



CENTERVILLE CITY

250 North Main • Centerville, Utah 84014-1824 • (801) 295-3477 • Fax: (801) 292-8034

Incorporated in 1915

Mayor

Paul A. Cutler

City Council

Ken S. Averett

Tamilyn Fillmore

John T. Higginson

Stephanie Ivie

Lawrence Wright

City Manager

Steve H. Thacker

interoffice MEMORANDUM

to: Mayor Cutler
City Council
cc: Department Heads
Planning Commission
from: Steve H. Thacker, City Manager *A. Thacker*
subject: City Manager's Summary of December 2, 2014 Council Meeting
date: November 26, 2014

5:30 RDA/ACB Meeting – The RDA Board and the Administrative Control Board (ACB) of the Davis Center for the Performing Arts will meet jointly to consider matters pertaining to the operations and maintenance of the performing arts facility. Two Bountiful City reps are included in this group. The RDA/ACB will review the 3rd Quarter financial reports for CenterPoint Legacy Theatre, the lessee of the performing arts center. Facility maintenance plans and issues will be discussed. The combined boards will review CenterPoint's proposed annual budget for 2015, including a facility maintenance budget, and will discuss the possibility of using a portion of future RAP tax revenue for purposes relating to this facility.

7:00 Regular City Council Meeting

Recognition/Commendation – Police Officer Jason Read and several Fire Agency responders will be recognized for saving a near-drowning victim recently.

E.1. Minutes Review and Acceptance – The minutes to be approved are enclosed.

E.2. Name change for Whitaker Museum – The Whitaker Museum Board would like to change the facility's name to: "The Whitaker" Centerville's Heritage Museum. This new name, if approved, will be used in a new sign the Board is ordering for the Main Street frontage.

E.3. Legacy Trail Subdivision Final Plan Approval – This is a mixed-use planned development at the southwest corner of Parrish Lane and 1250 West. Approval will allow the developer to proceed with construction of infrastructure needed for several future project phases of vertical development. The first phase consists of 160 apartments (7 buildings). The public improvements will include a pathway connecting with the Legacy Parkway Trail just north of the Birnam Woods Trailhead. Since some of this pathway is on UDOT right-of-way, UDOT is requiring a maintenance agreement from Centerville City, similar to the Legacy Parkway Trail maintenance agreement.

7:50 Adourn to RDA meeting

At this point in the agenda, the Council will adjourn into an RDA meeting to consider a matter related to the Legacy Trail Subdivision—i.e. the developer's request for tax increment assistance to offset some of the trail cost. Since this trail connection will be a significant public benefit to the community at large, I recommend some financial assistance from the RDA. As a basis for considering this request, staff will brief the RDA Board on the creation of the Community Development Project Area that includes this property.

8:20 Reconvene City Council meeting

The City Council will continue with its agenda after the RDA meeting.

- E.5. Fire Agency FY 2015 Budget** – The Fire Agency Board recently adopted a Tentative Budget for next year. It includes the funding of six new paramedics to fill two additional paramedic positions 24/7. It also includes a roving "squad" that supplements station staffing during heavier daytime workloads. Fire Chief Jeff Bassett will attend the meeting to explain budget increases and changes in station/equipment staffing that will be possible because of the additional paramedics. I will explain the impact on Centerville's budget. The City Council will be asked whether they support the Fire Agency's Tentative Budget.
- E.6. Utah Transportation Coalition** – This is the continuation of a matter discussed in an earlier council meeting. The Utah League of Cities and Towns (ULCT) is asking cities to join the Utah Transportation Coalition by approving an agreement for professional services supporting a public education campaign for more investment in transportation needs. Centerville's direct contribution would be \$500. Several council members expressed concern about this at the earlier meeting because it was not clear whether potential new funding would be available for local road maintenance. Roger Tew of the ULCT will attend to address this concern and answer questions.
- E.7. Mayor's Report** – Although no specific topics are identified under this heading, Mayor Cutler may want to report on one or more matters.
- E.8. City Manager's Report** – I recommend the Council set a work session for January 20 to meet with State Legislators representing our community and discuss potential legislation that could affect Centerville.
- E.9. Miscellaneous Business** – No specific topics are identified at this time under this heading.
- E.10. Closed Meeting, if necessary** – At this time I am not aware of a need for a closed meeting, but the agenda allows for that possibility.
- E.11. Appointments by Mayor** – Mayor Cutler may recommend appointments to City boards and committees.

Potential Agenda Items for December 16 City Council meetings (subject to change):

- City Council 2015 meeting schedule
- Approve amendments to recording secretary services contracts
- Staff report re current business license fees
- Amendments to City Code re Whitaker Museum
- Drainage utility rate study analysis & recommendations
- Council Liaison Report – Councilwoman Fillmore – Recreation District & Parks & Recreation Committee

Mayor
City Council
Department Heads
Planning Commission
November 26, 2014
Page 3

- RDA meeting – Biotron business expansion and briefing re Pages Lane commercial area redevelopment potential
- Discussion re temporary sign ordinance vs campaign signs
- Resolution re paramedic funding from County
- Cost-sharing agreement with UDOT for culvert under I-15 at Lund Lane
- Financial Report for period ending November 30, 2014

mlm

**REDEVELOPMENT AGENCY OF
CENTERVILLE CITY/DAVIS CENTER FOR
THE PERFORMING ARTS ADMINSTRATIVE
CONTROL BOARD MEETING AGENDA**

NOTICE IS HEREBY GIVEN THAT THE REDEVELOPMENT AGENCY OF CENTERVILLE CITY BOARD AND THE ADMINSTRATIVE CONTROL BOARD OF THE DAVIS CENTER FOR THE PERFORMING ARTS WILL HOLD A COMBINED PUBLIC MEETING AT 5:30 P.M. ON TUESDAY, DECEMBER 2, 2014 AT THE CENTERVILLE CITY HALL COUNCIL CHAMBERS, 250 NORTH MAIN STREET, CENTERVILLE, UTAH. THE AGENDA IS SHOWN BELOW.

Tentative
Time:

5:30 **A. ROLL CALL**

B. NEW BUSINESS

1. Review 3rd quarter financial reports for CenterPoint Legacy Theatre
2. Building maintenance issues
 - a. Long-term facility maintenance plan (projected revenues vs. expenses)
 - b. Proposal for upgrading building HVAC maintenance services
3. Review proposed budgets for calendar year 2015, including building maintenance budget
4. Status of CPT construction obligation
5. RAP Tax support for CPT/facility

D. ADJOURNMENT

Steve H. Thacker
Executive Director

AMENDED AGENDA DECEMBER 1, 2014

CENTERVILLE CITY COUNCIL AGENDA

NOTICE IS HEREBY GIVEN THAT THE CENTERVILLE CITY COUNCIL WILL HOLD ITS REGULAR PUBLIC MEETING AT 7:00 P.M. ON TUESDAY, DECEMBER 2, 2014 AT THE CENTERVILLE CITY COMMUNITY CENTER AND CITY HALL COUNCIL CHAMBERS, 250 NORTH MAIN STREET, CENTERVILLE, UTAH. THE AGENDA IS SHOWN BELOW.

Meetings of the City Council of Centerville City may be conducted via electronic means pursuant to Utah Code Ann. § 52-4-207, as amended. In such circumstances, contact will be established and maintained via electronic means and the meeting will be conducted pursuant to the Electronic Meetings Policy established by the City Council for electronic meetings.

Centerville City, in compliance with the Americans With Disabilities Act, provides accommodations and auxiliary communicative aids and services for all those citizens in need of assistance, including hearing devices. Persons requesting these accommodations for City-sponsored public meetings, services, programs, or events should call Blaine Lutz, Centerville Finance Director, at 295-3477, giving at least 24 hours notice prior to the meeting.

A notebook containing supporting materials for the business agenda items is available for public inspection and review at City Hall and will be available for review at the meeting. Upon request, a citizen may obtain (without charge) the City Manager's memo summarizing the agenda business, or may read this memo on the City's website: <http://centervillepublic.novusagenda.com/>.

Tentative - The times shown below are tentative and are subject to change during the meeting.
Time:

5:30 RDA/ACB Meeting

7:00 A. ROLL CALL

(See City Manager's Memo for summary of meeting business)

B. PLEDGE OF ALLEGIANCE

C. PRAYER OR THOUGHT

Councilwoman Tamilyn Fillmore

7:05 D. OPEN SESSION (This item allows for the public to comment on any subject of municipal concern, including agenda items that are not scheduled for a public hearing. Citizens are encouraged to limit their comments to two (2) minutes per person. Citizens may request a time to speak during Open Session by calling the City Recorder's office at 295-3477, or may make such request at the beginning of Open Session.) Please state your name and city of residence.

Recognition/Commendation

E. BUSINESS

7:10 1. MINUTES REVIEW AND ACCEPTANCE

November 18, 2014 regular City Council meeting & closed meeting minutes
(OVER)

- 7:10 2. Consider name change for Whitaker Museum
- 7:20 3. Legacy Trail Subdivision Development - 1250 West Parrish Lane
- a. Public Hearing - final subdivision plan for the Legacy Trail Subdivision, which consists of office, retail, gas/convenience store uses and multi-family units, to be located at the corner of 1250 West and Parrish Lane, in the C-VH/PD Zone. Fred Hale & Chad Salmon, Applicants
 - b. Trail Maintenance Agreement
 - c. Consider approval of final subdivision plan
- 7:50 4. **Adjourn to RDA meeting**
- 8:20 **Reconvene City Council meeting**
- 8:20 5. Fire Agency FY 2015 Tentative Budget
- a. Report from Fire Chief
 - b. Paramedic Funding Resolution
 - c. City Council position re: Tentative Budget
- 8:50 6. Reconsider agreement for professional services pertaining to the Utah Transportation Coalition
- 9:05 7. Mayor's Report
- 9:10 8. City Manager's Report
- a. Schedule work session with State Legislators representing Centerville
- 9:15 9. City Council Liaison Report
- a. Wasatch Integrated Waste Management District – Councilman John Higginson
- 9:25 10. Miscellaneous Business
- a. *Request for use of City property for wireless internet facility*
- 9:30 11. Closed meeting, if necessary, for reasons allowed by state law , including, but not limited to, the provisions of Section 52-4-205 of the Utah Open and Public Meetings Act, and for attorney-client matters that are privileged pursuant to *Utah Code Ann.* § 78B-1-137, as amended
- 9:30 12. Possible action following closed meeting, including appointments to boards and committees

F. ADJOURNMENT

Items of Interest (i.e., newspaper articles, not items on agenda) Posted in-meeting information

CENTERVILLE

**Staff Backup Report
12/2/2014**

Item No.

Short Title: RDA/ACB Meeting

Initiated By:

Scheduled Time: 5:30

SUBJECT

RECOMMENDATION

BACKGROUND

CENTERVILLE

**Staff Backup Report
12/2/2014**

Item No.

Short Title: (See City Manager's Memo for summary of meeting business)

Initiated By:

Scheduled Time:

SUBJECT

RECOMMENDATION

BACKGROUND

ATTACHMENTS:

Description

- ☐ City Manager Summary of December 2, 2014 Council meeting

CENTERVILLE

**Staff Backup Report
12/2/2014**

Item No.

Short Title: Councilwoman Tamilyn Fillmore

Initiated By:

Scheduled Time:

SUBJECT

RECOMMENDATION

BACKGROUND

**CENTERVILLE
CITY COUNCIL
Staff Backup Report
12/2/2014**

Item No.

Short Title: Recognition/Commendation

Initiated By:

Scheduled Time:

SUBJECT

Recognize first responders to recent near-drowning event

RECOMMENDATION

BACKGROUND

CENTERVILLE

**Staff Backup Report
12/2/2014**

Item No. 1.

Short Title: Minutes Review and Acceptance

Initiated By:

Scheduled Time: 7:10

SUBJECT

November 18, 2014 regular City Council meeting & closed meeting minutes

RECOMMENDATION

BACKGROUND

ATTACHMENTS:

Description

- ☐ November 18, 2014 Council meeting minutes
- ☐ November 18, 2014 closed meeting minutes

PRELIMINARY DRAFT

Minutes of the Centerville **City Council** meeting held Tuesday, November 18, 2014 at 7:08 p.m. in the Centerville City Hall Council Chambers, 250 North Main Street, Centerville, Utah.

MEMBERS PRESENT

Mayor Paul A. Cutler

Council Members Ken S. Averett
Tamilyn Fillmore
John T. Higginson
Stephanie Ivie
Lawrence Wright

STAFF PRESENT

Steve Thacker, City Manager
Blaine Lutz, Finance Director/Assistant City Manager
(arrived at 7:40 p.m.)
Jacob Smith, Management Assistant
Lisa Romney, City Attorney
Neal Worsley, Centerville Police Chief
Katie Rust, Recording Secretary

VISITORS

Interested citizens (see attached sign-in sheet)

PLEDGE OF ALLEGIANCE

PRAYER OR THOUGHT

Councilwoman Stephanie Ivie

COMMENDATIONS

Mayor Cutler recognized and congratulated Councilwoman Ivie and Management Assistant Jake Smith for graduating from the Citizens Police Academy. Police Chief Neal Worsley described the significant commitment involved, and the knowledge gained through participation.

OPEN SESSION

No one wished to comment.

MINUTES REVIEW AND ACCEPTANCE

The minutes of the November 4, 2014 work session, and November 5, 2014 work session and regular Council meeting were reviewed. Councilman Wright requested an addition to the November 5 regular Council meeting minutes. Councilman Wright made a **motion** to approve the November 4 work session minutes, the November 5 work session minutes, and the November 5 Council meeting minutes as amended. Councilwoman Ivie seconded the motion, which passed by unanimous vote (5-0).

SUMMARY ACTION CALENDAR

- a. Approve purchase of Dodge Ram 3500, Tradesman, 2 wheel drive cab and chassis for Water Department from Young Automotive Group in the amount of \$25,663; and

PRELIMINARY DRAFT

1 service body (9-foot Reading Classic II) from Semi Service in the amount of
2 \$12,297.80

3 b. Approve purchase of two new hand held and two new mobile radios from Motorola in
4 the amount of \$10,479.50 for the Police Department

5 c. Authorize release of funding for new Police Officer position
6

7 Councilman Wright asked if the truck listed in item (a), and the hand held and mobile
8 radios listed in item (b) of the Summary Action Calendar were approved in the current Budget.
9 Steve Thacker, City Manager, confirmed that both expenditures were included in the approved
10 Budget. Councilman Higginson made a **motion** to approve all items on the Summary Action
11 Calendar. Councilwoman Ivie seconded the motion, which passed by unanimous vote (5-0).
12 Councilman Wright thanked the Police Department for taking additional time for explanations
13 regarding the new Police Officer position.
14

15 **COST-SHARING PROPOSAL FROM UDOT FOR LARGER CULVERT UNDER I-15** 16 **AT LUND LANE** 17

18 The current I-15 project has provided an opportunity for the City to install a larger (36-
19 inch) drainage culvert under the freeway at Lund Lane, with UDOT sharing the cost. This
20 culvert would tie into the 36-inch culvert recently installed under the railroad tracks as a joint
21 project between the City and developer of the Woods Park Subdivision. This project (i.e.
22 installing a larger culvert under I-15) is on the drainage master plan list of projects reviewed by
23 the City Council earlier this year – but near the end of a 10-year period. This was based on the
24 assumption that UDOT would be willing to cost-share a larger culvert when the freeway is
25 reconstructed in the future. However, due to the current I-15 project, staff raised the issue of
26 constructing this culvert now with UDOT's participation in the cost. UDOT recently agreed to
27 share the cost 50/50 and has presented a proposal from the I-15 contractor to install this culvert.
28

29 City Manager Thacker displayed a portion of corroded pipe from a recent storm drain
30 collapse on 400 East, and explained that staff feels the master plan list of projects for the next
31 10 years should be revised prior to the Council making a decision regarding the cost-sharing
32 proposal from UDOT. Staff recommends the Council meet in a work session to discuss
33 reprioritizing the drainage master plan list of projects, and the rate increases that will be needed
34 to fund the revised project list. Mr. Thacker said that staff has pressed UDOT to become aware
35 of the condition of the many drainage pipes under I-15 through Centerville, and UDOT has
36 agreed to line some of the existing drainage pipes at its own expense. Councilman Higginson
37 asked which entity is responsible when storm drain lines under I-15 fail. Mr. Thacker responded
38 that staff would argue that UDOT retains responsibility. If the drainage pipes were enlarged,
39 maintenance would possibly become a joint responsibility. The Council will meet in a work
40 session on Tuesday, November 25th at 5:00 p.m.
41

42 **POTENTIAL USE OF CITY PROPERTY FOR TELECOMMUNICATIONS FACILITIES** 43

44 The City has been contacted by a wireless internet service provider about installing a
45 tower (10-25 feet tall) and related equipment on the City's property on the mountainside
46 designated for use by the Small Arms Association. Staff expect there will be similar requests
47 from other companies in the future. Councilman Higginson asked if the City would be obligated
48 to allow more if the current request is granted. Mayor Cutler stated that the City is not obligated,
49 but the request provides an opportunity to lease space. The Mayor expressed concern over the
50 company's request that the City not allow anyone else to use the space. The Mayor said he is
51 also concerned that the requesting company would be using the same unlicensed frequency
52 bands used by residents for Wi-Fi routers, and the same frequency used by the City for wireless

1 cameras at City well sites. Mr. Thacker stated that the company is proposing to power the site
2 with solar power. He said he does not believe the tower would be very visible from most of the
3 City.
4

5 Lisa Romney, City Attorney, commented that the City is not obligated to approve
6 requests for use of City property. She pointed out that the proposal would require an
7 amendment to the agreement with the Small Arms Association. Ms. Romney expressed
8 concern regarding barrier to entry, and suggested finding a site that could accommodate a few
9 towers if the Council is inclined to approve the request. The Mayor has offered to participate in
10 the evaluation process if the Council is willing to consider the request. Councilman Higginson
11 stated he does not feel a lease involving construction of a tower would be worth doing for only a
12 couple thousand dollars in lease revenue per year. He suggested it may be attractive if there
13 were an additional benefit to the City. Councilman Wright mentioned there could possibly be an
14 emergency management benefit to the City. Councilmen Averett and Wright echoed the
15 Mayor's concern about potential Wi-Fi interference. Councilman Averett asked if it is common
16 for companies to share towers. Mayor Cutler responded that sharing is common between
17 licensed carriers, but unlicensed carriers tend to distance themselves from other companies
18 using the same space. Councilman Averett said he is not in favor of the potential inconvenience
19 to the Small Arms Association, and potential visibility of the tower from the City and the freeway.
20

21 Mr. Thacker asked the Council members if they are in favor of exploring the request.
22 The Council indicated they are not enthusiastic about the proposal, but would be willing to hear
23 more if the Council's concerns could be mitigated, and value added to the City.
24

25 **CONSIDER PARTICIPATION IN THE UTAH TRANSPORTATION COALITION**
26

27 The Utah Transportation Coalition consists of businesses, chambers of commerce,
28 cities, and counties working together to educate the general public and policymakers of the
29 urgent need for more transportation funding. Councilman Higginson stated he is impressed with
30 the united effort of every city and county in the State to get more help from the Legislature for
31 transportation funding. The private sector is paying about two-thirds of the Coalition's costs.
32 Each city's contribution amount is based on population. The Coalition has requested \$500 from
33 Centerville City.
34

35 Mr. Thacker explained that the method preferred by the Utah League of Cities and
36 Towns (ULCT) is a quarter-cent sales tax increase which each city would have flexibility to fund
37 a broad range of transportation purposes. Each city would be able to choose whether to
38 implement the increase, if authorized by the Legislature, and which transportation purposes to
39 fund with the increased revenues. Councilwoman Fillmore stated she is grateful for the step
40 forward after getting behind for so many years, and made a **motion** to approve the agreement
41 for professional services between Centerville and Salt Lake Chamber of Commerce relating to
42 the initiative to increase transportation funding for Utah cities, and authorize the expenditure of
43 \$500 from the Council's contingency budget to pay Centerville's share of the Coalition costs.
44 Councilman Higginson seconded the motion. Councilman Wright suggested the Council take
45 time to become familiar with the Coalition's plan before approving participation. Mr. Thacker
46 stated he feels it is a small investment for a big potential return. ULCT is seeking a funding
47 solution that provides maximum flexibility for the cities. Mayor Cutler recommended the Council
48 approve participation and authorize funding, and ask staff to supply copies of the Unified
49 Transportation Plan to the Council. He also encouraged Council members to study
50 utahtransportation.org.
51

PRELIMINARY DRAFT

Centerville City Council
Minutes of Meeting of November 18, 2014

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1 Councilwoman Ivie expressed frustration with the number of government agency
2 "toolkits" provided, and said she feels if there is enough need for transportation funding
3 Centerville citizens will figure it out without the City paying the Coalition \$500. Mr. Thacker
4 stated that the tools given to the cities could be customized to the needs of each city.
5 Councilman Wright said he feels the mention of mass transit sounds like light rail on Main
6 Street. Councilman Higginson expressed confidence that the Coalition will be city driven, and
7 other cities like St. George, Cedar City, and Logan have no interest in Centerville having a light
8 rail system. Councilman Wright said he feels if the City is going to implement a tax increase
9 they need to be able to articulate the reasons for the increase. Councilwoman Fillmore stated
10 that the need for transportation funding is not a new issue, and she is surprised to hear mention
11 that the attempt to tackle the problem is a new thing to be further studied before giving support.
12 She said the ULCT has been representing the cities on this matter for many years.

13
14 The motion to participate in the Utah Transportation Coalition failed by majority vote (3-
15 2), with Council members Averett, Ivie, and Wright voting against and Council members Fillmore
16 and Higginson voting in favor. Councilman Averett stated he would be interested in learning
17 more about the Plan to become more comfortable. At this time he feels it is slanted toward
18 mass transit. Mr. Thacker said ULCT is seeking a flexible funding source based on the needs of
19 each city. He said he is convinced that basic road maintenance is the main priority, but the
20 Coalition wants a broader appeal to be flexible for other uses if a city desires. Councilman
21 Higginson repeated that it is not a mass transit issue in his opinion. Councilwoman Ivie agreed
22 with Councilman Averett stating that she would like to learn more.

FINANCIAL REPORT

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24
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26 Blaine Lutz, Finance Director/Assistant City Manager, presented a financial report for the
27 period ending October 31, 2014.

AMEND FY 2015 BUDGET OF FUNDS – CONSIDER RESOLUTION NO. 2014-29

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29
30
31 Mr. Lutz explained the proposed FY 2015 Budget amendments included in Resolution
32 No. 2014-29. Mayor Cutler opened a public hearing at 8:42 p.m. and closed the public hearing
33 seeing that no one wished to comment. Councilwoman Fillmore made a **motion** to adopt
34 Resolution No. 2014-29 amending the FY 2014-15 Budget of Funds. Councilman Averett
35 seconded the motion, which passed by unanimous vote (5-0).

CONSIDER PARTICIPATION IN ELECTION DAY VOTER REGISTRATION PILOT PROGRAM

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40 Mayor Cutler stated he is interested in the City participating in the election day voter
41 registration pilot program in the hope of increasing voter participation. The same-day
42 registration pilot program would affect the 2015 municipal election, and would allow citizens to
43 register and vote at the same time, eliminating the requirement to register at least 14 days
44 before voting. Councilwoman Fillmore made a **motion** directing staff to apply for participation in
45 the election day voter registration pilot program. Councilman Wright seconded the motion.
46 Councilwoman Ivie expressed disappointment that such a program is necessary. The Council
47 discussed drawbacks and benefits related to voting by mail. The motion passed by majority
48 vote (4-1), with Councilwoman Ivie dissenting.

MAYOR'S REPORT

- Mayor Cutler reported that Centerville's Fire Agency assessment will increase 3.4% per the Fire Chief's proposed budget for FY 2015. Mayor Cutler suggested Fire Chief Bassett be invited to present his proposed budget to the Council. Councilman Wright suggested that a long-range solution to the existing difficulties with emergency services would be to create a South Davis City. He said he would support a feasibility study that would identify the savings and problems that would be associated with a unified South Davis City. Councilman Averett suggested the Mayor bring up the idea first with the other cities' mayors to test for potential support. Councilman Higginson stated he is in favor of increased cooperation and cost savings, but concerned about the problems citizens in the different cities would take on by combining. Mayor Cutler agreed to talk to the other mayors about Councilman Wright's suggestion.
- Mayors from many UTOPIA cities met on Friday, November 14th, to discuss UTOPIA matters. Mayor Cutler reported they did not reach consensus regarding how UTOPIA should move forward, or regarding division of the recent legal settlement. Mr. Lutz cautioned that no date has been set for delivery of the \$10 million settlement. Mayor Cutler also updated the Council on current UTOPIA revenue and continued discussions with Macquarie. Councilman Wright asked how UTOPIA/UIA will continue to provide services after December if consensus is not reached by the Board. Mayor Cutler stated he has suggested that a mechanism other than refusing to pay operating assessments needs to be put in place that would allow cities to show disapproval.
- The Council was made aware of third quarter utility bill adjustments.
- West Bountiful City has expressed concern about potential rezoning on Centerville's west side in the form of a letter to the Mayor and Council. Mayor Cutler recommended the Council allow the Planning Commission to finish their process, and hold an educational joint work session with the West Bountiful City Council if the Planning Commission recommends a General Plan change.
- The Mayor stated there has been some discussion regarding the possibility of allowing donations to City parks for naming baseball fields or taking donations for other baseball related amenities in conjunction with the Centennial Celebration. The Mayor asked for authority to investigate the idea further, and the Council expressed support.

CLOSED MEETING

At 9:15 p.m. Councilman Higginson made a **motion** to move to a closed meeting following a brief recess to discuss pending or reasonably imminent litigation. Councilman Wright seconded the motion, which passed by unanimous vote (5-0). In attendance were: Paul A. Cutler, Mayor; Council members Averett, Fillmore, Higginson, Ivie, and Wright; Steve Thacker, City Manager; Blaine Lutz, Finance Director/Assistant City Manager; Lisa Romney, City Attorney; Katie Rust, Recording Secretary; and Heather White, Attorney.

The Council returned to regular meeting at 10:02 p.m.

CITY MANAGER'S REPORT

- Mr. Thacker reported that staff has been able to generate sources for some of the excess soil from the Community Park Expansion Site to avoid spreading the soil

PRELIMINARY DRAFT

1 along the Frontage Road. He authorized the contractor to lower the fields a little
2 further to bring them closer to the level of the existing fields, as recommended by the
3 Parks Director and City Engineer. This will cost an additional estimated amount of
4 about \$20,000.

- 5 • City Manager Thacker reported that UDOT has granted the City \$50,000 to add
6 sidewalk along the north end of the Frontage Road for continuous sidewalk. The
7 total estimated cost of the project is \$83,000. The City will contribute some in-kind
8 services. The Council indicated support for accepting the UDOT funds for the
9 sidewalk project.
- 10 • The Council plans to hold a work session with Legislators in January, 2015.

APPOINTMENT

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12
13
14 Mayor Cutler recommended reappointing Bridget Lee to the Whitaker Museum Board for
15 a term to expire in December of next year. Councilman Higginson made a **motion** to reappoint
16 Bridget Lee to the Whitaker Museum Board for a term to expire December 31, 2015.
17 Councilwoman Ivie seconded the motion, which passed by unanimous vote (5-0).

MISCELLANEOUS BUSINESS

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21 Councilwoman Ivie referred to the Police Department's policy regarding on-call
22 detectives, and suggested the City reevaluate the current restrictions. City Manager Thacker
23 suggested discussion of the matter should take place with management before Council action.

ADJOURNMENT

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26
27 At 10:29 p.m. Councilman Wright made a **motion** to adjourn the Council meeting.
28 Councilman Higginson seconded the motion, which passed by unanimous vote (5-0).

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33
34 _____
35 Marsha L. Morrow, City Recorder

Date Approved

36
37
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39
40 _____
Katie Rust, Recording Secretary

**CENTERVILLE
CITY COUNCIL
Staff Backup Report
12/2/2014**

Item No. 2.

Short Title: Consider name change for Whitaker Museum

Initiated By:

Scheduled Time: 7:10

SUBJECT

RECOMMENDATION

BACKGROUND

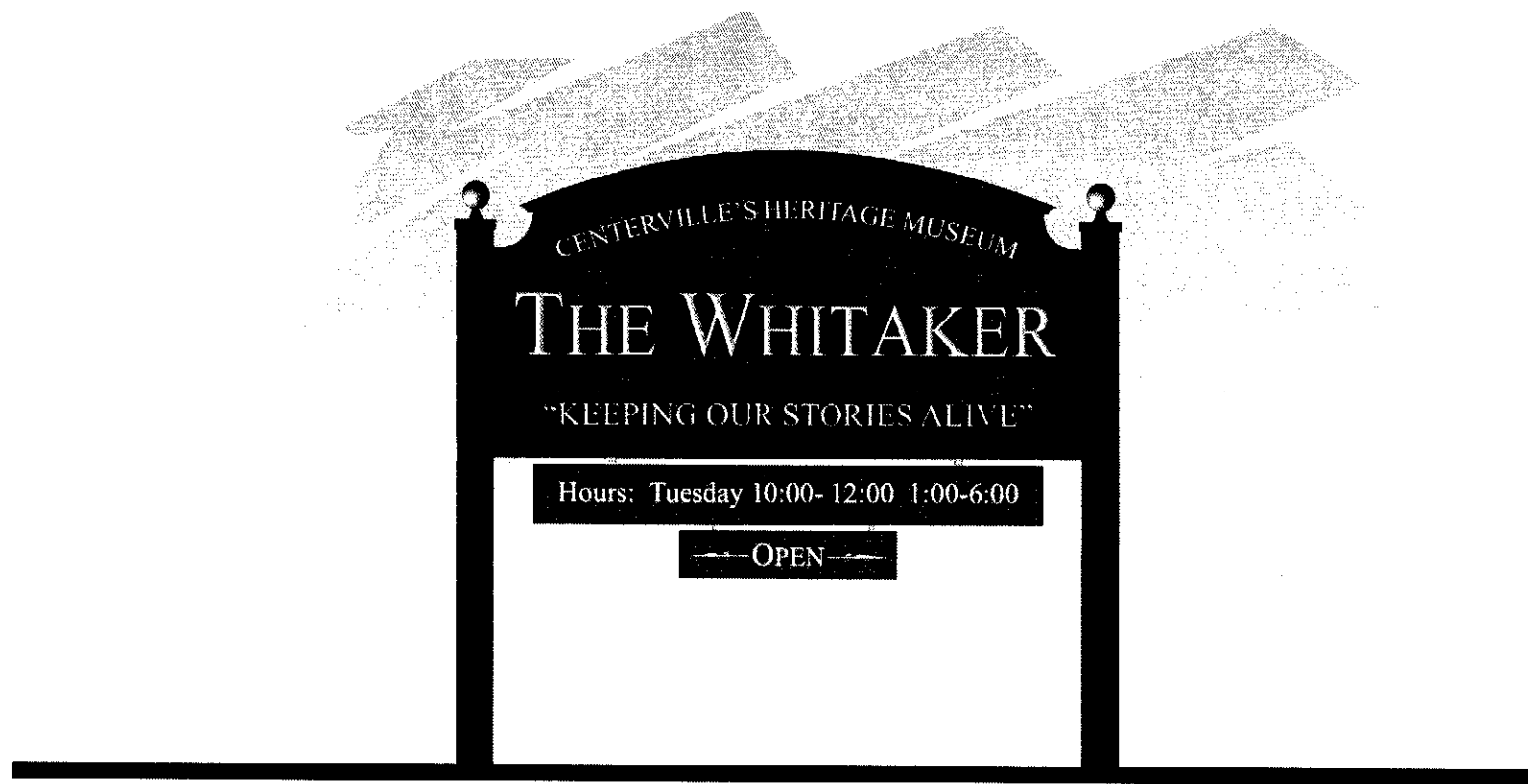
The Whitaker Museum Board proposes a name change for the museum facility: "The Whitaker" Centerville's Heritage Museum. They also have proposed extensive amendments to City Code provisions which delineate the duties of the Museum Board, responsibilities of the Chair and Director, operating policies, etc. Staff are still discussing these proposed Code and policy drafts with museum representatives; therefore, these changes are not yet ready for City Council consideration. However, the Museum Board wants to proceed with ordering an outdoor sign containing the proposed new name. Hence the reason for asking the City Council at this time to approve the name change for the facility. The attachment is a preliminary graphic of the new sign. It does not represent the final version, but gives the Council an idea of what they want to do. If a name change is approved, this will be incorporated in the Code revisions currently under review.

Spencer Packer, Museum Board Chair, will take a few minutes to explain the reason for proposing a name change and respond to questions.

ATTACHMENTS:

Description

- Whitaker sign - preliminary drawing



ALLIED
ELECTRIC SIGN
& Awning

Signs that build business!

SALT LAKE CITY:
1920 S 900 W
(801) 972-5503
WWW.ALLIED-SIGN.COM

DRAWING STEPS
☐ CONCEPT
☐ ESTIMATING
☐ PERMIT/LANDLORD
☐ PRODUCTION

DRAWING REVIEW
SURVEY
PRODUCTION REVIEW

Client: Name
Address: Address

File Name: Customer Name_CityREV

SALES APPROVAL:
Designer: rws
Sales Name: SMx
Today's Date

REVISION #: XX
REVISION NOTES

UTAH COUNTY: 1852 N. Parkway Court, Springville, UT 84663 • (801) 489-3645 **OGDEN:** 2924 Pennsylvania Avenue • (801) 621-4612



**CENTERVILLE
CITY COUNCIL
Staff Backup Report
12/2/2014**

Item No. 3.

Short Title: Legacy Trail Subdivision Development - 1250 West Parrish Lane

Initiated By:

Scheduled Time: 7:20

SUBJECT

- a. Public Hearing - final subdivision plan for the Legacy Trail Subdivision, which consists of office, retail, gas/convenience store uses and multi-family units, to be located at the corner of 1250 West and Parrish Lane, in the C-VH/PD Zone. Fred Hale & Chad Salmon, Applicants
- b. Trail Maintenance Agreement
- c. Consider approval of final subdivision plan

RECOMMENDATION

- a. Hold a public hearing on the proposed subdivision plan.
- b. Consider Trail Maintenance Agreement between Centerville City and UDOT pertaining to a trail segment to be constructed by the developer, which will provide access to the Legacy Parkway Trail.
- c. Consider approval of final subdivision plan.

BACKGROUND

The Planning Commission unanimously recommended approval of this subdivision plan. Approval and recording of this subdivision--after satisfying any related conditions--will allow the developer to proceed with the construction of infrastructure to serve the future uses on this property. The developer must still get final site plan approval, however, to begin construction of the apartments, which will be the first vertical development phase within this mixed-use project.

The conditions associated with the Planning Commission's approval (see attached staff reports and PC meeting minutes) require approval from UDOT and the City for the trail segment. This trail will provide connection to the Legacy Parkway Trail (see attached maps or drawings). The trail segment will be an 8-foot wide asphalt trail along Parrish Lane and the west side of the development, connecting into the Legacy Parkway Trail just north of the Birnam Woods Trailhead. Much of this trail segment will be constructed on UDOT right-of-way. Therefore, UDOT is requiring a trail maintenance agreement from Centerville City before they will give the developer a permit to construct the trail connection. This agreement is the subject of item # 3.b. The City Manager requested the proposed agreement from UDOT last week, but this is not expected to be sent until Monday, December 1.

The Planning Commission's conditions also require the City's approval of the landscaping plan for the trail corridor because the City Council, in an earlier meeting, directed that it be drought-tolerant. The developers have not yet submitted this plan. The City Council may want to consider delegating this approval to staff unless the Council wants to approve a specific landscaping plan. If delegated to staff as a condition of the Council's approval, staff could then work with the developer to coordinate/transition this plan with the landscaping plan for the apartments phase of the project.

ATTACHMENTS:

Description

- D Staff Report re Legacy Trail Apartments
- D Staff Report 11-12-14 PC meeting
- D 11-25-2014 PC - preliminary draft minutes re Legacy Trail Apartments Development
- D Legacy Apartments Maps

**CENTERVILLE CITY
COMMUNITY DEVELOPMENT DEPARTMENT
655 North 1250 West, Centerville, Utah 84014
(801) 292-8232**

STAFF TRANSMITTAL REPORT

DATE: NOVEMBER 12, 2014

TO: STEVE THACKER, CITY MANAGER

FROM: CORVIN M. SNYDER, AICP, COMMUNITY DEVELOPMENT DIRECTOR

APPLICANT: FRED HALE / CHAD SALMON
C/O H&S LLC
1778 WEST 1180 SOUTH
WOODS CROSS, UTAH 84087
chad@salmonelectric.com
fredh@colonialbuilding.com

PROPERTY: SOUTHWEST CORNER OF PARRISH LANE & 1250 WEST

ACREAGE: 12.15 ACRES

ZONING: COMMERCIAL-VERY HIGH/PLANNED DEVELOPMENT
(C-VH/PD)

APPLICATION: FINAL SUBDIVISION PLAN - LEGACY TRAIL SUBDIVISION (4 LOTS)

RECOMMENDATION: APPROVE FINAL SUBDIVISION PLAT & PLANS

BACKGROUND

The applicants desire to finalize the subdivision of land associated with the Legacy Trail Development. This planned development project was approved earlier this year by the City. The Legacy Trail Development contains a non-traditional land use pattern involving an integrated mixture of uses. Thus, the subdivision approval requires a cohesive review and approval approach to ensure that the subdivision addresses the needs of the entire project.

RECOMMENDATION

On November 12, 2014, the Planning Commission recommended, to the City Council, **APPROVAL** of the proposed subdivision, as follows:

1. The plat and plans shall provide for the construction of the entire common internal roadway loop connecting Parrish Lane to the 1250 West Round-About.

CITY COUNCIL AGENDA REQUEST

2. An off-site dedication parcel to UDOT and a public trail easement, located to the southwest, shall be recorded in conjunction with the subdivision plat.
3. As deemed acceptable to the City and UDOT, the trail system shall establish a non-access line with fencing to prohibit users from access to the roadway and ramp systems along identified sections of the trail.
4. As deemed acceptable to the City and UDOT, the final plans and plat shall provide or comply with curb and gutter changes, re-striping, and a restriction median, as part of traffic circulation patterns.
5. Concerning the trail system, the final plat and plans, along with the landscaping plan and design, shall be reviewed by both the City and UDOT and shall obtain written acceptance from each entity.
6. The final plat and plans shall be deemed acceptable, in accordance with applicable Ordinances or PDO approval, by the City's Engineer and Attorney (e.g., the engineering review comments, providing a final title report, and providing a copy of the CC&R's).
7. The applicants/developers shall establish, post, or pay any applicable, bonds, impact, fees, or other related costs, as defined in the City's Fee Schedule or Ordinances.

Suggested Reasons for the Action (Findings):

- a. The Commission finds that the proposed subdivision is subject to the terms and conditions of the PDO approval for the Legacy Trail Apartment Project.
- b. The Commission finds that the submitted final subdivision plat and plans are sufficient in scope to access the subdivision's compliance with the City's General Plan, Zoning, Subdivision, and other applicable regulations adopted by the City.
- c. The Commission finds that the Legacy Trail Development contains a non-traditional land use pattern involving an integrated mixture of uses.
- d. Therefore, the Commission finds that the subdivision will require a cohesive review and approval approach to ensure that the subdivision addresses the needs of the entire project in relation to creating self-sustaining independent lots.
- e. The Commission finds that the conditions of the preliminary plan approval address the adequacy for probable compliance with the adopted regulations and provide needed feedback for preparing and submitting a final subdivision plat and plan application.

Planning Commission Vote (7-0):

Commissioner	Yes	No	Not Present
Hirschi (Chair)	X		
Hirst	X		
Johnson	X		
Kjar	X		
Merrill	X		
Randall	X		
Ince	X		

**CENTERVILLE CITY
COMMUNITY DEVELOPMENT DEPARTMENT
655 North 1250 West, Centerville, Utah 84014
(801) 292-8232**

**STAFF REPORT
AGENDA: ITEM 3**

APPLICANT: FRED HALE / CHAD SALMON
C/O H&S LLC
1778 WEST 1180 SOUTH
WOODS CROSS, UTAH 84087
chad@salmonelectric.com
fredh@colonialbuilding.com

PROPERTY: SOUTHWEST CORNER OF PARRISH LANE & 1250 WEST

ACREAGE: 12.15 ACRES

ZONING: COMMERCIAL-VERY HIGH/PLANNED DEVELOPMENT
(C-VH/PD)

APPLICATION: FINAL SUBDIVISION PLAN - LEGACY TRAIL SUBDIVISION
(4 LOTS)

CODE REVIEW SUMMARY: FINAL SUBDIVISION REGULATIONS
PDO APPROVAL FOR THE LEGACY TRAIL
DEVELOPMENT

STAFF RECOMMENDATION: APPROVE FINAL SUBDIVISION PLAT & PLANS

BACKGROUND

The applicants desire to finalize the subdivision of land associated with the Legacy Trail Development. This planned development project was approved earlier this year by the City. The Legacy Trail Development contains a non-traditional land use pattern involving an integrated mixture of uses. Thus, the subdivision will require a cohesive review and approval approach to ensure that the subdivision addresses the needs of the entire project.

Earlier this September, the Planning Commission approved the preliminary subdivision plans for the proposed project. This approval included a review for the applicable subdivision standards and the related PDO (planned development overlay) approval conditions. The resulting conceptual acceptance by the Commission rendered five (5) conditions for submitting the final subdivision plat and construction plans.

<http://centerville.novusagenda.com/agendapublic/CoverSheet.aspx?ItemID=962&MeetingID=89>

REVIEW OF PREVIOUS PRELIMINARY SUBDIVISION CONDITIONS

Provided below is staff's review of the Planning Commission's preliminary plan conditions relative to the applicant's final subdivision plat and plan submittal:

1. *In accordance with the City's Subdivision Ordinance, the applicant shall prepare and submit an application for final subdivision plat approval.*

Staff Comment: Fulfilled

2. *The final subdivision plat and plans shall reflect the layout and design submitted with this preliminary plan approval, except where modified by this preliminary approval or as part of the subsequent final subdivision plat and plan review and approval.*

Staff Comment: Plat and Plan Submittal Conforms

3. *In accordance with the City's Subdivision Ordinance, the applicant shall prepare and submit the final subdivision plat and plans, as outlined in the City's Subdivision Ordinance.*

Staff Comment: Plat and Plan Submittal Conforms

4. *The final plat and/or plans shall also address the following:*
 - a. *The Parrish Lane access shall be installed to a point that it connects to internal access loop for Lot 4.*

Staff Comment: Plat and Plan Submittal Conforms – Developer will construct the entire common internal roadway loop connecting Parrish Lane to the 1250 West Round-About.

- b. *The trail system shall run from 1250 West & Parrish to the Birnam Woods Trailhead.*

Staff Comment: Plat and Plan Submittal Conforms – An off-site dedication parcel to UDOT and a public trail easement, located to the southwest, will need to be recorded in conjunction with the subdivision plat

- c. *The trail pathway and associated landscaping shall be a "drought tolerant" design to better facilitate maintenance of the trail system.*

Staff Comment: Plat and Plan Submittal Insufficient – Although the construction design of the pathway has been provided, the necessary landscaping plan and irrigation elements were not provided.

- d. *The trail shall be a minimum of 8 feet in width to allow for multi-mode traffic.*

Staff Comment: Plat and Plan Submittal Conforms

- e. *As acceptable to the City and UDOT, the trail shall be located completely within their right-of-way to facilitate its construction and will require some parcel dedications.*

Staff Comment: Plat and Plan Submittal **Conforms** – Again, an off-site dedication parcel to UDOT and a public trail easement, located to the southwest, will need to be recorded in conjunction with the subdivision plat

- f. *As acceptable to the City and UDOT, the trail system shall establish a non-access line with fencing to prohibit users from access to the roadway and ramp systems along sections of the trail.*

Staff Comment: Plat and Plan Submittal **Conforms** – Nonetheless, the applicants have not provided an official approval or acknowledgment from UDOT.

- g. *As acceptable to the City and UDOT, the final plans and plat shall provide or comply with curb and gutter changes, re-striping, and a restriction median, as part of traffic circulation patterns.*

Staff Comment: Plat and Plan Submittal **Partially Conforms** – Such infrastructure improvements are being shown in the construction plans, however, the applicants have not provided an official approval or acknowledgment from UDOT.

- h. *Concerning the trail system, the final plat and plans shall be reviewed by both the City and UDOT. The applicant shall provide written acceptance from each entity.*

Staff Comment: Plat and Plan Submittal **Partially Conforms** – Although City staff has received verbal communications indicating likely acceptance, the applicants have not provided an official approval or acknowledgment from UDOT or the City.

- 5. *The final plat and plans shall be deemed acceptable by the applicable City staff, specifically by the City Engineer and City Attorney, as per applicable Ordinances adopted by the City or as per the PDO approval related to the development.*

Staff Comment: Plat and Plan Submittal **Partially Conforms** – Generally, the City Engineer believes the application can move forward. However, the City Engineer has provided two (2) email communications (Oct. 24th & Oct. 28th) requesting corrections to the submitted plat and plans. Additionally, the applicant has not provided a copy of a final title report or the CC&R's that are needed for review and acceptance by the City Attorney.

PLANNING STAFF RECOMMENDATION

Motion: Suggested Motion for final subdivision plat and plans recommendation for the Legacy Trail Subdivision. I hereby make a motion for the Planning Commission to recommend approval of the final subdivision plat and plans for the Legacy Trail Subdivision, with the following conditions to be completed or submitted for further consideration, as part of the City Council's deliberation:

1. The plat and plans shall provide for the construction of the entire common internal roadway loop connecting Parrish Lane to the 1250 West Round-About.
2. An off-site dedication parcel to UDOT and a public trail easement, located to the southwest, shall be recorded in conjunction with the subdivision plat.
3. As deemed acceptable to the City and UDOT, the trail system shall establish a non-access line with fencing to prohibit users from access to the roadway and ramp systems along identified sections of the trail.
4. As deemed acceptable to the City and UDOT, the final plans and plat shall provide or comply with curb and gutter changes, re-striping, and a restriction median, as part of traffic circulation patterns.
5. Concerning the trail system, the final plat and plans shall be reviewed by both the City and UDOT. The applicants/developers shall obtain written acceptance from each entity.
6. The final plat and plans shall be deemed acceptable, in accordance with applicable Ordinances or PDO approval, by the City's Engineer and Attorney (e.g., the engineering review comments, providing a final title report, and providing a copy of the CC&R's).
7. The applicants/developers shall establish, post, or pay any applicable, bonds, impact, fees, or other related costs, as defined in the City's Fee Schedule or Ordinances.

Suggested Reasons for the Action (Findings):

- a. The Commission finds that the proposed subdivision is subject to the terms and conditions of the PDO approval for the Legacy Trail Apartment Project.
- b. The Commission finds that the submitted final subdivision plat and plans are sufficient in scope to access the subdivision's compliance with the City's General Plan, Zoning, Subdivision, and other applicable regulations adopted by the City.
- c. The Commission finds that the Legacy Trail Development contains a non-traditional land use pattern involving an integrated mixture of uses.
- d. Therefore, the Commission finds that the subdivision will require a cohesive review and approval approach to ensure that the subdivision addresses the needs of the entire project in relation to creating self-sustaining independent lots.
- e. The Commission finds that the conditions of the preliminary plan approval address the adequacy for probable compliance with the adopted regulations and provide needed feedback for preparing and submitting a final subdivision plat and plan application.

5. The applicant shall submit a final subdivision plat following all applicable criteria in Chapter 15-4 of the Subdivision Ordinance.
6. The applicant will obtain a Phase 1 environmental assessment.
7. Lot 1 shall indicate the new address of 572 East 100 South.
8. The applicant shall obtain a Davis County Development and Construction Permit, with a copy being submitted to City staff.
9. A current title report shall be submitted as part of the final plat submittal to City staff.

Reasons for the Action (Findings):

1. The preliminary subdivision plat is in harmony with the General Plan [Section 12-480-52(1)(e)].
2. The new subdivision meets the objectives for development within a Residential-Low (R-L) Zone [Section 12-30-020(b)(1)].
3. It appears all applicable development standards for development within an R-L Zone have been satisfied [Table 12-32-1].
4. It appears all general requirements for all subdivisions have been satisfied [Chapter 15-5].
5. All applicable standards found in the Subdivision Ordinance pertaining to a preliminary subdivision review have been satisfied [Chapter 15-3].
6. An environmental assessment was required by the Planning Commission to be approved prior to the final site plat and therefore must be completed. [August 29, 2014 Planning Commission Meeting Minutes].

The motion was seconded by Commissioner Hirst.

Commissioner Randall made a **motion to amend** to revise condition #6 as follows:

6. The applicant will obtain an environmental assessment to be approved by the City Engineer.

The motion to amend was seconded by Commissioner Kjar and passed by unanimous roll-call vote (7-0).

The motion as amended passed by unanimous roll-call vote (7-0).

LEGACY TRAIL APARTMENTS DEVELOPMENT | 1250 W. PARRISH LANE -
Consider a final subdivision plan for the Legacy Trail Apartments Development, which
consists of office, retail, gas/convenience store uses and multi-family units, to be located at

PRELIMINARY DRAFT

Planning Commission Meeting

November 12, 2014

Page 6

1 the corner of 1250 West and Parrish Lane, in the C-VH/PD Zone. Fred Hale & Chad
2 Salmon, Applicants.
3

4 Cory Snyder, Community Development Director, reported the applicants desire to
5 finalize the subdivision of land associated with the Legacy Trail Development. The Legacy Trail
6 Development contains a non-traditional land use pattern involving an integrated mixture of uses.
7 The Commission previously approved the preliminary subdivision plans for this project. Mr.
8 Snyder reviewed the five (5) conditions as set by the Commission during the preliminary
9 subdivision process. The applicant has complied with a majority of the conditions. The
10 remaining outstanding conditions will continue on to City Council approval. The applicant will
11 construct the entire common internal roadway loop connecting Parrish Lane to the 1250 West
12 Round-About. The applicant has provided the required trail pathway width, location, easements,
13 and dedications, but will need to make sure the trail pathway is appropriately recorded. The
14 applicant has not provided the necessary trail pathway landscape plan (drought tolerant). In
15 addition, to providing the required landscape plan, the applicant will need to obtain an official
16 approval or acknowledgement from UDOT regarding the trail pathway details and the roadway
17 improvement details. The applicant will continue to work with City staff regarding outstanding
18 issues, i.e., engineering, title report, and CC&Rs.
19

20 Mr. Snyder explained the fencing details for the trail pathway including restrictions in
21 order to keep pedestrians safe along Parrish Lane and 1250 West. He explained staff has seen
22 communications between the applicant and UDOT regarding the trail and roadway plans.
23 However, the City is still waiting an official approval notice from UDOT. Mr. Snyder said the
24 Commission may go ahead and make a recommendation to the City Council at this point. The
25 City Council can then weigh-in on these decisions, since the City will likely be involved in a
26 portion of the construction and maintenance of the trail.
27

28 Chair Hirschi suggested condition #6 be amended to include a requirement regarding the
29 landscape plans and details. The Commissioner agreed.
30

31 Chair Hirschi made a **motion** for the Planning Commission to recommend approval of
32 the final subdivision plat and plans for the Legacy Trail Subdivision, with the following
33 conditions to be completed or submitted for further consideration, as part of the City Council's
34 deliberation:
35

36 ***Conditions:***

- 37 1. The plat and plans shall provide for the construction of the entire common internal
38 roadway loop connecting Parrish Lane to the 1250 West Round-About.

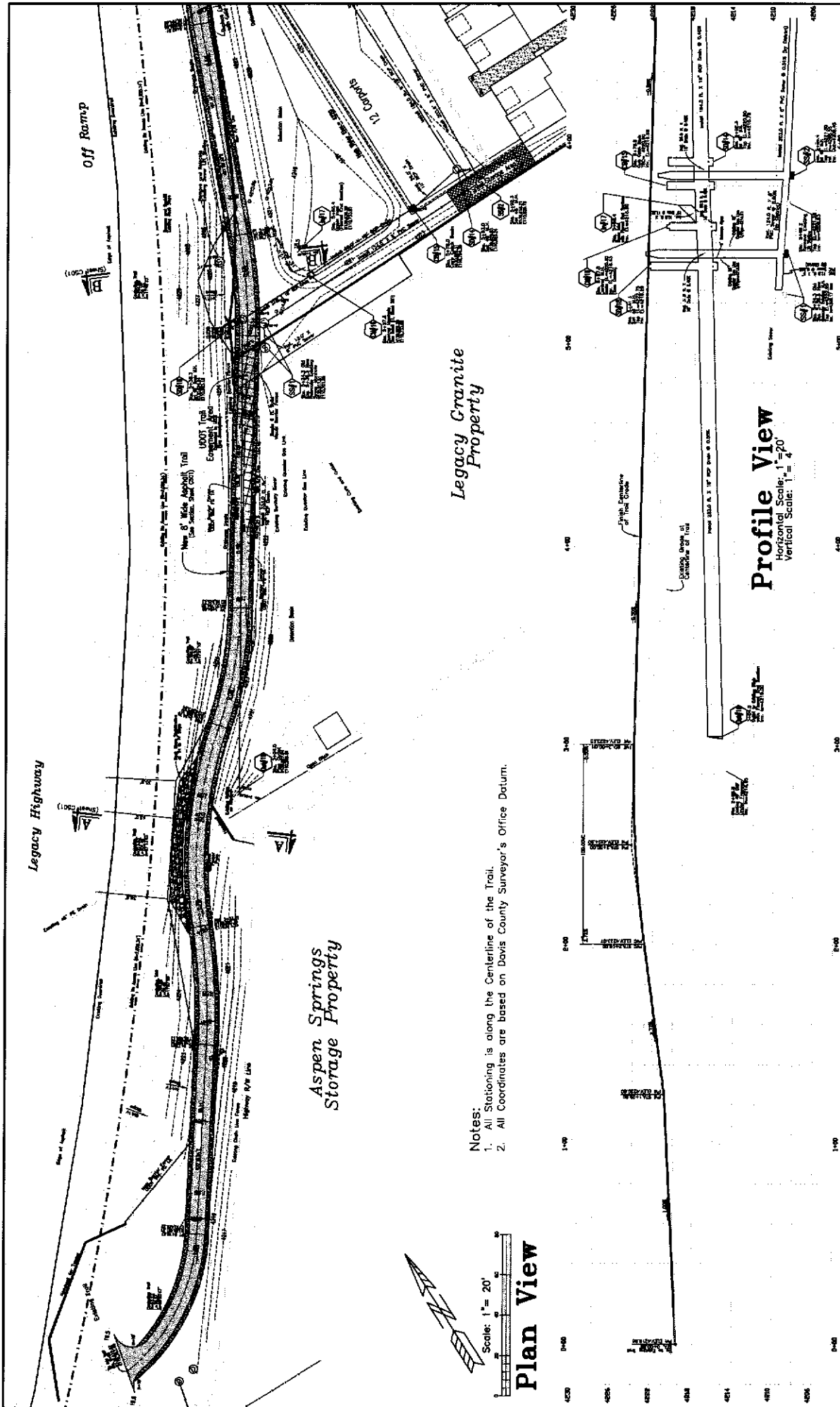
2. An off-site dedication parcel to UDOT and a public trail easement, located to the southwest, shall be recorded in conjunction with the subdivision plat.
3. As deemed acceptable to the City and UDOT, the trail system shall establish a non-access line with fencing to prohibit users from access to the roadway and ramp systems along identified sections of the trail.
4. As deemed acceptable to the City and UDOT, the final plans and plat shall provide or comply with curb and gutter changes, re-striping, and a restriction median, as part of traffic circulation patterns.
5. Concerning the trail system, the final plat and plans, including landscaping and design, shall be reviewed by both the City and UDOT and shall obtain written acceptance from each entity.
6. The final plat and plans shall be deemed acceptable, in accordance with applicable ordinances or PDO approval, by the City Engineer and City Attorney (e.g., the engineering review comments, providing a final title report, and providing a copy of the CC&Rs).
7. The applicants/developers shall establish, post, or pay any applicable, bonds, impact, fees, or other related costs, as defined in the City's Fee Schedule or Ordinances.

Reasons for the Action (Findings):

- a. The Commission finds that the proposed subdivision is subject to the terms and conditions of the PDO approval for the Legacy Trail Apartment Project.
- b. The Commission finds that the submitted final subdivision plat and plans are sufficient in scope to access the subdivision's compliance with the City's General Plan, Zoning, Subdivision, and other applicable regulations adopted by the City.
- c. The Commission finds that the Legacy Trail Development contains a non-traditional land use pattern involving an integrated mixture of uses.
- d. Therefore, the Commission finds that the subdivision will require a cohesive review and approval approach to ensure that the subdivision addresses the needs of the entire project in relation to creating self-sustaining independent lots.
- e. The Commission finds that the conditions of the preliminary plan approval address the adequacy for probable compliance with the adopted regulations and provide needed feedback for preparing and submitting a final subdivision plat and plan application.

The motion was seconded by Commissioner Merrill and passed by unanimous roll-call vote (7-0).

**PUBLIC HEARING | WEST CENTERVILLE NEIGHBORHOOD PLAN
UPDATE - 1. Consider a General Plan Amendment for the West Centerville Neighborhood**



Notes:
 1. All Stationing is along the Centerline of the Trail.
 2. All Coordinates are based on Davis County Surveyor's Office Datum.

Legend

- Station Data Marker (in Computer)
- Fixed Line
- Proposed Line
- Proposed Right of Way
- Proposed Storm Drain
- Proposed Sewer
- Proposed Water
- Proposed Gas
- Proposed Electric
- Proposed Telecommunications
- Proposed Other

Revisions

By	Date	Description
J. S. Bailing	12-20-13	Initial Survey
J. S. Bailing	1-14-14	Final Design

Plan View

Scale: 1" = 20'

Profile View

Horizontal Scale: 1" = 20'

Vertical Scale: 1" = 4'

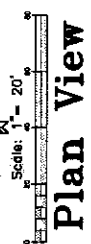
Balling Engineering C301

Civil Engineering • Surveying • Planning

323 East Paget Lane
 P.O. Box 905
 Cornville, Utah 84014

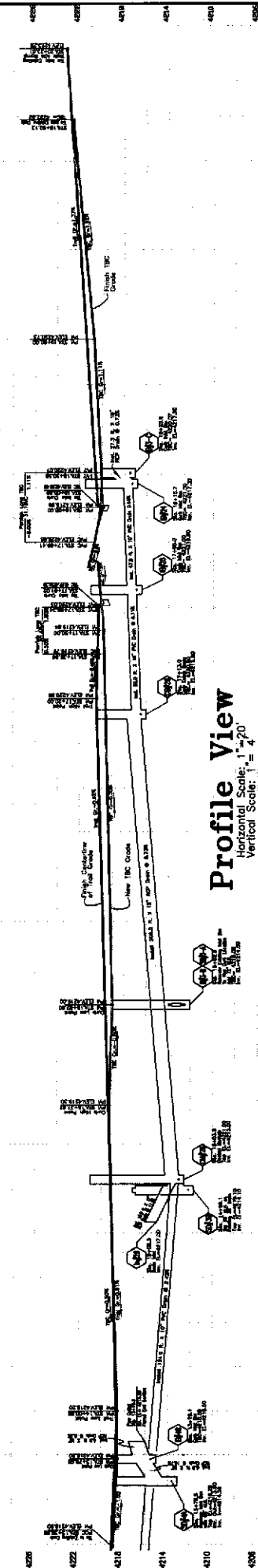
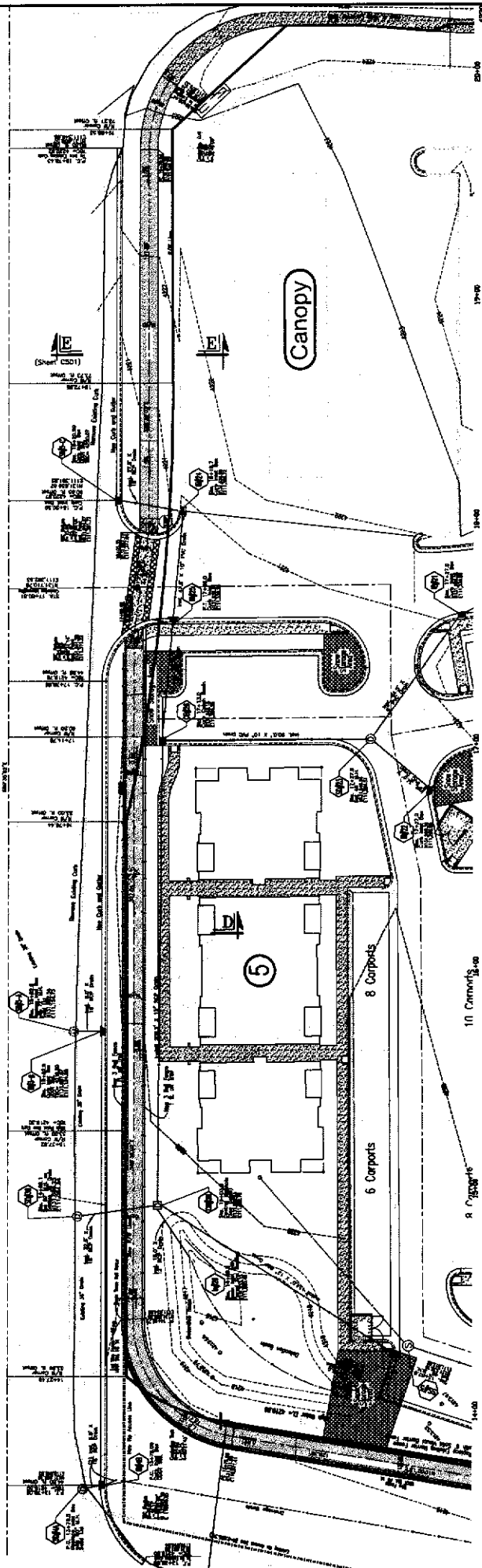
Phone: (801) 295-7237
 Fax: (801) 295-0419
 Email: info@ballingeng.com

- Notes:
1. All Stationing is along the Centerline of the Trail.
 2. All Coordinates are based on Davis County Surveyor's Office Datum.



Plan View

Parrish Lane



Profile View

Horizontal Scale: 1" = 20'
Vertical Scale: 1" = 4'

Legend

(Elevation measurements shown in brackets)

8" PVC Culvert	Concrete Surface
5" PVC Culvert	Asphalt Surface
4" PVC Culvert	Black Bituminous Top
3" PVC Culvert	
2" PVC Culvert	
1" PVC Culvert	
0" PVC Culvert	
8" PVC Culvert	
5" PVC Culvert	
4" PVC Culvert	
3" PVC Culvert	
2" PVC Culvert	
1" PVC Culvert	
0" PVC Culvert	

Revisions

By	Date	Description
J. S. Belling	12-20-13	Initial Design
J. S. Belling	12-20-13	Final Design
J. S. Belling	12-20-13	Construction
J. S. Belling	12-20-13	As-built

Legacy Trail Apartments
Trail and Utility Plan/Profile (Part 3)

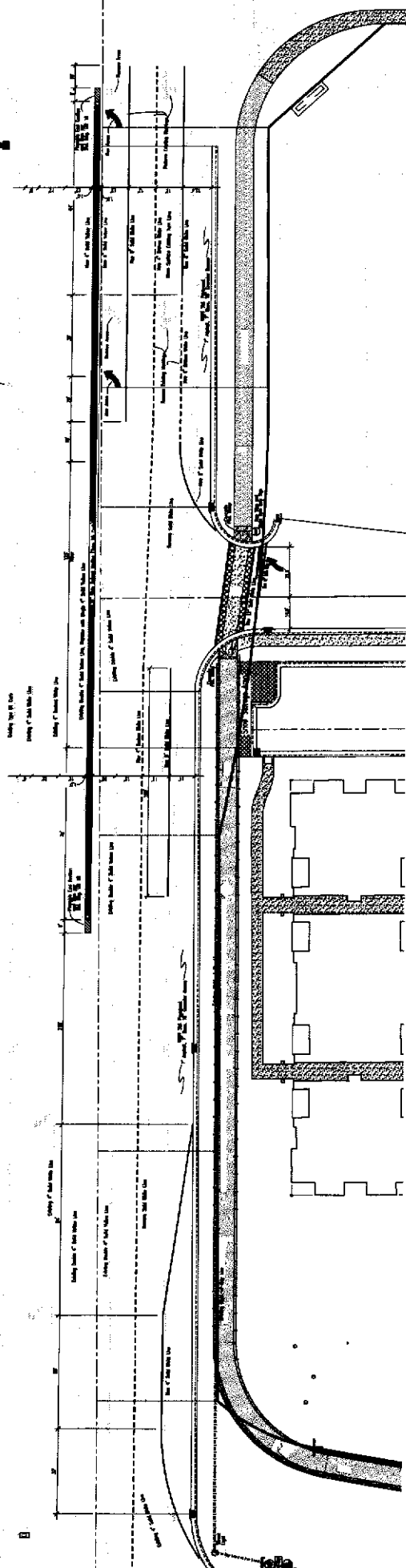
Balling Engineering
Civil Engineering * Surveying * Planning

323 East Pages Lane
P.O. Box 805
Centerville, Utah 84014

Phone: (801) 295-7237
Fax: (801) 295-0419
Email: scott@ballingeng.com

C303

Sheet 17 of 24



Revisions		
By	Date	Description
	12-30-13	D.K. Boiling
	J. S. Boiling	Date Surveyed
	J. S. Boiling	Drafting
	J. S. Boiling	Checked By
	10-14-16	Rebimital Date
		File Number

Legacy Trail Apartments
Parrish Lane Traffic Markings

For Fred Hale
c/o Colonial Lumber
3350 No. 400 West
Centerville, Utah
Phone: (801) 286-8471

ငယ်

Balling Engineering

Phone: (801) 295-7237
Fax: (801) 299-0419

C401

Sheet 22 of 24

Legend

Existing Improvements shown in Gray

Truck Lane

Two Access Lanes

Drainage Swale

Curb Inlet Box

Type A Curb and Gutter

Concrete Surface

Asphalt Surface

Rect. Standard Street

**Additional Conditions for Legacy Trail Subdivision
December 2, 2014**

8. Developer shall construct and install an 8-foot wide asphalt trail along Parrish Lane and the west side of the subdivision connecting into the Legacy Parkway Trail just north of the Birnam Woods Trailhead as more particularly set forth in the subdivision plans and construction drawings ("Trail System"). Developer shall pay for the cost of installation and construction of the Trail System, subject to possible tax increment reimbursement as may be approved by the Centerville City Redevelopment Agency.
9. Developer shall submit a landscaping and fencing plan for landscaping and fencing associated with and adjacent to the Trail System to be reviewed and approved by the City prior to recording of the final subdivision plat. The landscaping plan shall include drought-tolerant plants along Parrish Lane.
10. The Developer or an acceptable owners association shall own and maintain all fencing and landscaping associated with and adjacent to the Trail System in accordance with landscaping and fencing plans approved by the City. If such improvements are to be maintained by an owners association, the maintenance obligations shall be specifically addressed in the CC&R's for the project. Developer and/or the owners association shall enter into maintenance agreements as required by UDOT or the City regarding such maintenance to be recorded against the property. All maintenance obligations, CC&R's and maintenance agreements shall be finalized and executed prior to recording of the final subdivision plat.
11. The City agrees to maintain the trail surface of the Trail System subject to the City and UDOT entering into a Trail Maintenance Agreement acceptable to the City. The final subdivision plat shall not be recorded until and unless such agreement has been fully executed by the City and UDOT.
12. If Developer desires to install any public improvements within the subdivision prior to recording of the final subdivision plat (as allowed by Utah Code Ann. § 10-9a-604.5), Developer shall enter into a development and construction agreement with the City specifying the terms and conditions for such construction prior to recording of the plat.

**CENTERVILLE
CITY COUNCIL
Staff Backup Report
12/2/2014**

Item No. 4.

Short Title: Adjourn to RDA meeting

Initiated By:

Scheduled Time: 7:50

SUBJECT

8:20 Reconvene City Council meeting

RECOMMENDATION

BACKGROUND

REDEVELOPMENT AGENCY OF CENTERVILLE CITY AGENDA

NOTICE IS HEREBY GIVEN THAT THE REDEVELOPMENT AGENCY OF CENTERVILLE CITY WILL HOLD A PUBLIC MEETING AT 7:50 P.M. ON TUESDAY, DECEMBER 2, 2014 AT THE CENTERVILLE CITY COMMUNITY CENTER AND CITY HALL CHAMBERS, 250 NORTH MAIN, CENTERVILLE, UTAH. THE AGENDA IS SHOWN BELOW.

Meetings of the Centerville Redevelopment Agency Board may be conducted via electronic means pursuant to Utah Code Ann. § 52-4-207, as amended. In such circumstances, contact will be established and maintained via electronic means and the meeting will be conducted pursuant to the Electronic Meetings Policy established by the City Council for electronic meetings.

Centerville City, in compliance with the Americans With Disabilities Act, provides accommodations and auxiliary communicative aids and services for all those citizens in need of assistance. Persons requesting these accommodations for City-sponsored public meetings, services, programs, or events should call Blaine Lutz, Centerville Finance Director, at 295-3477, giving at least 24 hours notice prior to the meeting.

Tentative
Time:

7:50 **A. ROLL CALL**

B. NEW BUSINESS

1. **MINUTES REVIEW AND ACCEPTANCE**
 November 18, 2014 RDA meeting minutes
2. Briefing re: history of redevelopment project areas on west side
3. Discuss concept of cost sharing trail system connection relating to
 Legacy Trail Apartments Development

C. ADJOURNMENT

Steve H. Thacker
Executive Director

**CENTERVILLE
CITY COUNCIL
Staff Backup Report
12/2/2014**

Item No. 5.

Short Title: Fire Agency FY 2015 Tentative Budget

Initiated By:

Scheduled Time: 8:20

SUBJECT

- a. Report from Fire Chief
- b. Paramedic Funding Resolution
- c. City Council position re: Tentative Budget

RECOMMENDATION

- a. Allow Jeff Bassett, Chief of the South Davis Metro Fire Agency, to summarize the Fire Agency's Tentative Budget for FY 2015 and answer questions.
- b. Direct staff regarding the preparation of a resolution relating to County funding for paramedic services, similar to one approved recently by the Fire Agency Board.
- c. Determine whether to support the Tentative Budget for the Fire Agency.

BACKGROUND

The Fire Agency Board recently adopted the Chief's Proposed Budget as the Tentative Budget for FY 2015 and set this matter for a public hearing in their December meeting. The city council of each member city now has the opportunity to review the Tentative Budget and express their support or opposition to that Budget.

The attached documents include a summary of budget highlights written by Chief Bassett. Of note is the funding of six new full-time paramedic employees to staff two additional paramedic positions 24/7—effective July 1, 2015 (i.e. mid-year). Also significant are proposed changes in station equipment staffing, and the creation of a roving "squad" to supplement the station staffing plan (see attachment). This squad would be staffed six days a week for 12 hours per day with part-time employees. This concept is responsive to the desire expressed by the city managers of the member cities to innovate with equipment and staffing to achieve a better match between workload and staffing.

The City Manager will explain at the Council meeting the increase in Centerville's assessment for fire services under this Tentative Budget. The City Council should realize that the relatively modest 3.4% increase in Centerville's assessment is due to two conditions: 1) the additional paramedics are not added until mid-year; and 2) Centerville's assessment is moderated by relative changes in assessed value among the member cities. This latter condition will be explained at the meeting. The City Manager is supportive of the Tentative Budget **if the City Council is willing to increase property taxes to offset the anticipated additional *annual* impact on the City's future budgets, so as not to reduce the funding available for other City services.**

ATTACHMENTS:

Description

- ☐ Fire Agency 2015 Proposed Budget
- ☐ Fire Stations Staffing Proposal
- ☐ 2015 Fire Budget—City Contributions by Quarter
- ☐ Resolution Petition for Paramedic Services

South Davis Metro Fire Agency

Proudly Serving the Communities of

Bountiful - Centerville - Davis County - North Salt Lake - West Bountiful - Woods Cross

Office of the Fire Chief

Executive Summary 2015 Proposed Budget

On October 30, 2014, Commissioner Millburn and I met with the City Manager group to discuss the 2015 budget. All City Managers were in attendance. During this meeting we discussed the need to increase our On Duty Staffing, Ambulance and Paramedic Revenue, and the Capital Project List. The most significant impact to the budget is adding 2 full time Firefighter/ Paramedic positions per shift. These positions would start in July of 2015; allowing the cities and county to prepare their budgets to accommodate the increase. The overall increase in the Proposed 2015 Budget is 5.30%. I would like to thank all of our city managers for their assistance in the budget process and their support of the Fire Department.

Operations Division

Staffing

The Proposed Budget includes the hiring of 2 full time Firefighter/Paramedic positions for each platoon for a total of 6 new full time employees. By adding these positions we will be able to staff all the Fire and EMS apparatus. This will allow us to change our operational deployment (see attached) for the better. This increase in staffing will allow us to staff a third paramedic unit, reducing the number of times we are out of paramedics. Since 2000 there has not been an increase in on duty staffing however, our population has increased 13%, fire call volume has increased 54%, and our EMS call volume has increased 17%. In addition, our response times are two minutes slower than the recommended time frame.

In the new Operational Deployment Plan we have added a squad concept, or quick response, which will be staffed by our part time employees. This is a 12 hour shift-6 days a week. This unit will respond to specific medicals in our area, and will enhance our response times during periods of heavy call volume.

Employee Pay

The part time pay line includes a change in pay scale for our part time employees. Attached you will see the changes being proposed. We are well below all other Departments in the county, and we need to be more competitive in this market. Our part time employees are important to our Department and need to be compensated as such.

Full time employees, who receive an approved evaluation, will receive their next step in the pay grade process. Full time employees who are topped out will receive a 1.75% COLA.

Healthcare

GBS is our Benefit brokers, and I have been very happy with their performance and their efforts to keep our cost down with our providers. Our 2015 Healthcare increase is 1.75%

Capital

The total cost for Projected Capital is \$747,000. Attached you will find the breakdown of the costs. In the Capital Plan we have projected to replace the parking lot at Station 84. However, I feel money is better spent on an assessment of the building by our architects. This will give us a better understating in regards to the condition of the building as we look to the future. We need

to determine the best course of action in funding the Capital. We have a need to rebuild the Centerville Fire Station, complete the cement and storage building at the Foxboro Fire Station, and site improvement/changes for the Bountiful Blvd station, to meet the current building needs. In the remaining budget areas, we have some growth but within reason. The vehicle maintenance budget continues to increase due to the aging fire apparatus, and the cost to keep them in service. The training budget increase is for "Train the Trainer" classes needed for our Technical Rescue Divisions and for the Citizen Academy.

There is a decrease in our liability insurance as I plan to change our provider.

I want to thank you for your support of our Fire Department. South Davis Metro Fire is an exceptional place to work, with dedicated employees who provide an excellent service to all who call upon us in their time of need. I am proud to be part of this Department, and thankful to you for allowing me to serve as Fire Chief.

SOUTH DAVIS METRO FIRE AGENCY

2015

BUDGET

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SOUTH DAVIS METRO FIRE AGENCY
GENERAL ENTERPRISE FUND 10 BUDGET
YEAR 2015

Ln	Acct	Account	2013	2013	2014	2014	2015	Budget	%	
#	#	Title	Actual	Budget	Estimated	Budget	Budget	Difference	Change	Comments
								Increase	+Increase	
								(Decrease)	-Decrease	
REVENUE										
1	3110	Davis County Paramedic Funding	649,485	675,046	660,000	681,796	668,705	(13,091)	-2%	
2	3381	Bountiful City	1,883,737	1,883,737	1,888,937	1,886,837	1,989,937	103,000	5%	
3	3382	Centerville City	804,867	804,867	822,341	822,341	849,790	27,449	3%	
4	3383	Davis County	342,753	342,753	371,921	371,921	419,532	47,611	13%	
5	3384	North Salt Lake City	1,150,371	1,150,371	1,176,245	1,176,245	1,219,509	43,264	4%	
6	3385	West Bountiful City	406,379	406,379	426,437	426,437	459,764	33,327	8%	
7	3386	Woods Cross City	516,977	516,977	539,492	539,492	561,871	22,379	4%	
8	3410	Ambl/PM Fees - Accrual Basis	3,911,137	2,240,000	2,000,000	1,800,000	2,000,000	200,000	11%	
9	3411	Contractual Write Offs	(1,941,194)	(567,000)	-	-	-	-	-	-
10	3412	Contracted Billing & Collection	(112,708)	(83,000)	(110,000)	(100,000)	(115,000)	(15,000)	15%	
11	3412	Misc Revenue	8,302	-	6,057	-	3,000	3,000	100%	
12	3500	Plan review	-	-	-	5,000	5,000	-	0%	
Total Revenue			7,620,108	7,370,130	7,779,430	7,610,170	8,062,109	451,939	6%	
EXPENDITURES										
41 OPERATION										
1	110	FTE Salaries & Wages	3,387,519	3,560,187	3,689,813	3,700,609	3,944,749	244,140	7%	
2	111	PTE Salaries & Wages	456,184	509,313	237,073	393,919	405,459	11,540	3%	
3	112	Overtime Pay	125,916	113,823	254,825	125,426	125,426	-	0%	
4	130	FICA	308,980	320,575	311,484	323,377	342,386	19,009	6%	
5	131	Retirement	585,419	614,494	627,724	650,033	705,614	55,581	9%	
6	132	Group Health & Life Insurance	718,009	739,520	766,555	778,427	838,000	59,573	8%	
7	133	LTD Insurance	493	584	525	604	619	15	2%	
8	134	Worker Comp Insurance	72,585	75,606	107,118	78,000	109,113	31,113	40%	
9	135	Educational Benefit	1,899	7,500	5,359	5,000	5,000	-	0%	
10	136	Employee Assistance Program	3,468	3,840	3,472	3,840	3,840	-	0%	
11	140	PTE Accident Insurance	5,264	5,700	-	-	-	-	-	
12	145	Paid Absence Accrual	50,000	50,000	50,000	50,000	55,000	5,000	10%	
13	210	Books, Subscriptions, Dues	2,737	3,000	4,590	7,500	7,500	-	0%	
14	215	Misc Fringe Benefits	-	-	-	-	-	-	-	
15	220	Public Notices	1,050	300	300	300	300	-	0%	
16	230	Travel Training Schools	-	2,000	912	2,000	4,000	2,000	100%	
17	231	Board Meeting Expense	7,504	7,200	6,480	7,200	7,200	-	0%	
18	240	Office Supplies	5,885	8,000	5,405	8,000	8,000	-	0%	
19	250	Office Equipment Maintenance	393	1,000	372	1,000	1,000	-	0%	
20	310	Financial Audit	9,500	16,000	11,400	9,500	9,500	-	0%	
21	311	Professional Services	38,700	500	37,000	30,000	41,750	11,750	39%	
22	312	Legal Services	12,780	25,000	10,152	25,000	25,000	-	0%	
23	313	Support AR Billing & Accounting Software	2,250	5,000	5,000	4,000	4,500	500	0%	
24	314	Medical Exams	8,613	13,000	10,387	13,000	13,000	-	0%	
25	315	Physical Ability Testing Standard	400	3,000	3,000	3,000	3,000	-	0%	
26	510	Liability Insurance	79,141	87,000	82,903	87,000	73,000	(14,000)	-16%	
27	610	Misc. Supplies	7,577	5,000	4,813	5,000	5,000	-	0%	
28	615	Clothing Allowance	42,155	45,000	42,744	45,000	53,600	8,600	19%	
29	620	Misc Services	9,544	8,400	11,312	8,400	8,400	-	0%	
31	625	Honor Guard	-	-	3,733	3,000	5,000	2,000	67%	
32	630	Health Wellness	-	-	1,399	3,000	-	(3,000)	-100%	
33	635	Office Furniture	-	-	6,465	6,000	-	(6,000)	-100%	
Total Administration			5,943,974	6,230,552	6,302,315	6,377,136	6,804,956	427,820	7%	
42 LOGISTICS										
1	250	Vehicle Operations	77,947	80,300	83,130	86,400	96,000	9,600	11%	
2	251	Vehicles & Tire Maint. & Repairs	94,710	98,650	105,062	97,000	100,000	3,000	3%	
3	252	Equipment Maint. & Repairs	20,897	20,000	26,329	20,000	27,000	7,000	35%	
4	253	Hazmat Equipment Maint. & Repair	5,480	8,000	5,022	8,500	3,000	(5,500)	-65%	
5	254	Tech Rescue Equipment Maint. & Repair	880	-	576	-	1,800	1,800	100%	
6	260	Buildings Maintenance & Repair	26,326	16,000	28,250	26,000	26,000	-	0%	
7	261	Grounds Maintenance	3,599	5,000	5,788	5,000	5,000	-	0%	
8	270	Electric Power	43,595	41,000	42,811	41,000	41,000	-	0%	
9	271	Gas Heat	23,732	23,000	15,599	25,000	25,000	-	0%	
10	272	Water & Sewer	6,896	7,000	6,276	7,000	7,000	-	0%	
11	274	Centerville Drainage Tax	383	400	347	400	400	-	0%	
12	450	Special Dept Supplies	32,443	36,000	17,567	36,000	36,000	-	0%	
13	453	Hazmat Special Dept Supplies	6,366	6,750	1,294	-	-	-	-	
14	610	Misc. Supplies	3,828	6,000	4,818	6,000	6,000	-	0%	
15	740	Equipment Over \$5000	190	-	-	-	10,000	10,000	100%	
16	741	Equipment Under \$5000	27,049	36,000	38,593	36,000	36,000	-	0%	
17	742	Hazmat Equipment Over \$5000	-	-	8,000	13,415	5,415	-	68%	
18	743	Hazmat Equipment Under \$5000	3,103	13,925	4,670	6,000	6,000	-	0%	
19	744	Tech Equipment Under \$5000	8,909	22,000	11,607	8,250	7,500	(750)	-9%	
20	745	Tech Equipment Over \$5000	-	-	3,661	13,600	-	(13,600)	-	
Total Logistics			386,432	420,025	401,401	430,150	447,115	16,965	4%	
43 COMMUNICATIONS										
1	210	Books, Subscriptions, Dues	-	400	-	-	-	-	-	
2	251	Communication Eq Maint. & Repair	5,605	10,000	4,971	8,000	8,000	-	0%	
3	252	Computer Supplies & Maint.	1,870	7,000	2,679	7,000	7,000	-	0%	
4	280	Phone Service	27,017	25,000	28,019	36,000	34,000	(2,000)	-6%	
5	281	Cell Phone & Pager Service	32,984	33,000	34,260	33,000	33,000	-	0%	
6	282	UCAN	29,029	28,000	28,393	27,000	27,000	-	0%	
7	283	Mobile Command	14,997	15,100	14,351	15,100	15,100	-	0%	
8	310	Dispatch Service	161,104	161,104	161,104	161,104	165,938	4,834	3%	
9	311	Computer Support	29,552	24,000	44,262	48,000	48,000	-	0%	
10	480	Software Purchases	1,633	2,000	8,754	15,000	15,000	-	0%	
11	740	Equipment Over \$5000	-	5,000	30,174	30,000	20,000	(10,000)	-33%	
12	741	Equipment Under \$5000	26,276	27,000	14,416	27,000	27,000	-	0%	
Total Communications			330,067	337,604	371,393	408,204	401,038	(7,166)	-2%	
44 FIRE PREVENTION										
1	210	Books, Subscriptions, Dues	1,620	2,600	-	-	-	-	-	
2	230	Travel Training Schools	-	-	-	-	-	-	-	
3	240	Office Supplies	122	450	450	450	450	-	0%	
4	241	Public Ed Supplies	1,290	1,500	4,110	7,300	7,300	-	0%	

SOUTH DAVIS METRO FIRE AGENCY
GENERAL ENTERPRISE FUND 10 BUDGET
YEAR 2015

Ln	Acct #	Account Title	2013 Actual	2013 Budget	2014 Estimated	2014 Budget	2015 Budget	Budget Difference Increase (Decrease)	% Change +Increase -Decrease	Comments
5	610	Misc. Supplies	272	2,000	3,008	2,000	2,000	-	0%	
6	615	Special Events Supplies	2,267	1,500	1,060	1,500	1,500	-	0%	
7	620	Plan review	-	-	-	5,000	5,000	-	0%	
		Total Fire Prevention	5,571	8,050	8,629	16,250	16,250	-	0%	
	45	TRAINING								
1	210	Books, Subscriptions, Dues	5,304	5,000	5,548	5,435	9,150	3,715	68%	
2	215	Recert Fees	2,155	4,000	960	2,150	2,500	350	16%	
3	230	Travel Training Schools	12,666	23,000	23,859	27,545	29,000	1,455	5%	
4	231	Training Materials	4,535	6,000	7,644	8,000	15,800	7,800	98%	
5	740	Equipment Over \$5000	75	-	-	-	-	-	-	
6	741	Equipment Under \$5000	1,315	1,500	129	1,500	1,500	-	0%	
		Total Training	26,050	39,500	38,140	44,830	57,950	13,320	30%	
	46	EMERGENCY MEDICAL SERVICES								
1	210	Books, Subscriptions, Dues	-	600	-	-	-	-	-	
2	241	Forms & Printing	2,140	2,000	688	2,000	2,000	-	0%	
3	250	Equipment Maint & Repairs	3,575	6,000	2,818	6,000	8,000	2,000	33%	
4	310	Physician Consultant	10,000	10,000	10,000	10,000	10,000	-	0%	
5	610	Misc. Supplies	132	1,000	261	1,000	1,000	-	0%	
6	621	Medical Supplies	80,450	92,000	82,190	87,000	89,000	2,000	2%	
7	740	Equipment Over \$5000	18,718	13,800	-	13,800	9,000	(4,800)	-35%	
8	741	Equipment Under \$5000	16,953	9,000	8,195	14,000	15,800	1,800	13%	
		Total Emergency Medical Services	131,967	134,400	104,152	133,800	134,800	1,000	1%	
		TRANSFERS 2014 FUNDS								
1	850	Transfer to Capital Reserve Fund 45	200,000	200,000	200,000	200,000	200,000	-	0%	
		Total Expenditures	7,024,062	7,370,131	7,426,020	7,610,170	8,062,109	451,939	6%	
	70	OTHER NON CASH TRANSACTIONS								
1	650	Depreciation	328,116	316,000	328,116	316,000	350,000	34,000	11%	
2	655	(Gain)/Loss Fixed Assets Sold	-	-	-	-	-	-	-	
3	660	Capital Building Savings	-	-	-	-	-	-	-	
4	665	Building repairs	-	-	-	-	-	-	-	
5	670	Capital Equipment	-	-	-	-	-	-	-	
		Total Non-Cash Expenses	328,116	316,000	328,116	316,000	350,000	34,000	11%	
		Total Expenditures and Other Non-Cash Transactions	7,352,178	7,686,131	7,754,136	7,926,170	8,412,109	240,039	3%	
		Net Expenditures Funded by Cities & County		5,105,084		5,223,374	5,500,404	277,030	5%	
6	850	Transfer general fund to Capital Reserve Fund 45 from reserves	-	-	425,000	425,000	300,000	-	-	

Revenue w/o member contributions	2,386,795	2,561,705	
Expenses	8,351,170	8,712,109	
	<u>(5,964,374)</u>	<u>(6,150,404)</u>	
Minus depreciation	316,000	350,000	
Minus transfer from reserve funds	425,000	300,000	
Member contribution	<u>(5,223,374)</u>	<u>(5,500,404)</u>	
under (over) PY contribution	(118,289)	(277,030)	5.30%

	2015 RATE	2014 CONTR	2015 CONTR	2015 INCREASE	2015 % INCREASE
Bountiful City	36.18%	1,886,937.22	1,986,936.95	102,999.73	5.46%
Centerville City	15.45%	822,340.90	849,790.36	27,449.46	3.34%
Davis County	7.63%	371,921.26	419,532.36	47,611.10	12.80%
North Salt Lake City	22.17%	1,176,245.37	1,219,509.27	43,263.89	3.68%
West Bountiful City	8.36%	426,437.02	459,764.37	33,327.35	7.82%
Woods Cross City	10.22%	539,491.95	561,870.72	22,378.77	4.15%
	100.00%	5,223,373.73	5,500,404.03	277,030.30	5.30%

SOUTH DAVIS METRO FIRE AGENCY
GRANT ENTERPRISE FUND - 21
YEAR 2015

Ln No.	Acct No.	Account Title	2013 Actual	2014 Estimated	2014 Budget	2015 Budget	Comments
REVENUES							
1	33100	Grant-Per Capita	-	-	-	-	
2	33100	Grant-EMS Competitive	8,303	16,181	-	-	
3	33110	Grant-Homeland Security	1,450	11,000	-	-	
4	33120	Grant-Fires Grant	-	-	-	-	
5	33130	Grant-Wildlands	15,000	8,006	-	-	
6	39400	Sales of Fixed Assets	-	-	-	-	
6	38700	Transfer from General Fund	-	-	-	-	
7	38800	Transfer from Cap Res Fund	-	-	-	-	
8	38900	Fund Balance Appropriations	-	-	-	-	
9		Total Revenue	24,753	35,187	-	-	
10		EXPENDITURES					
		<u>EMS Grant</u>					
14	21-41-740	Equipment Over \$5000	6,645	15,279	-	-	
15	21-41-741	Equipment Under \$5000	5,413	-	-	-	
16	21-41-852	Transfer Various Cost from Gen. Fd.	-	-	-	-	
17		Total EMS Grant	12,058	15,279	-	-	
18		<u>HLS Grant</u>					
22	21-42-740	Equipment Over \$5000	-	11,000	-	-	
23	21-42-741	Equipment Under \$5000	1,460	-	-	-	
24	21-42-860	Fixed Assets to Bal. Sheet	-	-	-	-	
25		Total HLS Grant	1,460	11,000	-	-	
26		<u>Fires Grant</u>					
31	21-43-740	Equipment Over \$5000	-	8,006	-	-	
32		Total Fires Grant	-	8,006	-	-	
33		<u>Wildlands Grant</u>					
38	21-44-740	Equipment Over \$5000	15,000	-	-	-	
39	21-44-741	Equipment Under \$5000	-	-	-	-	
40		Total Wildlands Grant	15,000	-	-	-	
41							
42		Total Expenditures	28,518	34,285	-	-	
43		Fund Bal. Increase/(Decrease)	(3,765)	902	-	-	

SOUTH DAVIS METRO FIRE AGENCY
PUBLIC TRAINING ENTERPRISE FUND - 22
YEAR 2015

Ln No.	Acct No.	Account Title	2013 Actual	2014 Estimated	2014 Budget	2015 Budget	Comments
REVENUE							
1	36100	Interest Earned	102	71	150	150	
2	36300	Profit from Sales of 1st Aid Kits	31	-	700	700	
3	36640	CERT Fees	1,480	2,710	1,300	500	
4	36650	CPR Fees	5,013	3,385	4,500	4,500	
5	36660	EMT Fees	-	-	-	-	
6	36900	Misc. Revenue	-	-	-	-	
7		Total Revenue	6,626	6,166	6,650	5,850	
8		EXPENDITURES					
9	110	Instructors-SDMFA	768	-	1,500	1,500	
10	111	Instructors-Outside	-	-	100	100	
11	210	Books	218	279	300	300	
12	220	Public Notices & Advertising	-	-	50	50	
13	240	Office Supplies	-	128	150	150	
14	611	CPR Misc. Supplies	2,206	2,295	2,500	2,500	
15	612	CERT Manuals	643	705	500	500	
16	613	CERT Misc Supplies	193	127	1,000	200	
17	614	Participants Supplies	130	544	250	250	
18	615	Fees	-	-	-	-	
19	620	Misc. Services	-	193	300	300	
20	741	Equipment Under \$500	-	-	-	-	
21		Total Expenditures	4,169	4,271	6,650	5,850	
22		Fund Bal. Increase/(Decrease)	2,467	1,895	0	0	

SOUTH DAVIS METRO FIRE AGENCY
CAPITAL EQUIPMENT ENTERPRISE FUND - 45
YEAR 2015

Ln	Acct	Account	2013	2014	2014	2015	
No.	No.	Title	Actual	Estimated	Budget	Budget	Comments
REVENUE							
1	36100	Interest Earned	10,112	8,200	8,000	8,000	
2	36400	Sale of Fixed Assets	6,100	11,769	-	-	
3	36900	Misc Revenue	377	130	400	400	
4	38300	Contribution-Chevron Oil	5,000	-	-	-	
5	38310	Contribution-Holly Oil	-	-	-	-	
6	38700	Transfer from General Fund 10	-	-	-	-	
7	38700	Transfer from General Fund 10	200,000	625,000	625,000	500,000	
8		Total Revenue	<u>221,589</u>	<u>645,099</u>	<u>633,400</u>	<u>508,400</u>	
9		EXPENDITURES					
10	730	Improvements	-	3,125	25,000	-	
11	740	Equipment Over \$5000	426,571	850,000	877,000	730,000	
12	860	Fixed Assets to Balance Sheet	-	-	-	-	
13		Total Expenditures	<u>426,571</u>	<u>853,125</u>	<u>902,000</u>	<u>730,000</u>	
14							
15		Fund Bal. Increase/(Decrease)	<u>(204,982)</u>	<u>(208,026)</u>	<u>(268,600)</u>	<u>(221,600)</u>	

SOUTH DAVIS METRO FIRE AGENCY
ORIGINAL ASSETS ENTERPRISE FUND - 70
YEAR 2015

Ln	Acct	Account	2013	2014	2014	2015	
No.	No.	Title	Actual	Estimated	Budget	Budget	Comments
REVENUE							
1	36100	Interest Earned	-	-	-	-	
2	36400	Sale of Fixed Assets-ST 85	-	-	-	-	
3	36950	Proceeds from Written off A.R.	-	-	-	-	
4		Transfer from Debt Service Fund 73	-	-	-	-	
5		Total Revenue	-	-	-	-	
6		EXPENDITURES					
7	650	Depreciation Expense	126,636	138,000	138,000	138,000	
8	655	Fixed Asset Sale Net Book Value	-	-	-	-	
9	721	Building-Station 82	-	-	-	-	
10	850	Amort Bond Issuance Costs	-	-	-	-	
11	855	Transfer to Debt Reserve Fund	-	-	-	-	
12		Total Expenditures	126,636	138,000	138,000	138,000	
13		Net Income/(Loss)	(126,636)	(138,000)	(138,000)	(138,000)	

SOUTH DAVIS METRO FIRE AGENCY
BOND ENTERPRISE FUND - 72
YEAR 2015

Ln	Acct	Account	2013	2014	2014	2015	
No.	No.	Title	Actual	Estimated	Budget	Budget	Comments
REVENUE							
1	36100	Interest Earned	-	-	-	-	
2	36400	Sale of Fixed Assets-ST 85	-	-	-	-	
3	36950	Proceeds from Written off A.R.	-	-	-	-	
4		Transfer from Debt Service Fund 73	123,000	128,000	128,000	133,000	
5		Total Revenue	123,000	128,000	128,000	133,000	
6	EXPENDITURES						
7	650	Depreciation Expense	-	-	-	-	
8	655	Fixed Asset Sale Net Book Value	-	-	-	-	
9	721	Building-Station 82	-	-	-	-	
10	850	Amort Bond Issuance Costs	-	-	-	-	
11	855	Transfer to Debt Reserve Fund	-	-	-	-	
12		Total Expenditures	-	-	-	-	
13		Net Income/(Loss)	123,000	128,000	128,000	133,000	

SOUTH DAVIS METRO FIRE AGENCY
DEBT SERVICE FUND - 73
YEAR 2015

Ln	Acct	Account	2013	2014	2014	2015	
No.	No.	Title	Actual	Estimated	Budget	Budget	Comments
REVENUE							
1	32200	Building Impact Fees	219,454	260,000	150,000	150,000	
2	36100	Interest Earned	2,067	-	1,500	1,500	
		Total Revenue	221,521	260,000	151,500	151,500	
EXPENDITURES							
3	810	Bond Payment transferred to fund 72	123,000	128,000	128,000	133,000	
4	820	Bond Interest	151,040	141,400	141,400	136,280	
5	850	Transfer to SDFD Equity Fund 70	-	-	-	-	
6	850	Transfer to Debt Reserve Fund 74	-	-	-	-	
		Total Expenditures	274,040	269,400	269,400	269,280	
7		Fund Bal. Increase/(Decrease)	(52,519)	(9,400)	(117,900)	(117,780)	

2015 Capital Budget

\$512,000	New Engine
\$30,000	Satellite replacement mobile command
\$115,000	Software
\$25,000	Radios
\$20,000	Cement
\$35,000	Heart monitor
\$10,000	Station 84 Building Evaluations.
\$747,000	Total

84

Muller Park, Bountiful
Eng-2 (C,E)
MA-2(PM,ADV)

83

Centerville
Eng-2(C,E)
MA-2(PM,ADV)
Tech Rescue Station

81

Bountiful
ME-3 (C,E,PM)
MA-2(PM,ADV)

82

Eaglewood, NSL
ME-3(Cpm,E,PM)

85

Foxboro, NSL
Truck-2(C,E)
MA-2(PM,ADV)
Hazmat Station

Squad
Ford Expd

2 Part time em
12 hrs, 6 days

Benefits:

Safety of employees
Staff all Fire and EMS Vehicles
Spread out the location of PM, 3rd unit
faster response times
Squad will handle
Lift Assists
Diabetic, falls, seizure=alpha
Fire Response
Back up ambulance

Key

C=Captain
E=Engineer
PM=Paramedic
ADV=EMT Advance
ME=Medic Engine
MA=Medic Ambulance

All Firefighter trained as EMT-ADV/P

	Jan-15	Apr-15	Jul-15	Oct-15
Bountiful City	480,699.63	480,699.63	514,268.85	514,268.85
Centerville City	205,279.83	205,279.83	219,615.36	219,615.36
Davis County	101,344.44	101,344.44	108,421.74	108,421.74
North Salt Lake City	294,591.07	294,591.07	315,163.57	315,163.57
West Bountiful City	111,063.10	111,063.10	118,819.09	118,819.09
Woods Cross City	135,728.44	135,728.44	145,206.91	145,206.91
	1,328,706.51	1,328,706.51	1,421,495.51	1,421,495.51

Total	
	1,989,936.95
	849,790.36
	419,532.36
	1,219,509.27
	459,764.37
	561,870.72
	5,500,404.03

SOUTH DAVIS METRO FIRE AGENCY

RESOLUTION NO. 2014-03

**A RESOLUTION OF THE BOARD OF DIRECTORS OF THE SOUTH
DAVIS METRO FIRE AGENCY REQUESTING THE COUNTY FAIRLY
FUND PARAMEDIC SERVICES AND EACH MEMBER AGENCY TO
ADOPT A RESOLUTION PETITIONING DAVIS COUNTY TO INCREASE
FUNDING FOR PARAMEDIC SERVICES**

Whereas, Davis County collects property taxes uniformly throughout the County for the purpose of funding emergency services and in particular paramedic services; and

Whereas, the County pays 100% of the cost of paramedic funding in the north half of the County excluding Layton City; and

Whereas, the County pays to the South Davis Metro Fire Agency significantly less than the actual cost of providing paramedic services; and

Whereas, South Davis Metro Fire Agency is an efficient provider of paramedic services and provides services for less than the County pays for services in the north half of the County; and

Whereas, the difference in treatment by the County represents a subsidy from residents of South Davis County to residents of North Davis County; and

Whereas, County residents should not be penalized because of geography; and

Whereas, the members of the South Davis Fire Agency represents a significant portion of the County's population and represents a large portion of the assessed valuation for property taxes which provide funding for paramedic services; and

Whereas, the County has provided no justification for the lack of funding to the South Davis Metro Fire Agency for paramedic services, nor has it provided any reason why the citizens of South Davis County should subsidize residents of North Davis County.

NOW THEREFORE be it resolved by Board of Directors of the South Davis Metro Fire Agency as follows:

Section 1. The Board of Directors of the South Davis Metro Fire Agency hereby requests that Davis County increase the funding for paramedic units in South Davis County to an amount equal to the cost of providing such services;

Section 2. The Board of Directors of the South Davis Metro Fire Agency requests each member agency adopt a resolution in support of this request and forward such resolution to the County Commission of Davis County.

Section 3. This resolution shall take effect upon passage.

Passed and Approved this 17th day of November, 2014.

South Davis Metro Fire Agency

By: _____
Chair

(Seal)

Voting:

Randy Lewis	Yea___ Nay___
Paul Cutler	Yea___ Nay___
P. Bret Millburn	Yea___ Nay___
Leonard Arave	Yea___ Nay___
Rick Earnshaw	Yea___ Nay___
Kenneth Romney	Yea___ Nay___

ATTEST:

By _____
Clerk

**CENTERVILLE
CITY COUNCIL
Staff Backup Report
12/2/2014**

Item No. 6.

Short Title: Reconsider agreement for professional services pertaining to the Utah Transportation Coalition

Initiated By:

Scheduled Time: 8:50

SUBJECT

RECOMMENDATION

Approve the attached agreement for professional services between the City and Salt Lake Chamber of Commerce relating to the initiative to increase transportation funding for Utah cities, and authorize the expenditure of \$500 from the Council's contingency budget to pay Centerville's share of the Coalition's costs.

BACKGROUND

This matter was considered at the November 18 council meeting. Concern was expressed by several council members that new transportation funding would be used for public transit instead of local road maintenance. That concern apparently was created by reference to Utah's Unified Transportation Plan mentioned in the attached letter to Mayor Cutler. Without a better understanding of the contents of the Unified Transportation Plan, three council members were unwilling to approve the agreement for professional services supporting the Utah Transportation Coalition's public education initiative. They seemed willing, however, to possibly reconsider this matter once they have learned more about the content of the Unified Transportation Plan.

Council members can easily access the entire Plan document by googling "Utah Unified Transportation Plan". It is located on several websites, including UDOT and WFRC. Staff have identified and attached several pages from that document which address local road maintenance needs, as evidence that the Plan includes that need. Roger Tew, a tax specialist for the Utah League of Cities and Towns, will also attend the Council meeting to explain the nature of the new funding source sought by the ULCT, the flexibility in how cities could use that funding, and the allowed uses of other potential sources of transportation funding that may be considered by the State Legislature.

ATTACHMENTS:

Description

- ☐ ULCT email
- ☐ Letter to Mayor
- ☐ Agreement for Services
- ☐ Excerpts from Unified Transportation Plan

Steve Thacker

From: Brandon Smith <bsmith@ulct.org>
Sent: Thursday, November 13, 2014 1:17 PM
To: Mayor, Steve Thacker
Subject: Join the Utah Transportation Coalition
Attachments: Coalition Letter Centerville.pdf; Transportation Coalition Agreement Final.docx

Greetings,

This email will inform you about the Utah Transportation Coalition and how the Coalition—with participation from your city or town—is promoting investment in transportation funding. We have also attached a letter and a sample service agreement.

WHO IS THE COALITION?

The Coalition consists of businesses, chambers, cities, and counties working together to educate the general public and policymakers of the urgent need for transportation funding.

The private sector is shouldering nearly two-thirds of the Coalition budget.

The Coalition will not engage in any lobbying of legislators but will instead implement a communications strategy to the public about transportation needs.

WHY JOIN THE COALITION?

The return on investment for your city/town is significant. A small membership fee to join the Coalition (see attached letter) may lead to the broad public and political support that could result in new transportation revenue for your city/town.

Your city/ town will receive a professionally crafted Communications Toolkit to use to educate residents and policymakers about the need for transportation funding.

The toolkit will contain a newsletter article, infographics about transportation, social media materials, a utility bill template, and other items. You can use the tools as they are or modify them to fit your city/town.

ULCT will also distribute a data handout which will explain how your city/town currently funds transportation and how your city/town may benefit from increased transportation funding.

ULCT will also provide a sample council resolution that your city/town can enact to demonstrate support for increased transportation funding.

WHAT IS THE TIMELINE?

The Coalition officially launches on Monday, November 17 at Station Park in Farmington at 10:30 am. Please join us at the press conference: <http://sandy.utah.gov/index.php?id=932>

On November 17, the Coalition will have the website and the first pieces of the toolkit available at www.utahtransportation.org.

From November to January, member cities will use the toolkit to explain the urgency of transportation investment to their residents and elected officials.

In January, the Coalition will start a media campaign to educate the general public about transportation needs.

The legislature convenes on January 26, 2015 for 45 days.

HOW DOES MY CITY/TOWN JOIN?

The Coalition wants your support and active participation. You can review the attached service agreement and adopt it during a council meeting. Upon adoption of the agreement and payment of the small membership fee (see letter), your city will have access to the toolkit.

Cities and towns must speak in solidarity with the business community about the urgency of comprehensive transportation funding. For further information on how to join the coalition, you can contact ULCT or you can contact the Transportation Coalition Chair Abby Albrecht at abby.albrecht@gcinc.com.

Brandon Smith
Legislative Research Analyst
Utah League of Cities and Towns
50 South 600 East, Suite 150
Salt Lake City, UT 84102
801-328-1601
www.ulct.org



October 27, 2014

Mayor Paul Cutler, Centerville City
250 N. Main
Centerville, UT 84014

Dear Mayor Cutler,

Whether you drive on roads, bike on paths, cruise on ATVs, hop on the bus, or walk on the sidewalk, transportation is a part of your daily life. Which roads do you avoid? Where does your sidewalk end? How often do your kids stay inside because of the inversion? You hear from residents how they expect not only well-maintained roads but also transit, ATV, and active transportation options. You have to do more with less and the traditional resources are diminishing. We live in a new era of transportation—we must have a new vision for funding it.

At this year's Utah League of Cities and Towns Annual Convention, the ULCT membership passed a resolution that identified the need for transportation funding and recommended a legislative solution. **We must expand funding for local transportation NOW.**

We recognize the power in numbers. The Utah League of Cities and Towns, Utah Association of Counties, and the Salt Lake Chamber have formed the Utah Transportation Coalition. The Coalition's goal is to build support for major investment in Utah's transportation system per Utah's Unified Transportation Plan, preserve Utah's quality of life, bolster economic growth, improve personal health and air quality, and provide maximum value to all Utahns.

The Coalition will roll out a communications campaign to generate public and political support for comprehensive transportation solutions and to fund the Unified Transportation Plan across the state. We have provided a sample service agreement for your city/town to review, prepare, and enact to join the Coalition. The Coalition will provide a communication toolkit that you can use as is (without additional staff work) or personalize the materials for your community, including newsletter messages, utility fee inserts, social media messages and a city council resolution.

We need Centerville's financial support of \$500 to join together with all other Utah cities, towns, counties, and chambers. The private sector has pledged the majority of the needed amount and they are asking for local government to stand shoulder to shoulder in the effort—a public-private partnership that will make a difference. Please adopt a service agreement (based on the enclosed sample) and support the Coalition. For more information, contact Abby Albrecht at the Utah Transportation Coalition at (801) 831-6116 or at abby.albrecht@gcinc.com.

Thank you for your partnership and your support.

Lane Beattie
President/CEO of Salt Lake Chamber

Ken Bullock
Executive Director, Utah League of Cities & Towns



Project Name: Utah Transportation Coalition / Salt Lake Chamber

AN AGREEMENT FOR PROFESSIONAL SERVICES BETWEEN

CITY

and

Salt Lake Chamber of Commerce

THIS AGREEMENT made and entered into this ____ day of November, 2014, by and between _____, a municipal corporation (hereinafter referred to as "City", and SALT LAKE CHAMBER (hereinafter referred to as "Consultant").

The City and Consultant agree as follows:

1. **RETENTION AS CONSULTANT**

City hereby retains Consultant, and Consultant hereby accepts such engagement, to perform the services described in Paragraph 2. Consultant warrants it has the qualifications, experience and facilities to properly perform said services.

2. **DESCRIPTION OF SERVICES**

Task 1: Transportation Issues Research and Analysis:

The Consultant shall research and analyze transportation funding in Utah at both the State and local level, and use this data to suggest improvements and enhancements to funding transportation in Utah.

These Services shall be completed on June 30, 2015.

Task 2: Transportation Issue Advocacy and Public Awareness Campaign:

The Consultant shall create an issue advocacy and public awareness campaign related to Utah's need for improved transportation, and how improved transportation can benefit Utah's economy, air quality, and quality of life. This advocacy and public awareness campaign will include strategic communications planning, advertising media, advertising purchases, public events, online media, social media, editorial content, and other communications tools.

These Services shall be completed on June 30, 2015.

Task 3: Transportation Issue Local Government Tool Kit:

The Consultant shall deliver to each municipality a Transportation advocacy tool kit, consisting of but not limited to social media content, utility bill insert content, a city specific fact sheet detailing transportation funding in the individual municipality, editorial content for local papers, website content, and other items to support and aid local governments in discussing their transportation needs with residents.

These Services shall be completed on June 30, 2015.

Task 4: Legislative and Governmental Relations:

The Consultant shall work with the Utah League of Cities and Towns and the Utah Association of Counties to educate legislators about state and local transportation funding issues. No lobbyists will be engaged in this effort; however individuals required by State law to register as lobbyists working on behalf of these organizations will be involved.

These Services shall be completed on June 30, 2015.

3. **COMPENSATION**

The total compensation payable to **Consultant** by **City** for the Services described in paragraph 2 shall not exceed the sums described in the attached proposal, and shall be earned on the basis as indicated in the **Consultant's** attached proposal.

All payments shall be made within thirty (30) calendar days after execution of this *Agreement*.

EXTRA SERVICES

No other extra services are authorized by this *Agreement*.

4. **PROGRESS AND COMPLETION**

The **City** and the **Consultant** are aware that many factors outside the **Consultant's** control may affect the **Consultant's** ability to complete the Services to be provided under this *Agreement*. The **Consultant** will perform these Services with reasonable diligence and expediency consistent with sound professional practices.

5. **PERSONAL SERVICES/NO ASSIGNMENT/SUBCONTRACTOR**

This Agreement is for professional services, which are personal services to the **City**. The following persons are deemed to be a key member(s) of or employee(s) of the **Consultant's** team, and shall be directly involved in performing or assisting in the performance of this work.

- Abby Albrecht, Granite Construction and Utah Transportation Coalition
- Justin Jones, Salt Lake Chamber of Commerce
- Cameron Diehl, Utah League of Cities and Towns
- Lincoln Shurtz, Utah Association of Counties

The **Consultant** will subcontract the following portions of the work out to other parties:

- Penna Powers: strategic communications, public relations, and consulting services.
- Other coalition partners

This *Agreement* is not assignable by **Consultant** without the **City's** prior written consent.

6. **HOLD HARMLESS AND INSURANCE**

Consultant shall defend, indemnify and hold the **City**, its elected Officials, officers, and employees, harmless from all claims, lawsuits, demands, judgments or liability including, but not limited to general liability, automobile and professional errors and omissions liability, arising out of, directly or indirectly, the negligent performance, or any negligent omission of the **Consultant** in performing the services described.

Consultant shall, at **Consultant's** sole cost and expense and throughout the term of this *Agreement* and any extensions thereof, carry:

- (1) Workers compensation insurance adequate to protect Consultant from claims under workers compensation acts.
- (2) Professional errors and omissions insurance in the amount of \$2,000,000, and
- (3) General personal injury and property damage liability insurance and automobile liability insurance with liability limits of not less than \$2,000,000 each claimant and \$2,000,000 each occurrence for the injury or death of person or persons and property damage.

All insurance policies shall be issued by a financially responsible company or companies authorized to do business in the State of Utah.

7. **RELATIONSHIP OF THE PARTIES**

The relationship of the parties to this *Agreement* shall be that of independent contractors and that in no event shall **Consultant** be considered an officer, agent, servant, or employee of **City**. The **Consultant** shall be solely responsible for any workers compensation, withholding taxes, unemployment insurance and any other employer obligations associated with the described work.

8. **TERMINATION BY CITY**

The **City**, by notifying **Consultant** in writing, may upon ten (10) calendar days notice, terminate any portion or all of the services agreed to be performed under this *Agreement*.

9. **WAIVER/REMEDIES**

Failure by a party to insist upon the strict performance of any of the provisions of this *Agreement* by the other party, irrespective of the length of time for which such failure continues, shall not constitute a waiver of such party's right to demand strict compliance by such other party in the future. No waiver by a party of a default or breach of the other party shall be effective or binding upon such party unless made in writing by such party, and no such waiver shall be implied from any omission by a party to take any action with respect to such default or breach. No express written waiver of a specified default or breach shall affect any other default or breach, or cover any other period of time, other than any default or breach and/or period of time specified. All of the remedies permitted or available to a party under this *Agreement* or at law or in equity shall be cumulative and alternative, and invocation of any such right or remedy shall not constitute a waiver or election of remedies with respect to any other permitted or available right or remedy.

10. **CONSTRUCTION OF LANGUAGE**

The provisions of this *Agreement* shall be construed as a whole according to its common meaning and purpose of providing a public benefit and not strictly for or against any party. It shall be construed consistent with the provisions hereof, in order to achieve the objectives and purposes of the parties. Wherever required by the context, the singular shall include the plural and vice versa, and the masculine gender shall include the feminine or neutral genders and vice versa.

11. **MITIGATION OF DAMAGES**

In all situations arising out of this *Agreement*, the parties shall attempt to avoid and minimize the damages resulting from the conduct of the other party.

12. **GOVERNING LAW**

This *Agreement*, and the rights and obligations of the parties, shall be governed and interpreted in accordance with the laws of the State of Utah.

13. **CAPTIONS**

The captions or headings in the *Agreement* are for convenience only and in no other way define, limit or describe the scope or intent of any provision or section of the *Agreement*.

14. **AUTHORIZATION**

Each party has expressly authorized the execution of this *Agreement* on its behalf and acknowledge it shall bind said party and its respective administrators, officers, directors, shareholders, divisions, subsidiaries, agents, employees, successors, assigns, principals, partners, joint ventures, insurance carriers and any others who may claim through it to this *Agreement*.

15. **ENTIRE AGREEMENT BETWEEN PARTIES**

Except for **Consultant's** proposals and submitted representations for obtaining this *Agreement*, this *Agreement* supersedes any other *Agreements*, either oral or writing, between the parties hereto with respect to the rendering of services, and contains all of the covenants and *Agreements* between the parties with respect to said services. Any modifications of this *Agreement* will be effective only if it is in writing and signed by the party to be charged.

16. **SEVERABILITY**

If any provision in this *Agreement* is held by a court of competent jurisdiction to be invalid, void or unenforceable, the remaining provisions will nevertheless continue in full force without being impaired or invalidated in any way.

17. **NOTICES**

Any notice required to be given hereunder shall be deemed to have been given by depositing said notice in this United State mail, postage prepaid, and addressed as follows:

TO CITY: _____ City
Street Address
City, Utah ZIP
Attention: City Recorder

TO CONSULTANT: Utah Transportation Coalition
c/o Salt Lake Chamber of Commerce
175 East 400 South, Suite #600
Salt Lake City, Utah 84

18. **ADDITIONAL TERMS/CONDITIONS**

Additional terms and conditions of this *Agreement* are:

IN CONCURRENCE AND WITNESS WHEREOF, THIS AGREEMENT HAS BEEN EXECUTED BY THE PARTIES EFFECTIVE ON THE DATE AND YEAR FIRST WRITTEN ABOVE.

_____ CITY:

Attest

Signature

City Recorder

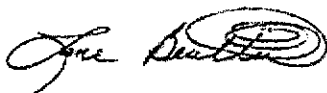
Print Name

Approved as to Form

Date

Municipal Legal Counsel

CONSULTANT:



Signature

Lane Beattie, President and Chief Executive Officer

Date

State of Utah)

:ss

County of Salt Lake)

On this _____ day of _____, 2014, personally appeared before me

_____ [name of person(s)], whose identity is personally known to me or proved to me on the basis of satisfactory evidence, and who affirmed that he/she is the President and Chief Executive Officer [title], of The Salt Lake Chamber of Commerce [name of corporation], a corporation, and said document was signed by him/her in behalf of said corporation by authority of its bylaws or of a Resolution of its Board of Directors, and he/she acknowledged to me that said corporation executed the same.

Notary Public

UTAH'S STATEWIDE TRANSPORTATION NEEDS AND REVENUES

Transportation Need		Estimated Cost
Highway Capacity Needs		\$28.0 Billion
Transit Capacity Needs		\$3.7 Billion
Highway Maintenance, Operations, Preservation		\$21.0 Billion
Transit Maintenance, Operations, Preservation		\$12.4 Billion
Total Transportation Needs		\$70.1 Billion
Transportation Revenue		
+ Current Funding Sources		\$43.4 Billion
+ Projected New Revenue (e.g. user fees, fuel, vehicle registration, etc.) - other sources		\$11.3 Billion
Unified Plan Total Revenue		\$54.7 Billion

for new transportation revenue sources that may be enacted in the future. These revenue assumptions may vary based on actual decisions of our elected leaders but represent new transportation revenue totaling \$11.3 billion over the next 30 years. A comprehensive transportation solution is vitally important to the State of Utah and even with the implementation of new revenue sources worth \$11.3 billion, Utah will still need an additional \$15.4 billion over the next 30 years to fully close the gap between needs and existing and planned revenue.

CONTINUOUS, COOPERATIVE, AND COMPREHENSIVE PLANNING

The Safe, Accountable, Flexible, Efficient Transportation Equity Act: A Legacy for Users (SAFETEA-LU) federal legislation requires state DOTs and MPOs to create and update their long-range transportation plans. The legislation does not require the plans to be updated at the same time nor that they use the same planning and financial assumptions. However, UDOT and the MPOs in Utah have worked together to produce a statewide, prioritized project list. Because of the cooperation between UDOT and the MPOs, all the transportation plans are not only being updated at the same time, but also contain coordinated growth assumptions, financial assumptions and other data to facilitate a statewide understanding of the plans.



Centerville

Population:* 16,624

Legislators: **Senate:** J. Stuart Adams, Todd Weiler
House of Representatives: Roger E. Barrus

County: Davis

Municipal Sales Tax for Centerville:**

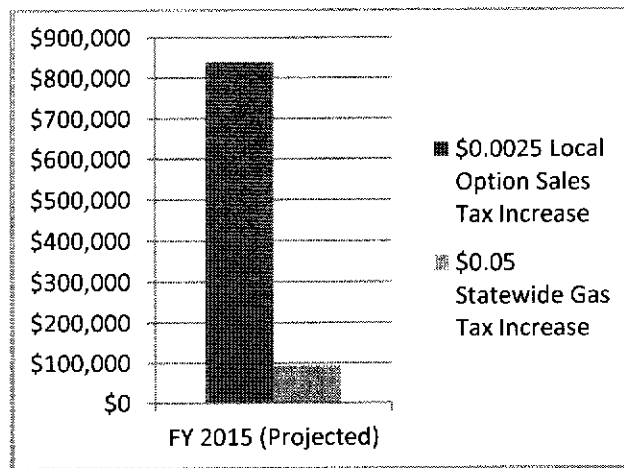
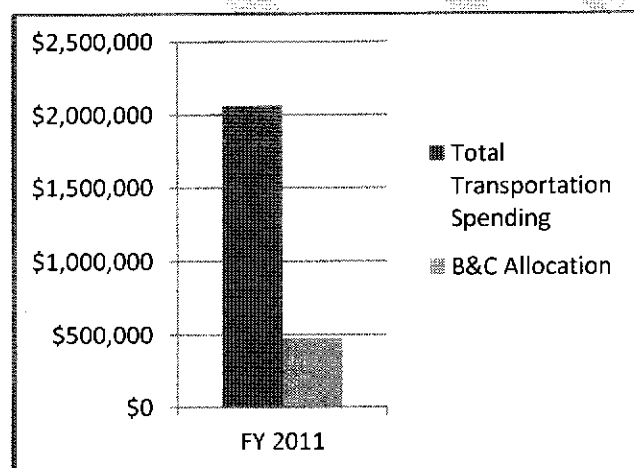
Centerville's 1% Local Option Revenue (FY 2011): \$2,830,732

Transportation Funding/Spending for Centerville:**

Centerville's Total Transportation Spending (FY 2011): \$2,063,862
Centerville's B & C Road Funding (FY 2011): \$474,530
Centerville's General Fund Subsidy for Transportation: \$1,589,332
Per Capita: \$95.60

What different funding mechanisms could mean for Centerville:***

\$0.0025 Local Option Sales Tax Increase:	\$0.05 Statewide Gas Tax Increase:
2015 Projection: \$839,050	2015 Projection: \$93,906
2019 Projection: \$989,437	2019 Projection: \$95,134
2024 Projection: \$1,175,531	2024 Projection: \$95,984
2015-2024 Total: \$9,929,725	2015-2024 Total: \$950,933



* Source: U.S. Census Bureau – 2013 Population Estimates

** Source: Office of the Utah State Auditor

*** Projections by ULCT Economist Doug Macdonald (former Utah State Tax Commission Economist)

Sources: Utah State Tax Commission & Utah Department of Transportation

Steve Thacker

From: Alan Preston <apreston@wwclyde.net>
Sent: Friday, November 21, 2014 7:17 AM
To: T Fillmore; Steve Thacker
Cc: natepeterson@utah.gov; Leah Jaramillo; Kamran Abolhasani
Subject: FW: Centerville City meeting with out come
Attachments: Parrish Fencing.pdf

Steve & Tami

I have looked into the actual footage and they are as follows:

- On coping along wall 1185 LF
- On Barrier for Railroad 155 LF
- One side of bridge requires 277' but some of this might be replaced with the pillars Tami wants to add. 554 LF for both sides
 - Total fence is 1894 LF.
 - Quoted price in ground to city was \$56.44. **Total of \$106,897.36**
- The mounting cost of \$45 per post will be. 241 posts @ \$45 = \$10,845
 - Total fence price = \$117,742.36
 - With mark up 30% = **\$153,065.07**
- Credit from chain link is \$33 X (1894 - 155 = 1739) = \$57,387
 - **Grand total for fence without extra for railroad 6" and removal = \$95,678.07**

The amount for the extras you want are:

- Cut-outs \$14,300 X 1.3 = 18,590
- Pillars, \$5,000 X 1.3 = 6,500
- Fence on East side wall, approximately 255 LF at \$56.44 = \$14,392.20
- Mounting of fence on East side 33 Posts at \$45 = \$1,485
 - Total \$35,177
 - With mark up 30% = **\$45,730.10**
- Credit for fence, if the same amount used 255 LF X \$33 = <\$8,415>
 - **Grand total of extras \$37,315.10**

Total for the full thing is \$132,993.17

Unknown items at this time.

- Cost to extend the fence across the railroad to a total of 10' tall. →
- Cost to remove the existing fence on the railroad structure ⇒ 155 LF X 2.30 = \$356.50

Items the city will finalize:

- Design and installation of Cut-outs
- Design and installation of Pillars

I have also attached the most current drawing we have of how the fence and structure will look. I hope from this Tami will be able to determine the pillar location and size.

Please let me know if you need any additional information. I am still planning on the meeting on the 4th unless you feel it is not needed.

$$\begin{array}{r} \$132,993.17 \\ - 18,590. \\ \hline 114,403 \\ - 6,500 \\ \hline 107,903 \\ + 357 \\ \hline \$108,260 \\ + \text{extending RR fence height} \end{array}$$

CENTERVILLE

**Staff Backup Report
12/2/2014**

Item No. 7.

Short Title: Mayor's Report

Initiated By: Mayor Cutler

Scheduled Time: 9:05

SUBJECT

RECOMMENDATION

BACKGROUND

Mayor Cutler may report on one or more topics.

CENTERVILLE

**Staff Backup Report
12/2/2014**

Item No. 8.

Short Title: City Manager's Report

Initiated By: City Manager

Scheduled Time: 9:10

SUBJECT

- a. Schedule work session with State Legislators representing Centerville

RECOMMENDATION

- a. Invite Legislators representing Centerville to attend a work session at 5:30 p.m. on Tuesday, January 20, 2015, to discuss potential legislation affecting Centerville City.

BACKGROUND

The 2015 State Legislative Session begins January 26. Centerville is represented by Senators Stuart Adams and Todd Weiler and Representative Tim Hawkes.

**CENTERVILLE
CITY COUNCIL
Staff Backup Report
12/2/2014**

Item No. 9.

Short Title: City Council Liaison Report

Initiated By:

Scheduled Time: 9:15

SUBJECT

- a. Wasatch Integrated Waste Management District - Councilman John Higginson

RECOMMENDATION

BACKGROUND

Councilman Higginson represents Centerville City on the waste district board of directors. He will report on current issues, etc. relating to that assignment.

CENTERVILLE

**Staff Backup Report
12/2/2014**

Item No. 10.

Short Title: Miscellaneous Business

Initiated By:

Scheduled Time: 9:25

SUBJECT

a. Request for use of City property for wireless internet facility

RECOMMENDATION

Discuss the possibility of allowing Digis to lease City property for a wireless internet facility.

BACKGROUND

Per the City Council's direction in an earlier meeting, the Mayor and City Manager have met with Digis representatives to discuss their request to lease a 15 X 60 foot area on the north end of the gun range for a wireless internet tower and related equipment/building (see attachment). Mayor Cutler and the City Manager addressed a number of issues/concerns with Digis reps and will report on these at the Council meeting. They now need to know if the City Council is interested in pursuing negotiations for a lease agreement.

ATTACHMENTS:

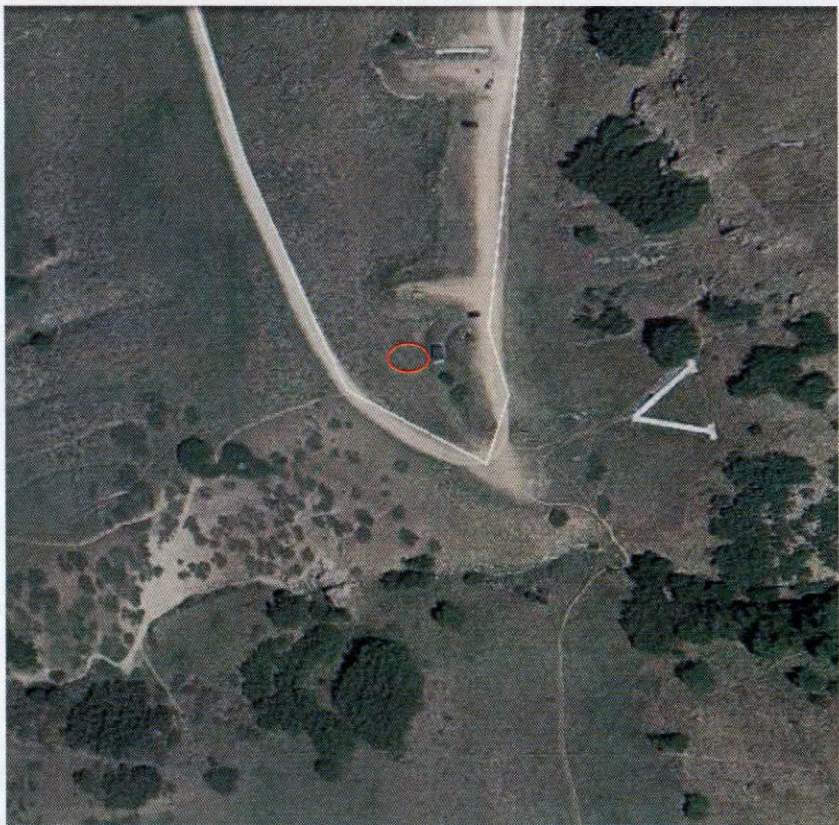
Description

□ Digis Presentation



Centerville Site

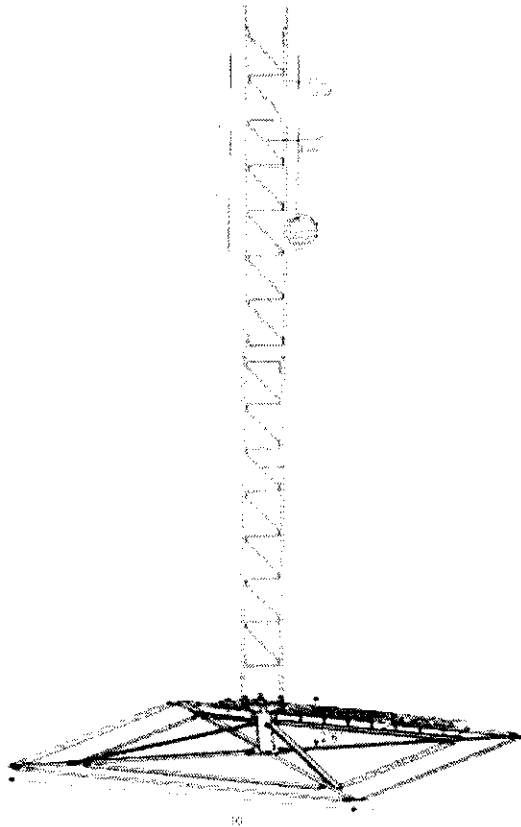
Centerville Site Location



Centerville Site Plan



Centerville Site Description/Elevation - Option 1
Above Ground – Non Penetrating Mount



Centerville Location

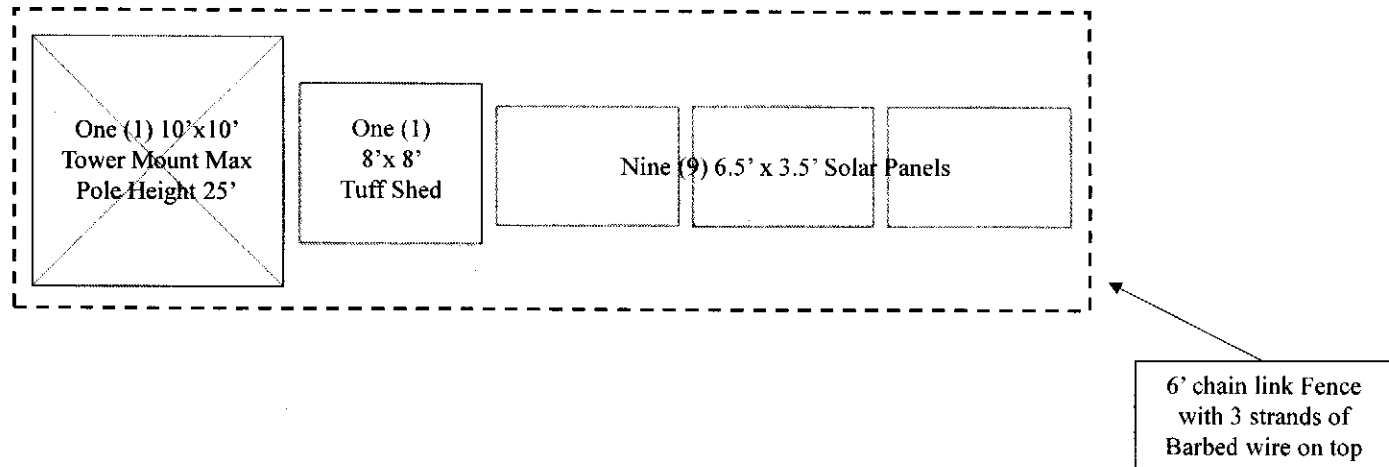
Total Height = 27.5'

Equipment next to Shed:
Three (3) Sets of Solar Panels
One (1) 8'x8' Tuff Shed
One (1) Tower Mount – 10' x 10' x 2.5'
One (1) Tower Rohn Section – 25' in height

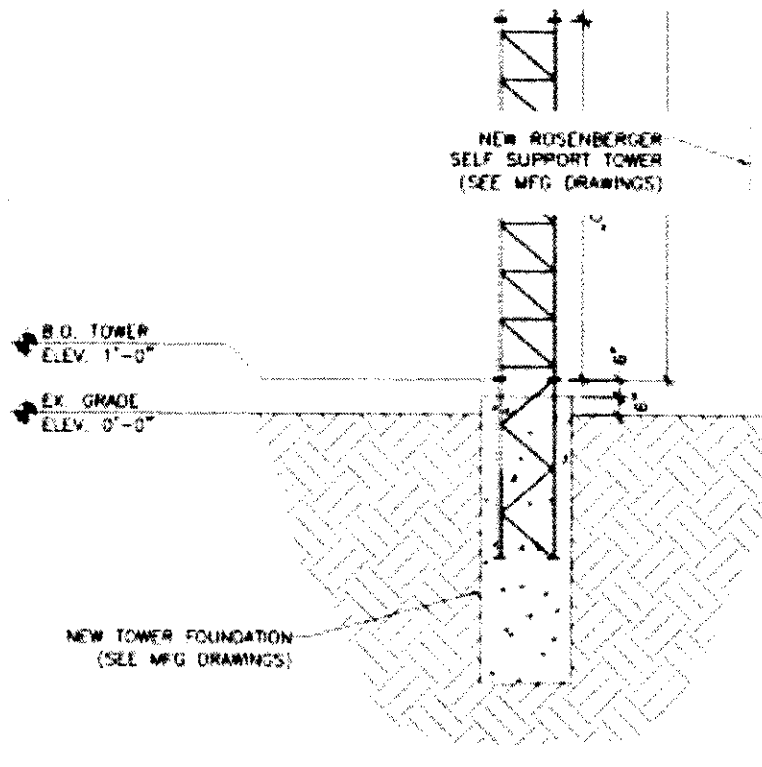
Construction Plan:

1. Level Site Location.
2. Place 10' x 10' x 2.5' Tower Mount on/above ground with cinderblocks to stabilize
3. Install 25' Tower Rohn Section on Tower Mount
4. Place Solar Panel Sets on ground with cinderblocks to stabilize.
5. Place Tuff Shed on Ground for battery storage.

Centerville Site Plan – Option 1



Centerville Site Foundation Design – Option 2 Below Ground – Concrete Foundation



Centerville Location

Total Height = 25'

Equipment next to City Building:

Three (3) Sets of Solar Panels

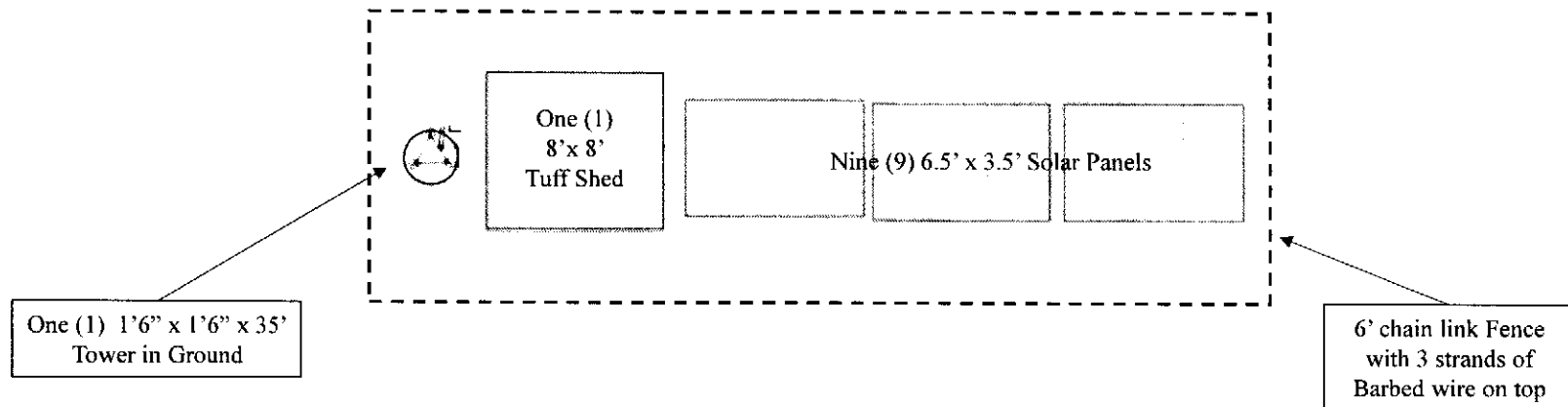
One (1) 8'x8' Tuff Shed

One (1) Tower – 1.5' x 1.5' x 25' in height

Construction Plan:

1. Level Site Location.
2. Place 25' Tower in underground concrete foundation.
3. Place Solar Panel Sets on ground with cinderblocks to stabilize.
4. Place Tuff Shed on Ground for battery storage.

Centerville Site Plan – Option 2







CENTERVILLE

**Staff Backup Report
12/2/2014**

Item No. 11.

Short Title: Closed meeting, if necessary, for reasons allowed by state law, including, but not limited to, the provisions of Section 52-4-205 of the Utah Open and Public Meetings Act, and for attorney-client matters that are privileged pursuant to Utah Code Ann. § 78B-1-137, as amended

Initiated By:

Scheduled Time: 9:30

SUBJECT

RECOMMENDATION

At this time, staff are not aware of a need for a closed meeting, but the agenda allows for that possibility.

BACKGROUND

CENTERVILLE

**Staff Backup Report
12/2/2014**

Item No. 12.

Short Title: Possible action following closed meeting, including appointments to boards and committees

Initiated By:

Scheduled Time: 9:30

SUBJECT

RECOMMENDATION

Mayor Cutler may recommend appointments to City committees and boards.

BACKGROUND

CENTERVILLE

**Staff Backup Report
12/2/2014**

Item No.

Short Title: Items of Interest (i.e., newspaper articles, not items on agenda) Posted in-meeting information

Initiated By:

Scheduled Time:

SUBJECT

RECOMMENDATION

BACKGROUND

ATTACHMENTS:

Description

- ☐ Newspaper article - Davis Clipper - Will no corridor build alternative make the cut?
- ☐ Newspaper article - Des News - A community of theater: Utah theater companies take varied approaches to staging a season

[print](#)

Will no corridor build alternative make the cut?

by MELINDA WILLIAMS

11.19.14 - 12:00 pm

BOUNTIFUL — The legwork has been done on developing the Shared Solution alternative for the West Davis Corridor.

Over the coming weeks, members of Utah Department of Transportation's West Davis Corridor team will look at whether this new alternative will meet the transportation needs of western Davis and Weber counties.

If the Shared Solution advances and becomes UDOT's preferred alternative it will mean there will be no West Davis Corridor, but changes will be made to existing roadways and other transportation systems to accommodate more options.

"We'll put it to the test, and if it meets the criteria, we'll move it to the next step," said Randy Jefferies, UDOT's project manager.

That step will be a level two study to investigate the impact to homes, wetlands and parks, he said.

If it meets the criteria, it will become one of the alternatives that will be considered. Other alternatives are all roads, taking various routes through west Davis and Weber counties. None are currently being called preferred alternatives.

The Shared Solution is a mix of roads, land use changes, and mass transit that would be put in place instead of the proposed 24-mile highway running from Centerville to Marriott-Slaterville in Weber County between the Great Salt Lake and I-15.

The idea came from a coalition of environmentalists called Utahns for Better Transportation, who opposed the West Davis Corridor and sought a no-build alternative over another road.

UDOT officials have looked at numerous alternatives for the road since 2010, but many came under fire in the fall of 2013 by both the Environmental Protection Agency and the Army Corps of Engineers. Complaints from the two agencies included that some of the proposed routes violated the federal Clean Air Act.

The Shared Solution is different than the other alternatives because of the land use changes, Jefferies said.

One of the major differences is the inclusion of several boulevards instead of one road. The boulevards lace Clinton, West Point western Clearfield and Syracuse.

"It's (boulevard) a different type of roadway than is there now," Jefferies said.

"They're designed to handle more modes of transportation with medians,

on-street parking, bike lanes and mass transit." They're also designed to improve pedestrian traffic.

The environmentalists' Shared Solution doesn't build a new road, but incorporates better management of arterial roadways and connections with mass transit, as well as creating boulevard communities, where housing, jobs and services are close together.

UDOT has been meeting with cities in both Davis and Weber counties along the corridor's route. They have also met with stakeholders to gather feedback on the alternatives to the road and with Utah Transit Authority officials, Jefferies said.

Jefferies and members of the coalition agree the process has been a good one and they have learned a lot.

"The information we've learned has been very helpful," Jefferies said.

In an interview with the Clipper last month, Roger Borgenict, co-chair of the coalition, said working with Jefferies and his team has been good and that UDOT's team recognizes it takes both roads and mass transit to get the job done.

Whether the Shared Solution advances beyond this study depends on how well it meets the transportation needs of the residents of the two counties, Jefferies said.

Currently, the final Environmental Impact Statement is due out in the spring of 2015, but if the Shared Solution advances, that deadline could be changed.

"We've said all along the schedule depends on our evaluations," Jefferies said.

Deseret News

A community of theater: Utah theater companies take varied approaches to staging a season

By Rachel Brutsch, Deseret News

Published: Sunday, Nov. 23 2014 12:33 a.m. MST



The interior of the Grand Theatre at Salt Lake Community College in Salt Lake City. (Scott G Winterton, Deseret News Archives)

Editor's note: This is the 10th installment in a series highlighting arts organizations around Utah.

From the very beginning, said Sally Dietlein, co-founder and executive producer of Hale Centre Theatre in West Valley City, the state of Utah has embraced and loved theater, "the

granddaddy of all the disciplines" that incorporates music, dance, art, engineering and more.

Brigham Young, the state's first governor, donated more than half of the funds necessary to build the Salt Lake Theatre, which was located in downtown Salt Lake City, completed in 1862 and had a seating capacity of 1,500, according to the Encyclopedia of Mormonism.

The tradition of theater in Utah has continued more than 150 years later with numerous theaters at the community, university, semiprofessional and professional levels.

"We are really lucky in Utah," said Karen Azenberg, artistic director at Pioneer Theatre Company, "because the quality — and not just here — but the quality of the theater and the

arts that we have is tremendous, and it's on par with anything, any other city in this country."

This is owed in large part to the talented pool of actors and artists in Utah, some of whom don't have time to dedicate to a full-time, professional career in theater, said Seth Miller, interim artistic director at the Grand Theatre.



Hale Centre Theatre in West Valley City. (Jeffrey D. Allred, Deseret News Archives)

"This is a way for them to still be involved and still have that creative outlet," Miller said.

Different area theaters operating at the upper artistic levels have different aims and approaches, and every production is unique.



CenterPoint Legacy Theatre in Centerville. (Rachel Brutsch, Deseret News)

"I'm always of the feeling that all of that (having many area theaters) only benefits everybody," said Jansen Davis, artistic director of CenterPoint Legacy Theatre. "Even if you go to the same show at two different venues, it's a different experience."

Following are brief overviews of five theater companies in and

around Salt Lake City, listed newest to oldest and each a 501(c)(3) nonprofit, that give local residents a chance to partake of high-quality theater productions — and, oftentimes, to be a part of them.

CenterPoint Legacy Theatre

Location: Davis Center for the Performing Arts, 525 N. 400 West,
Centerville

Founded: 2011

Stage type:
Proscenium

Seats: 525, plus black box theater with
100



The Grand Theatre at Salt Lake Community College in Salt Lake City. (Scott G. Winterton, Deseret News Archives)

Productions per season: 7

Website: centerpointtheatre.org

CenterPoint

Legacy Theatre is "strictly a traditional community theater structure in the sense that all of the performers do it pro bono; they do it out of the love of doing theater," Davis said.

In turn, he said, the theater gives people who may not have opportunities elsewhere a chance to grow and a positive experience.

"We try to build kind of a family feeling," he said. "And it excites me when somebody comes and they say, 'Wow, that was such a great experience,' because I know that we've done our job to create an environment where they feel comfortable and they can grow, and we're always looking to see if we can stretch people a little bit."



The interior of Simmons Pioneer Memorial Theatre in Salt Lake City. (Scott G Winkerton, Deseret News Archives)

The theater has a small staff of three full-time employees, a handful of part-timers and some hourly workers for the box office and concessions. It also contracts with local artists, designers and technicians to help stage its productions, paying each "nominal stipends," Davis said.

Although CenterPoint

in and of itself is a new entity, its history stretches back nearly 25 years to the Ralph Rodger's Pages Lane Theater, founded in 1990. That theater found success in its small venue, according to CenterPoint's website, and "a case was made for a regional performing arts center, which resulted in our current home, the Davis Center for the Performing Arts."

The

62,000-square-foot facility opened in 2011, and CenterPoint Legacy Theatre was born.

"We've really been

excited about the type of space because of its traditional nature with the fly system — it's allowed us to do some really wonderful sets," Davis said. "We just did 'Jekyll & Hyde,' and it was really an innovative set. They had built staircases that would actually move with people walking between scenes, and so we try to be creative as much as we can."

Though there

isn't a hard and fast formula for its season lineup, Davis said CenterPoint tries to include a holiday show, one or two classics that have stood the test of time, a show that "stretches the envelope a little bit" by being new to the audience, and a show or two with a wide age demographic to provide opportunities for children as well as adults.

"Artistically, we're

always trying to push a little bit of the envelope as far as what the facility will allow us to do," Davis said.

* * * * *

The Grand Theatre

Location:

1575 S. State, Salt Lake City

Founded:

1996

Stage type: Proscenium

Seats: 1,064 and about 130 for backstage series

Productions per season: 4

Website: the-grand.org

Although the Grand Theatre is located on the campus of Salt Lake Community College that was formerly South High School, the theater operates mostly separate from the college.

The theater hosts a lot of school events, partners with community groups for fundraising events and is a rental venue in addition to producing its own season of plays and musicals.

Particular to the Grand, Miller said, is its choice of programming. He looks for "shows that

aren't being done a lot in the valley, shows that we think we can do and do well, and shows that we think our audiences would like to see," he said. "Sometimes it works out and sometimes it doesn't, but there's always things that you can come to see here in any given season that you're not going to see anywhere else."



The four singers in the Grand Theatre's 2014 production of "Forever Plaid" are Jonathan Baker, left, Nick Morris, B.J. Whimpey and Mark Daniels. The show was part of the Grand's backstage series. (Steve Fidel, The Grand Theatre)

The theater aims to be ethnically diverse in its programming, he said, which fits its association with SLCC, "the most ethnically diverse institution in the state."

Another aspect that sets the Grand apart from other area theaters is its backstage series.

"The audience is actually seated on the stage, and we perform the whole concert or play or whatever backstage," Miller said. "It's a different way for people to come and see shows. It's much more intimate because you're right there. ... In theaters, we purposefully try to hide that, and so for certain productions -- it doesn't work with everything -- but for certain productions, people really enjoy seeing that."



From left, Jacob Hoffman (as Chip Tolentino), Shannon Tye (Marcy Park), Emily Walton (Olive Ostrovsky), Elise Groves (Logainne Schwartz and Grubenhier), Kendal Sparks (William Bartee) and Austin Archer (Leat Coneybear) in Pioneer Theatre Company's 2014 production of "The 25th Annual Putnam County Spelling Bee." (Alexander Weisman, IceWolf Photography)

When it comes time to cast a show, the Grand holds open auditions.

"Utah's got a surprising amount of talent in the valley, and we like to highlight that, that everybody that we work with is a local, either working professional, or they might be your neighbor that's doing a show," Miller said.

"That gives us a really interesting sort of dichotomy of talent, from people that it might be their first show and they've always wanted to do a show and this is their first experience, to professional actors," including a few affiliated with the Actors' Equity Association.

The Grand has three full-time employees and several who work part time, but every person involved in a production is paid, Miller said, even if it's not very much — in some cases, he said, it's just enough to cover gas costs, "but still, everybody's paid."

Ultimately, Miller said, the Grand is about the people who are a part of it.

"I love what (the Grand) is to a lot of people," he said. "Not only our audiences but the people that work here on our technical crew and our production staff and our casts ... the people that it's able to bring together and the kind of experience that we can all have on a show together."



The lobby at CenterPoint Legacy Theatre in Centerville. (Rachel Brutsch, Deseret News)

* * * * *

**Hale
Center Theater Orem**

Location: 225 W. 400
North, Orem

Founded: 1990

Stage type: Arena

Seats: 308

Productions per season: 7



Larson Holyoak, left, Karen Baird, Jenny Latimer and Blake Barlow in Hale Center Theater Orem's 2014 production of "Beau Jest." (Pete Widtfeldt, Hale Center Theater Orem)

Website: haletheater.org

Covering the four walls of Hale Center Theater Orem's green room, where its actors spend time during a production when they're not onstage, are hundreds of painted handprints. With the room too small to display the prints of nearly 25 years' worth of talent, the hands extend into the hallway and dressing rooms.

Among those prints are those of actors who've gone on to perform on Broadway and win Tony Awards, said Anne Swenson, one of the theater's four managing directors.

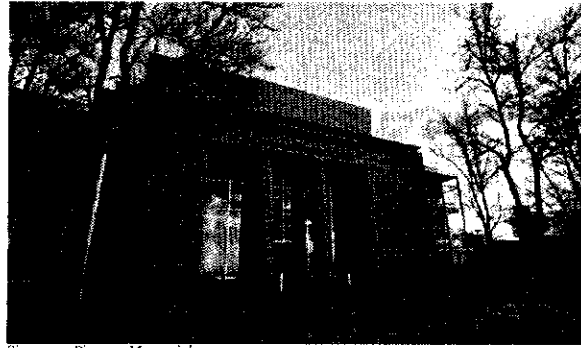
Along with their managerial duties, each of the managing directors is also an executive producer and takes on different roles in the theater's operations.

"It keeps us in the trenches, which is great," Swenson said. "It keeps us there with our fingers in the shows, it keeps us there with the actors, and it makes for a really close-knit kind of organization here."

HCTO has about 10 full-time and 50 part-time employees, Swenson said.

As one of two theaters in the area named after co-founders Ruth and Nathan

Hale, Swenson said, HCTO is presented with a marketing challenge. Although the directors of the two Hale theaters have grandparents in common, each of the companies operates independent of the other.



Simmons Pioneer Memorial Theatre in Salt Lake City: (Scott G Winterton, Deseret News Archives)

HCTO holds open auditions and is able to offer two guest Actor's Equity contracts per show.

"That's really important to us, to not turn away an equity actor ... because having a professional actor working alongside all of our nonprofessional actors, it raises the game," Swenson said.



Peter Pan (Fred Lee) whisks the Darling children (Katelin Jones as Wendy, Truman Harris as Michael and William Riches as John) to Neverland in CenterPoint Legacy Theatre's 2014 production of "Peter Pan." (Ron Russell, CenterPoint Legacy Theatre)

The theater is located in a converted veterans hall, and space is limited.

"There is no untamed frontier in this building," Swenson said. "There's nothing where anything is stashed. We know where everything is, and we know where it's supposed to be and what we have."

The space limitations can also create challenges with staging productions, but those working at the theater innovate to make the most of what's available.

"We did 'Peter Pan' last year with no flying," Swenson said. "We had creative gymnastics, we had puppets. It was amazing. ... We try to go for telling the story, communicating the emotion, and we can in this space, and that's a real luxury. If we were in a 1,500-seat theater, we wouldn't be able to do that so much."

Selecting shows for an upcoming season is one of the hardest things with the furthest-reaching consequences, Swenson said. The challenge, she said, lies in the question of "how to please all the people — which you can't do — and produce excellent theater and art without cheating the art? ... If you do 'Oklahoma' every year, you're almost doing a disservice to your patrons."

No matter which production is underway, the goal remains the same at HCTO:

"We do theater that leaves people feeling better than when they got here," Swenson said.

* * * * *

Hale Centre Theatre

Location: 13333 Decker Lake Drive, West Valley City

Founded:
1985

Stage type: Arena

Seats: 613

Productions per season: 7



Alyssa Buckner as Young Cosette, left, and Casey Elliott as Valjean in Hale Centre Theatre's 2014 production of "Les Misérables." (Provided by Hale Centre Theatre)

Website: hct.org

Hale Centre Theatre got its start in a converted lingerie factory on 2801 S. Main in Salt Lake City.

"I don't know how anyone had any faith to come, but they did," Dietlein said.

According to Dietlein, within a year and a half, the theater expanded from 200 seats to 350 seats, pushing out the wall to the south. A year later, a balcony was built over the lobby, boosting the total to 387 seats, but "we were bursting at the seams," she said.

With the help of West Valley City, the theater was able to build a larger building, owned by the city, which it moved into in October 1998 on co-founder Ruth Hale's 90th birthday.

The 2015 season marks the theater company's 30th anniversary.

HCT has the distinction of being the highest-attended community theater in the United States, Dietlein said, but it is considered a professional non-Equity theater.

"Everybody gets a chance to play any role that they win" regardless of whether they have Actors' Equity status, she said.

"It's kind of well-known that Utah is a melting pot for a tremendous amount of talent, and it's electrically exciting to sit in an audition and see who shows up next."

The theater has 34 full-time employees and about 75 who work part time, and it employs an average of 350 actors each year, Dietlein said. Every position is paid.

Since 2004, the theater has had an average of 99.5 percent of its 613 seats filled for each performance, Dietlein said.

To accommodate the brimming audiences, plans are underway to build a larger theater in Sandy in the near future.

"We hope to get a shovel in the ground in the spring," Dietlein said.

The directors of HCT strive to present family friendly performances and don't shy away from working with publishing companies in New York to modify scripts to suit general audiences.

"Our goal is to be able to play for ages 5-105, so patrons of all those ages, we hope, can come and have a wonderful time," Dietlein said.

A specialty of Hale Centre Theatre is its use of a highly technical stage.

"It's sort of reinvented center stage design," Dietlein said.
"It has a moving capacity and a technological capacity that's pretty breathtaking."

In crafting the season, the theater's directors look for "a good season balance," including productions fresh out of New York, family geared shows, something with "a little bit of depth and richness" and a couple of comedies.

"It's the hardest thing we do," Dietlein said. "In order of importance, the season's No. 1, getting the directing team is No. 2 and casting is No. 3. If you can do that, then you're good."

* * * * *

**Pioneer Theatre
Company**

Location: Simmons Pioneer Memorial Theatre, 300 S. 1400 East, Salt Lake City

Founded: 1962

Stage type: Proscenium

Seats: 932

Productions per season: 7

Website: pioneertheatre.org

While community theaters help give opportunities to anyone who wants to participate in theater, Azenberg said, Pioneer Theatre Company demands and presents a higher level of skill.

"What we have to offer is the professional theater experience, both for the people that work here and for our audience that is able to come and join us," she said.

According to PTC's website, the theater opened in 1962 at the University of Utah as the Pioneer Memorial Theater, meant to replace the Salt Lake Theatre that was built in 1862 and demolished in 1928.

Over time, PTC was separated from the U.'s academic program and made financially independent, and it became fully professional after forming a League of Resident Theatres contract with Actors' Equity, according to the website.

The arrangement with Actors' Equity requires the theater to hire a number of professional Equity actors for each production — an arrangement, Azenberg said, that helps the theater attract impressive talent.

Auditions for a role in a PTC production are open to anyone, but actors must be available to rehearse full time during normal business hours. And along with holding local auditions to cast a show, PTC scouts in cities such as New York.

But once casting is complete, the differentiation between actors begins to break down.

"We try to ultimately treat all of our actors the same, partially because many of the non-Equity actors that we use are hoping to become Equity actors, and so I think we all feel that it's really important that they understand what they're working toward," Azenberg said.

In addition to its production staff and actors, PTC employs about 40 full-time and seasonal employees.

Producing theater that's "the best that we can be" is a primary goal for Azenberg.

"I want to be able to continue to produce shows at the level of the best theaters in this country," Azenberg said. "I want to be able to excite people. I want to be able to challenge them. I want to be able to surprise them. ... The thing that would make me saddest was if somebody came and felt like every time they came, they saw the same kind of thing," she said.

In each season, Azenberg aims to present at least one show aimed at families, something recently done on Broadway, something classic, a comedy and whatever shows are needed to balance the season.

"Hopefully there's something for everybody, but you're not going to always love everything that we have to offer," she said. "But for me personally, as a theatergoer, I don't want to go

and see the same kind of thing every time. For me, the fun of theater is it's like a Christmas present — you never quite know what's inside."

Rachel Brutsch

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