

## PUBLIC NOTICE

Notice is Hereby Given that the Redevelopment Agency (RDA) of Tooele City will meet in a Business Meeting on Wednesday, July 19, 2023, at 6:30 p.m. The Meeting will be Held in the Tooele City Hall Council Chambers, Located at 90 North Main Street, Tooele, Utah. The complete public notice is posted on the Utah Public Notice Website [www.utah.gov](http://www.utah.gov), the Tooele City Website [www.tooelecity.org](http://www.tooelecity.org), and at Tooele City Hall. To request a copy of the public notice for additional inquiries please contact Michelle Pitt, City Recorder at (435)843-2111 or [michellep@tooelecity.org](mailto:michellep@tooelecity.org)

*We encourage you to join the RDA meeting electronically by visiting the **Tooele City YouTube Channel**, at <https://tinyurl.com/ykjpjx4z> or by going to YouTube.com and searching "Tooele City Channel".*

## AGENDA

1. **Open RDA Meeting**
2. **Roll Call**
3. **Resolution 2023-08** A Resolution of the Redevelopment Agency of Tooele City, Utah ("RDA") Approving a Change Order in Connection to the Agreement with Direct Push Services LLC, for Environmental Remediation Services at the Tooele City Business Park  
*Presented by Jared Stewart, Economic Development Director*
4. **Minutes**  
*~ June 21, 2023, RDA Business Meeting*
5. **Adjourn**

---

Michelle Y. Pitt, RDA Secretary

Pursuant to the Americans with Disabilities Act, Individuals Needing Special Accommodations Should Notify Michelle Y. Pitt, Tooele City Recorder, at 435-843-2111 or [michellep@tooelecity.org](mailto:michellep@tooelecity.org), Prior to the Meeting.

**REDEVELOPMENT AGENCY OF TOOELE CITY, UTAH**

**RESOLUTION 2023-08**

**A RESOLUTION OF THE REDEVELOPMENT AGENCY OF TOOELE CITY, UTAH, APPROVING A CHANGE ORDER IN CONNECTION TO THE AGREEMENT WITH DIRECT PUSH SERVICES LLC, FOR ENVIRONMENTAL REMEDIATION SERVICES AT THE TOOELE CITY BUSINESS PARK.**

WHEREAS, by Resolution 2023-06, approved on June 7, 2023, the Redevelopment Agency of Tooele City, Utah (“RDA”) retained Direct Push Services, LLC, for environmental remediation services within the Tooele City Business Park (TCBP); and,

WHEREAS, work conducted under that Agreement has revealed impacted soils that are beyond what originally known and/or anticipated upon execution of the Agreement; and,

WHEREAS, Direct Push Services, LLC, has submitted a cost proposal of Seventy-Four Thousand Three Hundred Thirty-Two Dollars and Fifty Cents (\$74,332.50) for additional environmental remediation services. A copy of the cost proposal is attached as Exhibit A:

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF DIRECTORS OF THE REDEVELOPMENT AGENCY OF TOOELE CITY, UTAH, that the Contract Change Order (see Exhibit B) with Direct Push Services, LLC, in the amount of Seventy-Four Thousand Three Hundred Thirty-Two Dollars and Fifty Cents (\$74,332.50) for additional environmental remediation services is hereby approved, and that Mayor Winn, as RDA Executive Director, is hereby authorized to sign the Contract Change Order with Direct Push Services, LLC.

This Resolution is necessary for the health, safety, and general welfare of Tooele City and shall be effective immediately upon passage, without further publication, by authority of the Tooele City Charter.

IN WITNESS WHEREOF, this Resolution is passed by the Board of Directors of the Redevelopment Agency of Tooele City, Utah, this \_\_\_ day of \_\_\_\_\_, 2023.

BOARD OF THE REDEVELOPMENT AGENCY OF TOOELE CITY, UTAH

(For)

(Against)

---

---

---

---

---

---

---

---

---

---

ABSTAINING: \_\_\_\_\_

CONCURRING: RDA EXECUTIVE DIRECTOR:

---

ATTEST:

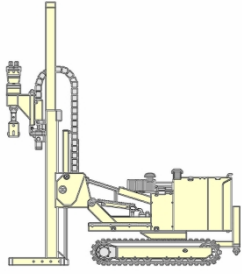
\_\_\_\_\_  
Michelle Y. Pitt, RDA Secretary

S E A L

Approved as to Form: \_\_\_\_\_  
Roger Evans Baker, RDA Attorney

## Exhibit A

### Direct Push Services LLC Cost Proposal



**Direct Push Services LLC**  
 PO Box 25784  
 Salt Lake City, UT 84125  
 (801)230-1721  
 sean@directpushservices.com

# Estimate

**ADDRESS**

Jared Stewart  
 Tooele City Corporation  
 90 North Main Street  
 Tooele, Utah 84074

**ESTIMATE #** 230243

**DATE** 07/14/2023

**EXPIRATION DATE** 08/14/2023

**P.O. NUMBER**

Change Order Tooele Dev Project

**SALES REP**

Chad Russell

DATE	ACTIVITY	QTY	RATE	AMOUNT
	Water truck daily rate for dust suppression.	0	285.00	0.00
	Mobilization/demobilization, site staging and prep work, track out control, etc.	0	2,000.00	0.00
	<b>**ADDITIONAL volume of soil**</b> Excavation and loading of contaminated soil, including site management of soils, grading, dust, etc. Rate is per ton based on the 1650 tons (1100 additional cubic yards estimated by Terracon at a rate of 1.5 tons/cubic yard) estimated for this change order.	1,650	14.00	23,100.00
	<b>**ADDITIONAL volume of soil**</b> Transport of contaminated soil for final disposal. Assumes disposal at the Tooele County Landfill, with an estimated 1 hour TAT for loading, transport, unloading. Rate is per ton.	1,650	6.80	11,220.00
	<b>**ADDITIONAL volume of soil**</b> Disposal tipping fees for contaminated soil at the Tooele County Landfill.  These are the same unit rates from the original estimate. The 1650 additional tons was based on the estimated remaining volume provided by Terracon Consultants.	1,650	24.25	40,012.50

Thank you for the bidding opportunity. Please call me at 801-372-3587 with any questions.

**TOTAL**

**\$74,332.50**

Accepted By

Accepted Date

## Exhibit B

Change Order No. 1

# CHANGE ORDER

No. 1

DATE OF ISSUANCE: July 14, 2023

EFFECTIVE DATE: July 19, 2023

OWNER: Tooele City

CONTRACTOR: Direct Push Services LLC

Contract:

Project: ENVIRONMENTAL REMEDIATION SERVICES AT THE TOOELE CITY BUSINESS PARK

STAFF: Jared Stewart (Economic Development Director)

You are directed to make the following changes in the Contract Documents.

Description: Modification of the Contract amount by \$74,335 for the addition of 1,650 tons of contaminated soil above the expected tonnage.

Reason Change Order: Direct Push Services discovered more contaminated soil than originally estimated, which requires more extensive remediation. Higher costs reflect excavation, transportation, and tipping fees for 1,650 additional tons of fill.

Attachments: (List documents supporting change) Direct Push Services LLC Cost Proposal dated 7/14/2023.

RECOMMENDED:

APPROVED:

APPROVED:

by\_

by\_

by\_

*Jared Stewart*

Owner (Authorized Signature)

Contractor (Authorized Signature)

Date: 7/14/2023

Date: \_\_\_\_\_

Date: \_\_\_\_\_

**Redevelopment Agency of  
Tooele City Council**

**Date:** Wednesday, June 21, 2023

**Time:** 7:00 p.m.

**Place:** Tooele City Hall, Council Chambers  
90 North Main Street, Tooele, Utah

**Board Members Present:**

Maresa Manzione

Tony Graf

David McCall

Ed Hansen

**Board Members Present:**

Justin Brady

**City Employees Present:**

Mayor Debbie Winn

Adrian Day, Police Department Chief

Roger Baker, City Attorney

Shannon Wimmer, Finance Director

Michelle Pitt, City Recorder

Holly Potter, Deputy City Recorder

Jamie Grandpre, Public Works Director

Paul Hansen, City Engineer

Darwin Cook, Parks and Recreation Director

Jared Stewart, Economic Development Director

Andrew Aagard, Community Development Director

Kami Perkins, Human Resource Director

Minutes prepared by Katherin Yei

**1. Open RDA Meeting**

Chairwoman Manzione called the meeting to order at 7:00p.m.

**2. Roll Call**

Tony Graf, Present

David McCall, Present

Maresa Manzione, Present

Ed Hansen, Present

Justin Brady, Excused

**3. Public Hearing & Motion on Resolution 2023-07 A Resolution of the Redevelopment Agency of Tooele City, Utah, Adopting a Budget for Fiscal Year 2023-2024**

*Presented by Shannon Wimmer, Finance Director*



Ms. Wimmer presented the final budget. There was one item adjusted from previous discussion.

The public hearing was open. No one came forward. The public hearing was closed.

**Board Member Hansen motioned to approve Resolution 2023-07.** Board Member McCall seconded the motion. The vote was as follows: Board Member Hansen, "Aye," Board Member Graf, "Aye," Board Member Manzione, "Aye," Board Member McCall, "Aye." The motion passed.

#### **4. RDA Project Area Annual Report & Economic Development Updates**

*Presented by Jared Stewart, Economic Development Director*

Mr. Stewart presented the RDA project area annual report and economic development updates. One project area is the Peterson Industrial Depot. The current assessed value is \$454,032,438. The revenue will be used to pay bonds and invest in project specific infrastructure with 25% received going to tax entities. Accomplishments within the City include, project area infrastructure, Tooele Technical College bond, bond contributions to city hall, library, golf course, Grantsville library, and railroad construction, among much more. Recent economic development includes Leitner-Poma of America, Central States Manufacturing, and the Tooele Business Park.

#### **5. Minutes**

*Wednesday, June 7, 2023 RDA Business Meeting*

There are no changes to the minutes.

**Board Member Graf motioned to approve the minutes.** Board Member McCall seconded the motion. The vote was as follows: Board Member Hansen, "Aye," Board Member Graf, "Aye," Board Member Manzione, "Aye," Board Member McCall, "Aye." The motion passed.

#### **6. Adjourn**

Chairwoman Manzione adjourned the meeting at 7:13 pm.

*The content of the minutes is not intended, nor are they submitted, as a verbatim transcription of the meeting. These minutes are a brief overview of what occurred at the meeting.*

Approved this \_\_\_\_\_ day of July, 2023

\_\_\_\_\_  
Maresa Manzione, Redevelopment Agency Chairman