Councilmember Knowlton seconded the motion. The motion was**  
141 **approved by Councilmembers Baskin, Clayton, Jackson, and Knowlton.** Councilmember  
142 Van Langeveld was excused.

143  
144 3. ACTION ITEMS

145  
146 The action items list was reviewed. Completed items were removed from the list.

147  
148 Ken Leetham said some response notes had been added to the Action Items and the item to repair  
149 the potholes along Eagleridge Drive had been completed.

150  
151 Councilmember Jackson asked about the app related to railroad crossing times. She mentioned  
152 approaching the railroads about providing a daily schedule to the City to be posted on the  
153 electronic signs. Ken Leetham commented that they had previously discussed this with Union  
154 Pacific and Big West Oil who had not been cooperative in providing a reliable schedule. He said  
155 there was technology available, and that an app may be an effective solution. He suggested staff  
156 could outreach to the rail operators for better coordination and scheduling or participation in an  
157 app.

158  
159 Councilmember Jackson suggested signage would be the most effective followed by an app. She  
160 questioned the hesitancy in the train operators providing schedule information. Ken Leetham  
161 shared the issues including local operators not having control over the scheduling, difficulty  
162 providing accurate information, and Big West Oil being subject to Union Pacific for deliveries.  
163 He said that the daily closures could be better predicted and reported.

164  
165 Councilmember Knowlton asked about the Highway 89 corridor agreement (action item #25)  
166 with a September 1<sup>st</sup> deadline. He asked for an update at the next City Council meeting. Ken  
167 Leetham replied that staff could provide a draft agreement to the Council soon.

168 Councilmember Baskin mentioned the item related to the City Attorney discussing first  
169 amendment, equal protection, and use of public facilities (time, place, manner restrictions). Ken  
170 Leetham replied that this would be discussed during the September 3<sup>rd</sup> City Council meeting.

171

#### 172 4. COUNCIL REPORTS

173

174 Councilmember Knowlton shared a map of the Beehive Bikeways corridors per Wasatch Front  
175 Regional Council (WFRC) through Davis County. He explained the two routes which both  
176 utilized Highway 89. He explained that this type of improvement would be more beneficial if it  
177 went through several communities. He spoke on partnering with other communities including  
178 Bountiful, Centerville, and Farmington as well as UDOT. He asked for feedback on this idea and  
179 the potential to move forward if there was merit.

180

181 Ken Leetham asked what type of facility improvements would be part of this project.  
182 Councilmember Knowlton responded a protected bike lane in some areas as well as asking  
183 WFRC for study funds.

184

185 Ken Leetham was in favor of reaching out to the other communities and preparing an application  
186 to apply for funding towards a study.

187

188 Councilmember Baskin reported that she attended the public safety meeting related to the recent  
189 fire issue. She noted that a mandatory evacuation was not literally mandatory, and the fire  
190 department would obtain the information (name, birthdate, and dental information) of the  
191 individuals who refused to evacuate.

192

193 Councilmember Baskin mentioned One Kind Act and if permission had been given to put  
194 signage on City property. Ken Leetham replied that the City adopted a resolution to support  
195 similar efforts. He said staff and the Mayor met with the group who asked if they could put  
196 signage around the City and they were given approval.

197

198 Councilmember Baskin mentioned A Bolder Way Forward program which focused on problems  
199 faced by women and children in Utah. She asked for a future agenda item to further discuss this  
200 project.

201

202 Councilmember Clayton reported on the Bountiful parade and thanked the Council for their  
203 participation.

204

205 Councilmember Jackson mentioned that she was in Coeur d'Alene in Idaho and how she looked  
206 at businesses, streets, zoning, parks, and mixed use in each city she visited. She said Coeur  
207 d'Alene had a city building attached to a large city park with many features that could be  
208 incorporated into Hatch Park.

209

210           5. ADJOURN

211

212       Mayor Horrocks adjourned the meeting at 7:05 p.m. to begin the regular session.

213

CITY OF NORTH SALT LAKE  
CITY COUNCIL MEETING-REGULAR SESSION  
ANCHOR LOCATION: CITY HALL  
10 EAST CENTER STREET, NORTH SALT LAKE  
AUGUST 6, 2024

**DRAFT**

Mayor Horrocks welcomed those present at 7:19 p.m. Tammy Clayton offered a thought and led those present in the Pledge of Allegiance.

PRESENT: Mayor Brian Horrocks  
Councilmember Lisa Watts Baskin  
Councilmember Tammy Clayton  
Councilmember Suzette Jackson via Zoom  
Councilmember Ted Knowlton

EXCUSED: Councilmember Alisa Van Langeveld

STAFF PRESENT: Ken Leetham, City Manager; David Frandsen, Assistant City Manager; Jon Rueckert, Public Works Director; Mitch Gwilliam, Deputy Police Chief; Karyn Baxter, City Engineer; Todd Godfrey, City Attorney; Heidi Voordeckers, Finance Director; Wendy Page, City Recorder.

OTHERS PRESENT: Dee Lalliss, Jeff Scroger, Matthew Damsky, residents; Collette West, Wasatch Integrated Waste.

1. CITIZEN COMMENT

Dee Lalliss, resident, commented on the agenda item related to the recycling program requiring mandatory recycling for all new residential accounts. He spoke on how he, and other seniors, would have limited materials for recycling but would be forced to pay this service. He was not in favor of Wasatch Integrated Waste Management dictating mandatory terms in the contract.

Matthew Damsky, resident, mentioned speeding issues on Eagleridge Drive. He said there was a speed sign at the entrance to his neighborhood but still saw issues. He requested more speed enforcement in this area.

255 2. PUBLIC HEARING AND CONSIDERATION OF RESOLUTION 2024-28R: A  
256 RESOLUTION AUTHORIZING THE STAFF TO EXECUTE A REAL ESTATE  
257 PURCHASE AGREEMENT FOR THE SALE OF CITY OWNED PROPERTY  
258 LOCATED AT 740 DAVID WAY  
259

260 Ken Leetham reported that the City Council had discussed the property at 740 David Way in a  
261 closed session on May 21, 2024. He commented that the property owner of 158 David Way  
262 intended to build a home on their lot. He explained the City owned the adjacent 0.75 acre parcel  
263 at 740 David Way which had many restrictions and was not a usable piece of property. He shared  
264 that the property owner of 158 David Way would like to purchase the property to beautify and  
265 maintain it. He provided images of the parcel at 740 David Way and mentioned it was very  
266 narrow. Mr. Leetham clarified that the purpose of the purchase was for the owners at 158 David  
267 Way to combine these lots and have control over the property and they were willing to maintain  
268 the property. He said that the resident may have a driveway installed with geotechnical and City  
269 approval.

270  
271 **Mayor Horrocks opened the public hearing at 7:34 p.m.**

272  
273 There were no public comments.

274  
275 **Mayor Horrocks closed the public hearing at 7:35 p.m.**

276  
277 Councilmember Baskin questioned if the City had complied with the proper process for surplus  
278 property disposal. Ken Leetham replied affirmatively.

279  
280 **Councilmember Knowlton moved that the City Council approve Resolution 2024-28R: A**  
281 **resolution authorizing the execution of a real estate purchase agreement for the sale of City**  
282 **owned property at 740 David Way. Councilmember Clayton seconded the motion.**

283  
284 Mayor Horrocks asked if the City Attorney was authorized to execute a real estate contract. Ken  
285 Leetham replied that this resolution would authorize the City Manager to sign the agreements.  
286 He noted the City Attorney had reviewed all of the documents.

287  
288 Todd Godfrey commented that the City did not legally need a broker's license to dispose of  
289 surplus property.

290  
291 **The motion was approved by Councilmembers Baskin, Clayton, Jackson, and Knowlton.**  
292 Councilmember Van Langeveld was excused.

293  
294  
295  
296

297 3. CONSIDERATION OF APPOINTMENT TO HEALTH & WELLNESS COMMITTEE

298  
299 Ken Leetham reported that this proposal was to appoint Jeff Scroger, who was currently serving  
300 on the Parks and Arts Board, to the Health and Wellness Committee. He mentioned that there  
301 was an open position with a term ending in January 2025. He suggested appointing Jeff Scroger  
302 to that position with a term ending in January 2029.

303  
304 **Councilmember Baskin moved that the City Council approve the appointment of Jeff**  
305 **Scroger to the Health and Wellness Committee for Seat 3 and the term ending January 1,**  
306 **2029. Councilmember Clayton seconded the motion. The motion was approved by**  
307 **Councilmembers Baskin, Clayton, Jackson, and Knowlton. Councilmember Van Langeveld**  
308 **was excused.**

309  
310 4. CONSIDERATION OF RESOLUTION 2024-29R: A RESOLUTION ADOPTING THE  
311 PROPOSED WASATCH INTEGRATED WASTE MANAGEMENT DISTRICT OPT-  
312 OUT RECYCLING PROGRAM REQUIRING MANDATORY RECYCLING FOR ALL  
313 NEW RESIDENTIAL ACCOUNTS

314  
315 Ken Leetham commented that he shared Dee Lalliss' concerns about mandatory recycling. He  
316 explained that the District was comprised of 15 cities and two counties. He said the District had  
317 concerns about the solid waste stream, the life of the landfill, and clean disposal of recyclable  
318 material which resulted in the investment in building a recovery center for recyclable materials.  
319 He shared that the District recently held meetings with member agency staffs in order to discuss  
320 how to achieve better recycling participation.

321  
322 Mr. Leetham said the District has proposed three programs that include a financial incentive.  
323 Those programs are: bundled solid waste and recycling, opt out recycling, and green waste  
324 curbside programs. He noted that 81.2% of the City's residents voluntarily participated in the  
325 recycling program. He shared that as the participation was currently voluntary the City would not  
326 qualify for incentive discounts in the future. Mr. Leetham said that his recommendation was to  
327 participate in the Opt-out Recycling incentive program.

328  
329 Ken Leetham explained that the question for the City Council was whether or not they wanted to  
330 adopt a new policy that all new utility accounts would require both garbage and recycling service  
331 with no option to opt out of recycling. He the District offered a discount if the City required  
332 mandatory recycling as described in the Opt-out Recycling program. He estimated the discount  
333 to be \$0.60 per recycle can or \$2,696 per month/\$32,300 per year. He shared a chart comparing  
334 the number of accounts, recycling accounts, participation, and program type of other cities in the  
335 District. Mr. Leetham also mentioned that there was a grant program for a discount towards the  
336 purchase of recycling containers. He noted that current customers would not be required to  
337 participate in the mandatory recycling program.

338

339 Collette West, Wasatch Integrated Waste, commented that her position was the Sustainability  
340 Specialist with the role to expand recycling access and education. She commended the City for  
341 reaching 81% recycling. She mentioned a grant that would be available in the next year related to  
342 the remaining 20% of residents that did not currently participate. She also said the City could  
343 qualify for the diversion incentive for new accounts. She clarified that the diversion incentive  
344 was based upon the percentage of solid waste diverted or removed from the garbage can and that  
345 percent would then be used to provide a discount to the City on the household use fee. Ms. West  
346 also mentioned green waste programs also qualify for incentive discounts could be a future  
347 option for the City.

348

349 Councilmember Jackson asked about the reported 24,000 locations without recycling in the  
350 District. Collette West replied that there were five cities in the District without a city sponsored  
351 program but anticipated that they would participate within the next year. She said the goal was to  
352 also increase participation for the cities with lower recycling percentages.

353

354 Councilmember Jackson questioned the difference in the utility bill for those that were not  
355 participating in recycling versus those that were. Ken Leetham commented that residents were  
356 paying \$6.65 per month for a recycling can and \$16.87 per solid waste can. He said any discount  
357 received would be evaluated after maybe a year versus immediately decreasing rates to  
358 customers. Ken Leetham commented that it would be a savings of \$.60 a month per can and the  
359 City Council could determine if these savings could be passed on to customers or used to defer  
360 future rate increases.

361

362 Councilmember Baskin asked if the solid waste rates had increased this year. Ken Leetham said  
363 rates were not raised this year.

364

365 The Council discussed concerns in increasing utility bills, the mandatory requirement, not  
366 generating enough material to recycle, the lifecycle of the landfill, the need for recycling, and  
367 resource usage.

368

369 Collette West mentioned that she could provide a presentation on the benefits of recycling as  
370 well as energy and natural resource savings. She said the push for mandatory recycling was to  
371 obtain higher participation rates which would result in higher diversion from the landfill.

372

373

374 Dee Lalliss said he was not against recycling and suggested an option similar to the water usage  
375 system. He said he did not generate a large amount of waste or recycling and was on a fixed  
376 income so a usage fee would be more beneficial to him. He also said a usage fee would be fair  
377 for each resident.

378

379 Mayor Horrocks spoke on overall inflation and the management of the Waste Management  
380 facility and the foresight to address this before the costs rose dramatically once the landfill was  
381 full.

382  
383 Collette West noted that having a recycling can and a garbage can would be less expensive than  
384 having two garbage cans. She said Wasatch Integrated planned to provide educational  
385 information to residents. She mentioned the facility would be upgraded to capture more  
386 cardboard and paper to resale, collect more plastics, and improve operations.

387  
388 **Councilmember Knowlton moved that the City Council approve Resolution 2024-29R: A**  
389 **Resolution adopting the Opt-out Recycling Program as described in the Wasatch**  
390 **Integrated Waste Management District ordinances. Councilmember Baskin seconded the**  
391 **motion. The motion was approved by Councilmembers Baskin, Clayton, Jackson, and**  
392 **Knowlton.** Councilmember Van Langeveld was excused.

393  
394 5. CONSIDERATION OF BID AWARD FOR SIDEWALK CONDITION INVENTORY  
395 TO PRECISION CONCRETE CUTTERS IN THE AMOUNT OF \$350 PER  
396 SIDEWALK MILE

397  
398 Jon Rueckert reported on the need to obtain a better idea of the potential costs and repairs needed  
399 for future capital project planning. He said this study would identify repairable trip hazards,  
400 inventory replacement areas, and repair needs with photo and GPS coordinates. He shared that  
401 there were 90 miles of sidewalk at \$350 per sidewalk mile at an estimated cost of \$31,500. He  
402 explained that the funding for this survey was included in the adopted fiscal year 2024-2025  
403 budget.

404  
405 Mayor Horrocks questioned if the concrete cutting for repairable trip hazards could be done by  
406 staff. Jon Rueckert replied that the City did not have the equipment to cut the concrete to meet  
407 ADA requirements.

408  
409 **Councilmember Clayton moved that the City Council award Precision Concrete Cutting**  
410 **the bid to survey all concrete sidewalks through the City for \$350/sidewalk mile.**  
411 **Councilmember Baskin seconded the motion. The motion was approved by**  
412 **Councilmembers Baskin, Clayton, Jackson, and Knowlton.** Councilmember Van Langeveld  
413 was excused.

414  
415 6. CONSIDERATION OF AN ENGAGEMENT SERVICES LETTER WITH CHILD  
416 RICHARDS CPAS AND ADVISORS FOR FISCAL YEAR 2024 EXTERNAL AUDIT  
417 SERVICES IN AN AMOUNT NOT TO EXCEED \$30,000

418  
419 Heidi Voordeckers reported on the requirements for an external audit of the City's financial  
420 activities and statements at the conclusion of each fiscal year. She noted that the City had utilized

421 the services of Child Richards CPAs and Advisors since 2009. She mentioned the audit period  
422 would be July 1, 2023 through June 30, 2024 with audit amount not to exceed \$30,000. She  
423 explained that accounting standards and best practice recommended replacing auditing firms  
424 every few years to maintain independence and staff anticipated issuing an RFP for audit services  
425 at the conclusion of this year's audit. She shared that the audit committee would determine which  
426 firm was used for the next audit.

427  
428 Councilmember Baskin mentioned that it was a good idea to use a new firm periodically and  
429 would appreciate an analysis of the going rate as \$30,000 seemed like a high cost for a city audit.

430  
431 **Councilmember Baskin moved that the City Council approve the engagement of the firm**  
432 **Child Richards to conduct the City's fiscal year 2024 external audit in an amount not to**  
433 **exceed \$30,000. She clarified that this was for the year 2023-2024 and the next audit would**  
434 **be for 2024-2025 with the audit to potentially be performed by another firm.**

435 **Councilmember Knowlton seconded the motion. The motion was approved by**  
436 **Councilmembers Baskin, Clayton, Jackson, and Knowlton.** Councilmember Van Langeveld  
437 was excused.

438  
439 7. CONSIDERATION OF AWARDING THE NANCY WAY AREA WATER LINE  
440 PROJECT TO TONNCO INC. IN THE AMOUNT OF \$99,417

441  
442 Karyn Baxter reported that the original Lacey Way waterline repair occurred in the winter of  
443 2021/2022 due to multiple failures of the asbestos cement (AC) pipe. She shared that the recent  
444 pipe failure which resulted in massive street damage was the AC pipe running up Nancy Way  
445 into Gary Way. She showed images of the damage and a map of the revised plan for PVC  
446 installation. She explained that as a result of the pipe failure on Gary Way it was discovered that  
447 the adjacent pipes were also AC pipe and not PVC as indicated on existing water system maps.  
448 She said that as a result the extent of the project has been enlarged by an additional 200 lateral  
449 feet of waterline in on Gary Way and 50 lateral feet on Lacey Way.

450  
451 Ms. Baxter noted the replacement of this waterline was urgently needed and scheduled to be  
452 replaced this summer as the completion of the Lacey Way waterline project as part of the fiscal  
453 year 2025 Capital Facilities Plan. She requested bids and only Tonnco, Inc. replied with a bid for  
454 \$99,417. She said Tonnco had previously provided services to the City and was recommended by  
455 staff. She mentioned there was \$30,000 remaining in the budget for this project but a future  
456 budget amendment would be necessary for \$75,000.

457  
458 Councilmembers Clayton and Jackson praised staff for being fiscally responsible and their quick  
459 response to emergency issues.

460  
461 Mayor Horrocks mentioned the complex water system in the City due to the topography and  
462 staff's response in less than ideal weather.

463 **Councilmember Baskin moved that the City Council award the Nancy Way water line**  
464 **project to Toncco, Inc. for the price of \$99,417 with the knowledge that the budget would**  
465 **be amended. Councilmember Knowlton seconded the motion. The motion was approved by**  
466 **Councilmembers Baskin, Clayton, Jackson, and Knowlton.** Councilmember Van Langeveld  
467 was excused.

468  
469 Karyn Baxter praised Public Works for their efforts on the waterline breaks and their nonstop  
470 work over 24 hours.

471  
472 8. CONSIDERATION OF ADDITION OF THE REBUILD OF NANCY WAY AND 150  
473 NORTH TO THE 2024 STREET REBUILD PROJECT, BHI, INC. IN THE AMOUNT  
474 OF \$98,890.55 FOR NANCY WAY AND 150 NORTH STREET  
475

476 Karyn Baxter reported that per the Capital Facilities Plan projects were combined for a lower  
477 price. She said as Nancy Way was a street rebuild and not just a resurfacing project it was not  
478 included in the original contract. She explained that the original contract was awarded in April  
479 2024 and included Cynthia Way, Dorthea Way and 4000 South. She showed the location of the  
480 replacement areas on a map.

481  
482 Ms. Baxter mentioned that the contractor, BHI, Inc. has agreed to add the two additional streets  
483 (Nancy Way and 150 North as a full asphalt replacement) under the existing contract and the  
484 line-item pricing established in the bid. She emphasized that bidding these roads as a separate  
485 project would incur additional expenses. She stated that 150 North had existing cast iron pipe  
486 which had experienced multiple breaks and needed to be replaced. She clarified that the cost of  
487 repair for both 150 North and Nancy Way was \$98,890.55.

488  
489 Karyn Baxter noted that there was \$110,000 in adopted fiscal year 2025 budget for 150 North  
490 which would cover the asphalt and concrete work. She added that the work on Nancy Way would  
491 need a future budget amendment in the amount of \$30,000. She acknowledged that the total  
492 combined cost would be \$415,000 with a total budget of \$470,000 minus some concrete work.

493  
494 **Councilmember Clayton moved that the City Council authorize adding the Nancy Way and**  
495 **150 North Street Resurfacing Projects to the 2024 Street Rebuild Project Contract with**  
496 **BHI, Inc. at the line-item bid price of \$98,890.55. Councilmember Knowlton seconded the**  
497 **motion. The motion was approved by Councilmembers Baskin, Clayton, Jackson, and**  
498 **Knowlton.** Councilmember Van Langeveld was excused.

499  
500 Mayor Horrocks asked about the funding for sidewalk repair. Ken Leetham replied that it was  
501 part of the Streets budget.

502  
503 Councilmember Baskin mentioned that it was important to repair the sidewalk for safety and  
504 liability reasons. Ken Leetham said the results of the report would result in a schedule for repairs.

505 9. CITY ATTORNEY’S REPORT

506

507 Todd Godfrey had nothing to report.

508

509 10. MAYOR’S REPORT

510

511 Mayor Horrocks reported on an event at the golf course and said the deck was a highlight of the  
512 clubhouse. He mentioned the Night Out Against Crime event on Thursday. He spoke on a  
513 fundraiser football tournament at Bountiful High School and how many of the City’s youth  
514 attended this school which had a great football team. He spoke on Liberty Fest and his desire to  
515 continue to host this event.

516

517 11. CITY MANAGER’S REPORT

518

519 Ken Leetham reported that the Night Out Against Crime would be combined with the Health and  
520 Wellness Fair. He mentioned that there would be K-9 demonstrations, vendors including health  
521 care providers and the County Health Department, and food provided by the police department.

522

523 12. ADJOURN

524

525 Mayor Horrocks adjourned the meeting at 8:47 p.m.

526

527 *The foregoing was approved by the City Council of the City of North Salt Lake on Tuesday*  
528 *August 20, 2024 by unanimous vote of all members present.*

529

530

531

532 \_\_\_\_\_  
*Brian J. Horrocks, Mayor*

\_\_\_\_\_ *Wendy Page, City Recorder*

### Action Items for August 20, 2024

Item	Staff	Description	Staff Responses
<b>New</b>			
1	Ken and Sherrie	(8-6-24 CM Knowlton) Staff to reach out to other communities (City Managers) related to bike corridors and preparing an application for funding from WFRC.	<i>(8/15/24) Ted Knowlton to advise city staff on the best timing for this item.</i>
<b>Current</b>			
2	Ken/Heidi	(7-16-24 CM Knowlton) Discuss annexation of Chevron with Davis County.	<i>(8/13/24) Ken and Mayor discussed this with County Commissioner and will continue discussions with Davis County. Heidi to evaluate the financial impacts of annexation.</i>
3	Ken	(7-16-24 Mayor) Reach out to Bountiful on the potential to partner in the cost of their cemetery and provide resident rates to NSL residents.	<i>(8/13/24) Ken will reach out to Bountiful City asking for their consideration of this.</i>
4	Ken and David	(6-18-24 CC) Eagleridge beautification project – staff to continue working on the beautification project including branding, less expensive plans, cohesive signage (all City).	
5	Ken	(6-4-24 CM Van Langeveld) Formal notification to the South Davis Sewer District that the Foxboro neighborhood it still experiencing significant odor issues.	<i>(8/15/24) Draft letter to the District will be sent by 8/20.</i>
6	Ken	(5-21-24 CM Knowlton) Prepare talking points for the 2600 South / 1100 North bridge challenges.	
7	Ken	(5-21-24 CM Knowlton) Staff follow up with UTA on Foxboro bus route.	<i>(8/15/24) Ken will reach out to UTA after 8/22/24.</i>
8	Sherrie	(5-7-24 CC) Prepare application for Discover Davis Mural Program and review RAP tax for potential City match	<i>(7/30/24) Application deadline was extended until 8/30/24, the Parks &amp; Arts Board is looking for a location.</i>
9	Ken	(5-7-24 CC) Review next steps for the potential of a Sister City partnership with Mangoase Ghana	
10	Jon/Sherrie	(5-7-24 CM Jackson) Possibility for an app that would provide the status of possible rail blockages. (8-6-24 CM Jackson) signage notifications for rail blockages.	<i>(8/15/24) Staff is looking at several app possibilities. We will also be reaching out to UDOT to include permission to install electronic messaging technologies on US89 and other areas to alert for train delays.</i>
11	Heidi/Ken	(3-6-24 Mayor Horrocks) Potential hardship policy for mandatory recycling. Review costs for waste & recycling services.	<i>(5/2/24) <a href="#">Salt Lake City</a> and <a href="#">Spanish Fork City</a> have hardship programs managed by an outside agency (i.e., Salvation Army, Community Action Services Food Bank). Staff will</i>

			<i>look for a community partner (Davis County?) that could administer a program in NSL.</i>
12	Heidi	(2-20-24) Request for property tax report and sales tax analysis related to the City's industrial park.	<i>(6/11/24) Now that Davis County has set final values for 2024, Staff will work with them to prepare an analysis for presentation at a future City Council meeting.</i>
13	David / Karyn	(2-6-24 CM Jackson) Staff to further investigate and reach out to Big West Oil related to soil conditions of park strip on the south side of Center Street adjacent to BWO property.	<i>(8/14/2024) A soil sample will be taken to determine what chemicals are present in the soil.</i>
14	Sherrie / Karyn	(1-2-24 CM Van Langeveld & Knowlton) Staff to provide maps and inventory of City Owned properties, particularly those over one acre and list parcels that could potentially be put to a different use.	<i>(5/2/24). First draft under review and Ken will get specific feedback to Sherrie.</i>
15	Ken	(1-2-24 CM Van Langeveld) Staff to research additional cell towers or options in the Eaglewood Golf Course area including moving the existing cell tower near the clubhouse to the flagpole area and the ordinance related to smaller cellular towers.	<i>(5/22/24) Crown Castle has provided feedback on preferred locations. Staff to work on outreach to residents in order to obtain feedback on the possible addition of a cell tower.</i>
16	Ken	(3-7-23) Staff to identify any items that would qualify for the Community Funding Projects that Congresswoman Maloy recommended.	<i>(5/16/24) Program details were not made available in advance and so we will be looking at projects for 2025. Possible projects include message and reader boards related to train crossing delays or other traffic safety improvements.</i>
17	Ken/Wendy	(3-7-23) Staff to prepare a policy related to City Hall rental/use.	<i>(3/16/23) Staff is reviewing city hall use policies and will propose a written policy statement in a future Council meeting.</i>
18	Sherrie & PW/Parks Dept.	<i>Combined Action Items:</i> (Various Dates) Park strips & City owned property. Review city code for park strip landscape requirements, propose alternatives for vegetation requirements (trees) & evaluate city owned park strips and properties for recommendation on conversion to water wise landscape & review compliance notifications and processes. (3-21-23) Look into increasing tree plantings on City owned land.	<i>(8/14/2024) Ali has identified grant opportunities for water efficient landscape improvements at City Hall as a demonstration project for the residents similar to Weber Basin and the Jordan River Conservatory Districts.  Work session item to be scheduled for September 2024.</i>
<b>Future Agenda Item Discussion Requests</b>			
19		(8-6-24 CM Baskin) Presentation on A Bolder Way Forward.	

20		(7-16-24 CC) Discuss the options for future Liberty Fest celebrations including new venues, security, mitigating risk, reviewing how other cities celebrated similar events.	
21	Ken	(6-18-24 CM Van Langeveld) Future work session to revisit the purpose of the advisory boards including potential to restructure, change scope, and focus. (7-16-24) Staff will put together ideas on City committees with potential to include events, arts, trails and active transportation, health & wellness under one umbrella. Define roles of chair and assigned Councilmember. Prepare changes to code and bylaws as needed.	<i>(7/9/24) City Council work session on 7-16-24 will include this item.</i>
22	Sherrie	(6-18-24 CM Knowlton) Future work session to discuss the creation of a Trails Master Plan as part of the General Plan update.	<i>(8/14/2024) The general plan update will contain an updated Parks, trails, and recreation element. Part of that element will include an updated Trails Master Plan Map and implementation strategy to develop a full trails master plan to include a CFP. The Trails subcommittee is working to make recommendations for the updated map and for a proposed CFP for trail improvements. A good example of a trails mater plan and implementation plan (CFP) can be viewed on Bountiful City website: <a href="https://www.bountifulutah.gov/trails">https://www.bountifulutah.gov/trails</a></i>
23	Ken/Wendy/Heidi	(3-6-24 CM Jackson) Council review of all City events for potential consolidating or removal. Staff to potentially prepare information on past events including attendance, cost, targeted demographics, etc.	<i>(3/13/24) Staff has updated the general ledger to include new general ledger accounts for each of the regular events. The new breakdown for review/discussion at the budget retreat scheduled for 3/23/24. (7-9-24) City Council work session on 7-16-24 will include this item.</i>
24	Ken / David	(4-2-24 CC) Staff will make future proposal on trees/sidewalk damage policies.	<i>(5/16/24) Funds have been proposed in the FY25 budget of \$100k for the purpose of sidewalk repair. An ordinance relating to trees and public rights-of-way needs to be put forward.</i>
25	Sherrie/Karyn	(5-21-2024 CM Knowlton) Completion of the Hwy 89 corridor agreement with UDOT with a goal to complete the agreement by September 1, 2024. (8-6-24 CM Knowlton) Provide update at next meeting and draft agreement soon.	<i>(5/22/24)-Ali has been tasked with setting up a meeting with UDOT to complete the agreement. Chris Chestnut (UDOT) was working on the agreement and has moved to another position with UDOT. We recently received the preferred station locations from Horrocks and Karyn is drafting the proposed cross sections for the meeting.</i>

26	Sherrie	(5-21-2024 CM Knowlton) update on Utah Trails Network next steps. The Hwy 89 side path trail was not funded for 2024. (6-18-2024 CM Knowlton) set up a meeting with UDOT to discuss Highway 89 for the Utah Trails Network.	<i>(5/22/24) Staff will provide an update with regard to future funding cycles and how the WFRC's Beehive Bikeways plan may assist in obtaining funding in the next budget year.</i>
27	David / Jon	(3-23-24 CM Knowlton) Development of City tree planting program for private landowners. (6-18-2024 CM Knowlton) combine two action items related to tree planting program and set up a work session discussion with a proposal for the City Council.	
28	Ken / David	(3-23-24 Mayor Horrocks) Emergency preparedness – Hold CC work meeting where staff will present some findings about best practices and give CC some recommendations.	
29	Sherrie	(2-6-24) Schedule a joint Council / Planning Commission work session to provide direction to Landmark Design on the General Plan update and be involved from the beginning.	<i>(5/24/24) The community workshop will be held on June 27 at City Hall from 6-8 p.m. The CC and PC are invited and encouraged to attend. Post workshop, the consultant will formulate scenarios and a work session will be scheduled (tentatively September) to review the scenarios prior to releasing to the public.</i>
30	Sherrie	(1-2-24) Work session related to Code changes for the Rip the Strip Program and regulations for street trees.	
31	David/Linda	(12-6-23) Signage for Veterans Memorial Park and Hatch Park (Bamberger marker) back to City Council for review at future meeting.	
32	Sherrie	(10/3/23) Future work session item to discuss parking (restrictions, shared parking, time of day, on street, etc.)	
33	Ken/CM Van Langeveld	(8-15-23) Plan for a work session discussion on the wellbeing survey results and any action to be implemented (including any recommendations from the Health & Wellness Committee)	<i>(9/27/23) Staff to present survey results to the Health &amp; Wellness Committee and then schedule this in a CC work meeting.</i>
34	Ken	(6-20-23) Potential City Council discussion on cyber security.	<i>(7/12/23) A work meeting for this item will be held in September or October as schedules allow.</i>
35	Todd	(6-20-23) City Attorney to discuss first amendment, equal protection, and use of public facilities (time, place, manner restrictions).	<i>(7/12/23) This item will be scheduled for January 2024 after the new City Council is in place. (8-6-24) This item is scheduled for September 3, 2024 meeting.</i>
<b>Completed</b>			
36	Heidi	(5-21-24 CM Jackson) Staff to review the water study and ask Bowen Collins about commercial operations, high users, and water usage related to fees.	<i>(7/31/24) Please see summary memo of original study findings in council packet.</i>

37	Ken	(1-4-22) Options for emergency preparedness training for staff including windstorms, landslides, etc.	<i>(4/12/22) Staff is exploring solutions with Davis County.</i>
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