

**MINUTES
OF THE BOARD OF COMMISSIONERS OF WEBER COUNTY**

Tuesday, August 9, 2016 - 10:00 a.m.

Commission Chambers, 2380 Washington Blvd., Ogden, Utah

In accordance with the requirements of Utah Code Annotated Section 52-4-203, the County Clerk records in the minutes the names of all persons who appear and speak at a County Commission meeting and the substance "in brief" of their comments. Such statements may include opinion or purported facts. The County does not verify the accuracy or truth of any statement but includes it as part of the record pursuant to State law.

COMMISSIONERS: Matthew G Bell and James Ebert. Kerry W. Gibson was excused.

OTHERS PRESENT: Ricky D. Hatch, County Clerk/Auditor; David C. Wilson, Deputy County Attorney; and Fátima Fernelius, of the Clerk/Auditor's Office, who took minutes.

A. WELCOME – Vice Chair Matthew Bell

B. INVOCATION – Steffani Ebert

C. PLEDGE OF ALLEGIANCE – Shelly Halacy

D. THOUGHT OF THE DAY – Chair Bell

E. CONSENT ITEMS:

1. Purchase orders in the amount of \$99,291.50
2. Warrants #407706 - #407933 in the amount of \$600,792.97
3. Minutes for the meetings held on July 12 and August 2, 2016
4. New business license
5. Set public hearing for August 23, 2016, 10 a.m., to consider & take action on a proposal to amend Title 104 (Zones). Chapter 21 (Commercial Valley Zones CV-1 & CV-2) to allow dwelling units in the zone if they were previously approved as part of a development agreement, & to provide specific standards governing them
6. Set public hearing for August 23, 2016, 10 a.m., for the vacation of a public utility easement in Allen Estates Subdivision Phase 2 Lot 27. The 10' public utility easement is located along the sides and rear of Lot 27
7. Approval to spend impact fees for shoulder safety improvements on 7100 E. for the Pineview Loop Trail
8. ACH payment to US Bank for \$168,653.73 for purchasing card transactions ending June 27, 2016
9. ACH payment to US Bank got \$108,430.90 for purchasing card transactions ending July 25, 2016
10. Declare Parcel #06-087-0004 as surplus
11. Declare Parcel #13-029-0028 as surplus

Commissioner Ebert moved to approve the consent items; Chair Bell seconded.

Commissioner Ebert – aye; Chair Bell – aye

F. ACTION ITEMS:

1. APPOINTING A NEW CHAIR AND VICE CHAIR TO THE WEBER COUNTY COMMISSION

Commissioner Ebert stated that currently Commissioner Gibson has an extremely busy schedule and has asked to step down from being the Commission Chair. David Wilson, Deputy County Attorney, said that an option and common practice is to elevate the vice chair to the chair position.

Commissioner Ebert moved to appoint Commissioner Bell as Chair and Commissioner Ebert as Vice Chair of the Weber County Commission; Chair Bell seconded.

Commissioner Ebert – aye; Chair Bell – aye

2. INTERLOCAL AGREEMENT WITH WEBER BASIN WATER CONSERVANCY DISTRICT FOR THE 3300 SOUTH CHIPSEAL & ROAD STRIPING PROJECTS – RESOLUTION 26-2016

Chad Meyerhoffer, of County Engineering, stated that the District put in a secondary water line this year and the county just chip sealed that road last year. This contract is for the county to receive the funds from the District to restore the road to the condition that it was. Ricky Hatch, County/Comptroller noted that Scott Parke, County Comptroller, of the Clerk/Auditor's Office, had not received this contract for review.

Commissioner Ebert moved to adopt Resolution 26-2016 approving the Interlocal Agreement with Weber Basin Water Conservancy District for the 3300 South chip seal and road striping projects subject to the Clerk/Auditor's Office approval; Chair Bell seconded.

Commissioner Ebert – aye; Chair Bell – aye

3. **CONTRACT WITH ALPHA COUNSELING & TREATMENT, INC. TO PROVIDE MENTAL HEALTH SERVICES TO INMATES AS REQUIRED BY STATE AND FEDERAL LAWS AND REGULATIONS**

Steffani Ebert, with the County Sheriff's Office, stated that the contract with Weber Human Services (WHS) to provide mental health services to inmates in the county jail expired this year and WHS exercised the clause not to continue. The county issued requests for proposals and subsequently selected Alpha Counseling. She addressed Commissioner Ebert's questions stating that the annual amount with WHS was just over \$200,000 and the new contract is \$184,000, that it is a 3-year contract and is subject to annual review by both parties.

Commissioner Ebert moved to approve the contract with Alpha Counseling & Treatment, Inc. for mental health services to inmates as required by State and Federal laws and regulations; Chair Bell seconded. Commissioner Ebert – aye; Chair Bell – aye

4. **CONTRACT WITH THE STATE OF UTAH DISTRICT COURT TO PROVIDE BAILIFF AND COURT SECURITY SERVICES TO THE WEBER DISTRICT AND JUVENILE COURTS**

Steffani Ebert, with the County Sheriff's Office, presented this contract renewal. The amount remains the same at \$771,780/year. Chair Bell expressed frustration with the underpayment amount by the State.

Commissioner Ebert moved to approve the contract with the State of Utah District Court to provide bailiff and court security services to the Weber District and Juvenile Courts; Chair Bell seconded. Commissioner Ebert – aye; Chair Bell – aye

5. **TRAINEE REIMBURSEMENT AGREEMENT WITH DUSTIN STEWART TO PROVIDE REIMBURSEMENT FOR PEACE OFFICE TRAINING COSTS**

Steffani Ebert, with the County Sheriff's Office, presented this standard contract. The trainee will have to reimburse the county's costs if he terminates employment with the county within two years.

Commissioner Ebert moved to approve the Trainee Reimbursement Agreement with Dustin Stewart to provide reimbursement for peace office training costs; Chair Bell seconded. Commissioner Ebert – aye; Chair Bell – aye

6. **CONTRACTS WITH THE FOLLOWING CITIES FOR LAW ENFORCEMENT:**

FARR WEST CITY	MARRIOTT-SLATERVILLE CITY	WASHINGTON TERRACE CITY
HOOPER CITY	PLAIN CITY	WEST HAVEN
HUNTSVILLE TOWN	UINTAH CITY	

Steffani Ebert, with the County Sheriff's Office, presented these contract renewals. She addressed Chair Bell's questions stating that budget cycle differences between the county and cities has always been a factor and that the savings from unfilled vacancies will help the county's budget until the following cycle. The total amount from the 8 cities is just over \$3.2 million, not including unincorporated Weber County.

Commissioner Ebert moved to approve the contracts with the above listed cities for law enforcement; Chair Bell seconded. Commissioner Ebert – aye; Chair Bell – aye

7. **CONTRACT WITH WADMAN CORPORATION FOR GENERAL CONTRACTOR - RENOVATION OF MAIN LIBRARY**

Lynnda Wangsgard, County Library Director, presented this item. The contract includes the Standard Form of Agreement Between the Owner and Contractor and the General Conditions of the Contract for Construction. Both parts have been certified by Tom Brennan, Principal Architect with EDA Architects, and approved by the County Attorney's Office and the county's insurance provider. The contract sum stipulated for payment is \$12,398,000.

Completing the project in fewer phases than originally planned will be less expensive for the contractor, and the savings will be passed along to the county. The original target date for completion and rededicating the Main Library was 4/7/2018; the new construction completion date is 9/21/2017—almost six months ahead of schedule, and the goal now is to have the library ready for rededication on 1/1/2018, still three months ahead of the original schedule. Wadman has agreed to liquidate damages in the amount of \$2,000/day for any delays in reaching benchmark goals in the timeline. Wadman also agreed to benchmark the quality of the Main Library against their recent work in completing the Payson LDS Temple, which quality workmanship will result in a new Main Library that will be a source of pride. This

contract represents the lowest cost, a shortened timeline, and a very high quality of construction and finish work, resulting in a contract award of greatest value to the people of Weber County. During the August 2nd meeting, the Library Board reviewed the contractor evaluation/selection process, voted to approve the contract, and urged the Commission to approve it. The commissioners expressed their thanks to Ms. Wangsgard.

John Bond, County Treasurer, noted that Fitch Ratings announced yesterday that the county will receive another AAA bond rating for the next library bond. Mr. Bond and Ricky Hatch, Clerk/Auditor, noted that very few counties in the nation have received the AAA rating.

Commissioner Ebert moved to approve the contract with Wadman Corporation for general contractor for renovation of the Main Library; Chair Bell seconded.

Commissioner Ebert – aye; Chair Bell – aye

8. APPOINTMENTS TO WESTERN WEBER PLANNING COMMISSION – RESOLUTION 27-2016

Rick Grover, County Planning Division Director, noted that there were two vacancies and two applications were received.

Commissioner Ebert moved to adopt Resolution 27-2016 appointing Blake Hancock and Jennifer Willener to the Western Weber Planning Commission through 6/30/2019; Chair Bell seconded.

Commissioner Ebert – aye; Chair Bell – aye;

G. PUBLIC HEARING

1.

Commissioner Ebert moved to adjourn the public meeting and convene a public hearing; Chair Bell seconded.

Commissioner Ebert – aye; Chair Bell – aye

2. PUBLIC HEARING TO RECEIVE COMMENT WITH RESPECT TO (A) THE ISSUANCE OF APPROXIMATELY \$10,150,000 OF SALES TAX REVENUE BONDS & (B) ANY POTENTIAL ECONOMIC IMPACT THAT THE PROJECT TO BE FINANCED WITH PROCEEDS OF SAID BONDS MAY HAVE ON THE PRIVATE SECTOR.

John Bond, County Treasurer, stated that there is opportunity to accelerate road projects for 12th Street and 3500 West (the construction crews are currently there) that are scheduled to come from a transportation fund. The county will borrow —just over \$6 million for 12th Street and under \$3 million for 3500 W.—for the projects and then be reimbursed by the transportation fund over the next 3-5 years. It will be a 10-year note that is to have a clause to allow paying it off early without penalty. He addressed the commissioners' questions stating that the plan is also to use the 2016-2019 available funds.

3. Public comments: Chair Bell invited public comments and none were offered.

Commissioner Ebert moved to adjourn the public hearing and reconvene the public meeting; Chair Bell seconded.

Commissioner Ebert – aye; Chair Bell – aye

4. **ACTION ON PUBLIC HEARING:** Jonathan Ward, with Zions Bank, county financial advisor, said that no action was necessary. At some point the Commission needs to decide which projects will move forward, how much to allocate to each project, etc. The resolution adopted on 7/12/16 authorized all the necessary steps. He recommends the 10-year note to allow for some flexibility. Mr. Bond noted that the Commission has the ability to choose the amount of the bond (up to \$10.1 M) depending on the projects.

H. PUBLIC COMMENTS: None

I. ADJOURN

Commissioner Ebert moved to adjourn at 10:51 a.m.; Chair Bell seconded.

Commissioner Ebert – aye; Chair Bell – aye

Attest:

Matthew G Bell, Chair
Weber County Commission

Ricky D. Hatch, CPA
Weber County Clerk/Auditor