

## City Council Business Meeting Minutes

**Date:** September 3, 2025

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

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

### Council Members Present

Justin Brady  
Dave McCall  
Ed Hansen  
Maresa Manzione  
Melodi Gochis

### Staff Present

Mayor Debbie Winn  
Adrian Day, Police Chief  
Matt Johnson, City Attorney  
Shannon Wimmer, Finance Director  
Chase Randall, Library Director  
Jamie Grandpre, Public Works Director  
Shilo Baker, City Recorder  
Loretta Herron, Deputy City Recorder

Minutes prepared by Alicia Fairbourne

### 1. Pledge of Allegiance

Chairman Brady called the meeting to order at 7:00 p.m. and led the Pledge of Allegiance.

### 2. Roll Call

Dave McCall, Present  
Ed Hansen, Present  
Justin Brady, Present  
Melodi Gochis, Present  
Maresa Manzione, Present

### 3. Public Comment Period

At 7:01 p.m., Chairman Brady opened the floor for public comment.

*Councilman Dave McCall* presented a donation to the Tooele Animal Shelter on behalf of a group of children from the Overlake neighborhood – Oaklee, Emmett, Cash, Cooper, Brennah, and Taylor. He explained that the children raised a total of \$436, choosing to donate half to Meals on Wheels and the remaining \$218 to the animal shelter. He praised the children for their generosity and noted that they participate in this charitable effort annually.

Chairman Brady asked if there were any other public comments. Seeing none, he closed the public comment period at 7:03 p.m.

4. **Resolution 2025-75 A Resolution of the Tooele City Council Approving Change Order No. 1 to the 2025 Roadway Maintenance Project, Schedule B, with Staker Parson Materials & Construction**

*Presented by Jamie Grandpre, Public Works Director*

Mr. Grandpre presented the item and explained that two sections of roadway had initially been excluded from the chip seal mapping due to a plan to apply a mineral bond (HA5) treatment. However, it was later determined that chip sealing was required beforehand, prompting the need to revisit the project scope.

Mr. Grandpre specified the locations: one segment on 2400 North from approximately 540 East to the end of the street had already been completed using contingency funds, and the second segment – 2000 North from Aaron Drive to 400 West – was now proposed for chip seal. He noted that the eastern portions of both streets were being left out due to upcoming development and utility work that would require cutting into the roadway. He added that planned traffic signal modifications at 2400 North also factored into the decision to delay work on that section.

He reported that Staker Parson, the contractor currently performing the City's chip seal work, had submitted a cost proposal of \$144,778.45, with an additional \$7,250 contingency. Mr. Grandpre noted that Staker Parson could return later in September to complete the work if the weather remained favorable. He emphasized that timely treatment would help preserve the pavement condition on 2000 North, especially given anticipated increases in traffic related to the new high school.

In response to a question from Councilwoman Manzione, Mr. Grandpre confirmed that the mineral bond application would be included in the City's 2026 roadway maintenance schedule. He explained that applying chip seal now would allow the road to be protected through the winter and would provide a suitable surface for HA5 treatment in the spring, potentially extending the pavement's lifespan by seven to ten years and avoiding costly asphalt replacement.

There were no additional questions or comments from the Council.

**Motion: Councilwoman Manzione moved to approve Resolution 2025-75, a Resolution of the Tooele City Council approving change order No. 1 to the 2025 Roadway maintenance project, Schedule B, with Staker Parson Materials & Construction.** Councilman McCall seconded the motion. The vote was as follows: Councilman McCall, "Aye"; Councilman Hansen, "Aye"; Councilwoman Gochis, "Aye"; Councilwoman Manzione, "Aye"; Chairman Brady, "Aye". The motion carried 5-0.

5. **Resolution 2025-76 A Resolution of the Tooele City Council Authorizing the Tooele City Purchasing Agent to Dispose of Surplus Personal Property**

*Presented by Shilo Baker, City Recorder*

Ms. Baker explained that the Fire Department wished to surplus six used Sumitomo tires that had been removed from the 2020 brush truck during a recent rebuild. The truck had been fitted with larger off-road tires, rendering the original set unnecessary. She stated that the City would first offer the tires to other entities within the county and, if there were no interest, would proceed with a public sale. The starting price would be \$150 per tire, or \$900 for the full set, with flexibility for best offers. Ms. Baker noted that although the tires were used, they remained in good condition, and selling them would help avoid disposal costs. There were no questions or comments from the Council.



**Motion: Councilman Hansen moved to approve Resolution 2025-76, a Resolution of the Tooele City Council authorizing the Tooele City Purchasing Agent to dispose of surplus personal property.** Councilwoman Gochis seconded the motion. The vote was as follows: Councilman McCall, "Aye"; Councilman Hansen, "Aye"; Councilwoman Gochis, "Aye"; Councilwoman Manzione, "Aye"; Chairman Brady, "Aye". The motion carried 5-0.

6. **Resolution 2025-77 A Resolution of the Tooele City Council Approving an Agreement with Aarrow Landscape Construction, LLC, for the Tooele Library Xeriscaping Project**

*Presented by Chase Randall, Library Director*

Mr. Randall presented the proposed agreement for xeriscaping a portion of the Tooele City Library property. He explained that the project would focus on the grass area along the north side of the property, adjacent to a neighboring condominium complex. The existing sod would be removed and replaced with decorative rock that matches the material already installed on the north side of the library building. This improvement was expected to reduce both maintenance and water costs. In addition, a drip line would be installed in preparation for the future planting of three trees, likely in coordination with the Parks and Recreation Department next year.

Chairman Brady inquired whether the east and south sides of the building would remain sod, and Mr. Randall confirmed that they would for now. He added that he hoped to retain a grassy area for outdoor programming and was working with the current administration – and would continue conversations with the next mayor – regarding long-term plans for those areas.

In response to a question from Councilman McCall about the possibility of converting the north side into additional parking, Mr. Randall noted that although diagonal parking might be feasible, the presence of a drain and required infrastructure upgrades would make the cost prohibitive – estimated between \$100,000 and \$200,000. He also explained that library parking is sufficient the vast majority of the time, with peak demand limited to Wednesday storytime hours, and thus the expense could not be justified.

**Motion: Councilwoman Gochis moved to approve Resolution 2025-77, a Resolution of the Tooele City Council approving an agreement with Aarrow Landscape Construction, LLC, for the Tooele Library xeriscaping project.** Councilwoman Manzione seconded the motion. The vote was as follows: Councilman McCall, "Aye"; Councilman Hansen, "Aye"; Councilwoman Gochis, "Aye"; Councilwoman Manzione, "Aye"; Chairman Brady, "Aye". The motion carried 5-0.

7. **Invoices & Purchase Orders**

*Presented by Shilo Baker, City Recorder*

Chairman Brady announced that there were no invoices or purchase orders presented for consideration during the meeting.

8. **Minutes**

**~August 20, 2025 Work Meeting**

**~August 20, 2025 Primary Vote Canvass Meeting**

**~August 20, 2025 Business Meeting**

There were no corrections to the minutes.

**Motion: Councilwoman Manzione moved to approve the August 20, 2025 Work Meeting Minutes, August 20, 2025 Primary Vote Canvass Meeting Minutes, and the August 20, 2025**

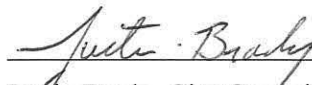
**Business Meeting Minutes as presented.** Councilman McCall seconded the motion. The vote was as follows: Councilman McCall, "Aye"; Councilman Hansen, "Aye"; Councilwoman Gochis, "Aye"; Councilwoman Manzione, "Aye"; Chairman Brady, "Aye". The motion carried 5-0.

9. **Adjourn**

There being no further business, Councilman Brady adjourned the meeting at 7:13 p.m.

*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 17<sup>th</sup> day of September, 2025



Justin Brady, City Council Chair

# Tooele City Open Forum Record Sheet

Date: September 3, 2025

Please PRINT the following information:

[illegible]