

CENTERVILLE CITY COUNCIL AGENDA

NOTICE IS HEREBY GIVEN THAT THE CENTERVILLE CITY COUNCIL WILL HOLD ITS REGULAR PUBLIC MEETING AT 7:00 PM ON JULY 17, 2018 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 Jacob Smith, Centerville Management Services Director, at 801-295-3477, 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://centerville.novusagenda.com/agendapublic>.**

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

5:30 Work Session - City Property on Foothills

- a. Foothills Planning Task Group report
- b. Drainage Study report
- c. Discussion of related topics

7:00 **A. ROLL CALL**

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

B. PRAYER OR THOUGHT

Tami Fillmore

C. PLEDGE OF ALLEGIANCE

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 801-295-3477, or may make such request at the beginning of Open Session.) Please state your name and city of residence.**

E. BUSINESS

- | | | |
|------|-----|--|
| 7:10 | 1. | Minutes Review and Acceptance
June 19, 2018 Work Session & Regular Meeting Minutes
June 21, 2018 Minutes |
| 7:10 | 2. | Public Hearing - Zoning Map Amendment - 698 W Porter Lane - David Bell, Applicant

Consider the proposed Zoning Map Amendment for property located at approximately 698 W Porter Lane from Residential Medium (R-M) to Commercial-Very High (C-VH) - Ordinance No. 2018-15 |
| 7:20 | 3. | Public Hearing - Zoning Code Amendment - CZC 12.55.110 - Fence and Wall Heights

Consider the proposed Zoning Code Amendments to CZC 12.55.110 regarding fence and wall height allowances in various zones. |
| 7:40 | 4. | Public Works Fleet Replacement Proposal |
| 8:00 | 5. | Park Signs and Designation
a. Municipal Code Amendments - City Park Designations - Ordinance No. 2018-08 enacting CMC 8.02.022
b. Park Signs - Options and Fundraising |
| 8:15 | 6. | Compensation Study Proposal |
| 8:45 | 7. | Mayor's Report
a. UIA/UTOPIA
b. South Davis Metro Fire Service Area |
| 8:55 | 8. | Councilmember Liaison Report - Councilman McEwan
Report on the Davis County Mosquito Abatement District & UTOPIA |
| 9:05 | 9. | Fitness Court Proposal |
| 9:15 | 10. | City Manager's Report
a. Schedule dates for work session topics, field trip and RDA/ACB meetings
b. County grant applications
c. Fireworks legislation update (City Attorney) |
| | 11. | Closed meeting 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 |
| | 12. | Possible action following closed meeting, including appointments to boards and committees |

F. ADJOURNMENT

CENTERVILLE

Staff Backup Report 7/17/2018

Item No.

Short Title: Work Session - City Property on Foothills

Initiated By:

Scheduled Time: 5:30

SUBJECT

- a. Foothills Planning Task Group report
- b. Drainage Study report
- c. Discussion of related topics

RECOMMENDATION

Allow Cory Snyder and Kevin Campbell to present their reports and answer questions; then discuss related issues as time permits and provide direction to staff.

BACKGROUND

Earlier this year, the Centerville Trails Committee proposed the construction of mountain bike trails on foothills property owned by the City. The Committee was anxious to proceed with fundraising for this purpose. Their efforts, however, were put on hold to allow time for a management plan to be developed for this property. The first part of that process has been the assessment of current conditions, including a drainage study by the City Engineer and a survey of current foothills users. The attached documents will be used by Cory and Kevin for their presentations. Cory will recommend the next steps to be taken in this process.

The Trails Committee will be invited to attend this work session and participate in the discussion. The City Manager attended the Committee's most recent meeting. The Committee is discouraged and disappointed that they have not been allowed to proceed at this time. Therefore, the City Manager thought it would be appropriate for the Committee members to be invited to this work session to hear the update and participate in the discussion of related issues.

ATTACHMENTS:

Description

- ☐ Current Conditions Summary of Foothills Property
- ☐ Hillside Property Drainage Study Concept Plan
- ☐ Hillside Property Drainage Study - Preliminary Report
- ☐ Foothills Management Task Group Minutes
- ☐ Foothills User Survey Results
- ☐ 100 South Extension Quit Claim Deed



CENTERVILLE CITY FOOTHILLS PROPERTY

CURRENT CONDITONS SUMMARY REPORT

Foothills Management Task Group



Compiled the Community Development Department

BACKGROUND

The City Council took a fieldtrip in March 2018 to see up close the 180 acres owned by the City on the foothills. This fieldtrip was triggered by a proposal from the City's Trails Committee to construct additional trails on that property, including mountain bike trails.

In a subsequent meeting, the City Council approved funding for aerial photography/topo mapping and a drainage study of the 180 acres to be performed by ESI Engineering – City's contracted Engineering Firm.

City Staff also recommended the creation of a use management plan to guide the Council's future decisions about the uses of this land, including the additional trails proposed by the Trails Committee, and the infrastructure that may be needed to sustain these uses over the long term.

The City Council authorized up to \$ 3,000 from Council Contingency for staff to move the management plan process forward.

FOOTHILLS MANAGEMENT PLAN OUTLINE

The City Council sanctioned a "Management Plan" Strategy prepared the City Staff (see Attachment "A"). This strategy consisted of the following:

- Assessment of Current Conditions
- Synthesizing a Foothills Management Use Strategy
- Formulation of a Draft Use Management Strategy
- Development of a Master Use Plan
- Develop a Critical Rapid Response for Slope Erosion Control

FOOTHILLS MANAGEMENT TASK GROUP

The Foothills Management Task Group was created using existing city staff. The Group consisted of the City Manager, Police Chief, Parks Director, GIS Specialist, Planner, and the Planning Director.

The Task Group met three (3) on three (3) occasions to complete the "Assessment of Current Conditions" Element of the Management Strategy (see Attachment "B"). The Task Group completed the following:

- ✓ Environmental Conditions Assessment – this was primarily performed by ESI Engineering.
- ✓ Use and User Assessment – this consisted of creating use classifications and a survey of current users of the area
- ✓ Stake Holder Identification – this consisted of identifying property owners of the area and any agreements or constraints (*easements*) of the area.

MANAGEMENT TASK GROUP'S REPORTING RESULTS

A. Environmental Conditions Assessment

ESI Engineering was contacted to perform a drainage study of the City's Foothill Property (see Attachment "C" ESI's Preliminary Report). Highlights of the report recommendations are as follows:

- Develop a drainage system using the 100-year flood event calculation in Phases
- Phase "A" is needed prior to allowance of any additional uses
- Phase "B" is needed to manage the access road for the Gun Range
- Phase "C" needed to manage runoff below the erosion dike on the lower slopes.

B. Use and User Assessment Element

POTENTIAL USE/USER CATEGORIES FOR THE CITY'S FOOTHILL PARCEL

Governmental Interest and Ownership Uses

- Recharge Ground-water Reservoir
- Flood/Erosion Control
- Geologic Hazards Mitigation
- Wildland Fire Mitigation Regional Utility and Service Infrastructure National Forest Plan
- Davis County Comprehensive Hillside Master Plan

Hiking Use Types

- Day Hiking
- Base Hiking
- Section Hiking
- Thru Hiking

Biking Use Types

- Mountain Biking
- BMX (Bike Motocross)

Shooting Range Use Types

- Shooting (aka Firing) Range
- Archery Range

Off-Highway Vehicle Use Types

- Dirt Bike (motorcycle)
- All-Terrain Vehicle (ATV or 4-wheeler)
- Side by Side (aka: Razor)
- Jeep/ 4x4 (4WD)

Miscellaneous Active/Passive Recreation Use Types

- Picnic Places
- Dog Walking/Park
- Scenic View Areas
- Equestrian Pleasure Riding

- Paragliding
- Camping
- Conservation/Preservation Management Areas

FOOTHILLS USER SURVEY RESULTS – The Task Group developed and implemented a “quick strike” user survey for the month of May (***see Attachment "D"***). The group believed Spring and Fall likely have the highest user rate of the Foothills and spring-time was well underway by May. Below is a summary of the user survey:

- *Obtained 400 Responses*
 - *Ages ranged from 16 to 75, median was 40*
 - *Dominate Use Seasons: Spring, Summary Fall over 90%*
 - *Mostly used by families and friend groups*
 - *Highest uses are hiking and shooting*
 - *Highest desired uses/improvements are/for hiking, biking, and shooting range*
-

C. Stake Holder Identification

PROPERTY OWNER IDENTIFICATION: The following property owners may be involved in the use and improvement of any recreational uses.

- *Centerville City = 181.59 acres*
- *Deuel Creek = 11.20 acres*
- *Davis County = 38.40 acres*
- *Utah State Rifle & Pistol Association = 0.8 acres*
- *Brent Harrison = 4.1 acres*
- *Bruce Collet = 1.5 acres*

EXISTING AGREEMENTS/EASEMENTS: The following are the existing agreements/easements identified by Task Group:

- *GUN RANGE LEASE AGREEMENT (Attachment "E") – This agreement was between Centerville City and the Centerville Small Arms Association. This agreement began in December of 2013 and ends in December of 2018, with an option to extend until December 2023. Highlights of the agreement are:*
 - *Discharge of small fire arms not exceeding .50 caliber & any caliber muzzle loader rifle*
 - *Prohibition of any tracer, incendiary ammunition, or any type of exploding target*
 - *Association will maintain roadway from lower gate to upper parking area*
 - *Operate and maintain range safety signs and flags*
 - *Install and maintain toilet and storage facilities*
 - *Maintain existing Fire Break Road along east boundary*
 - *Maintain and keep in general order the lease site for the range*
 - *City Police Department may also use the range*
 - *Other organization and public use may occur as agreed to by the parties*
 - *Nighttime use and Sunday use is Prohibited, with exceptions*

- *DEUEL CREEK AND CITY 100 SOUTH EXTENSION QUIT CLAIM DEED (Attachment "F") – This document allowed the ability for the City to extend 100 south access into the foothills area. However, the document has not been officially recorded, even though the roadway extension was constructed. The City Manager is making contact with the Deuel Creek Representatives and will follow through with the recording of the quit claim deed.*

- *FUEL BREAK ROAD AGREEMENT (Attachment "G") - This agreement involves Davis County, Weber Basin, Farmington City, and Centerville City. The agreement involves the use and*

funding of improvements to the Fuel Break Road for the purpose of a fire break and access for fire suppression vehicles and law enforcement activities. Highlights of the Agreement are as follows:

- *Weber Basin will operate and maintain the aqueduct road.*
 - *Cities may also grade, repair, and maintain the roadway at their respective expense.*
 - *Davis County would provide equipment and manpower for constructing needed improvements with the cities providing certain materials or covering certain defined costs.*
 - *Cities agreed to provide signs and a police presence to restrict vehicular travel to the fire break roadway.*
-

MANAGEMENT TASK GROUP'S RECOMMENDATIONS

CRITICAL RAPID RESPONSE RECOMMENDATION:

Installation of an "Access Restriction Barrier" Slope/Erosion Control

- *Barrier length may be up to 3,000 linear feet, or a bit more*
- *Install metal t-posts every 10 feet*
- *Hang "high-vis" rope in layers along the t-post barrier – No single strand allowed*
- *Install "travel restriction signs" as needed along the barrier*

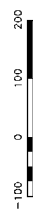
- *The installation of the restriction barrier will be performed in August in preparation of the Fall Season. The cooler weather of Fall will create a surge in the use of motorized vehicles.*
- *Utilize a "volunteer crew" to install the restriction barrier OR Parks Director will contact some fencing contractors to get estimates*



SYNTHESIZING A USE STRATEGY RECOMMENDATION: CREATION AND ASSIGNMENTS OF "USE STRATEGY TASK GROUP"

- *Suggested Members:*
 - Existing Management Task Group Members
 - Parks Committee Member
 - Trails Committee Member
 - Public Works Representative
 - City Engineer
 - City Attorney
- *Suggested Task Group Priorities:*
 - Identify options for Access Management & Control
 - Identify options for Drainage & Storm Water Management
 - Identify options for Slope Maintenance & Erosion Control Measures
 - Identify acceptable Recreational Uses and Recommend a Preferable or Priority List
 - Identify Risk Management & Liability Issues

- Deadline for Task Group Report to City Council:
 - November 06, 2018



DRAWING SCALE
(1" = 200' PRINTED SCALE)

SHEET	1
OF	1
PROJECT NO.	13-047

ESI ENGINEERING
CONSULTING ENGINEERS AND LAND SURVEYORS
3500 SCOTT BLVD, SUITE 200
DALLAS, TEXAS 75246
SALE: (972) 383-7475
TEL: (800) 283-7732



CENTERVILLE CITY
HILLSIDE PROPERTY MAPPING
AND DRAINAGE STUDY

CONCEPT PLAN

REVISION	DATE	BY	DESCRIPTION	DESIGN	BY	DATE
				DRAWN	BY	
				CHECKED	BY	
				DATE	ALL	05/21/13

HILLSIDE PROPERTY DRAINAGE STUDY
FOR CENTERVILLE CITY

PRELIMINARY

PREPARED BY
KEVIN L. CAMPBELL, P.E.
CENTERVILLE CITY ENGINEER

ESI ENGINEERING, INC.



JULY 2018

I. Overview

Centerville City owns two parcels of property east of Island View Drive between 400 South and Pages Lane. Parcel #02-068-0110 area is 21.59 AC and is the piece adjacent to Island View Drive. Parcel # 02-069-0001 area is 160.00 AC. Both properties are zoned - Public Facility Low.

One of the purposes of this study was to map the property and drainage area, identify adjacent property owners and structures, ownership of access, easements, existing utilities, drainage systems, geological hazards, well head protection zones, show topographic info and show existing trails and roads. The other main purpose of the study was to determine drainage areas and runoff volumes, determine adequacy of existing drainage facilities, and prepare concept plans and estimates for needed drainage facilities. The mapping and topographic information will be sent digitally to Mike Smith, Centerville GIS Dept.

II. Background Information

In 1935 construction of the Centerville Erosion Dike was completed. This facility is governed by the State Engineer's Office - Department of Dam Safety and is Dam Number UT00649 in their system. The last inspection by the State of the Dam was in June of 2006.

In 2003 the City Engineer and Public Works Director approached the State with the idea to fill in the breaches in the Dam and divert all runoff for the drainage area to the detention basins and then to the north to Deuel Creek in Centerville Canyon. This proposal was rejected by the State based on the State Engineer's office not agreeing to allow the City to fill in the breaches in the Dike. They felt that this would cause a higher flood hazard if the water were to back up behind the dam, potentially causing the Dam to fail. The Dam is currently classified as an Uninspected Dam with Moderate Hazard. The drainage areas above the Erosion Dike is 0.30 Square Miles or 192 AC. The 100 year flood event calculated by the State for the drainage area above the Erosion Dike is 32 CFS. The drainage area below the Erosion Dike and above the homes on Island View Drive is 0.11 Square Miles or 68 AC. Both areas are in the Zone X on the FEMA Flood Hazard Map which is considered to be at moderate risk for flooding under the National Flood Insurance Program.

III. Recommendations

It is recommended that the City construct a drainage system that will handle the 100 year flood event for runoff generated from the property that they own. The drainage system improvement is recommended in order divert water to the north and protect homes immediately downstream from the City Hillside Property.

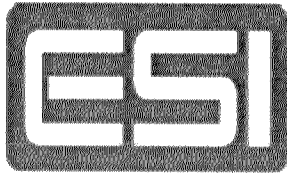
It is recommended that the system be constructed in phases and that at a minimum the first phase ("System A") be constructed prior to additional uses on the property. This top priority phase is a trunk line system from Centerville Canyon up the access road and through the Detention Basins. This system will reach to the farthest southerly point of the drainage area and divert water from Wolf Hollow - which has the highest potential for flooding downstream homes. Runoff from Wolf Hollow along with the minor ravine approximately 400' to the south of it are currently directed towards the homes in Ridgeline and Sunrise Circles. The minor ravine to the south of Wolf Hollow can be diverted with a shallow ditch towards Wolf Hollow just east of the Dike.

The second priority is a drainage system ("System B") along the Gun Range Road that will divert flow to the Detention area and will connect to "System A". This system would complete the 100 year flow capacity requirements for the drainage area above the Erosion Control Dike and would also prevent erosion along the Gun Range Road and between the road and Detention area.

The third and lowest priority ("System C") is a drainage system that will handle runoff below the Erosion Dike and Detention Basin Area. As trails or other facilities are added to this and other portions of the City Hillside property the facilities should be regularly monitored for flooding and erosion control issues.

Appendix

1. Engineer Estimate for Drainage "System A"
 2. Engineer Estimate for Drainage "System B"
 3. Engineer Estimate for Drainage "System C"
-
- A. Zoning Map
 - B. Water Rights & PLSS
 - C. Quarternary Fault
 - D. Flood Hazard Map
 - E. Dam Safety Info
 - F. Drainage Area Above Dike
 - G. Drainage Area Below Dike
 - H. Property Map and Proposed Trails

**ESI Engineering, Inc.**

3500 South Main, Suite 206

Salt Lake City, Utah

Phone (801) 263-1752

Fax (801) 263-1780

Project: Hillside Drainage
Study

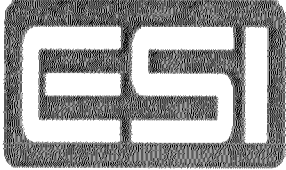
Owner: Centerville City

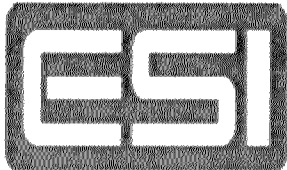
Estimated by: BWN Date: 7/3/18

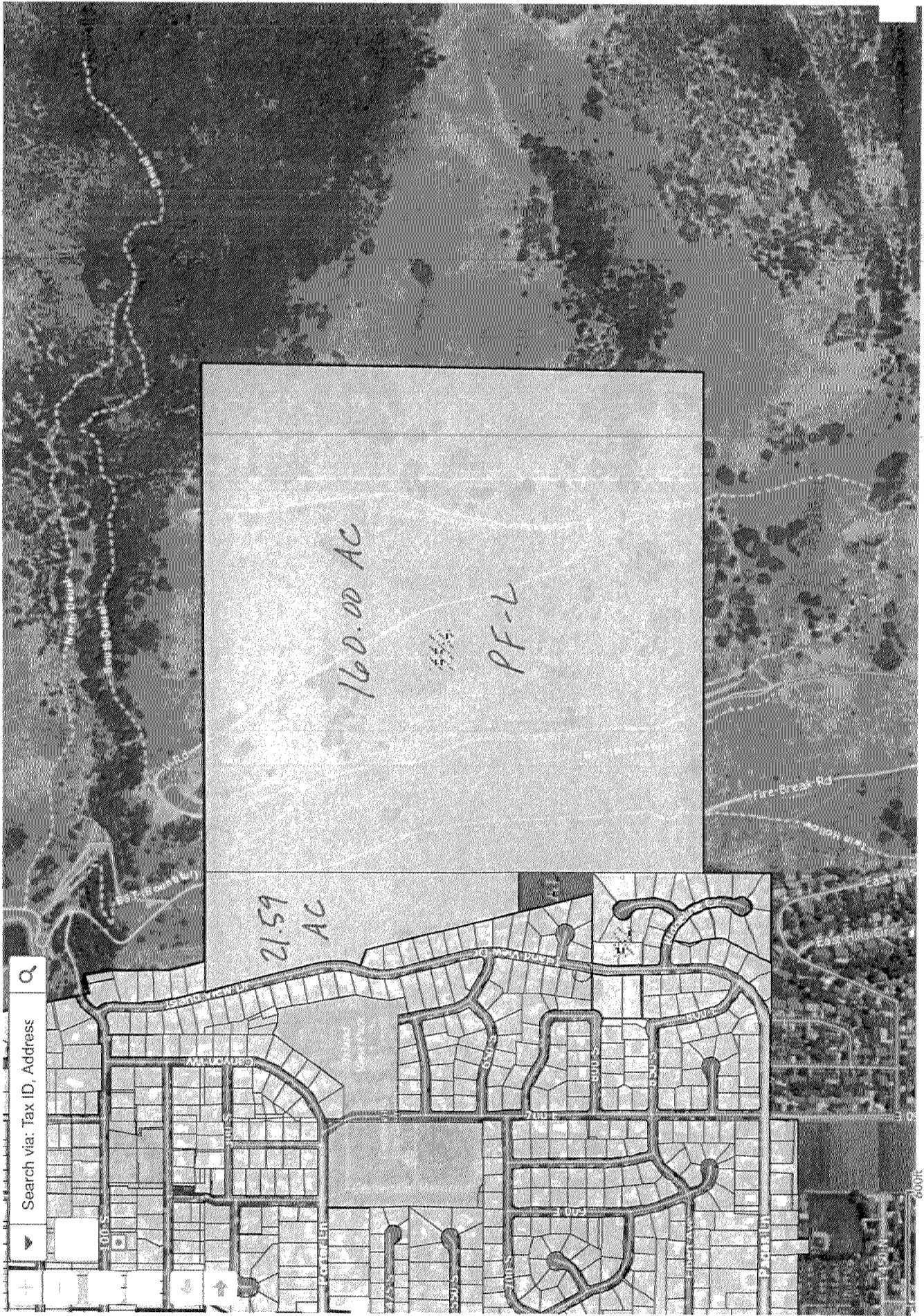
Checked by: KLC Date: 7/3/18

Sheet No.
1 of 1Project No.
18-042**Consulting Engineers & Land Surveyors****ENGINEER ESTIMATE**

ITEM NO.	ITEM DESCRIPTION	QUANTITY	UNITS	UNIT PRICE	AMOUNT
DETENTION BASIN - DRAINAGE SYSTEM (A)					
1	24" HDPE (corrugated) Backfill w/ native	3,630	LF	\$40.00	\$145,200.00
2	Inlet box	9	EA	\$2,500.00	\$22,500.00
3	Combo Cleanout Box	1	EA	\$5,000.00	\$5,000.00
4	Import gravel bedding	314	CY	\$25.00	\$7,850.00
5	Shallow trapezoidal ditch	213	CY	\$10.00	\$2,130.00
6	Revegetation	3,075	SF	\$0.50	\$1,537.50
7	Mobilization	1	Lump Sum	\$22,000.00	\$22,000.00
8	Contingency & Engineering	20%			\$41,243.50
	Subtotal A (Items 1-7)				\$247,461.00

 ESI Engineering, Inc. 3500 South Main, Suite 206 Salt Lake City, Utah Phone (801) 263-1752 Fax (801) 263-1780		Project: Hillside Drainage Study		Sheet No. 1 of 1	
		Owner: Centerville City			
		Estimated by: BWN	Date: 7/3/18	Project No. 18-042	
		Checked by: KLC	Date: 7/3/18		
Consulting Engineers & Land Surveyors					
ENGINEER ESTIMATE					
ITEM NO.	ITEM DESCRIPTION	QUANTITY	UNITS	UNIT PRICE	AMOUNT
GUN RANGE ROAD - DRAINAGE SYSTEM (B)					
1	18" HDPE (corrugated) Backfill w/ native	2,065	LF	\$35.00	\$72,275.00
2	Inlet box	5	EA	\$2,500.00	\$12,500.00
3	Import gravel bedding	414	CY	\$25.00	\$10,350.00
4	Mobilization	1	Lump Sum	\$10,000.00	\$10,000.00
5	Contingency & Engineering	20%			\$21,025.00
	Subtotal B (Items 1-5)				\$105,125.00

 ESI Engineering, Inc. 3500 South Main, Suite 206 Salt Lake City, Utah Phone (801) 263-1752 Fax (801) 263-1780	Project: Hillside Drainage Study Owner: Centerville City		Sheet No. 1 of 1		
	Estimated by: BWN Checked by: KLC	Date: 7/3/18 Date: 7/3/18	Project No. 18-042		
Consulting Engineers & Land Surveyors					
ENGINEER ESTIMATE					
ITEM NO.	ITEM DESCRIPTION	QUANTITY	UNITS	UNIT PRICE	AMOUNT
LOWER TRAIL - DRAINAGE SYSTEM (C)					
1	15" HDPE (corrugated) Backfill w/ native	2,000	LF	\$30.00	\$60,000.00
2	Inlet box	7	EA	\$2,500.00	\$17,500.00
3	Import gravel bedding	232	CY	\$25.00	\$5,800.00
4	Revegetation	24,000	SF	\$0.50	\$12,000.00
5	Pothole Existing Gas & Irrigation Lines	2	EA	\$500.00	\$1,000.00
6	Mobilization	1	Lump Sum	\$10,000.00	\$10,000.00
7	Contingency & Engineering	20%			\$21,260.00
	Subtotal D (Items 1-7)				\$106,300.00

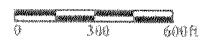




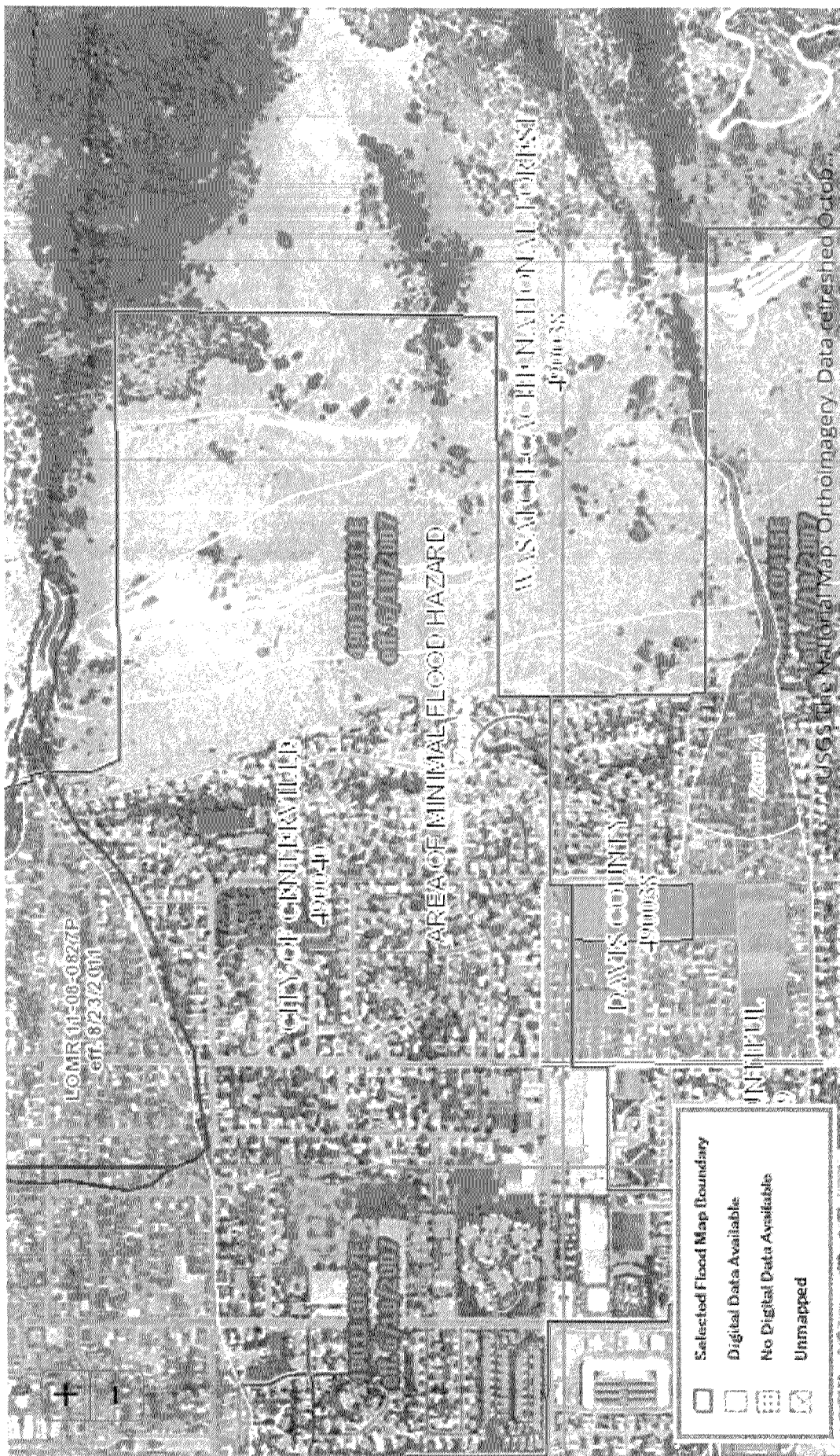
WATER RIGHTS # PLSS



Quaternary Fault



FLOOD HAZARD MAP





Services Agencies

Search Utah.gov



Services Agencies

Search Utah.gov



DAMVIEW Dam Safety Database Information Viewer

Version: 2018.04.17.00 Rupdate: 06/07/2018 02:01 PM

Select to View Scanned Documents ▾ Exit View

WARNING: Dam Safety makes NO claims as to the accuracy of this data.

Basic Information:

Dam Number: UT00649
Dam Name: CENTERVILLE CITY EROSION DIKE
Dam Type Category: Flood Control Reservoir less than 20 Acft
Hazard Rating: MOD
Owner: CENTERVILLE CITY
Agent: RANDY RANDALL
Address: 655 NORTH 1250 WEST
CENTERVILLE, UT 84014

Telephone: (801) 292-8232

Year Completed: 1935

Inspection Information:

Inspection Agency: Utah Division of Water Rights
Inspection Date/Time: Jun 15 2006 2:00PM
Last Inspection Date/Time: Jun 15 2006 2:00PM
Inspection Meeting Location: meet at the dike
Inspector: Dave Marble
Notice Letter Date:
Inspection Letter Date:

Contacts and Agencies

Jay Sorensen
Davis County Emergency Services
c/o Davis County Sheriff
P.O. Box 618
Farmington, UT 84025
Phone: (801) 451-4129
Email: jsorensen@co.davis.ut.us

Location Information

Easting UTM: 427510.845786 Meters, Zone 12, NAD83
Northing UTM: 4529301.81364 Meters, Zone 12, NAD83
PLS Location: Section 17, 2N 1E, SL
County: Davis
WR Area: 31
Regional Office: Weber
Tributary Stream: CENTERVILLE CANYON
View on Map: [Map](#)
Quad Map: Bountiful Peak
5,000 year return period PGA: 0.7906 g
Value shown was generated using the U.S. Geological Survey 2014
Unified Hazard Tool assuming a Vs30 value of 760 m/s.
Users of this value should be aware that actual site conditions may
require alternative input parameters and analysis.

Hydraulic and Structural Information

Structural Height:	Feet
Hydraulic Height:	Feet
Reservoir Area at Spillway Crest:	Acres
Reservoir Storage at Spillway Crest:	4 Acft
Reservoir Storage at Dam Crest:	Acft
Dam Crest Elevation:	4836 Feet MSL
Dam Crest Length:	Feet
Dam Crest Width:	Feet
Spillway Type:	
Emergency Spillway Type:	
Spillway Maximum Discharge:	Cfs
Maximum Dam Breach Flow:	Cfs
Drainage Basin Area:	0.3 Sq. Miles
Outlet Diameter:	Inches
Outlet Length:	Feet
Outlet Construction:	
Outlet Control Location:	
Maximum Outlet Discharge:	Cfs

Emergency Information

First Downstream Town: CENTERVILLE
Distance: 1 Miles

Drainage Area Above Erosion Dike

Drainage Area - 0.30 Square Miles or 192 AC

Legend

◀ Z

1000 ft

Google Earth

© 2018 Google

F



Drainage Area Below Erosion Dike

Drainage Area - 0.11 Square Miles or 68 AC

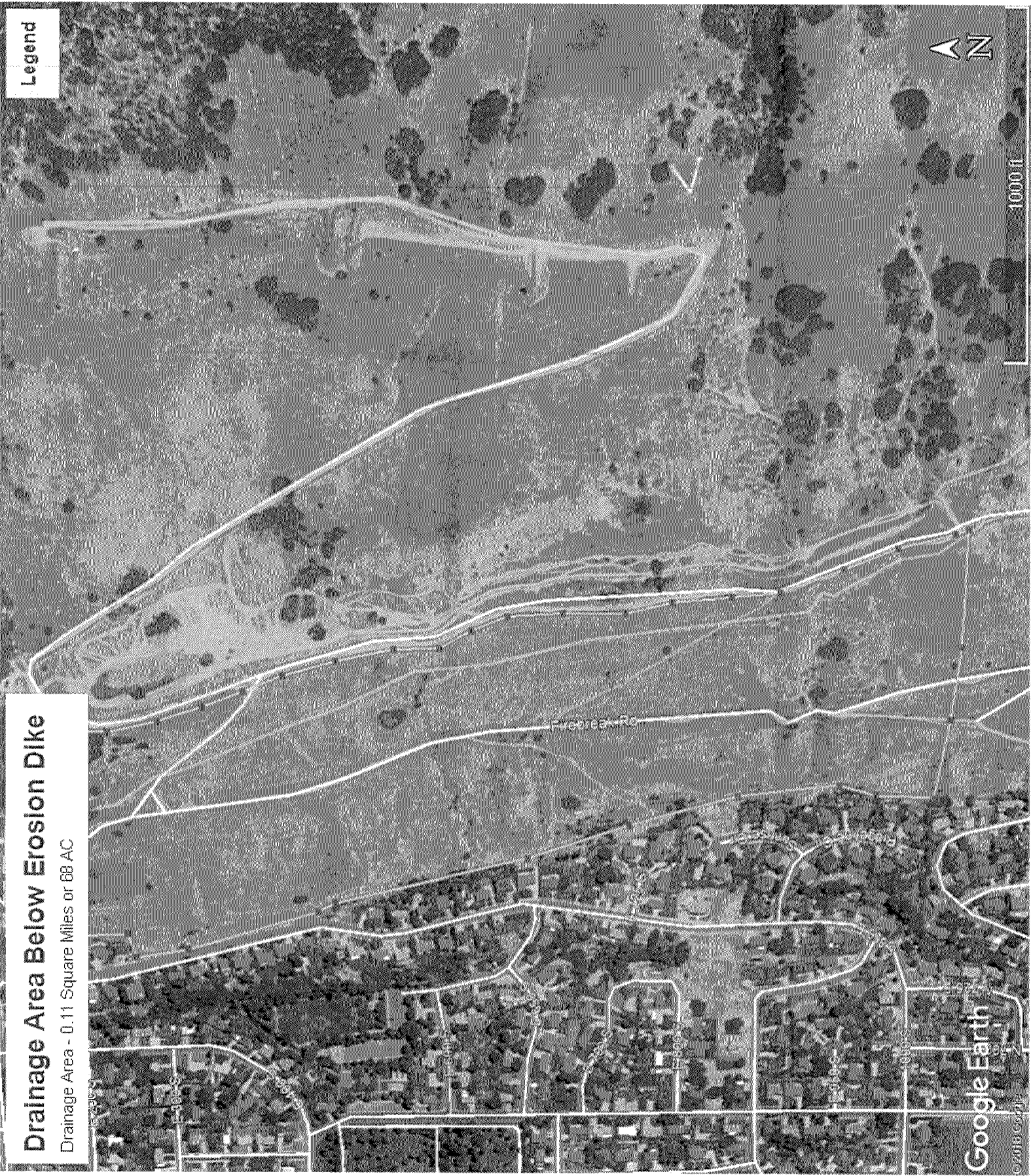
Legend



1000 ft

Google Earth

©2018 Google



H

MTB Proposed Trail - Hillside Analysis



Centerville Proposed Trails - Sagebrush Trails Data

- Existing Single Track
- ContoursBow/Area5'
- ContoursBow/Area10'
- Contours 20'
- Existing Road (avg and max grade)
- SDavis Aqueduct
- Weber Basin_ROW_AqueductCenterville
- Major Gas Pipelines

Source Protection Zones

- 3 year groundwater time of travel
- 15 year groundwater time of travel
- City Boundary

Map created by: [Logo] Map Data: [Logo] Map Style: [Logo] Map Scale: 1 inch = 1 mile

FOOTHILLS MANAGEMENT TASK GROUP

April 26, 2018 – Meeting at City Hall

The Foothills Management Task Group held their first meeting on April 26th 2018. The Group consisted of the City Manager, Police Chief, Parks Director, GIS Specialist, Planner, and the Planning Director

VISIONING FRAMEWORK

THE GROUP REVIEWED A VISIONING CONCEPT FOR THE FOOTHILLS

This visioning concept was designed to look at the existing uses of the property with potential future formalization and expansion of existing and potential uses of the City's property.

CONCEPTS DEPICTED:

Bonneville Shoreline Through Trail, Other Biking and Hiking Trails, Ideas Regarding Sport Utility Vehicles, Shooting Range, Mountain Bike Courses, And Passive Uses Such as Picnic Areas and View Areas.

MANAGEMENT PLANNING CONCEPTS

THE GROUP REVIEWED THE MODIFIED MANAGEMENT PLAN THAT WAS PRESENTED EARLIER TO THE CITY COUNCIL.

The group discussed the "*Assessment of Current Conditions*" Section of the Management Plan and brainstormed ideas about implementation.

COMENCMENT OF IMPLEMENTATION TASKS:

Environmental Conditions Assessment – to be performed by ESI Engineering. ✓
City Manager will make contact and emphasize end of June deadline

Use and User Assessment:

- ✓ Planning Staff will prepare a catalog assessment of existing uses
- ✓ GIS Specialist & Planner will prepare a draft survey for a User Census of the property and circulate the survey to the Task Group
- ✓ Parks Director (*with assistance with the GIS Specialist*) will schedule date, obtain census taker, and set up.
- ✓ User Census to be implemented as soon as possible through the month of May.

NEXT MEETING & REPORTING

May 30, 2018 at 11:00am/City Hall – Status of EIS Environment Assessment and User Census, Rapid Response for ATV Restrictions, Police ATV Readiness & Manpower Assignment, Use Category Assessment

FOOTHILLS MANAGEMENT TASK GROUP

May 30, 2018/ Second Meeting – at City Hall

The Foothills Management Task Group held their second meeting on May 30, 2018. The Group consisted of the City Manager, Police Chief, Parks Director, GIS Specialist, Planner, and the Planning Director

PREVIOUS ASSIGNMENT REPORTING SUMMARY

City Manager Report – Kevin with ESI Engineering indicates that their environmental report will be completed by the end of June.

THE TASK GROUP REVIEWED PRELIMINARY USER SURVEY RESULTS

Cassie Younger, Assistant City Planner, reviewed the preliminary results of the user survey that was conducted by several task group members.

Preliminary Results:

- ✓ *45% of the users are local residents – other places were Farmington, Bountiful, and Morgan*
- ✓ *Prominent Users – Family and Friends*
- ✓ *Seasonal Use Preferences – Summer (93%) Spring (93%) Fall (91%)*
- ✓ *Prominent Uses – Hiking, Walking, Biking*
- ✓ *Other Main uses – Gun Range, Motorcycles*
- ✓ *Desired Improvements – Hiking Trails, Mountain Biking Trails, Gun Range*

THE TASK GROUP DISCUSSED “CRITICAL RAPID RESPONSE” DESIRES OF THE CITY COUNCIL

City's Police Chief summarized the issues related to police enforcement:

- ✓ *A Side by Side vehicle is available for use to patrol the foothills*
- ✓ *Regular sporadic enforcement has occurred for many years – little results were gained without an end purpose or goal*
- ✓ *Sign placement has not been successful – signs get ignored, damaged, or destroyed*
- ✓ *Weekends are where most problems occur and often in the Springtime as people head outdoors*
- ✓ *Overtime shifts often mostly unfilled on weekends (an officer family/personal time priority) or other overtime needs are selected first by the officers*

Parks Director summarized actions taken to date:

- ✓ *The OHV rules sign placed a few years ago is still functionally present.*
- ✓ *Additional carbonite post signs have been placed recently where unauthorized trail spurs have been created to discourage users from using these non-approved riding areas.*

THE TASK GROUP DEvised A “CRITICAL RAPID REPOSE” STRATEGY

- ✓ Installation of an “access restriction barrier:”
 - Barrier length may be up to 3,000 liner feet, or a bit more
 - Install metal t-posts every 10 feet
 - Hang “high-vis” rope in layers along the t-post barrier – *No single stand allowed*
 - Install “*travel restriction signs*” as needed along the barrier
 - Utilize a “volunteer crew” to install the restriction barrier
 - Take Plan to City Council for consent and use the allocated funds approved by the Council

NEW ASSIGNMENTS FOR TASK GROUP

THE TASK GROUP SET THE FOLLOWING ASSIGNMENTS/TASKS:

- ✓ City Manager will ESI Engineering to present their findings to the Task Group at the next Task Group Meeting
- ✓ GIS Specialist will prepare a “Access Restriction Barrier” Map using the existing boundary limitations decided previously – This map will be used to mark placement of metal t-posts for the barrier installation
- ✓ Park Director will provide an estimate for the materials of the access restriction barrier, such as the metal t-posts, rope, clips, and installation sleeves.
- ✓ Planning Director will contact Lisa Summers regarding using the “JustServe” website and/or other resources to create a “volunteer crew” to install the access restriction barrier.

NEXT MEETING & REPORTING

- ✓ *June 28, 2018 at 11:00am/City Hall*

FOOTHILLS MANAGEMENT TASK GROUP

June 28, 2018/ Third Meeting – at City Hall

The Foothills Management Task Group held their third meeting on May 30, 2018. The Group consisted of the City Manager, Police Chief, Parks Director, GIS Specialist, Planner, and the Planning Director.

Invited guests were the City Engineer and Public Works Director to give the Task Group a summary of the Environmental Conditions Report prepared by ESI Engineering

PREVIOUS ASSIGNMENT REPORTING SUMMARY

City Manager Report – Steve provided the various agreements with the City. They consist of the Gun Range Lease, Fuel Break Road Agreement, and Deuel Creek Agreement (*which discovered that Quit Claim Deed for the road access is yet to be recorded*).

Parks Director Report – the temporary access restriction fence t-posts are 4.00 each, the high visible rope will be about \$600 for 3,000 feet, t-post driver \$30 each (might be able to borrow). Wire to anchor the rope and signs will be additional costs.

Planning Director Report - Lisa Summers indicated that using the experimental trail of the “JustServe” site was not that productive. She suggested maybe using the Youth Council or a few Part-time Recreation Employees.

ESI Engineering reviewed with the Task Group the Preliminary Results of the Environmental Assessment Survey.

Preliminary Results:

- ✓ *Flood/Water Drainage Control is the Main Issue for the Property*
- ✓ *Any detention needs to remain under the threshold of a regulated dam*
- ✓ *Soils are sandy and erosion control or management is important*
- ✓ *Erosion/Water Management is needed for the access roadways and the Gun Range Roadway*
- ✓ *ESI will provide a phasing concept drainage infrastructure plan and provide the conceptual project costs for the improvements*

THE TASK GROUP CONTINUED THE DISCUSSION “CRITICAL RAPID RESPONSE” DESIRES OF THE CITY COUNCIL

The Task Group Finalized A “Critical Rapid Response” Strategy

- ✓ Installation of an “access restriction barrier:”
 - Barrier length may be up to 3,000 liner feet, or a bit more
 - Install metal t-posts every 10 feet
 - Hang “high-vis” rope in layers along the t-post barrier – *No single stand allowed*
 - Install “travel restriction signs” as needed along the barrier
 - *The installation of the restriction barrier will be performed in August in preparation of the Fall Season. The cooler weather of Fall will create a surge in the use of motorized vehicles.*

- *Utilize a “volunteer crew” to install the restriction barrier OR Parks Director will contact some fencing contractors to get estimates*
- *Take Plan to City Council for consent and use the allocated funds approved by the Council – To Be Scheduled for July 17, 2018.*

NEW ASSIGNMENTS FOR TASK GROUP

THE TASK GROUP SET THE FOLLOWING ASSIGNMENTS/TASKS:

- ✓ *ESI Engineering will provide their preliminary findings to be included in a Report that will be provided to the City Council on July 17, 2018*
- ✓ *The Police Chief, Parks Director and GIS Technician will make a site visit and map the location(s) where the barrier is to be installed*

NEXT STEPS

- ✓ *Planning Director to prepare a City Council Report for July 17, 2018*
- ✓ *Establish a Technical Task Group to study and MAKE RECOMMENDATIONS regarding Management of the Property regarding the following:*
 - *Access Management & Control Options*
 - *Erosion Control Management Options*
 - *Storm Water Management Options*
 - *Infrastructure Phasing Options*
 - *Need for Existing Agreement Updates/ Future Agreements*
 - *Risk Management & Liability Identification*
 - *Deadline Goal for Recommendations is end of October*

HILLSIDE SURVEY RESULTS

400 responses in May 2018

ZIP CODE

46% from Centerville

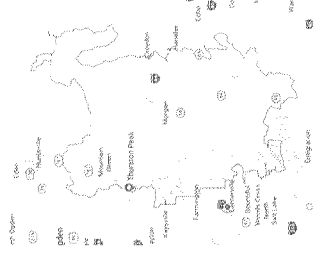
Other common zip codes were from :

Bountiful/ Woods Cross (6%)

Farmington (4%)

and Morgan (5%)

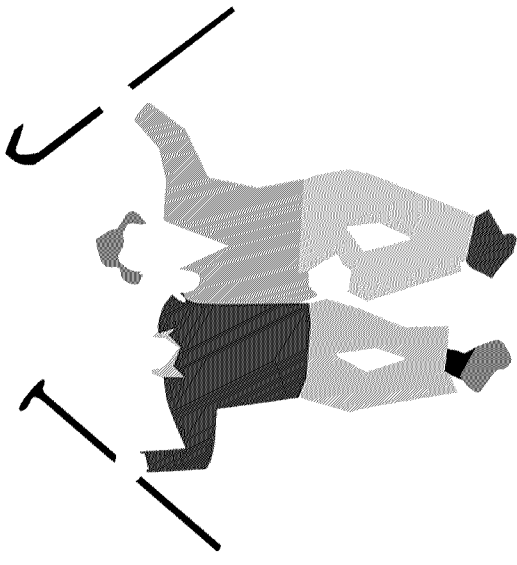
Over 70 zip-codes recorded!!!



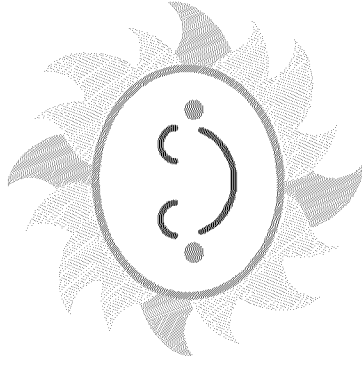
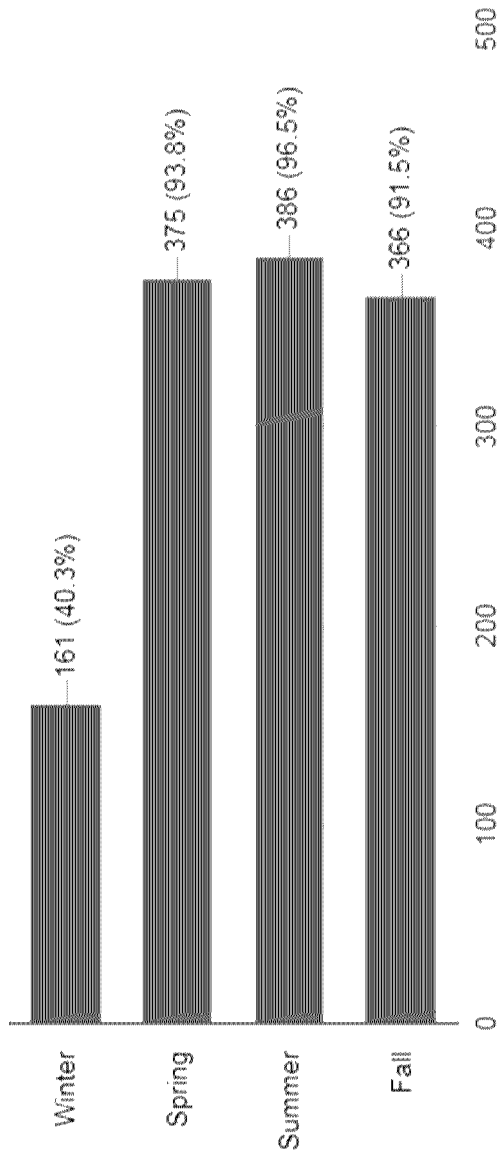
AGE

Range from 16 - 75!

Median age = 40



WHAT SEASONS DO YOU RECREATE IN THE HILLSIDE?



HOW OFTEN DO YOU....?

Frequently:

1. Hiking
2. Walking
3. Gun range

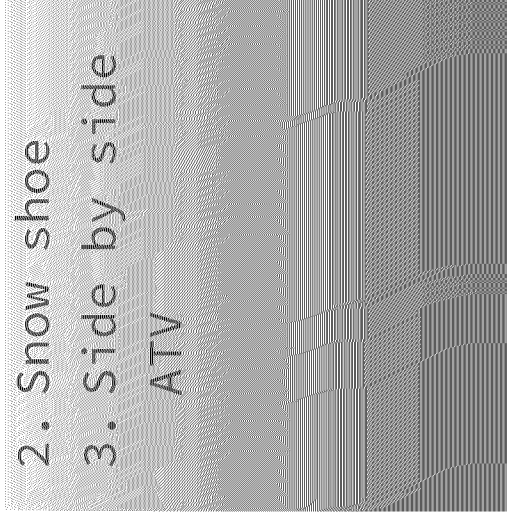


Sometimes:

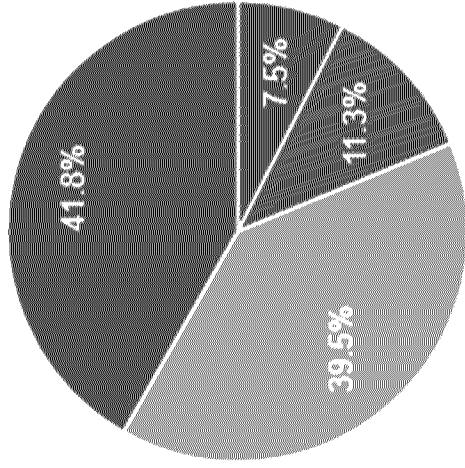
1. Hiking
2. Walking
3. Biking

Never :

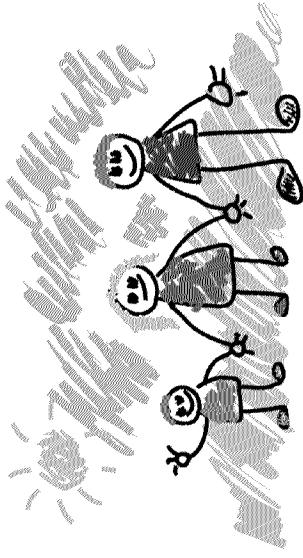
1. Equestrian
2. Snow shoe
3. Side by side
ATV



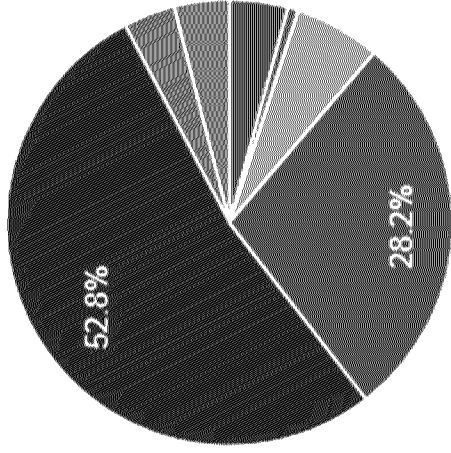
WHAT IS YOUR USUAL PARTY?



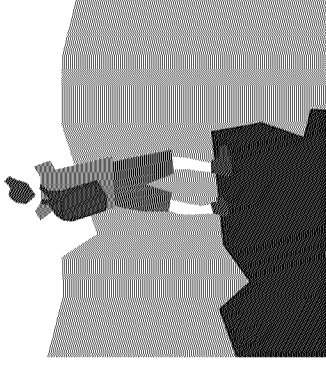
- Just me
- Me and my dogs
- Me and my friends
- Me and my family



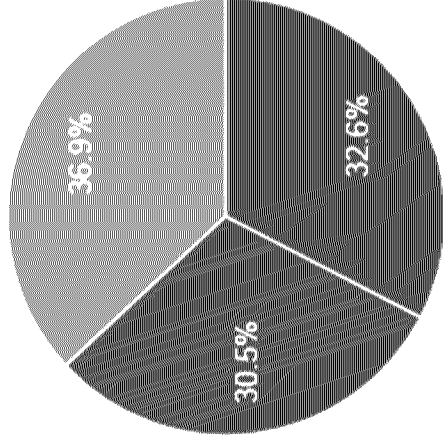
WHAT IS THE PRIMARY ACTIVITY YOU DO IN THE HILLSIDE?



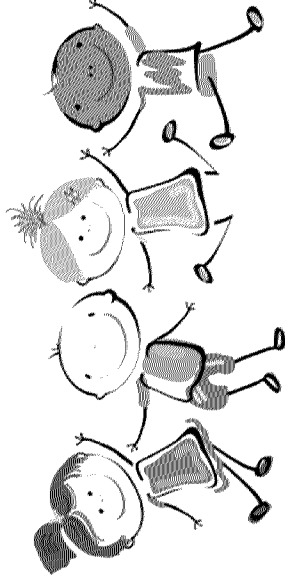
- ATVs
- ATV Demos
- Motorcycles
- Gun range
- Hiking/Walking/Running
- Biking
- Jeep/4x4



IF YOU RECREATE WITH CHILDREN, WHAT ARE THEIR AGES?



● Under 12
● Teen
● N/A



WHAT WOULD YOU LOVE TO SEE HAPPEN WITH THE HILLSIDE?

43% Hiking Trail improvements

32% Mountain biking trails added/improved

32% Expanded/Improving Shooting Range

26% Restrooms

24% Better access

Other: Improve roads, clean up trash, eliminate shooting range, etc

CENTERVILLE CITY COUNCIL

Staff Backup Report

Item No 5

Date of City Council Meeting: November 4, 2009

Short Title: 100 South Street Improvement Project

Initiated By: City Staff

Scheduled Time: 7:40 (10 min.)

RECOMMENDATION

Authorize additional funding for the City's cost share of improvements to the Firebreak Road and 100 South Street and award a bid for constructing drainage facilities and curb and gutter on 100 South Street to Bowen Construction in the amount of \$25,960.50.

BACKGROUND

This project dates back to January 17, 2006 when the City Council approved an Interlocal Agreement with Farmington City and Davis County relating to fire protection and fire fighting response on the mountainside. Federal funds were available through the State for cutting vegetation along the Firebreak Road and making improvements to that road that would enable firefighting equipment to access wildfires. In that agreement or Memorandum of Understanding, Centerville did not make a specific funding commitment but reserved the right to approve at a later time a more specific action plan and cost share.

At the July 21, 2009 City Council meeting, staff reported to the Council that the work on the mountainside next to Farmington City was completed and the entities involved (State Forestry, Davis County and Weber Basin) were ready to begin improvements on the Centerville side. Centerville's highest priority in this multi-agency initiative is to improve 100 South Street, beginning where the pavement ends up to the point that it junctions with the Firebreak Road. The Federal grant money administered through State Forestry cannot be used, however, on 100 South Street directly. Davis County will be reimbursed by the Federal grant money for the work it has done with its own workforce on the Firebreak Road. City staff have been told that the County will pass onto the City those funds the County receives as a reimbursement from the Federal grant, estimated by the County at this time to be somewhere between \$10,000 and \$20,000. The City could then apply those funds to help pay for the 100 South Street improvements.

Deed or easement?

At the July 21, 2009 Council meeting, staff requested \$40,000 to \$50,000 for the City's share of this project. The Council, at that time, authorized only \$40,000 with the intent of keeping pressure on the other parties to maximize their participation. Approximately \$15,000 of the \$40,000 of City funds have already been spent on engineering services, including the City Engineer's time on the Firebreak Road in consultation with the other parties. The expenditures to date also include a survey of property boundaries along 100 South Street and preparation of a legal description that will be included in an easement signed by the Deuel Creek Irrigation Company. Significant time has been spent discussing and negotiating the scope of these improvements with the Deuel Creek Irrigation Company, which owns the land under the unimproved portion of 100 South Street. In addition to the \$15,000 of City funds already spent, the City Engineer estimates another \$5,000 should be reserved to cover the administration of this bid award, construction staking, and construction management. This means half of the \$40,000 in funding authorized by the City Council is already committed, leaving only \$20,000 for the actual improvements on 100 South Street.

Staff have discussed whether to wait until next spring to do any of these improvements, including curb and gutter, drainage facilities and asphalt, or whether to do some of the work this fall. Staff believe the amount of damage done to the road base already put down by the County on this segment will be minimized if the drainage facilities and curb and gutter are constructed before winter. Therefore, the current bid award is for drainage facilities and curb and gutter to be installed this fall. Due to the short window of opportunity before winter, staff exercised the emergency provision of the City's Purchasing Policy and did not follow the formal bidding process. The City Engineer solicited bids from two local contractors, M.C. Green & Sons and Bowen Construction. Those bids were within a few hundred dollars of each other, indicating their competitive nature. The scope of the bid included an item for rock walls that would be installed in places along the north side of the road where the cut slope might be sloughing off. The enclosed plans, however, indicate that these would be placed "as needed and approved by the Engineer." In order to keep the cost down, the City Engineer now recommends (see his enclosed letter) that the rock walls be eliminated from this project, reducing the bid award from \$33,902 (low bidder would be M.C. Green) to \$25,960.50 (low bidder would be Bowen). Staff recommend the adjusted bid be awarded to Bowen Construction.

The need for additional funding is shown below:

Cost for 100 South Construction

Bowen Construction contract	\$25,960.50
Asphalt paving next spring (estimate)	<u>\$20,000.00</u>
Total estimated construction cost	\$45,960.50

#2a

WHEN RECORDED, MAIL TO:
Centerville City Corporation
521 North 400 West
Centerville, Utah 84014-1824

QUIT CLAIM DEED
DEUEL CREEK IRRIGATION COMPANY
100 South Street Extension

Deuel Creek Irrigation Company, a Utah Corporation, Grantor hereby QUIT CLAIMS to Centerville City, a Municipal Corporation, Grantee, of Centerville, County of Davis, State of Utah, for good and valuable consideration, receipt of which is hereby acknowledged the following described tract of land in Davis County, State of Utah for roadway right-of-way:

Beginning on the southerly right-of-way line of 100 South Street, at the southeast corner of Valley View Heights Subdivision Plat "B," said point being S 89°54'39" W 655.02 feet and North 628.38 feet from the South Quarter Corner of Section 8, Township 2 North, Range 1 East, Salt Lake Base and Meridian, and running thence N 11°54'00" W 50.00 feet along the easterly line of said subdivision to the northerly right-of-way line of 100 South Street; thence S 70°17'22" E 34.87 feet; thence N 78°45'23" E 75.74 feet; thence N 76°14'46" E 39.69 feet; thence N 72°23'38" E 54.73 feet; thence N 59°50'34" E 26.77 feet to a point of curvature; thence easterly 135.59 feet along the arc of a 165.00-foot radius curve to the right (Note: Chord to said curve bears N 83°23'05" E for a distance of 131.81 feet) to a point of tangency; thence S 73°04'24" E 148.39 feet; thence S 16°55'36" W 25.00 feet; thence N 73°04'24" W 148.39 feet to a point of curvature; thence westerly 115.05 feet along the arc of a 140.00-foot radius curve to the left (Note: Chord to said curve bears S 83°23'05" W for a distance of 111.84 feet) to a point of tangency; thence S 59°50'34" W 58.87 feet; thence S 83°53'27" W 32.84 feet; thence S 76°14'46" W 38.57 feet; thence S 78°45'23" W 79.36 feet; thence S 63°42'07" W 27.19 feet to the point of beginning. Containing 13,159 square feet or 0.302 acre.

The officers who sign this deed hereby certify that this deed and the transfer represented thereby was duly authorized under a resolution duly adopted by the board of directors of the grantor at a lawful meeting duly held and attended by a quorum.

IN WITNESS WHEREOF, Grantor has caused its corporate name and seal to be hereto affixed this _____ day of January, 2010.

DEUEL CREEK IRRIGATION COMPANY

By: _____
Robert Byrnes, President of the Board

STATE OF UTAH)
 :ss.
COUNTY OF DAVIS)

On the _____ day of _____, 2010, personally appeared before me Robert Byrnes, who being by me duly sworn, did say that he is the President of the Board of the Deuel Creek Irrigation Company and that said instrument was signed in behalf of the Board of said company and Robert Byrnes acknowledged to me that the Board of the Deuel Creek Irrigation Company executed the same.

NOTARY PUBLIC

My Commission Expires:

Residing at:

Accepted for Recordation by Centerville City

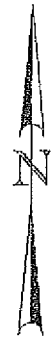
Marilyn Holje, City Recorder

Date

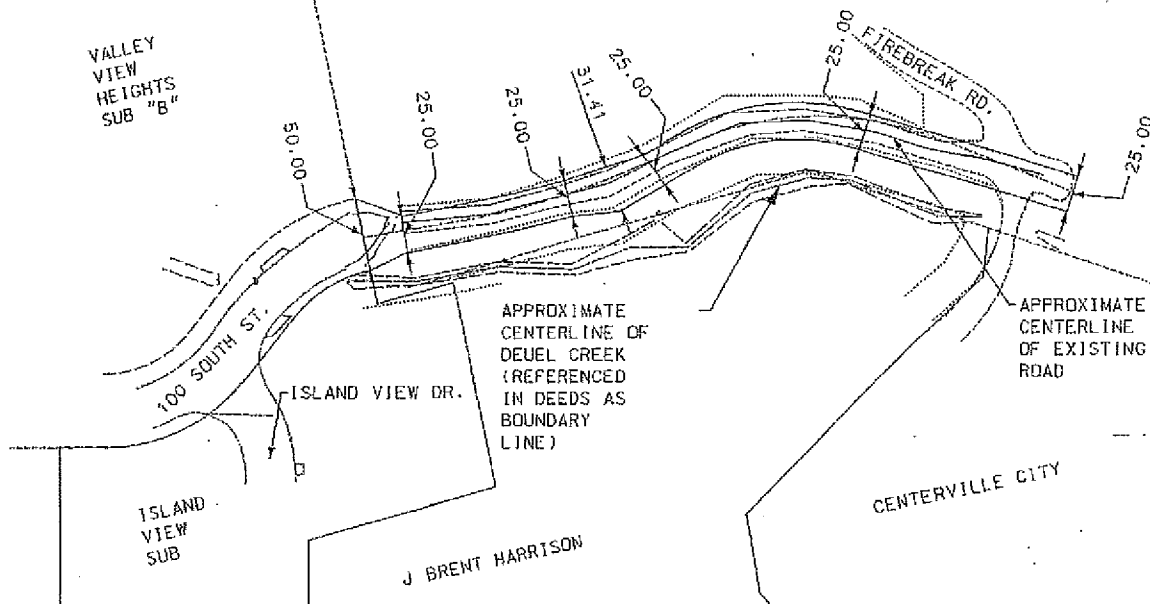
THE PURPOSE OF THIS EXHIBIT IS TO SHOW A
GENERAL LOCATION OF A RIGHT OF WAY
EASEMENT ACQUIRED BY CENTERVILLE CITY
FOR THE EXTENSION OF 100 SOUTH STREET.
IT IS NOT TO BE USED FOR BOUNDARY
DETERMINATION.

CENTERVILLE
DEUEL CREEK
IRRIGATION COMPANY

VALLEY
VIEW
HEIGHTS
SUB "B"



SCALE 1" = 60'



REVISION	DATE	BY	DESCRIPTION	DESIGN	TO

CENTERVILLE CITY

100 SOUTH STREET EXTENSION
RIGHT OF WAY EASEMENT



ESI ENGINEERING
CONSULTING ENGINEERS AND LAND SURVEYORS
3400 SOUTH MAIN STREET SUITE 206
SALT LAKE CITY, UTAH 84115
TEL: 973-1253-1151

SHEET 1
OF 1
PROJECT NO.
00-058

CENTERVILLE

**Staff Backup Report
7/17/2018**

Item No.

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

Initiated By:

Scheduled Time:

SUBJECT

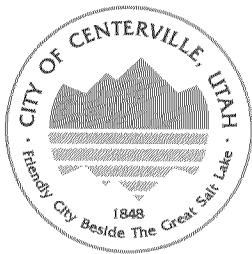
RECOMMENDATION

BACKGROUND

ATTACHMENTS:

Description

- ▣ 07-13-18 City Manager Summary Memo



CENTERVILLE CITY

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

Incorporated in 1915

Mayor

Clark Wilkinson

City Council

Tamilyn Fillmore

William Ince

Stephanie Ivie

George McEwan

Robyn Mecham

City Manager

Steve H. Thacker

interoffice MEMORANDUM

to: Mayor Wilkinson
City Council
cc: Department Heads
Planning Commission
from: Steve H. Thacker, City Manager 
subject: City Manager's Summary of July 17, 2018 Council Meeting
date: July 13, 2018

5:30 Work Session – The first phase of a year-long process for creating a management plan for 180 acres owned by the City on the foothills has been completed. This phase included an assessment of current conditions, including a drainage study, and a survey of current recreational users. Cory Snyder, Community Development Director, has been leading the planning task group and will lead out with his presentation. Kevin Campbell, City Engineer, will then report on the drainage study. Discussion of related issues will continue, as time permits, for the rest of the work session. Cory will recommend steps to be taken in the next phase of this planning effort. The Trails Committee has been invited to attend because of their interest in constructing mountain bike trails on this property—the issue that led to the Council's decision to undertake this comprehensive planning effort. Related documents are available online via NovusAgenda.

7:00 Regular City Council Meeting

E.1. Minutes Review – The minutes to be approved are available via NovusAgenda.

E.2. Public Hearing – Zoning Map Amendment – 698 W Porter Lane – The Planning Commission unanimously recommended approval of this zoning change for 0.35 acres, from Residential-Medium to Commercial-Very High. This property is adjacent to commercially-developed property owned by the applicant, Dave Bell.

E.3. Public Hearing – Zoning Code Amendment – Fence and Wall Heights – The City Council directed the Planning Commission to consider zoning amendments that would allow backyard fences in some circumstances to be higher than six feet. The Commission, however, voted 3-2 to deny such amendments. The matter still comes forward to the City Council for their consideration. This matter was initiated several months ago when a homeowner expressed concern in a Council meeting about the impact of a horse on adjacent agriculturally-zoned property.

E.4. Public Works Fleet Replacement Proposal – The FY 2019 Budget includes \$300,000 to begin funding a replacement program for the Public Works heavy trucks. The Public Works Director and Streets Supervisor have submitted a proposal for how to use these funds and would like the Council's approval so they can move forward.



- E.5. Park Sign Options and Fundraising** – In an earlier meeting the City Council asked staff to research the cost of new signs for William R. Smith Park (formerly Founder’s Park) and Lee Skabelund Wildlands Park as a basis for fundraising efforts to pay for those signs. Options and cost estimates are in the staff report. As a related action, the City Attorney recommends the Council also approve an amendment to the City Code which formally identifies the names of all major parks in the City.
- E.6. Compensation Study Proposal** – In their June 19 meeting the City Council directed staff to obtain a proposal for a compensation study for City positions. A proposal from Personnel Systems & Services, a consulting firm which has many Utah municipal clients, is attached to the staff report.
- E.7. Mayor’s Report** – Mayor Wilkinson will report on UIA/UTOPIA matters and the South Davis Metro Fire Service Area.
- E.8. Councilmember Liaison Report** – Councilman McEwan represents Centerville on the Mosquito Abatement District Board and the UTOPIA Board and will report on the activities/issues of those entities.
- E.9. Fitness Court Proposal** – Lynn Keddington, Parks & Recreation Committee Chair, will explain a proposal submitted to Davis County for use of some tourism tax revenue to match a grant from the National Fitness Campaign for construction of a “Fitness Court” in a Centerville park. Other potential funding sources are national corporations which have been funding partners for similar projects in other cities across the nation.
- E.10. City Manager’s Report** – I recommend in my staff report several topics to discuss in work sessions, field trips or RDA meetings, and potential dates for these meetings. I will also seek the Council’s direction regarding another opportunity for grant funding from Davis County—i.e. for use of their Proposition One funds which are being shared with cities in the County. The City Attorney will also speak briefly about the 2018 legislation requiring mapping of fireworks-restricted areas.
- E.11. Closed Meeting** – I am requesting a closed meeting of the City Council to conduct my annual performance review.
- E.12. Appointments to Boards/Committees** – Mayor Wilkinson will likely recommend several appointments.

Potential Agenda Items for August 7, 2018 meeting:

- *Public Hearing- Zoning Text Amendments – South Main Street Corridor Overlay Zone – relating to construction of fire station*
- *RDA/ACB meeting re performing arts center/CenterPoint Theatre- HVAC commissioning report and annual audit report*
- *Financial report for period ending June 30, 2018*
- *Discuss feasibility study of a second cemetery*
- *Update re Operational Metrics*
- *RDA: Fred Hale tax increment request*

CENTERVILLE

**Staff Backup Report
7/17/2018**

Item No.

Short Title: Tami Fillmore

Initiated By:

Scheduled Time:

SUBJECT

RECOMMENDATION

BACKGROUND

CENTERVILLE

Staff Backup Report

7/17/2018

Item No. 1.

Short Title: Minutes Review and Acceptance

Initiated By:

Scheduled Time: 7:10

SUBJECT

June 19, 2018 Work Session & Regular Meeting Minutes

June 21, 2018 Minutes

RECOMMENDATION

BACKGROUND

Following the special CC meeting on June 21, recording secretary Katie Rust listened to the June 19 work session meeting recording again to be confident she had accurately represented the discussion in the June 19 work session.

ATTACHMENTS:

Description

- ▢ 6-19-18 Work Session Minutes
- ▢ 6-19-18 CC Minutes
- ▢ 6-21-18 CC Minutes

PRELIMINARY DRAFT

Minutes of the Centerville City Council **Work Session** meeting held Tuesday, June 19, 2018 at 5:00 p.m. at Centerville City Hall, 250 North Main Street, Centerville, Utah.

MEMBERS PRESENT

Mayor Clark Wilkinson

Council Members Tamilyn Fillmore (arrived at 6:00 p.m.)
William Ince
Stephanie Ivie
George McEwan
Robyn Mecham

STAFF PRESENT

Steve Thacker, City Manager
Lisa Romney, City Attorney
Jacob Smith, Management Services Director
Randy Randall, Public Works Director
Katie Rust, Recording Secretary

FY 2019 TENTATIVE BUDGET

Steve Thacker, City Manager, and Jacob Smith, Management Services Director, presented proposed revisions to the FY 2019 Tentative Budget (available with the agenda on NovusAgenda). Considering the decrease in estimated sales tax revenue for FY 2019, Mr. Thacker suggested less-critical capital purchases could be delayed until the second half of the fiscal year. A majority of the Council indicated agreement. Mr. Thacker stated the \$100,000 the Council previously discussed setting aside to increase fund balance would increase the City's URMMA premium by \$160. A majority of the Council indicated they would prefer to reduce the fund balance shown in the Budget and not increase the insurance premium.

Councilman McEwan shared wage data for general and operations managers prepared by the Bureau of Labor Statistics (BLS) dated May 2017. He pointed out that the wage ranges for some City department heads are currently higher, and some are lower, than the BLS data. Mr. Thacker commented that some management individuals have been in their positions for a long time, which is a factor. Staff has compared mid-point data when comparing Centerville pay ranges to pay ranges of similar positions in other cities. Councilman McEwan said he does not feel salary should be the only criteria used to judge job satisfaction in the public sector.

Councilwoman Ivie commented that a 16-year old resident recently approached her with concerns, based on observation, regarding seasonal part-time help and potential waste of taxpayer dollars, and said she has had similar frustrations. She suggested it may be a better use of funds to contract with an outside service for lawn mowing and weeding. She said she has also heard complaints about a lack of plant trimming and a lack of garbage cans near picnic tables at Island View Park this season. Mr. Thacker explained that the Parks Director is trying a method that has been successful in other cities. It has been found that parks tend to remain cleaner when a large dumpster is provided, but no smaller garbage cans for groups to try to shove a large amount of trash into. Mr. Thacker encouraged Council members to contact department heads to more fully understand decisions that are made. Mayor Wilkinson said perhaps at some time it may make sense for some of the seasonal work to go out for bid. Councilman Ince suggested the Council could research and consider the idea for next season.

1 Mr. Thacker said he believes the point factoring system does not assign enough value to
2 management and mid-management positions, and repeated his recommendation for pay grade
3 increases for department head and second-in-command positions. Councilman McEwan said
4 he is not convinced the City is measuring the right data, making the right comparisons, and
5 compensating correctly. He stated he believes a company is paying too much if there is no
6 employee turnover. Mr. Thacker responded that turnover is not good if well-trained, valued
7 employees are lost. He stated he believes turnover for the sake of turnover is not a good
8 indicator. He said he believes department heads are generally doing a good job of dealing with
9 underperforming employees. He pointed out that many positions within the City are not
10 comparable with what is happening in the private sector. Councilman McEwan said he wonders
11 if the method of only comparing to other cities in Utah is too narrow. Mr. Thacker said he
12 believes Centerville would be low if the comparison were national.

13
14 Councilman McEwan stated he feels strongly that the City should be looking at
15 increasing the number of police officers to lower the per-officer case load. He said he is inclined
16 to push pause on salary increases in general this year, except within the police department,
17 contract with a consultant, validate whether a national comparison makes sense, and preserve
18 funds for another police officer. Mr. Thacker described difficulty in hiring qualified individuals
19 with a desired level of experience for the Public Works Department in the last year. He stated
20 the budget did not include enough to hire individuals with the desired level of experience. Mr.
21 Thacker stated the cost to hire another police officer would be \$140,000 because another
22 vehicle would be needed. Mayor Wilkinson said he was under the impression the Police Chief
23 was satisfied with the one additional officer and the amount discussed for salary increases.
24 Councilman McEwan stated he took the Chief's initial request for two additional officers
25 seriously. He commented that continued growth on the west side will provide more opportunity
26 for crime, and he would prefer the community continue to maintain a high standard.

27
28 Councilwoman Fillmore said she believes Councilman McEwan has made a valid point,
29 but she believes the Council has come to some good conclusions for the FY 2019 Budget. She
30 suggested the Council approve the Budget as previously discussed, and continue research and
31 analysis for next year. Councilman McEwan responded that pay raises do not have to follow
32 the fiscal calendar. He said the same compensation discussion takes place every year, but the
33 issue never really gets addressed. He said he suspects an independent analysis will indicate
34 the City is underpaying many employees. Councilwoman Fillmore repeated the suggestion to
35 include the cost of a consultant in the FY 2019 Budget. Councilman McEwan stated he would
36 rather not allocate funds for raises at this point. Councilwoman Ivie stated she does not want to
37 get to the point that the Police Department is not able to respond to cases promptly. She said
38 she would rather contract for seasonal weeding and channel more funds to the Police
39 Department.

40
41 Councilman Ince suggested the Council place a moratorium on raises for 4-6 months,
42 put money in the budget for a consultant, reduce the budget for salary increases by half (except
43 for the Police Department), and lean toward hiring a second new police officer in the fourth
44 quarter. Councilwoman Mecham said she agrees with everything that has been said, but she is
45 worried about the message the Council would be sending to the rest of the employees. She
46 expressed concern that productivity would go way down, and the City would lose valued
47 employees. Randy Randall, Public Works Director, responded the message has already been
48 sent. Councilwoman Mecham said she does not want to send the message that City employees
49 are not valued. She suggested perhaps supervisor positions need to be evaluated individually
50 rather than lumping them together. Councilwoman Mecham said she thinks not approving
51 salary increases would cost the City more than it would save in the long run.

Councilman McEwan said he has concerns that the benchmarking used by the City is not valid based on data he has found. He said the suggestion to put a hold on raises is not meant to be a punitive action, but a desire to research and get better information. Based on the Council's discussion, Mr. Thacker recommended the Council put adjustments to the pay ranges for management positions on hold (with the exception of positions that need to be assigned to a pay range), go ahead with pay grade adjustments for police officers, reduce the bonus pool from 1% to 0.5%, and go ahead with pay raises for other employees as previously discussed. He expressed concern with the idea of going ahead with pay raises for the police, but pushing pause on pay raises for all other employees. Councilwoman Fillmore said she feels adding funds for a consultant to the FY 2019 Budget would be the best action for the Council to take at this time. Mr. Thacker said another option would be to not provide any bonus money. Mr. Randall said he has not heard proof in evidence that clean drinking water and beautiful parks are less important to the City than police services. He stated the Council needs to consider the feelings and perception of the other employees, and be careful about what they do or the City may lose valuable employees. Mr. Thacker stated it is his opinion that if the Council pushes pause on raises for other employees, they should push pause on raises for the police as well, and move expeditiously with a consultant. Mayor Wilkinson agreed.

ADJOURNMENT

The work session was adjourned at 6:59 p.m.

Mackenzie Wood, City Recorder

Date Approved

Katie Rust, Recording Secretary

PRELIMINARY DRAFT

Minutes of the Centerville **City Council** meeting held Tuesday, June 19, 2018 at 7:00 p.m. at Centerville City Hall, 250 North Main Street, Centerville, Utah.

MEMBERS PRESENT

Mayor Clark Wilkinson

Council Members Tamilyn Fillmore
William Ince
Stephanie Ivie
George McEwan
Robyn Mecham

STAFF PRESENT

Steve Thacker, City Manager
Lisa Romney, City Attorney
Jacob Smith, Management Services Director
Lisa Summers, Youth Council Advisor
Marcus Arbuckle, Keddington & Christensen
Randy Randall, Public Works Director
Katie Rust, Recording Secretary

VISITORS

Interested Citizens (see attached sign-in sheet)

PRAYER OR THOUGHT

Councilwoman Ivie

PLEDGE OF ALLEGIANCE

YOUTH CITY COUNCIL

Lisa Summers, Youth Council Advisor, introduced six new Youth Council members (Mitchell Noble, Ethan Bergk, Zeke Green, Liam Noice, Annam Moore, and Elizabeth Fawcett). Mayor Wilkinson conducted the swearing in of the six new Youth Council members, and one of the two Youth Council members continuing for another two-year term (Sami Freeman, Youth Mayor, and Lindsey Richards).

OPEN SESSION

Dale McIntyre – Mr. McIntyre thanked the Council for installing a camera in Council chambers and making Council meetings available to watch over the internet. He commented that, although the live-stream may only indicate a few viewers, he knows there are individuals who view the meetings at a later time.

MINUTES REVIEW AND ACCEPTANCE

The minutes of the June 5, 2018 Council meeting were reviewed. Councilwoman Fillmore made a **motion** to accept the minutes. Councilman McEwan seconded the motion, which passed by unanimous vote (5-0).

1 **PUBLIC ENTITY RESOLUTION FOR PTIF**
2

3 The Office of State Treasurer now requires the City to adopt a resolution authorizing at
4 least two individuals from the City organization to access and make changes to Public
5 Treasurers Investment Fund (PTIF) accounts. Councilwoman Fillmore made a **motion** to
6 approve Resolution No. 2018-19 designating authorized employees to access and transact with
7 PTIF accounts and bank accounts tied to PTIF accounts on behalf of Centerville City.
8 Councilwoman Ivie seconded the motion, which passed by unanimous vote (5-0).
9

10 **PUBLIC HEARING – NAMING OF NATURAL PARK ON 100 SOUTH**
11

12 Councilman Ince has recommended the Council consider naming the newly acquired
13 unimproved open space located on 100 South between 500 and 700 East the “Lee Skabelund
14 Wildlands Park” in recognition of Lee Skabelund’s service regarding the preservation of this
15 open space.
16

17 At 7:20 p.m., Mayor Wilkinson opened a public hearing.
18

19 J R Knight – Mr. Knight stated he has been a resident of Centerville for 38 years, and
20 was a neighbor of Lee Skabelund for 30 years. He encouraged the Council to vote in favor of
21 naming the natural park after Lee Skabelund. Mr. Knight said he remembers the floods in 1983,
22 and water coming down out of that canyon. He expressed concern that the County has sold two
23 of the lots on the property for development. Mr. Thacker commented that a debris basin has
24 been built upstream to catch any flood-related debris.
25

26 Dale McIntyre – Mr. McIntyre said he knew Lee Skabelund for quite a while, and
27 considered him a dear friend. Mr. McIntyre said Mr. Skabelund was a man who made things
28 happen, and he will miss him a lot.
29

30 Dixie Skabelund – Mrs. Skabelund said she was overwhelmed when she was told the
31 City is considering naming the open space after her husband. She said he loved the
32 community, loved nature, and felt it was important to keep that connection to nature in the
33 neighborhood. She said her husband stood for correct principles, and would have been
34 honored for the open space to be named after him.
35

36 Mayor Wilkinson closed the public hearing at 7:27 p.m.
37

38 All five Council members expressed appreciation for Lee Skabelund’s contributions to
39 the community, and support for naming the open space after him. Councilman Ince made a
40 **motion** to approve Resolution No. 2018-22 naming the unimproved open space located on 100
41 South between 500 and 700 East the “Lee Skabelund Wildlands Park”. Councilwoman Mecham
42 seconded the motion, which passed by unanimous vote (5-0). The Council discussed the City
43 accepting donations to fund a sign for the property. Mr. Knight expressed confidence that the
44 money could be raised quickly within his neighborhood. Mr. Thacker said staff could put
45 together a cost estimate and design concept.
46

47 Councilwoman Mecham reported that the wood sign at Smith Park will be changed
48 before the July 4th festivities. A majority of the Council appeared to approve.

1 **FINANCIAL REPORT**

2
3 Marcus Arbuckle, the City's CPA contract advisor, presented a financial report for the
4 eleven-month period ending May 31, 2018.

5
6 **AMEND FY 2018 BUDGET**

7
8 Jacob Smith, Management Services Director, explained proposed amendments to the
9 FY 2018 Budget, and answered questions from the Council. The Mayor opened a public
10 hearing at 8:19 p.m., and closed the public hearing seeing that no one wished to comment.
11 Councilman McEwan made a **motion** to approve Resolution No. 2018-23. Councilman Ince
12 seconded the motion, which passed by unanimous vote (5-0).

13
14 **FEE SCHEDULE AMENDMENTS – CULINARY WATER RATES AND GARBAGE**
15 **COLLECTION SERVICES**

16
17 In 2016 the Council adopted a 3-step rate increase consisting of a 10% increase each
18 year in 2016, 2017, and 2018. The Fee Schedule Resolution approved at that time increased
19 the base rate, fluoride fee, and usage tier rates (per thousand gallons) each by 10% each year.
20 The base rate and fluoride fee, however, are combined on the monthly billing. Staff's current
21 analysis reveals that the current annual cost of the fluoride program is substantially less than
22 the revenue generated by the fluoride fee. However, the 2016 update of the water main
23 replacement plan and analysis of the rate increases needed to fund that plan supported the
24 need for an overall increase of 10% in revenues each year for three years, followed by smaller,
25 inflationary annual increases of 3%. Mr. Thacker explained that staff recommend the Council
26 revise the Fee Schedule to eliminate the fluoride fee as a separate fee and combine it into the
27 base rate – as is done on the monthly customer billing. The estimated annual cost of the
28 fluoride program would be disclosed by a footnote in the amended Fee Schedule. Thus, the
29 revenue needed to support the water main replacement plan, and cover inflationary increases in
30 operational costs – would continue to meet or exceed the revenue targets identified in 2016.
31 Randy Randall, Public Works Director, briefly explained the fluoridation process.

32
33 Councilman McEwan made a **motion** to approve Resolution No. 2018-21 amending
34 Section 19.020 of the Centerville Fee Schedule regarding monthly culinary water service fees.
35 Councilman Ince seconded the motion, which passed by unanimous vote (5-0).

36
37 The City's current contract for curbside collection of solid waste expires June 30, 2018.
38 Earlier this year these services were rebid, resulting in a new contract with the City's current
39 waste hauler, Ace Disposal. Councilman Ince made a **motion** to approve Resolution No. 2018-
40 20 amending Section 10.010 of the Centerville Fee Schedule regarding monthly service fees for
41 solid waste, recycling, and green waste collection services. Councilman McEwan seconded the
42 motion, which passed by unanimous vote (5-0).

43
44 **ADOPT FY 2019 BUDGET**

45
46 Councilman Ince made a **motion** to approve Resolution No. 2018-14 adopting the
47 Certified Tax Rate. Councilman McEwan seconded the motion, which passed by unanimous
48 vote (5-0).

Councilman McEwan made a **motion** to table Ordinance No. 2018-12, Resolution No. 2018-13, and Resolution No. 2018-15 to a special meeting on Tuesday, June 26. Councilwoman Ivie seconded the motion. Councilman Ince said he believes the City has a tremendous number of excellent, committed employees, and said he would like the Council to consider something formal in terms of recognition and appreciation. He stated that, if the wrong message has been sent, there should be an attempt to correct it. Councilman McEwan said his desire is to make sure the Council does the best they can with public funds. He said for the meeting next week he would like a potential proposal for salary analysis that includes a review of the compensation plan by a certified professional. The motion passed by unanimous vote (5-0).

MUNICIPAL CODE AMENDMENTS – CMC 10.03.070 – NATIONAL ELECTRIC CODE 2017 EDITION

The State of Utah recently approved HB 32 in the 2018 Legislative Session adopting the 2017 edition of the National Electrical Code as issued by the National Fire Protection Association. Based on this statutory change, the City needs to also adopt the 2017 version of the National Electrical Code. Councilman McEwan made a **motion** to approve Ordinance No. 2018-16 amending CMC 10.03.070 to adopt the 2017 edition of the National Electrical Code in accordance with State law. Councilwoman Mecham seconded the motion, which passed by majority vote (3-2), with Council members Ince and Ivie dissenting.

MAYOR'S REPORT

Mayor Wilkinson reported on a recent meeting with Congressman Stewart.

COUNCILMEMBER LIAISON REPORT

Councilwoman Mecham updated the Council on the Trails Committee and the Davis County Council of Governments Transportation Committee.

CITY MANAGER'S REPORT

- Mr. Thacker reported the EPA has declined to take over enforcement of the Community Park wetlands violation. The Army Corps of Engineers will work with the City to determine post-mitigation, which will most likely involve buying into a wetlands bank.
- Mr. Thacker updated the Council on the progress of foothills planning.
- City Manager Thacker reported on bid results for the Frontage Road federal project.

RDA MEETING

At 9:18 p.m., Councilman McEwan made a **motion** to move to a meeting of the Centerville Redevelopment Agency in Council Chambers following a break, with the intention to return to regular meeting after the RDA meeting. Councilman Ince seconded the motion, which passed by unanimous vote (5-0). In attendance were: Clark Wilkinson, Chair; Stephanie Ivie, Vice-Chair; Directors Fillmore, Ince, McEwan, and Mecham; Steve Thacker, RDA Executive Director; Lisa Romney, City Attorney; Jacob Smith, Management Services Director; and Katie Rust, Recording Secretary.

The Council returned to regular meeting at 10:24 p.m.

ADJOURNMENT

Councilman McEwan made a **motion** to adjourn the meeting at 10:27 p.m.
Councilwoman Ivie seconded the motion, which passed by unanimous vote (5-0).

Mackenzie Wood, City Recorder

Date Approved

Katie Rust, Recording Secretary

PRELIMINARY DRAFT

Minutes of the Centerville **City Council special meeting** held Thursday, June 21, 2018 at 5:00 p.m. at Centerville City Hall, 250 North Main Street, Centerville, Utah.

MEMBERS PRESENT

Mayor Clark Wilkinson

Council Members Tamilyn Fillmore (arrived at 5:15 p.m.)
William Ince
Stephanie Ivie
George McEwan (via phone)
Robyn Mecham

STAFF PRESENT

Steve Thacker, City Manager
Lisa Romney, City Attorney
Jacob Smith, Management Services Director
Katie Rust, Recording Secretary

VISITORS

Interested Citizens (see attached sign-in sheet)

CONSIDER ADOPTION OF FY 2019 BUDGET

Councilwoman Ivie stated the Council discussed whether the City is using a broad enough net to come up with comparable data for management pay grades at their work session on Tuesday, June 19. She said Councilman McEwan had provided broader data on Tuesday that indicated the City may be paying higher in comparison to some management positions. Councilwoman Ivie said the Council wants to make sure they are good stewards of public funds. She said she does not feel she has done a good job explaining the pressures the Police Department is dealing with. She stated she knows a lot of City departments have heavy workloads, and there are strains in every department. However, she said she knows when a citizen is a victim of a crime, they want a response and follow-up in a timely manner, but the always increasing caseload in the Police Department makes responding in a timely manner difficult. Councilwoman Ivie said the pause discussed on Tuesday was not intended to send a message that the Council does not value City employees. The pause is intended to obtain more information and make sure the City is paying employees enough.

Councilman McEwan stated there was no attempt to denigrate the performance of City employees on Tuesday. He said he felt even before taking office that pay calculation is one area Centerville does things differently than he would expect, and he does not feel it is unreasonable to request an independent analysis.

Mr. Thacker presented a revised Position Pay Grade Schedule prepared based on his perception of Council direction at the meeting on Tuesday, with four positions newly assigned to pay grades and an upgrade to the City Treasurer and Parks Maintenance Specialist III positions as previously discussed and supported by the Council. Pay grade increases recommended based on benchmark data were removed. He stated the revised Schedule does not represent his recommendation.

Councilwoman Ivie stated the Council has spent a lot of time talking about pressures the Police Department is under, and she believes the Council should approve upgrades already discussed for the Police Department. Councilman McEwan agreed. Councilwoman Fillmore

1 pointed out the Council has also heard it is becoming just as difficult to hire qualified individuals
2 in other departments. She said she believes Mr. Thacker made a strong case for all
3 recommended pay grade increases. Councilwoman Ivie stated the concern expressed on
4 Tuesday did not involve whether the police were being paid enough. The concern discussed on
5 Tuesday was related to management compensation. Councilwoman Fillmore responded that
6 previous Councils have acknowledged for years how behind the City is with management
7 compensation. She said she feels the City has been taking advantage for years of individuals
8 who do not want to change jobs near the end of their careers. She said she believes the
9 changes discussed for FY 2019 would still not have put the positions where they need to be.
10 Councilwoman Ivie responded that the City does not know where it stands comparatively with
11 management positions. She said the City may be able to hire individuals for management
12 positions who want to live in Centerville and are willing to accept less than the pay grade
13 recommended by staff. Councilwoman Ivie said she feels it would be in the City's best interest
14 to evaluate and make sure the net is spread wide enough.
15

16 Mayor Wilkinson stated he does not disagree with the suggestion to contract for salary
17 consultant data for next year. He said he feels it is valuable to compare Centerville positions
18 with positions in other cities around Centerville. The Mayor stated he feels for every department
19 in the City, and stated he does not think it is right with the salary of any position to take
20 advantage of a desire to live in Centerville. Councilwoman Ivie said she does not want to try to
21 keep up with the Joneses. Mayor Wilkinson responded that the City will have to, or valuable
22 employees will be lost. Councilwoman Mecham commented that City department heads are all
23 different in what they do, and she can see that it would be difficult to compare the positions with
24 those of cities around Centerville. She said she would have liked more time and more meetings
25 to individually evaluate each management position. She stated she believes the department
26 head and second-in-command positions should be reevaluated after the study is done. A
27 majority of the Council confirmed that they would like to upgrade Police Officer I, II, III, and
28 Sergeant positions by one pay grade at this time.
29

30 Responding to a question from Councilman McEwan, staff confirmed that pay grade
31 changes could be made at any time after an analysis is completed. Councilmembers Mecham
32 and Ivie indicated they would approve raises for FY 2019 based on the pay matrix, but do not
33 want to increase pay grades before an analysis is done. Councilwoman Fillmore said she is
34 always in favor of collecting more data, but said she has not heard a clear argument as to what
35 the benchmark system is missing, and what would be gained from an outside study. She said
36 the Council knows there will soon be a management hiring situation. Councilwoman Fillmore
37 stated she already felt comfortable with the changes recommended by staff, and she does not
38 see a clear reason to postpone. Councilman Ince said he feels there is a disconnect between
39 the kinds of data available. Councilwoman Mecham repeated that she would have liked more
40 time to evaluate each department head position individually. She said she believes the Council
41 should approve normal raises based on the pay matrix for FY 2019, and complete a study
42 (preferably within 90 days) before increasing department head pay ranges.
43

44 Councilman McEwan commented that salary and compensation are complicated. He
45 said he believes the response to his suggestion to push pause highlights the problem. He
46 stated the issue cannot be kicked down the road much further considering the hiring the City will
47 be doing in the near future.
48

49 Mr. Thacker explained that recommended Exhibit C adds two additional pay grades to
50 the Salary Schedule that would not be used if the recommended upgrades do not happen. He
51 recommended the Council approve Exhibit C with the two additional pay grades for use in the

1 future. Councilman Ince made a **motion** to approve Ordinance No. 2018-12 regarding
2 Employee Compensation Plan, incorporating the Position Pay Grade Schedule provided today
3 by staff, adding an increase to four police positions by one pay grade as discussed, the existing
4 Exhibit A, and including the two new pay grades in Exhibit C, and move forward as in the past
5 with raises in July based on the pay matrix and a 1% bonus pool. Councilwoman Ivie seconded
6 the motion, which passed by unanimous vote (5-0).
7

8 At 5:59 p.m., Mayor Wilkinson opened the meeting for public comment.
9

10 Michael Higgins – Mr. Higgins said he attended the meeting because he heard
11 employees would not be getting any raises at all this year. Councilwoman Mecham stated the
12 Council discussed postponing raises for a compensation study, but chose to move ahead with
13 raises in FY 2019 as usual.
14

15 Chief Paul Child – Chief Child thanked the Council for the time they put in, and said he
16 understands it is important to spend funds raised through taxes properly. He thanked the
17 Council for their votes in approving Ordinance No. 2018-12. He acknowledged the value of all
18 employees within the City. The Chief stated there are a lot of dedicated individuals who work
19 for the City, and they work together as a team and value each other. He acknowledged there
20 has been a crisis in law enforcement in the last few years with lack of interest in the profession.
21 He agreed the Department has been overwhelmed, but expressed confidence they will be fine.
22

23 Councilman Ince commented that the lives of police officers are at risk every day they
24 come to work. Centerville needs to be able to compete with the salaries other cities pay police
25 officers. An employee of the Public Works Department responded that his life and the lives of
26 his coworkers in the streets department are at risk when they do their jobs. He emphasized that
27 City employees need to work as a team, just like Chief Child said. Councilwoman Mecham said
28 Centerville is dealing with the same difficulty hiring and keeping police officers as every city in
29 the United States. She added that she knows Public Works is having difficulty hiring qualified
30 individuals as well. She expressed appreciation for the work that all City employees do. The
31 Mayor and Council members expressed to everyone present that they welcome discussion and
32 comment from the employees and community.
33

34 Councilwoman Fillmore made a **motion** to approve Resolution No. 2018-13 regarding
35 Judge Salary. Councilwoman Ivie seconded the motion, which passed by unanimous vote (5-
36 0).
37

38 Mr. Thacker presented proposed revisions to the FY 2019 Budget. Councilman Ince
39 made a **motion** to adopt Resolution No. 2018-15 adopting the FY 2019 Budget with revisions
40 presented by staff. Councilman McEwan seconded the motion, which passed by unanimous
41 vote (5-0).
42

43 COMPENSATION STUDY

44

45 Councilman Ince stated he would want the compensation study to include evaluation of
46 all management positions down to one or two steps below management. Councilwoman
47 Mecham emphasized the need for options. A majority of the Council agreed further discussion
48 of options could wait until the July 17, 2018 meeting.

ADJOURNMENT

At 6:27 p.m., Councilman Ince made a **motion** to adjourn the Council meeting and move to an RDA meeting, with no intention to return to regular meeting. Councilwoman Ivie seconded the motion, which passed by unanimous vote (5-0). In attendance at the RDA meeting were: Clark Wilkinson, Chair; Stephanie Ivie, Vice-Chair; Directors Fillmore, Ince, McEwan, and Mecham; Steve Thacker, RDA Executive Director; Lisa Romney, City Attorney; Jacob Smith, Management Services Director; and Katie Rust, Recording Secretary.

Mackenzie Wood, City Recorder

Date Approved

Katie Rust, Recording Secretary

**CENTERVILLE
CITY COUNCIL
Staff Backup Report
7/17/2018**

Item No. 2.

Short Title: Public Hearing - Zoning Map Amendment - 698 W Porter Lane - David Bell, Applicant

Initiated By: David Bell, Applicant

Scheduled Time: 7:10

SUBJECT

Consider the proposed Zoning Map Amendment for property located at approximately 698 W Porter Lane from Residential Medium (R-M) to Commercial-Very High (C-VH) - Ordinance No. 2018-15

RECOMMENDATION

Adopt Ordinance No. 2018-15 amending the Centerville Zoning Map by changing the zoning of approximately 0.325 acres of real property located at 698 W Porter Lane from Residential Medium (R-M) to Commercial-Very High (C-VH) based on the findings and recommendations of the Planning Commission.

BACKGROUND

On June 13, 2018, the Planning Commission reviewed and recommended for approval the proposed rezone of property from Residential Medium (R-M) to Commercial-Very High (C-VH). The Staff Transmittal Report for this application is attached.

ATTACHMENTS:

Description

- ▢ CC Transmittal Report, Dave Bell Rezone
- ▢ Ordinance No. 2018-15 - Dave Bell Commercial Rezone
- ▢ 06-13-2018 PC Staff Report Bell Rezone from R-M to C-VH
- ▢ Bell Rezone R-H to C-VH Submittal
- ▢ 06-13-18 Planning Commission Minutes

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

STAFF TRANSMITTAL REPORT

PROPERTY OWNER: **DAVID BELL**
 335 SOUTH FRONTAGE ROAD
 CENTERVILLE, UT 84014
 (davescompleteauto@gmail.com)

PROPERTY LOCATION: **698 WEST PORTER LANE**

PARCEL SIZE: **0.325 ACRES (*BACK PORTION OF LOT*)**

PARCEL NUMBERS: **03-001-0005 (*NORTH PORTION OF PARCEL*)**

APPLICATION: **ZONING MAP AMENDMENT – REQUEST TO REZONE A**
 TRACT OF LAND FROM R-M (*MULTI-FAMILY*) TO C-VH
 (*COMMERCIAL*)

RECOMMENDATION: **PLANNING COMMISSION RECOMMENDED**
 APPROVAL OF THE REZONE TO THE CITY COUNCIL

BACKGROUND

The petitioner desires to acquire the north portion of the subject property located at 698 West Porter Lane and add it to the west commercial property, known as Dave's Auto. The purpose is to expand the business use and add parking and another building/shop (Note: *it has already been paved at this time*).

Currently, the desired tract of land is zoned Residential Medium (R-M) and the business use is Zoned Commercial Very-High. The petitioner desires to have a portion of the residential property rezoned to Commercial Zone.



PLANNING COMMISSION ACTION

On June 13, 2018, the Centerville Planning Commission made a motion to ***RECOMMEND APPROVAL*** of the Zone Map Amendment for a northernly portion of Parcel 03-001-0005, located at 698 West Porter Lane, from Residential Medium (R-M) to Commercial Very-High (C-VH), subject to the following requirements:

- (a) Any rezone of the partial area cannot become effective until a division of land is approved by the City.
- (b) A division of land cannot leave a remnant parcel, so such division of the subject tract, to be rezoned, would need to be absorbed into the applicable business lot to the west, as is desired by the petitioner.

Suggested Reasons for the Action (Findings):

1. The Planning Commission has sufficiently reviewed and considered the criteria found in Section CZC 12.21.080.e of the Zoning Ordinance.
2. The Planning Commission finds that the rezone is consistent with the goals of the General Plan, as described in the staff report and the Commission's findings.
3. The Planning Commission finds that the large parcel, zoned R-M, east of the commercial area and the subject parcel area, appears to be an appropriate defining north/south limit line for expected low to medium residential use buffering Porter area policy expectations.
4. The Planning Commission finds that the R-M development expectation is, by policy, to be the commercial buffer use for the neighborhood. Therefore, rezoning the property to commercial would not adversely affect the multi-family development directly to the east.
5. The Planning Commission finds that the requirements of rezone are directly related to ensure that the rezone action complies with applicable zoning and subdivision regulations adopted by the City.
6. Therefore, the Planning Commission finds that the request for C-VH Zoning designation is appropriate.

Planning Commission Vote (7-0):

Commissioner	Yes	No	Not Present
Hayman (Chair)	X		
Hirst	X		
Johnson	X		
Daly	x		
Hintze	X		
Wright	X		
Helgesen	X		

ORDINANCE NO. 2018-15

AN ORDINANCE AMENDING THE CENTERVILLE CITY ZONING MAP BY CHANGING THE ZONING OF APPROXIMATELY 0.325 ACRES OF CERTAIN REAL PROPERTY LOCATED AT APPROXIMATELY 698 WEST PORTER LANE FROM RESIDENTIAL-MEDIUM (R-M) TO COMMERCIAL-VERY HIGH (C-VH)

WHEREAS, the City is authorized to enact a zoning map consistent with the purposes set forth in the Utah Land Use Development and Management Act, as more particularly provided in *Utah Code Ann.* §§ 10-9a-101, *et seq.*, as amended, and the City is further authorized to make amendments to such zoning map in accordance with procedures set forth in *Utah Code Ann.* § 10-9a-503, as amended; and

WHEREAS, in accordance with applicable provisions of Utah law and the goals of the Centerville City General Plan for the subject property as set forth in Section 12-480-1, Southwest Neighborhood, the City Council desires to amend the Centerville City Zoning Map to rezone the subject property from Residential Medium (R-M) to Commercial-Very High (C-VH) as more particularly provided herein; and

WHEREAS, the proposed amendments to the Centerville City Zoning Map as set forth herein have been reviewed by the Planning Commission and the City Council and all appropriate public noticing and hearings have been provided and held in accordance with Utah law to obtain public input regarding the proposed revisions to the City Zoning Map.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF CENTERVILLE CITY, STATE OF UTAH, AS FOLLOWS:

Section 1. Zone Map Amendment. The real property located at approximately 698 West Porter Lane in Centerville City consisting of approximately 0.325 acres, as more particularly described in **Exhibit A**, attached hereto and incorporated herein by this reference, is hereby rezoned from Residential Medium (R-M) to Commercial-Very High (C-VH) and the Centerville City Zoning Map is correspondingly amended as described herein; provided, the rezone of the property shall not become effective until a division of the land is approved by the City and the new piece of property is incorporated into the applicable business lot to the west as a combined single parcel with the Davis County Recorder's Office.

Section 2. Conditions. The rezone of the subject property to Commercial-Very High (C-VH) and corresponding amendment to the Centerville City Zoning Map is subject to the following conditions:

1. Any rezone of the partial area cannot become effective until a division of land is approved by the City.
2. A division of land cannot leave a remnant parcel, so such division of the subject tract, to be rezoned, would need to be absorbed into the applicable business lot to the west, as is desired by the petitioner.

Section 3. Findings. The rezoning of the subject property to Residential Medium (R-M) to Commercial-Very High (C-VH) and corresponding amendment to the Centerville City Zoning Map is based on the following findings:

1. The Planning Commission and City Council have sufficiently reviewed and considered the criteria found in Section CZC 12.21.080(e) for Zoning Map Amendments.
2. The City Council finds that the rezoning is consistent with the goals of Section 12-480-1 of the General Plan, as described in the Staff Report and the Planning Commission's findings.
3. The City Council finds that the large parcel, zoned R-M, east of the commercial area and the subject parcel area, appears to be an appropriate defining north/south limit line for expected low to medium residential use buffering Porter area policy expectations.
4. The City Council finds that the R-M development expectation is, by policy, to be the commercial buffer use for the neighborhood. Therefore, rezoning the property to commercial would not adversely affect the multi-family development directly to the east.
5. The City Council finds that the requirements of rezoning are directly related to ensure that the rezoning action complies with applicable zoning and subdivision regulations adopted by the City.
6. The City Council finds that the request for C-M Zoning designation is appropriate.

Section 4. Severability. If any section, part or provision of this Ordinance is held invalid or unenforceable by a court of competent jurisdiction, such invalidity or unenforceability shall not affect any other portion of this Ordinance, and all sections, parts and provisions of this Ordinance shall be severable.

Section 5. Effective Date. This Ordinance shall become effective upon publication or posting, or thirty (30) days after passage, whichever occurs first. The rezoning shall not become effective until and unless a division of the land is approved by the City and the new piece of property is incorporated into the applicable business lot to the west as a combined single parcel with the Davis County Recorder's Office.

PASSED AND ADOPTED BY THE CITY COUNCIL OF CENTERVILLE CITY, STATE OF UTAH, THIS 17th DAY OF JULY, 2018.

ATTEST:

CENTERVILLE CITY

Mackenzie Wood, City Recorder

By: _____
Mayor Clark A. Wilkinson

Voting by the City Council:

	“AYE”	“NAY”
Councilmember Fillmore	_____	_____
Councilmember Ince	_____	_____
Councilmember Ivie	_____	_____
Councilmember McEwan	_____	_____
Councilmember Meham	_____	_____

CERTIFICATE OF PASSAGE AND PUBLICATION OR POSTING

According to the provisions of the U.C.A. § 10-3-713, as amended, I, the municipal recorder of Centerville City, hereby certify that foregoing ordinance was duly passed by the City Council and published, or posted at: (1) 250 North Main; (2) 655 North 1250 West; and (3) RB’s Gas Station, on the foregoing referenced dates.

MACKENZIE WOOD, City Recorder

DATE: _____

RECORDED this ____ day of _____, 2018.

PUBLISHED OR POSTED this ____ of _____, 2018.

EXHIBIT A

Property Description

**A Portion of Parcel No. 03-001-0005
698 West Porter Lane, Centerville, Utah**

PARCEL B
RE-ZONE AREA

BEGINNING AT A POINT WHICH IS NORTH89°40'15"EAST 687.285 FEET ALONG THE SECTION LINE AND SOUTH0°19'45"WEST 266.81 FEET TO A POINT WHICH IS NORTH 298.51 FEET NORTH OF THE NORTH LINE OF PORTER LANE FROM THE NORTHWEST CORNER OF SECTION 18, TOWNSHIP 2 NORTH, RANGE 1 EAST, SALT LAKE BASE AND MERIDIAN, DAVIS COUNTY, UTAH AND RUNNING THENCE SOUTH0°19'45"EAST 146.54 FEET ; THENCE NORTH89°52'05"WEST 96.98 FEET; THENCE NORTH0°19'45"WEST 145.76 FEET; THENCE NORTH89°40'15'EAST 96.98 FEET TO THE POINT OF BEGINNING,

CONTAINING 0.325 ACRES.

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

**STAFF REPORT
AGENDA: ITEM 2**

PROPERTY OWNER: **DAVID BELL**
 335 SOUTH FRONTAGE ROAD
 CENTERVILLE, UT 84014
 (davescompleteauto@gmail.com)

PROPERTY LOCATION: **698 WEST PORTER LANE**

PARCEL SIZE: **0.325 ACRES (*BACK PORTION OF LOT*)**

PARCEL NUMBERS: **03-001-0005 (*NORTH PORTION OF PARCEL*)**

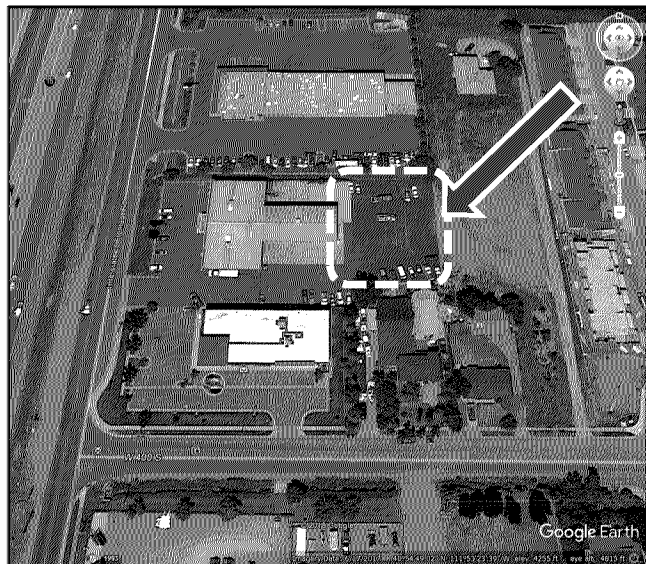
APPLICATION: **ZONING MAP AMENDMENT – REQUEST TO REZONE A**
 TRACT OF LAND FROM R-M (*MULTI-FAMILY*) TO C-H
 (*COMMERCIAL*)

STAFF RECOMMENDATION: **CONSIDER APPROVAL OF THE REZONE TO THE**
 CITY COUNCIL

BACKGROUND

The petitioner desires to acquire the north portion of the subject property located at 698 West Porter Lane and add it to the west commercial property, known as Dave's Auto. The purpose is to expand the business use and add parking and another building/shop (Note: *it has already been paved at this time*).

Currently, the desired tract of land is zoned Residential Medium (R-M) and the business use is Zoned Commercial-High. The petitioner desires to have a portion of the residential property rezoned to Commercial High.



REVIEW AND ANALYSIS OF THE ZONE MAP AMENDMENT REQUEST

- A. **Zone Map Amendments** - Pursuant to the City's Zoning Ordinance, the "decision to amend the...zoning map is a matter of within the legislative discretion of the City Council" as described in CZC - 12.21.060.a.
- B. **Process and Public Comment and Decision** - The Planning Commission shall review and hold a public hearing regarding the application and shall thereafter submit its recommendation for approval, approval with modifications, or denial thereof to the City Council. Following receipt of a recommendation from the Planning Commission, the City Council shall hold another public hearing on the application. After due consideration, the City Council may approve, approve with modifications, or deny the proposed amendment request.
- C. **Staff Review of the Rezone Standards of Approval** - Section 12.21.080.e of the City Zoning Ordinance sets forth the following factors for considering a general rezone request:

1. Is the proposed amendment consistent with the goals, objectives and policies of the City's General Plan?

The properties are located in the Southwest Neighborhood Plan Area. The neighborhood plan indicates that the area from 500 West to the commercial area on the Frontage Road (*Porter Lane area*) may be appropriately developed with low to medium density residential. In addition, the plan encourages the use of "planned development" type use to act as a buffer between the commercial uses to the west and the single-family use areas in the neighborhood, from 400 West to Main Street (*see Section 12-480-1.a*).

As to additional commercial development Section 12-480-3.2.c, the commercial land use pattern along South Frontage Road area (*from Porter to south City limits*) has a maximum depth limit of 500 feet. However, keep in mind this depth is from Porter Lane to the south. The area being considered is just north of Porter Lane.

Staff Response: The neighborhood plan anticipates low to medium residential uses as the land use pattern (*from east to west*) until the pattern meets the Commercial area along the frontage road. The commercial area along the Frontage road does not have a uniform depth.



Currently, Les Schwab Tire has a greater depth than Dave's Auto. Dave's auto is currently the same as the All Season's Spa building. From review of the map, it is staff's position that the large parcel, zoned R-M, east of this commercial area seems to be an appropriate defining north/south limit line for expected low to medium residential use buffering expectations until reaching the commercial area along the frontage road.

Moreover, if one considers also using the 500 feet commercial limit depth from Porter to the south City limits as a guide, it appears that parcel area being considered would be within this maximum depth policy (*measured at 380 feet*).

2. Is the proposed amendment harmonious with the overall character of existing development in the vicinity of the subject property?

Staff Response: Located to the south, there is a single-family home (*same parcel*) zoned R-M. The parcel to the east was recently zoned R-M and then farther east is the Porter-Walton Townhomes, also an R-M development. All of these R-M areas create the expected buffer between the commercial area on Frontage Road and the residential neighborhood east of 500 West. It is staff's position that the request, if approved, would likely remain consistent with surrounding development in the vicinity.

3. What is the extent to which the proposed amendment may adversely affect adjacent property?

Staff's Response: From staff's review, the R-M development expectation is, by policy, the expected buffer use for the neighborhood between commercial and single-family. Therefore, rezoning the property to commercial, with R-M development to the east, would not adversely affect the multi-family or single-family development to the east.

4. What is the adequacy of facilities and services intended to serve the subject property?

Staff Response: Utilities are located on the surrounding properties, and all have facilities and services that are already available to the area.

Additional Considerations

The request involves only a northerly portion of a larger parcel. The other southerly portion (*with the home*) will remain R-M. Because the land has not been divided, it is not eligible to receive a "double" zoning allowance (*i.e. R-M and C-H*). This is inconsistent with the Zoning Ordinance expectations for Zone Boundaries (*see CZC 12.30.050 – Rules for Locating Zone Boundaries*). Furthermore, a portion of tract of land cannot be created that does not meet lot and frontage requirements of the zone (*in this case a potential land locked remnant tract*). Consequently if the City is amenable to the rezone, the following actions are required to comply with subdivision and zoning regulations:

- (a) Any rezone of the partial area cannot become effective until a division of land is approved by the City.
- (b) A division of land cannot leave a remnant parcel, so such division of the subject tract, to be rezoned, would need to be absorbed into the applicable business lot to the west, as is desired by the petitioner.

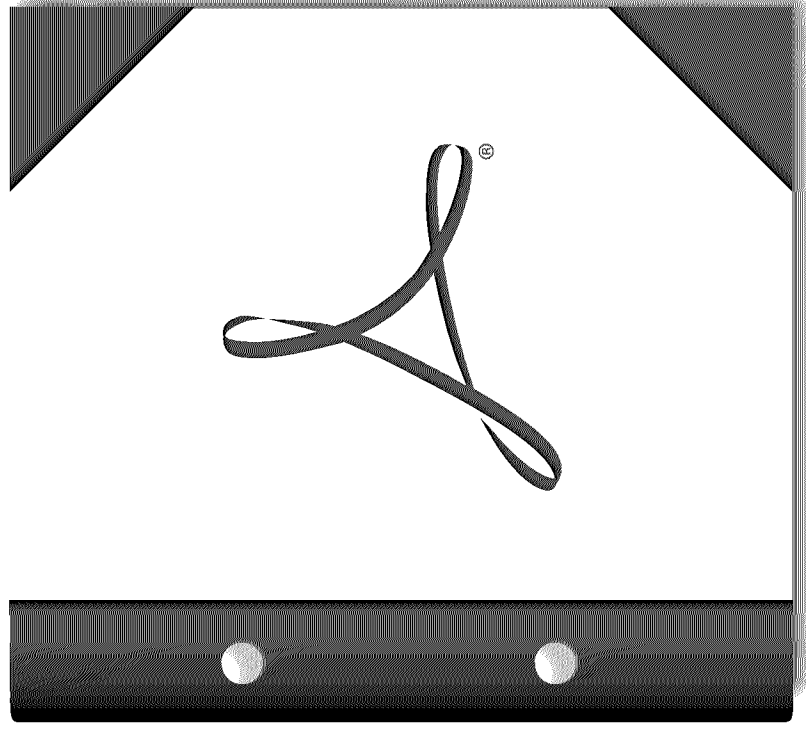
PLANNING STAFF RECOMMENDATION

PROPOSED ACTION: “I hereby make a motion for the Planning Commission to recommend **APPROVAL** of the Zone Map Amendment for a northernly portion of Parcel 03-001-0005, located at 698 West Porter Lane, from Residential Medium (R-M) to Commercial High (C-H), subject to the following requirements:

- (a) Any rezone of the partial area cannot become effective until a division of land is approved by the City.
- (b) A division of land cannot leave a remnant parcel, so such division of the subject tract, to be rezoned, would need to be absorbed into the applicable business lot to the west, as is desired by the petitioner.

Suggested Reasons for the Action (Findings):

1. The Planning Commission has sufficiently reviewed and considered the criteria found in Section CZC 12.21.080.e of the Zoning Ordinance.
2. The Planning Commission finds that the rezone is consistent with the goals of the General Plan, as described in the staff report and the Commission’s findings.
3. The Planning Commission finds that the large parcel, zoned R-M, east of the commercial area and the subject parcel area, appears to be an appropriate defining north/south limit line for expected low to medium residential use buffering Porter area policy expectations.
4. The Planning Commission finds that the R-M development expectation is, by policy, to be the commercial buffer use for the neighborhood. Therefore, rezoning the property to commercial would not adversely affect the multi-family development directly to the east.
5. The Planning Commission finds that the requirements of rezone are directly related to ensure that the rezone action complies with applicable zoning and subdivision regulations adopted by the City.
6. Therefore, the Planning Commission finds that the request for C-M Zoning designation is appropriate.



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1 **PLANNING COMMISSION MINUTES OF MEETING**

2 **Wednesday, June 13, 2018**

3 **7:00 p.m.**

4
5 A quorum being present at Centerville City Hall, 250 North Main Street, Centerville,
6 Utah. The meeting of the Centerville City Planning Commission was called to order at 7:00 p.m.

7
8 **MEMBERS PRESENT**

9 Cheylynn Hayman, Chair

10 Kevin Daly, Vice Chair

11 Kathy Helgesen

12 Kai Hintze

13 Gina Hirst

14 Logan Johnson

15 Becki Wright

16
17 **MEMBERS ABSENT**

18
19 **STAFF PRESENT**

20 Cory Snyder, Community Development Director

21 Lisa Romney, City Attorney

22 Cassie Younger, Assistant Planner

23 Avalon Comly, Recording Secretary

24
25 **STAFF ABSENT**

26
27 **VISITORS**

28 Interested citizens (see attached sign-in sheet)

29
30 **PLEDGE OF ALLEGIANCE**

31
32 **OPENING COMMENT/LEGISLATIVE PRAYER** Commissioner Wright

33
34 **Public Meeting – Conceptual Site Plan & Parking Modification Acceptance:**
35 **Renatus Office Building Addition 1312 W 75 N**

36
37 Cassie Younger, Assistant Planner, reviewed the discussion from the May 23rd, 2018
38 Planning Commission meeting that led to the Conceptual Site Plan & Parking Modification
39 Acceptance to be tabled. Staff had a chance to review new information presented at the last
40 meeting, and believes that the Commission should accept the Conceptual Plan to amend the
41 original Renatus Final Site Plan, including parking modifications and a shared parking
42 agreement with the neighboring Bridge Community Church.

43
44 Chair Hayman asked how long a parking modification lasts. Cory Snyder, Community
45 Development Director, said that the type of parking modification that the applicant requested is
46 "user specific", so that if the owner moved to a different building, the parking modification would
47 no longer be in effect and future owners would need to determine how to handle parking
48 requirements, or request their own "user specific" parking modification.

Commissioner Hintze asked Ms. Younger if there were any limitations of the study done by the applicant, as compared to a parking study done by a professional traffic engineering firm. Ms. Younger responded that she had compared the study that was presented by the applicant to other parking studies done by traffic engineers, and the results were nearly identical to others that had been submitted.

Commissioner Hirst asked if the Planning Commission is opening themselves up to liabilities by not performing a professional study with a traffic engineer. Mr. Snyder explained that the ordinance does not require a professional engineer to perform the study, but requires that the person performing the study check the ITE manual, which the applicant did.

Commissioner Johnson asked whether a parking study is required by ordinance to approve a parking modification and Mr. Snyder confirmed that it is.

Commissioner Wright voiced that she does not feel by accepting the applicant's traffic study, it means that every other non-professional parking study would need to be accepted. What it does mean is that future studies will still be required to meet the requirements of the ordinance, as the applicant did. Ms. Younger added that she feels the applicant's parking study is actually more transparent than some professional traffic engineers' studies.

Dan Holbrook, representative of the contractor building the new addition at the Renatus Office Building, commented that when he did the parking study he made sure that his study was based on the current standard of the industry. He said he was being as fair and blunt as he could and tried to take all potential parking remedies into account.

Commissioner Hirst made a **motion** that the Planning Commission accept the Conceptual Plan to amend the original Renatus Final Site Plan dated September 12, 2014, subject to conditions (1)-(4) below, with reasons for action (a)-(c). Commissioner Daly seconded the motion, which passed by unanimous vote (7-0).

Conditions:

1. The applicant shall submit a Final Site plan meeting the standards of CZC 12.21.110(e).
2. The applicant shall submit architectural elevation and construction plans that comply with the existing building and CZC 12.35.080, Exterior and Architectural Standards in Industrial Zones.
3. A user-specific parking modification for this particular use from the required parking in CZC shall be approved by the Planning Commission at Final Site Plan approval.
4. Screening or outdoor dumpster and trash receptacles meet the standards outlined in CZC 12.51.110.

Reasons for Action:

- a) A complete conceptual site plan application has been submitted [Section 12.21.110(d)(1)]
- b) A conceptual site plan is not intended to permit actual development of property, merely to represent how the property may be developed and does not create any vested rights to develop [Section 12.21.110(d)(5)].
- c) Based on the submittal by the applicant, the Site Amendments have potential to meet the necessary zoning requirements, with modifications.

Public Hearing – Zoning Map Amendment – 698 W Porter Lane

Mr. Snyder presented the applicants petition to acquire the north portion of the subject property located at 698 West Porter Lane and add it to the west commercial property, known as Dave's Auto, for the purpose of expanding the business use and adding parking and another building/shop. The petitioner desired to have a portion of the residential property rezoned to Commercial High. Staff found that the proposed amendment is consistent with the goals, objectives and policies of the City's General Plan, is harmonious with the overall character of the existing development in the vicinity of the subject property, does not adversely affect adjacent properties, and has adequate facilities and services intended to serve the property. One consideration Mr. Snyder presented is that if the City is amenable to the rezone, the land has to be divided and the remnant parcel needs to be absorbed into the applicable business lot to the west, as is desired by the petitioner.

Commissioner Daly asked Mr. Snyder for the dimensions of the lots to be sure all lots would remain within the required minimum dimensions, and none would run the risk of not being able to be developed in future due to their nonconforming size. Mr. Snyder confirmed that all lots would remain within required minimum dimensions or be combined into another larger lot.

Chair Hayman asked where the property is going to be divided. David Bell, applicant, showed the Commissioners the line where the property will be divided on a Google Earth image displayed during the meeting.

Chair Hayman asked if the applicant has any concerns with the rezoning. The applicant said that he does not.

Chair Hayman opened a public hearing at 7:38 p.m. and closed the public hearing seeing that no one wished to comment.

Commissioner Helgesen made a **motion** for the Planning Commission to recommend approval of the Zone Map Amendment for a northerly portion of the Parcel 03-001-0005, located at 698 West Porter Lane, from Residential Medium (R-M) to Commercial High (C-H), subject to requirements (a) and (b) with reasons for the action (1)-(6) below. Commissioner Hirst seconded the motion.

Commissioner Daly requested an amendment to the motion that the Zone Map Amendment for a northerly portion of the Parcel 03-001-0005, located at 698 West Porter Lane, be rezoned from Residential Medium (R-M) to Commercial Very High (C-VH), instead of Commercial High (C-H). Commissioner Johnson seconded the motion. Chair Helgesen agreed to the amendment.

The Commissioners voted upon the amended motion, which passed by unanimous vote (7-0).

Requirements:

- (a) Any rezone of the partial area cannot become effective until a division of land is approved by the City.
- (b) A division of land cannot leave a remnant parcel, so such division of the subject tract, to be rezoned, would need to be absorbed into the applicable business lot to the west, as is desired by the petitioner.

Reasons for the Action:

1. The Planning Commission has sufficiently reviewed and considered the criteria found in Section CZC 12.21.080.e of the Zoning Ordinance.
2. The Planning Commission finds that the rezone is consistent with the goals of the General Plan, as described in the staff report and the Commission's findings.
3. The Planning Commission finds that the large parcel, zoned R-M, east of the commercial area and the subject parcel area, appears to be an appropriate defining north/south limit line for expected low to medium residential use buffering Porter area policy expectations.
4. The Planning Commission finds that the R-M development expectation is, by policy, to be the commercial buffer use for the neighborhood. Therefore, rezoning the property to commercial would not adversely affect the multi-family development directly to the east.
5. The Planning Commission finds that the requirements of rezone are directly related to ensure that the rezone action complies with applicable zoning and subdivision regulations adopted by the City.
6. Therefore, the Planning Commission finds that the request for C-VH Zoning designation is appropriate.

Discussion – West Centerville Plan Summary and Update

Chair Hayman asked Mr. Snyder how many people were on the Oversight Committee for the West Centerville Neighborhood Plan Update of 2015/15. Mr. Snyder said he thought there were 10 people on the committee. These 10 peoples were made up of Planning Commissioners, a City Council member, a citizen and a City Council member from the West Bountiful community. Chair Hayman asked whether the West Centerville Neighborhood Plan Update of 2014/15 was something that the City Council had requested. Mr. Snyder said that it was initiated by the City Council and explained that it was supported politically, and partially driven by the desire to add a UTA transit stop on the West side, to keep transit stops out of the east side of the City. But there was resistance from the West Bountiful neighborhood, the transit stop was pulled from the proposal, and a landowner in West Centerville revealed that he had been planning to sell his land to Mercedes, and as such, the Plan was not passed. At the time the Plan was rejected, City Council members commented that they hoped to continue discussion of the West Centerville Neighborhood Plan, but it was hard to "re-ignite the movement."

Commissioner Johnson said that he was on the Oversight Committee, and he felt that the West Centerville Neighborhood Plan was initially progressing well, but agreed with Mr. Snyder's summation of why the West Centerville Neighborhood Plan did not pass. He said that he feels the City Council does not see multi-family uses as the best use of the area at this point, and so these should not be included in future West Centerville Neighborhood Plans.

Chair Hayman reviewed the Parrish-Legacy Mixed Use Preferred Scenario that was included in the packet. She said that the thing that struck her looking at the map is that the area is very built out at this point, compared to how it was during the original discussions of the West Centerville Plan. Commissioner Wright agreed and added that if the Commissioners try to plan for the West Centerville Neighborhood at this point, the Plan would need to be completely different.

Commissioner Hirst commented that the type of development that is to continue in West Centerville needs to be decided upon as part of a plan, or there will continue to be development

1 in the area that is not quite what the Commissioners may be hoping for. Mr. Snyder reviewed
2 what is currently developed in the area.

3
4 Commissioner Hintze asked what the liabilities are of the multi-family housing that's
5 been built in the West Centerville Neighborhood in terms of consequences to future planning in
6 the area. Mr. Snyder said that isolating multi-family residential development creates lack of
7 synergy in the area, and lack of synergy creates deterioration in the area. That is why it was
8 important in the original West Centerville Neighborhood Plan to create a significant
9 neighborhood around the multi-family housing. Mr. Snyder explained that if the multi-family
10 housing had more than 100 units a professional property management company would manage
11 the community which would improve the neighborhood. Commissioner Johnson commented
12 that there was concern with increasing the density of the multi-family housing because the area
13 is a high-crime area and traffic would be increased getting on and off I-15 in the area. Mr.
14 Snyder clarified that studies had shown that the crime rate per unit was the same per unit in a
15 neighborhood of single-family homes, and that an added interchange could be approved by
16 UDOT if the density was higher in the area.

17
18 Commissioner Daly asked about the viability of an overpass at Porter Lane over the
19 freeway, as had been mentioned in the report. Mr. Snyder said that it would be unlikely that
20 UDOT would fund the project, but that it would fit if the money was there. He also mentioned
21 there would be consequences on the east side particularly at Frontage Rd. and said that the
22 single-point interchange with its tie-over to Frontage Lane would most likely be a higher priority
23 than the fly-over at Porter Lane.

24
25 Commissioner Johnson said he would like to look at how to complement the existing
26 uses in the area, and how to spur the redevelopment of the Trinity/Syro Steel site. He would
27 also like to look at what helps the City, in terms of tax revenue.

28
29 Commissioner Hintze asked what the occupancy is of the current housing on the West
30 side of Centerville. Mr. Snyder said the current multi-family housing is nearly 100% occupied.
31 Commissioner Johnson reported that the rental rates are going up quarterly in that area.
32 Commissioner Wright said it is important to keep in mind when thinking about this plan that
33 specific amounts of affordable housing need to be offered in the area.

34
35 Chair Hintze asked if there is a plan for development west of Legacy. Commissioner
36 Wright said that the area has wetlands and it is not a safe place to build. Mr. Snyder said that
37 2500 acres, many of which are west of Legacy, have been transferred to the Nature
38 Conservancy.

39
40 Chair Hayman said she feels there is still some opportunity in West Centerville, but that
41 it should not be the Commissioners' highest priority at this time. Commissioner Johnson
42 suggested staff be directed to look at the issues he mentioned above, with a completely open
43 timeline to report back to the Planning Commission. Commissioner Wright asked that staff also
44 consider the service needs of the area. Chair Hayman agreed with those directions, and
45 concurred with Commissioner Johnson that staff should be given a completely open timeline on
46 considering these questions.

47
48 **Discussion – Main Street Table of Uses Upcoming Amendment Process**

49
50 Ms. Younger discussed a process and timeline for amending the table of uses for Main
51 Street (Commercial Medium Zones). This process would include further noticing, including
52 mailer notices that would explain why the Council and Commission have decided to move
53 forward with these amendments and include specifics about which uses are possibly changing

1 and which are remaining the same. The mailers would also include a comprehensive definition
2 and explanation of "Conditional Use Permit" and how it differs from "Permitted" use, and state
3 the date of the first public hearing with a note that no decision will be made at the first meeting.
4 A possible public survey was suggested, but Mr. Snyder expressed concerns about conducting
5 a public survey if it was not well understood how survey results would be acted upon.
6

7 Commissioner Johnson agreed that no survey should be done, as this should be a
8 legislative decision. Chair Hayman commented that she feels the City Council wants a lot of
9 transparency with the public and that they do not want to do something that the public is not
10 comfortable with. She suggested a webpage where the public can comment on specific uses
11 that they do not want to see changed. Commissioner Daly suggested that a public forum should
12 also be held before the meeting. Commissioner Helgesen said that no matter what is done,
13 only a certain group of people will respond. She suggested putting out a paper copy of what is
14 on the website to reach more people who might not be online, perhaps in the newsletter.
15 Commissioner Wright agreed with Commissioner Helgesen that a paper copy of what will be
16 included on the webpage needs to be circulated for those who do not use electronic devices.
17 She also agrees with Commissioner Johnson that if there is nothing that will be done with
18 survey results, there is no purpose in doing a survey. Commissioner Hintze voiced that he does
19 think it is a good idea to do a survey. Chair Hayman said that the more channels to gather
20 public comment that the Planning Commission provides, the more likely the City Council is to
21 approve the Table of Uses.
22

23 Chair Hayman agreed with all of staff's suggestions on the process checklist included
24 with the staff report, and also wants information about the proposed changes to the Main Street
25 Table of Uses to be included in the newsletter. She also would like to see a separate meeting
26 held for property owners on Main Street. Ms. Younger asked if that would happen before the
27 open public forum, or after. Chair Hayman and Commissioner Hintze voiced that they feel the
28 property owner meeting should be done after the public open forum so that they could address
29 concerns the public had raised previously. Commissioner Wright and Commissioner Hirst
30 suggested doing the meeting for the property owners before the rest of the general public so
31 that they could feel consulted early in the process.
32

33 Commissioner Johnson asked, since this lengthy public process is going to be embarked
34 upon, if more could be tackled than the Main Street Table of Uses changes. Chair Hayman
35 says she does not feel the City Council is ready to do more than change the Table of Uses at
36 this time. Ms. Younger commented that at the property owners' forum some other ideas for Main
37 Street Changes on the horizon could be discussed to get preliminary feedback from the public
38 on that as well. Chair Hayman asked staff to remind her to do that.
39

40 Chair Hayman directed staff to move forward with the process checklist provided, adding
41 to that checklist that a paper version of the proposed Main Street Table of Use changes will be
42 included in the newsletter, and a meeting will be set up with property owners as well. She also
43 asked that staff develop and present to the Planning Commission a proposed webpage. Mr.
44 Snyder said that staff can also create a program of publications to show to the Planning
45 Commission, along with a preliminary schedule, and list of uses that will be included in the
46 program, and then send it to the City Council for comments before moving forward. He said that
47 staff will try to get that back to the Planning Commission by the next Planning Commission
48 meeting.
49
50
51
52
53

MINUTES REVIEW AND ACCEPTANCE

The minutes of the May 23rd meeting were reviewed and amendments suggested. Commissioner Wright made a **motion** to accept as amended. Commissioner Hirst seconded the motion which passed unanimously (7-0).

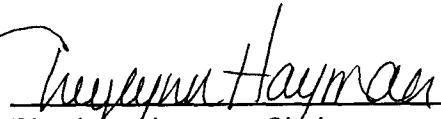
COMMUNITY DEVELOPMENT DIRECTOR'S REPORT

The next Planning Commission meeting is scheduled for June 27, 2018.

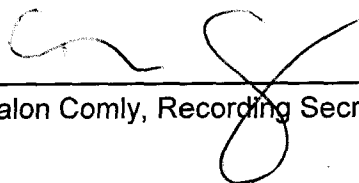
Mr. Snyder discussed recent decisions made in the City Council.

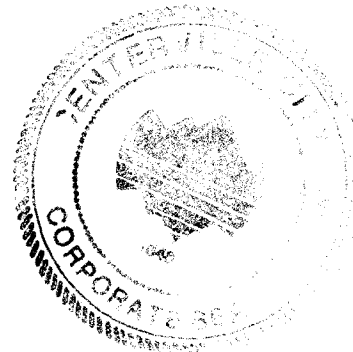
ADJOURNMENT

At 8:52 p.m. Chair Hayman made a **motion** to adjourn. Commissioner Helgesen seconded the motion which passed unanimously (7-0).


Cheylynn Hayman, Chair

7-2-18
Date Approved


Avalon Comly, Recording Secretary



**CENTERVILLE
CITY COUNCIL
Staff Backup Report
7/17/2018**

Item No. 3.

Short Title: Public Hearing - Zoning Code Amendment - CZC 12.55.110 - Fence and Wall Heights

Initiated By: City Council

Scheduled Time: 7:20

SUBJECT

Consider the proposed Zoning Code Amendments to CZC 12.55.110 regarding fence and wall height allowances in various zones.

RECOMMENDATION

There is no Staff Recommendation on this matter. Refer to Staff Transmittal Report for the Planning Commission recommendation of denial.

BACKGROUND

On June 27, 2018, the Planning Commission reviewed the proposed Zoning Code Amendments to CZC 12.55.110 regarding fence and wall heights in various zones. After three different motions on the matter, the Planning Commission voted to recommend denial of the proposed Zoning Code Amendments by a vote of 3-2. The Staff Transmittal Report for this matter is attached.

ATTACHMENTS:

Description

- CC Transmittal Report Fence Height Amendments
- Ordinance No. 2018-17 - Fences and Walls
- 06-27-2018 PC Staff Report Fences and Walls
- 6-27-18 Planning Commission Preliminary Minutes

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

CITY COUNCIL TRANSMITTAL REPORT

APPLICANT: **CENTERVILLE CITY COUNCIL
c/o MAYOR CLARK WILKINSON
250 NORTH MAIN STREET
CENTERVILLE CITY, UT 84014**

APPLICATION: **ZONING ORDINANCE TEXT AMENDMENT**

APPLICANT REQUEST: **AMEND THE ZONING CODE TO ALLOW ADDITIONAL
FENCING HEIGHTS – CZC 12.55 SUPPLEMENTARY
DEVELOPMENT STANDARDS**

PC RECOMMENDATION: **KEEP ORDINANCE AS ADOPTED (*DENIAL OF ANY
AMENDMENTS*)**

BACKGROUND

The City Council recently received the Planning Commission's May 2018 recommendation regarding "fencing heights." At the Council Meeting, the Council remanded the matter back to the Planning Commission to reconsider the recommendation, as described below:

Councilman McEwan made a motion to remand the issue back to the Planning Commission, with direction to staff to add language to incorporate buffering between agricultural, residential, and commercial zones through physical barriers. Councilwoman Mecham seconded the motion, which passed by unanimous vote (5- 0).

SUMMARY OF THE PLANNING COMMISSION DEBATE

Below is a summary of the debate points discussed by the Planning Commission:

- As the request of the Commission, they reviewed some Staff provided examples of previous conflicts between land use districts and some members pointed out that these previous conflicts involved noise, odors, parking and secondary access for fire services, which do not appear to be conflicts that would have been addressed by adding an additional 2 feet of fence between the properties.
- A Commissioner expressed concerns with making this amendment to an entire citywide zoning ordinance, just to address one isolated case. This Commissioner also expressed

that the City has gone decades without needing to add additional height to fences to address issues of this nature and questioned whether an additional 2 feet of fence height would really address the concerns raised, with regards to horse dander, odor, and noises.

- A Commissioner encouraged the Planning Commission to adopt the changes that staff has recommended and expressed that it should not even limit this amendment to boundaries between two differing zones where the higher intensity zone is missing the buffering element but give all property owners the right to build a taller fence if they wish to.
- A Commissioner encouraged the City Council to examine whether there have been historical problems that could have been addressed by adding the 2-foot fence height, and if so, to what degree. It was this Commissioner's position that it has not been a historical problem that has come up over and over again and appears to involve potentially 2 isolated incidences.
- A Commissioner expressed being comfortable with passing the zoning amendment without the verbiage about allowing taller fencing between A-L and R-L Zones, for it would create consistency in the City, as it would allow citizens with missing buffers between properties of higher and lower intensities to have the same rights to a buffer that others with newer properties currently enjoy.

PLANNING COMMISSION RECOMMENDATION

On June 27, 2018, the Centerville Planning Commission received the remand from the City Council, reviewed the planning staff report, held a public hearing, made a motion to ***RECOMMEND DENIAL (3-2)*** of the proposed Zone Text Amendments for the various reasons debated by the Commission at the meeting.

Commissioner	Yes	No	Not Present
Hayman (Chair)	X		
Hirst	X		
Johnson		X	
Daly			X
Hintze			X
Wright		X	
Helgesen	X		

ORDINANCE NO. 2018-17

AN ORDINANCE AMENDING SECTION 12.55.110 OF THE CENTERVILLE ZONING CODE REGARDING FENCES AND WALLS IN VARIOUS ZONES

WHEREAS, the City Council desires to amend Section 12.55.110 of the Zoning Code to allow additional fencing heights in various zones for buffering purposes as more particularly set forth herein; and

WHEREAS, the proposed amendments to the Zoning Code regarding additional fencing heights in various zones have been reviewed by the Planning Commission with a recommendation of denial to the City Council; and

WHEREAS, City Council has determined that the proposed amendments to the Zoning Code to allow additional fencing heights in various zones are in the best interest of the City and the public and will provide additional buffering opportunities between properties of varying zones and intensities; and

WHEREAS, the proposed amendments to the Zoning Code as set forth herein have been reviewed by the Planning Commission and the City Council and all appropriate public notices have been provided and appropriate public hearings have been held in accordance with Utah law to obtain public input regarding the proposed revisions to the Zoning Code.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF CENTERVILLE CITY, STATE OF UTAH, AS FOLLOWS:

Section 1. Amendment. Subsection 12.55.110 of the Centerville Zoning Code regarding Fences and Walls is hereby amended to read in its entirety as follows:

12.55.110 Fences and Walls

- (a) Height of Fences and Walls. No fence, wall or other similar structure exceeding six feet in height shall be erected in any rear or side yard except for accessory buildings and structures permitted by this Title, except as provided below.
 - (1) When a difference in grade exists on either side of a fence or wall, the height of the fence or wall shall be measured from:
 - (A) The average elevation of the finished grade of adjoining properties at the fence line; or
 - (B) If excavated or filled, the native elevation.
 - (2) No fence need be less than 48 inches in height.
 - (3) The Planning Commission may approve a fence, wall or similar structure not to exceed 10 feet in a rear area or side yard in the A-M, R-M, R-H, C-M, C-H, C-VH, I-H, I-VH, PF-L, PF-M, PF-H, or PF-VH zones as part of

a site plan review, or amended site plan, with the findings by the Planning Commission that is to be a benefit to the surrounding properties and/or help to buffer the use, and is in the City's best interest.

- (4) The Zoning Administrator may approve a fence, wall or similar structure not to exceed a height of 8 feet, as a buffering element, where a differing zone district boundary is present. Such fence shall be subject to the following:
 - (A) A "permitted use" application shall be submitted to the City for any fence higher than 6 feet.
 - (B) The increased height placement shall be limited to placement or location along a zone district boundary between two differing zones, when and where there is a difference in zone intensity and the higher intensity zone is missing the buffering element of CZC 12.51.070 or between any A-L and R-L Zone boundary.
 - (C) In no case shall the increased height be placed, located, or extended into any front yard or street side yard setback requirement of any zone.
 - (D) Where utility easements are present, the "permitted use" request shall comply with CZC 12.55.100 Easements.
 - (E) All fencing above 6 feet in height shall comply with any or all applicable building code regulations and/or shall meet the adopted applicable wind loading regulations.
- (5) South side of Porter Lane, from 400 West to Main Street. For all legally approved rear yard fronting lots along the creek channel, the fence height shall not exceed eight feet in height along the rear yard lot line.
- (b) Fences in Front Yard and Street Side Yard. No fence or wall or other similar structure exceeding 48 inches in height shall be erected within a front yard or a street side yard.

Section 2. Findings. The City Council makes the following findings regarding the Zoning Code Amendments adopted herein:

- (a) The City Council finds that the proposed amendments do not conflict with the policies of the City's General Plan.
- (b) The City Council finds that the fence height buffering increases privacy for lower intensity zones, where the standard required buffer of the higher intensity is missing.
- (c) The City Council finds that fence buffer between the A-L and R-L Zoning Districts improves buffering from adjacent potential intrusive A-L uses (*e.g. large farm animals, noise, visual esthetics, etc.*)

- (d) The City Council finds that a higher fence is an optional screening element to the use of vegetation and plantings, which can be more intrusive (*e.g. tree limbs hanging over property lines*) in smaller side yard/rear yard setback areas of residential style development.
- (e) The City Council finds that the proposed amendments meet the approval standards set forth in CZC 12.21.080(e).

Section 3. Severability. If any section, part or provision of this Ordinance is held invalid or unenforceable by a court of competent jurisdiction, such invalidity or unenforceability shall not affect any other portion of this Ordinance, and all sections, parts and provisions of this Ordinance shall be severable.

Section 4. Omission Not a Waiver. The omission to specify or enumerate in this ordinance those provisions of general law applicable to all cities shall not be construed as a waiver of the benefits of any such provisions.

Section 5. Effective Date. This Ordinance shall become effective immediately upon publication or posting, or thirty (30) days after passage, whichever occurs first.

PASSED AND ADOPTED BY THE CITY COUNCIL OF CENTERVILLE CITY, STATE OF UTAH, ON THIS 17th DAY OF JULY, 2018.

ATTEST:

CENTERVILLE CITY

Mackenzie Wood, City Recorder

By: _____
Mayor Clark A. Wilkinson

Voting by the City Council:

	“AYE”	“NAY”
Councilmember Fillmore	_____	_____
Councilmember Ince	_____	_____
Councilmember Ivie	_____	_____
Councilmember McEwan	_____	_____
Councilmember Mecham	_____	_____

CERTIFICATE OF PASSAGE AND PUBLICATION OR POSTING

According to the provisions of the U.C.A. § 10-3-713, as amended, I, the municipal recorder of Centerville City, hereby certify that foregoing ordinance was duly passed by the City Council and published, or posted at: (1) 250 North Main; (2) 655 North 1250 West; and (3) RB's Gas Station, on the foregoing referenced dates.

MACKENZIE WOOD, City Recorder

DATE: _____

RECORDED this ____ day of _____, 2018.

PUBLISHED OR POSTED this ____ of _____, 2018.

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

**PLANNING STAFF REPORT
AGENDA ITEM 3**

APPLICANT: **CENTERVILLE CITY COUNCIL
c/o MAYOR CLARK WILKINSON
250 NORTH MAIN STREET
CENTERVILLE CITY, UT 84014**

APPLICATION: **ZONING ORDINANCE TEXT AMENDMENT**

APPLICANT REQUEST: **AMEND THE ZONING CODE TO ALLOW ADDITIONAL
FENCING HEIGHTS – CZC 12.55 SUPPLEMENTARY
DEVELOPMENT STANDARDS**

STAFF RECOMMENDATION: **CONSIDER A SECOND RECOMMENDATION
ALTERNATIVE FOR THE CITY COUNCIL**

BACKGROUND

The City Council recently received the Planning Commission's May 2018 recommendation regarding "fencing heights." At the Council Meeting, the Council remanded the matter back to the Planning Commission to reconsider the recommendation, as described below:

Councilman McEwan made a motion to remand the issue back to the Planning Commission, with direction to staff to add language to incorporate buffering between agricultural, residential, and commercial zones through physical barriers. Councilwoman Mecham seconded the motion, which passed by unanimous vote (5- 0).

SUMMARY OF PAST CONFLICTS BETWEEN LAND USES

The Planning Commission was informed of the Council's remand at the last Commission Meeting. As requested by the Planning Commission in that meeting, below is a summary of previous conflicts (*impromptu for this report*) between land use zoning districts:

- **Investment Auto Sales** – Formally known as Greg's Auto and later Best Buy Auto, This former auto sales use is located on Main Street. The conflicts seem to center around outside/inside repair (*noise*) and the off-loading of autos on the public streets (*traffic concerns*) next to the residential area located on the east side of the street.
- **Former Site of Dominos Pizza/Jade Hill** – These uses are located on Main Street (*former 7-11 Store*). The conflicts seemed to center around the rear building kitchen

exhaust port (*odors*), the HVAC unit (*noise*), and general use of the property that affect the residential property directly east.

- **Pitt Dental Building/Pineae Gardens** – These current and former uses are/were located along Main Street. The conflict seemed to be centered around inadequate parking for the dental use building (e.g. *using on-street parking into the neighborhood*). At a later date, a shared parking for the garden center use, to the south, was required when Pineae Gardens was approved. It is staff's understanding this situation likely precipitated the change to increase office parking to 5/1000 in 2003.
- **Riviera Townhomes** – This multi-family development is located on Main Street. The conflict seemed to center around the secondary access, specifically for fire service. The lane is private and is shared between the commercial user in the front and the residents of the development behind.
- **WalMart Center Development** – During the use approval process, Country Cottages raised concerns about the development being too close to the residential buildings (*lights and noise from the parking lot*). WalMart responded and deeded 10 additional feet to the HOA of Country Cottages and then still installed the required buffer between the two developments, nearly doubling the buffering separation.
- **Woods Park Subdivision** – During the approval process of this single-family development, the owners of agricultural uses were concerned about potential future complaints about the cows, goats, and pigs. The developer responded and placed a note of the subdivision plat that recognized the adjacent agricultural operations and all owners purchasing lots "accepted any annoyance or inconvenience due to such agricultural operations."
- **Reading Elementary Cell Tower** – Davis County School District entered into agreements with the District to lease school properties for installing Cell Tower Facilities. The concerns raised were mainly the height of the pole facility. However, the City requires the owners of cell towers having heights greater than the permitted 60 feet height (*w/ 100-foot CUP cap*) to co-locate other cell antennas to reduce the overall demand for cell tower coverage. Also, where feasible, cell companies are to use stealth designs, attached to buildings in a "service area" that is deficient in cell coverage.
- **Miscellaneous Use Enforcement Complaints** – Chicken/dog runs at property lines, Overhanging tree branches, Fowl other than chickens, Parking in front of other persons homes, Cars blocking sideways when parked, Overspray from neighbors sprinklers, Feral cats/catteries, Weeds/yard maintenance, Junk & debris including junk cars, Fencing too high (6' instead of 4' on front yards), Sight tri-angle violations, temporary sign violations, having too many or unapproved farm animals, and other similar use complaints.

STAFF RECOMMENDED PLANNING COMMISSION ACTION

Although typically, the more intense zone is required to provide a buffer next to a lower intensity zone district, there are cases where the buffer is missing (*likely a non-conforming situation*). Therefore, the Planning Staff believes that an adjacent owner of a lower intensity zone, should have the option to construct a substitute buffer to a higher intensity use zone, if the standard regulatory buffer is missing. Most archetypical buffers are between commercial & residential districts and have been extend, by ordinance, to buffering multi-family from single-family.

Nevertheless, to place a buffer between two (2) low intensity (*as defined by the City's General Plan*) residential districts (A-L to R-L) is somewhat unusual. On the other hand, the A-L does permit the keeping of farm animals, which can be intrusive to typical suburban single-family development.

If the Commission so desires, below are the suggested text amendments and finding that the Commission may use, if the Commission desires,

[Amendments in Red] 12.55.110 Fences and Walls

(a) Height of Fences and Walls. No fence, wall or other similar structure exceeding six feet in height shall be erected in any rear or side yard except for accessory buildings and structures permitted by this Title, except as provided below.

1. When a difference in grade exists on either side of a fence or wall, the height of the fence or wall shall be measured from:
 - (A) The average elevation of the finished grade of adjoining properties at the fence line; or
 - (B) If excavated or filled, the native elevation.
2. No fence need be less than 48 inches in height.
3. The Planning Commission may approve a fence, wall or similar structure not to exceed 10 feet in a rear area or side yard in the A-M, R-M, R-H, C-M, C-H, C-VH, I-H, I-VH, PF-L, PF-M, PF-H, or PF-VH zones as part of a site plan review, or amended site plan, with the findings by the Planning Commission that is to be a benefit to the surrounding properties and/or help to buffer the use, and is in the City's best interest.
4. The Zoning Administrator may approve a fence, wall or similar structure not to exceed a height of 8-feet, as a buffering element, where a differing zone district boundary is present. Such fence shall be subject to the following:
 - (A) A "permitted use" application shall be submitted to the City for any fence higher than 6 feet.
 - (B) The increased height placement shall be limited to placement or location along a zone district boundary between two differing zones, when and where the higher intensity zone is missing the buffering element of CZC 12.51.070 or between any A-L and R-L Zone Boundary.
 - (C) In no case shall the increased height be placed, located, or extended into any front yard or street side yard setback requirement of any zone.
 - (D) Where utility easements are present, the "permitted use" request shall comply with CZC 12.55.100 Easements.
 - (E) All fencing above 6-feet in height shall comply with any or all applicable building code regulations and/or shall meet the adopted applicable wind loading regulations.

5. South side of Porter Lane, from 400 West to Main Street. For all legally approved rear yard fronting lots along the creek channel, the fence height shall not exceed eight feet in height along the rear yard lot line.
- (b) Fences in Front Yard and Street Side Yard. No fence or wall or other similar structure exceeding 48 inches in height shall be erected within a front yard or a street side yard.

Suggested findings to recommend APPROVAL

- (a) The Planning Commission finds that the proposed amendment does not conflict with the policies of the City's General Plan.
- (b) The Planning Commission finds that the fence height buffering increases privacy for lower intensity zones, where the standard required buffer of the higher intensity is missing.
- (c) The Planning Commission finds that fence buffer between the A-L and R-L Zoning Districts improves buffering from adjacent potential intrusive A-L uses (*e.g. large farm animals, noise, visual esthetics, etc.*)
- (d) The Planning Commission finds that a higher fence is an optional screening element to the use of vegetation and plantings, which can be more intrusive (*e.g. tree limbs hanging over property lines*) in smaller side yard/rear yard setback areas of residential style development.

*** NOTE - 12.55.100 Easements**

1. *Acknowledgment Required. No dwelling, main building, or permanent accessory building shall be located within a recorded easement area unless the property owner either produces evidence satisfactory to the City Attorney that the easement has been abandoned, or executes a recordable document, in a form approved by the City Attorney, acknowledging that notwithstanding apparent abandonment of the easement, the structure may be subject to the superior interest of the easement holder and may be required to be relocated at the property owner's expense to accommodate such interest.*
2. *Location. Any structure in an easement area shall be located pursuant to the setback and other applicable requirements of this Title.*
3. *No Change in Legal Rights. Nothing in this Section is intended to expand or restrict the rights or obligations of any party to any recorded easement.*

PLANNING COMMISSION MINUTES OF MEETING**Wednesday, June 27, 2018****7:00 p.m.**

A quorum being present at Centerville City Hall, 250 North Main Street, Centerville, Utah. The meeting of the Centerville City Planning Commission was called to order at 7:00 p.m.

MEMBERS PRESENT

Cheylynn Hayman, Chair
Kathy Helgesen
Gina Hirst
Logan Johnson
Becki Wright

MEMBERS ABSENT

Kai Hintze
Kevin Daly, Vice Chair

STAFF PRESENT

Cory Snyder, Community Development Director
Lisa Romney, City Attorney
Cassie Younger, Assistant Planner
Avalon Comly, Recording Secretary

STAFF ABSENT**VISITORS**

Interested citizens (see attached sign-in sheet)

PLEDGE OF ALLEGIANCE**OPENING COMMENT/LEGISLATIVE PRAYER** Chair Hayman**PUBLIC HEARING – CONCEPTUAL SITE PLAN – DAVE ROBERTS
OFFICE/STORAGE BUILDING AT 603 SOUTH 800 WEST**

Cory Snyder, Community Development Director explained that the applicant received a conceptual site plan approval in 2010 for the subject property, but the development was not pursued and the conceptual site plan acceptance expired a year later. The applicant is seeking to gain acceptance again to develop some flex-use space. The Development Review Committee has reviewed the plans and deemed the application sufficiently complete in order for the Commission to consider the conceptual acceptance. Mr. Snyder did mention that in order for the proposed development to fit with the Community Plan for the area and be synergized with the retail appearance of the area, there may be some design elements required. Also, parking would need to be studied further to ensure that it is adequate for the most aggressive use that may be selected for this flex use building.

The applicant, Dave Roberts, declined to speak.

1 Chair Hayman opened the matter for a public hearing at 7:12 p.m. and closed the
2 hearing, seeing that no one wished to comment.

3
4 Commissioner Wright asked how the area in which the property is located is zoned, and
5 how this would affect the application. Mr. Snyder referenced that the area is zoned C-VH, and
6 thus there would be some commercial retail development aesthetics required in order for the
7 subject property to fit more with the surrounding community.

8
9 Commissioner Johnson asked about the part in the General Plan that states that future
10 commercial development in the area should be for retail type uses, and asked how this would
11 impact the review of the conceptual site plan. Mr. Snyder clarified that all developments have to
12 look to the General Plan for design guidelines. In this case there are not strict design guidelines
13 in the area and the Planning Commissioners will need to decide if the use that has been applied
14 for would suffice.

15
16 Commissioner Hirst made a **motion** for the Planning Commission to accept the
17 conceptual site plan for the Roberts Frontage Road Building, located at 603 South 800 West,
18 with conditions (1)-(14) below, and for reasons (a) and (b). Commissioner Wright seconded the
19 motion.

20
21 Commissioner Johnson commented that he is inclined to vote for approval of the
22 conceptual plan, but because of the ambiguity in the General Plan he would be inclined to be
23 more lenient with regard to the required design elements. Chair Hayman asked Commissioner
24 Johnson if he would like to see any changes in the General Plan to clear up ambiguity. He
25 expressed he is not inclined to change it.

26
27 Commissioner Wright commented that she feels that the General Plan should always be
28 looked to and used as the basis for making long-term planning decisions about developments,
29 and for this reason she feels that the development should be approved.

30
31 The motion passed unanimously (5-0).

32
33 Conditions:

- 34
35 1. All fees shall be paid.
36 2. The applicant shall submit a final site plan application meeting the standards found in
37 Section 12-21-110(e) of the Ordinance.
38 3. The final site plan shall indicate the exact proposal for the building to be constructed
39 with regards to:
40 a. Final building height
41 b. Final building uses, including percentage of individual uses such as
42 office/retail and repair/service
43 c. Provide Building Elevations for final exterior design; including color and
44 material. The applicant shall address the goals of the General Plan in regard
45 to desired retail use when designing the building and use of architectural
46 materials.
47 4. The site grading plan shall depict the final fill level and how it will be compacted in
48 preparation for building and parking lot construction.
49 5. New curb, gutter, and sidewalk along the Frontage Road shall be shown on the final
50 site plan to be constructed meeting all City standards.
51 6. The applicant shall coordinate the construction plans with the City Engineer, Public
52 Works Director, and secondary water provider with regards to bringing adequate

- 1 culinary and secondary water lines to the property, including any fire hydrants
- 2 required by the South Davis Fire Marshal.
- 3 7. The final site plan shall depict all necessary public utility easements with 10 feet
- 4 along the Frontage Road, and seven feet on the other two sides.
- 5 8. A landscaping plan shall be prepared and submitted to City Staff as part of the final
- 6 site plan submittal. This landscaping plan shall address the applicable requirements
- 7 found in Chapter 12-51. The landscaping plans shall include the following:
- 8 a. Percentage of parking lot landscaping
- 9 b. Detail the plant types to be installed
- 10 c. A listing of the total number of trees and shrubs to be found on site
- 11 d. Maintain a clear view around driveways, meeting the criteria in CZC
- 12 12.55.230(a)
- 13 e. 50% of the building/foundation facing the Frontage Road shall be landscaped
- 14 9. Additional dumpster screening detail shall be shown on the final site plan indicating
- 15 height, material and color of the dumpster enclosure.
- 16 10. All roof mounted and wall mounted equipment shall be properly screened from view
- 17 from a public street and is to be shown on the final site plan.
- 18 11. A lighting plan shall be provided with the final site plan.
- 19 12. Proposed signage type shall be depicted on the final site plan, meeting the criteria
- 20 found in Chapter 12-54 of the Zoning Ordinance.
- 21 13. The final site plan shall depict detail regarding the onsite billboard including, height,
- 22 size, distance from the property lines and building
- 23 14. All required Utility Provider sheets and a current title report shall be submitted as part
- 24 of the final site plan application submittal.

25
26 Reasons for the Action:

- 27
- 28 (a) The Planning Commission finds that the applicant has clearly shown how the
- 29 property may be developed [see CZC 12.21.110.d.2].
- 30 (b) The Planning Commission finds that with the acceptance directives, the applicant
- 31 may proceed to prepare and submit a final site plan application [see CZC 12.21.110].
- 32

33 **PUBLIC HEARING – PARKING MODIFICATION – FAKTORY OFFICE BUILDING –**

34 **704 W PORTER LANE**

35

36 Cassie Younger, Assistant Planner, explained that Faktory, an advertising agency,

37 previously shared the office building with All Seasons Pool & Spa but that All Seasons has

38 relocated and Faktory would like to occupy the entire building. The entire building would then

39 be an office building and for the square footage of the building, 46 parking stalls would normally

40 be required. The building currently only has 33 stalls, and Faktory does not wish to expand the

41 amount of parking on the property. Faktory had a professional parking study conducted and it

42 showed that within 2-3 years they would still only be in a deficit of 3 parking spaces, if they

43 remained at the 33 stalls that are currently available. The applicant has said that they would

44 incentivize carpooling, alternate modes of transportation and create flex scheduling to ensure

45 that not all of the parking spaces would need to be utilized at once. In the event that the 3 extra

46 stalls are needed, the owner of the property next door has agreed to enter into a shared parking

47 agreement for those 3 stalls. As such, Staff recommends approval of the parking modification

48 for Faktory Office Building.

49

50 Chair Hayman asked whether the requested parking modification is user-specific, so that

51 if the nature of the building or its ownership were to change, parking could be re-addressed.

52 Ms. Younger replied that this parking modification would be user-specific.

53

Commissioner Johnson asked where condition 4 (below) came from, and Ms. Younger said this was something that the applicant had included in their parking study, although it is not really enforceable.

Chair Hayman asked why we require 5 parking spaces per 1,000 s.f. for office uses and continuously require applicants to request parking modifications, when many cities in the area only require 4 parking spaces per 1,000 s.f. Mr. Snyder replied that he agrees that in certain circumstances 5 parking spaces per 1,000 s.f. is more than is really required, but that the 5 spaces per 1,000 s.f. requirement was historically an attempt to address parking issues on Main Street. He explained that it would be hard to change the parking requirements for office uses, as there are different types of office uses that may require upwards of 5 parking spaces per 1,000 s.f., such as medical offices, and others that would likely require less than 4 parking spaces per 1,000 s.f. Mr. Snyder suggested ways to reevaluate the parking requirements by type of office use, and Chair Hayman replied that she would like to work on clarifying these parking requirements.

Brian Markham, one of the 2 owners of Faktory, addressed the Planning Commission. He said that very few clients ever visit the office, and that the parking would only be used for employees. He also said that there are not currently 37 employees and it would take several years to get to that point and be in need of the 3 additional parking spaces.

Chair Hayman asked the applicant how they plan to incentivize employees to utilize alternative forms of transportation to get to work. Applicant responded that there are many employees who live close to Faktory, so they are looking at adding bike racks. He also said they have asked their controller to find ways that they can provide bus transportation, or FrontRunner vouchers for employees to utilize public transit. Chair Hayman expressed that she feels this is very commendable.

Chair Hayman opened the matter for public hearing at 7:31 p.m., and closed the hearing seeing that no one wished to comment.

Commissioner Wright made a **motion** for the Planning Commission to approve the Parking Modification for Faktory Office Building at 704 W Porter Lane with conditions (1)-(4) and reasons for action (1)-(3) below, Commissioner Helgesen seconded the motion, which passed unanimously (5-0).

Conditions:

1. This modification is only for Faktory, Inc, and is not transferable to another location or another user at this location.
2. This site shall maintain all 33 current parking stalls and not go below this number of parking stalls on site.
3. The employee count shall not exceed 37; if so, as based upon the Business License renewed annually, this Parking Modification must revert back to the Planning Commission.
4. Faktory leadership shall incentivize alternative forms of transportation such as bike, bus, walking, carpooling, and working from home in any way possible.

Reasons for action:

1. A parking modification is permitted with approval from the Planning Commission based on a parking study [12.52.110(e)(2)]

2. Parking study has been used to calculate parking demand based on the recommendations from the ITE [12.55.110]
3. Faktory has stated they will provide incentives for public transportation, biking, and working from home, in order to satisfy transportation alternative options, as allowed for Office uses, as stated in 12.52.110(c)(5)-(6)

Commissioner Wright expressed that she would like to address parking requirements for office spaces in a future meeting. Chair Hayman agreed and requested that staff add that item to a future agenda.

PUBLIC HEARING – ZONING TEXT AMENDMENT – CZC 12.55.110 – FENCE AND WALL HEIGHTS

Mr. Snyder explained that the City Council remanded this matter back to the Planning Commission to reconsider the recommendation, with direction to staff to add language to incorporate buffering between agricultural, residential, and commercial zones through physical barriers. Mr. Snyder presented summaries of previous conflicts between land use zoning districts. He said that although typically the more intense zone is required to provide a buffer next to a lower intensity zone district, there are cases where the buffer is missing. Therefore Planning Staff believes that an adjacent owner in a lower intensity zone should have the option to construct a substitute buffer to a higher intensity zone, if the standard regulatory buffer is missing. Staff recommends only approving 8-foot fences, as a buffering element, as a zone district boundary between two differing zones, when and where the higher intensity zone is missing the buffering element or between any A-L and R-L Zone boundary. Mr. Snyder also explained that in the proposed text amendment, where utility easements are present, the “permitted use” request would comply with CZC 12.55.100 Easements.

Commissioner Helgesen asked for clarification on which situations the 8-foot fence would be allowed. Mr. Snyder responded it would only be for a buffer on a property line between zones, when one zone is high intensity and the other is low intensity, or between any A-L and R-L Zone boundary. Commissioner Helgesen asked for clarification about whether a buffer is currently required between A-L and R-L zones during new construction. Mr. Snyder said there is no buffer required currently between low-intensity zones.

Chair Hayman reviewed the examples of previous conflicts between land use districts and pointed out that these previous conflicts involved noise, odors, parking and secondary access for fire services, which do not appear to be conflicts that would have been addressed by adding an additional 2 feet of fence between the properties. Chair Hayman asked Mr. Snyder if he could think of any issues over the last 15 years that arose between land use districts, that could have been addressed by an additional 2 feet of fence height. Mr. Snyder responded that he cannot recall any other issues in which the added 2 feet of fence height would have been considered a mitigating factor in a dispute between properties in different land use districts. He did mention that the 2 feet of fence may address the issue brought up in an open session of the City Council in which an owner of a property zoned R-L was dealing with a neighbor’s horse from an A-L property putting its head over her fence.

Chair Hayman opened a public hearing at 8:00 p.m.

Andrea Richmond- Ms. Richmond, resident of 237 Windsor Lane, said she has lived in her home for 26 years and although the neighboring property is zoned agricultural, there have never been animals living there in the time that she has resided in her home. She now has a neighbor that has a horse that is encroaching into her backyard because her 6-foot fence is too low. She believes an additional 2 feet of fence would help her to be able to use her backyard,

1 and not have to see what the animals do in the neighbor's backyard, or have the horse
2 encroaching into her backyard. She also feels it would be helpful for her family who have
3 asthma brought on by horses to not have the horses head coming over her fence. She
4 expressed that at this time she is not even able to use her backyard any longer.

5
6 Chair Hayman closed the public hearing at 8:02 p.m. seeing that no one else wished to
7 comment.

8
9 Chair Hayman said that she understands the concern that Ms. Richmond has raised with
10 regard to her particular property, but expressed her own concerns with making this amendment
11 to an entire citywide zoning ordinance, just to address one isolated case. She expressed that
12 the City has gone decades without needing to add additional height to fences to address issues
13 of this nature, and questioned whether an additional 2 feet of fence height would really address
14 the concerns that Ms. Richmond raised, with regards to horse dander, odor, and noises. Chair
15 Hayman also expressed serious concerns that this amendment would allow for patchwork
16 fencing throughout the City, and said that she worries if this amendment is adopted now and a
17 future City Council decided they do not like the look of the patchwork fencing, there would be no
18 way to go back and change what has already been done to the community. She said she
19 appreciates that the City Council is trying to address resident's concerns, but encouraged those
20 residents to look at alternative avenues to address those concerns, such as planting trees or
21 shrubbery, or talking to neighbors to see if they would be willing to plant trees on their side of
22 the fence.

23
24 Commissioner Wright agreed with Chair Hayman that it is difficult to make a blanket
25 change to address an isolated incident. She inquired if there is a way for an individual citizen to
26 make a request due to a demonstrated nuisance on a case-by-case basis, similar to a CUP,
27 instead of completely changing the full ordinance. Mr. Snyder said there is not something that
28 he is aware of. The closest thing he is aware of is allowing a higher height of an accessory
29 building in an agricultural zone using a CUP, but this is something that is available for every
30 person in an agricultural zone to apply for, and not something that would be decided on an
31 individual basis. He said that nuisances are addressed in a municipal code – for instance,
32 although an animal is not considered a nuisance on an agricultural property, if an owner is not
33 cleaning up after an animal, which is creating a breeding ground for pests, the mess would be
34 considered a nuisance, and the City could require some remedy. The remedy for the nuisance
35 would not require a buffer or Ordinance change, however. In the above example it would
36 require cleaning up after the animal.

37
38 Chair Hayman said that if a property is located next to an A-L zone, the owner should
39 expect that the A-L zoned property might be used for the purposes that it is zoned for, including
40 housing animals and other livestock. She expressed concerns again about making a change to
41 the entire City Code as a mechanism for resolving an individual property owner's issue.

42
43 Ms. Younger asked if a nuisance animal could be an appropriate use for a variance. Mr.
44 Snyder said that variances are really used to address situations where a property owner wishes
45 to exercise land use right, but is being compromised or denied from using the right of their zone
46 to its full extent, and in a way that everyone else can enjoy. This situation would not apply as
47 the resident still has the full use of her property, but is upset with what her neighbor is doing.

48
49 Commissioner Wright asked about whether the use of the property having recently
50 changed, would require the person who has changed the use to create a buffer. For instance,
51 although the property is zoned A-L, it has never been used to house animals. Now the neighbor
52 has moved animals onto the property, effectively changing the practical use of the property.
53 Mr. Snyder said that in this case the agricultural use has been a right all this time because the

1 property has been zoned A-L, and even though the previous owner did not use it for that
2 purpose, the use cannot be considered to have changed.

3
4 Commissioner Johnson encouraged the Planning Commission to adopt the changes that
5 staff has recommended and expressed that he would not even limit this amendment to
6 boundaries between two differing zones where the higher intensity zone is missing the buffering
7 element or between any A-L and R-L Zone boundary. He expressed that he would like to give
8 all property owners the right to build a taller fence if they wish to. He said he understands the
9 concern about patchwork fencing, but feels that possibility exists as the Ordinance currently
10 stands, since residents are not required to have 6-foot fences and so there could be differing
11 fence heights between neighbors already. Chair Hayman asked if Commissioner Johnson had
12 concerns that given the trend is toward smaller lots, allowing taller fence heights might change
13 the character of the community and make it more difficult for citizens to use their lots when it
14 comes to shade. Commissioner Johnson said that he could see that being a concern, but feels
15 the force of law could be an appropriate tool to mitigate those issues. Chair Hayman said that
16 historically Centerville has had 6-foot fences without any problems, and asked where
17 Commissioner Johnson would draw the line on fence heights. She also asked what the
18 compelling need is in Commissioner Johnson's mind to grant more rights to property owners
19 with regard to fencing. Commissioner Johnson said that he could see certain fence heights
20 significantly impacting a neighbor's ability to fully enjoy the use of their property, but he does
21 feel that there could be a legitimacy to move from a 6-foot fence to an 8-foot fence because of
22 the height of the average person increasing (he used, as an example, his height of 6'3" and said
23 that he can see over 6-foot fences). He cannot see moving much beyond 8 feet at this time.
24 Chair Hayman asked Commissioner Johnson if he is aware of any other residential community
25 that allows 8-foot fences. Commissioner Johnson responded that he is not aware of any other
26 residential communities that allow 8-foot fences.

27
28 Commissioner Helgesen asked for clarification on when a permit would be required for a
29 fence. Mr. Snyder responded that the Building Code does not require a permit for a fence under
30 7 feet in height.

31
32 Chair Hayman expressed she will vote against the zoning text amendment, and
33 encouraged the City Council to examine whether there have been historical problems that could
34 have been addressed by adding the 2-foot fence height, and if so, to what degree. She stated
35 that this has not been a historical problem that has come up over and over again, and appears
36 to involve potentially 2 isolated incidences. She asked the Commission to consider if it is
37 appropriate to address an isolated concern by changing the Zoning Text for the entire
38 community. She expressed again her concerns about creating a patchwork community and
39 encouraged property owners to find other solutions to resolve their concerns.

40
41 Commissioner Wright said that she is comfortable with the zoning text amendment as
42 long as it does not include allowing a buffer between A-L and R-L Zones. She feels it would be
43 nice for buffers to be created between a higher intensity and lower intensity zone where they
44 would now be required anyway in new construction. She likes that this allows property owners
45 that find themselves in situations where there is no buffer between their property and a
46 neighboring higher intensity zone to "fix" this issue and add the buffer if they wish. She is not
47 inclined to allow fencing between same intensity zones however, and expressed that there may
48 be ways to address problems between same intensity zones that do not require changing the
49 zoning text, like adding trees or talking with neighbors to reach a resolution, or perhaps using
50 legal means to solve nuisance issues.

51
52 Commissioner Helgesen said she is in complete agreement with Chair Hayman and
53 expressed that while she is sympathetic to Ms. Richmond's issue, she is not sure how adding 2

1 feet of fence height would resolve Ms. Richmond's issues in any way that could not be resolved
2 by adding shrubbery for instance.

3
4 Commissioner Hirst expressed that like Commissioner Wright, she is comfortable with
5 the zoning text amendment without the buffer being allowed between A-L and R-L Zones, as
6 this provides an opportunity for those who are in a situation where a buffer would be in place
7 under current law, to remedy this omission and add the buffer if they choose.

8
9 Chair Hayman made a **motion** to recommend NOT changing the current state of the
10 Zoning Text for reasons previously articulated. Commissioner Helgesen seconded the motion.
11 Motion failed (2-3) with Commissioners Wright, Hirst and Johnson dissenting.

12
13 Commissioner Wright made a **motion** to recommend approval of the suggested zoning
14 text amendment as shown underlined, without allowing for 8-foot fences between A-L and R-L
15 Zones (struck through as shown), for reasons (a)-(d). Commissioner Hirst seconded the
16 motion.

17
18 12.55.110 Fences and Walls

19
20 (a) Height of Fences and Walls. No fence, wall or other similar structure exceeding six
21 feet in height shall be erected in any rear or side yard except for accessory buildings
22 and structures permitted by this Title, except as provided below.

23 1. When a difference in grade exists on either side of a fence or wall, the height
24 of the fence or wall shall be measured from:

25 (A) The average elevation of the finished grade of adjoining properties at
26 the fence line; or

27 (B) If excavated or filled, the native elevation.

28 2. No fence need be less than 48 inches in height.

29 3. The Planning Commission may approve a fence, wall or similar structure not
30 to exceed 10 feet in a rear area or side yard in the A-M, R-M, R-H, C-M, C-H,
31 C-VH, I-H, I-VH, PF-L, PF-M, PF-H, or PF-VH zones as part of a site plan
32 review, or amended site plan, with the findings by the Planning Commission
33 that is to be a benefit to the surrounding properties and/or help to buffer the
34 use, and is in the City's best interest.

35 4. The Zoning Administrator may approve a fence, wall or similar structure not
36 to exceed a height of 8-feet, as a buffering element, where a differing zone
37 district boundary is present. Such fence shall be subject to the following:

38 (A) A "permitted use" application shall be submitted to the City for any
39 fence higher than 6 feet.

40 (B) The increased height placement shall be limited to placement or
41 location along a zone district boundary between two differing zones,
42 when and where the higher intensity zone is missing the buffering
43 element of CZC 12.51.070 or between any A-L and R-L Zone
44 Boundary.

45 (C) In no case shall the increased height be placed, located, or extended
46 into any front yard or street side yard setback requirement of any
47 zone.

48 (D) Where utility easements are present, the "permitted use" request shall
49 comply with CZC 12.55.100 Easements.

50 (E) All fencing above 6-feet in height shall comply with any or all
51 applicable building code regulations and/or shall meet the adopted
52 applicable wind loading regulations.

- 1 5. South side of Porter Lane, from 400 West to Main Street. For all legally
2 approved rear yard fronting lots along the creek channel, the fence height
3 shall not exceed eight feet in height along the rear yard lot line.
4 (b) Fences in Front Yard and Street Side Yard. No fence or wall or other similar
5 structure exceeding 48 inches in height shall be erected within a front yard or a street
6 side yard.
7

8 Findings to Recommend Approval:
9

- 10 (a) The Planning Commission finds that the proposed amendment does not conflict with
11 the policies of the City's General Plan.
12 (b) The Planning Commission finds that the fence height buffering increases privacy for
13 lower intensity zones, where the standard required buffer of the higher intensity is
14 missing.
15 (c) The Planning Commission finds that fence buffer between the A-L and R-L Zoning
16 Districts improves buffering from adjacent potential intrusive A-L uses (e.g. large
17 farm animals, noise, visual aesthetics, etc.)
18 (d) The Planning Commission finds that a higher fence is an optional screening element
19 to the use of vegetation and plantings, which can be more intrusive (e.g. tree limbs
20 hanging over property lines) in small side yard/rear yard setback areas of residential
21 style development.
22

23 Commissioner Wright asked if the Commissioners felt that addressing the problem of not
24 having buffers between higher and lower intensity zones, which are currently in place in new
25 construction, was not worth addressing. Chair Hayman said there is no evidence that this has
26 been a problem at all and does not wish to change the zoning text to address a problem that
27 does not exist. Commissioner Helgesen asked how removing the wording about allowing added
28 fence height between A-L and R-L Zones would remedy Ms. Richmond's issue with the horse,
29 which is why this Zoning Text Amendment was proposed. Lisa Romney, City Attorney, asked for
30 clarification on whether Commissioner Wright intended to *allow* or *prohibit* added fence height
31 between A-L and R-L zones. Commissioner Wright said her intent was to prohibit added fence
32 height between A-L and R-L zones, because currently there is a buffer being required between
33 higher and lower intensity zones in new construction and therefore property owners should be
34 allowed to add buffers that are missing between these zones. Chair Hayman expressed again
35 that there are no citizens currently complaining about missing buffers between higher and lower
36 intensity zones, and questions why City Ordinances should change to resolve a problem that
37 has yet to be raised. Commissioner Wright explained that she feels passing the zoning
38 amendment without the verbiage about allowing taller fencing between A-L and R-L Zones,
39 would create consistency in the City, as it would allow citizens missing buffers between
40 properties of higher and lower intensities to have the same rights to a buffer that others with
41 newer properties currently enjoy.
42

43 Chair Hayman asked if the City currently allows, as a buffer, a property owner to erect
44 an 8-foot fence between their property and a new higher intensity property that is being
45 constructed. Mr. Snyder pointed the Commissioners to 12.55.110.3 which allows the Planning
46 Commission to approve a "fence, wall or similar structure not to exceed 10 feet in a rear or side
47 yard area in the A-M, R-M, R-H, C-M, C-H, C-VH, I-H, I-VH, PF-L, PF-M, PF-H, or PF-VH zones
48 as part of a site plan review, or amended site plan, with the findings by the Planning
49 Commission that is to be a benefit to the surrounding properties and/or help to buffer the use,
50 and is in the City's best interest." Mr. Snyder explained that a CUP would be required to go to a
51 10-foot fence or wall, and this new amendment would allow residents to go to an 8-foot fence as
52 a permitted use, without obtaining a CUP, and would also allow A-L and R-L Zones to construct
53 a buffer between them, which are not currently included in 12.55.110.3. Chair Hayman raised

concerns about changing 8-foot fences to Permitted Uses, rather than Conditional Uses. Mr. Snyder clarified that currently, as 12.55.110.3 is written, the property owner in the lower intensity property cannot come and asked for a CUP, it has to be the owner of the higher intensity property that applies for the CUP. This is why staff added the proposed text to allow property owners in lower intensity zones to erect 8-foot fences as a buffer between a higher intensity zone. Commissioner Wright asked about whether language could be added to make a CUP permit required to install the 8-foot fence between higher and lower intensity zones, rather than allowing it as a permitted use. Mr. Snyder said that the CUP process is a mitigating approval, so this would not apply from lower intensity zones to higher intensity zones, and if the higher intensity zone is going to apply for the CUP approval anyway, then they can do that under 12.55.110.3 as the Zoning Text is currently written.

Ms. Romney suggested a change to the wording of the proposed 12.55.110.4.(B) as follows: "The increased height placement shall be limited to placement or location along a zone district boundary between two differing zones, when and where there is a difference in zone intensity and the higher intensity zone is missing the buffering element of CZC 12.51.070 . . . "

Commissioner Hirst expressed that she is in favor of allowing people in lower intensity zones to create a buffer between their property and a neighboring higher intensity property if that buffer is missing. But she also expressed that she, like Chair Hayman, wonders why a change to the Zoning Text is required if there has been no one who has come forward and expressed that they have this issue.

Commissioner Wright made a **motion** to amend her previous motion to change the wording of 12.55.110.4.(B) as suggested by Lisa Romney (shown underlined below), and for reasons (a), (b) and (d) only (reason (c) is struck through below). Commissioner Johnson seconded the amendment, which passed (3-2) with Chair Hayman and Commissioner Helgesen dissenting.

12.55.110 Fences and Walls

(c) Height of Fences and Walls. No fence, wall or other similar structure exceeding six feet in height shall be erected in any rear or side yard except for accessory buildings and structures permitted by this Title, except as provided below.

1. When a difference in grade exists on either side of a fence or wall, the height of the fence or wall shall be measured from:
 - (A) The average elevation of the finished grade of adjoining properties at the fence line; or
 - (B) If excavated or filled, the native elevation.
2. No fence need be less than 48 inches in height.
3. The Planning Commission may approve a fence, wall or similar structure not to exceed 10 feet in a rear area or side yard in the A-M, R-M, R-H, C-M, C-H, C-VH, I-H, I-VH, PF-L, PF-M, PF-H, or PF-VH zones as part of a site plan review, or amended site plan, with the findings by the Planning Commission that is to be a benefit to the surrounding properties and/or help to buffer the use, and is in the City's best interest.
4. The Zoning Administrator may approve a fence, wall or similar structure not to exceed a height of 8-feet, as a buffering element, where a differing zone district boundary is present. Such fence shall be subject to the following:
 - (A) A "permitted use" application shall be submitted to the City for any fence higher than 6 feet.
 - (B) The increased height placement shall be limited to placement or location along a zone district boundary between two differing zones,

when and where there is a difference in zone intensity and the higher intensity zone is missing the buffering element of CZC 12.51.070 ~~or between any A-L and R-L Zone Boundary.~~

(C) In no case shall the increased height be placed, located, or extended into any front yard or street side yard setback requirement of any zone.

(D) Where utility easements are present, the "permitted use" request shall comply with CZC 12.55.100 Easements.

(E) All fencing above 6-feet in height shall comply with any or all applicable building code regulations and/or shall meet the adopted applicable wind loading regulations.

(F) South side of Porter Lane, from 400 West to Main Street. For all legally approved rear yard fronting lots along the creek channel, the fence height shall not exceed eight feet in height along the rear yard lot line.

(G) Fences in Front Yard and Street Side Yard. No fence or wall or other similar structure exceeding 48 inches in height shall be erected within a front yard or a street side yard.

Findings to Recommend Approval:

(a) The Planning Commission finds that the proposed amendment does not conflict with the policies of the City's General Plan.

(b) The Planning Commission finds that the fence height buffering increases privacy for lower intensity zones, where the standard required buffer of the higher intensity is missing.

~~(c) The Planning Commission finds that fence buffer between the A-L and R-L Zoning Districts improves buffering from adjacent potential intrusive A-L uses (e.g. large farm animals, noise, visual aesthetics, etc.)~~

(d) The Planning Commission finds that a higher fence is an optional screening element to the use of vegetation and plantings, which can be more intrusive (e.g. tree limbs hanging over property lines) in small side yard/rear yard setback areas of residential style development.

The amended motion was then voted upon and the motion failed, (2-3) with Chair Hayman and Commissioners Wright and Helgesen dissenting. Commissioner Wright explained that she ultimately voted against the motion because she did not want 8-foot fences to be permitted, where there is currently a CUP process in place.

Chair Hayman again made a **motion** to recommend NOT changing the current state of the Zoning Text for reasons previously articulated. Commissioner Johnson seconded the motion. Motion passed (3-2) with Commissioner's Wright and Johnson dissenting.

COMMUNITY DEVELOPMENT DIRECTOR'S REPORT

The next Planning Commission meeting is scheduled for July 11, 2018.

Mr. Snyder reviewed upcoming items that will be addressed at the next Planning Commission.

MINUTES REVIEW AND ACCEPTANCE

The minutes of the June 13th meeting were reviewed and amendments suggested. Commissioner Helgesen made a **motion** to accept the minutes as amended. Commissioner Wright seconded the motion which passed by unanimous vote (5-0).

ADJOURNMENT

At 9:01 p.m. Chair Hayman made a **motion** to adjourn. Commissioner Johnson seconded the motion which passed unanimously (5-0).

Cheylynn Hayman, Chair

Date Approved

Avalon Comly, Recording Secretary

CENTERVILLE

Staff Backup Report

7/17/2018

Item No. 4.

Short Title: Public Works Fleet Replacement Proposal

Initiated By: Public Works Director and Streets Supervisor

Scheduled Time: 7:40

SUBJECT

RECOMMENDATION

Give staff approval to move forward with their recommendations regarding replacement of Public Works trucks.

BACKGROUND

The City Council approved a lump sum of \$300,000 in the FY 2019 Budget to begin the replacement of public works trucks. The recommendation in the attached memo from Marc Marchant, Streets Supervisor, is supported by Randy Randall, Public Works Director. One of these employees will be asked to attend the City Council meeting to explain further and answer questions.

ATTACHMENTS:

Description

- ▢ Fleet Replacement Recommendation
- ▢ Volkswagen Settlement Information
- ▢ Equipment Quote - Truck 1
- ▢ Equipment Quote - Truck 2

memo

To: Steve Thacker
From: Marc Marchant
CC: City Council
Date: 07/11/2018
Re: Street department fleet replacement recommendation

Comments: After assessing the condition of the street department trucks. It is my recommendation that the \$300,000 allocated for equipment upgrades, be used to purchase a 10-wheeled dump truck with snowplow equipment for \$239,284.42. The city will be trading in 2006 bobtail fleet truck #229 with a snowplow, to put towards the new 10 wheeler. The trade in value of truck 229 with a plow is \$32,000, making the balance owed on the new 10- wheeler \$207,284.24. Trading in the bobtail will occur when the new 10- wheeler is delivered to the city.

With the remaining funds it is recommended that a 4X4 Ford F-550 with snow plow equipment also be purchased for \$91,684.84, bringing the total expended for the '18/'19 fiscal year to \$298,969.26. The trucks and equipment are all state contract pricing.

Due to demand, the trucks we order/purchase in 2018 will not be ready until the spring of **2019**.

Looking forward into the '19/'20 fiscal year. The state of Utah has received over 35 million dollars from a settlement with Volkswagen, for violations of the clean air act. The Utah Department of Environmental Quality will be administering this fund, and are offering up to 50% funding to help government agencies upgrade their fleets. We believe Centerville has 4 bobtail trucks that meet the preliminary requirements. Application submission is sometime in September of 2018.

This program could possibly be beneficial to Centerville! 50% of a bobtail cab and chassis is approximately \$45,000 dollars. The council would have to fund the other half of the cab and chassis, along with the hydraulic system and dump bed.

For more detailed information on the Volkswagen settlement. Visit deq.utah.gov and search "Volkswagen settlement."

Introduction

The State of Utah is a beneficiary of over \$35 million from the Volkswagen (VW) Environmental Mitigation Trust, part of a settlement with VW for violations of the Clean Air Act (CAA). The Governor has designated the Utah Department of Environmental Quality (DEQ) as the lead agency to administer this funding, including the development of an Environmental Mitigation Plan (EMP). The EMP will provide a high-level overview of which eligible vehicle/equipment categories the State of Utah will fund through the settlement to reduce the excess nitrogen oxide (NOx) emissions from the VW, Audi, and Porsche vehicles that were not in compliance with the CAA. DEQ will use this website to communicate with the public on EMP development.

Statement from the Utah Department of Environmental Quality's Executive Director, Alan Matheson

CC ... Much of the area along the Wasatch Front has been reclassified by the Environmental Protection Agency (EPA) from moderate to serious nonattainment for 24-hour particulate matter (PM) 2.5 ... Therefore it is important that the use of this funding results in significant and measurable reductions of NOx emissions (precursor emissions to PM) and supports activities that will have long-term air quality benefits ..."

Background

Volkswagen (VW) has admitted to secretly installing illegal software on:

- Approximately 500,000 vehicles, engine model years 2009-2015, with 2.0-liter  diesel engines
- Approximately 80,000 vehicles, engine model years 2009-2016, with 3.0-liter  diesel engines

The software "cheats" engine certification and emissions testing by producing results that comply with federal law during testing, but emit up to 40 times the allowable emissions of nitrogen oxides (NOx) under normal driving conditions.

To settle these violations, VW agreed to pay \$15.7 billion. The settlement  has three components:

- Buyback or emission control modifications on at least 85 percent of the affected vehicles (<https://www.vwcourtsettlement.com/en/>)
 - \$10.8 billion
- Zero-Emission-Vehicle Investment 
 - \$2 billion to promote the use of zero-emission vehicles and infrastructure
- Environmental Mitigation Trust 
 - \$2.9 billion intended for NOx reduction projects to compensate for the excess NOx emissions from the 2.0-liter and 3.0-liter subject vehicles

Impact in Utah

UDEQ estimates the lifetime NOx emitted by the non-compliant vehicles to be between 351-1,556 tons of NOx over the span of time they were operating in Utah. Approximately 70 percent of the affected vehicles are registered in the seven counties designated as nonattainment of the National Ambient Air Quality Standards for PM2.5 (Box Elder, Cache, Davis, Salt Lake, Tooele, Utah, and Weber).

- NOx emissions inventory data for the State's nonattainment areas 

Approximately 7,000 vehicles in Utah were affected by the cheat device on VW vehicles

- 2.0-liter diesel VW vehicles (engine-model years 2009-2015): 5,983 statewide
- 3.0-liter diesel VW, Audi, or Porsche vehicles (engine-model years 2009-2016): 1,030 statewide

Utah's total allocation from the settlement is \$35,177,506.

Utah's Selection of Eligible Mitigation Action Categories for NOx Mitigation

Utah's Selected Eligible Mitigation Action Categories
With Focus on Government Fleets

7/3/2018 Eligible Mitigation Actions	Volkswagen Settlement - Utah Department of Environmental Quality Funding Percentages
Replacement or Repower of the Following:	
Class 8 Local Freight Trucks	73.5%
Class 4-7 Local Freight Trucks	(These categories are combined to optimize the VW Settlement. Final determinations will be based on projects received through the application process.)
Class 4-8 School, Shuttle, or Transit Buses	
Freight Switchers	0%
Airport Ground Support	0%
Forklifts > 8,000 lb. lift capacity (port handling equipment)	0%
Light-Duty Zero Emission Vehicle Supply Equipment	11%
Diesel Emission Reduction Act (DERA) Option	7%
Administrative Costs	8.5%
Total	100%

Utah's Environmental Mitigation Plan

All VW funds will be used for public fleets, except for projects funded through the DERA category.

- [Download the plan](#)  (4.2 MB)

UDEQ's selection of EMA categories is based on the advisory committee's recommendations, public input, and UDEQ's goals:

- To achieve significant NOx reductions that work toward fully mitigating the excess lifetime NOx emissions from the non-compliant VW vehicles and contribute to the State's ongoing goal of reaching attainment of the NAAQS,
- To maximize the amount of emissions reductions for each dollar spent,
- To benefit areas in Utah that bear a disproportionate amount of the air pollution burden,
- To stimulate emerging vehicle technologies that result in long-term emissions benefits, and
- To provide economic and health benefits to the citizens of Utah.

73.5% for Class 4-8 Local Freight Trucks and School, Shuttle, and Transit Buses:

- Combining these categories allows for flexibility when selecting specific projects
- Represents half of the NOx emissions from on-road mobile sources in PM2.5 nonattainment areas
- Achieves NOx reductions from the top five most cost-effective EMA categories
- Targeting government-owned vehicles, allowing up to 50% funding, providing double benefit to taxpayers
- Providing higher incentive for all-electric

7% for the DERA Option:

- Allocates funding for other projects not limited to the EMA categories that are prescribed in the Trust (i.e. construction, agriculture, locomotives)
- Allows flexibility for funding NOx reduction projects that are relevant to fleet owners in Utah
- Provides an avenue for private fleet owners to participate
- Invests in a funding source that results in additional funding

11% for Light-Duty, Zero-Emissions-Vehicle Supply Equipment:

- Recommended by advisory committee and received significant support from the public
- Stimulates the deployment of emerging technologies that have long-term air quality benefits
- Recognizes existing efforts statewide that provide various (and abundant) funding sources
- Targets government-owned facilities, providing double benefits to taxpayers
- Prioritizes facilities in nonattainment areas, near major transportation corridors, and allows public access

8.5% for Administrative Costs:

- Allowed up to 15%: Recognizes that effective implementation requires significant resources
- Recognizes that it's a long-term program
- Funds state resources without using taxpayer dollars

DEQ's Cost-Per-Ton Analysis of Eligible Vehicles/Equipment Replacement Projects

Stakeholder & Public Input Process

Volkswagen Settlement Timeline

(Dates are approximate and subject to change)

VW Settlement 2018	Approximate Time Frame
State of Utah received beneficiary designation	January 30, 2017
DEQ's Environmental Mitigation Plan submitted to the Trustee and made available to the public	June 2018
Request for Applications (RFA) open for fleets to submit projects	September 2018
DEQ evaluation of submitted projects	November 2018
DEQ identifies successful projects	January 2019
DEQ submits first funding request to Trustee	February 2019

Updates

If you represent a public entity with a government-owned fleet, please sign up below to be notified about when the Request for Applications process opens.

Utah's Diesel-Emissions-Reduction Accomplishments

Utah has been making efforts to reduce emissions from heavy-duty diesel vehicles and equipment for nearly a decade, partnering with businesses, government entities, and other organizations to upgrade fleets with cleaner alternatives. The Volkswagen (VW) Settlement will assist DEQ in continuing these efforts.

- [Utah Clean Diesel Program](#) 
- Governor Herbert has allocated \$7.87 million for the replacement of diesel school buses from a separate 2016 partial settlement for VW violations of unfair trade, deceptive acts, and consumer protection laws.

Other Resources

- [VW's Official Informational Website \(https://www.vwcourtsettlement.com/en/\)](https://www.vwcourtsettlement.com/en/)
- [VW's ZEV Investment \(https://www.electrifyamerica.com/\)](https://www.electrifyamerica.com/)
- [VW's information about its investment in ZEV, per Appendix C of VW Settlement](#) 
- [VW Information from Federal Trade Commission \(https://www.ftc.gov/enforcement/cases-proceedings/refunds/volkswagen-settlement\)](https://www.ftc.gov/enforcement/cases-proceedings/refunds/volkswagen-settlement)
- [Court Website \(http://www.cand.uscourts.gov/crb/vwmdl\)](http://www.cand.uscourts.gov/crb/vwmdl) (access to key documents)
- [EPA Volkswagen Clean Air Act Civil Settlement \(https://www.epa.gov/enforcement/volkswagen-clean-air-act-civil-settlement\)](https://www.epa.gov/enforcement/volkswagen-clean-air-act-civil-settlement)
- [U.S. Department of Justice \(https://www.justice.gov/opa/pr/volkswagen-ag-agrees-plead-guilty-and-pay-43-billion-criminal-and-civil-penalties-six\)](https://www.justice.gov/opa/pr/volkswagen-ag-agrees-plead-guilty-and-pay-43-billion-criminal-and-civil-penalties-six) (criminal settlement)
- [Utah Office of the Attorney General's VW Information \(https://attorneygeneral.utah.gov/featured-content/utah-ag-reyes-announces-state-federal-and-consumer-multi-billion-settlement-agreements-with-volkswagen\)](https://attorneygeneral.utah.gov/featured-content/utah-ag-reyes-announces-state-federal-and-consumer-multi-billion-settlement-agreements-with-volkswagen)

Contact

[Lisa Burr](#) 

Division of Air Quality

(801) 536-4000

Becky Close 

Division of Air Quality

(801) 536-4013

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195 North 1950 West, Salt Lake City, UT 84116

 Office: (801) 536-4400  Environmental Incidents (<https://deq.utah.gov/general/report-an-incident>): (801) 536-4123



Legacy Equipment Company
 1220 South Legacy View Street
 Salt Lake City, UT 84104
 Phone: 801-975-0400
 Fax: 801-975-7567
 www.legacyeq.com

QUOTATION

Quote ID: NCR0001614

Page 1 of 4

1461
 Customer: **CENTERVILLE CITY**
 250 NORTH MAIN
 CENTERVILLE UT 84014

Quote Number: NCR0001614
 Quote Date: 6/19/2018
 Quote valid until: 7/19/2018

Contact: **KEN WILLIA MS**
 Phone: 801-451-0819
 Fax:

Salesperson: **TERRY THOMPSON**

QUANTITY	DESCRIPTION	UNIT PRICE	AMOUNT
1 EA	TBEI/CRYSTEEL 9' E-TIPPER BODY TO INCLUDE:		
1 EA	Truck Model..... FORD F-550	\$48,836.00	\$48,836.00
	Body Style..... STIP		
	Body ID..... 87		
	Body OD..... 96		
	Body Length..... 9 FT		
	Hoist Model..... LBDUMP		
	Stainless Option..... STAINLESS STEEL		
	Heavy Duty Option..... NO		
	Frame Style..... WESTERN TUBULAR		
	Longbeam Material..... 10GA STEEL		
	Crossmember Spacing..... N/A		
	Longbeam Height..... 7 INCH		
	Front Style..... 1/4 INTEGRAL CABSHIELD		
	Side Style..... BOTH FOLD		
	Tailgate Style..... DOUBLE PANEL QUICK DROP		
	Tailgate Release Style..... MANUAL		
	Front Height..... 40		
	Side Height..... 16		
	Tailgate Height..... 22		
	Front Material..... 10GA 201 STAINLESS STEEL		
	Side Material..... 12GA 201 STAINLESS STEEL		
	Tailgate Material..... 10GA 201 STAINLESS STEEL		
	Floor Material..... 7GA STEEL		
	Window..... NO		
	Quick Drop Handle Location..... RIGHT		
	Patchgate..... NO		
	Patchgate Location..... N/A		
	Box Top Rail..... YES		
	Vertical Side Ribs..... YES		
	Vertical Tailgate Ribs..... YES		
	Full Height Front Board Pockets..... NO		
	Full Height Rear Board Pockets..... NO		
	Rear Lights..... LED MARKERS/STT		
	Rear Oval Light Cutouts..... 1		
	Front Lights..... NO		
	Primer Option..... FLOOR/UNDERSTRUCTURE		
	Rustproof Longsills..... YES		
	2 OVAL CUTOUTS IN EACH CORNER OF REAR APRON*		
	D-RINGS ON 4-CORNERS		
	MOUNT HOIST TO BODY		
	1622742 LB510 9'		



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QUANTITY		DESCRIPTION	UNIT PRICE	AMOUNT
		1622874 INSTALL CARTON		
		- FREIGHT TO SALT LAKE CITY, UT		
		- PAINT: UNDERCARRIAGE, PLOW HITCH, AND BUCKPLATE		
1	EA	SIDE BOARD KIT: BLACK PLASTIC, 6IN X 9FT		
2	EA	LEGACY MUD FLAP INSTALLED BEHIND REAR WHEELS		
1	EA	BACKUP ALARM-97db		
1	EA	53" LIGHTBAR - FEDERAL SIGNAL LEGEND® LPX DISCRETE-AMBER, LED		
		- ON/OFF CONTROL WIRED TO FACTORY "UPFITTER SWITCH" IN CAB		
1	EA	LEGEND LIGHTBAR MOUNTING KIT - CABSHIELD		
1	EA	DEF HOSE KIT - UREA TANK AND/OR FILL RELOCATION		
1	EA	HITCHPLATE TOW PACKAGE INCLUDING:		
		- HITCHPLATE WITH 2" RECEIVER TUBE		
1	EA	HITCHPLATE -2" RECEIVER TUBE FOR FORD		
1	EA	- 7-WAY TRAILER PLUG-FLAT PINS		
1	EA	FORCE AMERICA ONE CENTRAL HYDRAULIC SYSTEM - FORD 4X4:		
		- 5100EX SPREADER CONTROLLER WITH OPEN AND CLOSED LOOP MODES.		
		- 5150EX JOYSTICK INTEGRATED CONTROL FOR PLOW AND HOIST OPERATION.		
		- VT12 VALVE ENCLOSURE INCLUDING 12 GALLON TANK, FILTER, BREATHER, SENSORS, ELECTRICAL CONNECTIONS AND HOSE FITTINGS. EXTERNAL MOUNTED SIGHT GAUGE		
		- CHESLEA 249 SERIES PTO		
		- HYDRAULIC PUMP		
1	EA	HOSE, COUPLERS & FITTINGS FOR HYDRAULIC SYSTEM		
1	EA	EVEREST 10FT TRIP-EDGE SNOWPLOW MODEL FTP-120 TO INCLUDE:		
		- 3/8" POLYMER MOLDBOARD		
		- TWIN REVERSING CYLINDERS		
		- 1/2" X 8" C-1085 CUTTING EDGE		
		- 3/8" HEAVY DUTY MOLDBOARD RIBS		
		- 1/2" HEAVY DUTY BACKER ANGLE		
		- SIX TORSION SPRING SINGLE TRIP EDGE		
1	EA	EVEREST SUPER DUTY SNOWPLOW HITCH FOR 2017 FORD F450/F550 INCLUDING:		
		- PIN-ON DESIGN FOR EASY REMOVAL		
		- HEAVY DUTY ANGLE, PLATED AND TUBE CONSTRUCTION FOR ADDED STRENGTH		
		- 2" BORE SINGLE-ACTING LIFT CYLINDER		
		- CYLINDER DOES NOT INTERFERE WITH DRIVER'S VISION		
1	EA	NIGHT SABER 3 PLOW LIGHT SET		
1	EA	BULLDOG MANUAL OUTRIGGER		
2	EA	WELD-ON OUTRIGGER MOUNT		
1	EA	CONTROL MODULE FOR PLOW LIGHTS		
1	EA	LIGHT ADAPTER HARNESS FOR 2017 FORD SD		



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QUANTITY		DESCRIPTION	UNIT PRICE	AMOUNT
1	EA	SWENSON MDVA944H 9 FOOT HYDRAULIC 201 STAINLESS STEEL SPREADER INCLUDING: - 4.0 CUBIC YARD HOPPER - 12,500 LBS TENSILE STRENGTH SELF CLEANING PINTLE CHAIN FOR IMPROVED CONVEYOR PERFORMANCE - 45 DEGREE HOPPER SIDES T INSURE MATERIAL FLOWS TO THE CONVEYOR - INVERTED VEE OVER THE CONVEYOR CHAIN TO REDUCE LOAD ON CHAIN & PREVENT TUNNELING - 13" POLYURETHANE SPINNER DISC FOR GREATER LIFE & IMPROVED PERFORMANCE - 2 ADJUSTABLE INTERNAL SPINNER BAFFLES TO ADJUST SPREAD PATTERN FROM LEFT TO RIGHT - 3 ADJUSTABLE EXTERNAL SPINNER BAFFLES TO CONTROL SIZE OF SPREAD PATTERN - 12 GAUGE CARBON STEEL HOPPER - 4 SECTION HINGED TOP SCREENS TO PREVENT LARGER CHUNKS & DEBRIS FROM ENTERING HOPPER - 12 GAUGE 201 STAINLESS STEEL REPLACEABLE BOLT IN CONVEYOR FLOOR - 12 GAUGE 201 STAINLESS STEEL BOLT IN CHAIN SHIELDS - HYDRAULIC DRIVE SYSTEM WITH SEPARATE MOTORS FOR THE CONVEYOR & SPINNER - 24" TALL SWING UP SPINNER POSITIONED CLOSER TO THE GROUND TO REDUCE MATERIAL FROM STRIKING OTHER VEHICLES		
1	EA	MOUNTING KIT FOR PV, MDV & X2 SPEADERS		
1	EA	- INCLUDES 4 HD 2" NYLON RATCHETING STRAPS & HARDWARE		
1	EA	TAILGATE LATCH FOR V-BOX SPREADER & DUMP BODY		
1	EA	SPREADER HOSE KIT		
1	EA	ONE (1) 2019 FORD F-550 4X4 CREW CAB CHASSIS	\$42,848.84	\$42,848.84
			Quote Total:	\$91,684.84
			Sales Tax:	
			Total Due:	\$91,684.84

The following options may be added:

QUANTITY		DESCRIPTION	PRICE EACH	AMOUNT	ADD TO QUOTE
1	EA	DEDUCT FOR 2019 FORD F550 CHASSIS WITH SUPER CAB IN LIEU OF CREW CAB	(\$1,513.78)	(\$1,513.78)	Yes / No

- ♦ Price does not include chassis or equipment modifications that may be necessary due to unforeseen compatibility issues. Customer will be contacted for approval before any modifications are made.
- ♦ Paint, if applicable, will be matched as closely as possible. An exact match cannot be guaranteed.
- ♦ Terms are Due Upon Receipt unless prior credit arrangements are made at the time of order.



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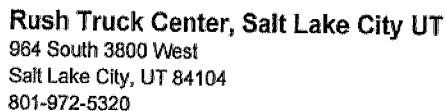
Page 4 of 4

- ◆ Please note if chassis is furnished, it is as a convenience and terms are Net Due on Receipt of Chassis
- ◆ Quote may not include all applicable Federal Excise Tax, Sales Tax or Delivery Fees.

Customer must fill out the information below before the order can be processed...

Accepted by:	
Date:	
P.O. number:	

Notes:



Centerville City
250 N. Main
Centerville, UT 84014
(801) 292-8232

Mark Marchant, thank you for the opportunity to earn your business. We look forward to working with you on your business needs. Please accept the following proposal.

Make International Model HV613 Year 2019 Stock Number To Be Determined
Additional Vehicle and Accessories Description To be delivered on or about 10/31/2018

DISCLAIMER: Any order based on this Proposal subject to Customer executing Dealer's standard form Retail Purchase Order incorporating above terms. Any documentary fees, state tax, title, registration and license fees subject to adjustment and change. Actual F.E.T. to be paid by Dealer, subject to adjustment. Any F.E.T. variance will be responsibility of Dealer. Manufacturer has reserved the right to change the price to Dealer of any vehicle not currently in Dealer's stock, without notice to Dealer. If Quoted Vehicle(s) not currently in Dealer's stock, Dealer reserves right to change Quotation Total to reflect any price increases from Manufacturer. This Proposal is based upon Dealer's current and expected inventory, which is subject to change. Dealer not obligated to retain any specific vehicles in stock, nor maintain any specific inventory level. Dealer shall not be obligated to fulfill Proposal in event quoted vehicle(s) not in stock or available within requested delivery schedule at time Proposal accepted. Dealer shall not be liable for any delay in providing or inability to provide Quoted Vehicle(s), where such inability or delay is due, in whole or in part, to any cause beyond the reasonable control of Dealer or is without the gross negligence or intended misconduct of Dealer. Above listed Trade Value based upon current appraisal of Trade Vehicle(s). Dealer may adjust Trade Value of Trade Vehicle(s) to reflect changes in condition and/or mileage of Trade Vehicle(s) between date of current appraisal and acceptance of this Proposal by Customer.

INTERNATIONAL®

July 10, 2018

Prepared For:
CENTERVILLE CITY CORPORA
Mark Marchant
655 North 1250 West
CENTERVILLE, UT 84014-
(801)292 - 8232
Reference ID: N/A

Presented By:
RUSH TRUCK CENTERS OF UT
Daniel Sebastian
964 SOUTH 3800 WEST
SALT LAKE CITY UT 84104 -
(801)972-5320

Thank you for the opportunity to provide you with the following quotation on a new International truck. I am sure the following detailed specification will meet your operational requirements, and I look forward to serving your business needs.

Model Profile
2019 HV613 SBA (HV613)

AXLE CONFIG:	6X4
APPLICATION:	Front Plow with spreader
MISSION:	Requested GVWR: 66000. Calc. GVWR: 65840 Calc. Start / Grade Ability: 36.08% / 3.12% @ 55 MPH Calc. Geared Speed: 71.2 MPH
DIMENSION:	Wheelbase: 209.00, CA: 141.90, Axle to Frame: 63.00
ENGINE, DIESEL:	{International A26} EPA 2017, 475HP @ 1700 RPM, 1700 lb-ft Torque @ 1000 RPM, 2100 RPM Governed Speed, 475 Peak HP (Max)
TRANSMISSION, AUTOMATIC:	{Allison 4500 RDS} 5th Generation Controls, Wide Ratio, 6-Speed with Double Overdrive, with PTO Provision, Less Retarder, Includes Oil Level Sensor, On/Off Highway
CLUTCH:	Omit Item (Clutch & Control)
AXLE, FRONT NON-DRIVING:	{Meritor MFS-20-133A} Wide Track, I-Beam Type, 20,000-lb Capacity
AXLE, REAR, TANDEM:	{Meritor RT-46-164EH} Single Reduction, Standard Width, 46,000-lb Capacity, Driver Controlled Locking Differential in Forward-Rear and Rear-Rear Axle, 200 Wheel Ends Gear Ratio: 5.38 Conventional
CAB:	
TIRE, FRONT:	(2) 385/65R22.5 Load Range L HTC1 (CONTINENTAL), 495 rev/mile, 68 MPH, All-Position
TIRE, REAR:	(8) 11R22.5 Load Range G HDR2 (CONTINENTAL), 491 rev/mile, 75 MPH, Drive
SUSPENSION, REAR, TANDEM:	{Hendrickson HMX-460-54} Walking Beam Type, 54" Axle Spacing; 46,000-lb Capacity, with Rubber End Bushings, Transverse Torque Rods, Less Shock Absorbers
PAINT:	Cab schematic 100WN Location 1: 9219, Winter White (Std) Chassis schematic N/A

<u>Code</u>	<u>Description</u>
HV61300	Base Chassis, Model HV613 SBA with 209.00 Wheelbase, 141.90 CA, and 63.00 Axle to Frame.
1AND	AXLE CONFIGURATION {Navistar} 6x4
	<u>Includes</u> : DRIVESHAFT 1810 Series Transmission to Rear Axle : INNER-AXLE SHAFT 1710 Series Forward Rear Axle to Rear Rear Axle
	<u>Notes</u> : Pricing may change if axle configuration is changed.
1CGE	FRAME RAILS Heat Treated Alloy Steel (125,000 PSI Yield); 11.25" x 4.00" x 0.500" (285.75mm x 101.6mm x 12.7mm); 480.8" (12212mm) Maximum OAL
1LLA	BUMPER, FRONT Steel, Swept Back
1WDS	FRAME EXTENSION, FRONT Integral; 20" In Front of Grille
1WHP	WHEELBASE RANGE 183" (465cm) Through and Including 248" (630cm)
2ARY	AXLE, FRONT NON-DRIVING {Meritor MFS-20-133A} Wide Track, I-Beam Type, 20,000-lb Capacity
3AGA	SUSPENSION, FRONT, SPRING Parabolic, Taper Leaf; 20,000-lb Capacity; with Shock Absorbers
4091	BRAKE SYSTEM, AIR Dual System for Straight Truck Applications
4193	BRAKES, FRONT, AIR CAM 16.5" x 6", Includes 24 SqIn Long Stroke Brake Chambers
4619	TRAILER CONNECTIONS Four-Wheel, with Hand Control Valve and Tractor Protection Valve, for Straight Truck
4732	DRAIN VALVE {Berg} with Pull Chain, for Air Tank
4AZA	AIR BRAKE ABS {Bendix AntiLock Brake System} Full Vehicle Wheel Control System (4-Channel)
4EBD	AIR DRYER {Wabco System Saver 1200} with Heater
4EXU	BRAKE CHAMBERS, REAR AXLE {Bendix EverSure} 30/30 Spring Brake
4EXV	BRAKE CHAMBERS, FRONT AXLE {Bendix} 24 SqIn
4NDB	BRAKES, REAR, AIR CAM S-Cam; 16.5" x 7.0"; Includes 30/30 Sq.In. Long Stroke Brake Chamber and Spring Actuated Parking Brake
4SPM	AIR COMPRESSOR {Bendix BA-921 Head Unload} 15.9 CFM Capacity, Single Cylinder
4VKC	AIR DRYER LOCATION Mounted Inside Left Rail, Back of Cab
4WBX	DUST SHIELDS, FRONT BRAKE for Air Brakes
4WDM	DUST SHIELDS, REAR BRAKE for Air Brakes
4WZJ	AIR TANK LOCATION (2) : One Mounted Under Each Frame Rail, Front of Rear Suspension, Parallel to Rail
5710	STEERING COLUMN Tilting and Telescoping
5CAW	STEERING WHEEL 4-Spoke; 18" Dia., Black
5PTB	STEERING GEAR (2) {Sheppard M100/M80} Dual Power
7BEU	AFTERTREATMENT COVER Aluminum
7BKS	EXHAUST SYSTEM Single Horizontal Aftertreatment Device, Frame Mounted Right Side Under Cab; for Single Vertical Tail Pipe, Frame Mounted Right Side Back of Cab
7SDK	ENGINE COMPRESSION BRAKE by Jacobs; for N13/A26 Engines, with Selector Switch and On/Off Switch
7WAZ	TAIL PIPE (1) Turnback Type, Non-Bright, for Single Exhaust

<u>Code</u>	<u>Description</u>
7WDM	EXHAUST HEIGHT 10'
7WDN	MUFFLER/TAIL PIPE GUARD (1) Non-Bright Aluminum
8000	ELECTRICAL SYSTEM 12-Volt, Standard Equipment
8899	JUMP START STUD (2) Remote Mounted
8GXJ	ALTERNATOR {Leece-Neville AV1160P2013} Brush Type; 12 Volt 160 Amp. Capacity, Pad Mount
8HAU	BODY BUILDER WIRING INSIDE CAB; Includes Sealed Connectors for Tail/Amber, Turn/Marker/Backup/Accessory, Power/Ground, and Stop/Turn
8MMG	BATTERY SYSTEM {Deka/EAST PENN 9A31 AGM} Maintenance-Free (3) AGM 12-Volt 2775CCA Total
8RML	RADIO AM/FM/WB/Clock/Bluetooth/USB Input/3.5MM Auxiliary Input, MP3, Apple Device Play & Control, Bluetooth for Phone & Music
8RMZ	SPEAKERS (2) 6.5" Dual Cone Mounted in Both Doors, (2) 5.25" Dual Cone Mounted in Both B-Pillars
8THJ	AUXILIARY HARNESS 3.0' for Auxiliary Front Head Lights and Turn Signals for Front Plow Applications
8TME	TRAILER CONNECTION SOCKET 7-Way; Mounted at Rear of Frame, Wired for Turn Signals Independent of Stop, Compatible with Trailers That Have Amber or Side Turn Lamps
8VAY	HORN, ELECTRIC Disc Style
8WGL	WINDSHIELD WIPER SPD CONTROL Force Wipers to Slowest Intermittent Speed When Park Brake Set and Wipers Left on for a Predetermined Time
8WPH	CLEARANCE/MARKER LIGHTS (5) {Truck Lite} Amber LED Lights, Flush Mounted on Cab or Sunshade
8WPZ	TEST EXTERIOR LIGHTS Pre-Trip Inspection will Cycle all Exterior Lamps Except Back-up Lights
8WRB	HEADLIGHTS ON W/WIPERS Headlights Will Automatically Turn on if Windshield Wipers are turned on
8WXD	ALARM, PARKING BRAKE Electric Horn Sounds in Repetitive Manner When Vehicle Park Brake is "NOT" Set, with Ignition "OFF" and any Door Opened
8WXG	STARTING MOTOR {Mitsubishi Electric Automotive America 105P} 12-Volt, with Soft-Start
8XAH	CIRCUIT BREAKERS Manual-Reset (Main Panel) SAE Type III with Trip Indicators, Replaces All Fuses
8XDZ	BATTERY BOX Steel, Mounted Inside the Cab, Under Passenger Seat, 3 Battery Capacity
8XGT	TURN SIGNALS, FRONT Includes LED Side Turn Lights Mounted on Fender
8XHN	HORN, AIR Black, Single Trumpet, with Lanyard Pull Cord
8XHR	POWER SOURCE, ADDITIONAL Auxiliary Power Output (APO) & USB Port, Located in the Instrument Panel
9585	FENDER EXTENSIONS Rubber
9AAB	LOGOS EXTERIOR Model Badges
9AAE	LOGOS EXTERIOR, ENGINE Badges
9HAT	GRILLE Stationary, with Vendor Painted Grille & Headlight Bezels, Argent NAV 8752
9HBN	INSULATION, SPLASH PANELS for Sound Abatement
9WBK	FRONT END Tilting, Fiberglass, with Three Piece Construction Includes Long Hood
10060	PAINT SCHEMATIC, PT-1 Single Color, Design 100
	<u>Includes</u>
	: PAINT SCHEMATIC ID LETTERS "WN"
10761	PAINT TYPE Base Coat/Clear Coat, 1-2 Tone

<u>Code</u>	<u>Description</u>
10SLV	PROMOTIONAL PACKAGE Government Silver Package
11001	CLUTCH Omit Item (Clutch & Control)
12703	ANTI-FREEZE Red, Extended Life Coolant; To -40 Degrees F/ -40 Degrees C, Freeze Protection
12850	PTO EFFECTS, ENGINE FRONT for N13/A26 Engines, Less PTO, Unit, Includes Adapter Plate on Engine Front Mounted
12BED	ENGINE, DIESEL {International A26} EPA 2017, 475HP @ 1700 RPM, 1700 lb-ft Torque @ 1000 RPM, 2100 RPM Governed Speed, 475 Peak HP (Max)
12THT	FAN DRIVE {Horton Drivemaster} Direct Drive Type, Two Speed with Residual Torque Device for Disengaged Fan Speed
12VBC	AIR CLEANER Single Element
12VGK	FEDERAL EMISSIONS {International A26} EPA, OBD and GHG Certified for Calendar Year 2018
12WBR	FAN OVERRIDE Manual; with Electric Switch on Instrument Panel, (Fan On with Switch On)
12WEG	COLD STARTING EQUIPMENT Automatic; with Engine ECM Control
12WGA	HOSE CLAMPS, RADIATOR HOSES , Mechanical Type; with Constant-Tension Functionality
12WTA	FAN DRIVE SPECIAL EFFECTS Fan Cooling Ring with Fan Shroud Effects, Engine Mounted
12WZE	EMISSION COMPLIANCE Federal, Does Not Comply with California Clean Air Idle Regulations
12XBD	RADIATOR Aluminum; Welded, Front to Back CrossFlow System, 1292 SqIn, 1008 SqIn CAC
12XBR	BLOCK HEATER, ENGINE {Phillips} 120V/1150W
13AUW	TRANSMISSION, AUTOMATIC {Allison 4500 RDS} 5th Generation Controls, Wide Ratio, 6-Speed with Double Overdrive, with PTO Provision, Less Retarder, Includes Oil Level Sensor, On/Off Highway
13WAW	OIL COOLER, AUTO TRANSMISSION {Modine} Water to Oil Type
13WDZ	SHIFT CONTROL PARAMETERS Allison S-1 Performance Programming in Primary and Allison Fixed Programming in Secondary
13WET	TRANSMISSION SHIFT CONTROL for Column Mounted Stalk Shifter
13WLM	TRANSMISSION OIL Synthetic; 63 thru 76 Pints
13WUC	ALLISON SPARE INPUT/OUTPUT for Rugged Duty Series (RDS); General Purpose Trucks, Construction
13WYH	TRANSMISSION TCM LOCATION Located Inside Cab
13XAT	PTO LOCATION Dual, Left Side and Top of Transmission
14HRC	AXLE, REAR, TANDEM {Meritor RT-46-164EH} Single Reduction, Standard Width, 46,000-lb Capacity, Driver Controlled Locking Differential in Forward-Rear and Rear-Rear Axle, 200 Wheel Ends . Gear Ratio: 5.38
14ULY	SUSPENSION, REAR, TANDEM {Hendrickson HMX-460-54} Walking Beam Type, 54" Axle Spacing; 46,000-lb Capacity, with Rubber End Bushings, Transverse Torque Rods, Less Shock Absorbers
14WAL	SUSPENSION/REAR-AXLE IDENTITY for Meritor Tandem Rear Axles with Bar-Pin Beam Attachment Type Suspensions
15924	FUEL TANK STRAPS Bright Finish Stainless Steel
15DYP	DEF TANK 9.5 U.S. Gal. 35.9L Capacity, Frame Mounted Outside Left Rail, Under Cab
15LKU	FUEL/WATER SEPARATOR {Racor} Fuel Pre-Filter and Filter Base, Includes Water-In-Fuel Sensor
15LNH	LOCATION FUEL/WATER SEPARATOR Mounted Outside Left Rail, 27" Back of Cab

<u>Code</u>	<u>Description</u>
15SJR	FUEL TANK Top Draw, Non-Polished Aluminum, 26" Dia, 100 US Gal (379L), Mounted Left Side, Under Cab
16030	CAB Conventional
16BAM	AIR CONDITIONER with Integral Heater & Defroster
16GDG	GAUGE CLUSTER Premium Level; English with English Speedometer and Tachometer, for Air Brake Chassis, Includes Engine Coolant Temperature, Primary and Secondary Air Pressure, Fuel and DEF Gauges, Oil Pressure Gauge, Includes 5 Inch LCD Color Display
16HGG	GAUGE, OIL TEMP, ENGINE
16HKT	IP CLUSTER DISPLAY On Board Diagnostics Display of Fault Codes in Gauge Cluster
16JPY	SEAT, DRIVER {National 2000} Air Suspension, Hi Back, Vinyl W/Cloth Insert, 1 Inboard Arm Rest, Isolator, Adjuster, 3 Chamber Lumbar, 6 Way Front Adj, 3 Way Rear Cushion Adj, -3 to 14 Degree Back Angle Adjustment, Adjust Side Bolster, Vinyl Suspension Cover, Heat
16SMX	SEAT, PASSENGER {Seats, Inc.} Non Suspension, High Back, Fixed Back, Integral Headrest, Cloth, for use with Batteries in Cab
16SNS	MIRRORS (2) Aero; Pedestal, Power Adjust, Heated Heads, Black Heads and Arms, 6.3" x 13.82" Flat Glass, 6.38" x 6.18" Convex Glass Both Sides
16VKK	CAB INTERIOR TRIM Diamond, for Day Cab
	<u>Includes</u>
	: CONSOLE, OVERHEAD Molded Plastic with Dual Storage Pockets, Retainer Nets and CB Radio Pocket; Located Above Driver and Passenger
	: DOME LIGHT, CAB Door Activated and Push On-Off at Light Lens, Timed Theater Dimming, Reading Lights; Integral to Overhead Console, Center Mounted
	: SUN VISOR (3) Padded Vinyl; 2 Moveable (Front-to-Side) Primary Visors, Driver Side with Vanity Mirror and Toll Ticket Strap, plus 1 Auxiliary Visor (Front Only), Driver Side
16WJU	WINDOW, POWER (2) and Power Door Locks, Left and Right Doors, Includes Express Down Feature
16WSK	CAB REAR SUSPENSION Air Bag Type
16XJP	INSTRUMENT PANEL Wing Panel
16XRX	MODESTY PANEL Painted
16ZBT	ACCESS, CAB Steel, Driver & Passenger Sides, Two Steps Per Door, for use with Regular and Extended Cabs
27DHK	WHEELS, FRONT DISC; 22.5x12.25 Rims, Non-Polished Aluminum, 10-Stud, 285.75mm BC, Hub-Piloted, Flanged Nut, with Steel Hubs
28DMB	WHEELS, REAR DUAL DISC; 22.5x8.25 Rims, Non-Polished Aluminum, 10-Stud 285.75mm BC, Hub-Piloted, Flanged Nut, with Steel Hubs
7372135423	(8) TIRE, REAR 11R22.5 Load Range G HDR2 (CONTINENTAL), 491 rev/mile, 75 MPH, Drive
7792655412	(2) TIRE, FRONT 385/65R22.5 Load Range L HTC1 (CONTINENTAL), 495 rev/mile, 68 MPH, All-Position

Services Section:

40127	WARRANTY Standard for HV513, HV613 Models, Effective with Vehicles Built July 1, 2017 or Later, CTS-2030A
40SUB	SRV CONTRACT, EXT ENGINE/AFTR {Navistar} To 60-Month/100,000 Miles (160,000 km), Includes Engine, Engine Electronics, Turbocharger, Water Pump and Fuel Injectors, Aftertreatment Coverage for International A25 Engines
1	Legacy 16' SS dump body/plow setup

INTERNATIONAL®

Vehicle Specifications
2019 HV613 SBA (HV613)

July 10, 2018

Code

Description

**CENTERVILLE
CITY COUNCIL
Staff Backup Report
7/17/2018**

Item No. 5.

Short Title: Park Signs and Designation

Initiated By: City Council and City Attorney

Scheduled Time: 8:00

SUBJECT

- a. Municipal Code Amendments - City Park Designations - Ordinance No. 2018-08 enacting CMC 8.02.022
- b. Park Signs - Options and Fundraising

RECOMMENDATION

- a. Adopt Ordinance No. 2018-08 enacting CMC 8.02.022 designating major City Parks.
- b. Determine nature of signs desired for Smith Park and Skabelund Wildlands Park and identify fundraising targets.

BACKGROUND

a. The City Council has recently renamed Founder's Park as the "William R. Smith Park" and has designated the open space area on 100 South as the "Lee Skabelund Wildland Park." As part of these renaming and naming designations, Staff has been working on updating park references on the City website and in other publications of the City to use the new park names. The City Attorney reviewed the Centerville Municipal Code for any references to these parks that may need to be updated and found that the Municipal Code does not actually list the major parks of the City. In order to highlight these parks and to provide a point of reference, it is recommended the City Council enact a new Section 8.02.022 of the Municipal Code listing the major parks and their corresponding locations. The attached Ordinance No. 2018-08 sets forth these proposed amendments to the Municipal Code.

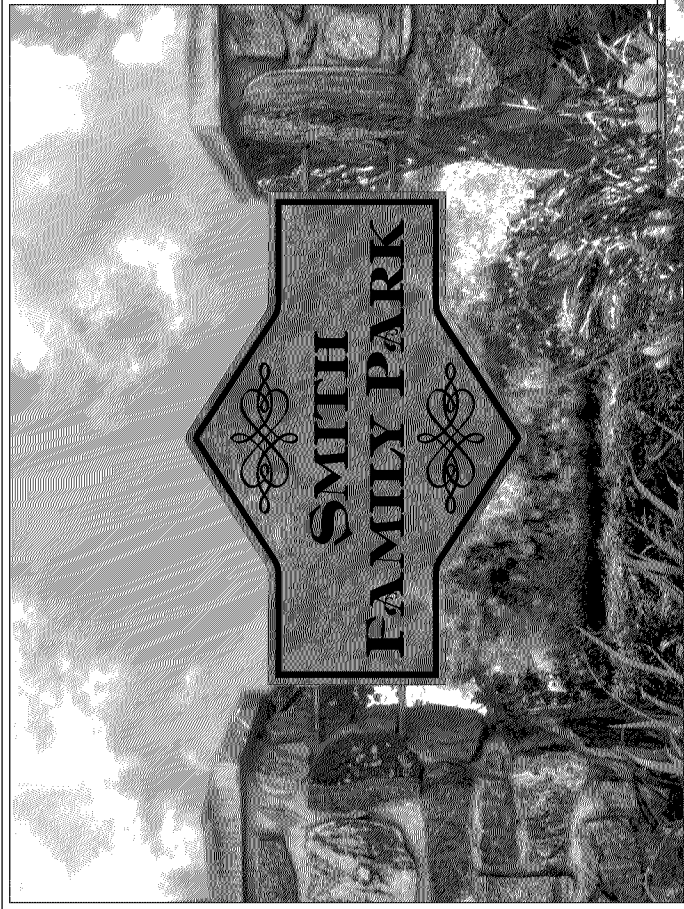
b. The Council directed staff to obtain cost estimates for several types of name signs that could be installed at these two parks. The City Manager requested this information from Dan Sonntag, a landscape architect who has done some work for the City. An email with the information he has gathered so far is attached. The City Engineer is researching his files for the cost of monument signs installed at Porter Walton Park, Freedom Hills Park, cemetery and on the northeast corner of Pages and Main Street (see attached photos of existing signs). His information may be available for the council meeting. The Council is hopeful that Smith descendants and friends/neighbors of Lee Skabelund will donate sufficient money to pay for these new signs. As an interim action, the wooden "Founder's Park" sign has already been replaced by a wooden "William R. Smith Park" sign.

ATTACHMENTS:

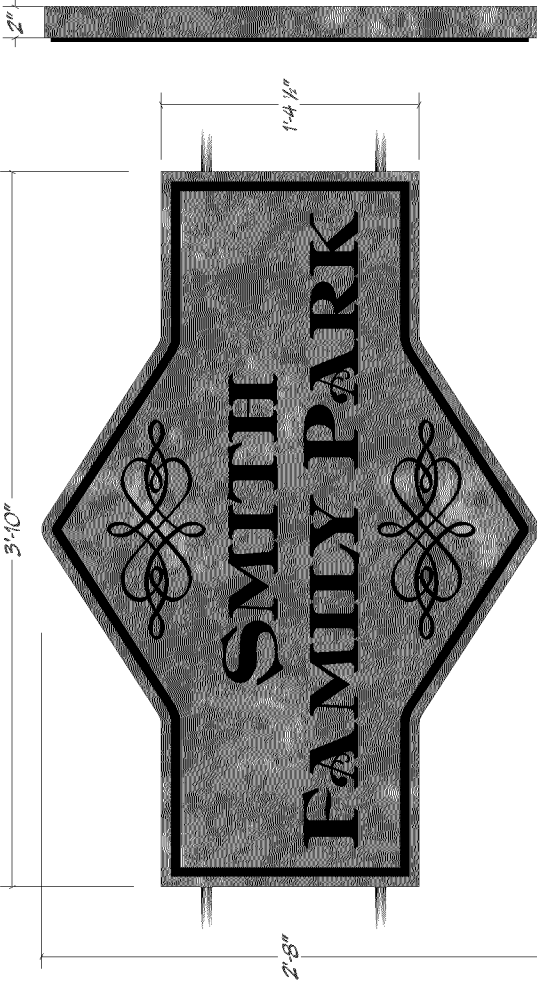
Description

- ☐ Smith Park Sign Ideas
- ☐ Dan Sonntag Email Chain

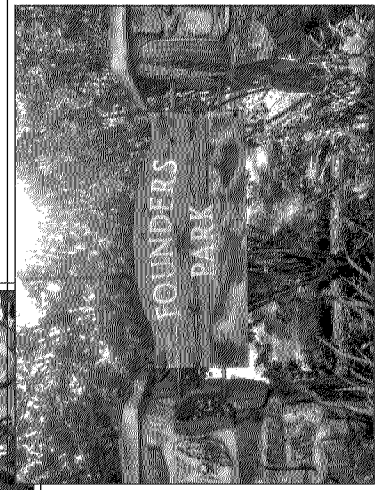
- ▢ Ordinance No. 2018-08 - CMC 8.02.022
- ▢ Existing Park Signs



SCALE: 1"=1' - PROPOSED SIGNAGE



SCALE: 1"=1'



NTS - EXISTING SIGNAGE

MONUMENT CABINET
MANUFACTURE & REPLACE EXISTING WOOD CABINET WITH NEW NON ILLUMINATED CABINET.

- A. **CABINET**
CABINET TO BE ALUMINUM CONSTRUCTION.
FACES AND RETURNS TO BE PAINTED A PATINA FINISH.
BORDER AND LETTERS TO BE FLAT CUT OUT .090 ALUMINUM PAINTED BLACK.
BORDER AND LETTERS TO BE FLUSH MOUNTED TO CABINET.
- B. **INSTALL**
CABINET TO BE MOUNTED TO EXISTING PIPES.



NFP



2236 S. 3270 W. Salt Lake City, UT
Phone: 801-972-5101
Fax: 801-972-2530
www.impact-signs.com

Designer: _____ Sales Dept: _____

Print Dept: _____

Shop Production: _____

Install Manager: _____

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Address: _____

Contact: _____

Origin Date: _____

Designer: JERRY

Sales: MARK

Page: 1 OF 2

GRASSLI GROUP

MONUMENT

MANUFACTURE & INSTALL (1) ONE NEW NON ILLUMINATED SINGLE FACE MONUMENT SIGN.

A. CABINET

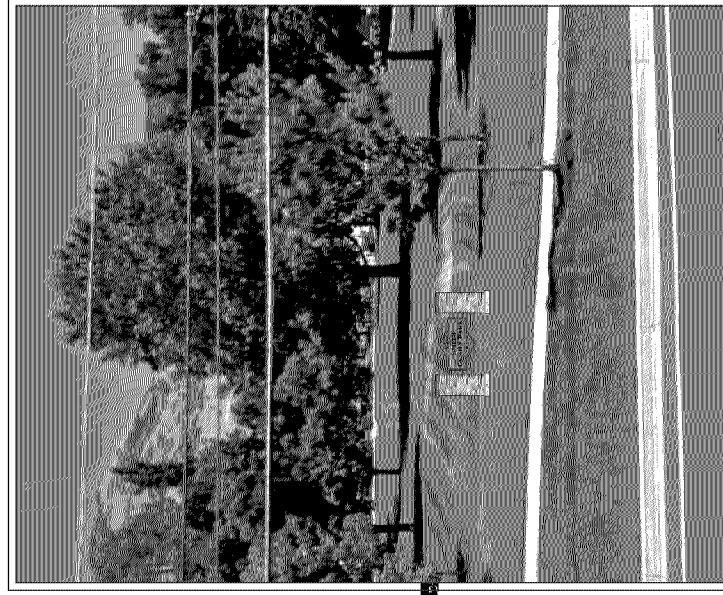
CABINET TO BE ALUMINUM CONSTRUCTION. FACES AND RETURNS TO BE PAINTED A PATINA FINISH. BORDER AND LETTERS TO BE FLAT CUT OUT .090 ALUMINUM PAINTED BLACK. CABINET TO BE MOUNTED TO PILLARS WITH (4) FOUR 1" DI. STEEL PIPES.

B. PILLARS

CAPS & BASE TO BE ALUMINUM CONSTRUCTION WITH A CONCRETE FLUX FINISH. MAIN PILLAR TO BE ALUMINUM CONSTRUCTION WITH A ROCK FINISH.



SCALE: 1"=1'



NTS - DISPLAY ONLY

NFP

IMPACT SIGNS

2236 S. 3270 W. Salt Lake City, UT
Phone: 801-972-5101
Fax: 801-972-2530
www.impact-signs.com

Designer: _____ Sales Dept: _____ Print Dept: _____ Shop Production: _____ Install Manager: _____

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consent of Impact Signs. All rights reserved.

CUSTOMER APPROVAL
DATE _____

Address: _____ Designer: JEFFREY
Contact: _____ Sales: MARK
Origin Date: 8/27/18 Proof Date: 8/27/18 Proof #: 1 Page: 2 OF 2 Scale: SEE ABOVE

GRASSLI GROUP

Mackenzie Wood

From: Steve Thacker
Sent: Thursday, July 12, 2018 14:46
To: Mackenzie Wood
Subject: Novus Attachment re Park Signage

From: Dan Sonntag
Sent: Tuesday, July 10, 2018 5:09 PM
To: Steve Thacker
Subject: RE: Sign Cost Recon

Steve,

I will follow up with that company, I think they got carried away with the idea of a retrofit and didn't consider the other sign options. I will also check out the Wildlands park. From a high level perspective and from my experience I think that it is good policy for municipalities to have all their signage match. It makes it easy for visitors to recognize they found a park, especially for nonresidents. It also helps identify the parks as being in Centerville AKA establishing your brand as a city. Right now every park sign is different. It might be worth studying a new sign idea to use everywhere or utilize the freedom hills sign idea as the standard. Rough estimate for new signs of the size we are talking about are 5,000 to 8,000 but I will double check with that sign company.

Thanks.

Dan Sonntag
MGB+A | The Grassli Group

From: Steve Thacker
Sent: Tuesday, July 10, 2018 4:57 PM
To: Dan Sonntag <dans@grassligroup.com>
Subject: RE: Sign Cost Recon

Dan, any response yet from the sign company about the cost of a sign like Freedom Hills Park? Also, could you take a couple of hours and look at the newly named natural park on 100 South between 500 and 700 East—which is now called "Lee Skabelund Wildlands Park"—and suggest a concept for the type of sign that you think would be appropriate for that park? And a cost estimate?

Steve

From: Dan Sonntag
Sent: Friday, June 29, 2018 10:28 AM
To: Steve Thacker
Subject: Sign Cost Recon
Importance: High

Steve, you would think this sign costing thing would be an easy task. Im sorry this is taking so long.

I have spoken to 2 different sign companies one of them was a dead end. The second company went above and beyond and took the liberty of making some design options.

To replace the wood only with a modern sign out of wood or metal it would cost \$1500 to \$1800 (includes design, fabrication, and installation)

To build an entirely new sign of similar magnitude in a new location it would be in the realm of \$6,000

Attached is their initial idea for reference. I think a work session with the family would be included to get the design right but this is a starting point.

The sign company is still getting costs on other sign ideas ie similar to freedom hills but I don't have that in hand yet.

I noticed the wood sign had been taken down so I pushed and got these numbers for you just now.

Let me know what comes of this.

Thanks.

Dan Sonntag

Landscape Architect| PLA | ASLA

MGB+A | The Grassli Group

urban designers | land planners | landscape architects

145 West 200 South, Salt Lake City, UT 84101

ORDINANCE NO. 2018-18

AN ORDINANCE ENACTING SECTION 8.02.022 OF THE CENTERVILLE MUNICIPAL CODE LISTING CURRENT CITY PARKS

WHEREAS, the City has previously adopted provisions regarding the definition of City Parks as set forth in Title 8, Chapter 2 of the Centerville Municipal Code; and

WHEREAS, the City Council desires to enact Section 8.02.022 of the Centerville Municipal Code listing the current City parks and facilities; and

WHEREAS, the City Council has determined that the amendments to the Centerville Municipal Code as provided herein are desirable and necessary to help identify and highlight City Parks and facilities.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF CENTERVILLE CITY, STATE OF UTAH:

Section 1. **Enactment.** Subsection 8.02.022 of the Centerville Municipal Code regarding City Parks is hereby enacted to read in its entirety as follows:

8.02.022. City Parks.

The following is a list of current City parks. This list may or may not be inclusive and is intended as a courtesy to identify and highlight major City parks. Further information about City Parks and facilities can be found on the City website.

- (a) Community Park – 1350 North 400 West
- (b) Freedom Hills Park – 2150 North 150 East
- (c) Island View Park – 750 East 500 South
- (d) Lee Skabelund Wildland Park – 100 South 700 East
- (e) Porter-Walton Park – 95 South 400 West
- (f) Smoot Park – 1550 North Main
- (g) William R. Smith Park – 300 North 100 East

Section 2. **Severability Clause.** If any section, part or provision of this Ordinance is held invalid or unenforceable, such invalidity or unenforceability shall not affect any other portion of this Ordinance, and all provisions, clauses and words of this Ordinance shall be severable. This Section shall become effective without codification.

Section 3. **Effective Date.** This Ordinance shall become effective immediately upon publication or posting.

PASSED AND ADOPTED BY THE CITY COUNCIL OF CENTERVILLE CITY, STATE OF UTAH, THIS 17th DAY OF JULY, 2018.

ATTEST:

CENTERVILLE CITY

Mackenzie Wood, City Recorder

By: _____
Mayor Clark A. Wilkinson

Voting by the City Council:

	“AYE”	“NAY”
Councilmember Fillmore	_____	_____
Councilmember Ince	_____	_____
Councilmember Ivie	_____	_____
Councilmember McEwan	_____	_____
Councilmember Mecham	_____	_____

CERTIFICATE OF PASSAGE AND PUBLICATION OR POSTING

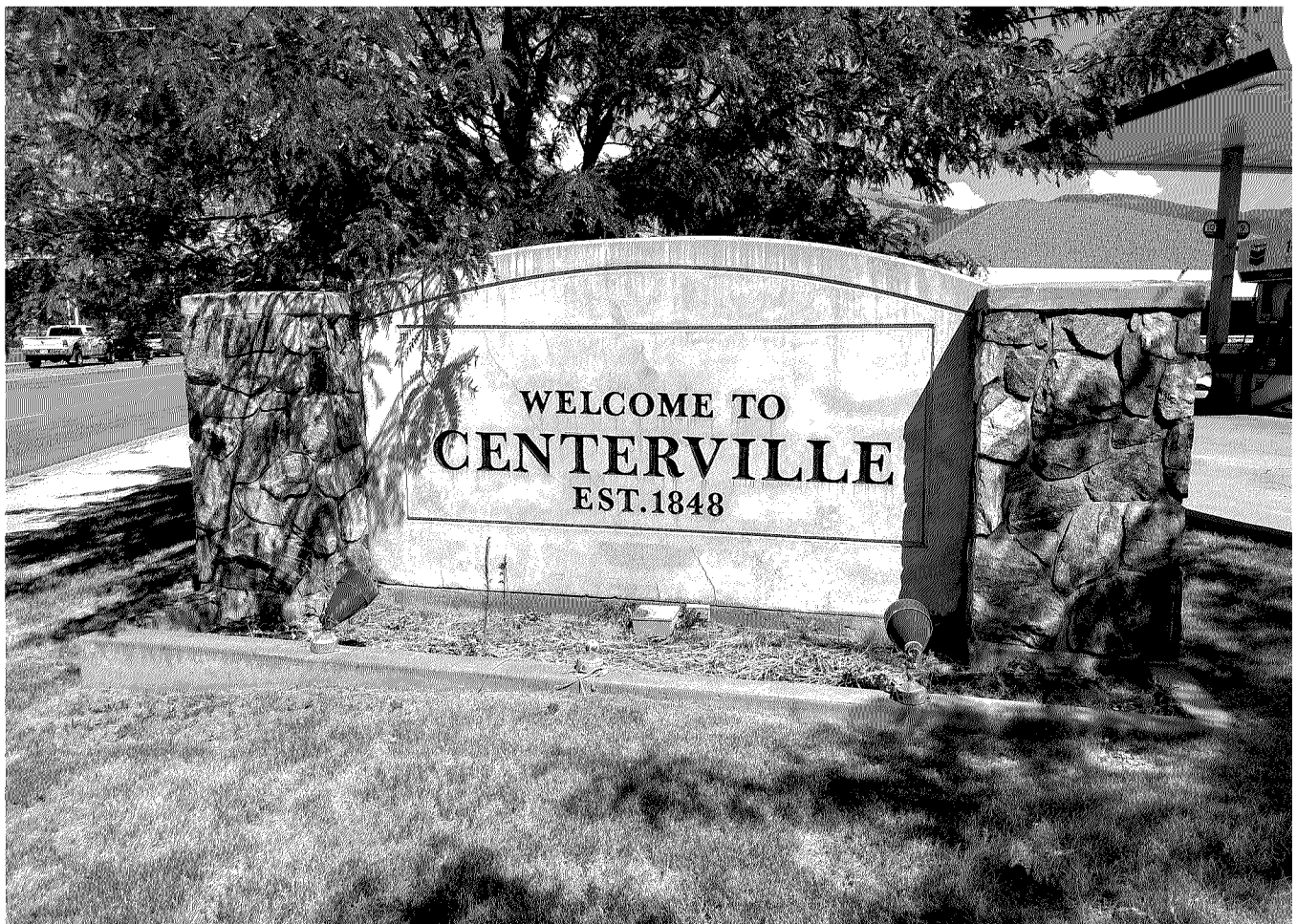
According to the provisions of the U.C.A. § 10-3-713, as amended, I, the municipal recorder of Centerville City, hereby certify that foregoing ordinance was duly passed by the City Council and published, or posted at: (1) 250 North Main; (2) 655 North 1250 West; and (3) RB’s Gas Station, on the foregoing referenced dates.

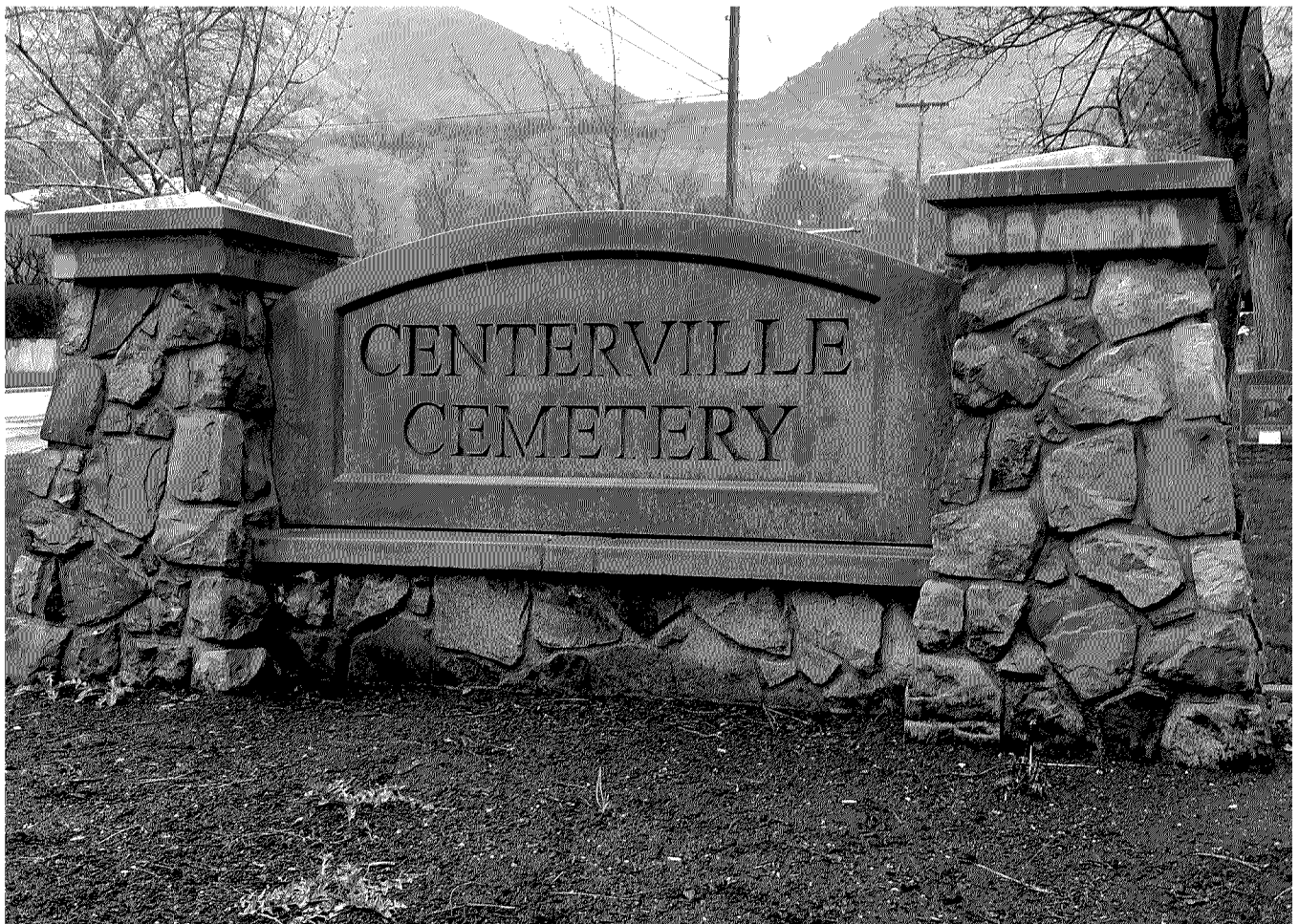
MACKENZIE WOOD, City Recorder

DATE: _____

RECORDED this ____ day of _____, 2018.

PUBLISHED OR POSTED this ____ of _____, 2018.







CENTERVILLE

Staff Backup Report

7/17/2018

Item No. 6.

Short Title: Compensation Study Proposal

Initiated By: City Council

Scheduled Time: 8:15

SUBJECT

RECOMMENDATION

Review carefully the attached proposal from Personnel Systems & Services and determine if it accomplishes the Council's objectives for a compensation study. If so, the City Manager recommends the Council accept the proposal and authorize use of a portion of the City Council's contingency budget for this purpose.

BACKGROUND

In their June 19 meeting, the Council directed staff to obtain a proposal for a compensation study. The meeting minutes are not clear regarding the scope of that study. The Mayor, City Manager and Management Services Director subsequently met with Mike Swallow of Personnel Systems & Services and asked him to submit a proposal. Staff recommend--and the attached proposal assumes--that all regular positions (i.e year-round "Full-time" and "Part-time" positions) be included in the study. The total cost of \$12,148 includes \$2000 for "HR Systems Audit & Policy & Procedures Recommendations", which is optional. Staff are discussing whether to recommend that section be included in the scope of work. The consultant's list of recent governmental clients in Utah and surrounding states is extensive--see list in the Proposal.

Staff also met with the Clearfield Assistant City Manager to learn about their experience in using a consultant from the mid-west and can report on that alternative in the Council meeting.

ATTACHMENTS:

Description

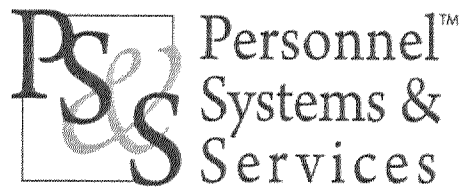
- ▣ Compensation Study Proposal

Centerville

Proposal for A Pay Equity & Market Study

June 23, 2018

Prepared By



**1325 W. Bluemont Dr.
Salt Lake City, UT 84123
801-269-8977
personnelsystems@comcast.net**

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INTRODUCTION

The development of a sound personnel management system begins with an organizational statement addressing the objectives of management related to achieving a predetermined employer status and labor market posture. Underlying the objectives is the organization's attitude or philosophy about work and workers. With this in mind the consultant assumes (1) that the city of Centerville desires to achieve a reasonable level of competitiveness and maintain current standards in providing quality services by attracting and retaining the most qualified employees and (2) in order to avoid becoming a training ground for other employers, the city views it desirable to provide career development opportunities where ever possible, competitive compensation and commit other resources necessary to enhance the attractiveness of the as an employer.

PROJECT PHILOSOPHY

Personnel Systems & Services subscribes to and promotes equal pay for equal work, non-discrimination in employment and fair and good faith dealing in all employee-employer relationships. Management has the right to expect a fair day's labor for the daily wage provided. Employees have the right to expect a fair day's pay for the labor given. The appropriateness of the pay provided is a function of the market place, the organizations internal equity system, which establishes the value of the job to a specific employer, and the perceived value of the individual based upon job performance, which includes loyalty, dependability and competence.

The employee's perception of equity and consistency in pay practices may not result in greater productivity and efficiency while the perception of inequity and inconsistency will most always produce discontent.

SERVICE AREAS

JOB ANALYSIS, JOB DESCRIPTION UPDATE & DEVELOPMENT

It is understood that the city has completed the exercise of updating all currently active job descriptions.

JOB VALUATION

In cooperation with the HR Manager, the consultant will assist in the review of the updated job descriptions to determine the internal equity job valuations. The objective of this phase of the project is to determine and establish the internal equity program that is ultimately attached to market data to create a formal pay plan. This process will assist the city to verify its own "worth of work" values most effective in the maintenance of a **"site validated"** internal equity methodology.

LABOR MARKET ANALYSIS

A review of the labor market, the economic area in which you wish to compete, is essential to the overall success of the pay plan. The objective of the analysis is to achieve external competitiveness. This phase involves the completion of a survey of employer wages for benchmark positions. Using statistical measures and valuation techniques it is possible to determine your competitive position in the chosen market place including public and/or private employers, and then establish a specific posture regarding the most realistic market objectives in terms of pay ranges and methods of pay progression. Where does the City want to posture itself in the market place? As a trendsetter? A leading-edge competitor? At market parity? Or, as reasonably comparable?

COMPENSATION POLICIES & PROCEDURES

This service at minimum involves providing at no cost a model compensation management policy which addresses method of progression from minimum to midpoint and from midpoint to maximum of the pay range. Additionally, an outline for creating an incentive program will be included. As a service option, is a comprehensive review of the city's policies, procedures and practices constituting a "Best Practice" assessment audit.

BASIS OF SOUND PAY PROGRAMS

As the city seeks to establish and maintain an effective compensation program it is recommended that consideration be given to some or all of the following:

1. Size and type of business: *The ability to pay certain rates, based upon revenues and financial resources.*
2. Organizational Philosophy: *The willingness to pay certain rates and attitudes about ranking among other employers within a selected labor market.*
3. Nature and Diversity of Work: *The degree of specialization, work variety, and technology (an element of the job classification methodology).*
4. Regional Economics: *The prevailing rates of pay and the rates of inflation.*
5. Availability of Labor Supply: *The competition for certain types of jobs resulting from an abundance or shortage of certain skills and abilities within the labor market.*
6. Value of Work Contribution: *The worth of a particular job to the organization (the overall value determined through classification methodology).*
7. Pay Supplements: *The total compensation comparability afforded through various incentives and discretionary benefits.*
8. Reputation of the Organization: *The competitiveness of pay and social recognition as high- or low-paying.*
9. Pay Progression Policy:
 - The learning curve impact associated with certain types of jobs.
 - Pay range uniformity vs. diversity (pay schedule design).
 - Length of Service.
 - Performance based increases.
 - Pay for knowledge or level of competency.
 - The use of "control rates" within the pay ranges.
10. Bonus and Incentive Plans:
 - The use of "non-scheduled" recognitions.
 - The use of non-monetary rewards.
11. Ownership Protection: *involves realistic consideration of resource limitations. The cost of administration should constantly be balanced against achieving the other objectives of the pay plan and overall personnel program.*

SCOPE OF WORK JOB ANALYSIS & VALUATION STUDY

JOB DESCRIPTION REVIEW

Step #1: The city shall provide a copy of all updated job descriptions for review by the consultant.

JOB VALUATION & CLASSIFICATION

The existing internal equity methodology shall be revised and modified to create a "No Pay Grade" pay plan model.

- Step #2: The consultant will update the four-factor job evaluation instrument and elimination of the conversion of points to bands and bands to grades. The result will be each city job having a unique, market-based pay range.
- Step #3: The HR Manager and in cooperation with the consultant "fine-tunes" the assignment of points to each job, which process may include an invitation from the HR Manager to subject matter experts, supervisors and/or job incumbents to meet and discuss job content.

SCOPE OF WORK MARKET COMPENSATION STUDY

MARKET DATA COLLECTION & ANALYSIS

Step #4: The consultant will utilize the Technology Net, web-based resource to expedite the conducting of the Market Compensation Study. Additionally, if requested by the city, complementary market data may be added to the data obtained through direct solicitation of **targeted survey participants in the Centerville market area as defined by management. Additional data sources may be purchased, i.e., Economic Research Institute (ERI), Utah Employer's Council, etc.**

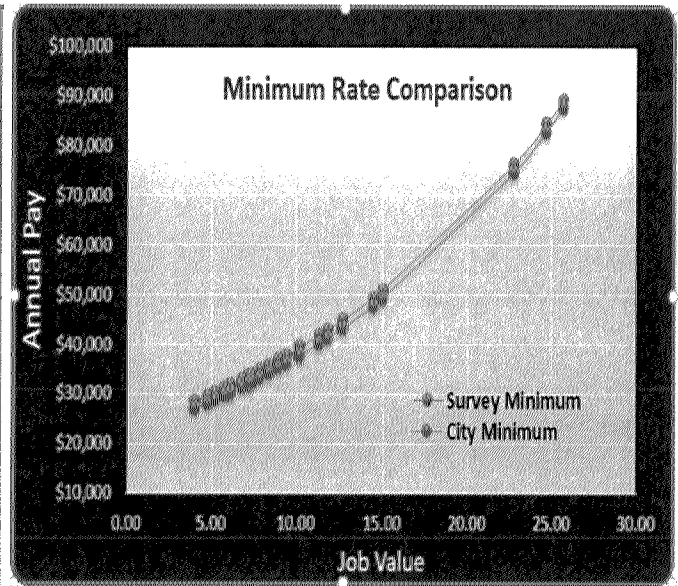
Step #5: **Labor Market Analysis:** The consultant will conduct a survey of base wages within a selected labor market for the city benchmark positions matched in the TechNet system. The survey participants will be chosen by city management and represent various non-profit, public and private entities with whom the city desires to be competitive. It is recommended that this sample remain stable over the years to assure consistency in market evaluation.

It is also recommended that the survey participants include "trend setters", thus enabling the city to ascertain the leadership position of the market. By knowing what market leaders are doing the city can determine what kind of pay policy and posture they want to maintain in relationship with the selected market. Statistical analysis and charts will be used to describe the survey results.

Step #6: Consultant will develop and deliver regression analysis graphic illustrations of the city's comparative position with the defined market area and survey participants.

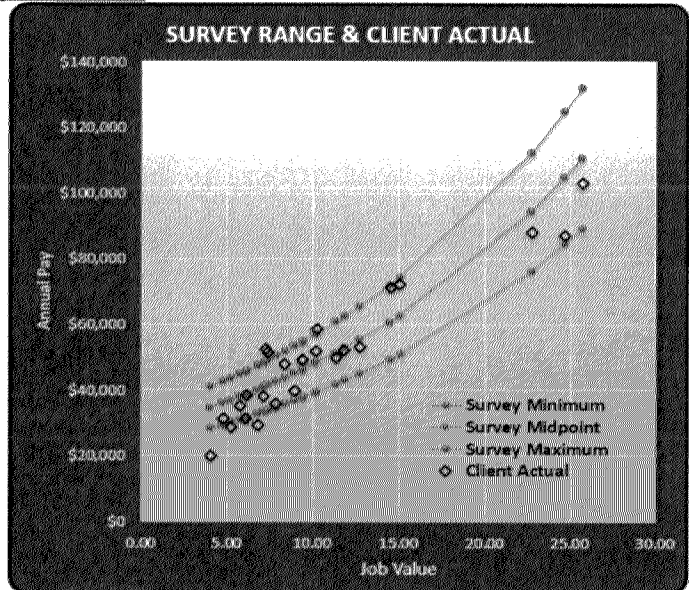
Sample Analytical Chart #1

Job Value	Survey Minimum	City Minimum	\$ Difference	% Difference	Job Title
25.69	\$89,236	\$87,570	-\$1,666	-1.9%	CITY MANAGER
24.67	\$84,541	\$82,819	-\$1,722	-2.1%	POLICE CHIEF
22.70	\$76,200	\$74,401	-\$1,800	-2.4%	COMMUNITY DEVELOPMENT DIRECTOR
14.49	\$49,368	\$47,537	-\$1,831	-3.9%	PUBLIC WORKS SUPERINTENDENT
15.03	\$50,793	\$48,954	-\$1,840	-3.9%	CITY TREASURER/HR DIRECTOR
12.72	\$44,969	\$43,171	-\$1,797	-4.2%	PARKS SUPERINTENDENT
11.34	\$41,803	\$40,039	-\$1,765	-4.4%	PUBLIC WORKS SUPERVISOR
11.85	\$42,941	\$41,163	-\$1,777	-4.3%	SERGEANT
10.18	\$39,323	\$37,590	-\$1,734	-4.6%	CITY CLERK
10.25	\$39,457	\$37,721	-\$1,735	-4.6%	POLICE OFFICER III
9.41	\$37,752	\$36,041	-\$1,711	-4.7%	POLICE OFFICER II
8.40	\$35,776	\$34,095	-\$1,681	-4.9%	UTILITY MAINTENANCE OPERATOR III
7.41	\$33,962	\$32,312	-\$1,649	-5.1%	POLICE OFFICER I
7.16	\$33,514	\$31,873	-\$1,641	-5.1%	UTILITY MAINTENANCE OPERATOR II
7.25	\$33,680	\$32,036	-\$1,644	-5.1%	COMMUNITY CENTER DIRECTOR
6.16	\$31,793	\$30,185	-\$1,608	-5.3%	UTILITY MAINTENANCE OPERATOR I
7.86	\$34,784	\$33,120	-\$1,664	-5.0%	ASSOCIATE PLANNER
8.96	\$36,851	\$35,154	-\$1,696	-4.8%	BUILDING INSPECTOR
6.78	\$32,855	\$31,227	-\$1,629	-5.2%	PARKS MAINTENANCE OPERATOR III/CEMETERY SEXTON
6.11	\$31,703	\$30,098	-\$1,606	-5.3%	ADMINISTRATIVE ASSISTANT
6.73	\$31,082	\$29,489	-\$1,593	-5.4%	DEPUTY TOWN TREASURER/RECEPTIONIST
5.23	\$30,266	\$28,691	-\$1,576	-5.5%	PARKS MAINTENANCE OPERATOR I
4.77	\$29,546	\$27,968	-\$1,560	-5.8%	DEPUTY TOWN CLERK
4.05	\$28,436	\$26,904	-\$1,534	-6.7%	COMMUNITY CENTER ASSISTANT



Sample Analytical Chart #2

Job Value	Survey Minimum	Survey Midpoint	Survey Maximum	Client Actual	Job Title
25.69	\$89,236	\$110,523	\$131,878	\$102,898	CITY MANAGER
24.67	\$84,541	\$104,643	\$124,793	\$97,198	POLICE CHIEF
22.70	\$76,200	\$94,210	\$112,231	\$93,042	COMMUNITY DEVELOPMENT DIRECTOR
14.49	\$49,368	\$60,737	\$72,034	\$71,126	PUBLIC WORKS SUPERINTENDENT
15.03	\$50,793	\$62,511	\$74,180	\$72,134	CITY TREASURER/HR DIRECTOR
12.72	\$44,969	\$55,267	\$65,484	\$63,107	PARKS SUPERINTENDENT
11.34	\$41,803	\$51,334	\$60,778	\$59,800	PUBLIC WORKS SUPERVISOR
11.85	\$42,941	\$52,747	\$62,406	\$62,100	SERGEANT
10.18	\$39,323	\$48,255	\$57,097	\$51,722	CITY CLERK
10.25	\$39,457	\$48,421	\$57,296	\$56,342	POLICE OFFICER III
9.41	\$37,752	\$46,307	\$54,769	\$48,932	POLICE OFFICER II
9.41	\$37,752	\$46,307	\$54,769	\$48,932	POLICE OFFICER II
9.41	\$37,752	\$46,307	\$54,769	\$48,932	POLICE OFFICER II
8.40	\$35,776	\$43,856	\$51,841	\$47,900	UTILITY MAINTENANCE OPERATOR III
7.41	\$33,962	\$41,607	\$49,157	\$51,249	POLICE OFFICER I
7.16	\$33,514	\$41,053	\$48,496	\$38,072	UTILITY MAINTENANCE OPERATOR II
7.25	\$33,680	\$41,259	\$48,741	\$52,371	COMMUNITY CENTER DIRECTOR
6.16	\$31,793	\$39,921	\$48,952	\$38,400	UTILITY MAINTENANCE OPERATOR I
7.86	\$34,784	\$42,626	\$50,374	\$35,887	ASSOCIATE PLANNER
8.96	\$36,851	\$45,189	\$53,434	\$39,873	BUILDING INSPECTOR
6.78	\$32,855	\$40,237	\$47,522	\$29,300	PARKS MAINTENANCE OPERATOR III/CEMETERY SEXTON
6.11	\$31,703	\$38,811	\$45,821	\$31,215	ADMINISTRATIVE ASSISTANT
6.73	\$31,082	\$38,041	\$44,903	\$35,044	DEPUTY TOWN TREASURER/RECEPTIONIST
5.23	\$30,266	\$37,032	\$43,700	\$28,598	PARKS MAINTENANCE OPERATOR I
4.77	\$29,546	\$36,140	\$42,037	\$31,215	DEPUTY TOWN CLERK
4.05	\$28,436	\$34,771	\$41,005	\$19,900	COMMUNITY CENTER ASSISTANT



Innovation: No Pay Grades: Now developed and available is an approach to compensation analysis that eliminates the use of pay grades, as illustrated above, but still retains the integrity of an internal equity maintenance methodology. Over the years there have always been complaints about pay grade structures that become manipulated. While it is almost impossible to eliminate all manipulation, this new approach can significantly minimize and may eventually eliminate such fairness distortions. Based upon an internal equity valuation each job can have an individualized market-based pay range. The slightest variations between the worth of jobs based upon your entity's worth-of-work values can now be recognized resulting in base pay management that is not cumbersome attached to a confining "pay plan".

This approach **can also overcome the frustrations of "Broad Banding"** and eliminate the challenges of associating non-benchmarked jobs to the benchmark anchor. Here too, every job can be uniquely assigned a market derived pay rate.

Innovation: Fine-tuning pay ranges to address and **resolve market sensitive recruitment and retention issues** is a smooth dynamic of the No Pay Grades-Worth of Work system. An option to assist with this type of issue would be to explore the use of stand-alone or "silo" pay plans for those market sensitive job families, such as may be occurring in Public Safety, Public Power, Information Technology, Building Inspection or Public Health jobs.

COMPREHENSIVE HR SYSTEMS AUDIT/POLICIES & PROCEDURES

- Step #7: A consultant will be given access or receive copies to all policies and procedures regarding employees and employment within the organization and review all documents. The intent of the review is to ensure that all policies are properly worded, contain current requirements, and to mitigate liability by creating new policies to meet the current needs of the City and as required by law.
- Step #8: The Consultant will meet with the City's Human Resource Manager and/or Managers, or other employees designated by the HR Manager and will perform an audit by asking a series of questions on hiring practices, benefits, compensation, records management, safety and security, discrimination and separation.
- Step #9: A comprehensive report of the findings will be provided, along with a detailed strategy of how to correct any shortfalls or any perceived weaknesses in policies or procedures to implement best practice.

SALARY STRUCTURE REVIEW & RECOMMENDATIONS

- Step #10: The Consultant and HR Manager will finalize the salary structure to ensure conformity with management philosophy for pay progression methodology and competitive positioning within the defined market. After identifying market relationships, the City will select a level of competitiveness to be achieved in the design of the new pay plan or "plans" with consideration being given to targeted percentiles in the data's prevailing rates. The learning curve philosophy may also be reflected in the development of ranges for various job classifications. Under the "No Pay Grade" alternative, each individual job classification/description will have an independent and separate pay range based upon market.
- Step #11: The Consultant will complete the full integration of the results of the job valuation phase of the study with the market compensation study.
- Step #12: The Consultant will identify and calculate a least cost implementation plan and identify the placement of each employee in relation to their job's revised pay range and valuation. As needed, the consultant will create "phase-in" options based upon calculated economic impact.
- Step #13: Discuss with HR Administrator the interest and value of opening an appeal window to allow employees to appeal their job's valuation and recommended pay range/grade.

ADDITIONAL CONSIDERATIONS/ PROJECT ENHANCEMENTS

Performance Management System: A performance management and evaluation program will normally be designed in combination with one of two ways: (1) to be utilized to monitor employee, work unit, and organizational progress toward achieving established goals and objectives; and (2) to provide justification for pay increases, advancement, promotion, and incentive awards and job retention. In achieving option two, the success of the program will involve integrating the performance management and evaluation program into the other aspects of the total compensation system. Other compensation factors to be evaluated simultaneously would include some or all the following:

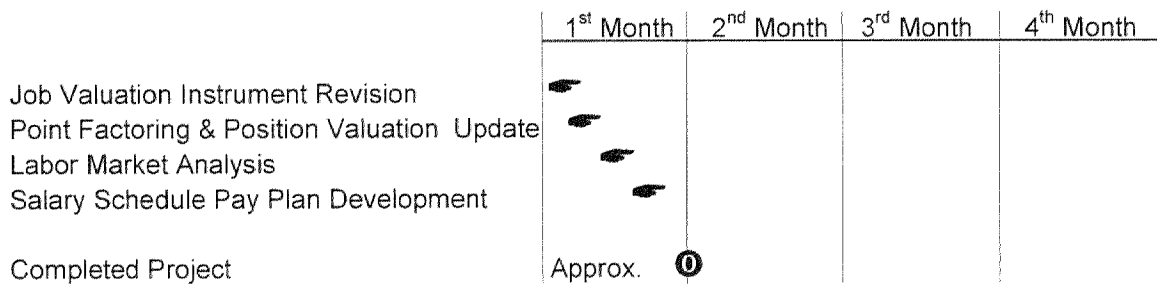
- A. **Base Pay:** This is the acceptable market range as determined through labor market analysis. The objective of the base pay program is to achieve a predetermined pay posture within the city's defined market area. One of four levels is usually pursued: 1) trend setting 2) competitive 3) parity or 4) comparable. The base pay plan is the companion to the job valuation system that is the method of determining internal equity for the purpose of establishing base pay. Movement through the base pay schedule would be determined by two factors- the learning curve concept and acceptable performance (the minimal level of job productivity that would justify job retention).
- B. **Incentive Award/Bonus Plan:** This system allows management to reward performance without compounding the costs in all other areas of compensation which are related to base pay (FICA, retirement, supplemental retirement, insurance, etc.). Such awards are one time, based upon predetermined criteria, can be given to individuals or work groups, and can be either monetary or non-monetary. Even benefits, such as additional annual leave could be used. Such reward systems would provide more financial control.
- C. **Longevity Pay:** Generally, such pay is attached to the base pay schedule. When so attached, this program does also compound other costs mentioned above. Annual leave schedules that allow employees to accumulate leave at increasing rates according to time in service are a form of longevity pay. When considering options for rewarding the dedicated, long service employee, annual leave can be supplemented by a lump sum cash program structured like annual accrual schedules. By separating items "b" and "c" from the base pay schedule, management will be better able to minimize the rewarding of mediocrity.
- D. **Cost-of-Living Adjustments:** This adjustment to the general base pay schedule is an estimate of market changes. The amount of such adjustments is determined regionally by the Bureau of Labor Statistics and reported as the consumer price index. This is a shortcut substitute to conducting a thorough labor market analysis. It is generally recommended that an organization conduct the labor market analysis at least every two or three years to rectify error produced by using CPI or some other market index.

E. **Market Differentials:** This compensation practice comes into play when the supply and demand in the job market impacts certain types of jobs. It is identified through labor market analysis and shows up as an inconsistency between internal job value (valuation) and external market pay. These adjustments are temporary and are utilized as needed to retain quality employees who have recognized the marketability of their knowledge, skills, and abilities.

DELIVERABLE PRODUCT AND MATERIALS

Upon conclusion of the project the consultant will provide the City with electronic copies of all project deliverables, i.e., revised job evaluation instrument, job valuations, market data, market analysis and pay plan. Additionally, six bank set of Mylar covered tabs will be provided if the city desires to create ring-binder books labeled: Organization Charts, Policies and Procedures, Position Descriptions, Valuation and Job Analysis, Salary Information, and Sample Personnel Forms.

TIME REQUIREMENTS Wage & Salary Market Analysis Study



0 = Deliverable

Compensation Study

COST OF SERVICES

(Approximately 60 employees and 50 job descriptions/classifications)

Program A-Job Valuation

1. Job Value Survey 70% of 60, 42 employees @ \$10 ea.	\$420.00
2. Customization of Point Factor Instrument	\$1,000.00
3. Job Analysis & Valuation (Internal Equity Reassessment 50 @ \$75.00)	\$3,750.00

Total: Program A	\$5,170.00
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Program B-Labor Market Wage/Salary Analysis

1. Labor Market Salary Survey and Analysis	\$4,500.00
3. Pay Plan Integration & Recommendations - Compression Adjustments	\$1,000.00

Sub-Total Program B	\$5,500.00
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Utah/TechNet Subscriber Discount @ 15%	(\$1,100.00)
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Sub-Total Program B	\$4,400.00
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Program C- HR Systems Audit & Policy & Procedure Recommendations

1. Comprehensive Review of Policies and Operating Procedures	\$750.00
2. Onsite Audit	\$500.00
3. Information Analysis, Best Practice Verification & Official Report, With Recommendations	\$750.00

Total: Program C	\$2,000.00
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Program D- Model Compensation Policy

1. Model Compensation Policy	
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Total: Program D	\$0.00
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Total Cost: Program A-D:	\$11,570.00
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All overhead Expenses @ 5%	\$578.00
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Total	\$12,148.00
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Payment Schedule: Upon completion of onsite HR system audit and delivery of findings and report- 25%. Upon delivery of Wage Analysis, pay plan and final project materials - 75%.

POST PROJECT RETAINER

\$300 per month, plus expenses (if travel is required)

Retainer Service Includes: All telephone consultation, All Webinar Meetings, all periodic web training sessions, all maintenance of problems with formula-based compensation management system and, as needed, coaching in the annual updating of market survey data.

MIKE SWALLOW
PROFESSIONAL & BUSINESS PROFILE

WORK EXPERIENCE

(1976-2018)

Technology Net, Inc.; Partner and co-developer of the TechNet online Compensation Survey System. 900 Subscribers in Utah, Idaho, New Mexico, Wyoming, Colorado, Mid-American Regional Council (Kansas & Missouri), Kansas Association of Counties, Virginia Institute of Government/University of Virginia and Maryland Municipal League. Established 2002.

Personnel Systems & Services. Currently providing technical assistance consulting services in human resource management systems consisting of: job analysis and classification, labor market compensation analysis and pay plan development, policy and procedure development, grievance management and resolution, performance management, recruitment and selection, training and general HR management programs. Company established in 1988.

Bureau Manager- Local Government MANAGEMENT/HR Consultant, Bureau of Consulting Services, Department of Human Resource Management, State of Utah. Develop, market, coordinate and deliver technical assistance services to Utah cities and counties in human resource management, supervisory training, organizational development, employee assistance programs, employee relations, fair employment programs, recruitment and selection, job classification, and wage and benefit analysis. Direct and coordinated state-wide and interstate salary and benefit surveys and analysis.

Contract Consultant, Emery County, Price City, Tooele City, Iron City, Tooele County and Carbon County Utah. In conjunction with State of Utah consulting duties, and under special contract, acted as advisor and resource to the City. Provided consultation related to policies, procedures, classification, compensation, recruitment, selection, discipline, termination and employee relations.

Self Employed, Benefits Broker & Personnel Consultant. Marketing and sales of individual and group benefits utilizing medical reimbursement plans, salary continuation plans, business continuation programs, stock redemption plans and 401(k) salary reduction plans. Performed private consulting to professionals and local governments. Developed business plans or proformas with income projections, cash flow analysis, balance sheets and break-even analysis. Worked as an associate to Ricketts and Associates-Risk Management/Vierra-CPA firm. Licensed to sell life, health and disability insurance.

Idaho Association of Counties, Boise, Idaho. Develop, market, coordinate and deliver technical assistance services to Idaho cities and counties in human resource management, supervisory training, organizational development, employee assistance programs, employee relations, fair employment programs, recruitment and selection, job classification, and wage and benefit analysis.

Current Retainers: North Davis County Sewer District, UT; Washington City, UT; Idaho Falls Power, ID.

Current Projects: Tooele County, UT; Snyderville Basin Water Reclamation, UT; Roy, UT; Meridian, ID; Dixie Power, UT; Bel Air, MD; Pagosa Springs, CO.

Annual Projects Conducted via Technology Net: Wasatch Compensation Group annual salary and benefit survey (Salt Lake City, West Valley, Murray, Sandy, Provo, Orem, Ogden, Layton, Park City, West Jordan, St. George, and South Salt Lake). Colorado Municipal League, Virginia Institute of Government/University of Virginia, Maryland Municipal League, Kansas Association of Counties, Mid-America Regional Council (Kansas & Missouri).

REFERENCES

MOST RECENT ENGAGEMENTS 2016-2018

Mr. David Kitchen, HR Manager, Lehi City, 801-768-7100, dkitchen@lehi-ut.gov
Mr. Mike Terry, HR Director, Murray, UT, 801-264-2655, mterry@murray.utah.gov
Mr. John West, HR Director, Grand County, UT, 435-259-1323, jwest@grandcountyutah.net
Ms. Melanie Marsh, Human Resources Director, Payson, UT, 801-465-5202, melaniem@payson.org
Mr. Duane Huffman, City Manager, West Bountiful, UT, 801-292-4486; dhuffman@wbcity.org
Mr. Ryan Snow, City Manager, Roosevelt, UT, 435-725-7207; RSnow@rooseveltcity.com
Ms. Rachel Stenta, Assistant City Manager, Moab, UT, 435-259-2683, rstenta@moabcity.org
Mr. Nathan Crane, Highland City, UT, 801-772-4566; NCrane@highlandcity.org
Mr. Edward Dickie, City Manager, Santa Clara, UT, 435-673-6712, edickie@sccity.org
Mr. Spencer Evans, Controller, Cottonwood Improvement District, UT, 801-943-7671, sevens@cid.utah.gov
Ms. Jennifer Coates, Town Manager, Ridgway, CO, 970-626-5308 Ext. 212, jcoates@town.ridgway.co.us
Ms. Rebecca Fritz, HR Director, Ouray, CO, 970-325-7062, fritzr@cityofouray.com
Ms. Tina Combs, HR Director, Nampa, ID, 208-468-5447, combst@cityofnampa.us
Ms. Crystal Ritchie, HR Manager, Meridian, ID, 208-898-5503, [critchie@meridiantcity.org](mailto:critchier@meridiantcity.org)
Ms. Dawn Brecke, HR Manager, Springdale, UT, 435-772-3434, dawnsanders@infowest.com

MOST RECENT ENGAGEMENTS 2013-2015

Ms. Pam Springs, HR Director, Lafayette, CO, 303-665-5588, pamsp@cityoflafayette.com
Ms. Natasha Hirschi, HR Manager, Cedar City, UT, 435-865-2880, hnatasha@cedarcity.org
Mr. Jamie Davidson, City Manager, Orem, UT, 801-229-7038, jpdavidson@orem.org
Mr. Seth Perrins, City Manager, Spanish Fork, UT, 801-804-4535, sperrins@spanishfork.org
Mr. Jeff Shumway, Business Manager, Southwest Public Health, UT, 435-986-2585, jshumway@swuhealth.org
Mr. Roger Carter, City Manager, 111 North 100 East, Washington City, UT, 435-656-6300, rcarter@washingtoncity.org
Ms. Ruth Holyoak, HR Officer, 111 North 100 East, Washington City, UT, 435-656-6315; rholyoak@washingtoncity.org
Ms. Delilah Walsh, County Manager, Socorro County, Socorro, NM, 575-835-0589, dwalsh@co.socorro.nm.us
Mr. Mark Fratrack, Village Manager, Taos Ski Valley, NM, 575-776-8220, mfratrack@vtsv.org
Mr. Keith Lord, General Manager, Taylorsville-Bennion Improvement District, UT, 801-968-9081, klord@tbid.org
Mr. Anthony Mortillaro, Executive Director, North Central Regional Transit District, NM, 505-629-4725, anthonym@ncrtd.org
Mr. Dan Tarwater, HR Director, Las Vegas, NV, (702) 229-6011, dtarwater@lasvegasnevada.gov
Ms. Sue Brown, Compensation Administrator, Las Vegas, NV, (702) 229-6011, sbrown@LasVegasNevada.GOV

Others Upon Request

PREVIOUS ENGAGEMENTS

Classification, Compensation, Supervisor Training, Performance Management

UTAH

Blanding Bluffdale Bountiful Water Sub-Conservancy District Box Elder County Brian Head Town Brigham City Cache County Canyonlands Natural History Association Carbon County Housing Authority Cedar City Centerfield Central Weber Sewer Improvement District Clearfield Davis Applied Technology Center Davis School District Davis County Draper City East Carbon City Emery County Ephraim City Five County Association of Governments Garfield County Grand County Heber City Heber Light & Power Heber Valley Railroad Helper Highland Holladay Hurricane Kearns Improvement District LaVerkin Layton Lehi City Mapleton Midvale City Moab Morgan County Mountainland Association of Governments Murray School District Neways International	North Davis County Sewer District North Pointe Solid Waste District Park City Phonex Corporation Pleasant Grove Price Provo Riverdale Salt Lake City Service Area #1 San Juan School District Santaquin Sevier Applied Technology Center Sevier County Six County Commissioners Organization Snyderville Recreation District South Davis County Fire Department South Jordan South Salt Lake Southeastern Utah Association of Governments Spanish Fork Springville State Board of Education (Utah) State Court Administrator, Office of Summit County Syracuse Taylorsville Timpanogos Special Service District Tooele County Tooele City Uintah Basin Applied Technology Center Uintah County Utah Risk Management Mutual Association Wasatch County Wasatch Front Regional Council Washington City Washington County Washington Terrace Wellington City West Jordan Woods Cross Zion Natural History Association
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IDAHO

Coeur d'Alene City Nampa City Idaho Falls City Benewah County Blaine County Bonner County Bonneville County Boundary County Canyon County Caribou County Canyon County Ambulance District	Custer County Gooding County Idaho County Kootenai County Lemhi County Madison County Minidoka County Owyhee County Power County Valley County
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NEW MEXICO

New Mexico Municipal League
New Mexico Finance Authority
Albuquerque
Ruidoso
Santa Fe
North Central Regional Transit District

Taos Ski Valley
Carlsbad
Town of Taos
Clovis

WYOMING/COLORADO/ALASKA/NEW JERSEY

Hoonah, AK
Cody, WY
Park County, WY
Lafayette, CO
Walsenburg, CO
Logan City, CO
Georgetown, CO

Wheatland, WY
Torrington, WY
Wyoming Municipal Power Company, WY
Lander, WY
Central Wyoming College
Powell, WY
Las Vegas, NV
Gateway Group One, NJ

Other: National District Attorney Association, Washington DC/Arlington VA

WOW-NPG Pay Plan Clients

American Fork, UT	Ouray, CO
Blanding, UT	Payson, UT
Canyon County Ambulance District, ID	Ridgway, CO
Cedar City, UT	Roosevelt, UT
Daggett County, UT	Santa Clara, UT
Duchesne County, UT	Saratoga Springs, UT
Eagle Mountain, UT	Socorro County, NM
Heber Light & Power, UT	Southwest Public Health, UT
Highland, UT	Spanish Fork, UT
Grand County, UT	Springdale, UT
Iron County, UT	Taos Ski Valley, NM
Idaho Falls, ID	Taylorville/Bennion Water District, UT
Lafayette, CO	Timpanogos Special Service District, UT
Lehi, UT	UTOPIA, UT
Murray, UT	Wasatch Mental Health, UT
Moab, UT	Washington County, UT
Nampa, ID	
North Central Regional Transportation District, NM	

PROJECT TEAM-KEY STAFF

Mike Swallow

President of Personnel Systems & Services, Inc.; a human resource consulting company established in 1988 and a general partner of Technology Net, Inc., established in 2001. For 30 years Mike has been providing technical assistance as an independent consultant primarily to local government entities either as a staff consultant or independent consultant in various HR management areas, including job analysis and classification, labor market analysis and pay plan development, policy and procedure development, grievance management and resolution, performance management & evaluation, recruitment and selection and supervisor training. Having been engaged by over 130 entities, Personnel Systems & Services has clients based in Utah, New Mexico, Idaho, Colorado, Wyoming, New Jersey and Alaska. The National District Attorney Association, Washington DC, is also a notable consulting engagement. Previous employers include the Utah Intergovernmental Personnel Agency, Idaho Association of Counties, State of Utah- DHRM, and Summit County. Academic credentials include a master's degree in public administration and a bachelor's degree in psychology from Brigham Young University.

David R. Colvin

David has provided management and consulting services to state and local governments, and education for more than 25 years. Mr. Colvin has a dozen years of experience in city government management in three states, including 9 years as a city manager or administrator. During his tenure as a city manager/administrator, he managed many large-scale capital improvement projects, developed and implemented master plans, city-wide performance reporting systems, human resource systems, and performance based budgets. As a strategic planner, fiscal and management analyst for a state legislature, Mr. Colvin has 9 years' experience managing and facilitating the development of several state-wide strategic plans and providing consulting services in developing a state-wide performance measurement system. Mr. Colvin has also managed and provided training for a University's state and local government managers/elected officials leadership and management development program, and provided consulting services to many local governments in developing human resource systems and implementing other organizational development efforts. Mr. Colvin has a Bachelor's degree in Communications and Organizational Behavior, and a Master of Public Administration degree, from Brigham Young University.

Albert Foster

Albert is the president of Facil HR, a human resource consulting firm which specializes in policy, compliance, and employee relations. For the past 15 years, Albert has consulted over 125 large and small businesses from Vermont to California on ways to keep them compliant, productive, and respected in their operations and industries. After working for Arthur J Gallagher, the third largest consulting firm in the world, and earning a Master's in Human Resources from Utah State University in 2012, Albert felt it was time to grab the bull by the horns, both figuratively and literally, and founded Facil HR in 2015. Facil is Latin for "Easy", and that is his intent, to make HR easy and relieve some of the administrative nightmares that small to mid-sized organizations consistently face. While working for Gallagher, he also managed and owned Custom Benefit Solutions, which he later sold in early 2015. CBS was a TPA specializing in COBRA, administration, flexible spending arrangements, and benefit plan compliance documents. Albert is currently serving a second term as a member of Roosevelt City, Utah, City Council.

Gaylyn Larsen, SPHR

Gaylyn boasts over 21 years of experience in local government human resource management, which experience is complimented by three years of full time consulting. Her consulting engagements involved the development of job classification and compensation systems, and she has been a member of several job audit teams in connection with consulting engagements entered into by Personnel Systems & Services. Gaylyn is served as the Salt Lake County Sheriff Department's Human Resource Director for several years and is currently Human Resource Director for Wasatch Front Waste & Recycling District. Previously, she served as Human Resource Director for the City of St. George for nearly 8 years and as a Human Resource Analyst for the Utah State Tax Commission. Her academic credentials include a degree in Personnel & Industrial Relations with a minor in Economics.

Jeff Monson

Jeff has attained degrees in Business Management, Business Administration, and a Master's degree in Organizational Management. He has 15 years of training, program development, and human resource experience. Jeff gained much of his experience while working at Intermountain Health Care. During that time, he worked with a variety of employee and patient groups and committees and helped develop and implement effective communication techniques and behavioral modification programs. He also gained a wide range of experience from working with over 300 small- and medium-sized organizations, assisting them with human resource, benefit, and safety issues. Additionally, he has helped companies develop the necessary policies and procedures to become more effective and profitable. Various projects involved the resolution of issues between employers and employees regarding compliance issues, safety laws, and regulations. He was elected and serves as a member of the Board of Trustees for Kearns Oquirrh Park Fitness Center. Currently Jeff is the Human Resource Director for the Valley Emergency Communications Center, Salt Lake County.

Richard T. Morley

Richard (Ric) holds a bachelor's degree in business administration and is a human resource professional with 20+ years of combined experience in human resource management, business, business development, purchasing, accounting, computers, and retail business management. With his experience crossing several disciplines, he brings multiple business talents to our consulting team. Since 1991 he has been involved in HR operations. This included the development of seminars in time management (Simple Time Management); serving as Director of Operations for a company that achieved over 50 million a year in sales (where he also developed the basis for the future HRIS system); serving as a team member providing HR consulting to local governments; and serving as Director of Human Resources for a small company where he was later promoted to Executive Vice President. Here he also developed an internet-based HRIS system that works with almost all payroll and human resource programs. Most recently, Ric assisted in forming a human resource company named HR Group Central whose focus is to provide customized HR technical assistance to small and large companies where he is currently serving as the COO. Ric is a member of the SHRM and has been involved with various chamber organizations.

Judy Thimakis

Judy has a combined 27 years of human resource experience in private industry, higher education, and local government public administration. As a PhD, Judy has occupied a faculty position at the University of Phoenix, teaching in the master's and undergraduate programs. In a fulltime capacity, Judy works for American Fork City as the HR Manager, and has worked for Salt Lake County as the Executive Director of the Deputy Sheriff Merit Commission and Senior HR Consultant in the Human Resources Department. She managed the Compensation Department for the University of Utah and directed the HR functions in private industry. She is experienced in managing benefits, compensation, recruitment, employee relations, safety, training, law enforcement testing, law enforcement merit systems, and some information systems. Academically, Judy carries a Bachelor's Degree in Human Resources and a Master's Degree in Public Administration. She owns a Doctorate of Management where her dissertation subject was Gender and Leadership, a Comparative Study. She is trained in dispute resolution and is a Legislative Advocate, assisting with lobbying efforts for University of Utah. Judy has been active professionally serving on boards in the human resources area, including President, Vice President, and a board member for the Intermountain Compensation and Benefit Association (ICBA) and the International Public Management Association-Human Resources (IPMA-HR).

Kenneth G. Topham Jr., CEBS CPM

Ken is a Technology Net, Inc. founder and general partner. He earned a B.S. degree in Business Administration from Southern Utah State College (now Southern Utah University) and an MBA from the University of Utah. He has professional designations as a Certified Employee Benefit Specialist (CEBS) from the Wharton School and the International Foundation of Employee Benefits Plans; and as a Certified Public Manager (CPM) from the University of Utah and the State of Utah. He is a past member and chairman of the Salt Lake Area Compensation and Benefits Group and previous member of the International Foundation of Employee Benefits Plans and of the International Society of Certified Employee Benefit Specialists. He was employed with the State of Utah for 30 years, with nearly 28 years' experience in the human resource management field. He has filled positions as Management Analyst in the Department of Transportation, Human Resource Director in the State Tax Commission, State Compensation Manager, State Benefits Manager, and HR Functional Manager during the State's development and implementation of a client/server Human Resource Management Information System. He was instrumental in developing and implementing the State's flexible benefits program, employee benefits profiles, annual benefits fairs, a health awareness training program, and the State's client/server human resource management information system. His last assignment with the State DHRM was as the State of Utah HR Special Projects Manager with assignment specifically in the area of local government services.

Appendix

Factor I- Job Knowledge 40%



American Fork

		A	B	C	D	E	F	G	H
KNOWLEDGE, SKILLS & ABILITIES	FORMAL EDUCATION & TRAINING	Minimal Formal Education.	Graduation From High School Or GED.	High School, GED & up to 1 Year Of Job Related Training or Education.	2 Years Of Job Related Training, or Associate Degree.	4 Years of job related training, Or Bachelor's Degree.	4 yr. degree plus 1 Year Of Graduate Work.	2 Years Of Graduate Work, Masters Degree Or Equivalent.	Extensive Graduate Work Beyond Masters.
1. Unskilled. Ability to follow simple oral instructions. Reading and performing simple mathematical computations may be required. May need a basic understanding of the use of common office equipment or basic hand and power tools.		0.62 0.65	0.68 0.72 0.75	0.78 0.82 0.87			Additional points are awarded for required experience as a percentage of the points awarded for Job Knowledge: I. Up to one (1) year of experience...5% II. Up to three (3) years of experience...10% III. Up to five (5) years of experience...20% IV. Up to eight (8) years of experience...30% V. Over eight (8) years of experience...40%		
2. Semi-skilled. Proficiency in the use of simple equipment. Knowledge of general office procedures, practice or operations. Proficient in math, reading, keyboard operations, common office equipment or basic hand and power tools.		0.77 0.81 0.85	0.89 0.93 0.98	1.02 1.07 1.12	1.17 1.23 1.29				
3. Requires working level knowledge, skills, and abilities related to a broad range of either complex clerical or technical functions or apprentice level knowledge of a single function area or work specialization.		1.00 1.05 1.11	1.15 1.21 1.27	1.33 1.39 1.46	1.53 1.60 1.68	1.75 1.84 1.93			
4. Requires para-professional or full performance level of knowledge, skills, and abilities primarily related to a well defined discipline or vocational specialization. Journey level proficiency.		1.30 1.37 1.44	1.50 1.57 1.65	1.72 1.81 1.90	1.60 2.08 2.19	1.84 2.39 2.51			
5. Entry level professional KSA's utilizing techniques which require understanding of involved practices, principles and/or theory or mastery of a well defined discipline or vocational specialization.			1.95 2.05 2.15	2.24 2.36 2.47	2.58 2.71 2.84	2.96 3.11 3.27	3.41 3.58 3.76	3.92 4.12 4.32	4.51 4.73 4.97
6. Requires experienced professional level knowledge, skills, and abilities. High proficiency demonstrated through independent application of principles or theory. Creative work.				2.91 3.06 3.21	3.35 3.52 3.69	3.65 4.05 4.25	4.43 4.65 4.89	5.10 5.35 5.62	5.86 6.15 6.46
7. Highly developed, seasoned professional. Managerial KSA's, Mastery of involved practices, precedents, theory, principles.					4.36 4.57 4.80	5.01 5.26 5.52	5.76 6.05 6.35	6.63 6.96 7.30	7.62 8.00

This factor measures the nature and extent of information or facts which the worker must understand to do acceptable work (e.g., steps, procedures, practices, rules, policies, theories, principles, concepts and precedents) and the nature and extent of skills/abilities necessary to apply the acquired knowledge. It also includes the amount of training required by the job prior to entry. Special requirements, certifications or licenses. **Award additional points as a percentage of the points awarded above for knowledge & training for the following:** I. Commercial drivers, applicator, operator licenses or specialized clerical certification...5%. II. Technical license or certification...10% III. Professional license or designation...20%. Multiple credentials, licenses or certifications....award an additional 5%. Annual or periodic recertification, testing or mandatory training requirements....award an additional 5%.

Factor II- Responsibility 35%

	A	B	C	D	E	F
ACCOUNTABILITY & ACCURACY CONTROLS OVER THE WORK	Consequences of error produce little or no negative impact. Remedies are readily available within the context of the task being performed. Minimal loss of time to correct the error.	Errors normally result in loss of own time to correct or check. Quality of task completion impacted by need for accuracy related to repetitive tasks or operations.	Errors may result which affect one or more work group. Immediate Supervisors must remedy errors and generally assume full accountability. Impact may vary in severity.	Errors may result affecting multiple work units within a department or cause injury or operating problems difficult to correct. Financial/legal implications exist to some degree.	Errors may result affecting entire department. Consequences affect public image for an extended time period requiring considerable resources to correct. Financial/legal implications are serious.	Errors may result which affect the entire organization. Consequences severely affect organizational efficiency. Public image severely damaged. Impact demands executive action. Extensive Financial/legal implications
1. Clear, detailed and specific instructions given for both one-of-a-kind and repetitious tasks; work is closely controlled through the structured nature of the work, by circumstances in which it is performed, or through review of the supervisor.	0.94 0.98	1.16 1.22 1.28	1.51 1.58 1.66			
2. Continuing or individual assignments. Supervisor specifies limitations, quality and quantity of work, expected, deadlines and priorities. There is some freedom allowed in selecting methods to be used, but are limited.	1.03 1.08 1.13	1.33 1.40 1.47	1.73 1.82 1.91			
3. The work is strictly controlled by practices and procedures which are covered by well defined policy; work is performed without direct supervision but is reviewed periodically by the supervisor.	1.18 1.24 1.30	1.53 1.61 1.69	2.00 2.09 2.20	2.59 2.72 2.86	3.37 3.54 3.72	
4. The work is subject to policies, practices, and procedures. Some freedom is allowed in the application of policy or procedure. The supervisor sets the overall objectives and identifies available resources. Employee in consultation with supervisor develops projects and deadlines.		1.76 1.85 1.95	2.29 2.41 2.53	2.98 3.13 3.29	3.88 4.07 4.28	5.04 5.29 5.56
5. Work is performed under managerial direction with the individual determining what, when, and how the work is done. Establishes unit or program goals & objectives			2.64 2.77 2.91	3.43 3.60 3.78	4.46 4.68 4.92	5.80 6.09 6.39
6. These jobs by their very nature and size, are broadly subject to general goals and objectives. Work is performed under broad guidance of policy makers. Much autonomy and freedom to act is essential to job effectiveness.				3.94 4.14 4.35	5.13 5.38 5.65	6.67 7.00

Additional points are awarded for supervisory responsibility and public contacts as a percentage of the points awarded for responsibility:

SUPERVISION: I. Serves as leadworker of one unit, crew, or group.....5% II. Performs as first-line supervisor. Is responsible for quality and quantity. Schedules and assigns work.....10%. III. Supervises more than one group performing similar functions. Has general responsibility for project completion.....15%. IV. Manages a department. Determines priorities. Delegates through subordinate supervisors. Hires & Disciplines.....20%. **PUBLIC CONTACTS:** I. recurring routine contacts with the public or workers in other units requiring exchange of factual information or explanation.....10% II. Contacts with people and/or managers regarding routine administrative or technical matters.....20%. III. Contacts with administrators or professionals in developing and soliciting cooperative relationships.....30% IV. Contacts with administrators with significant impact on programs, projects or policies.....40%. V. Contacts with legislative, executive or judicial officials affecting the purpose of the organization.....50%. **BUDGET:** I. Secondary responsibility to implement and monitor the budget of a section or division.....5%. II. Primary responsibility to prepare and administer a budget for more than one section or division, or for a department10%.

Factor III- Difficulty of Work

15%

JUDGMENT & DECISIONS REQUIRED

COMPLEXITY & VARIETY OF WORK

	A	B	C	D	E	F
Little or no judgment or decisionmaking. Decisions limited to routine steps in performing well defined tasks or in determining the speed at which to perform.		Decisions are few and directly related to a well defined process. Requires some judgment in selecting variations in sequence of steps, operations or procedures.	Decisions are frequent but related to a well defined process. Judgment is required to select most suitable procedure from more than one process alternative.	Decisions are varied and based upon practice or policy. Employee required to make interpretative judgments when necessary to deviate from standard methods. Determines use of resources.	Decisions are varied based upon broad principles and guidelines. Judgment required to determine program direction and options for policy implementation.	Makes technical and complex decisions based upon research. Judgments must be made without existing guidelines. Creates policy affecting the entire organization.
1. The work consists of a few tasks or functions that are clear cut and directly related. Action to be taken or responses to be made are readily available. There is little variation in the work.	0.40 0.42	0.50 0.52 0.55				
2. The work consists of duties involving more than one sequence of steps. Variations in the work stem from differences in the source of information, kinds of transactions, entries or other factual situations.	0.44 0.46 0.49	0.57 0.60 0.63	0.74 0.78 0.82			
3. The work consists of various duties involving different processes and methods. Choices to be considered differ with the subject, phase, or issues involving each assignment.	0.51 0.53 0.56	0.66 0.69 0.73	0.86 0.90 0.94	1.11 1.17 1.23		
4. Aspects of the work involve conditions and elements that must be identified and analyzed to discern interrelationships and deviations from standards in a specialty field or discipline. Tasks require development of goals and objectives based upon existing interpretation of established policies, rules and guidelines.		0.76 0.79 0.83	0.98 1.03 1.08	1.28 1.34 1.41	1.66 1.74 1.83	2.16 2.27 2.38
5. The work consists of independent assignments with varying duties which comprise a primary level of responsibility. Factors to be considered involve the assessment of unusual circumstances, variations in approach, incomplete or conflicting data, and incompatible results. The work requires the development and implementation of program options.		0.87 0.91 0.96	1.13 1.19 1.25	1.47 1.54 1.62	1.91 2.01 2.11	2.48 2.61 2.74
6. The work consists of a variety of duties involving a broad range of activities or depth of analysis to develop and implement department or organization-wide goals and policies.				1.69 1.78 1.86	2.20 2.31 2.42	2.86 3.00

Award additional points for stress as a percentage of points awarded for difficulty of work: This sub-factor attempts to recognize the degree of mental or emotional fatigue or stress inherent to the job and sustained through concentration, work pressures or critical incidents (CIS syndrome). Consider the cycle, duration, and intensity sustained. Consider the need to deal with the public over controversial issues, the responsibility for problem resolution and the need to meet time deadlines. SOME- 5% MODERATE- 10% CONSIDERABLE- 15% CRITICAL INCIDENT-20%

Factor IV- Work Environment

10%

PHYSICAL EFFORT

WORKING CONDITIONS

	A	B	C	D
Effort is minimal and is exerted only for short, intermittent periods. Effort involves light lifting of tools, objects, and working materials. May involve light pushing, pulling, reaching, bending. Requires normal hearing and visual acuity. Normally performs in seated position. Occasional standing for short durations.		Effort is exerted occasionally for short periods of time. Strain periodic but not prolonged. Moderate lifting, pushing, pulling, bending. More than normal visual and hearing acuity for precision work. Normally performs in abnormal sitting or standing positions. Moderate Manual dexterity required.	Effort is exerted regularly for sustained periods of time. Strain may be for frequent or moderate duration. Moderately heavy lifting, pushing, pulling. Considerable crouching, stooping or lying in prone position. Some strain on sight and hearing. Performs in abnormal positions. High Manual dexterity required.	Effort is prolonged and frequent. Strain may be extended in duration. Effort involves heavy lifting (90 lbs), pushing, pulling with excessive crouching, stooping or lying in prone position. Could involve intense strain on sight and hearing. High manual dexterity be required.
1. No observable hazards or threat to health or safety. Adequate working conditions with at least minimum environmental conditions to assure the comfort of most workers.	0.60 0.63	0.66 0.69 0.72	0.75 0.79 0.83	0.87 0.91 0.96
2. Minimum hazardous working conditions. Minor threat to health and/or safety. Generally adequate working conditions with minimum environmental conditions to assure comfort. Traveling in an automobile may be a regular part of the job.	0.74 0.78 0.82	0.85 0.89 0.94	0.98 1.03 1.08	1.13 1.18 1.24
3. Occasional exposure to hazardous work conditions (noise, fumes, heights, slippery, vibrations, moving parts, disease etc.). Moderate exposure to dust, grease, temperature changes, noise, inadequate lighting, inclement weather, etc. Periodic conditions which involve chance of injury.	0.96 1.01 1.06	1.11 1.16 1.22	1.27 1.34 1.40	1.47 1.54 1.62
4. Daily exposure to hazardous work conditions. Prolonged and frequent exposure to dust, grease, extreme temperature, or severe outdoor weather conditions. Recurring conditions which involve chance of injury.	1.25 1.32 1.38	1.44 1.51 1.59	1.66 1.74 1.83	1.90 2.00

Hazard Uncertainty: For positions having tasks that place employees in historically life threatening situations (i.e., Fire, Police) add 100% to the base points awarded above for work environment. For positions which require the operation of maintenance or service equipment on city roadways, add 50%. For positions requiring regular and frequent travel, whether local or regional, primarily by automobile, add 25%.

American Fork Point Evaluation



By Rank Order

			Factor I					Factor II				Factor IV		Factor III		
Job Code	Department	Job Title	Job Knowledge	Years Exper.	Certs. License	Multi. Certs.	Annual Recert.	Responsibility	Supervision	Public Cont.	Budget	Difficulty Of Work	Stress	Work Environ.	Haz-ard	Total Pts.
1000	Executive	City Administrator	7.30	2.92	0.00	0.00	0.00	7.00	1.40	3.50	0.70	3.00	0.45	0.60	0.00	25.87
1200	Fire	Fire Chief	5.52	2.21	0.55	0.00	0.28	5.38	1.08	2.69	0.54	2.31	0.46	0.78	0.19	22.00
1700	Police	Police Chief	5.52	2.21	0.55	0.00	0.28	5.38	1.08	2.69	0.54	2.31	0.46	0.78	0.19	22.00
1800	Public Works	Public Works Director	5.52	2.21	0.00	0.00	0.00	5.38	1.08	2.69	0.54	2.31	0.35	0.78	0.19	21.05
1500	Parks & Recreation	Parks & Recreation Director	5.52	1.66	0.28	0.00	0.00	5.38	1.08	2.15	0.54	2.20	0.33	0.78	0.19	20.11
1010	Executive	Total job valuation score translates into a market based pay range; the result of performing regression analysis, examining the relationship between the market price tag from a survey sample and the jobs valuation.														18.98
1205	Fire															18.72
1102	Administrative Services/Finance															16.36
1400	Library															16.06
1805	Public Works	City Engineer/Regulatory Compliance Officer	4.25	1.27	0.85	0.21	0.21	4.68	0.70	1.87	0.47	2.01	0.30	0.78	0.19	17.80
1705	Police	Deputy Police Chief	4.80	1.44	0.48	0.00	0.24	4.68	0.70	1.87	0.47	1.54	0.31	0.78	0.19	17.51
1015	Executive	Human Resource Director	4.25	0.85	0.00	0.00	0.00	5.80	0.00	2.32	0.29	2.81	0.39	0.60	0.00	17.10
1600	Planning	Planning Director	5.52	1.66	0.00	0.00	0.00	4.68	0.47	1.87	0.47	1.54	0.23	0.80	0.00	17.05
1210	Fire	Battalion Chief/Fire Marshal	5.26	2.10	0.53	0.26	0.26	3.13	0.47	1.25	0.16	1.54	0.31	1.01	0.51	16.80
1300	Information Technology	IT/Broadband Director	4.25	0.85	0.42	0.21	0.21	4.68	0.70	1.87	0.47	1.54	0.23	0.89	0.00	16.34
1812	Public Works	Engineer/Construction Manager	4.25	1.27	0.85	0.00	0.21	3.94	0.59	1.58	0.39	2.01	0.30	0.66	0.16	16.22

Total job valuation score translates into a market based pay range; the result of performing regression analysis, examining the relationship between the market price tag from a survey sample and the jobs valuation.



American Fork Compensation Study



Proposed Pay Plan

Hourly Pay Rates

Monthly Pay Rates

Annual Pay Rates

	Job Value	Pay Range			Job Value	Pay Range			Job Value	Pay Range				Range
		Minimum	Midpoint	Maximum		Minimum	Midpoint	Maximum		Minimum	Midpoint	Maximum		
City Administrator	26.87	\$55.67	\$69.59	\$83.51	26.87	\$9,649	\$12,062	\$14,474	26.87	\$115,794	\$144,742	\$173,691	50.00%	
Police Chief	22.00	\$41.44	\$51.80	\$62.16	22.00	\$7,183	\$8,979	\$10,775	22.00	\$86,199	\$107,749	\$129,299	50.00%	
Fire Chief	22.00	\$41.44	\$51.80	\$62.16	22.00	\$7,183	\$8,979	\$10,775	22.00	\$86,199	\$107,749	\$129,299	50.00%	
Public Works Director	21.05	\$39.14	\$48.93	\$58.71	21.05	\$6,785	\$8,481	\$10,177	21.05	\$81,415	\$101,770	\$122,124	50.00%	
Parks & Recreation Director	20.11	\$36.98	\$46.22	\$55.46	20.11	\$6,409	\$8,012	\$9,614	20.11	\$76,911	\$96,139	\$115,367	50.00%	
Public Relations/Economic Development Director	18.98	\$34.54	\$43.18	\$51.81	18.98	\$5,987	\$7,484	\$8,981	18.98	\$71,845	\$89,807	\$107,768	50.00%	
Assistant Fire Chief	18.72	\$34.00	\$42.50	\$51.00	18.72	\$5,893	\$7,366	\$8,839	18.72	\$70,713	\$88,392	\$106,070	50.00%	
Finance/Budget Officer	18.36	\$33.26	\$41.58	\$49.89	18.36	\$5,765	\$7,207	\$8,648	18.36	\$69,184	\$86,480	\$103,777	50.00%	
Library Director	18.06	\$32.67	\$40.83	\$49.00	18.06	\$5,662	\$7,077	\$8,493	18.06	\$67,943	\$84,929	\$101,915	50.00%	
City Engineer/Regulatory Compliance Officer	17.80	\$32.16	\$40.20	\$48.24	17.80	\$5,575	\$6,968	\$8,362	17.80	\$66,896	\$83,620	\$100,345	50.00%	
Deputy Police Chief	17.51	\$31.60	\$39.51	\$47.41	17.51	\$5,478	\$6,848	\$8,217	17.51	\$65,737	\$82,171	\$98,605	50.00%	
Human Resource Director	17.10	\$30.83	\$38.53	\$46.24	17.10	\$5,343	\$6,679	\$8,015	17.10	\$64,118	\$80,148	\$96,178	50.00%	
Planning Director	17.05	\$30.72	\$38.40	\$46.08	17.05	\$5,325	\$6,656	\$7,987	17.05	\$63,897	\$79,871	\$95,845	50.00%	
Battalion Chief/Fire Marshal	16.80	\$30.26	\$37.83	\$45.39	16.80	\$5,245	\$6,557	\$7,868	16.80	\$62,944	\$78,680	\$94,416	50.00%	
IT/Broadband Director	16.34	\$29.44	\$36.80	\$44.16	16.34	\$5,103	\$6,379	\$7,655	16.34	\$61,242	\$76,552	\$91,863	50.00%	
Police Lieutenant	16.06	\$28.95	\$36.18	\$43.42	16.06	\$5,017	\$6,271	\$7,526	16.06	\$60,206	\$75,258	\$90,309	50.00%	
Chief Building Official	15.46	\$27.90	\$34.88	\$41.86	15.46	\$4,837	\$6,046	\$7,255	15.46	\$58,042	\$72,552	\$87,063	50.00%	
Police Sergeant	14.55	\$26.41	\$33.01	\$39.82	14.55	\$4,578	\$5,723	\$6,897	14.55	\$54,936	\$68,670	\$82,404	50.00%	
Street Superintendent	14.38	\$26.15	\$32.69	\$39.23	14.38	\$4,533	\$5,666	\$6,800	14.38	\$54,398	\$67,998	\$81,597	50.00%	

CENTERVILLE

Staff Backup Report 7/17/2018

Item No. Z

Short Title: Mayor's Report

Initiated By: Mayor Wilkinson

Scheduled Time: 8:45

SUBJECT

- a. UIA/UTOPIA
- b. South Davis Metro Fire Service Area

RECOMMENDATION

Mayor Wilkinson will report on UIA/UTOPIA as well as the South Davis Metro Fire Service Area. He may also report on other City matters.

BACKGROUND

ATTACHMENTS:

Description

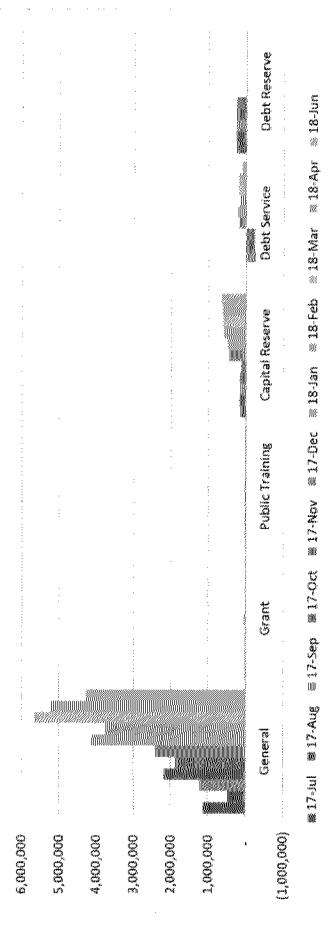
- ▣ Fire Service Area - June Financial Summary

South Davis Metro Fire Service Area
For Month Ending: June 2018

Cash Position

	General	Grant	Public Training	Capital Reserve	Debt Reserve	State Treasurer
						Int. Rate
17-Jul	1,133,508	31,946	32,480	157,761	(7,564)	1.4084%
17-Aug	478,331	31,946	33,753	158,405	8,711	1.4782%
17-Sep	1,228,550	31,946	34,864	158,584	(260,105)	1.5281%
17-Oct	2,174,812	31,946	34,321	158,797	(234,799)	1.5621%
17-Nov	1,869,310	31,946	35,992	134,659	(234,429)	1.6053%
17-Dec	2,406,126	47,636	37,769	456,894	186,612	1.6340%
18-Jan	4,137,245	31,576	39,525	505,048	255,514	1.7291%
18-Feb	3,754,361	31,576	37,955	588,252	165,893	1.8649%
18-Mar	5,664,654	28,531	39,876	622,797	223,112	2.0302%
18-Apr	5,229,824	28,531	40,752	642,345	210,538	2.2008%
18-May	4,884,343	35,149	41,529	654,378	126,971	2.3517%
18-Jun	4,287,080	35,149	43,015	672,370	130,869	2.5007%

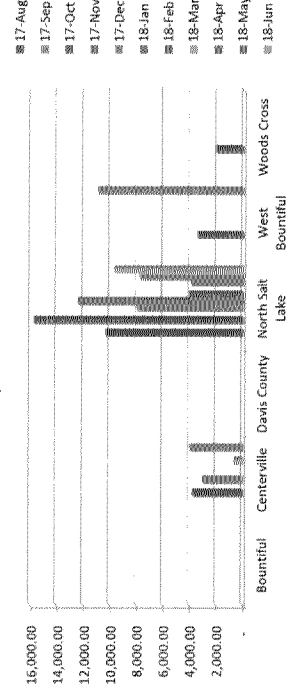
Cash Position Fiscal Year 2017-2018



Impact Fees

	Bountiful	Centerville	Davis County	North Salt Lake	West Bountiful	Woods Cross	Total
17-Jul							
17-Aug				10,306.00			10,306.00
17-Sep							
17-Oct		3,768.00		15,712.13	3,403.80	2,044.50	24,934.43
17-Nov							
17-Dec		2,948.75		7,904.00			10,852.75
18-Jan				12,401.40			12,401.40
18-Feb				3,999.25			3,999.25
18-Mar		644.00					644.00
18-Apr				3,859.50			3,859.50
18-May		3,919.94		7,728.00	10,948.00		22,595.94
18-Jun							
FY Totals	-	11,280.69	-	71,542.03	14,357.80	2,044.50	99,225.02

Impact Fees



Cash Balance

	5/31/2018	As of 6/30/18	Inc/(Dec)	% Inc/(Dec)
10 - General Fund	\$ 4,884,343	\$ 4,287,080	\$ (597,263)	-12%
21 - Grant Fund	\$ 35,149	\$ 35,149	\$ (0)	0%
22 - Public Training Fund	\$ 41,529	\$ 43,015	\$ 1,486	4%
45 - Capital Reserve Fund	\$ 654,378	\$ 672,370	\$ 17,992	3%
73 - Debt Service Fund	\$ 126,971	\$ 130,869	\$ 3,898	3%
74 - Debt Reserve	\$ -	\$ -	\$ -	0%
Total Cash	\$ 5,742,370	\$ 5,168,483	\$ (573,887)	-3%

St. Treasurer PTIF Int. Rate

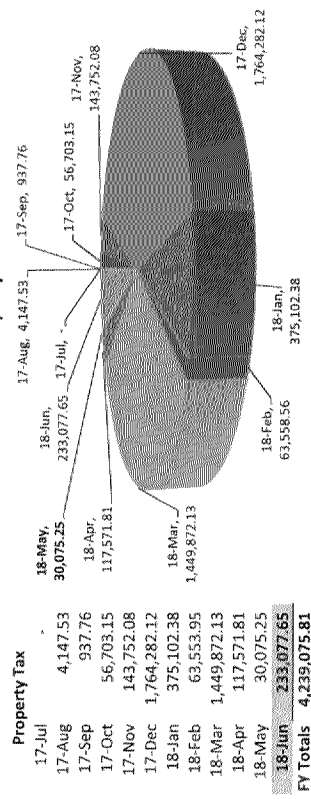
2.3517%

2.5007%

0.1490%

6.34%

Property Tax



FY Totals 4,239,075.81

CENTERVILLE

Staff Backup Report

7/17/2018

Item No. 8.

Short Title: Councilmember Liaison Report - Councilman McEwan

Initiated By:

Scheduled Time: 8:55

SUBJECT

Report on the Davis County Mosquito Abatement District & UTOPIA

RECOMMENDATION

BACKGROUND

Councilman McEwan serves as the Centerville representative on the Davis County Mosquito Abatement District Board as well as on the UTOPIA Board.

ATTACHMENTS:

Description

- ▢ UTOPIA 6-25-18 Board Meeting Packet
- ▢ UTOPIA FY 19 Budget

**NOTICE OF
UTAH TELECOMMUNICATION OPEN INFRASTRUCTURE AGENCY (UTOPIA)
BOARD MEETING**

June 25, 2018 ** 10:00 A.M.**

**UTOPIA Offices
5858 South 900 East
Murray, Utah 84121**

AGENDA

Call In Information

Refer to email for WebEx Information

1. Welcome and Introductions
~ *Wayne Pyle, Chair*
2. Approval of Minutes – April 16, 2018
~ *Wayne Pyle, Chair*
3. Financial Update (April 2018)
~ *Kirt Sudweeks, Chief Financial Officer*
4. Budget Presentation
~ *Kirt Sudweeks, Chief Financial Officer*
5. Public Hearing – 2019 Fiscal Year Budget
 - a. Open Hearing
 - b. Comments from Public
 - c. Close Hearing
6. Consider Approval of Resolution 18-02: A resolution approving an annual budget for the fiscal year commencing July 1, 2018, and ending June 30, 2019
~ *Wayne Pyle, Chair*
7. Consider Approval of Resolution 18-03: A resolution approving authorization of at least two individuals from UTOPIA to make changes to PTIF accounts.
8. Adjourn

UTAH TELECOMMUNICATION OPEN INFRASTRUCTURE AGENCY (UTOPIA)

BOARD MEETING MINUTES

April 16, 2018

10:00 AM

UTOPIA OFFICES

5858 SOUTH 900 EAST

MURRAY, UTAH 84121

Board Members Present: Jamie Davidson – First Vice Chair, Orem City
Adam Cowie – Second Vice Chair, Lindon City
Kane Loader – Third Vice Chair, Midvale City
Paul Isaac – Alternate, West Valley City

Joining Electronically: Shawn Warnke – Tremonton City
Mark Thompson – Brigham City
Bruce Davis – Layton City
Mark Sorenson – Alternate, Payson City

Officers Present: Roger Timmerman – Executive Director
Kirt Sudweeks – UTOPIA Chief Financial Officer
Kellie Jeffrey – UTOPIA Board Secretary

Others Present: Georganne Weidenbach – Century Link
Drew Clark – Resident (Orem)
Wendy Lack – Resident (Orem)
Jack Walkenhorst – Director of Strategic Partnerships, All West
Kimberly McKinley – UTOPIA
Aaron Leach – UTOPIA
Jess Rudd – UTOPIA

1. WELCOME AND INTRODUCTIONS

The UTOPIA Board of Directors held a regular board meeting on Monday, April 16th, 2018. First Vice Chair, Jamie Davidson (Orem), conducted the meeting in the absence of UTOPIA Chairman Wayne Pyle (West Valley City). The meeting was called to order at 10:18 AM. He welcomed all attendees. Due to the number of attendees, he asked for introductions of all board members, guests, and UTOPIA staff.

UTOPIA Votes Present: 381

UTOPIA Majority Vote: 191

UTOPIA 2/3 Vote: 254

2. APPROVAL OF MINUTES – FEBRUARY 12, 2018

April 16, 2018

There was no discussion on the minutes.

ACTION: Adam Cowie (Lindon City) MOVED to approve the minutes from the February 12th UTOPIA board meeting. Paul Isaac (West Valley City) SECONDED the motion. The vote was unanimous.

3. FINANCIAL UPDATE (FEBRUARY 2018)

Kirt Sudweeks, Chief Financial Officer, presented the February 2018 UTOPIA financials. The financials were distributed to the board prior to the meeting. Mr. Sudweeks noted that things continue to go well at UTOPIA.

Combined network **recurring revenues** for the first 8 months of this year were \$1.4 million higher than the first 8 months of the previous year. We were approximately \$225,000 ahead of where we budgeted to be, on a combined network basis. February 2018 revenues were about \$200,000 higher than February 2017 revenues. On a month over month basis, for the last 12 months, we averaged \$16,000 a month growth in recurring revenue. We continue to see strong revenue growth across the network. Specific to UTOPIA, recurring revenues were approximately \$460,000 ahead of where we were last year, on a year-to-date basis, and we were about \$240,000 ahead of where we budgeted to be.

Operating expenses for UTOPIA were below by about \$380,000. **Operating profit** was almost \$1 million ahead of budget this year.

In December, we took down another UIA bond. We are spending that money wisely to expand the network. From a financial perspective, Mr. Sudweeks feels like UTOPIA is doing well.

Mr. Cowie (Lindon) inquired about the percentage of how many customers added are in new build areas and how many are existing areas. Mr. Timmerman shared a graph of the growth of residential subscribers for each city. We are over 15,000 residential subscribers network wide, and over 18,500 total connections. There is growth in every city, old and new areas. Even areas that have been available since the beginning still add customers. The recent history has gotten even better. We have made the network available to substantially more area over the last year. We added approximately 7,500 addresses over the last year. We are accelerating the growth of the network month over month.

4. CONSIDER APPROVAL OF RESOLUTION 18-01: A RESOLUTION APPROVING THE TENTATIVE ANNUAL BUDGET FOR UTOPIA FOR THE FISCAL YEAR COMMENCING JULY 1, 2018 AND ENDING JUNE 30, 2019

Mr. Sudweeks shared a tentative budget for fiscal year 2019. A final budget will be presented at the June board meeting.

Revenues have continued to grow strongly each month. Combined network revenues are almost \$1.5 million, as of February. We've added approximately 7,500 addresses, showing that the

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network is expanding its reach. Over the last 12 months, we've added 3,800 new residential customers. Revenue growth is ahead of budget for fiscal year 2018. We anticipate a 16% increase in revenue growth in the next fiscal year from 2018. Operating expenses are projected to be 53% of revenue for fiscal year 2019, down from 58% in 2018. The gap is widening between revenue and expenses. It's a 5.7% increase in operating expense from the prior year, which is less of an increase than the previous year's budget.

The UIA projected budget for 2019 is showing an 18% increase in revenue, from 2018's budget. The other operating expense line will increase due to credit card fees and the amount we incur in fees as we add additional customers. Professional services will remain the same. The network management line represents payments made by UIA to UTOPIA. The increase is due to UIA sharing in more of the overhead cost than they were previously. Interest expense has an increase at UIA due to the 2017 bond. We showed on the UIA budget the interest and principal payment being covered, as well as a rebate back to the cities. We doubled our budgeted payment back to the cities this fiscal year. UIA still has \$1.9 million in cash on the UIA budget, as shown on the financials.

The UTOPIA budget reflects a 27% increase in revenue, about a \$2 million up from the 2018 budget. About 2/3 of that is due to the payments coming from UIA, and the remaining 1/3 is coming from continued network growth. There are some opportunities for UTOPIA to grow, although not as many as UIA, because it does not have the capital funding. We add to UTOPIA revenue as opportunities arise. Wages and benefits show a 10% increase, most of which is due to changes in head count. We propose that we increase our head count by 5, including legal, a financial analyst, an additional GIS person, a marketing assistant, and a field services technician. We feel these are necessary positions to add as we have more need and as we grow the network. A 3% merit based increase is proposed for staff (not a cost of living increase). Professional services reflects a decrease. We anticipate bringing legal counsel in-house, in hopes of seeing a decrease in expense from our previous legal contracts. Total operating expenses is up about \$500,000 on FY19's proposed budget, 5.7%. Interest and principal payments are currently paid for by the cities. Because of our deficit position, we have to reflect 5% of our revenue going to our deficit reduction, which is \$475,000. Revenues are increasing faster than expenses.

Mr. Cowie inquired why we are going from no legal counsel since December, to an in-house counsel, and if that's necessary. Mr. Timmerman noted that there are many things that were not done by our previous counsel that new counsel would be able to fill, and does feel it would constitute a full-time counsel. If a firm wishes to fill the role as a contract as opposed to a full time in-house individual, we would consider that.

ACTION: Bruce Davis (Layton City) MOVED to approve the tentative fiscal year 2019 budget. Kane Loader (Midvale City) SECONDED the motion. A roll call vote was taken – the vote was unanimous.

5. UTOPIA UPDATE

Roger Timmerman, UTOPIA Executive Director, presented an update on the network and the agencies. There is more action on the UIA side currently. UIA clearly has an impact on

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UTOPIA, but UIA has more ability to pursue additional funding and ability to grow the network on behalf of both agencies. Mr. Timmerman wants the UTOPIA board to understand the relationship between the agencies. As UIA continues to grow and expand, it pays UTOPIA the IRU payment. The budgets reflect how UIA takes on more marketing and more expense, and we are able to balance that between the agencies. Today's UIA meeting approved a resolution for a bond up to \$33 million. It's a revenue backed transaction, so it does not require the cities any additional pledges. The bond could be less, if there is a city specific project, potentially in Layton and/or Orem. There is some flexibility with that bond, depending on other city specific bonds. UIA has a strong path forward to fund additional phases of growth. We anticipate this happening over the next 5-7 years. Once all the UIA cities are built out, any financial upside at that point would be turned back to the cities for debt relief instead of funding future phases. It's up to the cities what to do with the financial offset. UTOPIA/UIA have had their best 12 months combined. It's impossible to grow the network without increasing cost, however, the revenue is growing faster than our expenses. We hope to continue that trend and keep the cities from having to pay any additional assessments. Mr. Timmerman added that we hope to alleviate the original bond obligations from the cities.

6. ADJOURN

There being no further business of the UTOPIA Board of Directors, the meeting on Monday, April 16, 2018, was adjourned at 10:45 A.M.

ACTION: Paul Isaac (West Valley City) MOVED to adjourn the meeting. The vote was unanimous.

I hereby certify the foregoing to be a true and accurate record of the proceedings of this meeting of the UTOPIA Board of Directors.

Kellie Jeffrey, UTOPIA Secretary

Approved this ____ day of _____, 2018

Finance Committee Report (Unaudited)
UTOPIA
April 2018 (83.33% of Budget)

	<u>Current Month</u>	<u>Year to Date</u>	<u>FY18 Budget</u>	<u>% of Budget</u>	<u>Prior Year YTD</u>	<u>% of Budget</u>
Revenue						
Recurring	\$ 558,162	\$ 5,285,738	\$ 5,996,400	88.15%	\$ 4,665,665	88.97%
Install	5,060	54,643	-		128,390	
UIA IRU	206,764	1,652,038	1,410,746	117.10%	1,129,403	86.40%
Interest Income	1	56	-		8,340	
Other Income	-	7,727	-		126,871	
Total Revenue	<u>\$ 769,987</u>	<u>\$ 7,000,202</u>	<u>\$ 7,407,146</u>	94.51%	<u>\$ 6,058,669</u>	92.48%
Operating Expenses						
Administrative Expense	\$ 530,001	\$ 5,113,950	\$ 6,441,807	79.39%	\$ 4,506,615	75.48%
Professional Services	17,577	230,823	400,000	57.71%	247,952	54.03%
Network Management	163,753	1,814,266	2,183,020	83.11%	1,514,160	75.98%
Misc. Expense	-	100	-		0	
Total Operating Expenses	<u>711,331</u>	<u>7,159,140</u>	<u>9,024,827</u>	79.33%	<u>6,268,728</u>	74.43%
Bond Payments						
Interest Expense	1,179,568	11,051,908	14,088,499	78.45%	11,052,121	79.41%
Principal	-	744,459	996,501	74.71%	517,297	73.69%
Total Bond Payments	<u>1,179,568</u>	<u>11,796,367</u>	<u>15,085,000</u>	78.20%	<u>11,569,418</u>	79.13%
Total Expenditures	<u>\$ 1,890,899</u>	<u>\$ 18,955,507</u>	<u>\$ 24,109,827</u>	78.62%	<u>\$ 17,838,146</u>	77.42%
Use/Contribution to Fund Balance (Revenues Over/Under Expenditures)	<u>(1,120,913)</u>	<u>(11,955,305)</u>	<u>(16,702,681)</u>		<u>(11,779,477)</u>	

Note: Total Expenditures does not include depreciation or amortized bond costs (which are not-cash items)

UTOPIA
Actual vs Budget

	Apr-18				Apr-18 YTD			
	Actual	Budget	Variance	Prior Year	Actual	Budget	Variance	Prior YTD
Revenue								
Recurring	558,162	513,000	45,162	473,862	5,285,738	4,959,000	326,738	4,665,665
Install	5,060		5,060	400	54,643	-	54,643	128,390
UIA IRU	206,764	119,292	87,473	115,375	1,652,038	1,170,680	481,358	1,129,403
Total Revenue	769,986	632,292	137,694	589,637	6,992,419	6,129,680	862,738	5,923,458
Administrative Expense								
Wages / Benefits	415,755	434,333	18,578	349,782	4,203,466	4,343,327	139,861	3,648,931
Advertising	40,948	16,000	(24,948)	48,058	174,059	160,000	(14,059)	233,399
Dues / Memberships	25	1,025	1,000	25	2,794	10,250	7,456	231
Supplies	789	1,150	361	573	16,169	11,500	(4,669)	14,914
Licenses		-	-	500	1,000	-	(1,000)	3,968
Training / Seminars	4,465	3,304	(1,161)	-	19,009	33,043	14,034	2,486
Travel	3,806	3,817	10	1,764	23,180	38,167	14,987	14,015
Meeting Expense	259	725	466	47	6,247	9,750	3,503	6,237
Bank Service Charges	240	500	260	80	1,939	5,000	3,061	1,204
Telecom Expense	5,726	5,825	99	6,684	52,745	58,325	5,580	72,244
Computer Expense	8,657	21,124	12,467	5,648	152,225	211,240	59,015	61,259
Bad Debt Expense		-	-	-	-	-	-	-
Insurance	19,584	20,000	417	17,268	194,582	200,000	5,418	203,899
Equipment	995	2,500	1,505	1,402	29,976	25,000	(4,976)	17,242
Vehicle Expense	5,646	6,000	354	3,016	43,085	60,000	16,915	35,262
Occupancy	21,196	14,675	(6,521)	10,686	169,245	146,750	(22,495)	135,622
Utilities	1,910	5,500	3,590	15,104	24,227	55,000	30,773	55,701
Admin Expenses	530,001	536,478	6,477	460,636	5,113,950	5,367,352	253,402	4,506,615
Professional Services								
Accounting	3,000	3,000	-	3,000	30,000	30,000	-	30,000
Payroll / HR	1,115	1,500	385	(1,670)	19,028	15,000	(4,028)	16,831
Public Relations		-	-	-	-	-	-	-
I/T Support		-	-	-	-	-	-	-
Legal		12,000	12,000	5,650	40,968	120,000	79,032	85,847
Lobbyists	12,000	12,000	-	12,000	120,000	120,000	-	113,000
Consulting		-	-	-	-	-	-	-
Contract Labor	1,462	4,833	3,372	-	20,828	48,333	27,506	2,275
Professional Services	17,577	33,333	15,756	18,980	230,823	333,333	102,510	247,952
Total Agency Expense	547,578	569,811	22,233	479,616	5,344,774	5,700,685	355,912	4,754,567
Network Management								
Asset Management		1,000	1,000	-	-	10,000	10,000	-
Head End		-	-	-	-	-	-	-
Field Maintenance	88,532	98,000	9,468	49,860	1,016,871	980,000	(36,871)	735,959
Electronic Maintenance	1,439	4,918	3,480	7,031	29,574	49,183	19,610	63,286
Colocation Fees	44,427	48,500	4,073	45,269	471,621	485,000	13,379	460,102
Interconnect Fees	19,527	18,500	(1,027)	29,403	197,215	185,000	(12,215)	146,154
Easements	9,828	11,000	1,172	9,299	98,987	110,000	11,013	108,658
Network Management	163,753	181,918	18,165	140,861	1,814,266	1,819,183	4,917	1,514,160
Total Operating Expenses	711,331	751,729	40,398	620,477	7,159,040	7,519,869	360,829	6,268,728
Operating Profit (Loss)	58,655	(119,438)	178,092	(30,840)	(166,621)	(1,390,188)	1,223,567	(345,269)
Other Income / Expense								
Depreciation	432,246	450,000	17,754	420,018	4,323,268	4,500,000	176,732	4,206,413
Misc Expense		-	-	-	100	-	(100)	0
Interest Income	(1)	-	1	(233)	(56)	-	56	(8,340)
Other Income		-	-	-	(7,727)	-	7,727	(126,871)
Interest Expense	1,179,568	1,180,000	432	1,156,864	11,051,908	11,055,541	3,633	11,052,121
Amort Bond Issue Costs	6,315	6,315	-	6,315	63,154	63,154	-	63,154
Total Other Income / Expense	1,618,128	1,636,315	18,187	1,582,964	15,430,646	15,618,694	188,048	15,186,477
Net Income	(1,559,474)	(1,755,753)	196,280	(1,613,804)	(15,597,267)	(17,008,882)	1,411,616	(15,531,746)

	Jul-17	Aug-17	Sep-17	Oct-17	Nov-17	Dec-17	Jan-18	Feb-18	Mar-18	Apr-18	May-18	Jun-18	YTD	Budget YTD	Variance
Revenue															
Recurring	499,906	500,272	502,745	524,298	534,365	531,927	535,974	545,333	552,756	558,162	-	-	5,285,738	4,959,000	326,738
Install	850	1,423	9,700	12,767	2,145	6,845	15,173	680	-	5,060	-	-	54,643	-	54,643
UIA IRU	125,632	126,893	122,497	123,727	124,222	206,770	204,197	205,072	206,263	206,764	-	-	1,952,038	1,170,680	481,358
Total Revenue	626,388	628,588	634,942	660,793	660,731	745,543	755,344	751,086	759,019	769,986	-	-	6,992,419	6,129,680	862,738
Administrative Expense															
Wages / Benefits	364,810	424,863	434,203	398,206	406,566	390,357	507,416	419,843	441,447	415,755	-	-	4,203,466	4,343,327	139,861
Advertising	4,228	2,365	20,298	8,018	1,780	1,408	83,130	4,622	7,264	40,948	-	-	174,059	160,000	(14,059)
Dues / Memberships	25	25	470	25	25	1,625	25	524	25	25	-	-	2,794	10,250	7,456
Supplies	1,927	3,426	1,795	2,982	857	557	2,479	1,119	239	789	-	-	16,169	11,500	(4,669)
Licenses	1,000	-	-	-	-	-	-	-	-	-	-	-	1,000	-	(1,000)
Training / Seminars	-	12,825	299	725	-	-	(100)	-	795	4,465	-	-	19,009	33,043	14,034
Travel	1,603	2,635	4,667	1,625	1,087	557	1,960	614	4,626	3,806	-	-	23,180	38,167	14,987
Meeting Expense	89	294	322	1,361	610	1,604	1,191	159	358	259	-	-	6,247	9,750	3,503
Bank Service Charges	164	204	197	195	162	149	179	237	213	240	-	-	1,939	5,000	3,061
Telecom Expense	6,486	6,629	4,435	4,294	2,948	5,308	4,663	4,759	7,497	5,726	-	-	52,745	58,325	5,580
Computer Expense	19,929	19,563	17,076	11,201	14,852	17,291	22,432	13,743	7,481	8,657	-	-	152,225	211,240	59,015
Bad Debt Expense	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Insurance	18,900	20,853	20,846	20,880	19,335	20,431	26,656	7,431	19,667	19,584	-	-	194,582	200,000	5,418
Equipment	2,777	2,795	1,193	3,056	1,618	3,609	6,103	5,012	2,819	995	-	-	29,976	25,000	(4,976)
Vehicle Expense	3,997	3,997	3,564	5,639	4,201	(2,762)	5,756	5,530	5,646	5,646	-	-	43,085	60,000	16,915
Occupancy	11,800	11,800	11,800	13,177	11,800	14,266	18,300	35,467	19,639	21,196	-	-	169,245	146,750	(22,495)
Utilities	12,160	5,116	5,829	4,352	4,746	5,282	3,250	(20,435)	2,016	1,910	-	-	24,227	55,000	30,773
Admin Expenses	451,786	517,390	526,993	475,736	470,586	459,682	683,439	478,625	519,713	530,001	-	-	5,113,950	5,367,352	253,402
Professional Services															
Accounting	3,000	3,000	3,000	3,000	3,000	3,000	3,000	3,000	3,000	3,000	-	-	30,000	30,000	-
Payroll / HR	852	1,016	860	1,096	812	1,094	6,577	2,564	3,042	1,115	-	-	19,028	15,000	(4,028)
Public Relations	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
I/T Support	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Legal	9,450	6,300	6,300	6,308	6,300	6,300	-	10	-	-	-	-	40,968	120,000	79,032
Lobbyists	12,000	12,000	12,000	12,000	12,000	12,000	12,000	12,000	12,000	12,000	-	-	120,000	120,000	-
Consulting	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Contract Labor	5,950	4,550	2,400	-	4,617	267	267	267	1,049	1,462	-	-	20,828	48,333	27,506
Professional Services	31,252	26,866	24,560	22,404	26,728	22,660	21,843	17,841	19,091	17,577	-	-	230,823	333,333	102,510
Total Agency Expense	483,038	544,255	551,553	498,140	497,315	482,342	705,282	496,466	538,804	547,578	-	-	5,344,774	5,700,685	355,912
Network Management															
Asset Management	-	-	-	-	-	-	-	-	-	-	-	-	-	10,000	10,000
Head End	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Field Maintenance	118,633	95,858	89,149	95,689	86,019	53,799	88,395	106,960	193,836	88,532	-	-	1,016,871	980,000	(36,871)
Electronic Maintenance	4,049	4,049	4,049	4,049	4,049	3,574	1,439	1,439	1,439	1,439	-	-	29,574	49,183	19,610
Colocation Fees	53,102	44,754	50,790	53,223	44,848	45,848	44,875	44,877	44,877	44,427	-	-	471,621	485,000	13,379
Interconnect Fees	19,046	19,184	19,105	20,684	19,918	19,918	19,944	19,944	19,944	19,527	-	-	197,215	185,000	(12,215)
Easements	10,248	9,280	9,280	8,313	9,351	9,098	12,265	9,806	11,517	9,828	-	-	98,987	110,000	11,013
Network Management	205,077	173,126	172,374	181,957	164,185	132,236	166,919	183,026	271,613	163,753	-	-	1,814,266	1,819,183	4,917
Total Operating Expenses	688,115	717,382	723,927	680,097	661,500	614,578	872,201	679,491	810,418	711,331	-	-	7,159,040	7,519,869	360,829
Operating Profit (Loss)	(61,727)	(88,793)	(88,984)	(19,304)	(769)	130,964	(116,857)	71,594	(51,399)	58,655	-	-	(166,621)	(1,390,188)	1,223,567
Other Income / Expense															
Depreciation	432,289	432,540	432,372	432,540	432,259	432,259	432,259	432,259	432,246	432,246	-	-	4,323,268	4,500,000	176,732
Misc Expense	-	-	-	-	100	-	-	-	-	-	-	-	100	-	(100)
Interest Income	(18)	(1)	(1)	(1)	(1)	(1)	(1)	(32)	(1)	(1)	-	-	(56)	-	56
Other Income	(6,513)	(1,000)	148	-	-	(362)	-	-	-	-	-	-	(7,727)	-	7,727
Interest Expense	1,179,568	960,244	1,179,568	1,179,568	930,109	1,179,568	1,180,255	1,179,568	903,892	1,179,568	-	-	11,051,908	11,055,541	3,633
Amort Bond Issue Costs	6,315	6,315	6,315	6,315	6,315	6,315	6,315	6,315	6,315	6,315	-	-	63,154	63,154	-
Total Other Income / Expense	1,611,641	1,398,099	1,618,403	1,618,423	1,368,782	1,617,779	1,618,828	1,618,110	1,342,453	1,618,128	-	-	15,430,646	15,618,694	188,048
Net Income	(1,673,367)	(1,486,892)	(1,707,387)	(1,637,728)	(1,369,551)	(1,486,815)	(1,735,685)	(1,546,516)	(1,393,851)	(1,559,474)	-	-	(15,597,267)	(17,008,882)	1,411,616

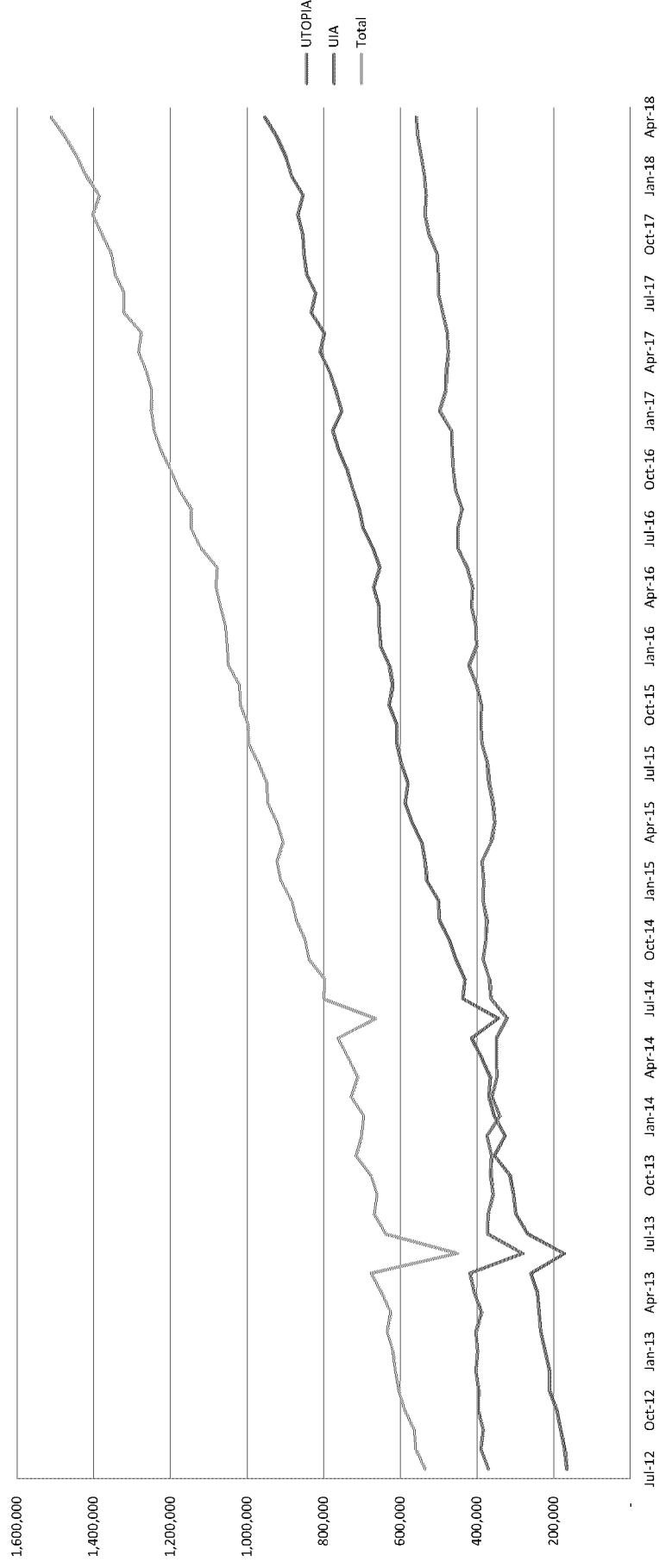
UTOPIA FINANCIAL STATEMENTS

	FYE 2011	FYE 2012	FYE 2013	FYE 2014	FYE 2015	FYE 2016	FYE 2017	Jul-17	Aug-17	Sep-17	Oct-17	Nov-17	Dec-17	Jan-18	Feb-18	Mar-18	Apr-18	FYE 2018
INCOME STATEMENT																		
Revenue																		
Access Revenue	4,054,306	4,220,394	4,588,554	4,286,844	4,456,113	4,888,406	5,631,515	499,906	500,272	502,745	524,298	534,365	531,927	535,974	545,333	552,756	558,162	5,285,738
Install Revenue	247,292	222,612	95,709	85,403	192,044	105,764	157,742	850	1,423	9,700	12,767	2,145	6,845	15,173	680		5,080	54,843
Services Revenue	2,145,567	-	-	200	1,028,753	1,097,973	1,282,301	125,632	126,893	122,487	123,727	124,220	206,770	204,197	205,072	206,263	206,764	1,652,038
Misc	54,583	749,857	908,350	976,495	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Total Revenue	6,501,749	5,192,863	5,592,613	5,308,942	5,676,910	6,062,164	7,071,557	626,388	628,588	634,942	660,793	660,731	745,543	755,344	751,086	759,019	769,986	6,992,419
Administrative Expense																		
Wages / Benefits	2,500,985	3,881,311	4,452,649	4,050,868	3,787,009	4,063,978	4,663,258	364,810	424,863	434,203	398,206	408,566	390,357	507,416	419,843	441,447	415,755	4,203,466
Advertising	141,056	89,361	15,296	60,142	97,210	208,511	289,222	4,228	2,365	20,298	8,018	1,790	1,408	83,130	4,622	7,264	40,948	174,059
Dues / Memberships	37	1,959	457	940	300	345	2,419	25	25	470	25	25	1,625	25	524	25	25	2,764
Supplies	-	16,987	8,510	8,013	8,244	9,255	26,302	1,927	3,426	1,795	2,982	857	557	2,479	1,119	239	789	16,169
Licenses	-	100	-	538	-	-	3,968	1,000	-	-	-	-	-	-	-	-	-	1,000
Training / Seminars	804	-	1,870	1,204	-	300	3,740	-	-	299	725	-	-	(100)	-	795	4,465	19,009
Travel	56,917	49,913	25,719	38,469	10,698	10,171	21,036	1,603	2,635	4,667	1,625	1,087	557	1,960	614	4,626	3,806	23,180
Meeting Expense	8,273	8,073	8,263	9,874	7,108	9,067	8,974	89	294	322	1,361	610	1,604	1,191	159	358	259	6,247
Bank Service Charges	12,524	1,022	6,534	5,091	7,988	1,025	1,655	164	204	187	195	162	149	179	237	213	240	1,939
Telecom Expense	97,542	104,475	92,955	83,892	79,804	79,413	90,111	6,486	6,629	4,435	4,294	5,308	4,759	4,663	4,753	7,497	5,726	52,745
Computer Expense	21,609	103,393	103,393	52,126	76,821	70,600	108,470	19,929	19,563	17,076	11,201	14,852	17,291	22,432	13,743	7,481	8,657	152,225
Bad Debt Expense	1,265,873	-	36,339	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Insurance	187,909	166,683	185,983	194,863	204,633	223,314	244,294	18,900	20,863	20,846	20,880	19,335	20,431	26,656	7,431	19,667	19,584	194,592
Equipment	9,922	12,608	14,433	27,567	20,875	37,458	25,832	2,777	2,795	1,193	3,056	1,616	3,609	6,103	5,012	2,819	995	29,976
Vehicle Expense	79,320	113,759	83,434	76,966	62,104	60,277	56,118	5,888	3,997	5,639	5,639	4,201	(2,762)	5,756	5,530	5,628	5,646	43,085
Occupancy	165,828	163,790	169,688	163,584	163,584	167,469	159,222	11,800	11,800	11,800	13,177	11,800	14,266	18,300	39,467	19,639	21,196	169,245
Utilities	34,406	59,582	50,182	56,512	50,039	43,627	66,813	12,160	5,116	5,929	4,352	4,746	5,292	3,250	(20,435)	2,016	1,910	24,227
Admin Expenses	4,589,479	4,750,576	5,225,745	4,830,446	4,589,228	4,984,929	5,771,434	451,786	517,390	526,993	475,736	470,586	459,682	683,439	478,625	519,713	530,001	5,113,950
Professional Services																		
Accounting	21,000	28,475	30,000	36,000	36,000	36,000	36,000	3,000	3,000	3,000	3,000	3,000	3,000	3,000	3,000	3,000	3,000	30,000
Payroll / HR	19,182	13,573	12,506	15,767	18,098	26,480	23,632	852	1,016	860	1,096	812	1,094	6,577	2,584	3,042	1,115	19,028
Public Relations	73,702	54,671	40,000	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
IT Support	-	-	(11,085)	(2,675)	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Legal	356,030	351,839	745,550	1,476,049	722,647	153,211	83,097	9,450	6,300	6,300	6,308	6,300	6,300	10	10	10	10	40,968
Lobbyists	238,662	213,652	189,022	163,500	157,000	139,000	137,000	12,000	12,000	12,000	12,000	12,000	12,000	12,000	12,000	12,000	12,000	120,000
Consulting	96,974	15,000	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Contract Labor	581,318	302,872	58,558	102,870	29,125	12,567	2,275	5,950	4,550	2,400	4,617	267	267	267	267	1,049	1,462	20,828
Professional Services	1,388,869	980,081	1,064,551	1,793,511	962,870	367,257	282,004	31,252	26,866	24,560	22,404	26,728	22,660	21,843	17,841	19,091	17,577	230,823
Total Agency Expense	5,978,348	5,730,657	6,290,297	6,623,956	5,532,098	5,352,086	6,053,438	483,038	544,255	551,553	498,140	497,315	482,342	705,282	496,466	538,804	547,578	5,344,774
Network Management																		
Asset Management	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Head End	144,272	324,054	299,881	392,814	304,972	41,446	-	-	-	-	-	-	-	-	-	-	-	-
Field Maintenance	731,031	840,487	739,745	703,205	871,915	896,656	955,400	118,633	95,858	89,149	95,689	86,019	53,799	88,395	106,960	193,836	89,532	1,016,371
Electronic Maintenance	76,812	167,096	26,982	55,127	61,196	12,774	30,636	4,049	4,049	4,049	4,049	4,049	3,574	1,439	1,439	1,439	1,439	29,574
Colocation Fees	214,050	302,706	390,765	402,091	562,554	539,356	551,207	53,102	44,754	50,790	53,223	44,848	45,877	44,877	44,877	44,877	44,877	471,621
Interconnect	163,263	163,183	155,634	146,858	146,858	144,148	189,025	19,046	19,184	19,105	20,684	19,918	19,918	19,944	19,944	19,944	19,944	197,215
Easements	68,444	138,110	124,898	129,068	119,543	157,336	120,343	10,248	9,280	9,280	8,313	9,351	9,098	12,285	9,806	11,517	9,828	98,987
Network Management	1,397,873	1,935,636	1,737,906	1,821,426	2,067,037	1,791,715	1,846,611	205,077	173,126	172,374	181,957	164,185	132,236	166,919	183,026	271,613	163,753	1,814,266
Total Operating Expenses	7,376,220	7,666,294	8,028,202	8,445,383	7,599,135	7,143,800	7,900,049	688,115	717,382	723,927	680,097	661,500	614,578	872,201	679,491	810,418	711,331	7,159,040
Operating Profit (Loss)	(874,472)	(2,473,430)	(2,435,589)	(3,136,440)	(1,922,225)	(1,081,637)	(828,492)	(61,727)	(88,793)	(88,984)	(19,304)	(759)	130,964	(116,857)	71,594	(51,399)	58,655	(166,621)
Other Income / Expense																		
Depreciation	5,306,860	4,752,106	4,828,740	4,739,040	4,549,861	4,937,744	5,276,639	432,289	432,540	432,372	432,540	432,259	432,269	432,269	432,269	432,246	432,246	4,323,289
Misc Expense	(197,429)	(7,867)	(6,128)	166,802	292,133	-	0	-	-	-	-	100	-	-	-	-	-	100
Interest Income	(21,066)	(6,553)	(8,487)	(6,353)	(11,413)	(38,448)	(17,726)	(18)	(1)	(1)	(1)	(1)	(1)	(1)	(32)	(1)	(1)	(56)
Other Income	(528,477)	(6,538,791)	(7,128,126)	(1,611,378)	(10,229,342)	(4,639)	(224,008)	(6,513)	(1,000)	148	(362)	930,109	(362)	1,179,568	-	903,892	1,179,568	(7,727)
Interest Expense	13,250,285	11,763,205	13,019,793	13,342,189	13,530,005	13,804,119	14,175,042	1,179,568	960,244	1,179,568	1,179,568	1,179,568	1,179,568	1,180,255	1,179,568	1,179,568	1,179,568	11,051,908
Amort Bond Issue Costs	76,005	95,797	109,935	75,394	75,784	75,784	75,784	6,315	6,315	6,315	6,315	6,315	6,315	6,315	6,315	6,315	6,315	63,154
Total Other Income / Expense	17,885,177	10,059,913	10,915,727	16,705,694	8,207,030	18,774,561	19,236,781	1,611,641	1,398,098	1,618,403	1,618,423	1,368,762	1,617,779	1,618,828	1,618,110	1,342,453	1,618,128	15,430,646
Net Income	(18,759,649)	(12,533,343)	(13,251,315)	(19,842,134)	(10,129,254)	(19,856,197)	(20,065,223)	(1,673,367)	(1,486,892)	(1,707,387)	(1,637,728)	(1,369,551)	(1,486,815)	(1,735,685)	(1,546,516)	(1,393,851)	(1,559,474)	(15,597,267)

UTOPIA FINANCIAL STATEMENTS

[illegible]

Recurring Revenue Combined (UTOPIA and UIA)



UTAH TELECOMMUNICATION OPEN INFRASTRUCTURE AGENCY

RESOLUTION NO. 18-02

**A RESOLUTION APPROVING AN ANNUAL BUDGET
FOR THE FISCAL YEAR COMMENCING JULY 1, 2018,
AND ENDING JUNE 30, 2019**

WHEREAS, UTOPIA was created in April, 2002, pursuant to an Interlocal Cooperative Agreement, as subsequently amended (“Agreement”); and

WHEREAS, Sections 12.3 and 16.2 of the Agreement provide that the Board of Directors shall approve an annual budget; and

WHEREAS, the Bylaws require that the Treasurer act as Budget Officer for UTOPIA, that the budget be adopted by resolution in an open meeting, that the budget be made available for public inspection during regular business hours, and that the budget be certified by the Budget Officer and filed with the State Auditor within 30 days of adoption; and

NOW, THEREFORE, BE IT RESOLVED by the UTOPIA Board of Directors that the budget for Fiscal Year 2018-2019, attached as Exhibit A, is hereby approved and the Chief Financial Officer is hereby directed to certify a copy of the budget, to file a copy of the budget in the office of the Chief Financial Officer to be available to the public during regular business hours, and to file the budget with the State Auditor within 30 days of adoption.

PASSED, APPROVED, and MADE EFFECTIVE this _____ day of June, 2018.

Wayne Pyle, Chair

ATTEST:

Secretary

EXHIBIT A

Exhibit A
Utah Telecommunication Open Infrastructure Agency
Proposed Budget for the year ended JUNE 30, 2019

	ACTUAL FY 2017	APPROVED FY 2018	YTD thru Apr FY 2018	PROJECTED FY 2018	PROPOSED FY 2019
OPERATING BUDGET					
Revenue	7,071,557	7,407,146	6,992,419	7,407,146	9,433,270
Agency Expenses					
Wages / Benefits	4,663,259	5,211,992	4,203,466	5,211,992	5,748,333
Other Agency Expenses	1,108,176	1,229,815	910,484	1,229,815	1,326,467
Total Agency Expenses	5,771,435	6,441,807	5,113,950	6,441,807	7,074,800
Total Professional Services	282,004	400,000	230,823	400,000	250,800
Total Network Management	1,846,611	2,183,020	1,814,266	2,183,020	2,221,564
Total Operating Expenses	7,900,050	9,024,827	7,159,040	9,024,827	9,547,164
Other Income / Expense					
Other Expense			100	-	
Other Income	(224,008)	-	(7,727)	-	-
Depreciation	5,276,639	5,400,000	4,323,268	5,400,000	5,400,000
Interest Income	(17,726)	-	(56)	-	-
Interest Expense	14,201,826	14,164,284	11,115,061	14,164,284	15,641,347
Total Other Income / Expense	19,236,731	19,564,284	15,430,646	19,564,284	21,041,347
Total Expenses	27,136,781	28,589,111	22,589,685	28,589,111	30,588,511
Net Income	(20,065,224)	(21,181,965)	(15,597,267)	(21,181,965)	(21,155,241)
CAPITAL BUDGET					
Total Capital Expenditures (1)	1,532,762	500,000	65,962	500,000	300,000

(1) CAPEX in FY17 covered by RUS Settlement Funds

Exhibit A
Utah Telecommunication Open Infrastructure Agency
Proposed Budget for the year ended JUNE 30, 2019
(Cash Basis)

	<u>APPROVED FY 2018</u>	<u>PROPOSED FY 2019</u>
OPERATING BUDGET		
Revenue	7,407,146	9,433,270
Agency Expenses		
Wages / Benefits	5,211,992	5,748,333
Other Agency Expenses	1,229,815	1,326,467
Total Agency Expenses	<u>6,441,807</u>	<u>7,074,800</u>
Total Professional Services	400,000	250,800
Total Network Management	<u>2,183,020</u>	<u>2,221,564</u>
Total Operating Expenses	9,024,827	9,547,164
Other Income / Expense		
Other Expense	-	-
Other Income	-	-
Interest Income	-	-
Interest Expense	13,167,783	13,165,563
Total Other Income / Expense	<u>13,167,783</u>	<u>13,165,563</u>
Principal Payment	996,501	1,290,771
Total Expenses	<u>23,189,111</u>	<u>24,003,498</u>
Net Income	<u>(15,781,965)</u>	<u>(14,570,228)</u>
City Pledge Payments	14,164,284	14,456,334
Accelerated IRU Payment	<u>2,017,681</u>	<u>588,894</u>
Total from UIA / Cities	<u>16,181,965</u>	<u>15,045,228</u>
Net	<u>400,000</u>	<u>475,000</u>
CAPITAL BUDGET		
Total Capital Expenditures	<u>500,000</u>	<u>300,000</u>

UTOPIA Detail Budget	ACTUAL FY 2017		APPROVED Fiscal 2018		YTD thru Apr Fiscal 2018		PROJECTED Fiscal 2018		PROPOSED Fiscal 2019	
Total Revenue	7,071,557		7,407,146		6,992,419		7,407,146		9,433,270	
Administrative Expense										
Wages / Benefits	4,663,259	65.9%	5,211,992	70.4%	4,203,466	60.1%	5,211,992	70.4%	5,748,333	60.9%
Advertising	289,222	4.1%	192,000	2.6%	174,059	2.5%	192,000	2.6%	198,000	2.1%
Dues / Memberships	2,419	0.0%	12,300	0.2%	2,794	0.0%	12,300	0.2%	36,000	0.4%
Supplies	26,302	0.4%	13,800	0.2%	16,169	0.2%	13,800	0.2%	22,570	0.2%
Licenses	3,968	0.1%	-	0.0%	1,000	0.0%	-	0.0%	-	0.0%
Training / Seminars	3,740	0.1%	39,652	0.5%	19,009	0.3%	39,652	0.5%	54,116	0.6%
Travel	21,036	0.3%	45,800	0.6%	23,180	0.3%	45,800	0.6%	59,100	0.6%
Meeting Expense	8,974	0.1%	12,700	0.2%	6,247	0.1%	12,700	0.2%	12,250	0.1%
Bank Service Charges	1,655	0.0%	6,000	0.1%	1,939	0.0%	6,000	0.1%	2,500	0.0%
Telecom Expense	90,111	1.3%	69,975	0.9%	52,745	0.8%	69,975	0.9%	61,803	0.7%
Computer Expense	108,470	1.5%	253,488	3.4%	152,225	2.2%	253,488	3.4%	276,264	2.9%
Insurance	244,294	3.5%	240,000	3.2%	194,582	2.8%	240,000	3.2%	241,128	2.6%
Equipment	25,832	0.4%	30,000	0.4%	29,976	0.4%	30,000	0.4%	52,116	0.6%
Vehicle Expense	56,118	0.8%	72,000	1.0%	43,085	0.6%	72,000	1.0%	72,000	0.8%
Occupancy	159,222	2.3%	176,100	2.4%	169,245	2.4%	176,100	2.4%	202,620	2.1%
Utilities	66,813	0.9%	66,000	0.9%	24,227	0.3%	66,000	0.9%	36,000	0.4%
Admin Expenses	5,771,435	81.6%	6,441,807	87.0%	5,113,950	73.1%	6,441,807	87.0%	7,074,800	75.0%
Professional Services										
Accounting	36,000	0.5%	36,000	0.5%	30,000	0.4%	36,000	0.5%	36,000	0.4%
Payroll / HR	23,632	0.3%	18,000	0.2%	19,028	0.3%	18,000	0.2%	16,800	0.2%
Legal	83,097	1.2%	144,000	1.9%	40,968	0.6%	144,000	1.9%	-	0.0%
Lobbyists	137,000	1.9%	144,000	1.9%	120,000	1.7%	144,000	1.9%	144,000	1.5%
Contract Labor	2,275	0.0%	58,000	0.8%	20,828	0.3%	58,000	0.8%	54,000	0.6%
Professional Services	282,004	4.0%	400,000	5.4%	230,823	3.3%	400,000	5.4%	250,800	2.7%
Total Agency Expense	6,053,439	85.6%	6,841,807	92.4%	5,344,774	76.4%	6,841,807	92.4%	7,325,600	77.7%
Network Management										
IP Space	-		12,000	0.2%	-	0.0%	12,000	0.2%	12,000	0.1%
Field Maintenance	955,400	13.5%	1,176,000	15.9%	1,016,871	14.5%	1,176,000	15.9%	1,200,000	12.7%
Electronic Maintenance	30,636	0.4%	59,020	0.8%	29,574	0.4%	59,020	0.8%	39,004	0.4%
Colocation Fees	551,207	7.8%	582,000	7.9%	471,621	6.7%	582,000	7.9%	546,960	5.8%
Interconnect Fees	189,025	2.7%	222,000	3.0%	197,215	2.8%	222,000	3.0%	291,600	3.1%
Easements	120,343	1.7%	132,000	1.8%	98,987	1.4%	132,000	1.8%	132,000	1.4%
Network Management	1,846,611	26.1%	2,183,020	29.5%	1,814,266	25.9%	2,183,020	29.5%	2,221,564	23.6%
Total Operating Expenses	7,900,050	111.7%	9,024,827	121.8%	7,159,040	102.4%	9,024,827	121.8%	9,547,164	101.2%
Operating Profit (Loss)	(828,493)	-11.7%	(1,617,681)	-21.8%	(166,621)	-2.4%	(1,617,681)	-21.8%	(113,894)	-1.2%
Other Income / Expense										
Depreciation	5,276,639		5,400,000		4,323,268		5,400,000		5,400,000	
Misc Expense			-		100		-		-	
Interest Income	(17,726)		-		(56)		-		-	
Other Income	(224,008)		-		(7,727)		-		-	
Interest Expense	14,126,042		14,088,499		11,051,908		14,088,499		15,565,563	
Amort Bond Issue Costs	75,784		75,784		63,154		75,784		75,784	
Total Other Income / Expense	19,236,731		19,564,284		15,430,646		19,564,284		21,041,347	
Net Income	(20,065,224)		(21,181,965)		(15,597,267)		(21,181,965)		(21,155,241)	

CENTERVILLE

Staff Backup Report 7/17/2018

Item No. 9.

Short Title: Fitness Court Proposal

Initiated By: Lynn Keddington, Parks and Recreation Committee Chair

Scheduled Time: 9:05

SUBJECT

RECOMMENDATION

Determine whether to support the application for a Tourism Tax Grant from Davis County for construction of a Fitness Court in a Centerville park.

BACKGROUND

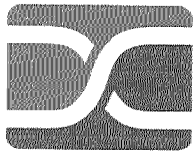
The City Manager recently became aware of the June 29 deadline for applications for Tourism Tax Grants from Davis County. He forwarded the information to selected individuals, asking if they had any project ideas that might be eligible. The Parks & Rec Committee Chair, Lynn Keddington, suggested the possibility of a Fitness Court, an amenity he had learned about earlier. The National Fitness Campaign has contributed money in the past year to 100 cities for such facilities and want to continue this program with other cities. They provide a \$30,000 grant and expect the local sponsor to match that with another \$30,000. They also assist the local sponsor in fundraising another \$60,000 to \$90,000 from national corporations who have been providing grants for other cities. Lynn's suggestion was to apply for \$30,000 from the County's Tourism Tax Grant program to provide the local match, since the City's RAP tax revenue is committed for the next several years. The June 29 deadline did not allow this matter to be considered by the City Council before submitting an application to the County. Therefore, Lynn prepared the application and the City Manager signed and submitted it with the assumption it could be withdrawn if the City Council is not supportive. The City Manager informed the Council of this matter, however, in an email (attached).

Lynn Keddington will attend the Council meeting to explain further and answer questions, and seek the Council's direction whether to continue pursuing this possibility. A brief video of this program and what a Fitness Court looks like will be shown at the meeting.

ATTACHMENTS:

Description

- ▢ Davis County Tourism Tax Grant Application
- ▢ Davis County Funding Guidelines w/Responses
- ▢ National Fitness Court Information
- ▢ Fitness Court Application
- ▢ City Manager Emails re County Grants



Davis
COUNTY

Davis County Tourism Tax Grant Request

Due June 29, 2018, 5pm

Submit materials to:

econdev@daviscountyutah.gov attn: Shawn Beus

COVER SHEET

Applicant Information	
Applicant/Organization	Centerville City
Org. Address	250 North Main St. Centerville, Utah 84014
Org. Phone	801-295-3477
Federal Tax ID#	876000905

Contact Information		
Contact Name	Steve Thacker – City Manager Bruce Cox, Parks and Recreation Director	
Address (if different)		
Phone	801-295-3477 801-292-8232	
Email	bcox@centervilleut.com	
Total projected cost of project		\$150,000
Amount Requested from Davis County Tourism Tax Funds		\$30,000
What % of total project budget does your request for County funds represent?		20%
Brief description of proposed project to be funded: Centerville City will partner with National Fitness Campaign to build an outdoor fitness court in Centerville Porter-Walton Park located at 95 South 400 West. See https://nationalfitnesscampaign.com to view the court and the mission of the Campaign. The National Fitness Court organization has notified Centerville City that they have been pre-approved for a \$30,000 grant and has a nationwide fundraising organization that will provide materials and referrals to assist Centerville City in securing the balance of the funds necessary to construct the court. National Fitness Campaign has assisted over 100 communities around the county in securing corporate donations to fund courts. Total cost of the fitness court is estimated to be \$150,000. (\$120,000 for materials and \$30,000 for installation of cement pad and equipment). Construction would be completed by the end of 2019. The addition of the court will provide free fitness facilities to the community. The Porter-		

Walton park is located adjacent to the County library and the addition of the Fitness Court will enhance both the park and Library area. 400 West is a designated bike trail that connects to the Legacy bike trail.

Have you attached supporting info that shows how the project meets the funding guidelines? yes

I have reviewed and agree to the Guiding Policy and Application Guidelines and this project meets the requirements thereof.

Signature:

Alvin H. Thacker

DATE:

6/29/18

Video links of Fitness Court:

(online) <https://nationalfitnesscampaign.com/2019-campaign>

(download) <https://tinyurl.com/nfc-2019-video>

Funding Guidelines

1. Is the project regionally significant across the County, and/or Northern Utah?

This fitness court will be adjacent to the Centerville Branch of the Davis County Library in the Porter Walton Park. This park is connected to a regional bike and trail system that make it convenient for many to access it. This park is close to a freeway off ramp and easy to find next to the County Library which is centrally located in South Davis County.

2. Does the project support existing Davis County-owned assets, namely the Legacy Events Center, and Davis Conference Center?

This project enhances the adjacent County Library.

3. Potential increases in hotel room nights and local dining activity.

NA

4. Increase overall visitor spending in Davis County.

5. Enhance the awareness of Davis County.

This fitness court will be part of a network of hundreds of other similar fitness courts found around the Country that are searchable through an app on your smart phone. Visitors to our state, or travelers that are familiar with the national organization, will search for a fitness court near them and be directed to this Davis County facility as it will be the first one to be built in Utah.

6. Provides or sustains a tangible asset to the community upon completion with a life-expectancy of 10 plus years (vs. intangible: promotion/advertising, operating, soft costs expenses, etc.).

This facility is expected to last well beyond 10 years and likely 20+ years.

7. Creation of a forward-thinking marketing plan, including generating social media buzz.

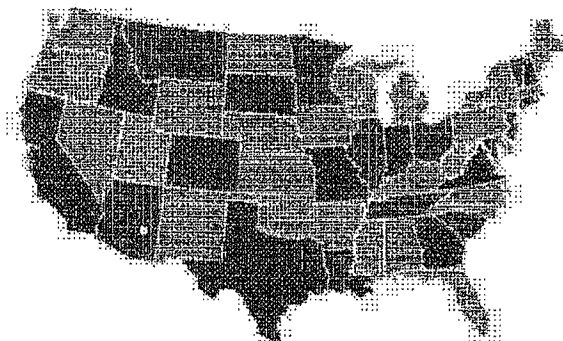
A fitness court in addition to any exposure it gets from the national network and search app it will also be added to the local city and county parks and trails maps and posted on related websites.

8. Support family-oriented activities.

One of the strengths of this project is supporting the existing amenities at the Porter Walton Park and the adjacent County Library. The park has a playground built for younger children and basketball courts used regularly by older youth and adults. A fitness court will enhance both the use of the library and complement the existing park facilities.

9. Availability of other sources of funding and/or the ability to leverage said grant (i.e. using this grant as "matching funds" for other grants or fundraising efforts)

This is another one of the strengths of this project in that the County grant money will be matched four to one as the majority of the funding for this project will be raised and contributed by The National Fitness Court organization.



NATIONAL FITNESS CAMPAIGN

2019

200 CITIES



ecore



NATIONAL FITNESS CAMPAIGN is building the world's best outdoor gym network nationwide. Our mission is to make best-in-class fitness programs free and accessible in communities everywhere, as partner cities add Fitness Courts to healthy pedestrian infrastructure across the country.

In 2018, the campaign is building Fitness Courts in 100 cities, bringing its program to public spaces in 35 states. Mayors and civic leaders have joined as partners and raised more than \$15,000,000 in the new campaign's first year. This movement builds onto NFC's original 1980's campaign with Wells Fargo Bank which reached over 4,000 cities across 3 countries.

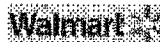
Digital training content flows through audio and video guides on the Fitness Court App, empowering Fitness Court Ambassadors to bring healthy programming to millions.

NFC's goal is to bring the campaign to users nationwide and make world-class fitness free for all.



QUALIFIED CITIES WILL RECEIVE \$30,000 IN GRANT FUNDING

SUPPORTING SPONSORS





NATIONAL FITNESS CAMPAIGN : BUILDING PARTNERS IN FITNESS

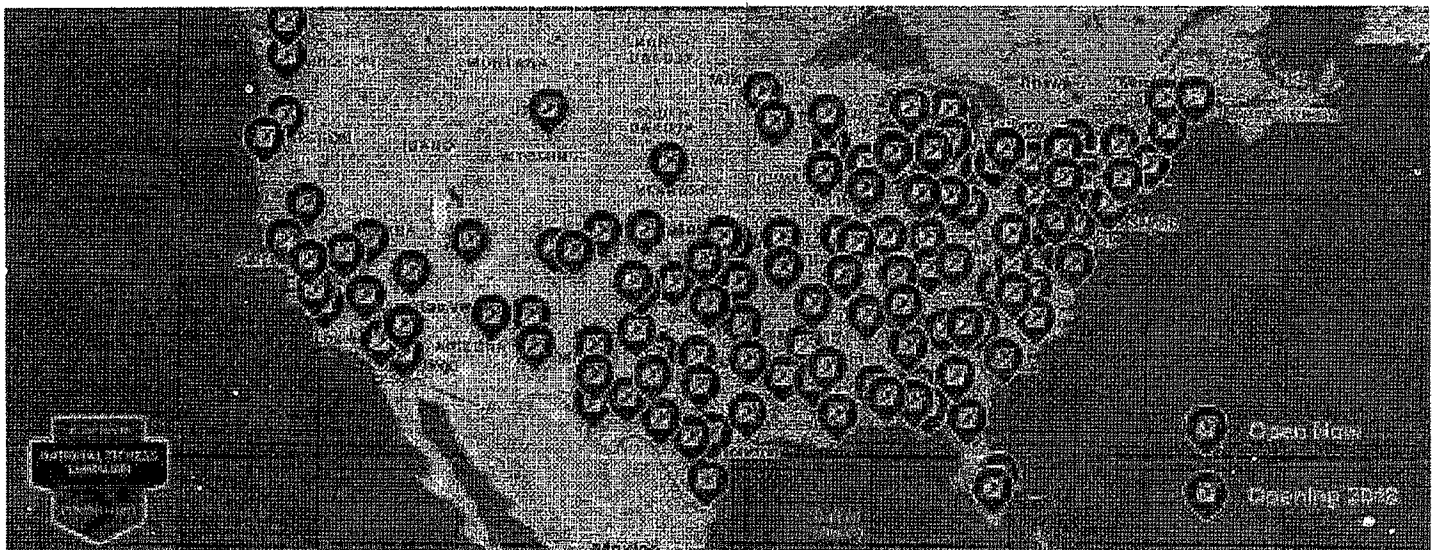
National Fitness Campaign supports cities in the proper design, funding and activation of healthy infrastructure. Our team helps qualified cities to join an evolving campaign offering free programming, classes and challenges to encourage adults of all ages to live well as they enjoy outdoor activities.

Our goal is to neutralize back end health care by investing in front end wellness. Our partner network is growing nationwide to include cities and sponsors everywhere, making fitness fun, accessible and free for everyone!



PARTICIPATING COMMUNITIES

Over 200 partners nationwide in the 2019 Campaign



PARTNERSHIP IN THE CAMPAIGN



This year, NFC is inviting 200 cities to join the 2019 Campaign, bringing our partnership network to over 300 cities nationwide. This year, qualifying cities will receive \$30,000 in national grant funding toward the program.



NFC partners with qualified cities who demonstrate alignment with the Campaign's values and requirements, shown below.

- 01 HEALTHY LIVING IS A PRIORITY
- 02 ACTIVE, VISIBLE, ICONIC COMMUNITY SPACES
- 03 DEVELOP FUNDING SUPPORT TO BUILD THE PARTNERSHIP
- 04 ADOPT THE PROJECT AND CONFIRM TIMING



APPLY FOR PARTNERSHIP AND FUNDING

Cities who align with the Campaign will qualify by submitting a grant application for \$30,000 aided by NFC Staff. This application will illustrate smart pedestrian infrastructure design and planning, matching funding, city leadership support and council adoption for consideration.

PROGRAM FUNDING

Once awarded the partnership, NFC helps communities develop the remaining funding for the program. A minimum matching contribution from the city of ~~\$45,000~~ is recommended.

30,000 For Centerville

TOTAL FUNDING REQUIRED: \$120,000 + INSTALLATION

CITY	COMMUNITY SPONSORS	NATIONAL SPONSORS	+	INSTALLATION
\$90,000		\$30,000		(VARIES)

FITNESS SEASON IS HERE

NFC Partnership and Activation Support Toolkit



PHASE 1: LAUNCH

Partnership in the Campaign includes full support in marketing, promoting and activating the Fitness Court® in your community. National and statewide feature media, press releases, custom storytelling, social media support and opening day kits - it's all included!

The Fitness Court Launch Party - a unique community building event - kicks off your program.



PHASE 2: ENGAGEMENT

Once launched, the Campaign builds a healthy community. The Fitness Court App delivers programs and training to users, while group classes, Fitness Court Ambassador training sessions and more activate the program.

In 2019, NFC will invite selected ambassadors from each city to 18 regional training camps to be certified, access training tools, share new programming, and build community awareness.

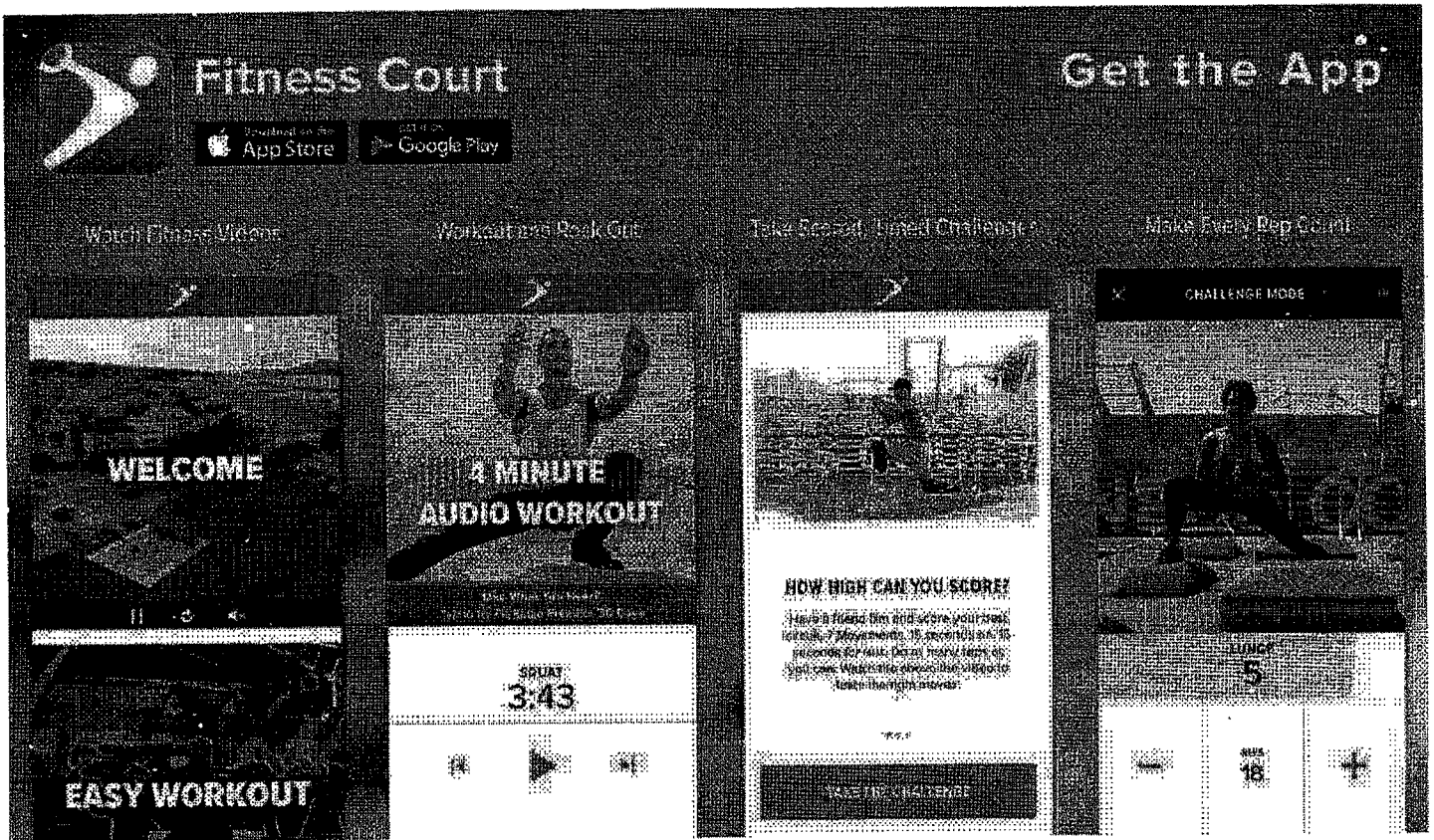


PHASE 3: CHALLENGES

The season culminates with local, regional and national challenges, engaging residents and celebrating the healthy lifestyles built over the year.

There is something for everyone: competitive challenges which allow qualification for national events, fun celebrations, fitness games and more!

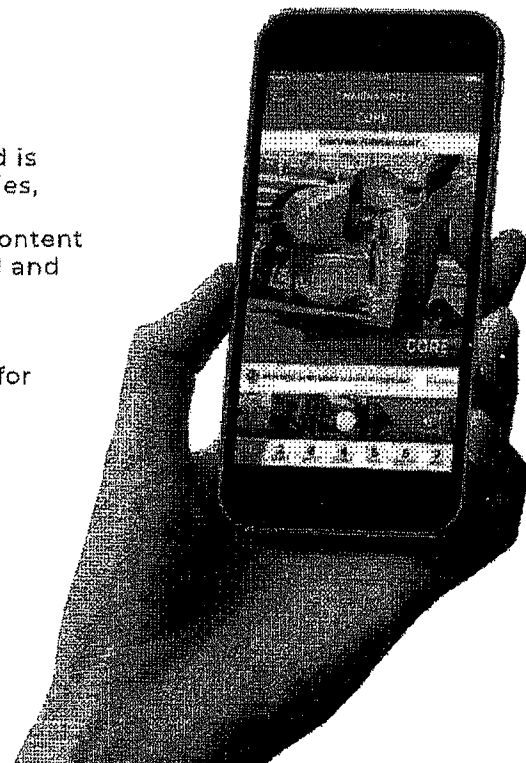




FITNESS COURT APP: A DIGITAL COMMUNITY FITNESS SYSTEM FOR THE 21ST CENTURY

The all-new Fitness Court App for iOS and Android is a free coach in your pocket. Delivering audio guides, video guides and challenge programs, the app is constantly updated with the latest and greatest content from NFC. Content is delivered for both individual and group use on the Fitness Court.

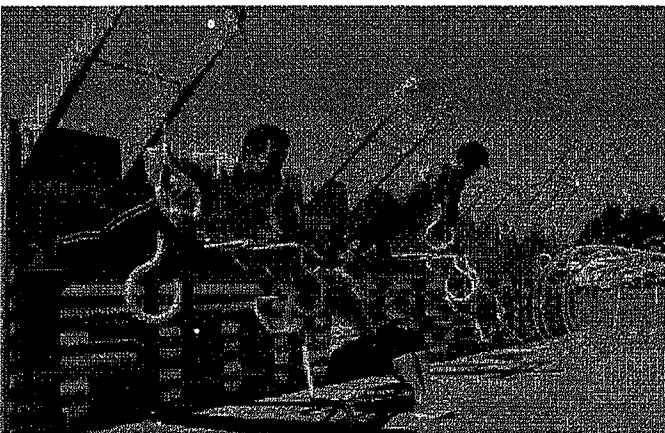
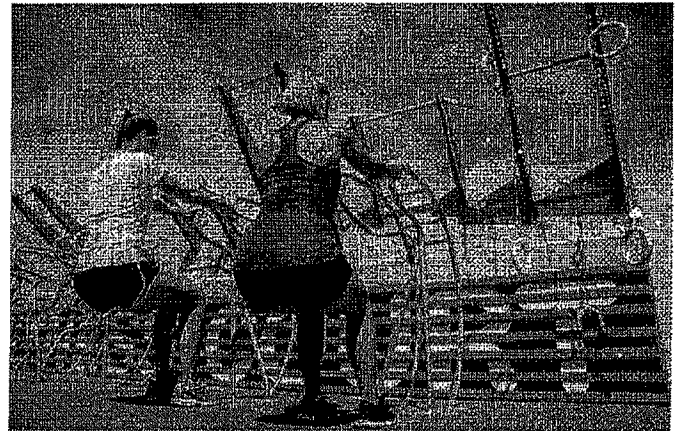
Not only is it a world class digital training system, the Fitness Court App is the ultimate companion for building community around healthy living.





FITNESS COURT

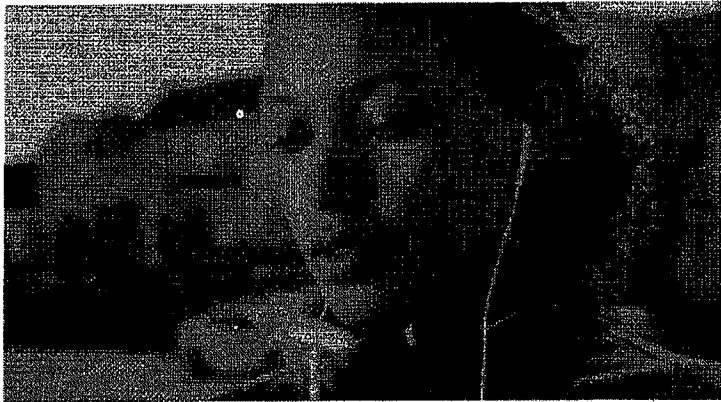
REDEFINING INFRASTRUCTURE IN AMERICA



BUILD CONSENSUS. SHARE THE VIDEO!



BE SURE TO WATCH AND SHARE THIS 3 MINUTE SUMMARY OF THE 2019 CAMPAIGN!



3 MINUTES TO FREE FITNESS.

**WATCH HERE :
[FITNESSCOURT.COM/2019-CAMPAIGN](https://fitnesscourt.com/2019-campaign)**



Fitness Court®

The Fitness Court® is a 32'x35' outdoor bodyweight circuit training system (see following page for full overview and details)

Fitness Court® Description:

- 32'x35' outdoor bodyweight circuit training system with the following components:
- Seven station circuit training system providing full-body workout modules
- Fitness Court body-weight training wall measuring 32'W x 2'D x 6' H with custom wall graphics
- Thirty pieces of body-weight training equipment (Fitness Elements) for simultaneous use by 28 users at one time. Fitness Elements are anchored and grouped within seven stations.
- Bolts, attachments and anchors required for installation

Specifications:

- All structural components are made from high-grade carbon steel
- Structural components receive high-grade powder coating
- All cladding (skins) made from high-grade aluminum and powder coated
- Lunge steps coated with polyurethane foam
- Plyometric boxes are capped with a color coded EPDM rubber surface
- Graphics and signage printed with anti-graffiti over-lamination material
- All deck anchors are mounted into an epoxy solution for seismic movement
- Bend stations are padded for comfort with memory foam and covered with mold and tear resistant fabric

2019 Fitness Campaign Ecosystem®

The Fitness Campaign Ecosystem is a collection of resources and services designed to activate, encourage and strengthen public participation in free outdoor fitness activities.

Campaign Program Includes:

Promotions and Marketing Package

- 2019 National promotions including city partners
- Customized 2019 Campaign Web story and press release featuring city partners
- 2019 Social Media activation and promotion campaign featuring city partners

Fitness Court Mobile App

IOS/ Android App teaching proper use, routines and challenges to the public - free for all users

- **Learn:** Video guides delivering workouts and teaching programs on the Fitness Court
- **Train:** Audio guides delivering a digitally aided coach in the pocket for users
- **Challenge:** Full Challenge tool allowing users to take and score the Fitness Court Challenge

Apple Watch App

- Fitness Court Audio Guides delivered through the Apple Watch to residents on the Fitness Court.

Localized Promotional Materials

- Opening Day Launch Kit: NFC swag items, prizes for challenges, custom promotional flyers, event guidance

2019 Fitness Season®

- Fitness Court Classes (video guides)
- 18 Regional Training Camps for Community Ambassadors
- Fitness Court Challenge Series

Re: National Fitness Campaign - Call Follow Up

Trent Matthias <trent@nfchq.com>

Tue 6/26/2018 2:41 PM

To: lpkeddi@msn.com <lpkeddi@msn.com>;

1 attachments (478 KB)

NFC Council Resolution Template 2019 .docx

Lynn,

Great connecting today - good to hear about the support and pathway developing for the partnership.

As discussed, I am pleased to release access to the pre-approved 2019 Grant Application below:

URL: <https://nationalfitnesscampaign.com/2019-grant-application>

Password: FREEFITNESS

If possible, please complete within 21 days, to allow us review and reserve the \$30,000 in funding and partnership in the Campaign.

I have also included the council resolution template, attached, for consideration in your discussions with the City Manager and Mayor.

As discussed, feel free to reach out with any questions, glad to support.

Best,
Trent

On Mon, Jun 25, 2018 at 11:49 AM Trent Matthias <trent@nfchq.com> wrote:

Hi Lynn,

Hope you are doing well. I am checking in to confirm our follow up call tomorrow at 10am MST. I plan to call you at 801 698 3736.

We received some good news from our Partnerships Team regarding Centerville and the National Grant funding that I am looking forward to discussing.

Let's make world class fitness free — together!

Who else among your community leadership has adopted or supported this project? (select all that apply) *

- ☐ Parks & Recreation Commission / Board
- ☐ Mayor or Council / Board
- ☐ Administrator(s)
- ☐ Other (please describe)

II. Site Information:

Location Name: *

(e.g. Golden Gate Park)

Location Type: *

- ☐ Public Outdoor Park
- ☐ Public Trail
- ☐ Public School Property
- ☐ Other

Location Use: *

- ☐ City run community events
- ☐ City run health & fitness programs
- ☐ Sponsored community events
- ☐ Sponsored health & fitness programs
- ☐ Independent boot camps
- ☐ Private programs & events
- ☐ Other

Hours Of Operation: *

		PM	Until			PM
Hour	Minutes			Hour	Minutes	

Is public access available to the site? *

Is the site connected to a walking or biking trail? *

Has the site been approved? *

Please describe what makes this site the best, most iconic or active option for your community's Fitness Court. *

In support of proper and safe use by adults for outdoor fitness activities, can you confirm that your Fitness Court will be located a minimum of 150 feet from the nearest playground? *

Google Maps or other web URL of location *

(e.g. <http://google.com/maps/37.8061442,-122.4373108>)

Do you plan to apply for an additional site? *

Additional graphic aids or materials can be uploaded below or sent via email to partnerships@nfchq.com

[Browse Files](#)

III. Timing & Funding Information

Can you confirm that your Fitness Court will be open and available for public use in 2019? *

When do you plan to open your Fitness Court and launch the local campaign? *

If awarded the \$30,000 NFC Fitness Grant, how do you plan to raise the remaining program and installation funding? (select all that apply) *

- ☐ Municipal budget
- ☐ Local bonds or discretionary funds
- ☐ State or federal grants
- ☐ Local sponsorships
- ☐ Community fundraising
- ☐ Other (please describe)

As needed, NFC supports partners with fundraising tools and project planning. What kind of fundraising support do you anticipate requesting from NFC? (select all that apply) *

- ☐ Finding local or state grants
- ☐ Custom sponsor materials
- ☐ Custom site support and planning
- ☐ Other (please describe)

If local fundraising is unsuccessful, does the city/school still intend to proceed in 2019? *

IV. Partnership & Sponsors

Are you willing to host an opening day celebration at the Fitness Court inviting civic leaders, community supporters and the local media? *

In consideration of the Fitness Court being funded through the NFC sponsorship program, will you allow the permanent identification of major sponsors on the Fitness Court sign theater? *

NFC raises the priority of health and fitness in the community by building strong partnerships and through the engagement of local/national sponsors.

Do you agree to help promote fitness in your community in the following ways?

Promote usage of the Fitness Court and demonstrate the value of an active lifestyle using the Fitness Court App, NFC website and activation tools provided: *

Promote sponsors who have supported the Campaign, and join relevant regional and national events and promotions: *

V. NFC Grant Award Acceptance

How will your organization accept the \$30,000 NFC Fitness Grant and confirm that your funding in this application will be available and committed to this program? *

☐

Purchase Order

☐

Council/Board Resolution of Adoption

☐

Other

The undersigned (authorized to sign on behalf of applicant organization) certifies, to the best of his or her knowledge and belief, that the information contained in this application is true.

Further, the undersigned organization recognizes that in accepting this grant award there is no binding obligation to proceed with the project at this time.

VIII. Applicant's E-Signature

E-Signature: *

John Doe, City Manager

Submit Form

Steve Thacker

From: Steve Thacker
Sent: Friday, June 29, 2018 3:41 PM
To: Clark Wilkinson; City Council
Cc: Bruce Cox; ; Jacob Smith; Lisa Romney; Randy Randall; Kevin Campbell; Cory Snyder
Subject: County Grant Applications

Mayor and Council Members:

County Tourism Grant Application

Earlier this week I received the email below from Shawn Beus, the Economic Development Director for Davis County, reminding cities of the deadline for tourism grant applications. As you can also see below, I forwarded the email to a few others with the message to keep this in mind for the future. Yesterday, in response to getting this email from me, Lynn Keddington (Parks & Rec Committee Chair), proposed that we submit an application this week for funding for a fitness court. A couple of weeks ago I informed Lynn and Bruce of an effort by the National Fitness Campaign to build fitness courts across the nation. They have already constructed 100 or so of these, according to their website information. Lynn investigated this matter, and when I forwarded the email earlier this week about the County's tourism grant program, it triggered the idea in him that maybe Centerville should seek a tourism grant from the County to provide the local match for a fitness court. Due to today's deadline, there was no opportunity to discuss this with the City Council. So we made the decision to go ahead with a grant application to the County, knowing we could withdraw it if the City Council does not support this idea. I will put this matter on the July 17 City Council meeting agenda to get your direction.

Lynn has contacted the National Fitness Campaign (NFC) office and they have responded very favorably to the idea of constructing a fitness court in Centerville, and apparently they zeroed in on Porter Walton Park as the best location. NFC provides \$30,000, asks the local sponsor to provide \$30,000 (which we propose be the County tourism grant), and then NFC assists the local sponsor in raising the remaining funds from national corporate donors which have facilities in the area (such as Walmart). I will ask Lynn to attend the July 17 CC meeting to explain further and determine if the Council is supportive of this application.

We are fortunate to have a very proactive Parks & Rec Committee Chair who is seeking funding sources, knowing that our own RAP Tax revenues are already committed for the next few years.

County Proposition One Grant Application

Another deadline for potential County funding is also coming before the next City Council meeting. Letters of Intent are due July 14 if we wish to apply for some of the County's Proposition One funds this year. Last year we were successful in partnership with West Bountiful in getting some funding for the improvement of 1250 West. I have discussed potential projects with staff. We identified two eligible projects based on the County's criteria:

- Improvement of south Frontage Road (from Kohl's to Pages Lane) with some widening and bike lanes.
- Multi-use pathway along the west side of 1250 West from the Wright development to 1275 North. This is the same project we submitted for federal funding through WFRC earlier this year, but were not successful.

Staff believe the Frontage Road project would be the most competitive. We have a deferral agreement in effect for the Tri-City Polaris property at Porter Lane, so we could trigger that agreement to get some curb and gutter paid by the property owner on the east side.

Again, because the July 14 deadline is before your next CC meeting, we will send a Letter of Intent, perhaps for both projects. The actual application is due later, so we will have your direction on July 17 before we submit the complete application.

Respectfully,
Steve

From: Steve Thacker <stevet@centervilleut.com>
Sent: Wednesday, June 27, 2018 8:43 AM
To: Bruce Cox; '
Subject: FW: Reminder: Davis TTAB (tourism) application due Friday June 29

Bruce, Lynn, Mike and Lisa: FYI—the email below and attachments relate to the County's Tourism Tax grant program. I realize we are not likely in a position to submit an application by the deadline this Friday, but let's keep this grant program in mind as a possible source of funding for future projects—such as the mountain bike trails on the foothills, and possibly Whitaker Home Museum. It must be used for capital projects, not operations or maintenance. The nine guidelines or criteria on which decisions are based are shown in the last attachment above. If I remember correctly, the Trails Committee is already aware of this potential funding source in relation to their mountain bike trails proposal.

Steve

From: Shawn Beus [mailto:sbeus@co.davis.ut.us]
Sent: Tuesday, June 26, 2018 5:24 PM
Cc: Barry Burton; Haley Rodgers; Randy Cook; Neka Roundy; Megan Christensen
Subject: Reminder: Davis TTAB (tourism) application due Friday June 29

Greetings Davis County Community members:

Just a reminder that the application deadline for the 2018 calendar year TTAB is June 29th, midnight. Below is other information about the program, and attached are the application materials.

- Davis Tourism Tax Advisory Board (TTAB) review/recommendations complete by approximately end of July, 2018.
- County Commission review of TTAB recommendations, approximately August, 2018

The format for submitting the grant application is simple, please submit:

- A) cover sheet,
- B) supporting materials that address the 9 funding guidelines, and
- C) email all materials to me.

Feel free to contact us with any questions.

Thanks again for your service and support of Tourism and Economic Development in Davis County!

Sincerely,



Connects.You.

Economic Development
Shawn J. Beus, JD, Manager
61 S. Main Street, Room 304
Farmington, UT 84025
sbeus@daviscountyutah.gov
Office: 801-451-3216

CENTERVILLE

Staff Backup Report

7/17/2018

Item No. 10.

Short Title: City Manager's Report

Initiated By: Steve Thacker, City Manager

Scheduled Time: 9:15

SUBJECT

- a. Schedule dates for work session topics, field trip and RDA/ACB meetings
- b. County grant applications
- c. Fireworks legislation update (City Attorney)

RECOMMENDATION

- a. See "Background" section below for topics; set dates and times to discuss these matters.
- b. Determine whether to support an application to Davis County for Proposition One funds for the South Frontage Road Bike Lanes Project.
- c. Discuss implementation of HB 38 (2018)

BACKGROUND

a. The City Manager recommends the following topics be scheduled for future council meetings, work sessions, field trips or RDA/ACB meetings:

- Cemetery capacity--whether to study feasibility of a second cemetery (regular CC meeting topic?)
- Performing arts center HVAC commissioning report and CenterPoint Theatre annual audit report--RDA/ACB meeting on 8/7 prior to the regular CC meeting?
- Fred Hale request for tax increment reimbursement--RDA meeting on 8/7 following the regular CC meeting?
- Community Foundation Board meeting (for Mayor, Councilman Ince and staff)--August 21 prior to regular CC meeting.
- Sidewalk repair program and related tree policies--work session on a night other than regular CC meeting? August 28 or 29?
- Field trip to see pickleball courts and be introduced to the game--not on a regular CC meeting night?
- Work session with Youth City Council--proposed for September 4

b. Davis County sent the attached letter, dated June 2, 2018, announcing deadlines to apply for some of the County's Proposition One funds. Upon receipt of that letter, staff began discussing potential projects that might be competitive in the application process based on the County's guidelines. Due to cancellation of their regular meeting on July 3, the City Council was not able to discuss staff's recommendations for this potential source of funding. To meet the July 14 deadline, staff submitted a Letter of Intent to submit an application for funding for the South Frontage Road Bike Lanes Project. The application is due September 8. Therefore, the City Manager is asking the Council if they support an application for this purpose. The Letter of Intent submitted is attached, as well as documents from ESI that include preliminary drawings and cost estimates for the project, which staff will explain in the CC meeting. Staff believe much of the local match

can be provided by adjacent property owners on the east side. One property owner is subject to an improvements deferral agreement the City could call upon. Another property owner is going through the approval process at this time for development of his property.

Another application for grant funds from Davis County--Tourism tax grant program--is the subject of the prior item on the CC agenda, the Fitness Court Proposal.

c. The Utah Legislature adopted HB 38 in the 2018 legislative session regarding fireworks restrictions. Part of the amendments in HB 38 require the County to prepare a county-wide map each year indicating fireworks restrictions areas in the County. The County is also required to provide that map to fireworks retailers for posting at the site of sale. Cities are required to provide the County with their respective fireworks restriction area maps by May 1 of each year. Given the effective date of HB 38 and the prior deadlines in the statute, these provisions of the bill will not be implemented until next year. A copy of HB 38 is attached for your review.

ATTACHMENTS:

Description

- ▢ Commission Letter re Proposition 1 Funding
- ▢ Davis County Proposition 1 Letter of Intent
- ▢ South Frontage Road-ESI Documents
- ▢ HB 38 (2018) - Fireworks Restrictions



Davis County Commission

Commissioner P. Bret Millburn Commissioner James E. Smith Commissioner Randy B. Elliott

June 2, 2018

Dear Mayor/Director:

Davis County is seeking interested parties to participate in a matching grant program for Proposition 1 dollars. The guidelines are outlined below. A letter of intent form must be submitted for any project to be considered for funding.

Timeline

Letters of intent will be due July 14, 2018.

Applications will be due September 8, 2018.

Decisions will be announced November 1, 2018.

Parameters

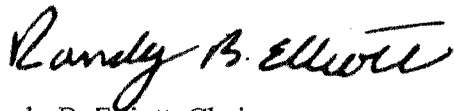
- 1) Cities within Davis County, UDOT and UTA may submit applications for these funds. Other applicants may partner with these entities.
- 2) A minimum 30% match is required.
 - a) Right-of-way cannot be used as match unless it is purchased immediately prior to construction.
 - b) Environmental work and planning studies can be used as a match.
 - c) Other grants can be combined and used as a match.
 - d) Other types of in-kind match may be eligible.
 - e) More points will be given for matches above 30%.
- 3) Construction must be completed within two years from the date the project funding contracts are signed.
- 4) The sponsor must commit to funding the operation and maintenance of the constructed facility.
- 5) Projects must follow American Public Works Association (APWA) standards.
- 6) Except for non-motorized trails and bike lanes, improvements must be located on the statewide functional classification system (regional minor collectors and above).
- 7) Eligible active transportation projects include trails, bike lanes, sidewalks and related infrastructure.

- 8) The following project types are **not** eligible:
 - a) Roadway pavement preservation, maintenance and reconstruction.
 - b) Purchase of right-of-way only.
 - c) Environmental work and planning studies, except for non-motorized trails.
- 9) The County will give preference to projects which are regionally significant and tie multiple jurisdictions together.

Letters of Intent and questions should be directed to:

Jeff Oyler
Davis County Community and Economic Development
P.O. Box 618
Farmington, UT 84025
joyler@daviscountyutah.gov
801-451-3279

Sincerely,

A handwritten signature in black ink that reads "Randy B. Elliott". The signature is written in a cursive, flowing style.

Randy B. Elliott, Chair
Davis County Commission



Davis
COUNTY



Davis County seeks letters of intent from local municipalities within Davis County, UDOT, and UTA. The purpose is the construction of transportation infrastructure and active transportation infrastructure. This will be a matching grant program to utilize Proposition 1 dollars. Letters of intent are due July 14, 2018 by 5:00 pm to Joyler@daviscountytah.gov. Applications will be due September 8, 2018, and decisions will be announced November 1, 2018.

PROJECT NAME: SOUTH FRONTAGE ROAD BIKE LANES

PROJECT POINT OF CONTACT: STEVE THACKER, CITY MANAGER

CONTACT EMAIL: STEVET@CENTERVILLEUT.COM

PROJECT LOCATION: FRONTAGE ROAD FROM 200 NORTH TO PAGES LANE

ESTIMATED PROJECT COST: \$354,328

FUNDS BEING REQUESTED: \$179,670

LOCAL FINANCIAL MATCH: \$174,658

Brief Project Description: Provide an overview of the project scope, and a brief description of the location, parameters, and goals for the project. Submit separate letters of intent for different projects and rank your priorities.

SEE ATTACHED

CITY MANAGER Signature: _____

STEVE THACKER

Printed Name: _____

Date: _____

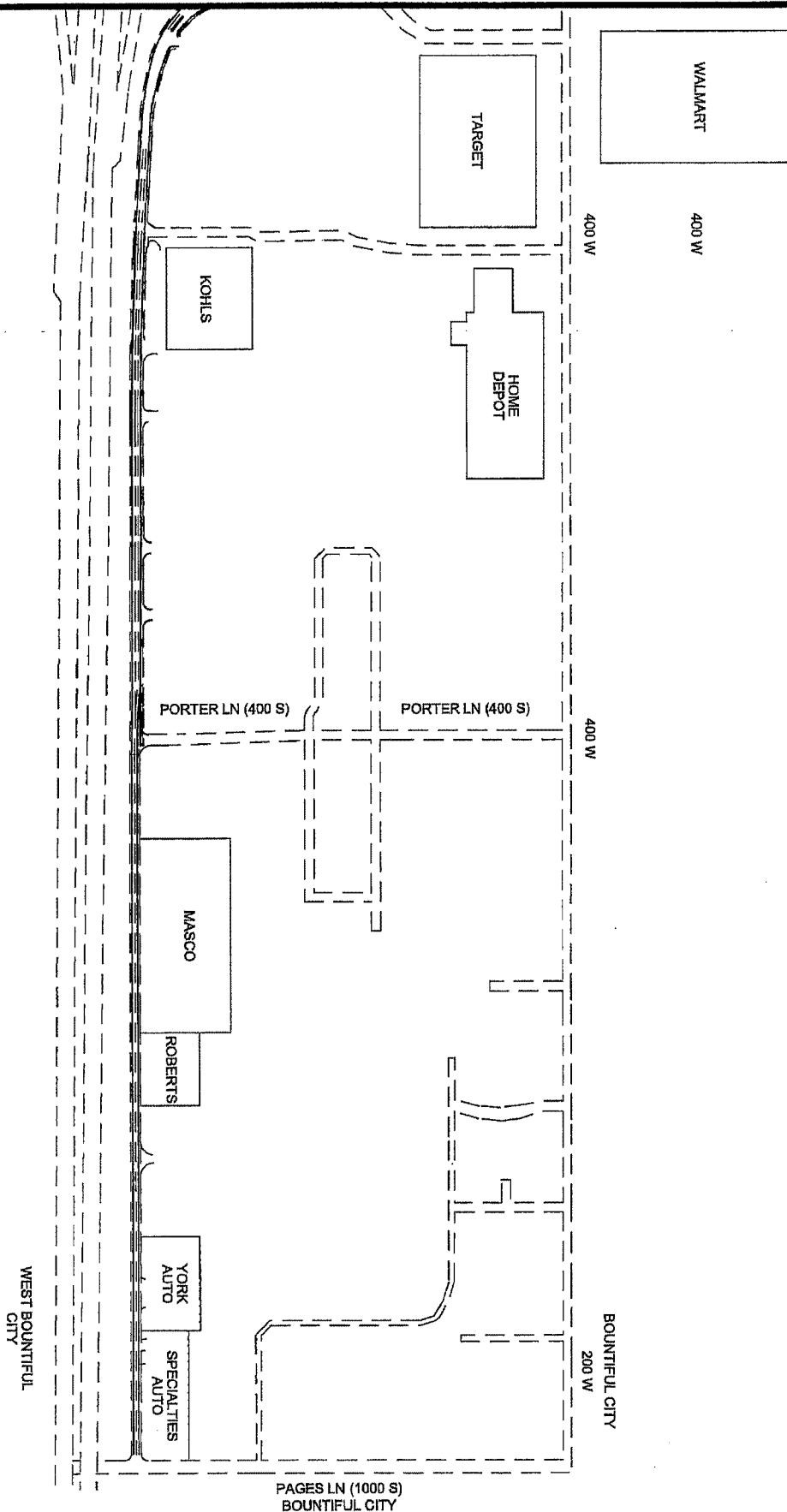
7/11/18

Davis County Letter of Intent Attachment, Brief Project Description

Add bike lanes to Frontage Road from 200 North to Pages Lane. This requires widening asphalt on the west side and widening and installing curb and gutter in several places on the east side. The entire width would then be slurry sealed and restriped to include standard bike lanes in both directions, providing connections to bike lanes on North Frontage Road (a current federal-funded project) and on Pages Lane, which connects to Bountiful and West Bountiful. County Proposition One funds would be used to widen west side; other funding would be used for east side improvements and slurry seal. Project goal is to provide continuous bike lanes along Frontage Road from Farmington through Centerville to Bountiful and West Bountiful.

SLURRY SEAL AND RESTRIPE WITH BIKE LANES

WIDEN PER DETAILS



DESIGN	KLC
DRAWN	PSB
CHECKED	KLC
DATE	07/11/2018

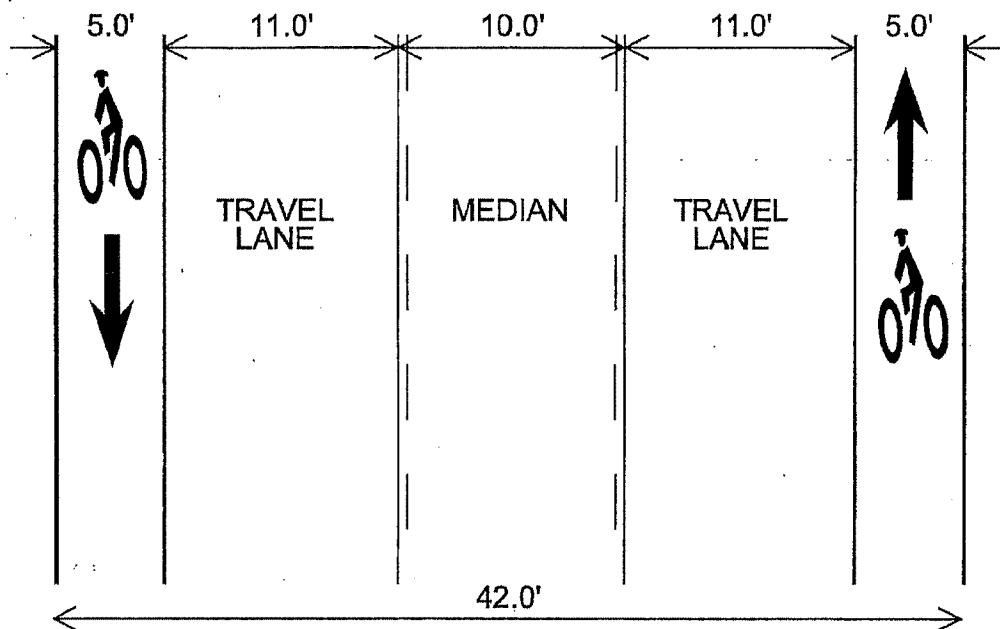
CENTERVILLE CITY
SOUTH FRONTAGE ROAD
VICINITY MAP



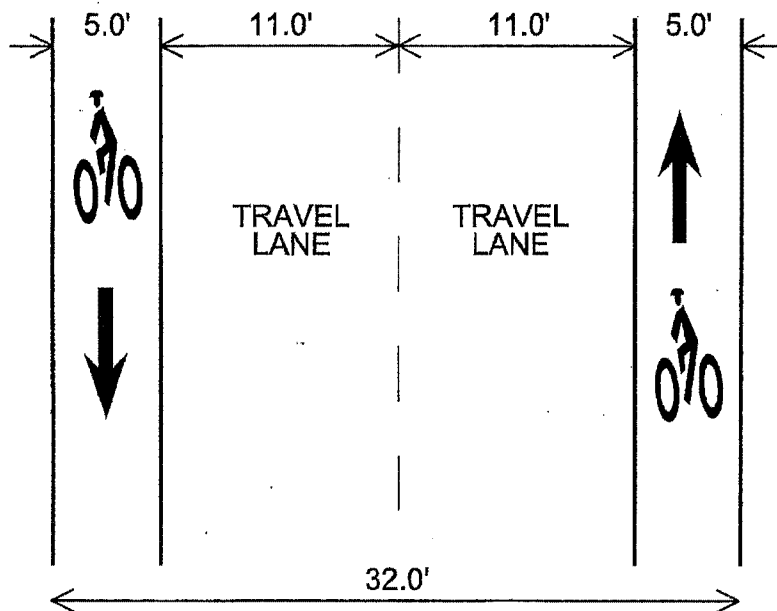
ESI ENGINEERING
CONSULTING ENGINEERS AND LAND SURVEYORS
3800 SOUTH MAIN STREET SUITE 208
SALT LAKE CITY, UTAH 84115
TEL: (801) 263-1752

SHEET	1
OF	1
PROJECT NO.	18-101

FRONTAGE RD.
200 N. TO 400 S.
PROPOSED STRIPING
FOR BIKING LANES



FRONTAGE RD.
400 S. TO PAGES LN.
PROPOSED STRIPING
FOR BIKING LANES



DESIGN KLC
DRAWN PSB
CHECKED KLC
DATE 07/08/2018

CENTERVILLE CITY
SOUTH FRONTAGE ROAD
BIKE LANES

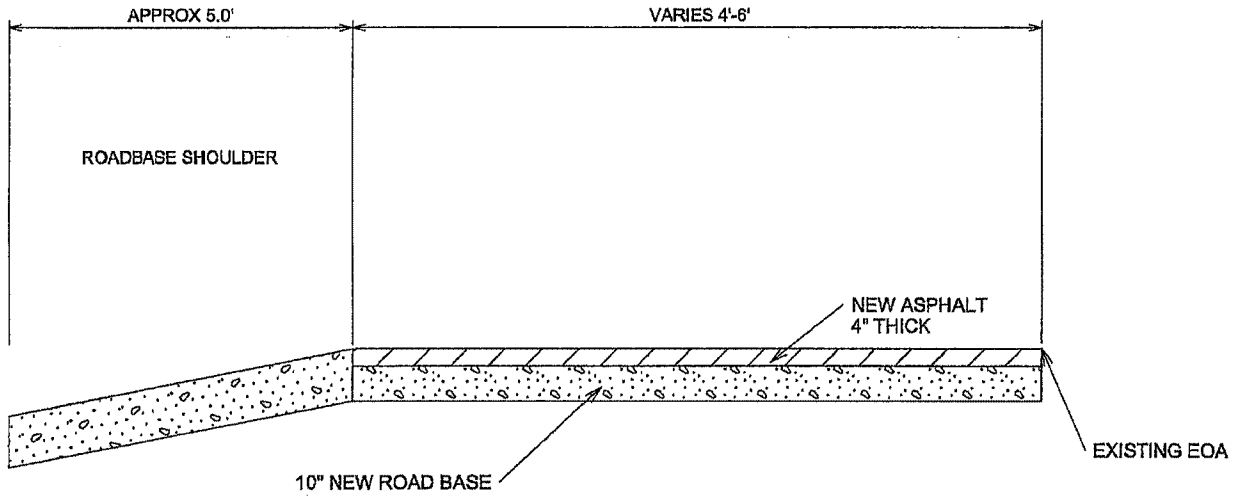


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SALT LAKE CITY, UTAH 84115
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SHEET 1
OF 2
PROJECT NO.
18-101

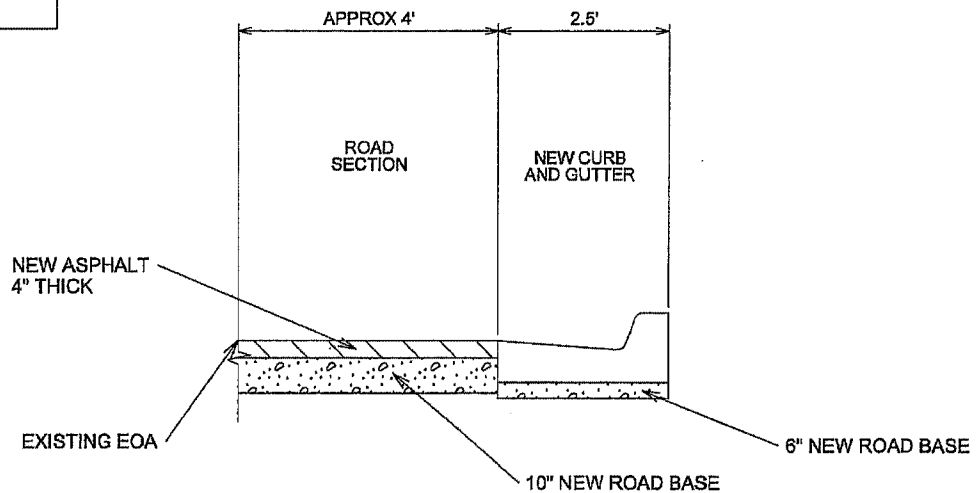
STREET	LENGTH (APPROX)	WIDTH (APPROX)
350 S TO 400 S	200'	1' TO 6'
400 S TO PAGES LN.	2332'	6'

WEST SIDE WIDENING 350 S TO PAGES LN.



PROPERTY NAME	LENGTH (APPROX)	SHOULDER WIDTH (APPROX)
MASCO	620'	4'
ROBERTS	140'	4'
YORK AUTO	95'	4'
SPECIALITIES AUTO	275'	6'

EAST SIDE WIDENING



DESIGN	KLC
DRAWN	PSB
CHECKED	KLC
DATE	07/08/2019

CENTERVILLE CITY
SOUTH FRONTAGE ROAD
BIKE LANES

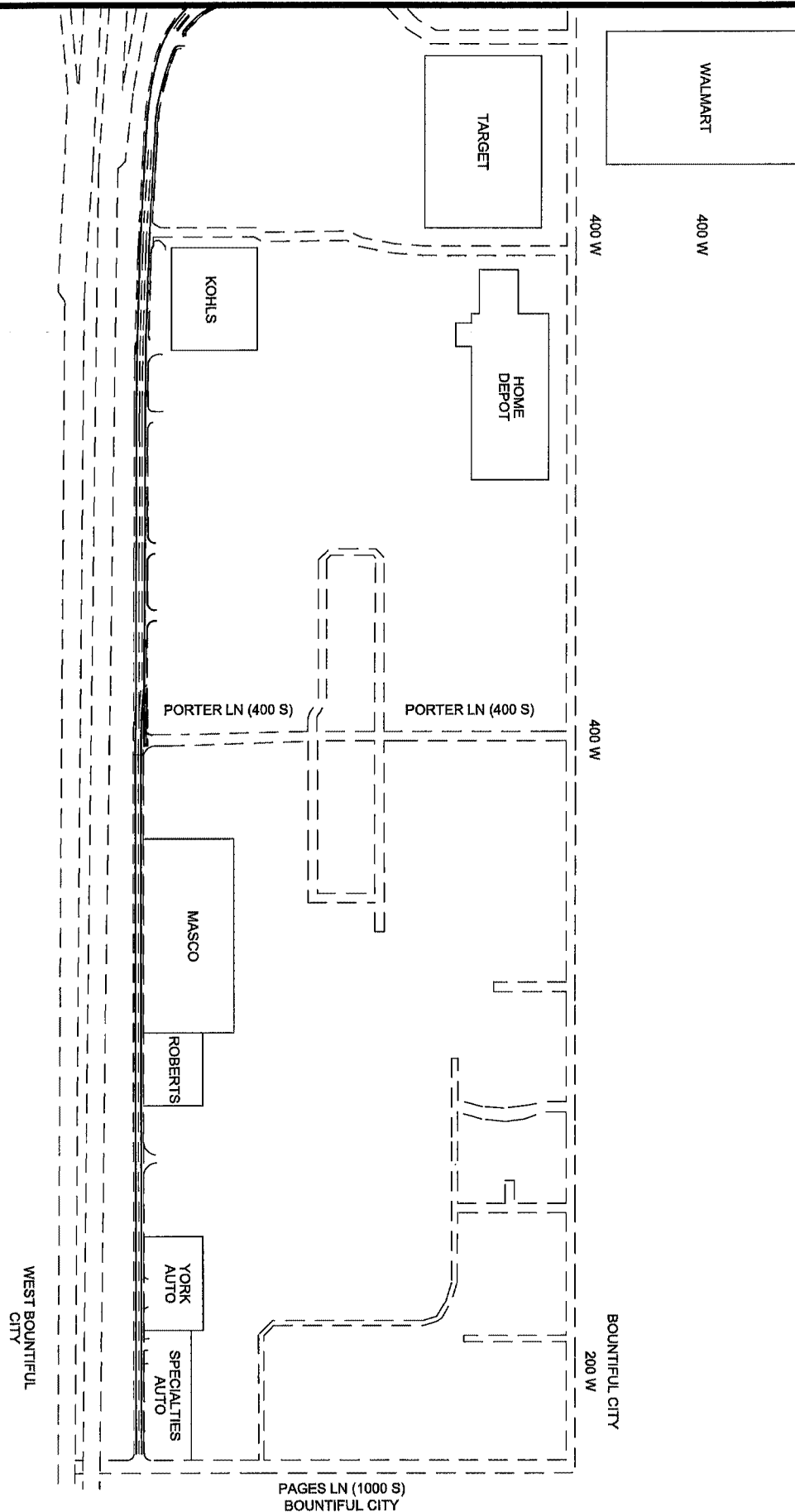


ESI ENGINEERING
CONSULTING ENGINEERS AND LAND SURVEYORS
3500 SOUTH MAIN STREET SUITE 206
SALT LAKE CITY, UTAH 84115
TEL: (801) 263-1762

SHEET	2
OF	2
PROJECT NO.	18-101

SLURRY SEAL AND RESTRIPE WITH BIKE LANES

WIDEN PER DETAILS



DESIGN	KLC
DRAWN	PSB
CHECKED	KLC
DATE	07/11/2018

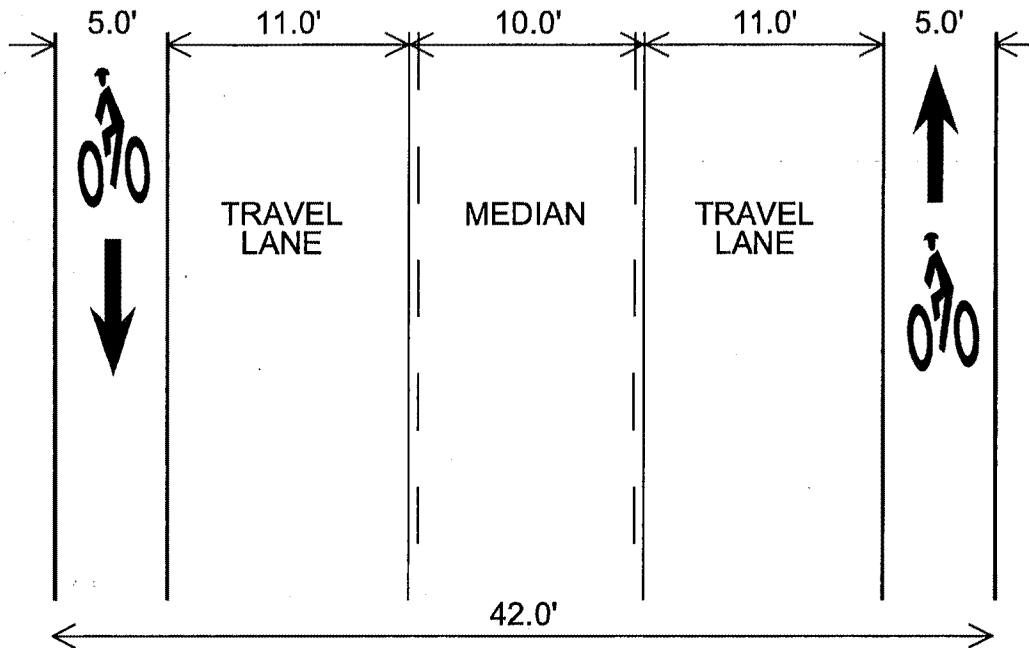
**CENTERVILLE CITY
SOUTH FRONTAGE ROAD
VICINITY MAP**



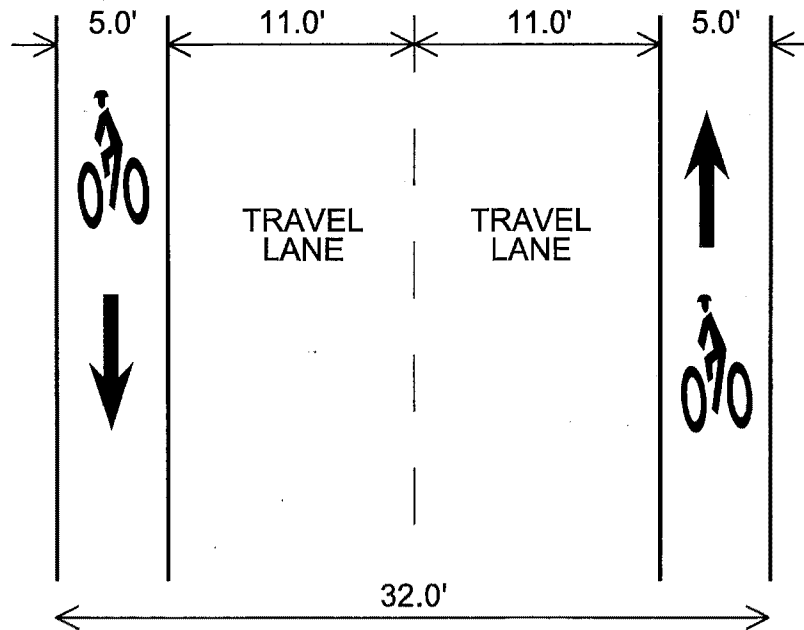
ESI ENGINEERING
CONSULTING ENGINEERS AND LAND SURVEYORS
3500 SOUTH MAIN STREET SUITE 206
SALT LAKE CITY, UTAH 84115
TEL: (801) 283-1752

SHEET	1
OF	1
PROJECT NO.	18-101

FRONTAGE RD.
200 N.TO 400 S.
PROPOSED STRIPING
FOR BIKING LANES



FRONTAGE RD.
400 S. TO PAGES LN.
PROPOSED STRIPING
FOR BIKING LANES



DESIGN KLC
DRAWN PSB
CHECKED KLC
DATE 07/08/2018

CENTERVILLE CITY
SOUTH FRONTAGE ROAD
BIKE LANES

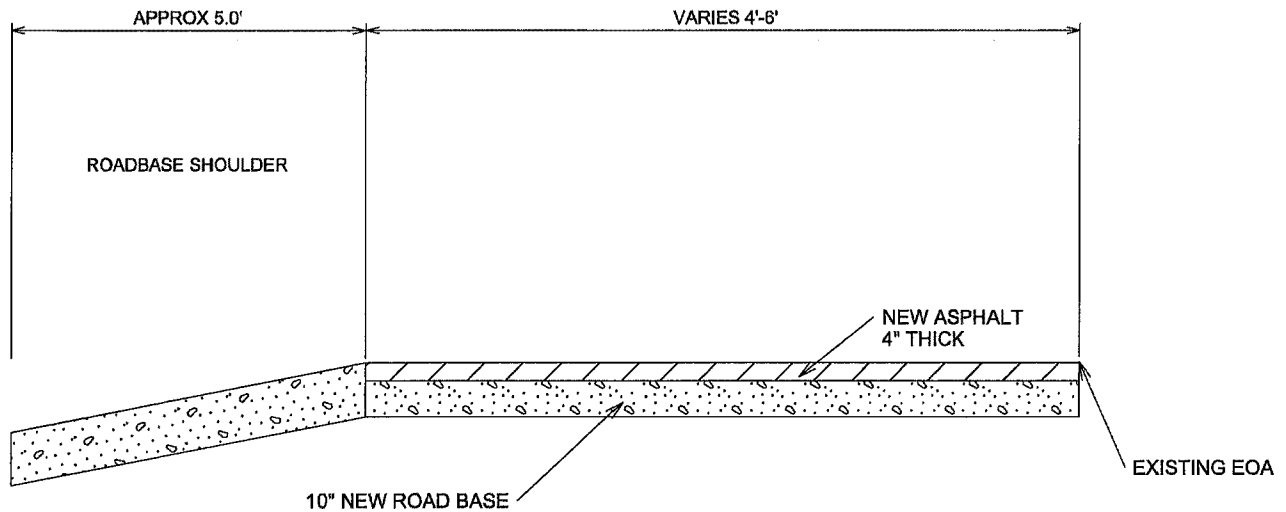


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SALT LAKE CITY, UTAH 84115
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SHEET 1
OF 2
PROJECT NO.
18-101

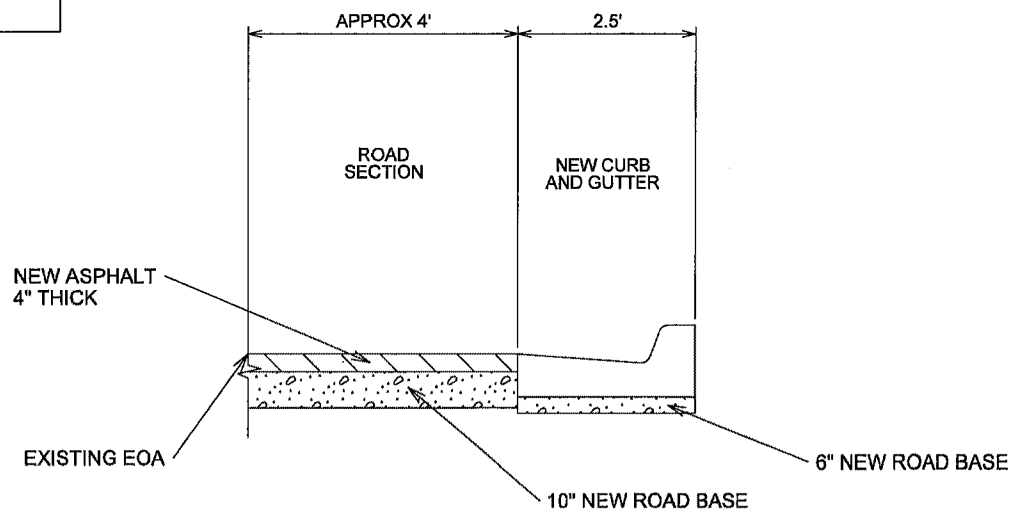
STREET	LENGTH (APPROX)	WIDTH (APPROX)
350 S TO 400 S	200'	1' TO 6'
400 S TO PAGES LN.	2332'	6'

WEST SIDE WIDENING 350 S TO PAGES LN.



PROPERTY NAME	LENGTH (APPROX)	SHOULDER WIDTH (APPROX)
MASCO	620'	4'
ROBERTS	140'	4'
YORK AUTO	95'	4'
SPECIALITIES AUTO	275'	6'

EAST SIDE WIDENING



DESIGN	KLC
DRAWN	PSB
CHECKED	KLC
DATE	07/08/2018

**CENTERVILLE CITY
SOUTH FRONTAGE ROAD
BIKE LANES**



ESI ENGINEERING
CONSULTING ENGINEERS AND LAND SURVEYORS
3500 SOUTH MAIN STREET SUITE 206
SALT LAKE CITY, UTAH 84115
TEL: (801) 263-1752

SHEET	2
OF	2
PROJECT NO.	18-101

**ESI Engineering, Inc.**

3500 South Main, Suite 206
Salt Lake City, Utah
Phone (801) 263-1752
Fax (801) 263-1780

Project: Centerville City
South Frontage Rd Bike Lanes
Owner: **Centerville City**

Sheet No.
1

Estimated by: PSB Date: 7/6/18
Checked by: KLC Date: 7/6/18

Project No.
18-101

Consulting Engineers & Land Surveyors**ENGINEER ESTIMATE**

ITEM NO.	ITEM DESCRIPTION	QUANTITY	UNITS	UNIT PRICE	AMOUNT
ROAD EXCAVATION AND ASPHALT ADDITION WEST SIDE					
1	Road Excavation	540	CY	\$16.00	\$8,640.00
2	Road Base	1,750	TN	\$45.00	\$78,750.00
3	HMA - 1/2 inch	380	TN	\$90.00	\$34,200.00
4	Traffic Control	1	Lump Sum	\$6,272.80	\$6,272.80
5	Mobilization	1	Lump Sum	\$6,272.80	\$6,272.80
6	Striping	240	GL	\$40.00	\$9,600.00
Subtotal (Items 1-6)					\$143,735.60
7	Contingency and Engineering	25%			\$35,933.90
Total Estimate (Items 1-7)					\$179,669.50

**ESI Engineering, Inc.**

3500 South Main, Suite 206
Salt Lake City, Utah
Phone (801) 263-1752
Fax (801) 263-1780

Project: Centerville City
South Frontage Rd Bike Lanes
Owner: **Centerville City**

Estimated by: PSB Date: 7/6/18
Checked by: KLC Date: 7/6/18

Sheet No.
1 of 2

Project No.
18-101

Consulting Engineers & Land Surveyors**ENGINEER ESTIMATE**

ITEM NO.	ITEM DESCRIPTION	QUANTITY	UNITS	UNIT PRICE	AMOUNT
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WIDEN EAST SIDE MASCO

1	Road Excavation	150	CY	\$16.00	\$2,400.00
2	Road Base	220	TN	\$45.00	\$9,900.00
3	HMA - 1/2 inch	70	TN	\$90.00	\$6,300.00
4	Curb and Gutter	620	LF	\$35.00	\$21,700.00
5	Traffic Control	1	Lump Sum	\$2,886.50	\$2,886.50
6	Mobilization	1	Lump Sum	\$2,886.50	\$2,886.50

Subtotal (Items 1-6)**\$46,073.00****WIDEN EAST SIDE ROBERTS**

7	Road Excavation	40	CY	\$16.00	\$640.00
8	Road Base	50	TN	\$45.00	\$2,250.00
9	HMA - 1/2 inch	15	TN	\$90.00	\$1,350.00
10	Curb and Gutter	140	LF	\$35.00	\$4,900.00
11	Traffic control	1	Lump Sum	\$724.60	\$724.60
12	Mobilization	1	Lump Sum	\$724.60	\$724.60

Subtotal (Items 7-12)**\$10,589.20****WIDEN EAST SIDE YORK AUTO**

13	Road Excavation	25	CY	\$16.00	\$400.00
14	Road Base	33	TN	\$45.00	\$1,485.00
15	HMA - 1/2 inch	10	TN	\$90.00	\$900.00
16	Curb and Gutter	95	LF	\$35.00	\$3,325.00
17	Traffic Control	1	Lump Sum	\$491.80	\$491.80

ENGINEER ESTIMATE					
ITEM NO.	ITEM DESCRIPTION	QUANTITY	UNITS	UNIT PRICE	AMOUNT
18	Mobilization	1	Lump Sum	\$491.80	\$491.80
Subtotal (Items 13-18)					\$7,093.60
WIDEN EAST SIDE SPECIALTIES AUTO					
19	Road Excavation	60	CY	\$16.00	\$960.00
20	Road Base	100	TN	\$45.00	\$4,500.00
21	HMA - 1/2 inch	50	TN	\$90.00	\$4,500.00
22	Curb and Gutter	275	LF	\$35.00	\$9,625.00
23	Traffic Control	1	Lump Sum	\$1,193.10	\$1,193.10
24	Mobilization	1	Lump Sum	\$1,193.10	\$1,193.10
Subtotal (Items 19-24)					\$21,971.20
SLURRY SEAL FOR ENTIRE ROAD WIDTH (200 N. TO PAGES LN)					
25	Type III Slurry Seal	20,000	SY	\$1.50	\$30,000.00
26	Restripe	1	Lump Sum	\$15,000.00	\$15,000.00
27	Traffic Control	1	Lump Sum	\$4,500.00	\$4,500.00
28	Mobilization	1	Lump Sum	\$4,500.00	\$4,500.00
Subtotal (Items 25-28)					\$54,000.00
Subtotal (Items 1-28)					\$139,727.00
29	Contingency and Engineering	25%			\$34,931.75
Total Estimate (Items 1-29)					\$174,658.75

FIREWORKS RESTRICTIONS

2018 GENERAL SESSION

STATE OF UTAH

Chief Sponsor: James A. Dunnigan

Senate Sponsor: Jani Iwamoto

LONG TITLE

General Description:

This bill amends provisions related to the permissible discharge of fireworks.

Highlighted Provisions:

This bill:

- ▶ amends and clarifies the dates on which a person may legally discharge fireworks;
- ▶ increases the criminal fine for discharging fireworks outside of permitted dates and times;
- ▶ clarifies when a municipality may prohibit a person from discharging fireworks;
- ▶ increases the areas within which a municipality or the state forester may prohibit the discharge of fireworks;
- ▶ in certain situations, requires local governments and the state forester to create and provide maps identifying areas in which fireworks are prohibited due to hazardous environmental conditions;
- ▶ requires retailers that sell fireworks to display:
 - maps a county provides indicating areas within the county in which fireworks are prohibited due to hazardous environmental conditions; and
 - signs regarding permissible discharge dates and times and certain criminal penalties;
- ▶ prohibits the state forester from limiting or restricting the discharge of fireworks within municipal boundaries;
- ▶ imposes civil liability when certain fireworks discharge causes a fire; and
- ▶ makes technical and conforming changes.

Money Appropriated in this Bill:

None

Other Special Clauses:

None

Utah Code Sections Affected:

AMENDS:

10-8-47, as last amended by Laws of Utah 2012, Chapter 140

11-3-8, as last amended by Laws of Utah 1993, Chapter 234

15A-5-202.5, as last amended by Laws of Utah 2016, Chapter 216

53-7-221, as enacted by Laws of Utah 1993, Chapter 234

53-7-225, as last amended by Laws of Utah 2016, Chapter 216

65A-8-212, as last amended by Laws of Utah 2013, Chapter 307

ENACTS:

53-7-225.1, Utah Code Annotated 1953

Be it enacted by the Legislature of the state of Utah:

Section 1. Section 10-8-47 is amended to read:

10-8-47. Intoxication -- Fights -- Disorderly conduct -- Assault and battery -- Petit larceny -- Riots and disorderly assemblies -- Firearms and fireworks -- False pretenses and embezzlement -- Sale of liquor, narcotics, or tobacco to minors -- Possession of controlled substances -- Treatment of alcoholics and narcotics or drug addicts.

(1) A municipal legislative body may:

(a) prevent intoxication, fighting, quarreling, dog fights, cockfights, prize fights, bullfights, and all disorderly conduct and provide against and punish the offenses of assault and battery and petit larceny;

(b) ~~[the municipal legislative body may]~~ restrain riots, routs, noises, disturbances, or disorderly assemblies in any street, house, or place in the city;

(c) ~~[the municipal legislative body may]~~ regulate and prevent the discharge of firearms,

rockets, powder, fireworks in accordance with Section 53-7-225, or any other dangerous or combustible material;

(d) [the municipal legislative body may] provide against and prevent the offense of obtaining money or property under false pretenses and the offense of embezzling money or property in all cases where the money or property embezzled or obtained under false pretenses does not exceed in value the sum of \$500; and

(e) [may] prohibit the sale, giving away, or furnishing of narcotics, alcoholic beverages to a person younger than 21 years of age, or tobacco to any person younger than 19 years of age[; cities may];

(2) A city may:

(a) by ordinance, prohibit the possession of controlled substances as defined in the Utah Controlled Substances Act or any other endangering or impairing substance, provided the conduct is not a class A misdemeanor or felony[;]; and

(b) provide for treatment of alcoholics, narcotic addicts, and other persons who are addicted to the use of drugs or intoxicants such that a person substantially lacks the capacity to control the person's use of the drugs or intoxicants, and judicial supervision may be imposed as a means of effecting their rehabilitation.

Section 2. Section **11-3-8** is amended to read:

11-3-8. Conflicting local ordinances prohibited.

A county, city, ~~[or]~~ town, or metro township may not adopt an ordinance or regulation in conflict with Sections 53-7-220 through 53-7-225.

Section 3. Section **15A-5-202.5** is amended to read:

15A-5-202.5. Amendments and additions to Chapters 3 and 4 of IFC.

(1) For IFC, Chapter 3, General Requirements:

(a) IFC, Chapter 3, Section 304.1.2, Vegetation, is amended as follows: Delete line six and replace it with: "the Utah Administrative Code, R652-122-200, Minimum Standards for Wildland Fire Ordinance".

(b) IFC, Chapter 3, Section 310.8, Hazardous and Environmental Conditions, is deleted

and rewritten as follows: "1. When the fire code official determines that existing or historical hazardous environmental conditions necessitate controlled use of any ignition source, including fireworks, lighters, matches, sky lanterns, and smoking materials, any of the following may occur:

[†] 1.1. If the existing or historical hazardous environmental conditions exist in a municipality, the legislative body of the municipality may prohibit the ignition or use of an ignition source in:

1.1.1. mountainous, brush-covered, [~~or~~] forest-covered, or dry grass-covered areas [~~or~~];

1.1.2. within 200 feet of waterways, trails, canyons, washes, ravines, or similar areas;

1.1.3. the wildland urban interface area, which means the line, area, or zone where structures or other human development meet or intermingle with undeveloped wildland or land being used for an agricultural purpose[~~-~~]; or

1.1.4. a limited area outside the hazardous areas described in this paragraph 1.1 to facilitate a readily identifiable closed area, in accordance with paragraph 2.

[2] 1.2. [~~Except as provided in paragraph 3, if the~~] If the existing or historical hazardous environmental conditions exist in an unincorporated area, the state forester may prohibit the ignition or use of an ignition source in all or part of the areas described in paragraph [†] 1.1 that are within the unincorporated area, after consulting with the county fire code official who has jurisdiction over that area.

[3] 1.3. If the existing or historical hazardous environmental conditions exist in a metro township created under Title 10, Chapter 2a, Part 4, Incorporation of Metro Townships and Unincorporated Islands in a County of the First Class[~~;~~] on and after May 12, 2015, the metro township legislative body may prohibit the ignition or use of an ignition source in all or part of the areas described in paragraph [†] 1.1 that are within the township.[~~u~~]

2. If a municipal legislative body, the state forester, or a metro township legislative body closes an area to the discharge of fireworks under paragraph 1, the legislative body or state forester shall:

2.1. designate the closed area along readily identifiable features like major roadways,

114 waterways, or geographic features;

115 2.2. ensure that the boundary of the designated closed area is as close as is practical to
116 the defined hazardous area, provided that the closed area may include areas outside of the
117 hazardous area to facilitate a readily identifiable line; and

118 2.3. identify the closed area through a written description or map that is readily
119 available to the public.

120 3. A municipal legislative body, the state forester, or a metro township legislative body
121 may close a defined area to the discharge of fireworks due to a historical hazardous
122 environmental condition under paragraph 1 if the legislative body or state forester;

123 3.1. makes a finding that the historical hazardous environmental condition has existed
124 in the defined area before July 1 of at least two of the preceding five years;

125 3.2. produces a map indicating the boundaries, in accordance with paragraph 2, of the
126 defined area described; and

127 3.3. before May 1 of each year the defined area is closed, provides the map described
128 in paragraph 3.2 to the county in which the defined area is located.

129 4. A municipal legislative body, the state forester, or a metro township legislative body
130 may not close an area to the discharge of fireworks due to a historical hazardous environmental
131 condition unless the legislative body or state forester provides a map, in accordance with
132 paragraph 3."

133 (c) IFC, Chapter 3, Section 311.1.1, Abandoned Premises, is amended as follows: On
134 line 10 delete the words "International Property Maintenance Code and the".

135 (d) IFC, Chapter 3, Section 311.5, Placards, is amended as follows: On line three delete
136 the word "shall" and replace it with the word "may".

137 (e) IFC, Chapter 3, Section 315.2.1, Ceiling Clearance, is amended to add the
138 following: "Exception: Where storage is not directly below the sprinkler heads, storage is
139 allowed to be placed to the ceiling on wall-mounted shelves that are protected by fire sprinkler
140 heads in occupancies meeting classification as light or ordinary hazard."

141 (2) IFC, Chapter 4, Emergency Planning and Preparedness:

142 (a) IFC, Chapter 4, Section 403.10.2.1, College and university buildings, is deleted and
143 replaced with the following:

144 "403.10.2.1 College and university buildings and fraternity and sorority houses.

145 (a) College and university buildings, including fraternity and sorority houses, shall
146 prepare an approved fire safety and evacuation plan, in accordance with Section 404.

147 (b) Group R-2 college and university buildings, including fraternity and sorority
148 houses, shall comply with Sections 403.10.2.1.1 and 403.10.2.1.2."

149 (b) IFC, Chapter 4, Section 405.2, Table 405.2, is amended to add the following
150 footnotes:

151 (i) "e. Secondary schools in Group E occupancies shall have an emergency evacuation
152 drill for fire conducted at least every two months, to a total of four emergency evacuation drills
153 during the nine-month school year. The first emergency evacuation drill for fire shall be
154 conducted within 10 school days after the beginning of classes. The third emergency
155 evacuation drill for fire, weather permitting, shall be conducted 10 school days after the
156 beginning of the next calendar year. The second and fourth emergency evacuation drills may
157 be substituted by a security or safety drill to include shelter in place, earthquake drill, or lock
158 down for violence. If inclement weather causes a secondary school to miss the 10-day deadline
159 for the third emergency evacuation drill for fire, the secondary school shall perform the third
160 emergency evacuation drill for fire as soon as practicable after the missed deadline."

161 (ii) "f. In Group E occupancies, excluding secondary schools, if the AHJ approves, the
162 monthly required emergency evacuation drill can be substituted by a security or safety drill to
163 include shelter in place, earthquake drill, or lock down for violence. The routine emergency
164 evacuation drill for fire must be conducted at least every other evacuation drill."

165 (iii) "g. A-3 occupancies in academic buildings of institutions of higher learning are
166 required to have one emergency evacuation drill per year, provided the following conditions are
167 met:

168 (A) The building has a fire alarm system in accordance with Section 907.2.

169 (B) The rooms classified as assembly shall have fire safety floor plans as required in

Subsection 404.2.2(4) posted.

(C) The building is not classified a high-rise building.

(D) The building does not contain hazardous materials over the allowable quantities by code."

Section 4. Section **53-7-221** is amended to read:

53-7-221. Exceptions from Utah Fireworks Act.

(1) Sections 53-7-220 through 53-7-225 do not apply to class A, class B, and class C explosives that are not for use in Utah, but are manufactured, stored, warehoused, or in transit for destinations outside of Utah.

(2) Sections 53-7-220 through 53-7-225 do not supersede Section 23-13-7, regarding use of fireworks and explosives by the Division of Wildlife Resources and federal game agents.

(3) Section 53-7-225 does not supersede Section 65A-8-212 regarding the authority of the state forester to close hazardous areas.

Section 5. Section **53-7-225** is amended to read:

53-7-225. Times for sale and discharge of fireworks -- Criminal penalty -- Permissible closure of certain areas -- Maps and signage.

(1) ~~[This]~~ Except as provided in Section 53-7-221, this section [supersedes] supersedes any other code provision regarding the sale or discharge of fireworks.

(2) A person may sell class C common state approved explosives in the state as follows:

(a) beginning on June ~~[23]~~ 24 and ending on July ~~[27]~~ 25;

(b) beginning on December 29 and ending on December 31; and

(c) two days before and on the Chinese New Year's eve.

(3) ~~[Except as provided in Subsection (5), a county or municipality may not prohibit any person from discharging]~~ A person may not discharge class C common state approved explosives in the state except as follows:

(a) between the hours of 11 a.m. and 11 p.m., except that on July 4 and July 24, the hours are 11 a.m. to midnight:

(i) beginning on July ~~[1]~~ 2 and ending on July ~~[7]~~ 5; and

(ii) beginning on July ~~[21]~~ 22 and ending on July ~~[27]~~ 25;

(b) (i) beginning at 11 a.m. on December 31 and ending at 1 a.m. on the following day;

or

(ii) if New Year's eve is on a Sunday and the ~~[local governmental jurisdiction]~~ county, municipality, or metro township determines to celebrate New Year's eve on the prior Saturday, then ~~[it is lawful to discharge Class]~~ a person may discharge class C common state approved explosives on that prior Saturday within the county, municipality, or metro township; and

(c) beginning at 11 a.m. on the Chinese New Year's eve and ending at 1 a.m. on the following day.

(4) A person ~~[who violates the time restrictions stated in Subsection (3)(a), (b), or (c)]~~ is guilty of an infraction~~[-]~~, punishable by a fine of up to \$1,000, if the person discharges a class C common state approved explosive:

(a) outside the legal discharge dates and times described in Subsection (3); or

(b) in an area in which fireworks are prohibited under Subsection 15A-5-202.5(1)(b).

(5) (a) Except as provided in Subsection (5)(b) or (c), a county, a municipality, a metro township, or the state forester may not prohibit a person from discharging class C common state approved explosives during the permitted periods described in Subsection (3).

(b) (i) As used in this Subsection (5)(b), "negligent discharge":

(A) means the improper use and discharge of a class C common state approved explosive; and

(B) does not include the date or location of discharge or the type of explosive used.

~~[(5)]~~ (ii) A [county or] municipality or metro township may prohibit [any person from discharging];

(A) the discharge of class C common state approved explosives~~[-(a) as provided]~~ in certain areas with hazardous environmental conditions, in accordance with Subsection 15A-5-202.5(1)(b); or

~~[(b) in accordance with a municipal ordinance prohibiting]~~

(B) the negligent discharge of class C common state approved explosives.

(iii) A county may prohibit the negligent discharge of class C common state approved explosives.

(c) The state forester may prohibit the discharge of class C common state approved explosives as provided in Subsection 15A-5-202.5(1)(b) or Section 65A-8-212.

(6) If a municipal legislative body, the state forester, or a metro township legislative body provides a map to a county identifying an area in which the discharge of fireworks is prohibited due to a historical hazardous environmental condition under Subsection 15A-5-202.5(1)(b), the county shall, before June 1 of that same year:

(a) create a county-wide map, based on each map the county has received, indicating each area within the county in which fireworks are prohibited under Subsection 15A-5-202.5(1)(b);

(b) provide the map described in Subsection (6)(a) to:

(i) each retailer that sells fireworks within the county; and

(ii) the state fire marshal; and

(c) publish the map on the county's website.

(7) A retailer that sells fireworks shall display:

(a) a sign that:

(i) is clearly visible to the general public in a prominent location near the point of sale;

(ii) indicates the legal discharge dates and times described in Subsection (3); and

(iii) indicates the criminal charge and fine associated with discharge:

(A) outside the legal dates and times described in Subsection (3); and

(B) within an area in which fireworks are prohibited under Subsection 15A-5-202.5(1)(b); and

(b) the map that the county provides, in accordance with Subsection (6)(b).

Section 6. Section **53-7-225.1** is enacted to read:

53-7-225.1. Civil liability.

(1) (a) An individual who negligently, recklessly, or intentionally causes or spreads a

fire through discharge of a class C explosive is liable for the cost of suppressing that fire and any damages the fire causes.

(b) If the individual described in Subsection (1)(a) is a minor, the parent or legal guardian having legal custody of the minor is liable for the costs and damages for which the minor is liable under this section.

(c) A court may waive part or all of the parent or guardian's liability for damages under Subsection (1)(b) if the court finds:

(i) good cause; and

(ii) that the parent or legal guardian:

(A) made a reasonable effort to supervise and direct the minor; or

(B) in the event the parent or guardian knew in advance of the negligent, reckless, or intentional conduct described in Subsection (1)(a), made a reasonable effort to restrain the minor.

(2) (a) The conduct described in Subsection (1) includes any negligent, reckless, or intentional conduct, regardless of whether:

(i) the person discharges a class C common state approved explosive:

(A) within the permitted time periods described in Subsection 53-7-225(3); or

(B) in an area where discharge was not prohibited under Subsection 53-7-225(5)(b) or (c); or

(ii) the fire begins on:

(A) private land;

(B) land owned by the state or a political subdivision of the state;

(C) federal land; or

(D) tribal land.

(b) Discharging a class C explosive in an area in which fireworks are prohibited due to hazardous environmental conditions, in accordance with Subsection 15A-5-202.5(1)(b), constitutes the negligent, reckless, or intentional conduct described in Subsection (1).

(3) A person who incurs costs to suppress a fire described in Subsection (1) may bring

an action under this section to recover those costs against an individual described in Subsection (1).

(4) A person who suffers damage from a fire described in Subsection (1) may:

(a) bring an action under this section for those damages against an individual described in Subsection (1); and

(b) pursue all other legal remedies in addition to seeking damages under Subsection (4)(a).

Section 7. Section **65A-8-212** is amended to read:

65A-8-212. Power of state forester to close hazardous areas -- Violations of an order closing an area.

(1) (a) If the state forester finds conditions in a given area in the state to be extremely hazardous, "extremely hazardous" means categorized as "extreme" under a nationally recognized standard for rating fire danger, he shall close those areas to any forms of use by the public, or to limit that use, except as provided in Subsection (5).

(b) The closure shall include, for the period of time the state forester considers necessary, the prohibition of open fires, and may include restrictions and prohibitions on:

(i) smoking;

(ii) the use of vehicles or equipment;

(iii) welding, cutting, or grinding of metals;

(iv) subject to Subsection (5), fireworks;

(v) explosives; or

(vi) the use of firearms for target shooting.

(c) Any restriction or closure relating to firearms use:

(i) shall be done with support of the duly elected county sheriff of the affected county or counties;

(ii) shall undergo a formal review by the State Forester and County Sheriff every 14 days; and

(iii) may not prohibit a person from legally possessing a firearm or lawfully

310 participating in a hunt.

311 (d) The State Forester and County Sheriff shall:

312 (i) agree to the terms of any restriction or closure relating to firearms use;

313 (ii) reduce the agreement to writing;

314 (iii) sign the agreement indicating approval of its terms and duration; and

315 (iv) complete the steps in Subsections (1)(d)(i) through (d)(iii) at each 14 day review

316 and at termination of the restriction or closure.

317 (2) Nothing in this chapter prohibits any resident within the area from full and free
318 access to his home or property, or any legitimate use by the owner or lessee of the property.

319 (3) The order or proclamation closing or limiting the use in the area shall set forth:

320 (a) the exact area coming under the order;

321 (b) the date when the order becomes effective; and

322 (c) if advisable, the authority from whom permits for entry into the area may be
323 obtained.

324 (4) Any entry into or use of any area in violation of this section is a class B
325 misdemeanor.

326 (5) The state forester may not restrict or prohibit the discharge of fireworks within the
327 municipal boundaries of a city, town, or metro township.

CENTERVILLE

Staff Backup Report

7/17/2018

Item No. 11.

Short Title: Closed meeting 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:

SUBJECT

RECOMMENDATION

The City Manager requests the City Council go into a closed meeting to conduct his annual performance review.

BACKGROUND

CENTERVILLE

**Staff Backup Report
7/17/2018**

Item No. 12.

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

Initiated By: Mayor Wilkinson

Scheduled Time:

SUBJECT

RECOMMENDATION

Mayor Wilkinson may recommend appointments to City boards/committees.

BACKGROUND