

City Council Business Meeting Minutes

Date: September 17, 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
Matt Johnson, City Attorney
Police Chief Adrian Day
Fire Chief Matt McCoy
Shannon Wimmer, Finance Director
Tiffany Day, Mayor's Executive Assistant
Shilo Baker, City Recorder
Loretta Herron, Deputy City Recorder
Kelley Anderson, Planning Commissioner
Melanie Hammer, Planning Commissioner
Chris Sloan, Planning Commissioner
Paul Hansen, City Engineer
Jamie Grandpre, Public Works Director
Nathan Farrer Assistant Public Works Director

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
Melodi Gochis, Present
Maresa Manzione, Present
Justin Brady, Present

3. State of the City Address

Presented by Debbie Winn, Mayor

Mayor Debbie Winn delivered the State of the City address, reflecting on her eight years in office as her second term approached its end. She recalled that Tooele City had once faced serious financial strain, which was corrected through a 2018 property tax increase that restored fiscal responsibility, reduced reliance on reserves, and allowed for long-term investments. She highlighted paying off all Redevelopment Agency debt, ending the city's lobbyist contract, and focusing on accountable economic development.

She emphasized Tooele's resilience through challenges such as fires, an earthquake, vandalism, and the COVID-19 pandemic. She reported progress on the Midvalley Highway, partnerships for youth recreation, beautification efforts downtown, and property purchases for open space and revitalization.

Public safety was a major theme, with Mayor Winn citing the construction of a new public safety building, significant increases in police staffing and pay, and investments in technology such as a 3D scanner and license plate recognition cameras. She noted the growth of the fire department under its first full-time chief, the dedication of a new fire station, and acquisition of new apparatus and equipment.

She also reviewed infrastructure and public works achievements, including new wells, water line replacements, roadway projects, sidewalks, and expanded city equipment. Parks and recreation facilities had been significantly improved, with new playgrounds, courts, trails, and community center upgrades. She highlighted the "Take Pride Tooele" initiative, the addition of more than 500 trees, and ongoing grant-funded projects.

Mayor Winn credited behind-the-scenes work by departments such as Finance, IT, HR, and the Recorder's Office for maintaining compliance, safeguarding resources, and supporting employees. She noted that not a single regular employee was laid off during COVID, and 48 new positions had been added over her tenure.

She emphasized strong partnerships with local organizations, veterans' groups, the Sons of Utah Pioneers, Switchpoint, the Tooele Army Depot, Dugway, and the school district. Economic development had also flourished, with new industrial employers, retail businesses, restaurants, and hotels. She reported that commercial property tax values had doubled in less than five years without offering local tax incentives.

Mayor Winn concluded by acknowledging ongoing challenges with growth, housing, water, and transportation but expressed confidence that Tooele was well prepared with solid plans, funding, and a strong community spirit. She thanked staff, the council, volunteers, and residents, and declared that the state of the city was strong and its future even brighter.

4. Public Comment Period

At 7:37 p.m., Chairman Brady opened the floor for public comments.

Mr. Tyler Winn, the mayor's husband, addressed the council. He praised Mayor Winn's dedication and preparation for her State of the City address, noting that she had worked tirelessly to ensure nothing was missed. He shared that over the past eight years they had rarely been out of telephone range because of her commitment to the city, and he expressed appreciation that she would soon be able to retire.

Mr. Winn commended city employees and volunteers, emphasizing the teamwork that supported the mayor and kept the city running effectively. Drawing on his experience as a former member of the fire department, he highlighted the dedication of volunteers who responded at all hours, often at personal expense, and recognized the professionalism of current fire staff. He also shared a story

illustrating the heavy workload of the police department, citing a shift in which officers handled 68 calls. He extended his gratitude to the parks department for their visible improvements throughout the city.

Mr. Winn closed by encouraging residents to be thoughtful and deliberate when voting for future city leaders, urging them to research candidates carefully to ensure continued strong leadership for Tooele City.

Mayor Winn presented an award to Fire Chief Matt McCoy. She noted that he had been hired in June 2022 as Tooele City's first full-time fire chief and had since taken on numerous major projects. She highlighted his pivotal role in the design, coordination, and completion of Fire Station No. 3, which was finished in April 2025 on time and within budget. Mayor Winn stated that the plaque, signed by members of the fire department, was a token of appreciation for his leadership and dedication, and she expressed gratitude for his service and the respect he had earned from his team.

There being no further comments, Chairman Brady closed the floor at 7:44 p.m.

5. Public Hearing and Motion on Resolution 2025-79 A Resolution of the Tooele City Council Approving Budget Amendments for Fiscal Year 2025-2026

Presented by Shannon Wimmer, Finance Director

Finance Director Shannon Wimmer presented Resolution 2025-79, the first budget amendment for fiscal year 2026. She explained that several amendments carried over projects budgeted in FY25 but not completed by June 30, including the Cemetery Road project, demolition of the cemetery house, final payments on the headworks building, and projects within the PID. Additional amendments reflected new revenues and grants, such as funds for the drug task force, \$16,500 for a part-time HR employee, \$74,000 donated by Rio Tinto for the museum project, \$1,000 for a buffalo painting sponsorship, and \$1,500 from the State of Utah for the America 250 Utah program.

She also noted smaller adjustments, including \$7,500 to finish new netting at the golf course, funds for the Miss Tooele City scholarships, and restroom projects at Veterans Park and Gleneagles funded by park impact fees. She added that \$4,000 was needed to upgrade the city's time clock system and reported that \$1.7 million would be allocated to begin drilling a new well on Rogers Road following successful testing.

There being no questions from the Council, Chairman Brady opened the public hearing at 7:47 p.m. There were no comments. The floor was closed.

Motion: Councilwoman Manzione moved to approve Resolution 2025-79, a Resolution of the Tooele City Council approving budget amendments for Fiscal Year 2025-2026. 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". There were none opposed. The motion carried 5-0.

6. Resolution 2025-78 A Resolution of the Tooele City Council Approving a Lease Purchase Agreement with Siddons Martin Emergency Group, LLC, for the Lease and Purchase of a Pierce Velocity Aerial Platform Fire Truck

Presented by Matt McCoy, Fire Chief

Fire Chief Matt McCoy presented Resolution 2025-78, seeking approval of a lease-purchase agreement with Siddons Martin Emergency Group, LLC for a Pierce Velocity aerial platform fire truck. He explained that a 2022 fire study identified the urgent need to modernize the department's fleet due to the city's rapid growth and increasing demands from high-density residential and multi-story developments. Of the department's two aerial trucks, only one currently meets ISO standards, limiting coverage.

Chief McCoy outlined that the proposal involved a seven-year lease-to-own agreement, beginning with a \$500,000 down payment already budgeted, followed by annual payments of just over \$300,000, for a total cost of \$2,272,293.54. The agreement included prepayment discounts that would save the city more than \$356,000. He described the truck as a mid-mount platform design, making it shorter and able to fit in Station No. 1, while providing a 100-foot aerial ladder with a pump and bucket.

He confirmed that existing trucks would remain in service, with the older ladder truck housed at Station No. 2. Chief McCoy explained that the long-term goal was to create a sustainable replacement rotation, aligning with NFPA guidelines of retiring frontline apparatus after 15 years and reserve trucks after 25 years. Council members expressed support, and Councilman Hansen took the opportunity to publicly thank the fire department, sharing a recent personal experience where firefighters responded immediately to a call at his son's garage. He praised their quick response and professionalism, noting that approximately 50 personnel had arrived on scene almost instantly.

Motion: Councilwoman Gochis moved to approve Resolution 2025-78, a Resolution of the Tooele City Council approving a lease purchase agreement with Siddons Martin Emergency Group, LLC, for the lease and purchase of a pierce velocity aerial platform fire truck. Councilman Hansen seconded the motion. The vote was as follows: Councilman McCall, "Aye"; Councilman Hansen, "Aye", Councilwoman Gochis, "Aye"; Councilwoman Manzione, "Aye"; Chairman Brady, "Aye". There were none opposed. The motion carried 5-0.

7. **Invoices & Purchase Orders**

Presented by Shilo Baker, City Recorder

Ms. Baker presented four invoices for approval. The first was to UDOT in the amount of \$304,296.34 for signal parts for the 2400 North and SR 36 traffic signal, a cost that would later be reimbursed by Smith's. The second invoice was to Russell Welding Corp. for \$34,884.55 for a solar house rail extension at the wastewater treatment plant. The third was to Axon Enterprise for \$124,954.43 for new tasers and related equipment for the Police Department. The final invoice was to Turf Equipment and Irrigation for \$60,305 for a Ventrac mini tractor for the golf course, which could also function as an aerator, seeder, trencher, and stump grinder. No questions or comments were raised by the council.

Motion: Councilman McCall moved to approve the invoices as presented. Councilman Hansen seconded the motion. The vote was as follows: Councilman McCall, "Aye"; Councilman Hansen, "Aye", Councilwoman Gochis, "Aye"; Councilwoman Manzione, "Aye"; Chairman Brady, "Aye". There were none opposed. The motion carried 5-0.

8. **Minutes**

~September 3, 2025 Business Meeting

There were no corrections to the minutes.

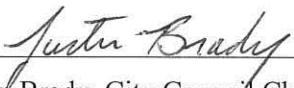
Motion: Councilwoman Manzione moved to approve the September 3, 2025 Business Meeting Minutes as presented. Councilman McCall seconded the motion. The vote was as follows: Councilman McCall, "Aye"; Councilman Hansen, "Aye", Councilwoman Gochis, "Aye"; Councilwoman Manzione, "Aye"; Chairman Brady, "Aye". There were none opposed. The motion carried 5-0.

9. **Adjourn**

There being no further business, Chairman Brady adjourned the meeting at 7:57 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 15th day of October, 2025



Justin Brady, City Council Chair

Tooele City Open Forum Record Sheet

Date: September 17, 2025

Please PRINT the following information:

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