

MINUTES OF THE VERNAL CITY COUNCIL SPECIAL MEETING HELD
JANUARY 12, 2024 at 8:30 a.m. in the Vernal City Council room, 374 East Main,
Vernal, Utah 84078.

PRESENT: Councilmembers, Randel Mills, Ted Munford, Corey Foley and Ed Long and Mayor Doug Hammond. Councilmember Robin O'Driscoll was excused.

WELCOME: Mayor Doug Hammond welcomed everyone to the meeting.

ACKNOWLEDGEMENT & APPROVAL OF SPECIAL MEETING: *Councilmember Ted Munford moved to acknowledge and approve this special meeting. Councilmember Corey Foley seconded the motion. The motion passed with a unanimous vote.*

CONSIDER APPROVAL OF CONVERTING ASPHALT PAVEMENT AREAS TO CONCRETE AND ASSOCIATED COSTS FOR THE ZIONS BLOCK PARKING LOT PROJECT:

Keith Despain reminded the Council that at the last meeting Councilmember Foley asked the staff to look at the cost to replace the asphalt in the Zions Block parking lot project with concrete. The contractor provided the cost of an additional \$900,000 for the entire lot. As this change was discussed further with the goal of getting the project done quickly, the suggestion was made to only concrete the parking spaces directly behind the buildings on Main Street. A picture of the area was displayed of the parking lot with the areas that could be completed with concrete including five parking stalls on the other side of the landscape island. Keith noted that it is easier to get concrete in that area over asphalt. The additional cost for concrete for the area displayed is \$186,000 with a deduction of \$61,000 for the asphalt, for a net increase of \$125,000. The contractor is available and can do the work in two days. A decision is needed quickly as they are planning on laying out road base that is not needed if it is cemented. Mayor Doug Hammond asked what that will do to the budget. Quinn Bennion stated it will exceed the budgeted amount, although there are funds available in the capital improvement budget. If additional funds are spent on this project, there will not be as much money for another CIP project. Councilmember Randel Mills questioned if concrete is already being placed in this area. Keith Despain answered no it is the driveway and walkway that has been poured, not any parking stalls. Councilmember Ted Munford asked if there will really be any gain adding this additional cost over putting in road base and is the cost comparable. Keith Despain stated the cost is based on the bid price. Councilmember Corey Foley voiced his concern that the asphalt price may not be accurate as there is only one asphalt plant and this project is not their priority. The cost may increase and the businesses are struggling. Also, snow plowing hurts the pavement and takes more maintenance.

Councilmember Randel Mills agreed that concrete has double the life span of asphalt and the focus needs to be taking care of the businesses. Councilmember Ted Munford asked why road base is being put down. Keith Despain stated it is better than dirt and mud. Councilmember Ed Long noted this is a change from the original plan and asked if Keith supports this change. Keith Despain pointed out that the City Hall parking lot is concrete and was installed twelve years ago with very little maintenance. It is easier to maintain and performs better so with those factors this change is a good thing to do although the cost is hard to swallow. He answered yes he is in favor because of the positive impact to business owners and residents. Councilmember Ed Long agreed the benefits of concrete out ways the cost although pouring concrete in this

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weather has challenges and could degrade the quality. Keith Despain stated the contractor is prepared for the weather and will heat the ground first and use heaters after it is poured. Councilmember Randel Mills stated they also use chemicals to help. Councilmember Ted Munford noted it may be better to do the concrete; however, it will hurt another project later. Mayor Doug Hammond asked if they have the personnel to do it. Keith Despain answered that Stearns construction will be the subcontractor and is ready to do it Tuesday or Wednesday. Councilmember Corey Foley stated this will pay off over the next forty years. He asked if they need to put in all the road base and then remove it again to put the asphalt in. Quinn Bennion noted that people find creative ways to park and the businesses on the south side have been affected too. After further discussion, *Councilmember Corey Foley moved to approve installing concrete instead of asphalt in the main parking area as presented in the amount of \$125,151.60. Councilmember Ted Munford seconded the motion. The motion passed with the following roll call vote:*

Councilmember Munford.....aye;
Councilmember Mills.....aye;
Councilmember Longaye;
Councilmember Foley.....aye.

Councilmember Randel Mills asked the staff to inform the businesses that the City is trying to help the situation.

ADJOURN: There being no further business; *Councilmember Ed Long moved to adjourn. Councilmember Corey Foley seconded the motion. The motion passed with a unanimous vote and the meeting was declared adjourned.*

Mayor Doug Hammond

ATTEST:

Roxanne Behunin, City Recorder

(S E A L)