

**AMENDED NOTICE OF REGULAR MEETING OF THE
CITY COUNCIL OF THE CITY OF ST. GEORGE,
WASHINGTON COUNTY, UTAH**

Public Notice

Public notice is hereby given that the City Council of the City of St. George, Washington County, Utah, will hold a regular meeting in the City Council Chambers at the St. George City Offices located at 175 East 200 North, St. George, Utah, on Thursday, March 21, 2024, commencing at 5:00 p.m.

The AMENDED agenda for the meeting is as follows:

Call to Order
Invocation
Flag Salute

1. Mayor's recognitions and updates.

- a. Read a Proclamation proclaiming March 29th as Welcome Home Vietnam Veterans Day.**
- b. Recognize Emergency Medical Dispatcher Julie Packer and Dispatch Shift Supervisor Michael Higley.**

2. Consent Calendar.

- a. Consider approval to award bid to Northstar Recreation Company for the slide refurbish at the City Pool.**

BACKGROUND and RECOMMENDATION: This project was previously awarded to another vendor out of Texas, but the contract had to be terminated due the vendor not securing a contractor's license in Utah. Accordingly, the project was re-bid and Northstar Recreation Co was selected. The hydrotube at the City Pool has to be refurbished periodically; the slide was last refurbished in 2013. Staff recommends awarding the bid to Northstar Recreation Co in the amount of \$174,890.51.

- b. Consider approval to award bid to Interstate Rock Products for the Brigham Road at Bloomington Drive Traffic Signal Project.**

BACKGROUND and RECOMMENDATION: This project was a formal bid and two bids were received. Staff recommends awarding the bid to Interstate Rock Products in the amount of \$328,971.

- c. Consider approval to award bid to Interstate Rock Products for the Sun River Parkway at Pioneer Road Traffic Signal Project.**

BACKGROUND and RECOMMENDATION: This project was a formal bid and two bids were received. Staff recommends awarding the bid to Interstate Rock Products in the amount of \$298,792.77.

d. Consider approval to award bid to Inliner Solutions for the 2024 Sewer Relining Project.

BACKGROUND and RECOMMENDATION: This is an annual construction project to rehabilitate aging sewer mains throughout the city. The project went through the bid process; 2 bids were received ranging from a low bid of \$765,042 to a high bid of \$1,098,998. The project include installing 8,630 lineal feet of pipe liners from 8" through 21" in existing mains. Staff recommends awarding the bid to Inliner Solutions in the amount of \$765,042.

e. Consider approval of a Reimbursement Agreement with the Washington County Flood Control Authority for the purchase of property to restore the Ft. Pierce Wash at Quarry Ridge Drive.

BACKGROUND and RECOMMENDATION: This project will improve river flow during floods, along the Ft. Pierce Wash in the vicinity of Meadow Valley Farms and Meadows Edge subdivisions and Quarry Ridge Drive. Staff recommends approval of the agreement.

f. Consider approval of a Reimbursement Agreement with Quality Development for a 12" Desert Canyon Southern Parkway Extension.

BACKGROUND and RECOMMENDATION: Quality Excavation is currently constructing Desert Terrace Subdivision that includes irrigation lines from the Master Plan. This agreement has Quality install the lines prior to the roadways being constructed to save future construction costs. Staff recommends approval of the agreement.

g. Consider approval of a Real Property Donation Agreement between City of St. George and Fort Pearce, LLC.

BACKGROUND and RECOMMENDATION: This is a landlocked .46 acre parcel that has no direct access to an adjacent roadway and the current owners (Fort Pearce, LLC) would like to transfer ownership. Because the Middleton Wash Trail runs through the parcel, the owners would like to donate the property to the City. The property to the east of this parcel is open space that was dedicated to the City as part of the Knetta's Knoll Subdivision Final Plat so this donation will add to the existing open space. Staff recommends approval of the agreement.

h. Consider approval of a Professional Services Agreement with FIF St. George, LLC for the design and installation of ITS services.

BACKGROUND and RECOMMENDATION: The purpose of this project is to provide dark fiber connectivity to five traffic signal locations for an Advanced Traffic Management System (ATMS). Staff recommends approval of the agreement.

i. Consider approval of a Beer Garden at the Selkirk Red Rock Open on April 24-28, 2024 at the Little Valley Pickleball Complex.

BACKGROUND and RECOMMENDATION: This event is organized by the Professional Pickleball Association and has become an annual event held at the Little Valley Pickleball Facility. The event takes place on Tuesday and championship concludes on Sunday. This year the organizers would like to have a

fenced-in beer garden near the entrance of the pickleball courts. Staff has no objection as long as the applicant has the correct insurance coverage for alcohol, IDs are checked, and organizer's staff is making sure there is no alcohol being passed through the fence.

j. Consider approval of the minutes from the meeting held on March 7, 2024.

3. Consider approval of Resolution No. 2024-008R adopting a Public Infrastructure Policy.

BACKGROUND and RECOMMENDATION: With the rise in development costs, staff has fielded an increase in inquiries regarding PIDs. To ensure the city's interests are protected, Staff recommends that policy be created around PIDs. Staff brought a draft PID policy document to the City Council in a work session on February 08, 2024. The Council was favorable with having a PID policy and provided comments to help strengthen the policy. The agenda item tonight addresses those comments from the Council in the meeting. Staff recommends approval.

4. Consider approval of Ordinance No. 2024-016 amending portions of Title 10 of the City code related to Landscape Standards and Golf Course - Specific Standards. (Case No. 2024-ZRA-004)

BACKGROUND and RECOMMENDATION: Since 2021, Washington County Water conservancy District along with the surrounding communities, including St. George, have been discussing what can be done to conserve water in Washington County. This led to the approval of the water conservation amendments to Title 8 and 10 in the summer of 2022. These amendments were drafted to be in compliance with a model ordinance presented by the Washington County Water conservancy District. Since the approval of the amendments, city staff has recognized the need to update our code to make some additional changes to aid in the water conservation efforts. The proposed amendment addresses water conservation as it relates to landscaping and golf courses. A public hearing was held at the Planning Commission meeting held on February 13, 2024. This item was heard and continued at the City Council meeting held on March 7, 2024.

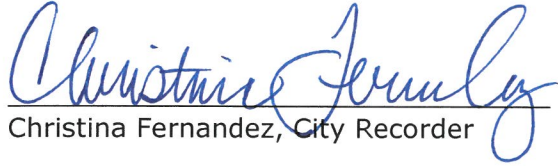
5. Consider approval of Ordinance No. 2024-018 amending the City General Plan Future Land Use Map from: 1) MDR (Medium Density Residential) to Commercial on 6.56 acres; 2) LDR (Low Density Residential) to Commercial on 1.22 acres; 3) LDR (Low Density Residential) to MDR (Medium Density Residential) on 4.09 acres; 4) PK (Park) to LDR (Low Density Residential) on 4.19 acres; and 5) LDR (Low Density Residential) to PK (Park) on 3.34 acres located on the northwest corner of 2450 South and 3000 East. (Case No. 2024-GPA-004 – Old Farm)

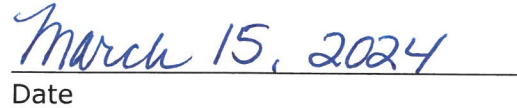
BACKGROUND and RECOMMENDATION: At their meeting held on February 27, 2024, the Planning Commission held a public hearing, received considerable input on the proposal, and recommended approval of the changes with a 5-0 vote.

6. Appointments to Boards and Commissions of the City.

7. Reports from Mayor, Councilmembers, and City Manager.

8. **Request a closed session to discuss litigation, security, property acquisition or sale or the character and professional competence or physical or mental health of an individual.**


Christina Fernandez, City Recorder


Date

REASONABLE ACCOMMODATION: The City of St. George will make efforts to provide reasonable accommodations to disabled members of the public in accessing City programs. Please contact the City Human Resources Office, 627-4674, at least 24 hours in advance if you have special needs.

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