



CITY COUNCIL AGENDA

NOTICE IS HEREBY GIVEN THAT THE CENTERVILLE CITY COUNCIL WILL HOLD A REGULAR MEETING AT 7:00 PM ON FEBRUARY 17, 2026 AT CENTERVILLE CITY HALL, 250 NORTH MAIN STREET, CENTERVILLE, UTAH.

Centerville City Council meetings are open to the public, unless otherwise closed for reasons allowed by law. Centerville City Council meetings may be conducted via electronic means pursuant to Utah Code § 52-4-207. In compliance with the Americans with Disabilities Act, individuals needing special accommodations due to a disability may contact the City Recorder at (801) 295-3477, at least 24 hours in advance of the meeting. The Mayor and Council reserve the right to modify the sequence of agenda items in order to facilitate special needs or provide greater efficiency.

The full agenda packet and backup materials can be found on the Centerville City website at:

<https://centervilleutah.gov/129/Agendas-Minutes>

A. ZOOM INFO

1. Join Zoom Meeting
<https://us06web.zoom.us/j/88146499366?pwd=DQJJeBjaCGbe1c3TbPOxdgZuC92iir.1>

Meeting ID: 881 4649 9366

Passcode: 354770

B. CALL TO ORDER

1. **ROLL CALL**
2. **LEGISLATIVE PRAYER OR THOUGHT**
Councilmember Brian Plummer
3. **PLEDGE OF ALLEGIANCE**

C. OPEN SESSION

The open session allows members of the public to comment or address the City Council on matters not listed on the agenda. Open session comments should be limited to three minutes per person. Please state your name and city of residence for the record.

D. PRESENTATIONS

Presentations or commendations may be presented as appropriate.

1. Recognition of Retirement of Debi Harvey

E. BUSINESS ITEMS

Business action or discussion items to be considered.

1. Discussion - Cemetery Update
Mayor Wilkinson will give an update on the process thus far and current status of the search for a new cemetery property
2. Discussion - Meeting Minutes
Discussion to establish expectations for the purpose, scope, and content of City Council meeting minutes

F. SUMMARY ACTION

Items of a summary or routine nature may be approved by summary action of the Council unless otherwise pulled from summary action for separate discussion.

1. Bid Award - City Hall Boiler Replacement
Consider the bid award for the Centerville City Boiler Replacement to Mechanical System & Service in the amount of \$69,100.00

G. MINUTES

Minutes of prior meetings may be reviewed and accepted. Minutes review and approval shall comply with the Centerville City Minutes Approval Policy.

1. Minutes Review and Approval
February 3, 2026 Work Session Minutes
February 3, 2026 City Council Minutes

H. COUNCIL REPORT

City Council members may report on meetings or events attended in their official capacity.

1. Councilmember Rick Bangerter
Councilmember Rick Bangerter will report on committee assignments, including Deuel Creek Irrigation and Centerville Citizen Corps Council

I. MAYOR REPORT

The Mayor may report on meetings or events attended in the Mayor's official capacity.

J. CITY MANAGER REPORT

The City Manager may provide information or notice of current events or incidents impacting the City.

K. CLOSED SESSION

The City Council may vote to discuss matters in a closed session for reasons allowed by law, including, but not limited to, the provisions of Utah Code § 52-4-205 of the Open and Public Meetings Act, and for attorney-client matters that are privileged pursuant to Utah Code § 78B-1-137.

1. Discuss the purchase, exchange, or lease of real property

L. ADJOURNMENT

CERTIFICATE OF POSTING

I hereby certify that this notice and agenda was posted at Centerville City Hall, published on the Utah Public Notice Website, and provided to a newspaper or media correspondent in accordance with the requirements of the Utah Open and Public Meetings Act, including, but not limited to, provisions of Utah Code § 52-4-202.

Jennifer Robison
Centerville City Recorder

Talking points to allow detached ADU

1. Allowing detached ADUs would provide an additional strategy for the city to meet the state requirements for addressing Moderate Income Housing. The City's Moderate Income Plan has already listed in Objective 6.B that the City should consider allowing external/detached ADUs as part of Implementation with Phase 1 in 2026.
2. NSL Code from 2018 allowed internal and external ADUs. In 7 years, 62 internal ADUs have been permitted, of those 34 of those were basement apartments that had existed for years with no building permit. Those 34 units are added to the Census address units, so that the population can be accurately counted. Only 4 external ADUs have been built. Out of 8,468 dwelling units there are a total of 68 ADUs (0.7% of the total housing units). Averaged about 8 units per year. External ADUs accounted for
3. Centerville has ~5,786 housing units and would be likely to add ADUs at a similar or lower rate. Even matching the NSL rate at 0.1% per year it would amount to only 5-6 units per year and most of those would be basement units allowed. External ADUs would likely only occur at a rate of 1 per year.
4. External ADUs cost on average of \$180,000, so very few property owners are in a position to afford to build an ADU, and even fewer want to be landlords.
5. External ADUs allow alternative housing options for aging parents that are not ready for assisted living but can benefit from being closer to family, as well as providing opportunities for adult children.
6. External ADUs increase property values by about 35% on average.
7. Allowing external ADUs can save water. A property owner with a 1 acre lot, irrigates about 75% or more of the property, removing those areas from active irrigation can reduce overall water consumption and waste.
8. Allowing external ADUs is a fairness issue related to property rights. Other property owners that have been permitted to divide their properties into ¼ acre or even smaller lots enjoy the full value of their property, but property owners with narrow lots that are very deep are landlocked from enjoying the same benefit or at least some level of if not the full benefit. The only way for them to enjoy the same benefits and rights of their neighbors is to wait for a larger property owner to sell and combine the rear parts of lots into a subdivision with new infrastructure to be maintained by the city (plowing snow, repairing asphalt, maintaining water and sewer lines, and storm drainage). An external ADU allows a property right to be exercised with little to no impact on the services provided by the City.
9. Allowing ADUs allows a property owner to keep their property affordable by providing rental income.
10. While the State Code already requires cities to allow internal ADUs by right, the Legislature may in the future require external ADUs as well. It is better for the city to determine the rules for external ADUs rather than let the state legislature decide what rules for the city should be. Controls that can be written into the code allowing ADUs can mitigate impacts on neighboring property owners:
 - a. Owner Occupancy of the primary or accessory unit
 - b. Setbacks from side and rear property lines
 - c. Additional off-street parking
 - d. Limit of size in relation to lot size

- e. Height limitations
 - f. Orientation of the accessory unit
 - g. Privacy fencing
 - h. Yard coverage
 - i. Landscaping
11. There are at least 8 homes in the City located on Flag Lots, which are no longer permitted. These are beautiful homes with families that add to the community and neighborhoods where they are located. The impacts on neighboring properties is minimal, and could be argued the impacts are lessened, as the land without a home could become overgrown and weed ridden at one extreme or a manicured landscape using valuable water resources. An ADU would function no differently than a flag lot, except that the owner of both units would be the same family with the owner occupancy requirement. This provides increased oversight of the maintenance of the property and by someone that is invested in the success of Centerville City and who cares about the neighborhood.

309 E

1825 N

318 E

360 E

340 E

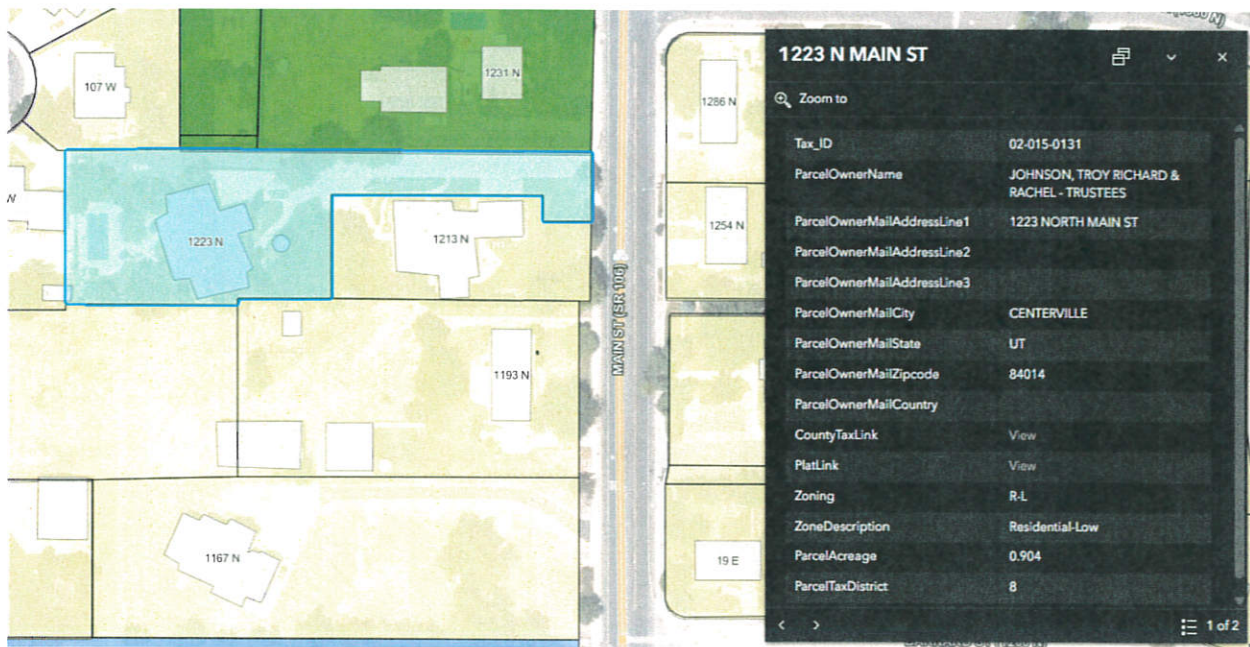
Zoom to

Tax_ID	07-075-0821
ParcelOwnerName	BURNHAM, HILDA F & DON E - TRUSTEES
ParcelOwnerMailAddressLine1	340 EAST 1825 NORTH
ParcelOwnerMailAddressLine2	
ParcelOwnerMailAddressLine3	
ParcelOwnerMailCity	CENTERVILLE
ParcelOwnerMailState	UT
ParcelOwnerMailZipcode	84014
ParcelOwnerMailCountry	
CountyTaxLink	View
PlatLink	View
Zoning	A-L
ZoneDescription	Agriculture-Low
ParcelAcreage	0.919
ParcelTaxDistrict	8

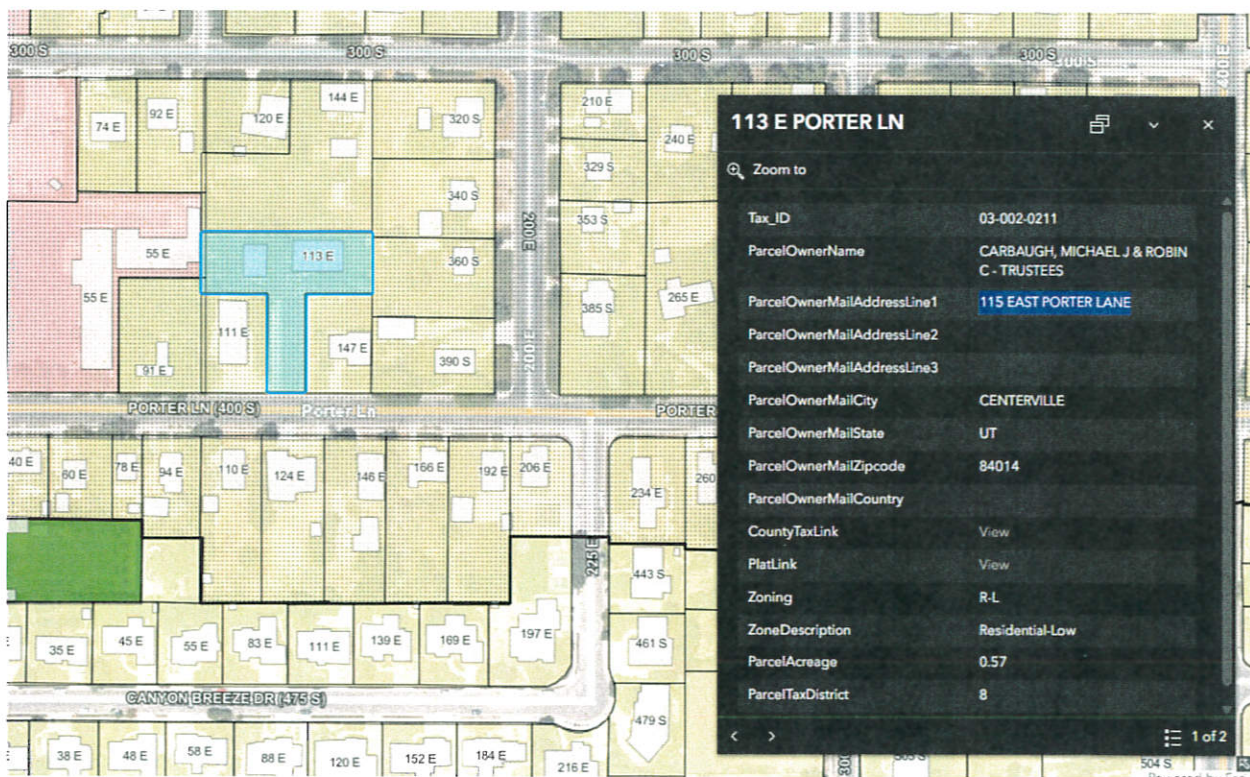
< > 1 of 3



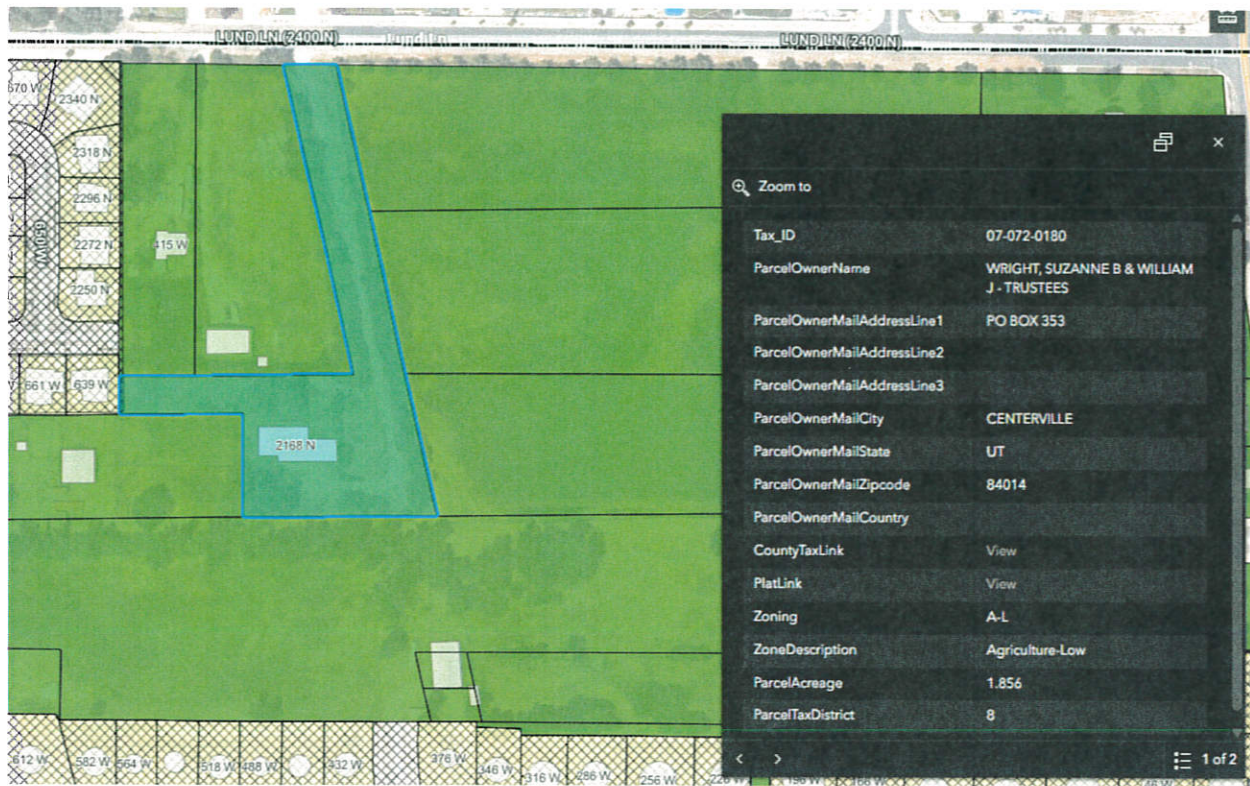
Stem is 15'



Built in 2007







CENTERVILLE
CITY COUNCIL

Staff Report
2/17/2026

Item No. 1.

Title: Discussion - Cemetery Update

Initiated By: Clark Wilkinson, Mayor

Staff Representative: Clark Wilkinson, Mayor

SUBJECT:

Mayor Wilkinson will give an update on the process thus far and current status of the search for a new cemetery property

RECOMMENDATION:

BACKGROUND:

On the November 2, 2021 election, a ballot proposition was passed to issue a General Obligation Bond for the purpose of building a second cemetery. Since that time, several properties have been scouted and researched as potential locations for a new cemetery. Mayor Wilkinson will give an update on this endeavor and share any new or pertinent information as to the status of a new cemetery.

ATTACHMENTS:

1. 12_03_2024 WS Minutes
2. 12-03-2024 staff report
3. 11-19-2024 staff report
4. 03_01_2022 WS Minutes
5. 05_17_2022 WS Minutes
6. 5-17-2022 staff report
7. Profitability Analysis - updated 2026.02.12
8. Centerville City Mkt vs DP Summary (1/27/2022)
9. Centerville 22 GO Mkt 01-20-22

Minutes of the Centerville **City Council Work Session** held Tuesday, December 3, 2024 at 5:30 pm, with participants present at City Hall, 250 North Main Street.

MEMBERS PRESENT

Mayor	Clark Wilkinson
Council Members	Cheylynn Hayman
	Robyn Mecham
	Brian Plummer
	Gina Hirst
	Spencer Summerhays

STAFF PRESENT

Brant Hanson, City Manager
 Lisa Romney, City Attorney
 Jennifer Robison, City Recorder
 Mike Eggett, Community Development Director
 Sydney DeWees, Planner
 Mike Carlson, Public Works Director
 Bruce Cox, Parks and Recreation Director
 Dave Walker, Deputy Public Works Director
 Nate Plaizier, Finance Director
 Kevin Campbell, City Engineer

VISITORS

Sydney Bishop, Jibe Media
 Tyler Russon, Russon Mortuary

BRANDING DISCUSSION

Sydney Bishop with Jibe Media presented a preliminary style guide that emphasized a "formal but friendly" tone and the tagline "Meet Us In The Middle." Ms. Bishop outlined the brand foundation, visual identity elements, and applications, receiving praise from council members for capturing Centerville's community feel and small-town atmosphere. Bryce King outlined the implementation timeline, with internal branding planned for 2024-2025 and external branding for 2025-2026, ensuring consistency across city communications.

DISCUSSION - CEMETERY UPDATE

Mayor Clark Wilkinson introduced the discussion on a new cemetery location, highlighting it as a long-standing issue. City Engineer Kevin Campbell presented a potential site on city-owned foothill land but noted challenges such as steep slopes, accessibility, and nearby noise. Councilmembers raised concerns about dust, noise, vandalism, hillside stability, and the site's impact on nearby homes, debating its suitability for a cemetery versus recreational use. The council decided to investigate further, with Mr. Campbell proposing a geological study and Councilmember Spencer Summerhays suggesting exploring a land swap with the Forest Service, aiming to reconvene at a later date with more information.

ADJOURNMENT

At 6:46 pm, Councilmember Summerhays **moved** to adjourn the work session, which passed by unanimous vote (5-0).

Jennifer Robison
Jennifer Robison, City Recorder

1/8/2025 | 11:54 AM MST

Date Approved



CENTERVILLE
CITY COUNCIL

Staff Report
12/3/2024

Item No. 2.

Title: Discussion - Cemetery Update

Initiated By: Clark Wilkinson, Mayor

Staff Representative:

SUBJECT:

Mayor Wilkinson will give an update on the search for a new cemetery property

RECOMMENDATION:

BACKGROUND:

In the November 2, 2021 election, a ballot proposition was passed to issue a General Obligation Bond for the purpose of building a second cemetery. Since that time, several properties have been scouted and researched as potential locations for a new cemetery. Mayor Wilkinson will give an update on this endeavor and share any new or pertinent information as to the status of a new cemetery.

ATTACHMENTS:

1. 1-18-2022 new cemetery bond staff report

CENTERVILLE
city
CITY COUNCIL

Staff Report

1/18/2022

Item No. 6.

Title: Discussion - Development of New Cemetery - Ballot Proposition No. 1 (2021)

Initiated By: City Council

Staff Representative: Brant Hanson, City Manager

SUBJECT:

Discuss whether to develop a second City cemetery based on voter results from Ballot Proposition No. 1 in the 2021 municipal election approving the issuance of up to \$7,000,000 general obligation bonds for the development of a new cemetery and consider possible procedures and timeline for moving forward with cemetery development.

RECOMMENDATION:

BACKGROUND:

On August 3, 2021 City Council voted in favor of a special bond election to be held on November 2, 2021, for the purpose of submitting to the qualified electors of Centerville City, Utah a proposition regarding the issuance of not to exceed \$7,000,000 of General Obligations Bonds (Resolution No. 2021-31).

ATTACHMENTS:

1. Resolution Calling Bond Election
2. Centerville \$7M GO Tax Impact 15y
3. Centerville \$7M GO Tax Impact 20y
4. Centerville \$7M GO Tax Impact 25y
5. Summary of Bond Election Process
6. Local Government Bonding Act
7. Hillside Cemetery Investigation
8. Mayor Wilkinson Additional Cemetery Spot Information
9. Niche Wall Proposal
10. Cemetery Profitability Analysis
11. Cemetery Fee Comparison
12. Zions Bank - Agreement for Municipal Advisory Services
13. 8-3-21 CC Minutes
14. 3-2-21 Work Session Minutes
15. 1-19-21 Work Session Minutes
16. Sample Ballot - Bond Proposition (2021)

Centerville, Utah

August 3, 2021

The City Council (the “Council”) of Centerville City, Utah (the “Issuer”) met in regular session (including by electronic means) on Tuesday, August 3, 2021, at its regular meeting place in Centerville, Utah, at 7:00 p.m. with the following members of the Council present:

Clark Wilkinson	Mayor
Tami Fillmore	Councilmember
Bill Ince	Councilmember
Stephanie Ivie	Councilmember
George McEwan	Councilmember
Robyn Mecham	Councilmember

Also present:

Brant Hanson	City Manager
Jacob Smith	Administrative Services Director
Jennifer Hansen	City Recorder
Lisa Romney	City Attorney

Absent:

After the meeting had been duly called to order and after other matters not pertinent to this resolution had been discussed, the City Recorder presented to the Council a Certificate of Compliance With Open Meeting Law with respect to this August 3, 2021 meeting, a copy of which is attached hereto as Exhibit A.

After due deliberation, the following Resolution was considered, fully discussed and, pursuant to motion made by George McEwan and seconded by Stephanie Ivie, was adopted by the following vote:

AYE:	Robyn Mecham	Councilmember
	George McEwan	Councilmember
	Bill Ince	Councilmember
	Stephanie Ivie	Councilmember
	Tami Fillmore	Councilmember
NAY:		

The resolution was then signed by the Mayor and recorded in the official records of the City Council of Centerville City, Utah. The resolution is as follows:

RESOLUTION NO. 2021-31

A RESOLUTION PROVIDING FOR A SPECIAL BOND ELECTION TO BE HELD ON NOVEMBER 2, 2021, FOR THE PURPOSE OF SUBMITTING TO THE QUALIFIED ELECTORS OF CENTERVILLE CITY, UTAH (THE "CITY"), A PROPOSITION REGARDING THE ISSUANCE OF NOT TO EXCEED \$7,000,000 GENERAL OBLIGATION BONDS TO FINANCE ALL OR A PORTION OF THE COSTS OF A CITY CEMETERY, PURCHASE OF LAND, RENOVATIONS AND RELATED IMPROVEMENTS; PROVIDING FOR THE PUBLICATION OF A NOTICE OF PUBLIC HEARING; APPROVING THE FORM OF AND DIRECTING THE PUBLICATION OF A NOTICE OF ELECTION AND THE BALLOT PROPOSITION; AND RELATED MATTERS.

WHEREAS, the City Council (the "Council") of Centerville City, Utah (the "City") desires to finance all or a portion of the costs of a City Cemetery, purchase of land, renovations and related improvements (the "Project"); and

WHEREAS, the City does not have on hand money to pay for all of the costs of the Project and the Council has determined to finance the cost thereof through the issuance of up to \$7,000,000 of its General Obligation Bonds (the "Bonds"); and

WHEREAS, the Council desires to submit a proposition concerning the issuance of the Bonds to the vote of the qualified electors of the City pursuant to the provisions of the Local Government Bonding Act, Title 11, Chapter 14, Utah Code Annotated 1953, as amended and applicable provisions of the Utah Election Code, Title 20A, Utah Code Annotated 1953, as amended (collectively, the "Act");

NOW, THEREFORE, It Is Hereby Resolved by the Council as follows:

Section 1. Definition of Terms. The terms defined or described in the recitals hereto shall have the same meaning when used in the body of this Resolution.

Section 2. Election Call. On November 2, 2021, there shall be held in the City a special bond election (the "Bond Election"), between the hours of 7:00 a.m. and 8:00 p.m., at which there shall be submitted to the qualified electors of the City the proposition appearing in the ballot proposition portion of the Notice of Election as substantially set out in Section 6 hereof (as may be appropriately and legally updated, modified, corrected or completed).

Section 3. Voting Places and Election Judges. For purposes of the Bond Election, the voting methods, the voting precincts, the voting places, the election judges, alternate judges and poll workers to serve at said voting places shall be the same as those established for the general election held that day.

Section 4. Authorization and Reimbursement of Expenses. The Bond Election shall be conducted and the registration therefore shall be governed in

conformity with the laws of the State of Utah, including particularly the Act, and the officials of the City and Davis County, Utah (the "County") as applicable, shall and are hereby authorized and directed to perform and do all things necessary to the proper calling and conduct of the Bond Election and the canvass of the results thereof.

In the event the proposition for the Bonds is approved at the Election, the City reasonably expects to reimburse itself from proceeds of debt to be incurred by the City, capital expenditures advanced for the acquisition and construction of the improvements herein described in a principal amount of not more than \$7,000,000.

Section 5. Public Hearing. The Council shall hold a public hearing on October 5, 2021, to receive input from the public with respect to (a) the issuance of the Bonds and (b) the potential economic impact that the improvements, facilities, or properties to be financed in whole or in part with proceeds of the Bonds will have on the private sector, which hearing date shall not be less than fourteen (14) days after notice of the public hearing is first posted and shall not be sooner than thirty (30) days or later than five (5) business days before the first posting of the Notice of Election as described in this Resolution, such notice to be posted on the Utah Public Meeting Notice Website created under Section 63A-16-601, Utah Code Annotated 1953, as amended. The "Notice of Public Hearing" shall be in substantially the following form

NOTICE OF PUBLIC HEARING

NOTICE IS HEREBY GIVEN pursuant to the provisions of the Local Government Bonding Act, Title 11, Chapter 14, Utah Code Annotated 1953, as amended, that on August 3, 2021, the City Council (the "Council") of Centerville City, Utah (the "City"), adopted a resolution (the "Resolution") in which it authorized the calling of an election (the "Election") concerning a proposition for the issuance of the City's General Obligation Bonds (the "Bonds") and called a public hearing to receive input from the public with respect to (a) the issuance of the Bonds, and (b) any potential economic impact that the improvements, facilities or properties financed in whole or in part with the proceeds of the Bonds (see below) may have on the private sector.

TIME, PLACE, AND LOCATION OF PUBLIC HEARING

The Council shall hold a public hearing on Tuesday, October 5, 2021, at the hour of 7:00 p.m., or as soon thereafter as the matter may be heard, in the City offices, located at 250 North Main, Centerville, Utah. All members of the public are invited to attend and participate.

PURPOSE FOR ISSUING THE BONDS, MAXIMUM AMOUNT AND SECURITY

The Bonds are to be issued in the aggregate principal amount of not to exceed \$7,000,000 for the purpose of financing all or a portion of the costs of a City Cemetery, purchase of land, renovations and related improvements and paying costs of issuance of the Bonds. The Bonds shall be secured by ad valorem property taxes of the City to the extent authorized by law.

The Bonds may be issued in one or more series and be sold from time to time, all as the Council may determine.

DATED this August 3, 2021.

/s/ Jennifer Hansen
City Recorder

(To be posted no less than 14 days before the public hearing.)

Section 6. Notice of Election. In accordance with Section 11-14-202 of the Act, a Notice of the Bond Election shall be (i) posted in a place within the boundaries of the Issuer that are most likely to give notice to the voters in the Issuer (the "Locations"), with at least one additional notice posted per 2,000 population of the Issuer, at least 21 days before the Bond Election, (ii) posted on the Utah Public Meeting Notice website (<http://pmn.utah.gov>) for three weeks before the Bond Election and (iii) posted on the City's website for at least three weeks before the Bond Election. The Council hereby finds that the following locations meet this criteria:

Centerville City Hall
Centerville Public Works Building
South Davis Metro Fire Station
RB's Gas Station
Centre Point Theatre
Ace Hardware
Colonial Building Supply
Dick's Marketplace
Community Park
Island View Park

In addition, the Election Officer (defined herein) is to (i) publish the sample ballot immediately before the election as required in Section 20A-5-405 of the Act and (ii) publish notice of and perform the election voting device and tabulation equipment test procedures as required by Section 20A-4-104 of the Act.

The election Notice shall be given in substantially the following form (with such completion, amendments, updates, changes, additions or alterations as may be required to conform such notices to the Act (including amendments thereto prior to such posting) and actual election information or calendar items (to be confirmed prior to the first publication of such notice)):

ELECTION NOTICE

To all qualified electors of Centerville City, Utah:

Take notice that on November 2, 2021 between the hours of 7:00 a.m. and 8:00 p.m., a special bond election (the “Bond Election”) will be held in Centerville City, Utah (the “City”) in conjunction with the general election to be held that day.

Information regarding polling places for each voting precinct, each early voting polling place, and each election day voting center, including changes to the location of a polling place and the location of an additional polling place, may be found at the Statewide Electronic Voter Information Website at vote.utah.gov or at the Davis County Clerk/Auditor’s Website at <https://www.daviscountyutah.gov/clerk-auditor> or at the City Recorder’s Website at centervilleutah.gov.

To obtain information regarding the location of a polling place voters may also call (801) 451-3213.

The Election will be held for the purpose of submitting the following ballot proposition:

OFFICIAL BALLOT PROPOSITION FOR THE
CENTERVILLE CITY, UTAH
SPECIAL BOND ELECTION

NOVEMBER 2, 2021

/s/ Jennifer Hansen
City Recorder

PROPOSITION

Shall the City Council (the “Council”) of Centerville City, Utah (the “City”), be authorized to issue General Obligation Bonds (the “Bonds”) in a principal amount not to exceed Seven Million Dollars (\$7,000,000) for the purpose of paying all or a portion of the costs of a City Cemetery, purchase of land, renovations and related improvements; said Bonds to be due and payable in not to exceed twenty-six (26) years from the date of issuance of the Bonds?

Property Tax Cost of Bonds: If the Bonds are issued as planned, an annual property tax sufficient to pay debt service on the Bonds will be required over a period of twenty-six (26) years in the estimated amount of \$56.46 per year on a \$400,000 primary residence and in the estimated amount of \$102.65 per year on a business or secondary residence having the same value.

The foregoing information is only an estimate and is not a limit on the amount of taxes that the City may be required to levy to pay debt service on the Bonds. The City is obligated to levy taxes to the extent provided by law in order to pay the Bonds. The amounts are based on various assumptions and estimates, including estimated debt service on the Bonds and taxable values of property in the City.

FOR THE ISSUANCE OF BONDS (YES)

☐

AGAINST THE ISSUANCE OF BONDS (NO)

☐

Pursuant to applicable provisions of Utah State law, the period allowed for any contest of the Bond Election shall end forty (40) days after November 16, 2021 (the date on which the returns of the Bond Election are to be canvassed and the results thereof declared). No such contest shall be maintained unless a complaint meeting the requirements of applicable law is filed with the Clerk of the District Court of Davis County within the prescribed forty (40) day period.

GIVEN by order of the City Council of Centerville City, Utah.

By: /s/ Clark Wilkinson
Mayor

ATTEST:

By: /s/ Jennifer Hansen
City Recorder

Section 7. Mailing of Voter Information Pamphlet. The Council hereby directs the City Recorder of the City (the "City Recorder") to mail at least fifteen (15) but not more than forty-five (45) days before the scheduled Bond Election, a voter information pamphlet or a notice printed on a postage prepaid, preaddressed return form that a person may use to request delivery of a voter information pamphlet by mail, to each household with a registered voter who is eligible to vote on the Bonds. Said voter information pamphlet shall include, in the following order: (a) the date of the Bond Election, (b) the hours during which the polls will be open, (c) the address of the Statewide Electronic Voter Information Website and, if available, the address of the Davis County Clerk/Auditor's website, and the City Recorder's website, with a statement indicating that the election officer will post on the website the location of each polling place for each voting precinct, each early voting polling place, and each election day voting center, including any changes to the location of a polling place and the location of an additional polling place; (d) a phone number that a voter may call to obtain information regarding the location of a polling place; (e) the title and text of the ballot proposition, and (f) an explanation of the property tax impact, if any, of the issuance of the Bonds which may be based upon information available to the City Recorder, including (i) expected debt service on the Bonds to be issued, (ii) a description of the purpose, remaining principal balance, and maturity date on any outstanding general obligation bonds of the City, (iii) funds other than property taxes available to pay debt service on general obligation bonds, (iv) timing of expenditure of Bond proceeds, (v) property values and (vi) any additional information the Council determines may be useful to explain the property tax impact of issuance of the Bonds.

Section 8. Compliance with the Transparency of Ballot Propositions Act, Title 59, Chapter 1, Part 16, Utah Code Annotated 1953, as amended. The City shall comply with the requirements of the Transparency of Ballot Propositions Act, Title 59, Chapter 1, Part 16, Utah Code Annotated 1953, as amended and shall post the arguments and rebuttal arguments as required by such act on the Statewide Electronic Voter Information Website as described in Section 20A-7-801, Utah Code Annotated 1953, as amended, for thirty (30) consecutive days before the Bond Election. The City shall further post all arguments and rebuttal arguments in a prominent place on the City's website for thirty (30) consecutive days before the Bond Election. If the City has a newsletter published between finalization of the arguments and rebuttal arguments and the date of the Bond Election, it shall further post arguments and rebuttal arguments in such newsletter. When posting the argument and rebuttal argument, the City Recorder shall ensure that: (a) a rebuttal argument is posted in the same manner as a direct argument; (b) each rebuttal argument follows immediately after the direct argument that it seeks to rebut; and (c) information regarding the public meeting (described in the next sentence), follows immediately after the posted arguments, including the date, time, and place of the public meeting. The City shall conduct a public meeting on October 5, 2021, a date which is no more than forty-five (45), but at least four (4), days before the Bond Election, beginning at the hour of 7:00 p.m. at 250 North Main, Centerville, Utah. The purpose of the meeting is to hear arguments for and against the issuance of the Bonds. Information regarding this public meeting shall follow immediately after the posted arguments set forth on the Statewide Electronic Voter Information Website and the City's website described herein. Within three days following the public meeting,

the City will post a digital audio recording of the meeting on its website and at the primary office of the City.

Section 9. Election Supplies and Ballots. The ballots to be used at the Bond Election shall comply in all respects with the requirements of the Act at the time of the Bond Election, including, but not limited to, Title 20A, Chapter 6 and Section 11-14-206 of the Act, and the proposition and election instructions with respect to the Bond Election shall be in substantially the form contained in the Election Notice set forth in Section 6 hereof.

Section 10. Appointment of Election Officer. Pursuant to Sections 20A-1-102 and 20A-5-400.5 of the Act, the City Recorder of Centerville City and the County Clerk/Auditor of Davis County will act as election officers (the "Election Officers"). Other officials of the City are hereby directed and authorized to coordinate with the Election Officers as required for the Bond Election. The Election Officers shall be authorized and directed to give appropriate notices as required by the Act.

Section 11. Canvass. The ballots shall be counted and the results delivered to the City in accordance with the procedures of Title 20A, Chapter 4, Part 1 and Part 2, of the Act. The Council shall meet as a Board of Canvassers no sooner than seven (7) nor later than fourteen (14) days after the date of said election, currently set for November 16, 2021, at 7:00 p.m., at the regular meeting place of the Council in Centerville, Utah, and if the majority of the votes cast at the Bond Election are in favor of the propositions submitted, then the City Recorder shall cause an entry of that fact to be made upon its minutes. Thereupon the Council shall be authorized and directed to issue such Bonds.

Section 12. Severability. It is hereby declared that all parts of this resolution are severable, and if any section, clause, or provision of this resolution shall, for any reason, be held to be invalid or unenforceable, the invalidity or unenforceability of any such section, clause, or provision shall not affect the remaining sections, clauses, or provisions of this resolution.

Section 13. Conflict. All resolutions, orders, and regulations or parts thereof heretofore adopted or passed which are in conflict herewith are, to the extent of such conflict, hereby repealed. This repealer shall not be construed so as to revive any resolution, order, regulation, or part thereof heretofore repealed.

Section 14. Captions. The headings herein are for convenience of reference only and in no way define, limit, or describe the scope or intent of any provisions or sections of this resolution.

Section 15. Recording of Resolution; Effective Date; Notice to Lieutenant Governor and Election Officers. Immediately after its adoption, this Resolution shall be signed by the Mayor and City Recorder, shall be recorded in a book for that purpose, and shall take immediate effect. The City Recorder shall immediately furnish a certified copy of this Resolution to the Lieutenant Governor and the Davis County Clerk/Auditor

in accordance with Section 11-14-201 of the Act by no later than August 19, 2021, a date at least 75 days before the Bond Election.

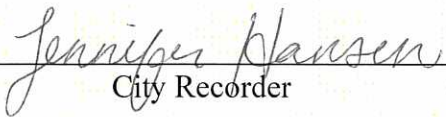
Section 16. Further Authority. The Council hereby authorizes the City Recorder to make changes to any notice or the ballot proposition described herein to complete the same, cure any ambiguity or defect therein or to make any other changes to such notice or ballot proposition as may be required or allowed by the laws of the State of Utah.

PASSED AND APPROVED this August 3, 2021.

(SEAL)

By: 
Mayor

ATTEST:

By: 
City Recorder

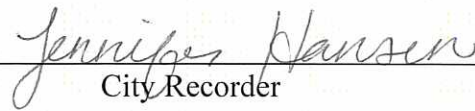


Pursuant to motion duly made and seconded, the meeting was adjourned.

(SEAL)

By: 
Mayor

ATTEST:

By: 
City Recorder



STATE OF UTAH)
)
) : ss.
COUNTY OF DAVIS)

I, Jennifer Hansen, hereby certify that

(a) I am the duly qualified and acting City Recorder of Centerville City, Utah (the "City");

(b) the above and foregoing constitutes a true and correct copy of a portion of the minutes of a regular meeting of the City Council of Centerville City, Utah, including a resolution adopted at said meeting held on August 3, 2021, as said minutes and resolution are officially of record in my possession;

(c) a certified copy of the within Resolution will be filed with the Lt. Governor and the Davis County Clerk/Auditor, as Election Officers, as described herein;

(d) the Resolution, with all exhibits attached, was deposited in my office on August 3, 2021;

(e) pursuant to the Resolution, a Notice of Public Hearing will be posted on the Utah Public Notice website (<http://pmn.utah.gov>) no less than 14 days prior to the Public Hearing; and

(f) pursuant to the Resolution, an Election Notice will be (i) posted in the Locations determined by the Council in the foregoing resolution, (ii) posted on the Utah Public Meeting Notice website (<http://pmn.utah.gov>) and (iii) posted on the City's website, with each such posting being at least three weeks before the Bond Election.

IN WITNESS WHEREOF, I have hereunto subscribed my official signature and affixed the seal of Centerville City, Utah, this August 16, 2021.

(SEAL)



By: Jennifer Hansen
City Recorder

EXHIBIT A

CERTIFICATE OF COMPLIANCE WITH OPEN MEETING LAW

I, Jennifer Hansen, the undersigned City Recorder of Centerville City, Utah (the "City"), do hereby certify that I gave written public notice of the agenda, date, time and place of the special meeting held by the City Council (the "Council") of the City on August 3, 2021, not less than 24 hours in advance of the meeting. The public notice was given in compliance with the requirements of the Utah Open and Public Meetings Act, Section 52-4-202, Utah Code Annotated 1953, as amended, by:

(a) By causing a Notice, in the form attached hereto as Schedule 1, to be posted at the City's principal offices at least twenty-four (24) hours prior to the convening of the meeting;

(b) By causing a copy of such Notice, in the form attached hereto as Schedule 1, to be delivered to The Salt Lake Tribune and Standard Examiner at least twenty-four (24) hours prior to the convening of the meeting; and

(c) By causing a copy of such Notice to be posted on the Utah Public Notice Website (<http://pmn.utah.gov>) at least twenty-four (24) hours prior to the convening of the meeting.

In addition, the Notice of 2021 Annual Meeting Schedule for the City (attached hereto as Schedule 2) was given specifying the date, time and place of the regular meetings of the City Council to be held during the year, by causing said Notice to be (i) posted on December 15, 2020 at the principal office of said City, (ii) provided to at least one newspaper of general circulation within the City on December 15, 2020, and (iii) published on the Utah Public Notice Website (<http://pmn.utah.gov>) during the current calendar year.

IN WITNESS WHEREOF, I have hereunto subscribed my signature and impressed hereon the official seal of Centerville City this August 16, 2021.

(SEAL)



By: Jennifer Hansen
City Recorder

SCHEDULE 1

NOTICE OF MEETING

SCHEDULE 2

NOTICE OF ANNUAL MEETING SCHEDULE

Centerville City, Utah

\$7 Million General Obligation Authorization + 2% Premium (15 Year Amortization - Current Rates + 10 basis points)

Tax Impact Analysis Summary

	\$6,035,000 General Obligation Bonds Series 2022		
Fiscal Year	Principal	Interest	Total P+I
2022	\$ -	\$ -	\$ -
2023	210,000	323,533	533,533
2024	305,000	232,150	537,150
2025	320,000	216,900	536,900
2026	335,000	200,900	535,900
2027	350,000	184,150	534,150
2028	370,000	166,650	536,650
2029	390,000	148,150	538,150
2030	405,000	128,650	533,650
2031	430,000	108,400	538,400
2032	450,000	86,900	536,900
2033	460,000	73,400	533,400
2034	475,000	59,600	534,600
2035	495,000	40,600	535,600
2036	515,000	20,800	535,800
2037	525,000	10,500	535,500
Total	<u>\$ 6,035,000</u>	<u>\$ 2,001,283</u>	<u>\$ 8,036,283</u>

Tax Impact Summary	
2021-22 Collected Taxable Valuation	\$ 1,405,412,442
Maximum Debt Service	\$ 538,400
Tax Rate Levy on Max Debt Service	0.000383
Annual Impact on \$400,000 FMV Home	\$ 84.28
Monthly Impact on \$400,000 FMV Home	\$ 7.02
Annual Impact on \$400,000 FMV Business	\$ 153.24
Monthly Impact on \$400,000 FMV Business	\$ 12.77



ZIONS PUBLIC FINANCE, INC.

Centerville City, Utah

\$6,035,000 General Obligation Bonds
Series February 15, 2022
(\$7 Million Authorization + Keeping 2% Premium: 15y Current Market Rates +10bp)

Table of Contents

Report

Debt Service Schedule	1
Pricing Summary	2
Sources & Uses	3

Centerville City, Utah

\$6,035,000 General Obligation Bonds

Series February 15, 2022

(\$7 Million Authorization + Keeping 2% Premium: 15y Current Market Rates +10bp)

Debt Service Schedule

Date	Principal	Coupon	Interest	Total P+I	Fiscal Total
02/15/2022	-	-	-	-	-
12/15/2022	-	-	202,208.33	202,208.33	-
06/15/2023	210,000.00	5.000%	121,325.00	331,325.00	533,533.33
12/15/2023	-	-	116,075.00	116,075.00	-
06/15/2024	305,000.00	5.000%	116,075.00	421,075.00	537,150.00
12/15/2024	-	-	108,450.00	108,450.00	-
06/15/2025	320,000.00	5.000%	108,450.00	428,450.00	536,900.00
12/15/2025	-	-	100,450.00	100,450.00	-
06/15/2026	335,000.00	5.000%	100,450.00	435,450.00	535,900.00
12/15/2026	-	-	92,075.00	92,075.00	-
06/15/2027	350,000.00	5.000%	92,075.00	442,075.00	534,150.00
12/15/2027	-	-	83,325.00	83,325.00	-
06/15/2028	370,000.00	5.000%	83,325.00	453,325.00	536,650.00
12/15/2028	-	-	74,075.00	74,075.00	-
06/15/2029	390,000.00	5.000%	74,075.00	464,075.00	538,150.00
12/15/2029	-	-	64,325.00	64,325.00	-
06/15/2030	405,000.00	5.000%	64,325.00	469,325.00	533,650.00
12/15/2030	-	-	54,200.00	54,200.00	-
06/15/2031	430,000.00	5.000%	54,200.00	484,200.00	538,400.00
12/15/2031	-	-	43,450.00	43,450.00	-
06/15/2032	450,000.00	3.000%	43,450.00	493,450.00	536,900.00
12/15/2032	-	-	36,700.00	36,700.00	-
06/15/2033	460,000.00	3.000%	36,700.00	496,700.00	533,400.00
12/15/2033	-	-	29,800.00	29,800.00	-
06/15/2034	475,000.00	4.000%	29,800.00	504,800.00	534,600.00
12/15/2034	-	-	20,300.00	20,300.00	-
06/15/2035	495,000.00	4.000%	20,300.00	515,300.00	535,600.00
12/15/2035	-	-	10,400.00	10,400.00	-
06/15/2036	515,000.00	2.000%	10,400.00	525,400.00	535,800.00
12/15/2036	-	-	5,250.00	5,250.00	-
06/15/2037	525,000.00	2.000%	5,250.00	530,250.00	535,500.00
Total	\$6,035,000.00	-	\$2,001,283.33	\$8,036,283.33	-

Yield Statistics

Bond Year Dollars	\$55,721.67
Average Life	9.233 Years
Average Coupon	3.5915712%
Net Interest Cost (NIC)	1.6082242%
True Interest Cost (TIC)	1.4597415%
Bond Yield for Arbitrage Purposes	1.1591402%
All Inclusive Cost (AIC)	1.5752161%

IRS Form 8038

Net Interest Cost	1.3301660%
Weighted Average Maturity	9.150 Years

\$7M GO 15y Mkt 07/26/21 | SINGLE PURPOSE | 7/26/2021 | 1:25 PM

Centerville City, Utah

\$6,035,000 General Obligation Bonds

Series February 15, 2022

(\$7 Million Authorization + Keeping 2% Premium: 15y Current Market Rates +10bp)

Pricing Summary

Maturity	Type of Bond	Coupon	Yield	Maturity Value	Price	YTM	Call Date	Call Price	Dollar Price
06/15/2023	Serial Coupon	5.000%	0.300%	210,000.00	106.249%	-	-	-	223,122.90
06/15/2024	Serial Coupon	5.000%	0.350%	305,000.00	110.795%	-	-	-	337,924.75
06/15/2025	Serial Coupon	5.000%	0.430%	320,000.00	115.107%	-	-	-	368,342.40
06/15/2026	Serial Coupon	5.000%	0.550%	335,000.00	119.028%	-	-	-	398,743.80
06/15/2027	Serial Coupon	5.000%	0.670%	350,000.00	122.647%	-	-	-	429,264.50
06/15/2028	Serial Coupon	5.000%	0.770%	370,000.00	126.097%	-	-	-	466,558.90
06/15/2029	Serial Coupon	5.000%	0.880%	390,000.00	129.195%	-	-	-	503,860.50
06/15/2030	Serial Coupon	5.000%	0.970%	405,000.00	132.185%	-	-	-	535,349.25
06/15/2031	Serial Coupon	5.000%	1.070%	430,000.00	134.817%	-	-	-	579,713.10
06/15/2032	Serial Coupon	3.000%	1.180%	450,000.00	116.038%	c 1.333%	06/15/2031	100.000%	522,171.00
06/15/2033	Serial Coupon	3.000%	1.280%	460,000.00	115.085%	c 1.544%	06/15/2031	100.000%	529,391.00
06/15/2034	Serial Coupon	4.000%	1.370%	475,000.00	122.966%	c 1.902%	06/15/2031	100.000%	584,088.50
06/15/2035	Serial Coupon	4.000%	1.450%	495,000.00	122.183%	c 2.085%	06/15/2031	100.000%	604,805.85
06/15/2036	Serial Coupon	2.000%	1.530%	515,000.00	104.072%	c 1.679%	06/15/2031	100.000%	535,970.80
06/15/2037	Serial Coupon	2.000%	1.560%	525,000.00	103.807%	c 1.716%	06/15/2031	100.000%	544,986.75
Total		-	-	-	\$6,035,000.00	-	-	-	\$7,164,294.00

Bid Information

Par Amount of Bonds	\$6,035,000.00
Reoffering Premium or (Discount)	1,129,294.00
Gross Production	\$7,164,294.00
Total Underwriter's Discount (0.400%)	\$(24,140.00)
Bid (118.312411%)	7,140,154.00
Total Purchase Price	\$7,140,154.00
Bond Year Dollars	\$55,721.67
Average Life	9.233 Years
Average Coupon	3.5915712%
Net Interest Cost (NIC)	1.6082242%
True Interest Cost (TIC)	1.4597415%

Centerville City, Utah

\$6,035,000 General Obligation Bonds

Series February 15, 2022

(\$7 Million Authorization + Keeping 2% Premium: 15y Current Market Rates +10bp)

Sources & Uses

Dated 02/15/2022 | Delivered 02/15/2022

Sources Of Funds

Par Amount of Bonds	\$6,035,000.00
Reoffering Premium	1,129,294.00

Total Sources	\$7,164,294.00
----------------------	-----------------------

Uses Of Funds

Deposit to Project Construction Fund	7,070,000.00
Costs of Issuance	65,000.00
Total Underwriter's Discount (0.400%)	24,140.00
Rounding Amount	5,154.00

Total Uses	\$7,164,294.00
-------------------	-----------------------

Centerville City, Utah

\$7 Million General Obligation Authorization + 2% Premium (20 Year Amortization - Current Rates + 10 basis points)

Tax Impact Analysis Summary

	\$6,310,000 General Obligation Bonds Series 2022		
Fiscal Year	Principal	Interest	Total P+I
2022	\$ -	\$ -	\$ -
2023	140,000	284,267	424,267
2024	220,000	206,200	426,200
2025	230,000	195,200	425,200
2026	240,000	183,700	423,700
2027	250,000	171,700	421,700
2028	265,000	159,200	424,200
2029	280,000	145,950	425,950
2030	290,000	131,950	421,950
2031	305,000	117,450	422,450
2032	320,000	102,200	422,200
2033	330,000	92,600	422,600
2034	340,000	82,700	422,700
2035	355,000	69,100	424,100
2036	370,000	54,900	424,900
2037	375,000	47,500	422,500
2038	385,000	40,000	425,000
2039	390,000	32,300	422,300
2040	400,000	24,500	424,500
2041	410,000	16,500	426,500
2042	415,000	8,300	423,300
Total	<u>\$ 6,310,000</u>	<u>\$ 2,166,217</u>	<u>\$ 8,476,217</u>

Tax Impact Summary	
2021-22 Collected Taxable Valuation	\$ 1,405,412,442
Maximum Debt Service	\$ 426,500
Tax Rate Levy on Max Debt Service	0.000303
Annual Impact on \$400,000 FMV Home	\$ 66.76
Monthly Impact on \$400,000 FMV Home	\$ 5.56
Annual Impact on \$400,000 FMV Business	\$ 121.39
Monthly Impact on \$400,000 FMV Business	\$ 10.12



ZIONS PUBLIC FINANCE, INC.

Centerville City, Utah

\$6,310,000 General Obligation Bonds
Series February 15, 2022
(\$7 Million Authorization + Keeping 2% Premium: 20y Current Market Rates +10bp)

Table of Contents

Report

Debt Service Schedule	1
Pricing Summary	2
Sources & Uses	3

Centerville City, Utah

\$6,310,000 General Obligation Bonds

Series February 15, 2022

(\$7 Million Authorization + Keeping 2% Premium: 20y Current Market Rates +10bp)

Debt Service Schedule

Date	Principal	Coupon	Interest	Total P+I	Fiscal Total
02/15/2022	-	-	-	-	-
12/15/2022	-	-	177,666.67	177,666.67	-
06/15/2023	140,000.00	5.000%	106,600.00	246,600.00	424,266.67
12/15/2023	-	-	103,100.00	103,100.00	-
06/15/2024	220,000.00	5.000%	103,100.00	323,100.00	426,200.00
12/15/2024	-	-	97,600.00	97,600.00	-
06/15/2025	230,000.00	5.000%	97,600.00	327,600.00	425,200.00
12/15/2025	-	-	91,850.00	91,850.00	-
06/15/2026	240,000.00	5.000%	91,850.00	331,850.00	423,700.00
12/15/2026	-	-	85,850.00	85,850.00	-
06/15/2027	250,000.00	5.000%	85,850.00	335,850.00	421,700.00
12/15/2027	-	-	79,600.00	79,600.00	-
06/15/2028	265,000.00	5.000%	79,600.00	344,600.00	424,200.00
12/15/2028	-	-	72,975.00	72,975.00	-
06/15/2029	280,000.00	5.000%	72,975.00	352,975.00	425,950.00
12/15/2029	-	-	65,975.00	65,975.00	-
06/15/2030	290,000.00	5.000%	65,975.00	355,975.00	421,950.00
12/15/2030	-	-	58,725.00	58,725.00	-
06/15/2031	305,000.00	5.000%	58,725.00	363,725.00	422,450.00
12/15/2031	-	-	51,100.00	51,100.00	-
06/15/2032	320,000.00	3.000%	51,100.00	371,100.00	422,200.00
12/15/2032	-	-	46,300.00	46,300.00	-
06/15/2033	330,000.00	3.000%	46,300.00	376,300.00	422,600.00
12/15/2033	-	-	41,350.00	41,350.00	-
06/15/2034	340,000.00	4.000%	41,350.00	381,350.00	422,700.00
12/15/2034	-	-	34,550.00	34,550.00	-
06/15/2035	355,000.00	4.000%	34,550.00	389,550.00	424,100.00
12/15/2035	-	-	27,450.00	27,450.00	-
06/15/2036	370,000.00	2.000%	27,450.00	397,450.00	424,900.00
12/15/2036	-	-	23,750.00	23,750.00	-
06/15/2037	375,000.00	2.000%	23,750.00	398,750.00	422,500.00
12/15/2037	-	-	20,000.00	20,000.00	-
06/15/2038	385,000.00	2.000%	20,000.00	405,000.00	425,000.00
12/15/2038	-	-	16,150.00	16,150.00	-
06/15/2039	390,000.00	2.000%	16,150.00	406,150.00	422,300.00
12/15/2039	-	-	12,250.00	12,250.00	-
06/15/2040	400,000.00	2.000%	12,250.00	412,250.00	424,500.00
12/15/2040	-	-	8,250.00	8,250.00	-
06/15/2041	410,000.00	2.000%	8,250.00	418,250.00	426,500.00
12/15/2041	-	-	4,150.00	4,150.00	-
06/15/2042	415,000.00	2.000%	4,150.00	419,150.00	423,300.00
Total	\$6,310,000.00	-	\$2,166,216.67	\$8,476,216.67	-

Yield Statistics

Bond Year Dollars	\$76,608.33
Average Life	12.141 Years
Average Coupon	2.8276515%
Net Interest Cost (NIC)	1.7490997%
True Interest Cost (TIC)	1.6472932%
Bond Yield for Arbitrage Purposes	1.4633029%
All Inclusive Cost (AIC)	1.7377884%

IRS Form 8038

Net Interest Cost	1.5570933%
Weighted Average Maturity	11.790 Years

\$7M GO 20y Mkt 07/26/21 | SINGLE PURPOSE | 7/26/2021 | 1:26 PM

Centerville City, Utah

\$6,310,000 General Obligation Bonds

Series February 15, 2022

(\$7 Million Authorization + Keeping 2% Premium: 20y Current Market Rates +10bp)

Pricing Summary

Maturity	Type of Bond	Coupon	Yield	Maturity Value	Price	YTM	Call Date	Call Price	Dollar Price
06/15/2023	Serial Coupon	5.000%	0.300%	140,000.00	106.249%	-	-	-	148,748.60
06/15/2024	Serial Coupon	5.000%	0.350%	220,000.00	110.795%	-	-	-	243,749.00
06/15/2025	Serial Coupon	5.000%	0.430%	230,000.00	115.107%	-	-	-	264,746.10
06/15/2026	Serial Coupon	5.000%	0.550%	240,000.00	119.028%	-	-	-	285,667.20
06/15/2027	Serial Coupon	5.000%	0.670%	250,000.00	122.647%	-	-	-	306,617.50
06/15/2028	Serial Coupon	5.000%	0.770%	265,000.00	126.097%	-	-	-	334,157.05
06/15/2029	Serial Coupon	5.000%	0.880%	280,000.00	129.195%	-	-	-	361,746.00
06/15/2030	Serial Coupon	5.000%	0.970%	290,000.00	132.185%	-	-	-	383,336.50
06/15/2031	Serial Coupon	5.000%	1.070%	305,000.00	134.817%	-	-	-	411,191.85
06/15/2032	Serial Coupon	3.000%	1.180%	320,000.00	116.038%	c 1.333%	06/15/2031	100.000%	371,321.60
06/15/2033	Serial Coupon	3.000%	1.280%	330,000.00	115.085%	c 1.544%	06/15/2031	100.000%	379,780.50
06/15/2034	Serial Coupon	4.000%	1.370%	340,000.00	122.966%	c 1.902%	06/15/2031	100.000%	418,084.40
06/15/2035	Serial Coupon	4.000%	1.450%	355,000.00	122.183%	c 2.085%	06/15/2031	100.000%	433,749.65
06/15/2036	Serial Coupon	2.000%	1.530%	370,000.00	104.072%	c 1.679%	06/15/2031	100.000%	385,066.40
06/15/2037	Serial Coupon	2.000%	1.560%	375,000.00	103.807%	c 1.716%	06/15/2031	100.000%	389,276.25
06/15/2038	Serial Coupon	2.000%	1.640%	385,000.00	103.102%	c 1.780%	06/15/2031	100.000%	396,942.70
06/15/2039	Serial Coupon	2.000%	1.670%	390,000.00	102.840%	c 1.808%	06/15/2031	100.000%	401,076.00
06/15/2040	Serial Coupon	2.000%	1.750%	400,000.00	102.143%	c 1.861%	06/15/2031	100.000%	408,572.00
06/15/2041	Serial Coupon	2.000%	1.780%	410,000.00	101.883%	c 1.883%	06/15/2031	100.000%	417,720.30
06/15/2042	Serial Coupon	2.000%	1.860%	415,000.00	101.193%	c 1.929%	06/15/2031	100.000%	419,950.95
Total	-	-	-	\$6,310,000.00	-	-	-	-	\$7,161,500.55

Bid Information

Par Amount of Bonds	\$6,310,000.00
Reoffering Premium or (Discount)	851,500.55
Gross Production	\$7,161,500.55
Total Underwriter's Discount (0.400%)	\$(25,240.00)
Bid (113.094462%)	7,136,260.55
Total Purchase Price	\$7,136,260.55
Bond Year Dollars	\$76,608.33
Average Life	12.141 Years
Average Coupon	2.8276515%
Net Interest Cost (NIC)	1.7490997%
True Interest Cost (TIC)	1.6472932%

\$7M GO 20y Mkt 07/26/21 | SINGLE PURPOSE | 7/26/2021 | 1:26 PM

Centerville City, Utah

\$6,310,000 General Obligation Bonds

Series February 15, 2022

(\$7 Million Authorization + Keeping 2% Premium: 20y Current Market Rates +10bp)

Sources & Uses

Dated 02/15/2022 | Delivered 02/15/2022

Sources Of Funds

Par Amount of Bonds	\$6,310,000.00
Reoffering Premium	851,500.55

Total Sources	\$7,161,500.55
----------------------	-----------------------

Uses Of Funds

Deposit to Project Construction Fund	7,070,000.00
Costs of Issuance	65,000.00
Total Underwriter's Discount (0.400%)	25,240.00
Rounding Amount	1,260.55

Total Uses	\$7,161,500.55
-------------------	-----------------------

Centerville City, Utah

\$7 Million General Obligation Authorization + 2% Premium (25 Year Amortization - Current Rates + 10 basis points)

Tax Impact Analysis Summary

	\$6,505,000		
	General Obligation Bonds		
	Series 2022		
Fiscal Year	Principal	Interest	Total P+I
2022	\$ -	\$ -	\$ -
2023	95,000	261,867	356,867
2024	165,000	191,650	356,650
2025	175,000	183,400	358,400
2026	185,000	174,650	359,650
2027	195,000	165,400	360,400
2028	200,000	155,650	355,650
2029	215,000	145,650	360,650
2030	225,000	134,900	359,900
2031	235,000	123,650	358,650
2032	245,000	111,900	356,900
2033	255,000	104,550	359,550
2034	260,000	96,900	356,900
2035	270,000	86,500	356,500
2036	280,000	75,700	355,700
2037	290,000	70,100	360,100
2038	295,000	64,300	359,300
2039	300,000	58,400	358,400
2040	305,000	52,400	357,400
2041	310,000	46,300	356,300
2042	320,000	40,100	360,100
2043	325,000	33,700	358,700
2044	330,000	27,200	357,200
2045	335,000	20,600	355,600
2046	345,000	13,900	358,900
2047	350,000	7,000	357,000
Total	\$ 6,505,000	\$ 2,446,367	\$ 8,951,367

Tax Impact Summary	
2021-22 Collected Taxable Valuation	\$ 1,405,412,442
Maximum Debt Service	\$ 360,650
Tax Rate Levy on Max Debt Service	0.000257
Annual Impact on \$400,000 FMV Home	\$ 56.46
Monthly Impact on \$400,000 FMV Home	\$ 4.70
Annual Impact on \$400,000 FMV Business	\$ 102.65
Monthly Impact on \$400,000 FMV Business	\$ 8.55



ZIONS PUBLIC FINANCE, INC.

Centerville City, Utah

\$6,505,000 General Obligation Bonds
Series February 15, 2022
(\$7 Million Authorization + Keeping 2% Premium: 25y Current Market Rates +10bp)

Table of Contents

Report

Debt Service Schedule	1
Pricing Summary	2
Sources & Uses	3

Centerville City, Utah

\$6,505,000 General Obligation Bonds

Series February 15, 2022

(\$7 Million Authorization + Keeping 2% Premium: 25y Current Market Rates +10bp)

Debt Service Schedule

Date	Principal	Coupon	Interest	Total P+I	Fiscal Total
02/15/2022	-	-	-	-	-
12/15/2022	-	-	163,666.67	163,666.67	-
06/15/2023	95,000.00	5.000%	98,200.00	193,200.00	356,866.67
12/15/2023	-	-	95,825.00	95,825.00	-
06/15/2024	165,000.00	5.000%	95,825.00	260,825.00	356,650.00
12/15/2024	-	-	91,700.00	91,700.00	-
06/15/2025	175,000.00	5.000%	91,700.00	266,700.00	358,400.00
12/15/2025	-	-	87,325.00	87,325.00	-
06/15/2026	185,000.00	5.000%	87,325.00	272,325.00	359,650.00
12/15/2026	-	-	82,700.00	82,700.00	-
06/15/2027	195,000.00	5.000%	82,700.00	277,700.00	360,400.00
12/15/2027	-	-	77,825.00	77,825.00	-
06/15/2028	200,000.00	5.000%	77,825.00	277,825.00	355,650.00
12/15/2028	-	-	72,825.00	72,825.00	-
06/15/2029	215,000.00	5.000%	72,825.00	287,825.00	360,650.00
12/15/2029	-	-	67,450.00	67,450.00	-
06/15/2030	225,000.00	5.000%	67,450.00	292,450.00	359,900.00
12/15/2030	-	-	61,825.00	61,825.00	-
06/15/2031	235,000.00	5.000%	61,825.00	296,825.00	358,650.00
12/15/2031	-	-	55,950.00	55,950.00	-
06/15/2032	245,000.00	3.000%	55,950.00	300,950.00	356,900.00
12/15/2032	-	-	52,275.00	52,275.00	-
06/15/2033	255,000.00	3.000%	52,275.00	307,275.00	359,550.00
12/15/2033	-	-	48,450.00	48,450.00	-
06/15/2034	260,000.00	4.000%	48,450.00	308,450.00	356,900.00
12/15/2034	-	-	43,250.00	43,250.00	-
06/15/2035	270,000.00	4.000%	43,250.00	313,250.00	356,500.00
12/15/2035	-	-	37,850.00	37,850.00	-
06/15/2036	280,000.00	2.000%	37,850.00	317,850.00	355,700.00
12/15/2036	-	-	35,050.00	35,050.00	-
06/15/2037	290,000.00	2.000%	35,050.00	325,050.00	360,100.00
12/15/2037	-	-	32,150.00	32,150.00	-
06/15/2038	295,000.00	2.000%	32,150.00	327,150.00	359,300.00
12/15/2038	-	-	29,200.00	29,200.00	-
06/15/2039	300,000.00	2.000%	29,200.00	329,200.00	358,400.00
12/15/2039	-	-	26,200.00	26,200.00	-
06/15/2040	305,000.00	2.000%	26,200.00	331,200.00	357,400.00
12/15/2040	-	-	23,150.00	23,150.00	-
06/15/2041	310,000.00	2.000%	23,150.00	333,150.00	356,300.00
12/15/2041	-	-	20,050.00	20,050.00	-
06/15/2042	320,000.00	2.000%	20,050.00	340,050.00	360,100.00
12/15/2042	-	-	16,850.00	16,850.00	-
06/15/2043	325,000.00	2.000%	16,850.00	341,850.00	358,700.00
12/15/2043	-	-	13,600.00	13,600.00	-
06/15/2044	330,000.00	2.000%	13,600.00	343,600.00	357,200.00
12/15/2044	-	-	10,300.00	10,300.00	-
06/15/2045	335,000.00	2.000%	10,300.00	345,300.00	355,600.00
12/15/2045	-	-	6,950.00	6,950.00	-
06/15/2046	345,000.00	2.000%	6,950.00	351,950.00	358,900.00
12/15/2046	-	-	3,500.00	3,500.00	-
06/15/2047	350,000.00	2.000%	3,500.00	353,500.00	357,000.00
Total	\$6,505,000.00	-	\$2,446,366.67	\$8,951,366.67	-

Yield Statistics

Bond Year Dollars	\$98,028.33
Average Life	15.070 Years
Average Coupon	2.4955710%
Net Interest Cost (NIC)	1.8498590%
True Interest Cost (TIC)	1.7773111%
Bond Yield for Arbitrage Purposes	1.6748655%
All Inclusive Cost (AIC)	1.8522969%

IRS Form 8038

Net Interest Cost	1.7157566%
Weighted Average Maturity	14.541 Years

\$7M GO 25y Mkt 07/26/21 | SINGLE PURPOSE | 7/26/2021 | 1:27 PM

Centerville City, Utah

\$6,505,000 General Obligation Bonds

Series February 15, 2022

(\$7 Million Authorization + Keeping 2% Premium: 25y Current Market Rates +10bp)

Pricing Summary

Maturity	Type of Bond	Coupon	Yield	Maturity Value	Price	YTM	Call Date	Call Price	Dollar Price
06/15/2023	Serial Coupon	5.000%	0.300%	95,000.00	106.249%	-	-	-	100,936.55
06/15/2024	Serial Coupon	5.000%	0.350%	165,000.00	110.795%	-	-	-	182,811.75
06/15/2025	Serial Coupon	5.000%	0.430%	175,000.00	115.107%	-	-	-	201,437.25
06/15/2026	Serial Coupon	5.000%	0.550%	185,000.00	119.028%	-	-	-	220,201.80
06/15/2027	Serial Coupon	5.000%	0.670%	195,000.00	122.647%	-	-	-	239,161.65
06/15/2028	Serial Coupon	5.000%	0.770%	200,000.00	126.097%	-	-	-	252,194.00
06/15/2029	Serial Coupon	5.000%	0.880%	215,000.00	129.195%	-	-	-	277,769.25
06/15/2030	Serial Coupon	5.000%	0.970%	225,000.00	132.185%	-	-	-	297,416.25
06/15/2031	Serial Coupon	5.000%	1.070%	235,000.00	134.817%	-	-	-	316,819.95
06/15/2032	Serial Coupon	3.000%	1.180%	245,000.00	116.038%	c 1.333%	06/15/2031	100.000%	284,293.10
06/15/2033	Serial Coupon	3.000%	1.280%	255,000.00	115.085%	c 1.544%	06/15/2031	100.000%	293,466.75
06/15/2034	Serial Coupon	4.000%	1.370%	260,000.00	122.966%	c 1.902%	06/15/2031	100.000%	319,711.60
06/15/2035	Serial Coupon	4.000%	1.450%	270,000.00	122.183%	c 2.085%	06/15/2031	100.000%	329,894.10
06/15/2036	Serial Coupon	2.000%	1.530%	280,000.00	104.072%	c 1.679%	06/15/2031	100.000%	291,401.60
06/15/2037	Serial Coupon	2.000%	1.560%	290,000.00	103.807%	c 1.716%	06/15/2031	100.000%	301,040.30
06/15/2038	Serial Coupon	2.000%	1.640%	295,000.00	103.102%	c 1.780%	06/15/2031	100.000%	304,150.90
06/15/2039	Serial Coupon	2.000%	1.670%	300,000.00	102.840%	c 1.808%	06/15/2031	100.000%	308,520.00
06/15/2040	Serial Coupon	2.000%	1.750%	305,000.00	102.143%	c 1.861%	06/15/2031	100.000%	311,536.15
06/15/2041	Serial Coupon	2.000%	1.780%	310,000.00	101.883%	c 1.883%	06/15/2031	100.000%	315,837.30
06/15/2042	Serial Coupon	2.000%	1.860%	320,000.00	101.193%	c 1.929%	06/15/2031	100.000%	323,817.60
06/15/2043	Serial Coupon	2.000%	1.890%	325,000.00	100.936%	c 1.946%	06/15/2031	100.000%	328,042.00
06/15/2044	Serial Coupon	2.000%	1.920%	330,000.00	100.679%	c 1.962%	06/15/2031	100.000%	332,240.70
06/15/2045	Serial Coupon	2.000%	1.950%	335,000.00	100.423%	c 1.977%	06/15/2031	100.000%	336,417.05
06/15/2046	Serial Coupon	2.000%	1.980%	345,000.00	100.168%	c 1.991%	06/15/2031	100.000%	345,579.60
06/15/2047	Serial Coupon	2.000%	2.010%	350,000.00	99.801%	-	-	-	349,303.50
Total	-	-	-	\$6,505,000.00	-	-	-	-	\$7,164,000.70

Bid Information

Par Amount of Bonds	\$6,505,000.00
Reoffering Premium or (Discount)	659,000.70
Gross Production	\$7,164,000.70
Total Underwriter's Discount (0.400%)	\$(26,020.00)
Bid (109.730679%)	7,137,980.70
Total Purchase Price	\$7,137,980.70
Bond Year Dollars	\$98,028.33
Average Life	15.070 Years
Average Coupon	2.4955710%
Net Interest Cost (NIC)	1.8498590%
True Interest Cost (TIC)	1.7773111%

\$7M GO 25y Mkt 07/26/21 | SINGLE PURPOSE | 7/26/2021 | 1:27 PM

Centerville City, Utah

\$6,505,000 General Obligation Bonds

Series February 15, 2022

(\$7 Million Authorization + Keeping 2% Premium: 25y Current Market Rates +10bp)

Sources & Uses

Dated 02/15/2022 | Delivered 02/15/2022

Sources Of Funds

Par Amount of Bonds	\$6,505,000.00
Reoffering Premium	659,000.70

Total Sources	\$7,164,000.70
----------------------	-----------------------

Uses Of Funds

Deposit to Project Construction Fund	7,070,000.00
Costs of Issuance	65,000.00
Total Underwriter's Discount (0.400%)	26,020.00
Rounding Amount	2,980.70

Total Uses	\$7,164,000.70
-------------------	-----------------------

Summary of Bond Election Process under Utah Local Government Bonding Act

Note: This is only a summary of procedures for discussion purposes to determine whether to pursue a ballot proposition for issuing bonds for the establishment and construction of a new cemetery and is not intended to be the final or definitive process or explanation of all procedures and noticing required for bond elections. Additional research will be required.

- Comply with Local Government Bonding Act – UCA 11-14-101, et seq.
- Approve Resolution - 75 Days Before Election – August 2021
 - To issue bonds for any reason authorized by law under UCA 11-14-103, the City Council must approve a resolution submitting the question of the issuance of bonds to the voters.
 - Such resolution must be approved at least 75 days before the election.
 - This would be around August 18, 2021 for the next municipal general election to be held on November 2, 2021.
 - The resolution must be a ballot proposition in accordance with UCA 11-14-206.
 - The City Council must provide a copy of the approved resolution to the Lieutenant Governor and the election official charged with conducting the election.
- Comply with Transparency of Ballot Propositions Act – UCA 59-1-1601, et seq.
 - The City must also comply with the requirements of the Transparency of Ballot Propositions Act as set forth in UCA 59-1-1601, et seq.
- Ballot Title and Ballot Proposition - 75 Days Before Election – August 2021
 - The City must prepare and submit to the election official a ballot title and bond proposition.
 - The ballot title and ballot proposition must be submitted to the election officer at least 75 days before the election.
 - This would be around August 18, 2021 for the next municipal general election to be held on November 2, 2021.
 - The ballot proposition must meet the requirements of UCA 11-14-206.
- Notice of Intent to Issue Bonds - Public Hearing and Public Notice – August 2021
 - Before issuing bonds, the City must provide public notice of its intent to issue bonds and hold a public hearing
 - The public hearing on the intent to issue bonds must be held no sooner than 30 days before the day on which the notice of election is published in accordance with UCA 11-14-202 and no later than five business days before the day on which the notice of election is published in accordance with UCA 11-14-202.
 - Notice of the City's intent to issue bonds and the public hearing shall be published in a newspaper once each week for two consecutive weeks with the first publication being not less than 14 days before the public hearing.
 - Notice shall also be posted on the UPNW no less than 14 days before the public hearing.

- Notice of Election – 21-35 Days Before Election – September 2021
 - Notice of election on bond proposition must be published in newspaper once per week for three consecutive weeks.
 - The first publication cannot be less than 21 days and not more than 35 days before the election.
 - Notice of the election must be posted on the UPNW for three weeks before the election.
 - Notice of the election must be posted on the City Website for three weeks before the election.
- Voter Information Pamphlet – 15-45 Days Before Election – September 2021
 - If debt service on bonds to be issued will increase the property tax imposed on the average value of a residence by \$15 per year, the City must prepare and mail to each household with a registered voter a voter information pamphlet or notice of pamphlet.
 - Voter information pamphlet or notice of pamphlet must be mailed out at least 15 days but not more than 45 days before the bond election.
 - Specific voter information pamphlet requirements are set forth in UCA 11-14-202.
- Election
 - The bond proposition can be voted on at a general election, general municipal election, or special election as provided by law.
 - This summary assumes the issue would be submitted to the voters at the next general municipal election on November 2, 2021.
- Vote
 - If the bond proposition carries by a majority vote of the voters, the City Council may proceed with issuing the bonds in accordance with bond issuance statutes.
 - The City Council is not required to issue the bonds but is authorized to do so.
- Issuing Bonds
 - Any bonds issued must be authorized by resolution of the City Council after public hearing and public notice requirements set forth in the statutes.
 - Additional bond issuance requirements under Local Government Bonding Act.

Chapter 14

Local Government Bonding Act

Part 1

General Provisions

11-14-101 Title.

This chapter is known as the "Local Government Bonding Act."

Enacted by Chapter 105, 2005 General Session

11-14-102 Definitions.

For the purpose of this chapter:

- (1) "Bond" means any bond authorized to be issued under this chapter, including municipal bonds.
- (2) "Election results" has the same meaning as defined in Section 20A-1-102.
- (3) "Governing body" means:
 - (a) for a county, city, town, or metro township, the legislative body of the county, city, or town;
 - (b) for a local district, the board of trustees of the local district;
 - (c) for a school district, the local board of education; or
 - (d) for a special service district under Title 17D, Chapter 1, Special Service District Act:
 - (i) the governing body of the county or municipality that created the special service district, if no administrative control board has been established under Section 17D-1-301; or
 - (ii) the administrative control board, if one has been established under Section 17D-1-301 and the power to issue bonds not payable from taxes has been delegated to the administrative control board.
- (4) "Local district" means a district operating under Title 17B, Limited Purpose Local Government Entities - Local Districts.
- (5)
 - (a) "Local political subdivision" means a county, city, town, metro township, school district, local district, or special service district.
 - (b) "Local political subdivision" does not include the state and its institutions.

Amended by Chapter 176, 2016 General Session

11-14-103 Bond issues authorized -- Purposes -- Use of bond proceeds.



- (1) Any local political subdivision may, in the manner and subject to the limitations and restrictions contained in this chapter, issue its negotiable bonds for the purpose of paying all or part of the cost of:
 - (a) acquiring, improving, or extending any one or more improvements, facilities, or property that the local political subdivision is authorized by law to acquire, improve, or extend;
 - (b) acquiring, or acquiring an interest in, any one or more or any combination of the following types of improvements, facilities, or property to be owned by the local political subdivision, either alone or jointly with one or more other local political subdivisions, or for the improvement or extension of any of those wholly or jointly owned improvements, facilities, or properties:

- (i) public buildings of every nature, including without limitation, offices, courthouses, jails, fire, police and sheriff's stations, detention homes, and any other buildings to accommodate or house lawful activities of a local political subdivision;
- (ii) waterworks, irrigation systems, water systems, dams, reservoirs, water treatment plants, and any other improvements, facilities, or property used in connection with the acquisition, storage, transportation, and supplying of water for domestic, industrial, irrigation, recreational, and other purposes and preventing pollution of water;
- (iii) sewer systems, sewage treatment plants, incinerators, and other improvements, facilities, or property used in connection with the collection, treatment, and disposal of sewage, garbage, or other refuse;
- (iv) drainage and flood control systems, storm sewers, and any other improvements, facilities, or property used in connection with the collection, transportation, or disposal of water;
- (v) recreational facilities of every kind, including without limitation, athletic and play facilities, playgrounds, athletic fields, gymnasiums, public baths, swimming pools, camps, parks, picnic grounds, fairgrounds, golf courses, zoos, boating facilities, tennis courts, auditoriums, stadiums, arenas, and theaters;
- (vi) convention centers, sports arenas, auditoriums, theaters, and other facilities for the holding of public assemblies, conventions, and other meetings;
- (vii) roads, bridges, viaducts, tunnels, sidewalks, curbs, gutters, and parking buildings, lots, and facilities;
- (viii) airports, landing fields, landing strips, and air navigation facilities;
- (ix) educational facilities, including without limitation, schools, gymnasiums, auditoriums, theaters, museums, art galleries, libraries, stadiums, arenas, and fairgrounds;
- (x) hospitals, convalescent homes, and homes for the aged or indigent; and
- (xi) electric light works, electric generating systems, and any other improvements, facilities, or property used in connection with the generation and acquisition of electricity for these local political subdivisions and transmission facilities and substations if they do not duplicate transmission facilities and substations of other entities operating in the state prepared to provide the proposed service unless these transmission facilities and substations proposed to be constructed will be more economical to these local political subdivisions;
- (c) new construction, renovation, or improvement to a state highway within the boundaries of the local political subdivision or an environmental study for a state highway within the boundaries of the local political subdivision; or
- (d) except as provided in Subsection (5), the portion of any claim, settlement, or judgment that exceeds \$3,000,000.
- (2) Except as provided in Subsection (1)(c), any improvement, facility, or property under Subsection (1) need not lie within the limits of the local political subdivision.
- (3) A cost under Subsection (1) may include:
 - (a) the cost of equipment and furnishings for such improvements, facilities, or property;
 - (b) all costs incident to the authorization and issuance of bonds, including engineering, legal, and fiscal advisers' fees;
 - (c) costs incident to the issuance of bond anticipation notes, including interest to accrue on bond anticipation notes;
 - (d) interest estimated to accrue on the bonds during the period to be covered by the construction of the improvement, facility, or property and for 12 months after that period; and
 - (e) other amounts which the governing body finds necessary to establish bond reserve funds and to provide working capital related to the improvement, facility, or property.
- (4)

- (a) Except as provided in Subsection (4)(b), the proceeds from bonds issued on or after May 14, 2013, may not be used:
 - (i) for operation and maintenance expenses for more than one year after the date any of the proceeds are first used for those expenses; or
 - (ii) for capitalization of interest more than five years after the bonds are issued.
 - (b) The restrictions on the use of bond proceeds under Subsection (4)(a) do not apply to bonds issued to pay all or part of the costs of a claim, settlement, or judgment under Subsection (1)(d).
- (5) Beginning on or after July 1, 2021, a local political subdivision may not issue its negotiable bonds for a purpose described in Subsection (1)(d).

Amended by Chapter 386, 2016 General Session

Part 2 Bond Elections

11-14-201 Election on bond issues -- Qualified electors -- Resolution and notice.

- (1) The governing body of any local political subdivision that wishes to issue bonds under the authority granted in Section 11-14-103 shall:
 - (a) at least 75 days before the date of election:
 - (i) approve a resolution submitting the question of the issuance of the bonds to the voters of the local political subdivision; and
 - (ii) provide a copy of the resolution to:
 - (A) the lieutenant governor; and
 - (B) the election officer, as defined in Section 20A-1-102, charged with conducting the election; and
 - (b) comply with the requirements of Title 59, Chapter 1, Part 16, Transparency of Ballot Propositions Act.
- (2) The local political subdivision may not issue the bonds unless the majority of the qualified voters of the local political subdivision who vote on the bond proposition approve the issuance of the bonds.
- (3) Nothing in this section requires an election for the issuance of:
 - (a) refunding bonds; or
 - (b) other bonds not required by law to be voted on at an election.
- (4) The resolution calling the election shall include a ballot proposition, in substantially final form, that complies with the requirements of Subsection 11-14-206(2).

Amended by Chapter 356, 2014 General Session

11-14-202 Notice of election -- Contents -- Publication -- Mailing.

- (1) The governing body shall publish notice of the election:
 - (a)
 - (i) once per week for three consecutive weeks before the election in a newspaper of general circulation in the local political subdivision, in accordance with Section 11-14-316, the first publication occurring not less than 21, nor more than 35, days before the day of the election;

- (ii) if there is no newspaper of general circulation in the local political subdivision, at least 21 days before the day of the election, by posting one notice, and at least one additional notice per 2,000 population of the local political subdivision, in places within the local political subdivision that are most likely to give notice to the voters in the local political subdivision; or
 - (iii) at least three weeks before the day of the election, by mailing notice to each registered voter in the local political subdivision;
 - (b) on the Utah Public Notice Website created in Section 63F-1-701, for three weeks before the day of the election;
 - (c) in accordance with Section 45-1-101, for three weeks before the day of the election; and
 - (d) if the local political subdivision has a website, on the local political subdivision's website for at least three weeks before the day of the election.
- (2) When the debt service on the bonds to be issued will increase the property tax imposed upon the average value of a residence by an amount that is greater than or equal to \$15 per year, the governing body shall prepare and mail either a voter information pamphlet or a notification described in Subsection (8):
- (a) at least 15 days, but not more than 45 days, before the bond election;
 - (b) to each household containing a registered voter who is eligible to vote on the bonds; and
 - (c) that includes the information required by Subsections (4) and (5).
- (3) The election officer may change the location of, or establish an additional:
- (a) voting precinct polling place, in accordance with Subsection (6);
 - (b) early voting polling place, in accordance with Subsection 20A-3a-603(2); or
 - (c) election day voting center, in accordance with Subsection 20A-3a-703(2).
- (4) The notice described in Subsection (1) and the voter information pamphlet described in Subsection (2):
- (a) shall include, in the following order:
 - (i) the date of the election;
 - (ii) the hours during which the polls will be open;
 - (iii) the address of the Statewide Electronic Voter Information Website and, if available, the address of the election officer's website, with a statement indicating that the election officer will post on the website the location of each polling place for each voting precinct, each early voting polling place, and each election day voting center, including any changes to the location of a polling place and the location of an additional polling place;
 - (iv) a phone number that a voter may call to obtain information regarding the location of a polling place; and
 - (v) the title and text of the ballot proposition, including the property tax cost of the bond described in Subsection 11-14-206(2)(a); and
 - (b) may include the location of each polling place.
- (5) The voter information pamphlet required by this section shall include:
- (a) the information required under Subsection (4); and
 - (b) an explanation of the property tax impact, if any, of the issuance of the bonds, which may be based on information the governing body determines to be useful, including:
 - (i) expected debt service on the bonds to be issued;
 - (ii) a description of the purpose, remaining principal balance, and maturity date of any outstanding general obligation bonds of the issuer;
 - (iii) funds other than property taxes available to pay debt service on general obligation bonds;
 - (iv) timing of expenditures of bond proceeds;
 - (v) property values; and

- (vi) any additional information that the governing body determines may be useful to explain the property tax impact of issuance of the bonds.
- (6)
 - (a) Except as provided in Section 20A-1-308, the election officer may, after the deadlines described in Subsections (1) and (2):
 - (i) if necessary, change the location of a voting precinct polling place; or
 - (ii) if the election officer determines that the number of voting precinct polling places is insufficient due to the number of registered voters who are voting, designate additional voting precinct polling places.
 - (b) Except as provided in Section 20A-1-308, if an election officer changes the location of a voting precinct polling place or designates an additional voting precinct polling place, the election officer shall, as soon as is reasonably possible, give notice of the dates, times, and location of a changed voting precinct polling place or an additional voting precinct polling place:
 - (i) to the lieutenant governor, for posting on the Statewide Electronic Voter Information Website;
 - (ii) by posting the information on the website of the election officer, if available; and
 - (iii) by posting notice:
 - (A) of a change in the location of a voting precinct polling place, at the new location and, if possible, the old location; and
 - (B) of an additional voting precinct polling place, at the additional voting precinct polling place.
- (7) The governing body shall pay the costs associated with the notice required by this section.
- (8)
 - (a) The governing body may mail a notice printed on a postage prepaid, preaddressed return form that a person may use to request delivery of a voter information pamphlet by mail.
 - (b) The notice described in Subsection (8)(a) shall include:
 - (i) the website upon which the voter information pamphlet is available; and
 - (ii) the phone number a voter may call to request delivery of a voter information pamphlet by mail.
- (9) A local school board shall comply with the voter information pamphlet requirements described in Section 53G-4-603.

Amended by Chapter 31, 2020 General Session

11-14-203 Time for election -- Equipment -- Election officials -- Combining precincts.

- (1)
 - (a) The local political subdivision shall ensure that bond elections are conducted and administered according to the procedures set forth in this chapter and the sections of the Election Code specifically referenced by this chapter.
 - (b) When a local political subdivision complies with those procedures, there is a presumption that the bond election was properly administered.
- (2)
 - (a) A bond election may be held, and the proposition for the issuance of bonds may be submitted, on the same date as the regular general election, the municipal general election held in the local political subdivision calling the bond election, or at a special election called for the purpose on a date authorized by Section 20A-1-204.
 - (b) A bond election may not be held, nor a proposition for issuance of bonds be submitted, at the presidential primary election held under Title 20A, Chapter 9, Part 8, Presidential Primary Election.

- (3)
- (a) The bond election shall be conducted and administered by the election officer designated in Sections 20A-1-102 and 20A-5-400.5.
 - (b)
 - (i) The duties of the election officer shall be governed by Title 20A, Chapter 5, Part 4, Election Officer's Duties.
 - (ii) The publishing requirement under Subsection 20A-5-405(1)(h)(iii) does not apply when notice of a bond election has been provided according to the requirements of Section 11-14-202.
 - (c) The hours during which the polls are to be open shall be consistent with Section 20A-1-302.
 - (d) The appointment and duties of election judges shall be governed by Title 20A, Chapter 5, Part 6, Poll Workers.
 - (e) General voting procedures shall be conducted according to the requirements of Title 20A, Chapter 3a, Voting.
 - (f) The designation of election crimes and offenses, and the requirements for the prosecution and adjudication of those crimes and offenses are set forth in Title 20A, Election Code.
- (4) When a bond election is being held on a day when no other election is being held in the local political subdivision calling the bond election, voting precincts may be combined for purposes of bond elections so long as no voter is required to vote outside the county in which the voter resides.
- (5) When a bond election is being held on the same day as any other election held in a local political subdivision calling the bond election, or in some part of that local political subdivision, the polling places and election officials serving for the other election may also serve as the polling places and election officials for the bond election, so long as no voter is required to vote outside the county in which the voter resides.

Amended by Chapter 31, 2020 General Session

11-14-204 Challenges to voter qualifications.

- (1) Any person's qualifications to vote at a bond election may be challenged according to the procedures and requirements of Sections 20A-3a-205 and 20A-3a-803.
- (2) A bond election may not be invalidated on the grounds that ineligible voters voted unless:
 - (a) it is shown by clear and convincing evidence that ineligible voters voted in sufficient numbers to change the result of the bond election; and
 - (b) the complaint is filed before the expiration of the time period permitted for contests in Subsection 20A-4-403(3).
- (3) The votes cast by the voters shall be accepted as having been legally cast for purposes of determining the outcome of the election, unless the court in a bond election contest finds otherwise.

Amended by Chapter 31, 2020 General Session

11-14-205 Special registration not required -- Official register supplied by clerk.

- (1)
 - (a) Voter registration shall be administered according to the requirements of Title 20A, Chapter 2, Voter Registration.
 - (b) The governing body may not require or mandate any special registration of voters for a bond election.

- (2) The county clerk of each county in which a local political subdivision holding the bond election is located shall prepare the official register for the bond election according to the requirements of Section 20A-5-401.
- (3) The official register's failure to identify those voters not residing in the local political subdivision holding the bond election, or any inaccuracy in that identification, is not a ground for invalidating the bond election.

Amended by Chapter 83, 2006 General Session

11-14-206 Ballots -- Submission of ballot language -- Form and contents.

- (1) At least 75 days before the election, the governing body shall prepare and submit to the election officer:
 - (a) a ballot title for the bond proposition that includes the name of the local political subdivision issuing the bonds and the word "bond"; and
 - (b) a ballot proposition that meets the requirements of Subsection (2).
- (2)
 - (a) The governing body shall ensure that the ballot proposition includes:
 - (i) the maximum principal amount of the bonds;
 - (ii) the maximum number of years from the issuance of the bonds to final maturity;
 - (iii) the general purpose for which the bonds are to be issued; and
 - (iv) if issuance of the bonds will require the increase of the property tax imposed upon the average value of a residence by an amount that is greater than or equal to \$15 per year, the following information in substantially the following form and in the following order:

"PROPERTY TAX COST OF BONDS:

If the bonds are issued as planned, [if applicable: without regard to the taxes currently levied for outstanding bonds that will reduce over time,] an annual property tax to pay debt service on the bonds will be required over a period of ____ years in the estimated amount of \$____ (insert the average value of a residence in the taxing entity rounded to the nearest thousand dollars) on a residence and in the estimated amount of \$____ on a business property having the same value.

[If applicable] If there are other outstanding bonds, an otherwise scheduled tax decrease may not occur if these bonds are issued.

The foregoing information is only an estimate and is not a limit on the amount of taxes that the governing body may be required to levy in order to pay debt service on the bonds. The governing body is obligated to levy taxes to the extent provided by law in order to pay the bonds."
 - (b) The governing body may state the purpose of the bonds in general terms and need not specify the particular projects for which the governing body intends to issue the bonds or the specific amount of bond proceeds that the governing body intends to expend for each project.
 - (c) If the governing body intends that the bonds be payable in part from tax proceeds and in part from the operating revenues of the local political subdivision, or from any combination of tax proceeds and operating revenues, the governing body may indicate those payment sources on the bond proposition, but need not specify how the governing body intends to divide the bonds between those sources of payment.
 - (d)
 - (i) The governing body shall ensure that the bond proposition is followed by the words, "For the issuance of bonds" and "Against the issuance of bonds," with appropriate boxes in which the voter may indicate the voter's choice.

- (ii) Nothing in Subsection (2)(d)(i) prohibits the addition of descriptive information about the bonds.
- (3) If a bond proposition is submitted to a vote on the same day as any other election held in the local political subdivision calling the bond election, the governing body or an election officer may combine the bond proposition with the candidate ballot in a manner consistent with Section 20A-6-301 or 20A-6-402.
- (4) The governing body shall ensure that the ballot form complies with the requirements of Title 20A, Chapter 6, Ballot Form.

Amended by Chapter 31, 2020 General Session

11-14-207 Counting and canvassing -- Official finding.

- (1)
 - (a) Following the election officer's inspection and count of the ballots in accordance with the procedures of Title 20A, Chapter 4, Part 1, Counting Ballots and Tabulating Results, and Part 2, Transmittal and Disposition of Ballots and Election Returns, the governing body shall meet and canvass the election results.
 - (b)
 - (i) The governing body of the local political subdivision is the board of canvassers for the bond proposition.
 - (ii) The board of canvassers shall always consist of a quorum of the governing body.
 - (c) The canvass of the election results shall be made in public no sooner than seven days after the election and no later than 14 days after the election.
 - (d) The canvass of election results shall be conducted according to the procedures and requirements of Subsection 20A-4-301(3) and Sections 20A-4-302 and 20A-4-303.
 - (e) If a bond proposition is submitted to a vote on the same day as any other election held in the local political subdivision calling the bond election, the governing body shall coordinate the date of its canvass with any other board of canvassers appointed under Section 20A-4-301.
- (2)
 - (a) After the canvass of election returns, the governing body shall record in its minutes:
 - (i) an official finding as to the total number of votes cast, the number of affirmative votes, the number of negative votes, the number of challenged voters, the number of challenged voters that were issued a provisional ballot, and the number of provisional ballots that were counted; and
 - (ii) an official finding that the bond proposition was approved or rejected.
 - (b) The governing body need not file with the county clerk or with any other official:
 - (i) any statement or certificate of the election results;
 - (ii) any affidavit with respect to the facts pertaining to the election; or
 - (iii) any affidavit pertaining to the indebtedness and valuation of the municipality.
- (3) The official finding that the majority of the qualified voters of the local political subdivision voting on the bond proposition approved the issuance of the bonds is conclusive in any action or proceeding involving the validity of the election or involving the determination or declaration of the result of the election if the action is filed after the expiration of the period provided in Subsection 20A-4-403(3).

Amended by Chapter 83, 2006 General Session

11-14-208 Contest of election results -- Procedure.

- (1)
 - (a) Any person wishing to contest the results of a bond election shall comply with the procedures and requirements of Title 20A, Chapter 4, Part 4, Recounts and Election Contests.
 - (b) The local political subdivision calling the election shall be regarded as the defendant.
- (2) Unless the complaint is filed within the period prescribed in Subsection 20A-4-403(3), a court may not:
 - (a) allow an action contesting the bond election to be maintained; or
 - (b) set aside or hold the bond election invalid.

Enacted by Chapter 105, 2005 General Session

Part 3

Issuance of Bonds

11-14-301 Issuance of bonds by governing body -- Computation of indebtedness under constitutional and statutory limitations.

- (1) If the governing body has declared the bond proposition to have carried and no contest has been filed, or if a contest has been filed and favorably terminated, the governing body may proceed to issue the bonds voted at the election.
- (2)
 - (a) It is not necessary that all of the bonds be issued at one time, but, except as otherwise provided in this Subsection (2), bonds approved by the voters may not be issued more than 10 years after the day on which the election is held.
 - (b) The 10-year period described in Subsection (2)(a) is tolled if, at any time during the 10-year period:
 - (i) an application for a referendum petition is filed with a local clerk, in accordance with Section 20A-7-602, with respect to the local obligation law relating to the bonds; or
 - (ii) the bonds are challenged in a court of law or an administrative proceeding in relation to:
 - (A) the legality or validity of the bonds, or the election or proceedings authorizing the bonds;
 - (B) the authority of the local political subdivision to issue the bonds;
 - (C) the provisions made for the security or payment of the bonds; or
 - (D) any other issue that materially and adversely affects the marketability of the bonds, as determined by the individual or body that holds the executive powers of the local political subdivision.
 - (c) For a bond described in this section that is approved by voters on or after May 8, 2002, but before May 14, 2019, a tolling period described in Subsection (2)(b)(i) ends on the later of the day on which:
 - (i) the local clerk determines that the petition is insufficient, in accordance with Subsection 20A-7-607(2)(c), unless an application, described in Subsection 20A-7-607(4)(a), is made to a court;
 - (ii) a court determines, under Subsection 20A-7-607(4)(c), that the petition for the referendum is not legally sufficient; or
 - (iii) for a referendum petition that is sufficient, the governing body declares, as provided by law, the results of the referendum election on the local obligation law.
 - (d) For a bond described in this section that was approved by voters on or after May 14, 2019, a tolling period described in Subsection (2)(b)(i) ends:

- (i) if a county, city, town, metro township, or court determines, under Section 20A-7-602.7, that the proposed referendum is not legally referable to voters, the later of:
 - (A) the day on which the county, city, town, or metro township provides the notice described in Subsection 20A-7-602.7(1)(b)(ii); or
 - (B) if a sponsor appeals, under Subsection 20A-7-602.7(4), the day on which a court decision that the proposed referendum is not legally referable to voters becomes final; or
 - (ii) if a county, city, town, metro township, or court determines, under Section 20A-7-602.7, that the proposed referendum is legally referable to voters, the later of:
 - (A) the day on which the local clerk determines, under Section 20A-7-607, that the number of certified names is insufficient for the proposed referendum to appear on the ballot; or
 - (B) if the local clerk determines, under Section 20A-7-607, that the number of certified names is sufficient for the proposed referendum to appear on the ballot, the day on which the governing body declares, as provided by law, the results of the referendum election on the local obligation law.
 - (e) A tolling period described in Subsection (2)(b)(ii) ends after:
 - (i) there is a final settlement, a final adjudication, or another type of final resolution of all challenges described in Subsection (2)(b)(ii); and
 - (ii) the individual or body that holds the executive powers of the local political subdivision issues a document indicating that all challenges described in Subsection (2)(b)(ii) are resolved and final.
 - (f) If the 10-year period described in Subsection (2)(a) is tolled under this Subsection (2) and, when the tolling ends and after giving effect to the tolling, the period of time remaining to issue the bonds is less than one year, the period of time remaining to issue the bonds shall be extended to one year.
 - (g) The tolling provisions described in this Subsection (2) apply to all bonds described in this section that were approved by voters on or after May 8, 2002.
- (3)
- (a) Bonds approved by the voters may not be issued to an amount that will cause the indebtedness of the local political subdivision to exceed that permitted by the Utah Constitution or statutes.
 - (b) In computing the amount of indebtedness that may be incurred pursuant to constitutional and statutory limitations, the constitutionally or statutorily permitted percentage, as the case may be, shall be applied to the fair market value, as defined under Section 59-2-102, of the taxable property in the local political subdivision, as computed from the last applicable equalized assessment roll before the incurring of the additional indebtedness.
 - (c) In determining the fair market value of the taxable property in the local political subdivision as provided in this section, the value of all tax equivalent property, as defined in Section 59-3-102, shall be included as a part of the total fair market value of taxable property in the local political subdivision, as provided in Title 59, Chapter 3, Tax Equivalent Property Act.
- (4) Bonds of improvement districts issued in a manner that they are payable solely from the revenues to be derived from the operation of the facilities of the district may not be included as bonded indebtedness for the purposes of the computation.
- (5) Where bonds are issued by a city, town, or county payable solely from revenues derived from the operation of revenue-producing facilities of the city, town, or county, or payable solely from a special fund into which are deposited excise taxes levied and collected by the city, town, or county, or excise taxes levied by the state and rebated pursuant to law to the city, town, or county, or any combination of those excise taxes, the bonds shall be included as bonded indebtedness of the city, town, or county only to the extent required by the Utah Constitution,

and any bonds not so required to be included as bonded indebtedness of the city, town, or county need not be authorized at an election, except as otherwise provided by the Utah Constitution, the bonds being hereby expressly excluded from the election requirement of Section 11-14-201.

- (6) A bond election is not void when the amount of bonds authorized at the election exceeded the limitation applicable to the local political subdivision at the time of holding the election, but the bonds may be issued from time to time in an amount within the applicable limitation at the time the bonds are issued.
- (7)
 - (a) A local political subdivision may not receive, from the issuance of bonds approved by the voters at an election, an aggregate amount that exceeds by more than 2% the maximum principal amount stated in the bond proposition.
 - (b) The provision in Subsection (7)(a) applies to bonds issued pursuant to an election held after January 1, 2019.

Amended by Chapter 203, 2019 General Session

11-14-302 Resolution -- Negotiability -- Registration -- Maturity -- Interest -- Payment -- Redemption -- Combining issues -- Sale -- Financing plan.

- (1)
 - (a) Bonds issued under this chapter:
 - (i) shall:
 - (A) be authorized by resolution of the governing body;
 - (B) be fully negotiable for all purposes;
 - (C) mature at such time or times not more than 40 years from their date;
 - (D) bear interest at such rate or rates, if any;
 - (E) be payable at such place or places;
 - (F) be in such form;
 - (G) be executed in such manner;
 - (H) be sold in such manner and at such prices, either at, in excess of, or below face value; and
 - (I) be issued in such manner and with such details as may be provided by resolution; and
 - (ii) may be made:
 - (A) registrable as to principal alone or as to principal and interest; or
 - (B) redeemable prior to maturity at such times and on such terms.
 - (b) Interest rate limitations elsewhere appearing in the laws of Utah do not apply to nor limit the rate of interest on bonds issued under this chapter.
- (2)
 - (a) If the bonds bear interest at a variable rate or rates, the resolution described in Subsection (1) (a)(i)(A) shall provide for the establishment of a method or methods by which the interest rate or rates on the bonds may be determined.
 - (b) If the resolution specifies a method by which interest on the bonds may be determined, the resolution shall also specify the maximum rate of interest the bonds may bear.
 - (c) Bonds voted for different purposes by separate propositions at the same or different bond elections may in the discretion of the governing body be combined and offered for sale as one issue of bonds.

- (d) The resolution providing for this combination and the printed bonds for the combined issue shall separately set forth the amount being issued for each of the purposes provided for in each proposition submitted to the electors.
 - (e) If the local political subdivision has retained a fiscal agent to assist and advise it with respect to the bonds and the fiscal agent has received or is to receive a fee for such services, the bonds may be sold to the fiscal agent but only if the sale is made pursuant to a sealed bid submitted by the fiscal agent at an advertised public sale.
 - (f) The governing body may, by resolution, delegate to one or more officers of the local political subdivision the authority to:
 - (i) in accordance with and within the parameters set forth in the resolution, approve the final interest rate or rates, price, principal amount, maturity or maturities, redemption features, and other terms of the bond; and
 - (ii) approve and execute all documents relating to the issuance of a bond.
- (3)
- (a)
 - (i) All bonds shall be paid by the treasurer of the local political subdivision or the treasurer's duly authorized agent on their respective maturity dates or on the dates fixed for the bonds redemption.
 - (ii) All bond coupons, other than coupons cancelled because of the redemption of the bonds to which they apply, shall similarly be paid on their respective dates or as soon thereafter as the bonds or coupons are surrendered.
 - (b) Upon payment of a bond or coupon, the treasurer of the local political subdivision or the treasurer's duly authorized agent, shall perforate the bond or coupon with a device suitable to indicate payment.
 - (c) Any bonds or coupons which have been paid or cancelled may be destroyed by the treasurer of the local political subdivision or by the treasurer's duly authorized agent.
- (4)
- (a) Bonds, bond anticipation notes, or tax anticipation notes with maturity dates of one year or less may be authorized by a local political subdivision from time to time pursuant to a plan of financing adopted by the governing body.
 - (b) The plan of financing shall specify the terms and conditions under which the bonds or notes may be issued, sold, and delivered, the officers of the local political subdivision authorized to issue the bonds or notes, the maximum amount of bonds or notes which may be outstanding at any one time, the source or sources of payment of the bonds or notes, and all other details necessary for issuance of the bonds or notes.
 - (c) Subject to the Constitution, the governing body of the local political subdivision may include in the plan of financing the terms and conditions of agreements which may be entered into by the local political subdivision with banking institutions for letters of credit or for standby letters of credit to secure the bonds or notes, including payment from any legally available source of fees, charges, or other amounts coming due under the agreements entered into by the local political subdivision.

Amended by Chapter 145, 2011 General Session

11-14-303 Bonds, notes, or other obligations of political subdivisions exempt from taxation except corporate franchise tax.

All bonds, notes, or other obligations issued under this chapter or under any other law authorizing the issuance of bonds, notes, or indebtedness by a local political subdivision or any

other political subdivision now existing or subsequently created under the laws of Utah, including bonds payable solely from special assessments and tax anticipation indebtedness, and the interest on them shall be exempt from all taxation in this state, except for the corporate franchise tax.

Amended by Chapter 83, 2006 General Session

11-14-304 Facsimile signatures and facsimile seal, use permitted -- Validity of signed bonds.

- (1) If the use of a facsimile signature is authorized by the body empowered by law to authorize the issuance of the bonds or other obligations of any agency, instrumentality, or institution of this state or of any municipal corporation, political subdivision, improvement district, taxing district, or other governmental entity within the state, whether or not issued under this chapter, any officer so authorized may execute, authenticate, certify, or endorse, or cause to be executed, authenticated, certified, or endorsed the bond or other obligation, or any certificate required to be executed on the back thereof, with a facsimile signature in lieu of his manual signature if at least one signature required or permitted to be placed on the face thereof shall be manually subscribed. Upon compliance with this chapter by the authorized officer, his facsimile signature has the same legal effect as his manual signature. When any seal is required in the execution, authentication, certification, or endorsement of the bond or other obligation, or any certificate required to be executed on the back thereof, the authorized officer may cause the seal to be printed, engraved, lithographed, stamped, or otherwise placed in facsimile thereon. The facsimile seal has the same legal effect as the impression of the seal.
- (2) Bonds or other obligations bearing the signatures (manual or facsimile) of officers in office on the date of the execution thereof shall be valid and binding obligations notwithstanding that before the delivery thereof any or all of the persons whose signatures appear thereon shall have ceased to be officers of the local political subdivision.

Renumbered and Amended by Chapter 105, 2005 General Session

11-14-304.5 Recital in bonds -- Incontestability.

- (1) In the resolution authorizing bonds to be issued as provided in this chapter or other applicable law, a local political subdivision may require that the bonds recite that they are issued under authority of this chapter or other applicable law.
- (2)
 - (a) A bond recital as provided in Subsection (1) conclusively establishes full compliance with all the provisions of applicable law.
 - (b) All bonds issued containing a recital as provided in Subsection (1) shall be incontestable for any reason after their delivery for value.

Enacted by Chapter 83, 2006 General Session

11-14-305 Registration, denominations, and exchange of obligations.

- (1) As used in this section, "obligations" means bonds, bond anticipation notes, and tax anticipation notes.
- (2) Unless otherwise provided by the local political subdivision, Title 15, Chapter 7, Registered Public Obligations Act, governs and applies to all obligations issued in registered form. If Title 15, Chapter 7, Registered Public Obligations Act, is inapplicable to an issue of obligations, Subsection (3) governs and applies with respect to such issue.

- (3) Any obligations issued under this chapter may be issued in denominations as determined by the governing body. The governing body may provide for the exchange of any of these obligations after issuance for obligations of larger or smaller denominations in such manner as may be provided in the authorizing resolution, provided the obligations in changed denominations shall be exchanged for the original obligations in like aggregate principal amounts and in such manner that no overlapping interest is paid; and such obligations in changed denominations shall bear interest at the same rate or rates, if any, shall mature on the same date or dates, shall be as nearly as practicable in the same form except for an appropriate recital as to the exchange, and shall in all other respects, except as to denominations and numbers, be identical with the original obligations surrendered for exchange. Where any exchange is made under this section, the obligations surrendered by the holders at the time of exchange shall be cancelled; any such exchange shall be made only at the request of the holders of the obligations to be surrendered; and the governing body may require all expenses incurred in connection with such exchange, including the authorization and issuance of the new obligations, to be paid by such holders.

Amended by Chapter 83, 2006 General Session

11-14-306 Additional pledge for general obligation bonds -- Revenue bonds -- Resolution.

- (1) To the extent constitutionally permissible, local political subdivisions may pledge as an additional source of payment for their general obligation bonds all or any part of revenues, fees, and charges attributable to the operation or availability of facilities or may issue bonds payable solely from such revenues, fees, or charges.
- (2)
- (a) The governing body may issue bonds payable solely from revenues, fees, or charges attributable to extensions and improvements to revenue-producing facilities.
 - (b) If the governing body issues bonds under Subsection (2)(a), the resolution authorizing these bonds shall set forth as a finding of the governing body:
 - (i) the value of the then existing facility and the value of this facility after completion of the extensions or improvements proposed to be constructed; and
 - (ii) that portion of the revenues, fees, or charges derived from the entire facility when the contemplated extensions and improvements are completed which the value of the existing facility bears to the value of the facility after completion shall be considered to be revenue derived from the existing facility and the remainder may be set aside and pledged to the payment of the principal of and interest on the bonds and for the establishment of appropriate reserve fund or funds, and such portion shall be considered to be revenue derived exclusively from the extensions and improvements.
- (3)
- (a) Any resolution or trust indenture authorizing bonds to which such revenues, fees, or charges are pledged may contain such covenants with the future holder or holders of the bonds as to the management and operation of the affected facilities, the imposition, collection, and disposition of rates, fees, and charges for commodities and services furnished thereby, the issuance of future bonds, the creation of future liens and encumbrances against the facilities, the carrying of insurance, the keeping of books and records, the deposit and paying out of revenues, fees, or charges and bond proceeds, the appointment and duties of a trustee, and other pertinent matters as may be considered proper by the governing body.
 - (b) If the revenue, fee, or charge so pledged involves either sewer or water revenues, fees, or charges or both sewer and water revenues, fees, or charges, provision may be made

for charges for sewer services and water services to be billed in a single bill and for the suspension of water or sewer services, or both, to any customer who shall become delinquent in the payment due for either.

- (c) Provision may be made for the securing of such bonds by a trust indenture, but no such indenture shall convey, mortgage, or create any lien upon property of the local political subdivision.
- (d) Either the bond resolution or such trust indenture may impose in the holders of the bonds full rights to enforce the provisions thereof, and may include terms and conditions upon which the holders of the bonds or any proportion of them, or a trustee therefor, shall be entitled to the appointment of a receiver who may enter and take possession of the facility or facilities, the revenues, fees, or charges of which are so pledged, and may operate and maintain them, prescribe charges and collect, receive, and apply all revenues, fees, or charges therefrom arising in the same manner as the local political subdivision itself might do.

Amended by Chapter 83, 2006 General Session

11-14-307 Revenue bonds payable out of excise tax revenues.

- (1) To the extent constitutionally permissible, a city, town, or county may:
 - (a) issue bonds payable solely from a special fund into which are to be deposited:
 - (i) excise taxes levied and collected by the city, town, or county;
 - (ii) excise taxes levied by the state and rebated pursuant to law to the city, town, or county; or
 - (iii) a combination of the excise taxes described in Subsections (1)(a)(i) and (ii); or
 - (b) pledge all or any part of the excise taxes described in Subsection (1)(a) as an additional source of payment for general obligation bonds it issues.
- (2)
 - (a) If the covenant is not inconsistent with this chapter, a resolution or trust indenture providing for the issuance of bonds payable in whole or in part from the proceeds of excise tax revenues may contain covenants with the holder or holders of the bonds as to:
 - (i) the excise tax revenues;
 - (ii) the disposition of the excise tax revenues;
 - (iii) the issuance of future bonds; and
 - (iv) other pertinent matters that are considered necessary by the governing body to assure the marketability of those bonds.
 - (b) A resolution may also include provisions to insure the enforcement, collection, and proper application of excise tax revenues as the governing body may think proper.
 - (c) The proceeds of bonds payable in whole or in part from pledged class B or C road funds shall be used to construct, repair, and maintain streets and roads in accordance with Sections 72-6-108 and 72-6-110 and to fund any reserves and costs incidental to the issuance of the bonds.
 - (d) When any bonds payable from excise tax revenues have been issued, the resolution or other enactment of the legislative body imposing the excise tax and pursuant to which the tax is being collected, the obligation of the governing body to continue to levy, collect, and allocate the excise tax, and to apply the revenues derived from the excise tax in accordance with the provisions of the authorizing resolution or other enactment, shall be irrevocable until the bonds have been paid in full as to both principal and interest, and is not subject to amendment in any manner that would impair the rights of the holders of those bonds or which would in any way jeopardize the timely payment of principal or interest when due.
- (3)

- (a) The state pledges to and agrees with the holders of any bonds issued by a city, town, or county to which the proceeds of excise taxes collected by the state and rebated to the city, town, or county are devoted or pledged as authorized in this section, that the state will not alter, impair, or limit the excise taxes in a manner that reduces the amounts to be rebated to the city, town, or county which are devoted or pledged as authorized in this section until the bonds or other securities, together with applicable interest, are fully met and discharged.
 - (b) Nothing in this Subsection (3) precludes alteration, impairment, or limitation of excise taxes if adequate provision is made by law for the protection of the holders of the bonds.
 - (c) A city, town, or county may include this pledge and undertaking for the state in those bonds.
- (4)
- (a) Outstanding bonds to which excise tax revenues are pledged as the sole source of payment may not at any one time exceed an amount for which the average annual installments of principal and interest will exceed 80% of the total excise tax revenues received by the issuing entity from the collection or rebate of the excise tax revenues during the fiscal year of the issuing entity immediately preceding the fiscal year in which the resolution authorizing the issuance of bonds is adopted.
 - (b) If an excise tax has not been levied by a city, town, or county for a sufficient period of time to determine the 80% bond payment requirement under Subsection (4)(a), a city, town, or county may use an excise tax revenue that is currently levied within the same geographic coverage area and with the same percentage of collection to determine the amount of excise tax revenues that are expected to be received to determine the 80% bond payment requirement under Subsection (4)(a).
- (5) Bonds issued solely from a special fund into which are to be deposited excise tax revenues constitutes a borrowing solely upon the credit of the excise tax revenues received or to be received by the city, town, or county and does not constitute an indebtedness or pledge of the general credit of the city, town, or county.
- (6) Before issuing any bonds under this section, a city, town, or county shall comply with Section 11-14-318.
- (7) A city, town, or county shall submit the question of whether or not to issue any bonds under this section to voters for their approval or rejection if, within 30 calendar days after the notice required by Section 11-14-318, a written petition requesting an election and signed by at least 20% of the registered voters in the city, town, or county is filed with the city, town, or county.

Amended by Chapter 21, 2008 General Session

11-14-308 Special service district bonds secured by federal mineral lease payments -- Use of bond proceeds -- Bond resolution -- Nonimpairment of appropriation formula -- Issuance of bonds.

- (1) Special service districts may:
 - (a) issue bonds payable, in whole or in part, from federal mineral lease payments which are to be deposited into the Mineral Lease Account under Section 59-21-1 and distributed to special service districts under Subsection 59-21-2(2)(h); or
 - (b) pledge all or any part of the mineral lease payments described in Subsection (1)(a) as an additional source of payment for their general obligation bonds.
- (2) The proceeds of these bonds may be used:
 - (a) to construct, repair, and maintain streets and roads;
 - (b) to fund any reserves and costs incidental to the issuance of the bonds and pay any associated administrative costs; and

- (c) for capital projects of the special service district.
- (3)
 - (a) The special service district board shall enact a resolution authorizing the issuance of bonds which, until the bonds have been paid in full:
 - (i) shall be irrevocable; and
 - (ii) may not be amended in any manner that would:
 - (A) impair the rights of the bond holders; or
 - (B) jeopardize the timely payment of principal or interest when due.
 - (b) Notwithstanding any other provision of this chapter, the resolution described in Subsection (3)
 - (a) may contain covenants with the bond holder regarding:
 - (i) mineral lease payments, or their disposition;
 - (ii) the issuance of future bonds; or
 - (iii) other pertinent matters considered necessary by the governing body to:
 - (A) assure the marketability of the bonds; or
 - (B) insure the enforcement, collection, and proper application of mineral lease payments.
- (4)
 - (a) Except as provided in Subsection (4)(b), the state may not alter, impair, or limit the statutory appropriation formula provided in Subsection 59-21-2(2)(h), in a manner that reduces the amounts to be distributed to the special service district until the bonds and the interest on the bonds are fully met and discharged. Each special service district may include this pledge and undertaking of the state in these bonds.
 - (b) Nothing in this section:
 - (i) may preclude the alteration, impairment, or limitation of these bonds if adequate provision is made by law for the protection of the bond holders; or
 - (ii) shall be construed:
 - (A) as a pledge guaranteeing the actual dollar amount ultimately received by individual special service districts;
 - (B) to require the Department of Transportation to allocate the mineral lease payments in a manner contrary to the general allocation method described in Subsection 59-21-2(2)(h); or
 - (C) to limit the Department of Transportation in making rules or procedures allocating mineral lease payments pursuant to Subsection 59-21-2(2)(h).
- (5)
 - (a) The average annual installments of principal and interest on bonds to which mineral lease payments have been pledged as the sole source of payment may not at any one time exceed:
 - (i) 80% of the total mineral lease payments received by the issuing entity during the fiscal year of the issuing entity immediately preceding the fiscal year in which the resolution authorizing the issuance of bonds is adopted; or
 - (ii) if the bonds are issued during the first fiscal year the issuing entity is eligible to receive funds, 60% of the amount estimated by the Department of Transportation to be appropriated to the issuing entity in that fiscal year.
 - (b) The Department of Transportation is not liable for any loss or damage resulting from reliance on the estimates.
- (6) The final maturity date of the bonds may not exceed 15 years from the date of their issuance.
- (7) Bonds may not be issued under this section after December 31, 2020.
- (8) Bonds which are payable solely from a special fund into which mineral lease payments are deposited constitute a borrowing based solely upon the credit of the mineral lease payments

received or to be received by the special service district and do not constitute an indebtedness or pledge of the general credit of the special service district or the state.

Amended by Chapter 1, 2011 Special Session 2

Amended by Chapter 1, 2011 Special Session 2

11-14-309 Refunding bonds -- Limitation on redemption of bonds.

- (1) Any bond issued under this chapter may be refunded as provided in the Utah Refunding Bond Act.
- (2) Nothing contained in this chapter nor in any other law of this state may be construed to permit any local political subdivision to call outstanding bonds for redemption in order to refund those bonds or in order to pay them prior to their stated maturities, unless:
 - (a) the right to call the bonds for redemption was specifically reserved and stated in the bonds at the time of their issuance; and
 - (b) all conditions with respect to the manner, price, and time applicable to the redemption as set forth in the proceedings authorizing the outstanding bonds are strictly observed.
- (3) A holder of an outstanding bond may not be compelled to surrender the bond for refunding before its stated maturity or optional date of redemption expressly reserved in the bond, even though the refunding might result in financial benefit to the local political subdivision issuing the bond.

Renumbered and Amended by Chapter 105, 2005 General Session

11-14-310 General obligation bonds -- Levy and collection of taxes.

- (1)
 - (a)
 - (i) Any bonds issued under this chapter that are not payable solely from revenues other than those derived from ad valorem taxes are full general obligations of the local political subdivision.
 - (ii) The local political subdivision's full faith and credit is pledged for the prompt and punctual payment of principal of and interest on the local political subdivision's general obligation bonds.
 - (iii) A local political subdivision is required, regardless of any limitations that may otherwise exist on the amount of taxes that the local political subdivision may levy, to provide for the annual levy and collection of ad valorem taxes, without limitation as to the rate or amount, on all taxable property in the local political subdivision fully sufficient for the payment of principal and interest on the local political subdivision's general obligation bonds as the principal and interest become due.
 - (iv) If by law ad valorem taxes for the local political subdivision are levied by a board other than its governing body:
 - (A) the taxes shall be levied by the other board; and
 - (B) the local political subdivision shall, each year, provide the levying board with all information necessary to levy the taxes in the required amount.
 - (v) Taxes levied under Subsection (1)(a)(iv) shall be levied and collected by the same officers, at the same time, and in the same manner as are other taxes levied for the local political subdivision.
 - (b) The pledge of the taxes levied under this section shall constitute an automatically arising first lien on the taxes as provided in Section 11-14-501.

- (c)
 - (i) A local school board may use revenues remaining from a tax levied under this section for school district technology programs or projects after the principal of and premium and interest on the district's general obligation bonds have been paid for the applicable period for which the taxes were levied.
 - (ii) A lien created pursuant to Section 11-14-501 does not attach to any technology programs or projects paid for from the remaining tax revenues under Subsection (1)(c)(i).
- (2)
 - (a) If a local political subdivision neglects or fails for any reason to levy or collect or to cause to be levied or collected sufficient taxes for the prompt and punctual payment of such principal and interest, a person in interest may enforce levy and collection of sufficient taxes in a court having jurisdiction of the subject matter.
 - (b) A suit, action, or proceeding brought by a person in interest under Subsection (2)(a) shall be a preferred cause and shall be heard and disposed of without delay.
 - (c) All provisions of the constitution and laws relating to the collection of county and municipal taxes and tax sales apply to and regulate the collection of the taxes levied pursuant to this section, through the officer whose duty it is to collect the taxes and money due the local political subdivision.

Amended by Chapter 366, 2020 General Session

11-14-311 Bond anticipation notes.

- (1)
 - (a) If the governing body considers it advisable and in the interests of the local political subdivision to anticipate the issuance of bonds to be issued under this chapter, the governing body may, pursuant to appropriate resolution, issue bond anticipation notes.
 - (b) Each resolution authorizing the issuance of bond anticipation notes shall:
 - (i) describe the bonds in anticipation of which the notes are to be issued;
 - (ii) specify the principal amount of the notes and the maturity dates of the notes; and
 - (iii) specify either the rates of interest, if any, on the notes or the method by which interest on the notes may be determined while the notes are outstanding.
 - (c) If the resolution specifies a method by which the interest rates on the notes may be determined, the resolution may specify the maximum rate of interest which the notes may bear.
- (2) Bond anticipation notes shall be issued and sold in a manner and at a price, either at, below, or above face value, as the governing body determines by resolution. Interest on bond anticipation notes may be made payable semiannually, annually, or at maturity. Bond anticipation notes may be made redeemable prior to maturity at the option of the governing body in the manner and upon the terms fixed by the resolution authorizing their issuance. Bond anticipation notes shall be executed and shall be in a form and have details and terms as provided in the authorizing resolution.
- (3) Contemporaneously with the issuance of the bonds in anticipation of which bond anticipation notes are issued, provision shall be made for the retirement of any outstanding bond anticipation notes.
- (4) Whenever the bonds in anticipation of which notes are issued are to be payable from ad valorem taxes and constitute full general obligations of the local political subdivision, the bond anticipation notes and the interest on them shall be secured by a pledge of the full faith and credit of the local political subdivision in the manner provided in Section 11-14-310 and shall

also be made payable from funds derived from the sale of the bonds in anticipation of which the notes are issued. Whenever the bonds in anticipation of which the notes are to be issued are to be payable solely from revenues derived from the operation of revenue-producing facilities, these bond anticipation notes and the interest on them shall be secured by a pledge of the income and revenues derived by the local political subdivision from the revenue-producing facilities and shall also be made payable from funds derived from the sale of the bonds in anticipation of which the notes are issued.

- (5) Bond anticipation notes issued under this section may be refunded by the issuance of other bond anticipation notes issued under this section.
- (6) Sections 11-14-304, 11-14-305, 11-14-315, 11-14-316, and 11-14-401 apply to all bond anticipation notes issued under this section.
- (7) Bonds are not considered to have been issued outside of the 10-year period described in Section 11-14-301, if the issuance of the bonds is anticipated under this section by bond anticipation notes issued before the expiration of the 10-year period.

Amended by Chapter 204, 2012 General Session

11-14-312 Prior bonds validated -- Exceptions.

All bonds issued by any local political subdivision before May 1, 2006, and all proceedings had in the authorization and issuance of them are hereby validated, ratified, and confirmed; and all such bonds are declared to constitute legally binding obligations in accordance with their terms. Nothing in this section shall be construed to affect or validate any bonds, the legality of which is being contested as of May 1, 2006.

Amended by Chapter 83, 2006 General Session

11-14-313 Issuance of negotiable notes or bonds authorized -- Limitation on amount of tax anticipation notes or bonds -- Procedure.

- (1)
 - (a) For the purpose of meeting the current expenses of the local political subdivision and for any other purpose for which funds of the local political subdivision may be expended, a local political subdivision may, if authorized by a resolution of its governing body, borrow money by issuing its negotiable notes or bonds in an initial principal amount:
 - (i) not in excess of 90% of the taxes and other revenues of the local political subdivision for the current fiscal year, if the notes or bonds are issued after the annual tax levy for taxes falling due during the fiscal year in which the notes or bonds are issued;
 - (ii) not in excess of 75% of the taxes and other revenues of the local political subdivision for the preceding fiscal year, if the notes or bonds are issued prior to the annual tax levy for taxes falling due during the fiscal year in which the bonds or notes are issued; or
 - (iii) not in excess of 75% of the taxes and other revenues that the governing body of the local political subdivision estimates that the local political subdivision will receive for the current fiscal year, if the notes or bonds are issued within 24 months following the creation of the local political subdivision.
 - (b) The proceeds of the notes or bonds shall be applied only in payment of current and necessary expenses and other purposes for which funds of the local political subdivision may be expended.

- (c) There shall be included in the annual levy a tax and there shall be provision made for the imposition and collection of sufficient revenues other than taxes sufficient to pay the notes or bonds at maturity.
- (d) If the taxes and other revenues in any one year are insufficient through delinquency or uncollectibility of taxes or other cause to pay when due all the lawful debts of the local political subdivision which have been or may hereafter be contracted, the governing body of the local political subdivision is authorized and directed to levy and collect in the next succeeding year a sufficient tax and to provide for the imposition and collection of sufficient revenues other than taxes to pay all of such lawfully contracted indebtedness, and may borrow as provided in this section in anticipation of such tax and other revenues to pay any such lawfully contracted indebtedness.
- (e) Each resolution authorizing the issuance of tax anticipation notes or bonds shall:
 - (i) describe the taxes or revenues in anticipation of which the notes or bonds are to be issued; and
 - (ii) specify the principal amount of the notes or bonds, any interest rates, including a variable interest rate, the notes or bonds shall bear, and the maturity dates of the notes or bonds, which dates may not extend beyond the last day of the issuing local political subdivision's fiscal year.
- (2) Tax anticipation notes or bonds shall be issued and sold in such manner and at such prices, whether at, below, or above face value, as the governing body shall by resolution determine. Tax anticipation notes or bonds shall be in bearer form, except that the governing body may provide for the registration of the notes or bonds in the name of the owner, either as to principal alone, or as to principal and interest. Tax anticipation notes or bonds may be made redeemable prior to maturity at the option of the governing body in the manner and upon the terms fixed by the resolution authorizing their issuance. Tax anticipation notes or bonds shall be executed and shall be in such form and have such details and terms as shall be provided in the authorizing resolution.
- (3) The provisions of Sections 11-14-303, 11-14-304, 11-14-305, 11-14-313, 11-14-315, 11-14-316, 11-14-401, 11-14-403, and 11-14-404 shall apply to all tax anticipation notes or bonds issued under this section. In applying these sections to tax anticipation notes, "bond" or "bonds" as used in these sections shall be deemed to include tax anticipation notes.

Amended by Chapter 378, 2010 General Session

11-14-314 Tax anticipation obligations validated.

All obligations issued in anticipation of the collection of taxes and other revenues by any local political subdivision before May 1, 2006, and all proceedings had in the authorization and issuance of them are validated, ratified, and confirmed; and all these obligations are declared to constitute legally binding obligations in accordance with their terms. Nothing in this section shall be construed to affect or validate any of these obligations, the legality of which is being contested as of May 1, 2006.

Amended by Chapter 83, 2006 General Session

11-14-315 Nature and validity of bonds issued -- Applicability of other statutory provisions -- Budget provision required -- Applicable procedures for issuance.

Bonds issued under this chapter shall have all the qualities of negotiable paper, shall be incontestable in the hands of bona fide purchasers or holders for value and are not invalid for

any irregularity or defect in the proceedings for their issuance and sale. This chapter is intended to afford an alternative method for the issuance of bonds by local political subdivisions and may not be so construed as to deprive any local political subdivision of the right to issue its bonds under authority of any other statute, but nevertheless this chapter shall constitute full authority for the issue and sale of bonds by local political subdivisions. The provisions of Section 11-1-1, Utah Code Annotated 1953, are not applicable to bonds issued under this chapter. Any local political subdivision subject to the provisions of any budget law shall in its annual budget make proper provision for the payment of principal and interest currently falling due on bonds issued hereunder, but no provision need be made in any such budget prior to the issuance of the bonds for the issuance thereof or for the expenditure of the proceeds thereof. No ordinance, resolution or proceeding in respect to the issuance of bonds hereunder shall be necessary except as herein specifically required, nor shall the publication of any resolution, proceeding or notice relating to the issuance of the bonds be necessary except as herein required. Any publication made hereunder may be made in any newspaper conforming to the terms hereof in which legal notices may be published under the laws of Utah, without regard to the designation thereof as the official journal or newspaper of the local political subdivision, and as required in Section 45-1-101. No resolution adopted or proceeding taken hereunder shall be subject to referendum petition or to an election other than as herein required. All proceedings adopted hereunder may be adopted on a single reading at any legally convened meeting of the governing body.

Amended by Chapter 378, 2010 General Session

11-14-316 Publication of notice, resolution, or other proceeding -- Contest.

- (1) The governing body of any local political subdivision may provide for the publication of any resolution or other proceeding adopted under this chapter:
 - (a) in a newspaper having general circulation in the local political subdivision; and
 - (b) as required in Section 45-1-101.
- (2) When a resolution or other proceeding provides for the issuance of bonds, the governing body may, in lieu of publishing the entire resolution or other proceeding, publish a notice of bonds to be issued, titled as such, containing:
 - (a) the name of the issuer;
 - (b) the purpose of the issue;
 - (c) the type of bonds and the maximum principal amount which may be issued;
 - (d) the maximum number of years over which the bonds may mature;
 - (e) the maximum interest rate which the bonds may bear, if any;
 - (f) the maximum discount from par, expressed as a percentage of principal amount, at which the bonds may be sold;
 - (g) a general description of the security pledged for repayment of the bonds;
 - (h) the total par amount of bonds currently outstanding that are secured by the same pledge of revenues as the proposed bonds, if any;
 - (i) information on a method by which an individual may obtain access to more detailed information relating to the outstanding bonds of the local political subdivision;
 - (j) the estimated total cost to the local political subdivision for the proposed bonds if the bonds are held until maturity, based on interest rates in effect at the time that the local political subdivision publishes the notice; and
 - (k) the times and place where a copy of the resolution or other proceeding may be examined, which shall be:

- (i) at an office of the issuer identified in the notice, during regular business hours of the issuer as described in the notice; and
 - (ii) for a period of at least 30 days after the publication of the notice.
- (3) For a period of 30 days after the publication, any person in interest may contest:
- (a) the legality of such resolution or proceeding;
 - (b) any bonds which may be authorized by such resolution or proceeding; or
 - (c) any provisions made for the security and payment of the bonds.
- (4) A person shall contest the matters set forth in Subsection (3) by filing a verified written complaint in the district court of the county in which he resides within the 30-day period.
- (5) After the 30-day period, no person may contest the regularity, formality, or legality of the resolution or proceeding for any reason.

Amended by Chapter 107, 2013 General Session

11-14-317 Bonds as legal investments -- Use as security for the faithful performance of acts.

- (1) All bonds issued under this chapter or other applicable law shall be legal investments for:
- (a) all trust funds, including those under the jurisdiction of the state;
 - (b) the funds of all insurance companies, banks, and both commercial and savings and trust companies;
 - (c) the state school funds; and
 - (d) all sinking funds under the control of the state treasurer.
- (2) If funds may by law be invested in or loaned upon the security of bonds of a county, city, or school district, funds may be invested in or loaned upon the security of the bonds of any other local political subdivision.
- (3) If bonds of a county, city, or school district may by law be used as security for the faithful performance on execution of any court or private trust or any other act, the bonds of any other local political subdivision may be used in the same way.

Enacted by Chapter 83, 2006 General Session

11-14-318 Public hearing required.

- (1) Before issuing bonds authorized under this chapter, a local political subdivision shall:
- (a) in accordance with Subsection (2), provide public notice of the local political subdivision's intent to issue bonds; and
 - (b) hold a public hearing:
 - (i) if an election is required under this chapter:
 - (A) no sooner than 30 days before the day on which the notice of election is published under Section 11-14-202; and
 - (B) no later than five business days before the day on which the notice of election is published under Section 11-14-202; and
 - (ii) to receive input from the public with respect to:
 - (A) the issuance of the bonds; and
 - (B) the potential economic impact that the improvement, facility, or property for which the bonds pay all or part of the cost will have on the private sector.
- (2) A local political subdivision shall:
- (a) publish the notice required by Subsection (1)(a):

- (i) once each week for two consecutive weeks in the official newspaper described in Section 11-14-316 with the first publication being not less than 14 days before the public hearing required by Subsection (1)(b); and
 - (ii) on the Utah Public Notice Website, created under Section 63F-1-701, no less than 14 days before the public hearing required by Subsection (1)(b); and
- (b) ensure that the notice:
- (i) identifies:
 - (A) the purpose for the issuance of the bonds;
 - (B) the maximum principal amount of the bonds to be issued;
 - (C) the taxes, if any, proposed to be pledged for repayment of the bonds; and
 - (D) the time, place, and location of the public hearing; and
 - (ii) informs the public that the public hearing will be held for the purposes described in Subsection (1)(b)(ii).

Amended by Chapter 5, 2009 Special Session 1

Amended by Chapter 5, 2009 Special Session 1

Part 4

Miscellaneous Provisions

11-14-401 Short title -- Title to appear on face of bonds -- Effect of future statutes dealing with municipal bond issues.

- (1) This chapter is known as the "Local Government Bonding Act."
- (2) All bonds issued pursuant to authority contained in this chapter shall contain on their face a recital to that effect, and no chapter hereafter passed by the Legislature amending other chapters under which bonds authorized to be issued by this chapter might be issued or dealing with bond issues of local political subdivisions shall be construed to affect the authority to proceed under this chapter in the manner herein provided unless such future statute amends this chapter and specifically provides that it is to be applicable to bonds issued under this chapter.
- (3) All bonds referencing the prior title of this chapter, "Utah Municipal Bond Act," that were issued prior to May 2, 2005 pursuant to the authority contained in this chapter shall be considered to reference this chapter and shall be construed according to the terms of Subsection (1) as if they refer to the current title of this chapter.

Renumbered and Amended by Chapter 105, 2005 General Session

11-14-402 Exemptions from application of chapter -- Exception.

- (1) Except as provided in Subsection (2), this chapter does not apply to bonds issued by the state of Utah nor to bonds or obligations payable solely from special assessments levied on benefited property.
- (2) Sections 11-14-303 and 11-14-501 have general application in accordance with their terms.

Renumbered and Amended by Chapter 105, 2005 General Session

11-14-403 Conflict of laws.

To the extent that any one or more provisions of this chapter shall be in conflict with any other law or laws, the provisions of this chapter shall be controlling.

Renumbered and Amended by Chapter 105, 2005 General Session

11-14-404 Severability clause.

If any one or more sentences, clauses, phrases, provisions or sections of this chapter or the application thereof to any set of circumstances shall be held by final judgment of any court of competent jurisdiction to be invalid, the remaining sentences, clauses, phrases, provisions and sections hereof and the application of this chapter to other sets of circumstances shall nevertheless continue to be valid and effective, the legislature hereby declaring that all provisions of this chapter are severable.

Renumbered and Amended by Chapter 105, 2005 General Session

11-14-405 Validity of prior bond issues.

All bonds issued by any local political subdivision before May 1, 2006, and all proceedings had in the authorization and issuance of those bonds are hereby validated, ratified, and confirmed, and all those bonds are declared to constitute legally binding obligations in accordance with their terms. Nothing in this section may be construed to affect or validate any bonds, the legality of which is being contested as of May 1, 2006.

Amended by Chapter 83, 2006 General Session

11-14-406 Application of chapter.

Sections 11-14-201, 11-14-202, 11-14-203, 11-14-204, 11-14-205, and 11-14-207 shall apply to all bond elections held by any local political subdivision and, except as otherwise provided in Section 11-14-402, by any other taxing district or governmental entity whether or not the bonds are issued under authority granted by this chapter.

Amended by Chapter 83, 2006 General Session

Part 5

Government Security Interests

11-14-501 Creation and perfection of government security interests.

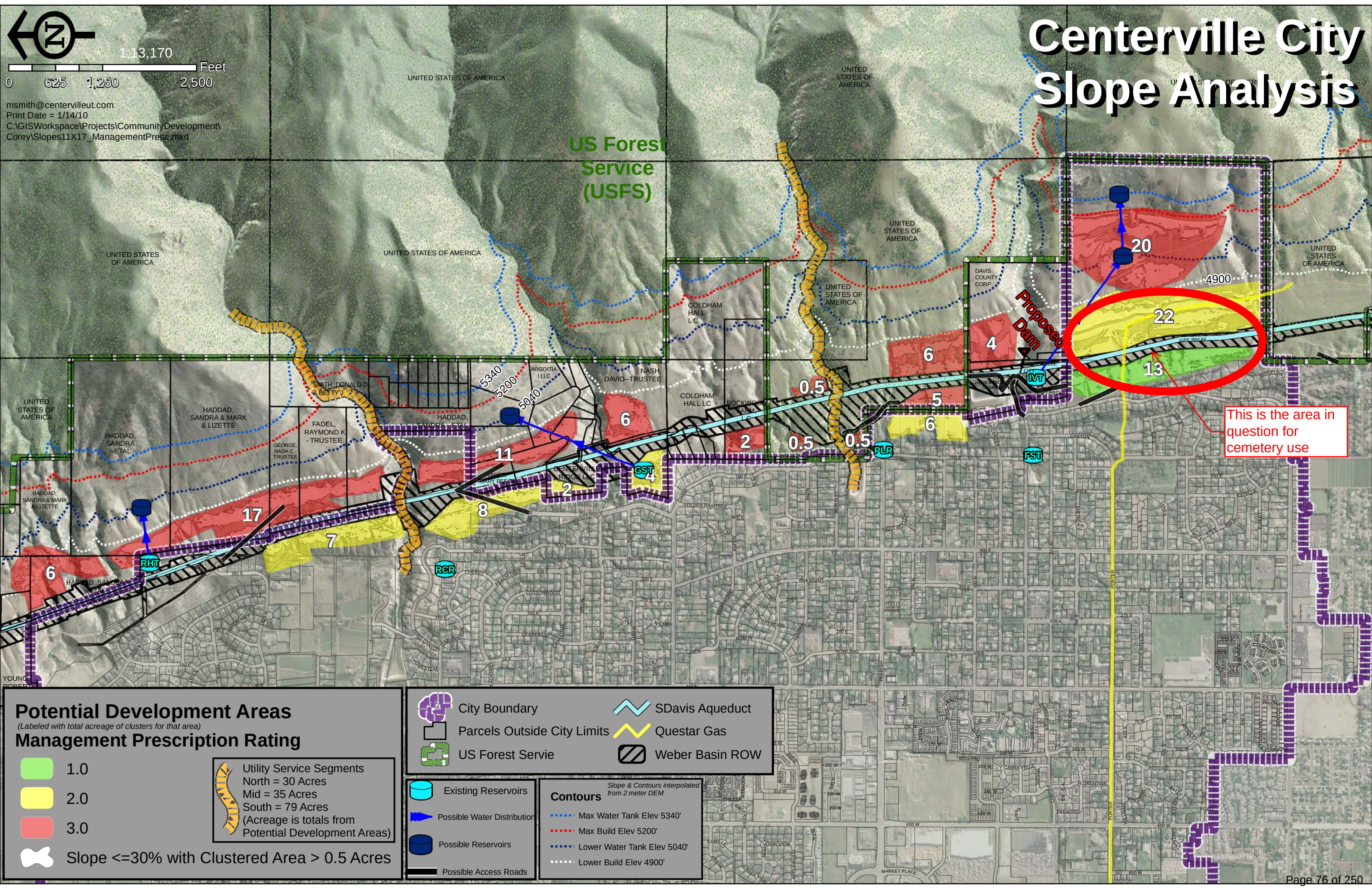
(1) As used in this section:

- (a) "Bonds" means any bond, note, lease, or other obligation of a governmental unit.
- (b)
 - (i) "General obligation bond" means a bond, note, warrant, certificate of indebtedness, or other obligation of a local political subdivision that:
 - (A) is payable in whole or in part from revenues derived from ad valorem taxes; and
 - (B) constitutes an indebtedness within the meaning of any applicable constitutional or statutory debt limitation.

- (ii) "General obligation bond" includes a general obligation tax, revenue, or bond anticipation note issued by a local political subdivision that is payable in whole or in part from revenues derived from ad valorem taxes.
- (c) "Governmental unit" has the meaning assigned in Section 70A-9a-102.
- (d) "Pledge" means the creation of a security interest of any kind.
- (e) "Property" means any property or interests in property, other than real property.
- (f) "Security agreement" means any resolution, ordinance, indenture, document, or other agreement or instrument under which the revenues, fees, rents, charges, taxes, or other property are pledged to secure the bonds.
- (2) This section expressly governs the creation, perfection, priority, and enforcement of a security interest created by the state or a governmental unit of the state, notwithstanding anything in Title 70A, Chapter 9a, Uniform Commercial Code - Secured Transactions, to the contrary.
- (3)
 - (a) The revenues, fees, rents, charges, taxes, or other property pledged by a governmental unit for the purpose of securing its bonds are immediately subject to the lien of the pledge.
 - (b)
 - (i) The lien is a perfected lien upon the effective date of the security agreement.
 - (ii) The physical delivery, filing, or recording of a security agreement or financing statement under the Uniform Commercial Code or otherwise, or any other similar act, is not necessary to perfect the lien.
 - (c) The lien of any pledge is valid, binding, perfected, and enforceable from the time the pledge is made.
 - (d) The lien of the pledge has priority:
 - (i) based on the time of the creation of the pledge unless otherwise provided in the security agreement; and
 - (ii) as against all parties having claims of any kind in tort, contract, or otherwise against the governmental unit, regardless of whether or not the parties have notice of the lien.
 - (e) Each pledge and security agreement made for the benefit or security of any of the bonds shall continue to be effective until:
 - (i) the principal, interest, and premium, if any, on the bonds have been fully paid;
 - (ii) provision for payment has been made; or
 - (iii) the lien created by the security agreement has been released by agreement of the parties in interest or as provided by the security agreement that created the lien.
- (4)
 - (a) General obligation bonds issued and sold by or on behalf of a local political subdivision shall be secured by a first statutory lien on all revenues received pursuant to the levy and collection of ad valorem taxes.
 - (b) The lien described in Subsection (4)(a):
 - (i) arises and attaches immediately to the ad valorem tax revenues without the need for any action or authorization by the local political subdivision;
 - (ii) is valid and binding from the time the general obligation bonds are executed and delivered; and
 - (iii) is effective, binding, and enforceable against the local political subdivision, its successors, transferees, and creditors, and all others asserting rights to the ad valorem tax revenues.
 - (c) A lien described in Subsection (4)(a) is enforceable against the parties described in Subsection (4)(b)(iii):
 - (i) regardless of whether the parties described in Subsection (4)(b)(iii) have notice of the lien; and

- (ii) without the need for any physical delivery, recordation, filing, or further action.
- (5) Any amounts appropriated or added to the tax levy to pay principal of and premium and interest on general obligation bonds:
 - (a) shall be applied solely to the payment of those general obligation bonds; and
 - (b) may not be used for any other purpose, except as provided by law.
- (6) This section applies to all revenues received pursuant to the levy and collection of the ad valorem tax regardless of the date on which the general obligation bonds were issued.
- (7) This section applies to all bonds, including bonds issued before or after the effective date of this section.

Amended by Chapter 366, 2020 General Session



Centerville City Slope Analysis

msmith@centervilleut.com
Print Date = 1/14/10
C:\GISWorkspace\Projects\CommunityDevelopment\ Corey\Slopes11X17_ManagementPresc.mxd

Potential Development Areas

(Labeled with total acreage of clusters for that area)

Management Prescription Rating

1.0	Utility Service Segments North = 30 Acres Mid = 35 Acres South = 79 Acres (Acreage is totals from Potential Development Areas)
2.0	
3.0	
Slope <=30% with Clustered Area > 0.5 Acres	

	City Boundary		SDavis Aqueduct
	Parcels Outside City Limits		Questar Gas
	US Forest Service		Weber Basin ROW

Existing Reservoirs

Possible Water Distribution

Possible Reservoirs

Possible Access Roads

Contours

Slope & Contours interpolated from 2 meter DEM

	Max Water Tank Elev 5340'
	Max Build Elev 5200'
	Lower Water Tank Elev 5040'
	Lower Build Elev 4900'

This is the area in question for cemetery use

Mayor Wilkinson – Additional Cemetery Space Information 10/1/2020

Starting early in 2018 the following ways for additional cemetery space have been worked on:

- I have met with a mortuary to talk about doing a joint venture. They were expanding their mortuary operations and didn't want to spend the money at that time.
- I originally met and then I brought in Councilman Ince and Bruce Cox to have discussions with the Fruit Heights City Manager and their cemetery committee about a joint venture on cemetery space in their city. They had plans and concepts drawn and written up. Fruit Heights determined they didn't want to proceed with it at that time. Also, interest in that concept was divided by the Centerville City Council.
- I got from our map department all land parcels that had 5+ acres. I engaged one of our better-known residents to contact some of the owners of the parcels. Of the 3 or 4 that he contacted they wanted to use their property personally or develop it for the allowed purposes on those parcels.
- I also contacted many of those property owners about the availability of their property and received much of the same responses.
- In the estate planning world, some estates benefit for income tax and estate tax purposes by gifting property and especially appreciated property. A letter was sent out to these property owners signed by the Mayor and all of the City Council about the gifting of their properties for cemetery purposes. One owner had some interest in that but was hopeful that something else could be done with other properties they owned.
- I formed a cemetery exploratory "group" with a dozen or so residents, staff, and two of the City Council in around November 2019.
- One idea from that group was the concept of the LDS church selling their ball fields as this was happening in some areas of the world. Centerville has two such properties in our city. I contacted the LDS church real estate department and at this time neither of those properties were for sale. They put a note on those two properties that if they ever were for sale that Centerville would have interest.
- Another idea was to do something such as Fruit Heights did and obtain some federal land. I have Congressman Stewart's office ready to move on this. We need to identify the land. The problem with this concept is that the federal land is on the east hillside and in many areas between where developed land presently ends and the federal land is privately owned land. We are presently exploring the option of access through land owned by Bountiful to some federally owned land.

- I have also contacted the Farmington City Mayor (as they are running tighter on cemetery space) about a joint venture with them. He got back to me and it appears there is not much interest from them on doing that presently.

Resident's Comments and Input – Submitted to Mayor Wilkinson

- Allocate a portion of the existing cemetery for extremely small spots for cremation.
- What about on city owned property on the hillside?
- No cemetery. It just facilitates a particular custom.
- Cremation in Utah is not keeping up with other states. Lakeview Memorial Park in Bountiful has 40 acres many of which are undeveloped.
- Creation of a Cemetery in some of our existing park space.
- No new cemetery space.
- Layer of dirt over existing cemetery space thereby going two deep.

Cemetery Cremation Niche Feature



Centerville City Cemetery

August 28, 2018

Rocky Mountain Monument & Vault



Pricing

Rocky Mountain Monument & Vault is pleased to propose the following pricing for Centerville City Cemetery on a (48 niche) niche feature unit:

This bid includes the preparation rough grade, sub-grade and the installation of the concrete pad and niche feature. It also includes all costs for the design, granite, sidewalk and labor and transportation to complete the project.

- A. Georgia Grey top & sides with Rustic Mahogany niche plates: **\$26,745**
- B. Rustic Mahogany with rock pitch top: **\$24,745**
- C. Gray Cloud top & sides with Ruby Red niche plates: **\$27,745**

Section 1 General Information Regarding the Firm

Rocky Mountain Monument & Vault

1810 East Dimple Dell Road (10600 South)

Sandy, UT 84092

801-571-2831: Office

801-553-2456: Fax

Rocky Mountain Monument & Vault is a corporation located in Sandy, Utah. Rocky Mountain Vault was founded in 1985 and is a wholly owned subsidiary of Larkin Mortuary. Our talented staff provides unmatched quality and craftsmanship in the manufacturing of burial vaults. Rocky Mountain is the exclusive dealer of Doric Burial Vaults in the Intermountain West.

The staff of Rocky Mountain Vault provide outer burial enclosures that will honor a loved one's memory while giving family members comfort and peace of mind.

Steven D. Kehl – COO/CFO can be reached at 801-664-3693.

Lane Larkin, Jr. – Manager can be reached at 801-419-3773.

Section 2 Project Team/Individual Resumes

Our primary personnel will consist of three individuals: Dan Terhaar, Kyle Memmott and Lane Larkin, Jr.

Dan Terhaar is a project manager and designer in the construction division of Wilbert Precast, Inc. out of Spokane, WA. Dan has created the drawings and spec sheets for all our niche features and acts as a consultant on granite.

Kyle Memmott is the general contractor that has erected all our niche features. He has personally been involved in all of the niche feature walls in regards to oversight, construction and installation.

Lane Larkin, Jr. is our manager of Rocky Mountain Monument & Vault and will be assisting throughout the installation. He oversees the manufacturing of the niche wall combs and forms.

Section 3

Firm Qualifications

Rocky Mountain Monument & Vault has been manufacturing these columbarium niches since 2001. Rocky Mountain Monument & Vault has been a columbarium supplier to cemeteries throughout the State of Utah. Our columbarium niche features are beautiful, low cost and virtually maintenance free. Our columbarium niche features are ideal as freestanding memorials in a cremation garden or other applicable outdoor spaces within your cemetery. Since 2001, we have installed the following niche features:

2001: 2 (48 niche) niche feature units at Larkin Sunset Lawn Cemetery in Cremation Garden



2003: 3 (48 niche) niche feature units at Larkin Sunset Gardens Cemetery in Garden of Atonement



2014: 2 (48 niche) niche feature units at Larkin Sunset Lawn Cemetery in Cremation Garden



2017: 1 (96 niche) and 2 (48 niche) niche feature units at Larkin Sunset Gardens Cemetery in Garden of Prayer and Meditation



Brigham City Cemetery – Ryan Abraham



3 - Murray City Cemetery – Lane Paige

2014 - Springville City Cemetery – Paul

In 2014, a beautiful Cremation Niche Wall was constructed in Springville's Historic City Cemetery to provide additional options for the interment of cremains at the cemetery. The niche wall consists of four rows with six niches in each row for a total of 24 niches on each side of the wall. There are a total of 48 niches and each niche holds 2 urns. Families may have an engraved plaque on the front of the niche.



Section 4 Project Schedule

The projected schedule timeline will be four months to completion upon receipt of the initial deposit of 50% of bid.

Section 5 Project Budget Estimate

	A	B	C	D	E	F	G	H	I	J	K	L	M	
1														
2														
3	48 UNIT DOUBLE-SIDED COLUMBARIUM													
4														
5	Supplier Costs													
6		Rustic Mahogany Rock Pitch Top Granite					LAYOUT							
7		Hangers							1	2	3	4	5	6
8		Niche Anchors					D		\$1,095	\$1,095	\$1,095	\$1,095	\$1,095	\$1,095
9				\$10,500.00			C		\$1,195	\$1,195	\$1,195	\$1,195	\$1,195	\$1,195
10		Drawings/Engineer		\$2,000.00			B		\$1,095	\$1,095	\$1,095	\$1,095	\$1,095	\$1,095
11					\$12,500.00		A		\$895	\$895	\$895	\$895	\$895	\$895
12	Manufacturing Costs													
13		Forms/Raw Materials		\$4,495.00										
14		Labor		\$4,000.00				Revenue						
15					\$8,495.00									
16	Installation Costs													
17		Project Labor		\$2,250.00										
18		(5 days / 8 Hours / 3 Persons)												
19		Travel/Lodging		\$ 500.00										
20		Concrete/Production Forms		\$1,000.00										
21					\$3,750.00	\$24,745.00	BID					Return	2.55	
22														
23														
24														
25														

Cemetery Profitability Analysis

As the City contemplates the development of a new cemetery, the City has expressed its desire to use revenues from the sales of plots to aid in early re-payment of the General Obligation Bonds. The charts below provide a profitability analysis of a new cemetery, acknowledging that several unknown variables (such as location, soil conditions, policy change, etc.) may alter the results of this analysis.

The chart below demonstrates the maximum revenue possible based on acreage.

Acres	1	2	3	4	5	6	7	8
Maximum space (no roads/infrastructure)								
Max. Plots Available	1,089	2,178	3,267	4,356	5,445	6,534	7,623	8,712
General Fund Revenue - Sale of plot (single)	\$ 653,400	\$ 1,306,800	\$ 1,960,200	\$ 2,613,600	\$ 3,267,000	\$ 3,920,400	\$ 4,573,800	\$ 5,227,200
Perpetual Care Revenue	\$ 326,700	\$ 653,400	\$ 980,100	\$ 1,306,800	\$ 1,633,500	\$ 1,960,200	\$ 2,286,900	\$ 2,613,600

However, we know that a cemetery requires infrastructure (roads, trees, etc.) that limits the number of plots possible. After reviewing local cemeteries, we found that infrastructure occupies approximately 25% of the land. Therefore, a more realistic revenue possibility is shown below.

Acres	1	2	3	4	5	6	7	8
Cemetery with Roads/Infrastructure Estimate								
Plots Available	817	1,634	2,450	3,267	4,084	4,901	5,717	6,534
General Fund Revenue - Sale of plot (single)	\$ 490,050	\$ 980,100	\$ 1,470,150	\$ 1,960,200	\$ 2,450,250	\$ 2,940,300	\$ 3,430,350	\$ 3,920,400
Perpetual Care Revenue	\$ 245,025	\$ 490,050	\$ 735,075	\$ 980,100	\$ 1,225,125	\$ 1,470,150	\$ 1,715,175	\$ 1,960,200

Scenario - 5-acre Cemetery

We know that the City will not sell all available plots all at once. In the scenario below, we assume a 5-acre cemetery. In a 5-acre cemetery there are approximately 4,084 plots available for sale. We also assume that all plots will be sold within 50 years. (Note: this is very aggressive. Our current cemetery was founded in 1851, and only recently ran out of available plots for sale.)

Assumptions for scenario:

Size	5	acres
Assumed sale of all plots	50	years
Straight line sales		

Year	1	10	20	30	40	50
Est. number of plots sold	82	817	1,634	2,450	3,267	4,084
General Fund Revenue - Sale of plot (single)	\$ 49,005	\$ 490,050	\$ 980,100	\$ 1,470,150	\$ 1,960,200	\$ 2,450,250

**A new cemetery will require at least 1 additional FTE (approx. \$75,000)*

Current Cemetery Fees		
	Centerville City	
	Resident	Nonresident*
Right of burial (Single)	\$ 600.00	Not Available
Double Depth	\$ 1,200.00	Not Available
Perpetual care	\$ 300.00	\$ 300.00
Double Depth Perpetual Care	\$ 600.00	\$ 600.00
Opening & closing weekday	\$ 400.00	\$ 1,400.00
Opening & closing Saturday	\$ 600.00	\$ 1,600.00
Weekday Totals	\$ 1,300.00	\$ 1,700.00
Weekend Totals	\$ 1,500.00	\$ 1,900.00
Other fees:		
Weekend/Overtime	\$ 150.00	\$ 150.00
Records change		
Marker permit (flat - upright)	\$ 0 - 200	\$ 0 - 200
Disinterment	\$500 deposit then actual cost	
*\$1,000 of non resident interment fee shall be placed in the Perpetual Care Fund and the remainder of the fee shall be placed in the City General Fund.		

1 Acre	43,560 square feet
1 Plot (4' X 10')	40 square feet
Estimated cost to develop	\$1,000,000 per acre

Updated
June 2021

Cemetery Fee Comparison

	<u>Centerville City</u>		<u>Bountiful City</u>		<u>Farmington City</u>		<u>Kaysville City</u>	
	Resident	Nonresident**	Resident	Nonresident	Resident	Nonresident	Resident	Nonresident
Right of burial (Single)	\$ 600.00	Not Available	\$ 640.00	\$ 940.00	\$ 500.00	Not Available	\$ 500.00	\$ 500.00
Double Depth	\$ 1,200.00	Not Available	\$ 805.00	\$ 1,105.00	Not Available	Not Available	Not Available	Not Available
Perpetual care	\$ 300.00	\$ 300.00	included	included	included	included	\$ 150.00	\$ 850.00
Double Depth Perpetual Care	\$ 600.00	\$ 600.00	included	included	Not Available	Not Available	Not Available	Not Available
Opening & closing weekday	\$ 400.00	\$ 1,400.00	\$ 525.00	\$ 1,800.00	\$ 250.00	\$ 400.00	\$ 500.00	\$ 1,800.00
Opening & closing Saturday	\$ 600.00	\$ 1,600.00	\$ 875.00	\$ 2,150.00	\$ 500.00	\$ 700.00	\$ 850.00	\$ 2,150.00
Weekday Totals	\$ 1,300.00	\$ 1,700.00	\$ 1,165.00	\$ 2,740.00	\$ 1,250.00	\$ 1,100.00	\$ 1,150.00	\$ 2,300.00
Weekend Totals	\$ 1,500.00	\$ 1,900.00	\$ 1,515.00	\$ 3,090.00	\$ 1,000.00	\$ 700.00	\$ 1,350.00	\$ 3,000.00
<u>Other fees:</u>								
Weekend/Overtime	\$ 150.00	\$ 150.00	\$ 350.00	\$ 350.00	\$ 250.00	\$ 300.00	\$ 350.00	\$ 350.00
Records change			\$ 50.00	\$ 100.00	\$ 25.00	\$ 25.00	*	
Marker permit (flat - upright)	\$ 0 - 200	\$ 0 - 200	\$ 20 - 100	\$ 20 - 100	\$ 25 - 150	\$ 25 - 150	\$ 150.00	\$ 150.00
Disinterment	\$500 deposit then actual cost		\$ 900.00	\$ 900.00	\$ 350.00	\$ 350.00	\$ 1,200.00	\$ 2,000.00

Notes:

Farmington City no longer has space for non-resident purchase

Kaysville City will only sell burial rights to non-residents in their new section and only for immediate need including opening/closing for \$2,650.00

*Kaysville does not charge to change ownership from one family member to another but only to change space locations within the cemetery.

**Centerville City: \$1,000 of non resident interment fee shall be placed in the Perpetual Care Fund and the remainder of the fee shall be placed in the City General Fund.

Cities without cemeteries

North Salt Lake

Woods Cross

West Bountiful

Fruit Heights

Layton city (only private cemetery)

Sunset

South Weber



ZIONS PUBLIC FINANCE, INC.

**Agreement
for
Municipal Advisory Services**

THIS AGREEMENT, is being entered into as of 04/15/20 by and between Centerville City, hereinafter the "City" and ZIONS PUBLIC FINANCE, Inc., a wholly-owned subsidiary of Zions Bancorporation, N.A., hereinafter "Zions".

WITNESSETH

WHEREAS, the City desires to receive professional advice from an independent Municipal Advisor; and

WHEREAS, Zions desires to provide such advice and service to the City; and

WHEREAS, Zions is an independent Municipal Advisory firm, fully registered as such with both the Securities Exchange Commission and with the Municipal Securities Rulemaking Board; and

WHEREAS, the City desires assistance from Zions relating to the following: (check all that apply)

- X General Obligation Bonds or Other Bonds to finance cemetery project.
- X Optional Services: _____ (s) ((In the case of a market transaction))

NOW, THEREFORE, the City and Zions agree as follows:

1. Zions Public Finance acknowledges that, under this Agreement, it has a fiduciary duty to the City and agrees to act in the City's best interests. Zions agrees to provide the following services to the City as requested:

- (a) Render expert financial advice and assistance on fiscal matters pertaining to debt policies and procedures, the level and trend of fund balances, debt ratios, funding options, and the issuance and sale of the City's securities, including notes, bonds, leases, and other forms of securities or financings.

(b) Provide written advice and recommendations concerning financing structures including length of amortization, ratings and insurance, maturity schedules, interest rates, call provisions, premiums and discounts, security provisions, coverage covenants, and other terms of existing or proposed debt which Zions believes will be most satisfactory to the City's goals and objectives.

(c) Assist in the selection of other financing team members including, but not limited to, bond counsel, disclosure counsel, underwriter(s), trustees, paying agents, bond registrars, escrow agents, escrow verification agents, rating agencies, bond insurers, arbitrage rebate consultants, etc. Zions will quarterback the financing team with the task of keeping team members on schedule and within budget.

(d) Work cooperatively with the City's other financing professionals to the end that securities may be legally and successfully sold and issued. All other financing professionals will be paid by the City.

(e) Advise and assist in selecting the most advantageous method of sale.

(f) If a negotiated sale is deemed most advantageous to the City, Zions will assist in soliciting and analyzing underwriter proposals, and selecting the underwriter(s). Zions will also provide advice regarding the underwriter's compensation and the appropriateness of the yields, coupons, and other terms proposed by the underwriter(s).

(g) If a competitive sale is selected, Zions will coordinate with the provider of the electronic platform and provide all information necessary to offer the securities using this method. Zions will verify the calculation of the winning bidder and restructure the maturities to provide the City with its desired payment structure.

(h) Attend meetings as requested by the City to discuss and formulate plans about proposed financings. This may include public hearings and formal meetings of the City's governing body.

(i) Assist the City in its preparation of financing documents, data, etc. as may be required by any state or federal agency, rating agencies, bond insurers and underwriters.

(j) Assist with the preparation and review of an Official Statement, or other offering documents for each security issue, setting forth financial and other information about the City and the securities being offered for sale.

(k) Participate in a "Due Diligence" meeting of the City prior to the finalization and distribution of any Official Statement in an effort to ensure full and complete disclosure of all information which could be considered "material" to any purchaser of bonds. City understands that as a condition of marketing the bonds, it will be necessary to authorize and direct its appropriate officers to execute a certificate for insertion in the Official Statement and closing documents, confirming the truth and accuracy of all information contained in the Official Statement.

(l) Deliver the Official Statement or other offering document, together with the Notice of Sale, to underwriters or potential purchasers of the City's securities.

(m) Submit information concerning the proposed financing(s) to selected rating agencies in an effort to obtain favorable ratings on the City's financings.

If requested, Zions will organize, assist in the preparation of, and participate in the City's presentations made to rating agencies, bond insurers, or investors in New York City, San Francisco, or other locations. The actual fees and related expenses of any such presentation are to be paid by the City.

(n) Coordinate the closing of the debt issue, including the transfer of funds and the delivery of the securities to the underwriter(s) or purchaser(s).

(o) Assist with post-closing compliance issues such as private use and tax-exemption issues, audits by regulators or federal agencies, arbitrage compliance, etc.

(p) Monitor market conditions to identify refunding opportunities for interest savings. Analyze purported savings in refunding proposals made by other market participants.

Optional Services

(s) Draft the Preliminary Official Statement and the Final Official Statement.

2. Zions hereby confirms that it is registered as a municipal advisor with the Securities Exchange Commission and Municipal Securities Rulemaking Board (the "MSRB"). Under MSRB Rule G-23, Zions will not serve as underwriter for any bonds to be issued in a financing for which we are acting as the City's Municipal Advisor.

Zions will not provide municipal advisory services to the City under this Agreement with respect to any commercial banking transaction between the City and Zions, including but not limited to bank loans and leases, lines of credit, liquidity facilities, letters of credit, credit cards or other forms of credit enhancement or direct purchases of the City's bonds or leases.

3. The City agrees that in consideration for the foregoing services to be performed by Zions, the City will do the following:

(a) The City will cooperate with Zions and will provide all information which is reasonably required to enable Zions to fulfill its duties to the City.

(b) The City will pass such ordinances and resolutions and perform such reasonable acts as may be necessary to assure compliance with all applicable laws, ordinances and constitutional provisions pertaining to the issuance of its securities and other related services.

(c) The City will furnish Zions with certified copies of all minutes from meetings and proceedings taken, affidavits of publications, etc., in connection with any of the securities issued by the City.

(d) The City will pay Zions for services herein outlined and other services incidental hereto in accordance with **Exhibit A** of this Agreement.

4. It is understood that the execution of this Agreement secures the services of Zions as the City's Municipal Advisor for the duration of time required to finance the General Obligation Bonds or other bonds chosen to finance the cemetery project. Either party may cancel and terminate this Agreement, for any reason, 60 days prior to any anniversary date of the Agreement. It is anticipated that the terms of the Agreement will be terminated if the ballot proposition is not approved by the voters.

5. The information used in developing forecast assumptions will be derived from published information and other sources that Zions considers appropriate. However, Zions does not assume responsibility for the accuracy of such material. Forecasts are subject to many uncertainties; therefore, Zions does not represent that any projections of growth will be representative of the results that actually will occur.

6. Zions agrees to indemnify, save harmless and defend the City from all claims, damages, demands, actions, costs and charges, including attorney's fees, arising out of or by reason of Zions' negligent performance hereunder as such negligence may be determined by law.

7. Zions' services consist solely in providing expert and experienced assistance to municipalities as a municipal advisor and consultant. Zions does not render any legal, accounting or actuarial advice.

8. This Agreement constitutes the entire Agreement between the parties.

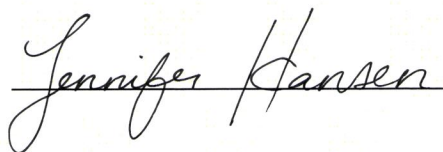
9. This Agreement shall be interpreted under the laws of and enforced in the courts of the State of Utah.

IN WITNESS WHEREOF, the parties have caused this Agreement to be executed as of the day and year first above written.

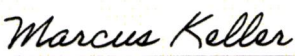
Centerville City
Davis County, UTAH

By 

ATTEST:



ZIONS PUBLIC FINANCE, Inc.
A wholly-owned subsidiary of
ZIONS BANCORPORATION, N.A.

By 
Vice President

Principal Approval

By 
Senior Vice President

**Exhibit A
FEE Schedule
For Services outlined in Section 1(a) through 1(q) of the Agreement**

General Obligation and Revenue Bonds:

*Market Transaction - \$15,000

Direct Purchase Transaction - \$12,000

**GO Bond Election Services - \$0

Optional Service:

Draft POS and OS in the case of a Market Transaction - \$5,000

*If the bond requires a rating and is sold through the public markets.

**Zions will not charge a fee for bond election services regardless of the outcome of the election. Fees may be charged if the City requests Zions to create voter information pamphlets or other marketing material. This fee will be approved by the City prior to incurring.

Exhibit B
Zions Public Finance, Inc.
Disclosure Statement of
Municipal Advisor

The Municipal Securities Rulemaking Board (MSRB) adopted Rule G-42 on December 23, 2015. It became effective on June 23, 2016. Section (b) of Rule G-42 requires all Municipal Advisors to disclose to their clients, in writing, any actual or potential material conflicts of interest, including with respect to certain specifically identified categories in Rule G-42, if applicable. Zions Public Finance, Inc. (hereinafter "Zions") makes the disclosures set forth below with respect to material actual or potential conflicts of interest in connection with our Agreement for Municipal Advisory Services (the "Agreement") dated 3/18/2021 with City, together with an explanation of how Zions addresses, or intends to manage or mitigate each conflict.

Conflicts of Interest

With respect to each actual or potential conflict disclosed below, Zions mitigates such conflicts through adherence to our fiduciary duty to City, which includes a duty of loyalty in performing all municipal advisory activities for City. This duty of loyalty obligates Zions to deal honestly and with the utmost good faith with City and to act in City's best interests without regard to Zions' financial or other interests. Because Zions is part of a much larger banking organization, our profitability is not dependent on maximizing short-term revenues generated from our municipal advisory activities, but instead is dependent on long-term profitability built on a foundation of integrity, quality service, and strict adherence to our fiduciary duty.

In connection with the issuance of municipal securities, Zions may receive compensation from City for services rendered which may be contingent upon the successful closing of a transaction, and/or where our compensation may be based in whole or in part on the size of the transaction. In other situations, our compensation may be based upon an hourly rate or rates. In still other situations, our compensation may be based upon an annual retainer or a fixed fee for a given project.

Consistent with Rule G-42, Zions hereby discloses that each of these methods of compensation may present a potential conflict of interest regarding our ability to provide unbiased advice to enter into such transaction.

For example, fees that are (i) dependent upon the size of and successful closing of a transaction could create an incentive for Zions to recommend unnecessary, oversized, or disadvantageous financings in order to increase our compensation; (ii) based upon an hourly rate could create an incentive for Zions to recommend alternatives that result in greater hours worked; and (iii) based upon an annual retainer or fixed fee could incentivize Zions to recommend less time-consuming alternatives or fail to do a more thorough analysis of alternatives.

In each case, Zions represents that the potential conflict of interest relating to compensation will not impair our ability to render unbiased and competent advice or to fulfill our fiduciary duty as described above to City.

Also, Zions has numerous municipal advisory relationships with various governmental entities that may from time to time have interests that could have a direct or indirect impact on City's interests. For example, Zions' other municipal advisory clients may from time to time, and depending on specific circumstances, have competing interests, such as accessing the new issue market with the most advantageous timing and with limited competition at the time of the offering. In acting in the interests of its various clients, Zions could potentially face a conflict of interest arising from these competing client interests.

In addition to serving as municipal advisor to City, Zions may, from time to time, serve as a municipal advisor to a conduit borrower. In such event, City and the conduit borrower may have conflicting interests with regard to fees, terms of the issuance, and other matters. In addition to the general mitigations described above, Zions will mitigate any such potential conflict through full written disclosure to both the conduit borrower and City in a timely manner.

As a part of ZIONS BANCORPORATION, N.A., a nationally-chartered banking organization, Zions has many affiliated businesses that have provided, or desire to provide, services to governmental entities, including City.

These affiliates include:

- Zions Bank Corporate Trust, a division of ZIONS BANCORPORATION, N.A, and an entity related to Zions ("Corporate Trust"), offers corporate trustee and custodial services to municipal issuers and obligated persons. If a client engages in these services, it is done directly with Corporate Trust under a separate engagement.
- Zions Capital Advisor Institutional Liquidity Management ("ZCA"), an affiliate and SEC registered investment advisor provides discretionary money management to institutional clients for a fee. If the client engages ZCA for these services, they will be dealing directly with ZCA under their own agreement and disclosures.
- Zions Bank Capital Markets, an affiliated bank dealer, provides underwriting and dealer services to institutional clients including municipal issuers. Additionally, the dealer may take positions or underwrite securities for other municipal issuers.
- Zions Bank, a division of ZIONS BANCORPORATION, N.A, provides traditional banking services to municipal clients through their branch locations and treasury departments. Any products or services offered are subject to the terms and conditions of the bank agreement for the engagement.

Corporate Trust is the only affiliate that may be expected to provide services that are directly related to the Municipal Advisory activities to be provided by Zions within the scope of services under the Agreement. Corporate Trust acts as a Paying Agent, Registrar, Trustee, and Escrow Agent to municipal clients on municipal financings. Corporate Trust's desire to do business with City could create an incentive for Zions to recommend a course of action that increases the level of City's business activity with this affiliate. In addition to the general mitigations described above, in the event that Zions makes a recommendation to City that could influence the level of business with Corporate Trust, Zions will consider alternatives to such recommendations which will be disclosed to City along with the potential impact such recommendations and alternatives would have on City and the affiliate.

As further described below, Zions Bank, an affiliate of Zions, may from time to time make bank loans to, or purchase leases or securities from, the City, which such loans and purchases are expressly excluded from the scope of the Agreement.

After reviewing our list of existing client relationships and upcoming transactions, we cannot identify any existing material conflicts of interest that would prevent us from serving City's best interests. If Zions becomes aware of any additional potential or actual conflicts of interest after this initial disclosure, Zions will proactively disclose the detailed information, in writing, to City in a timely manner.

Legal or Disciplinary Events

Zions does not have any legal events or disciplinary history on Zions' Form MA and/or Form MA-I. These forms include information about any criminal actions, regulatory actions, investigations, terminations, judgements, liens, civil judicial actions, customer complaints, arbitrations and civil litigation when they occur. Each of Zions' most recent Form MA and Form MA-I filed with the SEC may be accessed electronically on the following website:

www.sec.gov/edgar/searchedgar/companysearch.html.

There have been no material changes to a legal or disciplinary event disclosure on any Form MA or Form MA-I filed with the SEC. If any material legal or regulatory action is brought against Zions, Zions will provide complete disclosure to you in detail, allowing you to evaluate Zions, its management and personnel.

Contract Exemption for Bank Products and Direct Purchases

In our proposed Municipal Advisory Agreement, there is a provision that specifically excludes from the Agreement any commercial banking transactions with, and leases or securities purchased from the City.

When the City determines that it would like one of Zions' affiliates to directly engage in a commercial banking transaction, or purchase a lease or municipal security from the City, and provided that Zions has not previously provided any advice to the City regarding such transaction, Zions will deliver to the City an additional disclosure document indicating that (a) Zions and its personnel: (i) will not be serving as the City's municipal advisor; (ii) will not owe a fiduciary duty to the City pursuant to Section 15B of the Securities Exchange Act of 1934 regarding that transaction; and (iii) will have interests conflicting with the City; (b) all Zions (or affiliate) personnel the City deals with in such a transaction will be acting and serving as part of the affiliate's team and not on behalf of the City; (c) Zions may bill the City for standard fees in connection with such transaction, but will not bill the City for any municipal advisory fees since it won't be performing a municipal advisory function for the City with respect thereto; and (d) the City may wish to discuss information or material provided in connection with such transaction with an internal or external expert.

If Zions has previously provided any advice to you regarding the loan, lease, or security in question, our affiliates will not be allowed to purchase the transaction.

MSRB Rule G-42 specifically exempts these transactions that are less than \$1 million in par value from the prohibition on advice. Therefore, if the transaction is less than \$1 million, Zions is allowed to provide advice on the transaction, even if it is purchased by one of our affiliates.

MSRB Rule G-10: Formal Complaints

The MSRB adopted a revision of its Rule G-10 in which all Municipal Advisors are now required to provide their clients a notice which provides information regarding the process for filing formal complaints.

Zions Public Finance, Inc. is registered as a municipal advisor with the SEC (Securities Exchange Commission) and the MSRB, as required by section 15B of the Securities Exchange Act. The MSRB protects investors, state and local governments and other municipal entities, and the public interest, by regulating municipal securities firms, banks and municipal advisors that engage in municipal securities and advisory activities.

Additional information about the protections provided by MSRB Rules as well as procedures to file a formal complaint surrounding any suspected violation or unfair practice by a regulated entity, may be found in the MSRB's Investor Brochure located at www.msrb.org.

Minutes of the Centerville **City Council** meeting held Tuesday, August 3, 2021, at 7:00 p.m. with participants present at Centerville City Hall, 250 North Main Street, and electronically via Zoom.

MEMBERS PRESENT

Mayor Clark Wilkinson

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

STAFF PRESENT

Brant Hanson, City Manager
Lisa Romney, City Attorney
Jennifer Hansen, City Recorder
Jacob Smith, Administrative Services Director
Kevin Campbell, City Engineer
Nate Plaizier, Finance Director
Mike Carlson, Public Works Director
Bryce King, Recreation Coordinator
Paul Child, Centerville Police Chief

VISITORS

Marcus Keller, Zions Public Finance
Larry Wright
David Flowers
Adam Herbets

PRAYER OR THOUGHT

Councilmember Fillmore

PLEDGE OF ALLEGIANCE

OPEN SESSION

David Flowers – Mr. Flowers said he moved to Centerville about 22 years ago and loved the community. He questioned the use of the Centerville Cares Facebook page for campaign purposes. Mr. Flowers said he expected honesty and fair play from elected officials, and challenged the City Council to investigate if City property was used inappropriately.

Councilmember McEwan stated he believed it was unfortunate Centerville Cares and the Community Foundation were used for campaign purposes, and **moved** to place discussion of the issue on an emergency agenda within 24 hours. Councilmember Ince suggested more than 24 hours would be necessary. Councilmember McEwan **revised the motion** to direct staff to place discussion of the issue brought up by Mr. Flowers on an emergency agenda on Friday at 5:00 p.m., or Saturday morning, schedules dependent. Councilmember Ince seconded the revised motion, which passed by unanimous vote (5-0).

GENERAL OBLIGATION BOND ELECTION FOR CEMETERY BOND

The City Council directed staff to pursue a ballot proposition for the upcoming municipal election to obtain input from voters on whether to bond for a new or expanded cemetery. On June 15, 2021, the City Council entered into an agreement with Zions Public Finance, Inc. for Municipal Advisory Services for assistance and financial services regarding proposed ballot proposition and

1 bonding for the cemetery project. Finance Director Nate Plaizier presented three potential General
2 Obligation Bond scenarios provided by Zions Public Finance, with terms of 15, 20, and 25 years,
3 and the following estimated annual impact on the average \$400,000 FMV home. He stated staff
4 recommended the Council adopt a resolution to place a bond with a term of 20 years on the ballot.

5
6 Estimated Annual Impact on the Average \$400,000 FMV Home:

7 15 year - \$84.28

8 20 year - \$66.76

9 25 year - \$56.46

10
11 Marcus Keller with Zions Public Finance further explained the recommendation to adopt
12 a resolution to initiate the bond election process for a General Obligation Bond for up to \$7 million
13 to be used toward a cemetery project. He answered questions from the Council, and explained
14 the obligation would likely include a 9–10-year call feature. Councilmember McEwan said he
15 believed a 25-year term seemed the most reasonable approach, and asked how long potential
16 cemetery space would be available. Mr. Hanson responded the amount of time it would take to
17 fill potential spaces would depend on policy set by the Council. Given the number of property tax
18 increases already initiated by entities all over the County in 2021, Councilmember McEwan said
19 he felt a 25-year term would have the best chance of success on the ballot.

20
21 Mr. Plaizier stated the average market value of a home in Centerville as provided by the
22 County was \$414,000. Councilmember Ince said an average value of \$400,000 did not seem
23 realistic to him given the current market. Mr. Hanson explained the value on the ballot could be
24 increased or decreased as desired by the Council, with the impact adjusted accordingly. The
25 Council discussed possibly listing the annual impact per \$100,000 in home value. Mr. Keller said
26 he suspected from what he had seen done throughout the State, that using a \$100,000 value may
27 give the impression the Council was trying to make the impact appear lower. Mr. Hanson
28 suggested using \$500,000 FMV if \$400,000 seemed too low.

29
30 Councilmember McEwan **moved** to adopt Resolution No. 2021-31 as presented.
31 Councilmember Ince seconded the motion. He repeated his concern that \$400,000 was not a
32 realistic average market value. Mr. Plaizier clarified that \$414,000 represented average taxable
33 value, not market value. Councilmember Ince stated he had been under the impression the
34 intention of the ballot proposition was to gauge citizen interest in bonding for additional cemetery
35 space, not to seek approval.

36
37 Ms. Romney recommended the Council follow staff advice and go with standard industry
38 practice of using the average \$400,000 home value. Councilmember McEwan **withdrew his**
39 **motion**. Councilmember McEwan **moved** to approve Resolution No. 2021-31, amending the term
40 to be 26 years with the associated tax impact. Councilmember Ivie seconded the motion, which
41 passed by unanimous vote (5-0).

42
43 Mr. Plaizier presented a cemetery profitability analysis, explained factors that would
44 influence profitability, and commented that policy set by the Council would influence how quickly
45 burial spaces would sell.

46
47 **CDBG GRANT APPLICATION FOR ADA PEDESTRIAN RAMPS**

48
49 Centerville City applied to the Davis County 2021 CDBG Program to receive funding for
50 improvements to ADA pedestrian ramps within the City. As part of the application process, a
51 resolution from the governing body indicating support for the ADA pedestrian ramp project, as
52 well as support for applying for CDBG Program funds was required. Ms. Romney recommended
53 approval of proposed Resolution No. 2021-32. Administrative Services Director Jacob Smith

1 explained the grant was already approved for \$75,000 with a \$75,000 match from the City. Mr.
2 Campbell estimated one-third to one-half of the pedestrian ramps within Centerville were currently
3 ADA compliant. Councilmember Mecham commented from experience that the newer ADA ramps
4 were very slick when cold and wet. Mr. Campbell responded that a brick material could be used
5 instead of the plastic material.

6
7 Councilmember Ince **moved** to approve Resolution No. 2021-32 supporting the ADA
8 pedestrian ramp project and submitting an application to Davis County for 2021 CDBG Program
9 funds. Councilmember Mecham seconded the motion, which passed by unanimous vote (5-0).

10 11 **MUNICIPAL CODE AMENDMENTS – GOLF CARTS – CMC 14.07.240**

12
13 At the last City Council meeting the Council directed Staff to prepare an ordinance allowing
14 golf carts on City streets in accordance with recent State law amendments set forth in HB 184
15 (2020). Pursuant to Utah Code 41-6a-1510, a municipality may, by ordinance, allow a person to
16 operate a golf cart on specified highways under the jurisdiction of the municipality and to set forth
17 sufficient parameters regarding such operation. Mr. Romney presented proposed Ordinance No.
18 2021-17 prepared for that purpose. Golf carts would be permitted to operate on City streets posted
19 25 miles per hour or less.

20
21 Police Chief Child stated that as existing law was written, golf carts would be allowed to
22 operate on sidewalks unless expressly prohibited in the proposed ordinance. He recommended
23 the Council disallow operation of golf carts on sidewalks. The Chief expressed concern related to
24 potential speeds and stability of golf carts, and said he did not recommend adopting the proposed
25 ordinance. Chief Child said he would not be as opposed to the ordinance if golf carts were only
26 allowed on residential streets and not allowed to cross streets like 400 East or Main Street. Staff
27 shared regulations in cities that had a golf course. Councilmember McEwan said he would be
28 interested in hearing regulations in cities without a golf course. Councilmember Fillmore said she
29 agreed with continuing to gather information in order to mitigate potential issues, and spoke of
30 the many different modes of transportation on city streets. Councilmember Mecham said she
31 would want to look more at the age limit.

32
33 Councilmember McEwan **moved** to table Ordinance No. 2021-17 referencing golf carts
34 for up to two calendar months. Councilmember Mecham seconded the motion, which passed by
35 unanimous vote (5-0).

36 37 **MINUTES REVIEW AND ACCEPTANCE**

38
39 Minutes of the July 8, 2021 Closed Session, and July 20, 2021 Work Session and Council
40 Meeting were reviewed. Councilmember McEwan **moved** to accept the minutes as recorded.
41 Councilmember Ivie seconded the motion, which passed by unanimous vote (5-0).

42 43 **CITY COUNCIL REPORT**

44
45 Councilmember Ivie reported the Whitaker Museum phone tour was available to the public
46 as of May 1, 2021, and encouraged Councilmembers to stop by the Museum.

47 48 **MAYOR'S REPORT**

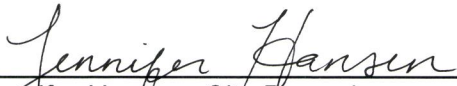
- 49
50
51
52
53
- Mayor Wilkinson spoke of the need to continue encouraging water conservation.
 - The Mayor reported on visits to businesses in the City.
 - Mayor Wilkinson expressed appreciation to all those who helped with relocating residents from the former mobile home park.

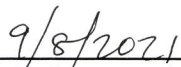
CITY MANAGER'S REPORT

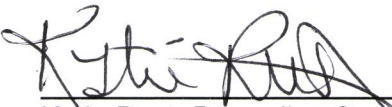
- Mr. Hanson suggested diverting the \$48,000 budgeted for a Police Department compensation study to fund pay raises for the officers. He recommended Administrative Services Director Jacob Smith review compensation in the department versus compensation in comparable departments throughout the State, and make recommendations for fair compensation.

CLOSED SESSION AND ADJOURNMENT

At 8:43 p.m., Councilmember McEwan **moved** to go into closed session in Council Chambers, following a break, for the purpose of discussing the purchase of real property, and adjourn from there. Councilmember Mecham seconded the motion, which passed by unanimous vote (5-0). In attendance in person or electronically were: Clark Wilkinson, Mayor; Councilmembers Fillmore, Ince, Ivie, McEwan, and Mecham; Brant Hanson, City Manager; Lisa Romney, City Attorney; Jennifer Hansen, City Recorder; Jacob Smith, Administrative Services Director; Mike Carlson, Public Works Director; and Kevin Campbell, City Engineer.


Jennifer Hansen, City Recorder


Date Approved


Katie Rust, Recording Secretary



1 Minutes of the Centerville **City Council work session** held Tuesday, March 2, 2021 at 5:30 p.m.
2 with participants present electronically via Zoom and streamed on YouTube due to infectious
3 disease COVID-19.

4
5 **MEMBERS PRESENT**

6
7 Mayor Clark Wilkinson

8
9 Council Members Tamilyn Fillmore
10 William Ince
11 Stephanie Ivie
12 George McEwan
13 Robyn Mecham

14
15 **STAFF PRESENT**

16 Brant Hanson, City Manager
17 Lisa Romney, City Attorney
18 Janet Denison, City Recorder
19 Jacob Smith, Administrative Services Director
20 Kevin Campbell, City Engineer

21 **DETERMINATION**

22 Mayor Wilkinson read aloud a determination regarding
23 electronic meetings without an anchor location due to
24 COVID-19

25 **FY2022 BUDGET**

26
27 Administrative Services Director Jacob Smith gave an overview of estimated General
28 Fund revenue and expenses for FY2022, and answered questions from the Council. He presented
29 a schedule for FY2022 Budget discussions and public hearings.

30
31 **TRUTH-IN-TAXATION PROPERTY TAX INCREASE DISCUSSION**

32
33 Mr. Smith showed property tax rate history for 2003-2020. City Manager Brant Hanson
34 stated truth-in-taxation for FY2022 would need to occur no later than September of 2021. He
35 spoke of a previous Council discussion regarding the possibility of going through truth-in-taxation
36 every year to provide a more stable revenue base for the City. Councilmember Ince said he
37 wanted to move forward with a cemetery ballot initiative to know the level of citizen support.
38 Councilmember McEwan said he would want to see voter response on a ballot proposition to
39 know what a truth-in-taxation hearing would generate in terms of a potential bond issue. City
40 Attorney Lisa Romney commented that the ballot proposition would make a property tax increase
41 necessary.

42
43 Councilmember Fillmore expressed the opinion that the City should go through truth-in-
44 taxation every year for the process to become more familiar and accepted. She stated a property
45 tax increase was necessary to continue providing a desired level of service, separate from the
46 cemetery issue. Councilmember McEwan said he did not have a problem with holding a truth-in-
47 taxation hearing, but emphasized that the amount and purposes would need to be known. He
48 said he agreed that a property tax increase for level of service, and a cemetery ballot initiative
49 were independent. Mayor Wilkinson said he agreed a property tax increase in FY2022 would be
50 for capital needs.

1 Ms. Romney explained deadlines associated with the truth-in-taxation process.
2 Councilmember Fillmore suggested an annual truth-in-taxation process would make the idea of a
3 property tax increase less of a political issue in the minds of the citizens. Councilmember McEwan
4 said he would want truth-in-taxation for FY2022 to be as separate from a cemetery ballot initiative
5 as possible.
6

7 Councilmember Mecham said she was not comfortable with a property tax increase in
8 FY2022 with so many citizens struggling under current conditions. She said that because of
9 federal CARES Act money, the City had been able to accomplish many things that needed to be
10 done, the City's reserve balance was more healthy than previous years, and she would not
11 support a property tax increase for FY2022. Mr. Hanson spoke of increased ongoing City
12 expenses, and commented that the reserve balance was not healthy enough to draw on for one-
13 time expenses. He stated the only way to continue providing the same level of service with
14 inflation was to increase revenues, and the only revenue source over which the City had control
15 was the property tax rate.
16

17 Councilmember McEwan commented that implementing the truth-in-taxation process did
18 not automatically mean a property tax increase would happen. Councilmember Mecham said she
19 would not want to even hold a truth-in-taxation hearing, and said she did not think it would feel
20 right for the City to ask for more money when the federal government was recognizing people
21 were struggling by providing stimulus checks. Councilmember McEwan responded that citizens
22 still wanted the City to provide a certain level of service. Councilmember Ivie said it was important
23 to be sensitive to the citizens who were struggling. Councilmember Fillmore said she agreed it
24 was important to be sensitive, and said she would only support a property tax increase that
25 allowed the City to maintain the current level of service.
26

27 Councilmember Ince referred to some of the City's capital needs. Mr. Hanson commented
28 that City services were currently subsidized by sales tax revenues, which were less stable than
29 property tax revenues. Responding to a question from Councilmember McEwan, Mr. Smith said
30 he believed property tax abatements were done at the County level.
31

32 Councilmember Ince commented that the Council chose not to initiate truth-in-taxation last
33 year because it was a difficult year with COVID-19, and said he remembered committing to
34 following through with the process for FY2022. Councilmember McEwan said he agreed
35 considering a property tax increase was the responsible thing to do.
36

37 Mr. Smith stated a 5% property tax increase would generate approximately \$70,000 –
38 almost enough for two new police vehicles. Councilmember Ince said he understood the
39 reasoning behind a small annual increase, but said he would be more inclined to support a slightly
40 higher increase every other year. Since the Council had not approved a property tax increase for
41 four years, he suggested a 10% increase. Councilmember Fillmore expressed support for a 10%
42 increase at a minimum. She recognized the need to consider those on fixed incomes. The
43 increased cost of living in Centerville was discussed.
44

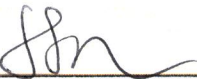
45 Mr. Hanson said Staff would prepare the FY2022 Budget, including a list of expenses that
46 could be funded by a 10% property tax increase. Councilmember McEwan suggested Staff
47 recommend a different percent increase if they found something other than 10% would make
48 sense with the City's needs. Councilmember Mecham said she agreed the City needed more
49 revenue to provide services the citizens wanted, but said she thought it was a hard year to do a
50 property tax increase. She expressed the opinion that the City needed to be careful to approve
51 commercial projects that would increase sales tax revenue.

CEMETERY FUNDING AND BALLOT INITIATIVE DISCUSSION

City Attorney Lisa Romney explained that a ballot proposition for bonding for a cemetery would have a budget impact, and would take Staff time to prepare. She encouraged a Council decision as soon as possible. A majority of Councilmembers expressed support for moving forward with a ballot proposition. Mr. Hanson said Staff would move forward.

ADJOURNMENT

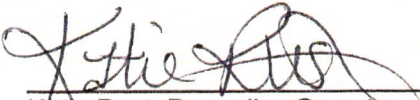
At 6:55 p.m., Councilmember Ivie moved to adjourn the work session. Councilmember Ince seconded the motion, which passed by unanimous vote (5-0).



Janet Denison, City Recorder

Mar 16 2021

Date Approved



Katie Rust, Recording Secretary



Minutes of the Centerville **City Council work session** held Tuesday, January 19, 2021 at 5:30 p.m. with participants present electronically via Zoom and streamed on YouTube due to infectious disease COVID-19.

MEMBERS PRESENT

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

STAFF PRESENT

Brant Hanson, City Manager
Lisa Romney, City Attorney
Janet Denison, City Recorder
Paul Child, Centerville Police Chief
Bruce Cox, Parks and Recreation Director
Cory Snyder, Community Development Director
Jacob Smith, Administrative Services Director
Kevin Campbell, City Engineer

VISITOR

Karla Sorensen

DETERMINATION

Mayor Wilkinson read aloud a determination regarding electronic meetings without an anchor location due to COVID-19

CEMETERY HEADSTONE DISCUSSION

The Council recently received a request from a citizen to reconsider the ban on upright headstones at the Centerville Cemetery. Bruce Cox, Parks and Recreation Director, explained the previous suggestion from Staff that resulted in approval of the resolution in 2018 requiring flat headstones – to preserve space for maintenance equipment to maneuver around the cemetery, and possibly provide additional burial sites by utilizing space between known sites. Mr. Cox reminded the Council that the City had records for 40 individuals buried in the Centerville Cemetery between 1848 - 1975 with exact burial locations unknown. He stated that, in utilizing space between existing burial sites, remains of the 40 individuals would most likely be unearthed. *Mr. Cox recommended against disturbing the final resting places of the 40 individuals.* He expressed the opinion that the few additional sites that might be made available would not justify the disturbance or expense involved. Multiple Councilmembers stated they thought the decision had already been made to not disturb the unmarked graves.

Brant Hanson, City Manager, stated Staff recommended the Council repeal the 2018 resolution banning upright headstones, and abandon attempts to find additional burial spaces between known marked burial sites.

Councilmember Ince stated he would lean toward continuing with efforts to find additional burial space between known burial sites, and continuing to ban upright headstones.

1 Councilmember Ivie said she was concerned about the Cemetery, and would love to find more
2 burial spaces, but she did not think it would be wise to go looking for more given the ambiguity of
3 what was already there. She said she thought the Council had already given direction to Staff to
4 bring back recommendations for a niche wall.

5
6 Mr. Cox described the respectful process Staff followed if remains were found when a
7 burial site was excavated. Councilmember McEwan said he voted against the 2018 resolution
8 because he believed burial markers gave character to a cemetery. He said he was in favor of not
9 attempting to find more space in the Cemetery, and either declaring Centerville was no longer in
10 the business of providing new burial spaces, or look for new land to purchase and develop as a
11 cemetery with a bond arrangement. Mr. Cox pointed out the Cemetery had many unoccupied
12 burial spaces that had been purchased but not yet utilized. Space for maintenance and excavating
13 equipment would continue to be necessary for many years.

14
15 Councilmember Fillmore said she was in favor of not attempting to find more burial spaces
16 between existing spaces, and in favor of repealing the 2018 resolution. Councilmember Mecham
17 expressed agreement. Councilmember Fillmore said she had thought the Council had already
18 given direction to move forward with a niche wall, and said she would like information presented
19 to the Council as soon as possible.

20
21 A majority of the Council indicated they were in agreement that the Centerville Cemetery
22 had no new burial spaces available. Mayor Wilkinson said he had already considered the
23 Cemetery full and had been looking into new options for years. Mr. Hanson said Staff would
24 prepare language to repeal the 2018 resolution, and bring a recommendation regarding a niche
25 wall to the next Council meeting.

26 27 **CEMETERY FUNDING AND BALLOT INITIATIVE DISCUSSION**

28
29 City Engineer Kevin Campbell showed an overhead image of hillside property owned by
30 Centerville City, and stated that, on a conceptual level, approximately five acres of land in the
31 "bowl" area could have the same approximate slope as the existing Centerville Cemetery. The
32 existing Cemetery was approximately seven acres. He estimated \$3 million would be needed to
33 improve the area. Councilmember Fillmore said she would want to look into the possibility of
34 xeriscape landscaping if hillside space were used for a cemetery. Councilmember Mecham said
35 she believed many community members would be unhappy with the idea of converting the bowl
36 area to cemetery space. She commented that a cemetery focus-group previously identified
37 hillside property near Twin Hollow Park in Bountiful as possible cemetery space.

38
39 Councilmember McEwan asked if owners of hillside property currently unable to develop
40 their land because of City restrictions would be able to argue that they should be able to develop
41 their land if the City developed a cemetery on the hillside. Cory Snyder, Community Development
42 Director, said there were not many large privately-owned parcels of land along the hillside. He
43 suggested creating access to the subject area would be the biggest problem. Councilmember Ivie
44 asked how the City's drinking water supply from the bowl area would be affected if the land were
45 used for burials. Mr. Cox responded the water supply would not be negatively affected. Mr.
46 Campbell commented that the existing Cemetery was within a wellhead protection zone.
47 Responding to Councilmember McEwan's question, Mr. Campbell explained that private hillside
48 property owners would be subject to different development restrictions from the State than the
49 City would for a cemetery. He commented that electrical connections were available at the Island
50 View Reservoir. He said he agreed with Councilmember Fillmore's suggestion to utilize xeriscape
51 landscaping. Mr. Cox suggested the possibility of utilizing solar power on the site. Mr. Snyder

1 pointed out that xeriscape landscaping would likely have a higher installation cost than turf, with
2 the benefit of greater longevity. Mr. Campbell added that irrigation at that elevation would soak
3 through and return to City wells.
4

5 Mayor Wilkinson emphasized a desire to look at all possibilities, and mentioned the option
6 of bonding and purchasing private property for a new cemetery, acknowledging the possibility that
7 eminent domain may become necessary in that scenario. Councilmember Ivie stated she was in
8 no way interested in exercising eminent domain. Mr. Hanson shared estimated costs of bonding
9 for new cemetery space, and stated that available parcels of land appropriate for cemetery use
10 within the City were extremely limited.
11

12 Police Chief Paul Child said he believed the Council needed to be aware of the need the
13 City would have in coming years for a new Police Station. He said Kaysville City recently built a
14 station comparable to what Centerville would need for around \$5 million. Mr. Hanson agreed Staff
15 and the Council needed to discuss and prioritize infrastructure and facility needs with the goal of
16 keeping property tax rates as low as feasibly possible.
17

18 Mr. Cox commented that a second cemetery would necessitate the addition of one or two
19 year-round full-time City employees, as well as additional seasonal employees. Councilmember
20 Mecham commented that, if being buried in Centerville was important enough to community
21 members to vote in favor of a bond initiative, the cost of the burial sites at the new cemetery
22 should be much higher than had been charged at the existing cemetery. Councilmember Fillmore
23 said she agreed. Mr. Hanson said he believed it would not be to the City's advantage to price the
24 *burial sites so high that not all residents in the City would be able to afford them.* Councilmember
25 McEwan said he agreed that if a community offered the service, it should be affordable to
26 everyone in the community. Mr. Cox commented that a variety of product types could be offered
27 within one cemetery.
28

29 Mr. Hanson requested Council feedback regarding which direction to pursue.
30 Councilmember McEwan said he would like the cemetery issue prepared for a ballot initiative,
31 and possibly the police station issue as well. Councilmember Fillmore responded she did not
32 consider the two issues to be comparable because the cemetery would generate revenue and
33 possibly pay for itself over time, and the police station would not. She expressed a desire for the
34 cemetery discussions to continue in a timely manner to be ready for a November ballot.
35 Councilmember Ivie stated that, as much as she wanted more cemetery space, she would not be
36 willing to use eminent domain.
37

38 TRUTH IN TAXATION

39
40 The Council decided to discuss this issue at a future meeting.
41

42 ADJOURNMENT

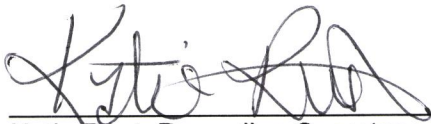
43
44 At 7:03 p.m., Councilmember Ince **moved** to adjourn the work session, and
45 Councilmember Ivie seconded the motion. The motion passed by unanimous vote (5-0).
46

47
48 
49 _____
50 Janet Denison, City Recorder

Feb. 2, 2021

Date Approved

1
2
3
4
5


Katie Rust, Recording Secretary



OFFICIAL BALLOT PROPOSITION FOR THE CENTERVILLE CITY, UTAH SPECIAL BOND ELECTION

PROPOSITION

Shall the City Council (the "Council") of Centerville City, Utah (the "City"), be authorized to issue General Obligation Bonds (the "Bonds") in a principal amount not to exceed Seven Million Dollars (\$7,000,000) for the purpose of paying all or a portion of the costs of a City Cemetery, purchase of land, renovations and related improvements; said Bonds to be due and payable in not to exceed twenty-six (26) years from the date of issuance of the Bonds?

Property Tax Cost of Bonds: If the Bonds are issued as planned, an annual property tax sufficient to pay debt service on the Bonds will be required over a period of twenty-six (26) years in the estimated amount of \$56.46 per year on a \$400,000 primary residence and in the estimated amount of \$102.65 per year on a business or secondary residence having the same value.

The foregoing information is only an estimate and is not a limit on the amount of taxes that the City may be required to levy to pay debt service on the Bonds. The City is obligated to levy taxes to the extent provided by law in order to pay the Bonds. The amounts are based on various assumptions and estimates, including estimated debt service on the Bonds and taxable values of property in the City.

- ☐ **FOR THE ISSUANCE OF BONDS (YES)**
- ☐ **AGAINST THE ISSUANCE OF BONDS (NO)**

CENTERVILLE
CITY COUNCIL

Staff Report
11/19/2024

Item No. 2.

Title: Discussion - Cemetery Update

Initiated By: Clark Wilkinson, Mayor

Staff Representative:

SUBJECT:

Mayor Wilkinson will give an update on the search for a new cemetery property

RECOMMENDATION:

BACKGROUND:

In the November 2, 2021 election, a ballot proposition was passed to issue a General Obligation Bond for the purpose of building a second cemetery. Since that time, several properties have been scouted and researched as potential locations for a new cemetery. Mayor Wilkinson will give an update on this endeavor and share any new or pertinent information as to the status of a new cemetery.

ATTACHMENTS:

1. 1-18-2022 new cemetery bond staff report

CENTERVILLE
city
CITY COUNCIL

Staff Report

1/18/2022

Item No. 6.

Title: Discussion - Development of New Cemetery - Ballot Proposition No. 1 (2021)

Initiated By: City Council

Staff Representative: Brant Hanson, City Manager

SUBJECT:

Discuss whether to develop a second City cemetery based on voter results from Ballot Proposition No. 1 in the 2021 municipal election approving the issuance of up to \$7,000,000 general obligation bonds for the development of a new cemetery and consider possible procedures and timeline for moving forward with cemetery development.

RECOMMENDATION:

BACKGROUND:

On August 3, 2021 City Council voted in favor of a special bond election to be held on November 2, 2021, for the purpose of submitting to the qualified electors of Centerville City, Utah a proposition regarding the issuance of not to exceed \$7,000,000 of General Obligations Bonds (Resolution No. 2021-31).

ATTACHMENTS:

1. Resolution Calling Bond Election
2. Centerville \$7M GO Tax Impact 15y
3. Centerville \$7M GO Tax Impact 20y
4. Centerville \$7M GO Tax Impact 25y
5. Summary of Bond Election Process
6. Local Government Bonding Act
7. Hillside Cemetery Investigation
8. Mayor Wilkinson Additional Cemetery Spot Information
9. Niche Wall Proposal
10. Cemetery Profitability Analysis
11. Cemetery Fee Comparison
12. Zions Bank - Agreement for Municipal Advisory Services
13. 8-3-21 CC Minutes
14. 3-2-21 Work Session Minutes
15. 1-19-21 Work Session Minutes
16. Sample Ballot - Bond Proposition (2021)

Centerville, Utah

August 3, 2021

The City Council (the “Council”) of Centerville City, Utah (the “Issuer”) met in regular session (including by electronic means) on Tuesday, August 3, 2021, at its regular meeting place in Centerville, Utah, at 7:00 p.m. with the following members of the Council present:

Clark Wilkinson	Mayor
Tami Fillmore	Councilmember
Bill Ince	Councilmember
Stephanie Ivie	Councilmember
George McEwan	Councilmember
Robyn Mecham	Councilmember

Also present:

Brant Hanson	City Manager
Jacob Smith	Administrative Services Director
Jennifer Hansen	City Recorder
Lisa Romney	City Attorney

Absent:

After the meeting had been duly called to order and after other matters not pertinent to this resolution had been discussed, the City Recorder presented to the Council a Certificate of Compliance With Open Meeting Law with respect to this August 3, 2021 meeting, a copy of which is attached hereto as Exhibit A.

After due deliberation, the following Resolution was considered, fully discussed and, pursuant to motion made by George McEwan and seconded by Stephanie Ivie, was adopted by the following vote:

AYE:	Robyn Mecham	Councilmember
	George McEwan	Councilmember
	Bill Ince	Councilmember
	Stephanie Ivie	Councilmember
	Tami Fillmore	Councilmember
NAY:		

The resolution was then signed by the Mayor and recorded in the official records of the City Council of Centerville City, Utah. The resolution is as follows:

RESOLUTION NO. 2021-31

A RESOLUTION PROVIDING FOR A SPECIAL BOND ELECTION TO BE HELD ON NOVEMBER 2, 2021, FOR THE PURPOSE OF SUBMITTING TO THE QUALIFIED ELECTORS OF CENTERVILLE CITY, UTAH (THE "CITY"), A PROPOSITION REGARDING THE ISSUANCE OF NOT TO EXCEED \$7,000,000 GENERAL OBLIGATION BONDS TO FINANCE ALL OR A PORTION OF THE COSTS OF A CITY CEMETERY, PURCHASE OF LAND, RENOVATIONS AND RELATED IMPROVEMENTS; PROVIDING FOR THE PUBLICATION OF A NOTICE OF PUBLIC HEARING; APPROVING THE FORM OF AND DIRECTING THE PUBLICATION OF A NOTICE OF ELECTION AND THE BALLOT PROPOSITION; AND RELATED MATTERS.

WHEREAS, the City Council (the "Council") of Centerville City, Utah (the "City") desires to finance all or a portion of the costs of a City Cemetery, purchase of land, renovations and related improvements (the "Project"); and

WHEREAS, the City does not have on hand money to pay for all of the costs of the Project and the Council has determined to finance the cost thereof through the issuance of up to \$7,000,000 of its General Obligation Bonds (the "Bonds"); and

WHEREAS, the Council desires to submit a proposition concerning the issuance of the Bonds to the vote of the qualified electors of the City pursuant to the provisions of the Local Government Bonding Act, Title 11, Chapter 14, Utah Code Annotated 1953, as amended and applicable provisions of the Utah Election Code, Title 20A, Utah Code Annotated 1953, as amended (collectively, the "Act");

NOW, THEREFORE, It Is Hereby Resolved by the Council as follows:

Section 1. Definition of Terms. The terms defined or described in the recitals hereto shall have the same meaning when used in the body of this Resolution.

Section 2. Election Call. On November 2, 2021, there shall be held in the City a special bond election (the "Bond Election"), between the hours of 7:00 a.m. and 8:00 p.m., at which there shall be submitted to the qualified electors of the City the proposition appearing in the ballot proposition portion of the Notice of Election as substantially set out in Section 6 hereof (as may be appropriately and legally updated, modified, corrected or completed).

Section 3. Voting Places and Election Judges. For purposes of the Bond Election, the voting methods, the voting precincts, the voting places, the election judges, alternate judges and poll workers to serve at said voting places shall be the same as those established for the general election held that day.

Section 4. Authorization and Reimbursement of Expenses. The Bond Election shall be conducted and the registration therefore shall be governed in

conformity with the laws of the State of Utah, including particularly the Act, and the officials of the City and Davis County, Utah (the "County") as applicable, shall and are hereby authorized and directed to perform and do all things necessary to the proper calling and conduct of the Bond Election and the canvass of the results thereof.

In the event the proposition for the Bonds is approved at the Election, the City reasonably expects to reimburse itself from proceeds of debt to be incurred by the City, capital expenditures advanced for the acquisition and construction of the improvements herein described in a principal amount of not more than \$7,000,000.

Section 5. Public Hearing. The Council shall hold a public hearing on October 5, 2021, to receive input from the public with respect to (a) the issuance of the Bonds and (b) the potential economic impact that the improvements, facilities, or properties to be financed in whole or in part with proceeds of the Bonds will have on the private sector, which hearing date shall not be less than fourteen (14) days after notice of the public hearing is first posted and shall not be sooner than thirty (30) days or later than five (5) business days before the first posting of the Notice of Election as described in this Resolution, such notice to be posted on the Utah Public Meeting Notice Website created under Section 63A-16-601, Utah Code Annotated 1953, as amended. The "Notice of Public Hearing" shall be in substantially the following form

NOTICE OF PUBLIC HEARING

NOTICE IS HEREBY GIVEN pursuant to the provisions of the Local Government Bonding Act, Title 11, Chapter 14, Utah Code Annotated 1953, as amended, that on August 3, 2021, the City Council (the "Council") of Centerville City, Utah (the "City"), adopted a resolution (the "Resolution") in which it authorized the calling of an election (the "Election") concerning a proposition for the issuance of the City's General Obligation Bonds (the "Bonds") and called a public hearing to receive input from the public with respect to (a) the issuance of the Bonds, and (b) any potential economic impact that the improvements, facilities or properties financed in whole or in part with the proceeds of the Bonds (see below) may have on the private sector.

TIME, PLACE, AND LOCATION OF PUBLIC HEARING

The Council shall hold a public hearing on Tuesday, October 5, 2021, at the hour of 7:00 p.m., or as soon thereafter as the matter may be heard, in the City offices, located at 250 North Main, Centerville, Utah. All members of the public are invited to attend and participate.

PURPOSE FOR ISSUING THE BONDS, MAXIMUM AMOUNT AND SECURITY

The Bonds are to be issued in the aggregate principal amount of not to exceed \$7,000,000 for the purpose of financing all or a portion of the costs of a City Cemetery, purchase of land, renovations and related improvements and paying costs of issuance of the Bonds. The Bonds shall be secured by ad valorem property taxes of the City to the extent authorized by law.

The Bonds may be issued in one or more series and be sold from time to time, all as the Council may determine.

DATED this August 3, 2021.

/s/ Jennifer Hansen
City Recorder

(To be posted no less than 14 days before the public hearing.)

Section 6. Notice of Election. In accordance with Section 11-14-202 of the Act, a Notice of the Bond Election shall be (i) posted in a place within the boundaries of the Issuer that are most likely to give notice to the voters in the Issuer (the "Locations"), with at least one additional notice posted per 2,000 population of the Issuer, at least 21 days before the Bond Election, (ii) posted on the Utah Public Meeting Notice website (<http://pmn.utah.gov>) for three weeks before the Bond Election and (iii) posted on the City's website for at least three weeks before the Bond Election. The Council hereby finds that the following locations meet this criteria:

Centerville City Hall
Centerville Public Works Building
South Davis Metro Fire Station
RB's Gas Station
Centre Point Theatre
Ace Hardware
Colonial Building Supply
Dick's Marketplace
Community Park
Island View Park

In addition, the Election Officer (defined herein) is to (i) publish the sample ballot immediately before the election as required in Section 20A-5-405 of the Act and (ii) publish notice of and perform the election voting device and tabulation equipment test procedures as required by Section 20A-4-104 of the Act.

The election Notice shall be given in substantially the following form (with such completion, amendments, updates, changes, additions or alterations as may be required to conform such notices to the Act (including amendments thereto prior to such posting) and actual election information or calendar items (to be confirmed prior to the first publication of such notice)):

ELECTION NOTICE

To all qualified electors of Centerville City, Utah:

Take notice that on November 2, 2021 between the hours of 7:00 a.m. and 8:00 p.m., a special bond election (the “Bond Election”) will be held in Centerville City, Utah (the “City”) in conjunction with the general election to be held that day.

Information regarding polling places for each voting precinct, each early voting polling place, and each election day voting center, including changes to the location of a polling place and the location of an additional polling place, may be found at the Statewide Electronic Voter Information Website at vote.utah.gov or at the Davis County Clerk/Auditor’s Website at <https://www.daviscountyutah.gov/clerk-auditor> or at the City Recorder’s Website at centervilleutah.gov.

To obtain information regarding the location of a polling place voters may also call (801) 451-3213.

The Election will be held for the purpose of submitting the following ballot proposition:

OFFICIAL BALLOT PROPOSITION FOR THE
CENTERVILLE CITY, UTAH
SPECIAL BOND ELECTION

NOVEMBER 2, 2021

/s/ Jennifer Hansen
City Recorder

PROPOSITION

Shall the City Council (the “Council”) of Centerville City, Utah (the “City”), be authorized to issue General Obligation Bonds (the “Bonds”) in a principal amount not to exceed Seven Million Dollars (\$7,000,000) for the purpose of paying all or a portion of the costs of a City Cemetery, purchase of land, renovations and related improvements; said Bonds to be due and payable in not to exceed twenty-six (26) years from the date of issuance of the Bonds?

Property Tax Cost of Bonds: If the Bonds are issued as planned, an annual property tax sufficient to pay debt service on the Bonds will be required over a period of twenty-six (26) years in the estimated amount of \$56.46 per year on a \$400,000 primary residence and in the estimated amount of \$102.65 per year on a business or secondary residence having the same value.

The foregoing information is only an estimate and is not a limit on the amount of taxes that the City may be required to levy to pay debt service on the Bonds. The City is obligated to levy taxes to the extent provided by law in order to pay the Bonds. The amounts are based on various assumptions and estimates, including estimated debt service on the Bonds and taxable values of property in the City.

FOR THE ISSUANCE OF BONDS (YES)

☐

AGAINST THE ISSUANCE OF BONDS (NO)

☐

Pursuant to applicable provisions of Utah State law, the period allowed for any contest of the Bond Election shall end forty (40) days after November 16, 2021 (the date on which the returns of the Bond Election are to be canvassed and the results thereof declared). No such contest shall be maintained unless a complaint meeting the requirements of applicable law is filed with the Clerk of the District Court of Davis County within the prescribed forty (40) day period.

GIVEN by order of the City Council of Centerville City, Utah.

By: /s/ Clark Wilkinson
Mayor

ATTEST:

By: /s/ Jennifer Hansen
City Recorder

Section 7. Mailing of Voter Information Pamphlet. The Council hereby directs the City Recorder of the City (the "City Recorder") to mail at least fifteen (15) but not more than forty-five (45) days before the scheduled Bond Election, a voter information pamphlet or a notice printed on a postage prepaid, preaddressed return form that a person may use to request delivery of a voter information pamphlet by mail, to each household with a registered voter who is eligible to vote on the Bonds. Said voter information pamphlet shall include, in the following order: (a) the date of the Bond Election, (b) the hours during which the polls will be open, (c) the address of the Statewide Electronic Voter Information Website and, if available, the address of the Davis County Clerk/Auditor's website, and the City Recorder's website, with a statement indicating that the election officer will post on the website the location of each polling place for each voting precinct, each early voting polling place, and each election day voting center, including any changes to the location of a polling place and the location of an additional polling place; (d) a phone number that a voter may call to obtain information regarding the location of a polling place; (e) the title and text of the ballot proposition, and (f) an explanation of the property tax impact, if any, of the issuance of the Bonds which may be based upon information available to the City Recorder, including (i) expected debt service on the Bonds to be issued, (ii) a description of the purpose, remaining principal balance, and maturity date on any outstanding general obligation bonds of the City, (iii) funds other than property taxes available to pay debt service on general obligation bonds, (iv) timing of expenditure of Bond proceeds, (v) property values and (vi) any additional information the Council determines may be useful to explain the property tax impact of issuance of the Bonds.

Section 8. Compliance with the Transparency of Ballot Propositions Act, Title 59, Chapter 1, Part 16, Utah Code Annotated 1953, as amended. The City shall comply with the requirements of the Transparency of Ballot Propositions Act, Title 59, Chapter 1, Part 16, Utah Code Annotated 1953, as amended and shall post the arguments and rebuttal arguments as required by such act on the Statewide Electronic Voter Information Website as described in Section 20A-7-801, Utah Code Annotated 1953, as amended, for thirty (30) consecutive days before the Bond Election. The City shall further post all arguments and rebuttal arguments in a prominent place on the City's website for thirty (30) consecutive days before the Bond Election. If the City has a newsletter published between finalization of the arguments and rebuttal arguments and the date of the Bond Election, it shall further post arguments and rebuttal arguments in such newsletter. When posting the argument and rebuttal argument, the City Recorder shall ensure that: (a) a rebuttal argument is posted in the same manner as a direct argument; (b) each rebuttal argument follows immediately after the direct argument that it seeks to rebut; and (c) information regarding the public meeting (described in the next sentence), follows immediately after the posted arguments, including the date, time, and place of the public meeting. The City shall conduct a public meeting on October 5, 2021, a date which is no more than forty-five (45), but at least four (4), days before the Bond Election, beginning at the hour of 7:00 p.m. at 250 North Main, Centerville, Utah. The purpose of the meeting is to hear arguments for and against the issuance of the Bonds. Information regarding this public meeting shall follow immediately after the posted arguments set forth on the Statewide Electronic Voter Information Website and the City's website described herein. Within three days following the public meeting,

the City will post a digital audio recording of the meeting on its website and at the primary office of the City.

Section 9. Election Supplies and Ballots. The ballots to be used at the Bond Election shall comply in all respects with the requirements of the Act at the time of the Bond Election, including, but not limited to, Title 20A, Chapter 6 and Section 11-14-206 of the Act, and the proposition and election instructions with respect to the Bond Election shall be in substantially the form contained in the Election Notice set forth in Section 6 hereof.

Section 10. Appointment of Election Officer. Pursuant to Sections 20A-1-102 and 20A-5-400.5 of the Act, the City Recorder of Centerville City and the County Clerk/Auditor of Davis County will act as election officers (the "Election Officers"). Other officials of the City are hereby directed and authorized to coordinate with the Election Officers as required for the Bond Election. The Election Officers shall be authorized and directed to give appropriate notices as required by the Act.

Section 11. Canvass. The ballots shall be counted and the results delivered to the City in accordance with the procedures of Title 20A, Chapter 4, Part 1 and Part 2, of the Act. The Council shall meet as a Board of Canvassers no sooner than seven (7) nor later than fourteen (14) days after the date of said election, currently set for November 16, 2021, at 7:00 p.m., at the regular meeting place of the Council in Centerville, Utah, and if the majority of the votes cast at the Bond Election are in favor of the propositions submitted, then the City Recorder shall cause an entry of that fact to be made upon its minutes. Thereupon the Council shall be authorized and directed to issue such Bonds.

Section 12. Severability. It is hereby declared that all parts of this resolution are severable, and if any section, clause, or provision of this resolution shall, for any reason, be held to be invalid or unenforceable, the invalidity or unenforceability of any such section, clause, or provision shall not affect the remaining sections, clauses, or provisions of this resolution.

Section 13. Conflict. All resolutions, orders, and regulations or parts thereof heretofore adopted or passed which are in conflict herewith are, to the extent of such conflict, hereby repealed. This repealer shall not be construed so as to revive any resolution, order, regulation, or part thereof heretofore repealed.

Section 14. Captions. The headings herein are for convenience of reference only and in no way define, limit, or describe the scope or intent of any provisions or sections of this resolution.

Section 15. Recording of Resolution; Effective Date; Notice to Lieutenant Governor and Election Officers. Immediately after its adoption, this Resolution shall be signed by the Mayor and City Recorder, shall be recorded in a book for that purpose, and shall take immediate effect. The City Recorder shall immediately furnish a certified copy of this Resolution to the Lieutenant Governor and the Davis County Clerk/Auditor

in accordance with Section 11-14-201 of the Act by no later than August 19, 2021, a date at least 75 days before the Bond Election.

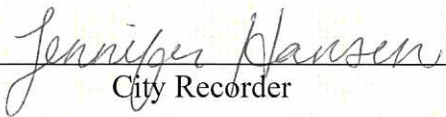
Section 16. Further Authority. The Council hereby authorizes the City Recorder to make changes to any notice or the ballot proposition described herein to complete the same, cure any ambiguity or defect therein or to make any other changes to such notice or ballot proposition as may be required or allowed by the laws of the State of Utah.

PASSED AND APPROVED this August 3, 2021.

(SEAL)

By: 
Mayor

ATTEST:

By: 
City Recorder

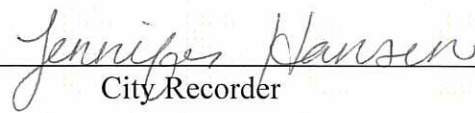


Pursuant to motion duly made and seconded, the meeting was adjourned.

(SEAL)

By: 
Mayor

ATTEST:

By: 
City Recorder



STATE OF UTAH)
)
) : ss.
COUNTY OF DAVIS)

I, Jennifer Hansen, hereby certify that

(a) I am the duly qualified and acting City Recorder of Centerville City, Utah (the "City");

(b) the above and foregoing constitutes a true and correct copy of a portion of the minutes of a regular meeting of the City Council of Centerville City, Utah, including a resolution adopted at said meeting held on August 3, 2021, as said minutes and resolution are officially of record in my possession;

(c) a certified copy of the within Resolution will be filed with the Lt. Governor and the Davis County Clerk/Auditor, as Election Officers, as described herein;

(d) the Resolution, with all exhibits attached, was deposited in my office on August 3, 2021;

(e) pursuant to the Resolution, a Notice of Public Hearing will be posted on the Utah Public Notice website (<http://pmn.utah.gov>) no less than 14 days prior to the Public Hearing; and

(f) pursuant to the Resolution, an Election Notice will be (i) posted in the Locations determined by the Council in the foregoing resolution, (ii) posted on the Utah Public Meeting Notice website (<http://pmn.utah.gov>) and (iii) posted on the City's website, with each such posting being at least three weeks before the Bond Election.

IN WITNESS WHEREOF, I have hereunto subscribed my official signature and affixed the seal of Centerville City, Utah, this August 16, 2021.

(SEAL)



By: Jennifer Hansen
City Recorder

EXHIBIT A

CERTIFICATE OF COMPLIANCE WITH OPEN MEETING LAW

I, Jennifer Hansen, the undersigned City Recorder of Centerville City, Utah (the "City"), do hereby certify that I gave written public notice of the agenda, date, time and place of the special meeting held by the City Council (the "Council") of the City on August 3, 2021, not less than 24 hours in advance of the meeting. The public notice was given in compliance with the requirements of the Utah Open and Public Meetings Act, Section 52-4-202, Utah Code Annotated 1953, as amended, by:

(a) By causing a Notice, in the form attached hereto as Schedule 1, to be posted at the City's principal offices at least twenty-four (24) hours prior to the convening of the meeting;

(b) By causing a copy of such Notice, in the form attached hereto as Schedule 1, to be delivered to The Salt Lake Tribune and Standard Examiner at least twenty-four (24) hours prior to the convening of the meeting; and

(c) By causing a copy of such Notice to be posted on the Utah Public Notice Website (<http://pmn.utah.gov>) at least twenty-four (24) hours prior to the convening of the meeting.

In addition, the Notice of 2021 Annual Meeting Schedule for the City (attached hereto as Schedule 2) was given specifying the date, time and place of the regular meetings of the City Council to be held during the year, by causing said Notice to be (i) posted on December 15, 2020 at the principal office of said City, (ii) provided to at least one newspaper of general circulation within the City on December 15, 2020, and (iii) published on the Utah Public Notice Website (<http://pmn.utah.gov>) during the current calendar year.

IN WITNESS WHEREOF, I have hereunto subscribed my signature and impressed hereon the official seal of Centerville City this August 16, 2021.

(SEAL)



By: Jennifer Hansen
City Recorder

SCHEDULE 1

NOTICE OF MEETING

SCHEDULE 2

NOTICE OF ANNUAL MEETING SCHEDULE

Centerville City, Utah

\$7 Million General Obligation Authorization + 2% Premium (15 Year Amortization - Current Rates + 10 basis points)

Tax Impact Analysis Summary

	\$6,035,000 General Obligation Bonds Series 2022		
Fiscal Year	Principal	Interest	Total P+I
2022	\$ -	\$ -	\$ -
2023	210,000	323,533	533,533
2024	305,000	232,150	537,150
2025	320,000	216,900	536,900
2026	335,000	200,900	535,900
2027	350,000	184,150	534,150
2028	370,000	166,650	536,650
2029	390,000	148,150	538,150
2030	405,000	128,650	533,650
2031	430,000	108,400	538,400
2032	450,000	86,900	536,900
2033	460,000	73,400	533,400
2034	475,000	59,600	534,600
2035	495,000	40,600	535,600
2036	515,000	20,800	535,800
2037	525,000	10,500	535,500
Total	<u>\$ 6,035,000</u>	<u>\$ 2,001,283</u>	<u>\$ 8,036,283</u>

Tax Impact Summary	
2021-22 Collected Taxable Valuation	\$ 1,405,412,442
Maximum Debt Service	\$ 538,400
Tax Rate Levy on Max Debt Service	0.000383
Annual Impact on \$400,000 FMV Home	\$ 84.28
Monthly Impact on \$400,000 FMV Home	\$ 7.02
Annual Impact on \$400,000 FMV Business	\$ 153.24
Monthly Impact on \$400,000 FMV Business	\$ 12.77



ZIONS PUBLIC FINANCE, INC.

Centerville City, Utah

\$6,035,000 General Obligation Bonds
Series February 15, 2022
(\$7 Million Authorization + Keeping 2% Premium: 15y Current Market Rates +10bp)

Table of Contents

Report

Debt Service Schedule	1
Pricing Summary	2
Sources & Uses	3

Centerville City, Utah

\$6,035,000 General Obligation Bonds

Series February 15, 2022

(\$7 Million Authorization + Keeping 2% Premium: 15y Current Market Rates +10bp)

Debt Service Schedule

Date	Principal	Coupon	Interest	Total P+I	Fiscal Total
02/15/2022	-	-	-	-	-
12/15/2022	-	-	202,208.33	202,208.33	-
06/15/2023	210,000.00	5.000%	121,325.00	331,325.00	533,533.33
12/15/2023	-	-	116,075.00	116,075.00	-
06/15/2024	305,000.00	5.000%	116,075.00	421,075.00	537,150.00
12/15/2024	-	-	108,450.00	108,450.00	-
06/15/2025	320,000.00	5.000%	108,450.00	428,450.00	536,900.00
12/15/2025	-	-	100,450.00	100,450.00	-
06/15/2026	335,000.00	5.000%	100,450.00	435,450.00	535,900.00
12/15/2026	-	-	92,075.00	92,075.00	-
06/15/2027	350,000.00	5.000%	92,075.00	442,075.00	534,150.00
12/15/2027	-	-	83,325.00	83,325.00	-
06/15/2028	370,000.00	5.000%	83,325.00	453,325.00	536,650.00
12/15/2028	-	-	74,075.00	74,075.00	-
06/15/2029	390,000.00	5.000%	74,075.00	464,075.00	538,150.00
12/15/2029	-	-	64,325.00	64,325.00	-
06/15/2030	405,000.00	5.000%	64,325.00	469,325.00	533,650.00
12/15/2030	-	-	54,200.00	54,200.00	-
06/15/2031	430,000.00	5.000%	54,200.00	484,200.00	538,400.00
12/15/2031	-	-	43,450.00	43,450.00	-
06/15/2032	450,000.00	3.000%	43,450.00	493,450.00	536,900.00
12/15/2032	-	-	36,700.00	36,700.00	-
06/15/2033	460,000.00	3.000%	36,700.00	496,700.00	533,400.00
12/15/2033	-	-	29,800.00	29,800.00	-
06/15/2034	475,000.00	4.000%	29,800.00	504,800.00	534,600.00
12/15/2034	-	-	20,300.00	20,300.00	-
06/15/2035	495,000.00	4.000%	20,300.00	515,300.00	535,600.00
12/15/2035	-	-	10,400.00	10,400.00	-
06/15/2036	515,000.00	2.000%	10,400.00	525,400.00	535,800.00
12/15/2036	-	-	5,250.00	5,250.00	-
06/15/2037	525,000.00	2.000%	5,250.00	530,250.00	535,500.00
Total	\$6,035,000.00	-	\$2,001,283.33	\$8,036,283.33	-

Yield Statistics

Bond Year Dollars	\$55,721.67
Average Life	9.233 Years
Average Coupon	3.5915712%
Net Interest Cost (NIC)	1.6082242%
True Interest Cost (TIC)	1.4597415%
Bond Yield for Arbitrage Purposes	1.1591402%
All Inclusive Cost (AIC)	1.5752161%

IRS Form 8038

Net Interest Cost	1.3301660%
Weighted Average Maturity	9.150 Years

\$7M GO 15y Mkt 07/26/21 | SINGLE PURPOSE | 7/26/2021 | 1:25 PM

Centerville City, Utah

\$6,035,000 General Obligation Bonds

Series February 15, 2022

(\$7 Million Authorization + Keeping 2% Premium: 15y Current Market Rates +10bp)

Pricing Summary

Maturity	Type of Bond	Coupon	Yield	Maturity Value	Price	YTM	Call Date	Call Price	Dollar Price
06/15/2023	Serial Coupon	5.000%	0.300%	210,000.00	106.249%	-	-	-	223,122.90
06/15/2024	Serial Coupon	5.000%	0.350%	305,000.00	110.795%	-	-	-	337,924.75
06/15/2025	Serial Coupon	5.000%	0.430%	320,000.00	115.107%	-	-	-	368,342.40
06/15/2026	Serial Coupon	5.000%	0.550%	335,000.00	119.028%	-	-	-	398,743.80
06/15/2027	Serial Coupon	5.000%	0.670%	350,000.00	122.647%	-	-	-	429,264.50
06/15/2028	Serial Coupon	5.000%	0.770%	370,000.00	126.097%	-	-	-	466,558.90
06/15/2029	Serial Coupon	5.000%	0.880%	390,000.00	129.195%	-	-	-	503,860.50
06/15/2030	Serial Coupon	5.000%	0.970%	405,000.00	132.185%	-	-	-	535,349.25
06/15/2031	Serial Coupon	5.000%	1.070%	430,000.00	134.817%	-	-	-	579,713.10
06/15/2032	Serial Coupon	3.000%	1.180%	450,000.00	116.038%	c 1.333%	06/15/2031	100.000%	522,171.00
06/15/2033	Serial Coupon	3.000%	1.280%	460,000.00	115.085%	c 1.544%	06/15/2031	100.000%	529,391.00
06/15/2034	Serial Coupon	4.000%	1.370%	475,000.00	122.966%	c 1.902%	06/15/2031	100.000%	584,088.50
06/15/2035	Serial Coupon	4.000%	1.450%	495,000.00	122.183%	c 2.085%	06/15/2031	100.000%	604,805.85
06/15/2036	Serial Coupon	2.000%	1.530%	515,000.00	104.072%	c 1.679%	06/15/2031	100.000%	535,970.80
06/15/2037	Serial Coupon	2.000%	1.560%	525,000.00	103.807%	c 1.716%	06/15/2031	100.000%	544,986.75
Total		-	-	-	\$6,035,000.00	-	-	-	\$7,164,294.00

Bid Information

Par Amount of Bonds	\$6,035,000.00
Reoffering Premium or (Discount)	1,129,294.00
Gross Production	\$7,164,294.00
Total Underwriter's Discount (0.400%)	\$(24,140.00)
Bid (118.312411%)	7,140,154.00
Total Purchase Price	\$7,140,154.00
Bond Year Dollars	\$55,721.67
Average Life	9.233 Years
Average Coupon	3.5915712%
Net Interest Cost (NIC)	1.6082242%
True Interest Cost (TIC)	1.4597415%

Centerville City, Utah

\$6,035,000 General Obligation Bonds

Series February 15, 2022

(\$7 Million Authorization + Keeping 2% Premium: 15y Current Market Rates +10bp)

Sources & Uses

Dated 02/15/2022 | Delivered 02/15/2022

Sources Of Funds

Par Amount of Bonds	\$6,035,000.00
Reoffering Premium	1,129,294.00

Total Sources	\$7,164,294.00
----------------------	-----------------------

Uses Of Funds

Deposit to Project Construction Fund	7,070,000.00
Costs of Issuance	65,000.00
Total Underwriter's Discount (0.400%)	24,140.00
Rounding Amount	5,154.00

Total Uses	\$7,164,294.00
-------------------	-----------------------

Centerville City, Utah

\$7 Million General Obligation Authorization + 2% Premium (20 Year Amortization - Current Rates + 10 basis points)

Tax Impact Analysis Summary

	\$6,310,000 General Obligation Bonds Series 2022		
Fiscal Year	Principal	Interest	Total P+I
2022	\$ -	\$ -	\$ -
2023	140,000	284,267	424,267
2024	220,000	206,200	426,200
2025	230,000	195,200	425,200
2026	240,000	183,700	423,700
2027	250,000	171,700	421,700
2028	265,000	159,200	424,200
2029	280,000	145,950	425,950
2030	290,000	131,950	421,950
2031	305,000	117,450	422,450
2032	320,000	102,200	422,200
2033	330,000	92,600	422,600
2034	340,000	82,700	422,700
2035	355,000	69,100	424,100
2036	370,000	54,900	424,900
2037	375,000	47,500	422,500
2038	385,000	40,000	425,000
2039	390,000	32,300	422,300
2040	400,000	24,500	424,500
2041	410,000	16,500	426,500
2042	415,000	8,300	423,300
Total	<u>\$ 6,310,000</u>	<u>\$ 2,166,217</u>	<u>\$ 8,476,217</u>

Tax Impact Summary	
2021-22 Collected Taxable Valuation	\$ 1,405,412,442
Maximum Debt Service	\$ 426,500
Tax Rate Levy on Max Debt Service	0.000303
Annual Impact on \$400,000 FMV Home	\$ 66.76
Monthly Impact on \$400,000 FMV Home	\$ 5.56
Annual Impact on \$400,000 FMV Business	\$ 121.39
Monthly Impact on \$400,000 FMV Business	\$ 10.12



ZIONS PUBLIC FINANCE, INC.

Centerville City, Utah

\$6,310,000 General Obligation Bonds
Series February 15, 2022
(\$7 Million Authorization + Keeping 2% Premium: 20y Current Market Rates +10bp)

Table of Contents

Report

Debt Service Schedule	1
Pricing Summary	2
Sources & Uses	3

Centerville City, Utah

\$6,310,000 General Obligation Bonds

Series February 15, 2022

(\$7 Million Authorization + Keeping 2% Premium: 20y Current Market Rates +10bp)

Debt Service Schedule

Date	Principal	Coupon	Interest	Total P+I	Fiscal Total
02/15/2022	-	-	-	-	-
12/15/2022	-	-	177,666.67	177,666.67	-
06/15/2023	140,000.00	5.000%	106,600.00	246,600.00	424,266.67
12/15/2023	-	-	103,100.00	103,100.00	-
06/15/2024	220,000.00	5.000%	103,100.00	323,100.00	426,200.00
12/15/2024	-	-	97,600.00	97,600.00	-
06/15/2025	230,000.00	5.000%	97,600.00	327,600.00	425,200.00
12/15/2025	-	-	91,850.00	91,850.00	-
06/15/2026	240,000.00	5.000%	91,850.00	331,850.00	423,700.00
12/15/2026	-	-	85,850.00	85,850.00	-
06/15/2027	250,000.00	5.000%	85,850.00	335,850.00	421,700.00
12/15/2027	-	-	79,600.00	79,600.00	-
06/15/2028	265,000.00	5.000%	79,600.00	344,600.00	424,200.00
12/15/2028	-	-	72,975.00	72,975.00	-
06/15/2029	280,000.00	5.000%	72,975.00	352,975.00	425,950.00
12/15/2029	-	-	65,975.00	65,975.00	-
06/15/2030	290,000.00	5.000%	65,975.00	355,975.00	421,950.00
12/15/2030	-	-	58,725.00	58,725.00	-
06/15/2031	305,000.00	5.000%	58,725.00	363,725.00	422,450.00
12/15/2031	-	-	51,100.00	51,100.00	-
06/15/2032	320,000.00	3.000%	51,100.00	371,100.00	422,200.00
12/15/2032	-	-	46,300.00	46,300.00	-
06/15/2033	330,000.00	3.000%	46,300.00	376,300.00	422,600.00
12/15/2033	-	-	41,350.00	41,350.00	-
06/15/2034	340,000.00	4.000%	41,350.00	381,350.00	422,700.00
12/15/2034	-	-	34,550.00	34,550.00	-
06/15/2035	355,000.00	4.000%	34,550.00	389,550.00	424,100.00
12/15/2035	-	-	27,450.00	27,450.00	-
06/15/2036	370,000.00	2.000%	27,450.00	397,450.00	424,900.00
12/15/2036	-	-	23,750.00	23,750.00	-
06/15/2037	375,000.00	2.000%	23,750.00	398,750.00	422,500.00
12/15/2037	-	-	20,000.00	20,000.00	-
06/15/2038	385,000.00	2.000%	20,000.00	405,000.00	425,000.00
12/15/2038	-	-	16,150.00	16,150.00	-
06/15/2039	390,000.00	2.000%	16,150.00	406,150.00	422,300.00
12/15/2039	-	-	12,250.00	12,250.00	-
06/15/2040	400,000.00	2.000%	12,250.00	412,250.00	424,500.00
12/15/2040	-	-	8,250.00	8,250.00	-
06/15/2041	410,000.00	2.000%	8,250.00	418,250.00	426,500.00
12/15/2041	-	-	4,150.00	4,150.00	-
06/15/2042	415,000.00	2.000%	4,150.00	419,150.00	423,300.00
Total	\$6,310,000.00	-	\$2,166,216.67	\$8,476,216.67	-

Yield Statistics

Bond Year Dollars	\$76,608.33
Average Life	12.141 Years
Average Coupon	2.8276515%
Net Interest Cost (NIC)	1.7490997%
True Interest Cost (TIC)	1.6472932%
Bond Yield for Arbitrage Purposes	1.4633029%
All Inclusive Cost (AIC)	1.7377884%

IRS Form 8038

Net Interest Cost	1.5570933%
Weighted Average Maturity	11.790 Years

\$7M GO 20y Mkt 07/26/21 | SINGLE PURPOSE | 7/26/2021 | 1:26 PM

Centerville City, Utah

\$6,310,000 General Obligation Bonds

Series February 15, 2022

(\$7 Million Authorization + Keeping 2% Premium: 20y Current Market Rates +10bp)

Pricing Summary

Maturity	Type of Bond	Coupon	Yield	Maturity Value	Price	YTM	Call Date	Call Price	Dollar Price
06/15/2023	Serial Coupon	5.000%	0.300%	140,000.00	106.249%	-	-	-	148,748.60
06/15/2024	Serial Coupon	5.000%	0.350%	220,000.00	110.795%	-	-	-	243,749.00
06/15/2025	Serial Coupon	5.000%	0.430%	230,000.00	115.107%	-	-	-	264,746.10
06/15/2026	Serial Coupon	5.000%	0.550%	240,000.00	119.028%	-	-	-	285,667.20
06/15/2027	Serial Coupon	5.000%	0.670%	250,000.00	122.647%	-	-	-	306,617.50
06/15/2028	Serial Coupon	5.000%	0.770%	265,000.00	126.097%	-	-	-	334,157.05
06/15/2029	Serial Coupon	5.000%	0.880%	280,000.00	129.195%	-	-	-	361,746.00
06/15/2030	Serial Coupon	5.000%	0.970%	290,000.00	132.185%	-	-	-	383,336.50
06/15/2031	Serial Coupon	5.000%	1.070%	305,000.00	134.817%	-	-	-	411,191.85
06/15/2032	Serial Coupon	3.000%	1.180%	320,000.00	116.038%	c 1.333%	06/15/2031	100.000%	371,321.60
06/15/2033	Serial Coupon	3.000%	1.280%	330,000.00	115.085%	c 1.544%	06/15/2031	100.000%	379,780.50
06/15/2034	Serial Coupon	4.000%	1.370%	340,000.00	122.966%	c 1.902%	06/15/2031	100.000%	418,084.40
06/15/2035	Serial Coupon	4.000%	1.450%	355,000.00	122.183%	c 2.085%	06/15/2031	100.000%	433,749.65
06/15/2036	Serial Coupon	2.000%	1.530%	370,000.00	104.072%	c 1.679%	06/15/2031	100.000%	385,066.40
06/15/2037	Serial Coupon	2.000%	1.560%	375,000.00	103.807%	c 1.716%	06/15/2031	100.000%	389,276.25
06/15/2038	Serial Coupon	2.000%	1.640%	385,000.00	103.102%	c 1.780%	06/15/2031	100.000%	396,942.70
06/15/2039	Serial Coupon	2.000%	1.670%	390,000.00	102.840%	c 1.808%	06/15/2031	100.000%	401,076.00
06/15/2040	Serial Coupon	2.000%	1.750%	400,000.00	102.143%	c 1.861%	06/15/2031	100.000%	408,572.00
06/15/2041	Serial Coupon	2.000%	1.780%	410,000.00	101.883%	c 1.883%	06/15/2031	100.000%	417,720.30
06/15/2042	Serial Coupon	2.000%	1.860%	415,000.00	101.193%	c 1.929%	06/15/2031	100.000%	419,950.95
Total	-	-	-	\$6,310,000.00	-	-	-	-	\$7,161,500.55

Bid Information

Par Amount of Bonds	\$6,310,000.00
Reoffering Premium or (Discount)	851,500.55
Gross Production	\$7,161,500.55
Total Underwriter's Discount (0.400%)	\$(25,240.00)
Bid (113.094462%)	7,136,260.55
Total Purchase Price	\$7,136,260.55
Bond Year Dollars	\$76,608.33
Average Life	12.141 Years
Average Coupon	2.8276515%
Net Interest Cost (NIC)	1.7490997%
True Interest Cost (TIC)	1.6472932%

\$7M GO 20y Mkt 07/26/21 | SINGLE PURPOSE | 7/26/2021 | 1:26 PM

Centerville City, Utah

\$6,310,000 General Obligation Bonds

Series February 15, 2022

(\$7 Million Authorization + Keeping 2% Premium: 20y Current Market Rates +10bp)

Sources & Uses

Dated 02/15/2022 | Delivered 02/15/2022

Sources Of Funds

Par Amount of Bonds	\$6,310,000.00
Reoffering Premium	851,500.55

Total Sources	\$7,161,500.55
----------------------	-----------------------

Uses Of Funds

Deposit to Project Construction Fund	7,070,000.00
Costs of Issuance	65,000.00
Total Underwriter's Discount (0.400%)	25,240.00
Rounding Amount	1,260.55

Total Uses	\$7,161,500.55
-------------------	-----------------------

Centerville City, Utah

\$7 Million General Obligation Authorization + 2% Premium (25 Year Amortization - Current Rates + 10 basis points)

Tax Impact Analysis Summary

	\$6,505,000		
	General Obligation Bonds		
	Series 2022		
Fiscal Year	Principal	Interest	Total P+I
2022	\$ -	\$ -	\$ -
2023	95,000	261,867	356,867
2024	165,000	191,650	356,650
2025	175,000	183,400	358,400
2026	185,000	174,650	359,650
2027	195,000	165,400	360,400
2028	200,000	155,650	355,650
2029	215,000	145,650	360,650
2030	225,000	134,900	359,900
2031	235,000	123,650	358,650
2032	245,000	111,900	356,900
2033	255,000	104,550	359,550
2034	260,000	96,900	356,900
2035	270,000	86,500	356,500
2036	280,000	75,700	355,700
2037	290,000	70,100	360,100
2038	295,000	64,300	359,300
2039	300,000	58,400	358,400
2040	305,000	52,400	357,400
2041	310,000	46,300	356,300
2042	320,000	40,100	360,100
2043	325,000	33,700	358,700
2044	330,000	27,200	357,200
2045	335,000	20,600	355,600
2046	345,000	13,900	358,900
2047	350,000	7,000	357,000
Total	\$ 6,505,000	\$ 2,446,367	\$ 8,951,367

Tax Impact Summary	
2021-22 Collected Taxable Valuation	\$ 1,405,412,442
Maximum Debt Service	\$ 360,650
Tax Rate Levy on Max Debt Service	0.000257
Annual Impact on \$400,000 FMV Home	\$ 56.46
Monthly Impact on \$400,000 FMV Home	\$ 4.70
Annual Impact on \$400,000 FMV Business	\$ 102.65
Monthly Impact on \$400,000 FMV Business	\$ 8.55



ZIONS PUBLIC FINANCE, INC.

Centerville City, Utah

\$6,505,000 General Obligation Bonds
Series February 15, 2022
(\$7 Million Authorization + Keeping 2% Premium: 25y Current Market Rates +10bp)

Table of Contents

Report

Debt Service Schedule	1
Pricing Summary	2
Sources & Uses	3

Centerville City, Utah

\$6,505,000 General Obligation Bonds

Series February 15, 2022

(\$7 Million Authorization + Keeping 2% Premium: 25y Current Market Rates +10bp)

Debt Service Schedule

Date	Principal	Coupon	Interest	Total P+I	Fiscal Total
02/15/2022	-	-	-	-	-
12/15/2022	-	-	163,666.67	163,666.67	-
06/15/2023	95,000.00	5.000%	98,200.00	193,200.00	356,866.67
12/15/2023	-	-	95,825.00	95,825.00	-
06/15/2024	165,000.00	5.000%	95,825.00	260,825.00	356,650.00
12/15/2024	-	-	91,700.00	91,700.00	-
06/15/2025	175,000.00	5.000%	91,700.00	266,700.00	358,400.00
12/15/2025	-	-	87,325.00	87,325.00	-
06/15/2026	185,000.00	5.000%	87,325.00	272,325.00	359,650.00
12/15/2026	-	-	82,700.00	82,700.00	-
06/15/2027	195,000.00	5.000%	82,700.00	277,700.00	360,400.00
12/15/2027	-	-	77,825.00	77,825.00	-
06/15/2028	200,000.00	5.000%	77,825.00	277,825.00	355,650.00
12/15/2028	-	-	72,825.00	72,825.00	-
06/15/2029	215,000.00	5.000%	72,825.00	287,825.00	360,650.00
12/15/2029	-	-	67,450.00	67,450.00	-
06/15/2030	225,000.00	5.000%	67,450.00	292,450.00	359,900.00
12/15/2030	-	-	61,825.00	61,825.00	-
06/15/2031	235,000.00	5.000%	61,825.00	296,825.00	358,650.00
12/15/2031	-	-	55,950.00	55,950.00	-
06/15/2032	245,000.00	3.000%	55,950.00	300,950.00	356,900.00
12/15/2032	-	-	52,275.00	52,275.00	-
06/15/2033	255,000.00	3.000%	52,275.00	307,275.00	359,550.00
12/15/2033	-	-	48,450.00	48,450.00	-
06/15/2034	260,000.00	4.000%	48,450.00	308,450.00	356,900.00
12/15/2034	-	-	43,250.00	43,250.00	-
06/15/2035	270,000.00	4.000%	43,250.00	313,250.00	356,500.00
12/15/2035	-	-	37,850.00	37,850.00	-
06/15/2036	280,000.00	2.000%	37,850.00	317,850.00	355,700.00
12/15/2036	-	-	35,050.00	35,050.00	-
06/15/2037	290,000.00	2.000%	35,050.00	325,050.00	360,100.00
12/15/2037	-	-	32,150.00	32,150.00	-
06/15/2038	295,000.00	2.000%	32,150.00	327,150.00	359,300.00
12/15/2038	-	-	29,200.00	29,200.00	-
06/15/2039	300,000.00	2.000%	29,200.00	329,200.00	358,400.00
12/15/2039	-	-	26,200.00	26,200.00	-
06/15/2040	305,000.00	2.000%	26,200.00	331,200.00	357,400.00
12/15/2040	-	-	23,150.00	23,150.00	-
06/15/2041	310,000.00	2.000%	23,150.00	333,150.00	356,300.00
12/15/2041	-	-	20,050.00	20,050.00	-
06/15/2042	320,000.00	2.000%	20,050.00	340,050.00	360,100.00
12/15/2042	-	-	16,850.00	16,850.00	-
06/15/2043	325,000.00	2.000%	16,850.00	341,850.00	358,700.00
12/15/2043	-	-	13,600.00	13,600.00	-
06/15/2044	330,000.00	2.000%	13,600.00	343,600.00	357,200.00
12/15/2044	-	-	10,300.00	10,300.00	-
06/15/2045	335,000.00	2.000%	10,300.00	345,300.00	355,600.00
12/15/2045	-	-	6,950.00	6,950.00	-
06/15/2046	345,000.00	2.000%	6,950.00	351,950.00	358,900.00
12/15/2046	-	-	3,500.00	3,500.00	-
06/15/2047	350,000.00	2.000%	3,500.00	353,500.00	357,000.00
Total	\$6,505,000.00	-	\$2,446,366.67	\$8,951,366.67	-

Yield Statistics

Bond Year Dollars	\$98,028.33
Average Life	15.070 Years
Average Coupon	2.4955710%
Net Interest Cost (NIC)	1.8498590%
True Interest Cost (TIC)	1.7773111%
Bond Yield for Arbitrage Purposes	1.6748655%
All Inclusive Cost (AIC)	1.8522969%

IRS Form 8038

Net Interest Cost	1.7157566%
Weighted Average Maturity	14.541 Years

\$7M GO 25y Mkt 07/26/21 | SINGLE PURPOSE | 7/26/2021 | 1:27 PM

Centerville City, Utah

\$6,505,000 General Obligation Bonds

Series February 15, 2022

(\$7 Million Authorization + Keeping 2% Premium: 25y Current Market Rates +10bp)

Pricing Summary

Maturity	Type of Bond	Coupon	Yield	Maturity Value	Price	YTM	Call Date	Call Price	Dollar Price
06/15/2023	Serial Coupon	5.000%	0.300%	95,000.00	106.249%	-	-	-	100,936.55
06/15/2024	Serial Coupon	5.000%	0.350%	165,000.00	110.795%	-	-	-	182,811.75
06/15/2025	Serial Coupon	5.000%	0.430%	175,000.00	115.107%	-	-	-	201,437.25
06/15/2026	Serial Coupon	5.000%	0.550%	185,000.00	119.028%	-	-	-	220,201.80
06/15/2027	Serial Coupon	5.000%	0.670%	195,000.00	122.647%	-	-	-	239,161.65
06/15/2028	Serial Coupon	5.000%	0.770%	200,000.00	126.097%	-	-	-	252,194.00
06/15/2029	Serial Coupon	5.000%	0.880%	215,000.00	129.195%	-	-	-	277,769.25
06/15/2030	Serial Coupon	5.000%	0.970%	225,000.00	132.185%	-	-	-	297,416.25
06/15/2031	Serial Coupon	5.000%	1.070%	235,000.00	134.817%	-	-	-	316,819.95
06/15/2032	Serial Coupon	3.000%	1.180%	245,000.00	116.038%	c 1.333%	06/15/2031	100.000%	284,293.10
06/15/2033	Serial Coupon	3.000%	1.280%	255,000.00	115.085%	c 1.544%	06/15/2031	100.000%	293,466.75
06/15/2034	Serial Coupon	4.000%	1.370%	260,000.00	122.966%	c 1.902%	06/15/2031	100.000%	319,711.60
06/15/2035	Serial Coupon	4.000%	1.450%	270,000.00	122.183%	c 2.085%	06/15/2031	100.000%	329,894.10
06/15/2036	Serial Coupon	2.000%	1.530%	280,000.00	104.072%	c 1.679%	06/15/2031	100.000%	291,401.60
06/15/2037	Serial Coupon	2.000%	1.560%	290,000.00	103.807%	c 1.716%	06/15/2031	100.000%	301,040.30
06/15/2038	Serial Coupon	2.000%	1.640%	295,000.00	103.102%	c 1.780%	06/15/2031	100.000%	304,150.90
06/15/2039	Serial Coupon	2.000%	1.670%	300,000.00	102.840%	c 1.808%	06/15/2031	100.000%	308,520.00
06/15/2040	Serial Coupon	2.000%	1.750%	305,000.00	102.143%	c 1.861%	06/15/2031	100.000%	311,536.15
06/15/2041	Serial Coupon	2.000%	1.780%	310,000.00	101.883%	c 1.883%	06/15/2031	100.000%	315,837.30
06/15/2042	Serial Coupon	2.000%	1.860%	320,000.00	101.193%	c 1.929%	06/15/2031	100.000%	323,817.60
06/15/2043	Serial Coupon	2.000%	1.890%	325,000.00	100.936%	c 1.946%	06/15/2031	100.000%	328,042.00
06/15/2044	Serial Coupon	2.000%	1.920%	330,000.00	100.679%	c 1.962%	06/15/2031	100.000%	332,240.70
06/15/2045	Serial Coupon	2.000%	1.950%	335,000.00	100.423%	c 1.977%	06/15/2031	100.000%	336,417.05
06/15/2046	Serial Coupon	2.000%	1.980%	345,000.00	100.168%	c 1.991%	06/15/2031	100.000%	345,579.60
06/15/2047	Serial Coupon	2.000%	2.010%	350,000.00	99.801%	-	-	-	349,303.50
Total	-	-	-	\$6,505,000.00	-	-	-	-	\$7,164,000.70

Bid Information

Par Amount of Bonds	\$6,505,000.00
Reoffering Premium or (Discount)	659,000.70
Gross Production	\$7,164,000.70
Total Underwriter's Discount (0.400%)	\$(26,020.00)
Bid (109.730679%)	7,137,980.70
Total Purchase Price	\$7,137,980.70
Bond Year Dollars	\$98,028.33
Average Life	15.070 Years
Average Coupon	2.4955710%
Net Interest Cost (NIC)	1.8498590%
True Interest Cost (TIC)	1.7773111%

\$7M GO 25y Mkt 07/26/21 | SINGLE PURPOSE | 7/26/2021 | 1:27 PM

Centerville City, Utah

\$6,505,000 General Obligation Bonds

Series February 15, 2022

(\$7 Million Authorization + Keeping 2% Premium: 25y Current Market Rates +10bp)

Sources & Uses

Dated 02/15/2022 | Delivered 02/15/2022

Sources Of Funds

Par Amount of Bonds	\$6,505,000.00
Reoffering Premium	659,000.70

Total Sources	\$7,164,000.70
----------------------	-----------------------

Uses Of Funds

Deposit to Project Construction Fund	7,070,000.00
Costs of Issuance	65,000.00
Total Underwriter's Discount (0.400%)	26,020.00
Rounding Amount	2,980.70

Total Uses	\$7,164,000.70
-------------------	-----------------------

Summary of Bond Election Process under Utah Local Government Bonding Act

Note: This is only a summary of procedures for discussion purposes to determine whether to pursue a ballot proposition for issuing bonds for the establishment and construction of a new cemetery and is not intended to be the final or definitive process or explanation of all procedures and noticing required for bond elections. Additional research will be required.

- Comply with Local Government Bonding Act – UCA 11-14-101, et seq.
- Approve Resolution - 75 Days Before Election – August 2021
 - To issue bonds for any reason authorized by law under UCA 11-14-103, the City Council must approve a resolution submitting the question of the issuance of bonds to the voters.
 - Such resolution must be approved at least 75 days before the election.
 - This would be around August 18, 2021 for the next municipal general election to be held on November 2, 2021.
 - The resolution must be a ballot proposition in accordance with UCA 11-14-206.
 - The City Council must provide a copy of the approved resolution to the Lieutenant Governor and the election official charged with conducting the election.
- Comply with Transparency of Ballot Propositions Act – UCA 59-1-1601, et seq.
 - The City must also comply with the requirements of the Transparency of Ballot Propositions Act as set forth in UCA 59-1-1601, et seq.
- Ballot Title and Ballot Proposition - 75 Days Before Election – August 2021
 - The City must prepare and submit to the election official a ballot title and bond proposition.
 - The ballot title and ballot proposition must be submitted to the election officer at least 75 days before the election.
 - This would be around August 18, 2021 for the next municipal general election to be held on November 2, 2021.
 - The ballot proposition must meet the requirements of UCA 11-14-206.
- Notice of Intent to Issue Bonds - Public Hearing and Public Notice – August 2021
 - Before issuing bonds, the City must provide public notice of its intent to issue bonds and hold a public hearing
 - The public hearing on the intent to issue bonds must be held no sooner than 30 days before the day on which the notice of election is published in accordance with UCA 11-14-202 and no later than five business days before the day on which the notice of election is published in accordance with UCA 11-14-202.
 - Notice of the City's intent to issue bonds and the public hearing shall be published in a newspaper once each week for two consecutive weeks with the first publication being not less than 14 days before the public hearing.
 - Notice shall also be posted on the UPNW no less than 14 days before the public hearing.

- Notice of Election – 21-35 Days Before Election – September 2021
 - Notice of election on bond proposition must be published in newspaper once per week for three consecutive weeks.
 - The first publication cannot be less than 21 days and not more than 35 days before the election.
 - Notice of the election must be posted on the UPNW for three weeks before the election.
 - Notice of the election must be posted on the City Website for three weeks before the election.

- Voter Information Pamphlet – 15-45 Days Before Election – September 2021
 - If debt service on bonds to be issued will increase the property tax imposed on the average value of a residence by \$15 per year, the City must prepare and mail to each household with a registered voter a voter information pamphlet or notice of pamphlet.
 - Voter information pamphlet or notice of pamphlet must be mailed out at least 15 days but not more than 45 days before the bond election.
 - Specific voter information pamphlet requirements are set forth in UCA 11-14-202.

- Election
 - The bond proposition can be voted on at a general election, general municipal election, or special election as provided by law.
 - This summary assumes the issue would be submitted to the voters at the next general municipal election on November 2, 2021.

- Vote
 - If the bond proposition carries by a majority vote of the voters, the City Council may proceed with issuing the bonds in accordance with bond issuance statutes.
 - The City Council is not required to issue the bonds but is authorized to do so.

- Issuing Bonds
 - Any bonds issued must be authorized by resolution of the City Council after public hearing and public notice requirements set forth in the statutes.
 - Additional bond issuance requirements under Local Government Bonding Act.

Chapter 14

Local Government Bonding Act

Part 1

General Provisions

11-14-101 Title.

This chapter is known as the "Local Government Bonding Act."

Enacted by Chapter 105, 2005 General Session

11-14-102 Definitions.

For the purpose of this chapter:

- (1) "Bond" means any bond authorized to be issued under this chapter, including municipal bonds.
- (2) "Election results" has the same meaning as defined in Section 20A-1-102.
- (3) "Governing body" means:
 - (a) for a county, city, town, or metro township, the legislative body of the county, city, or town;
 - (b) for a local district, the board of trustees of the local district;
 - (c) for a school district, the local board of education; or
 - (d) for a special service district under Title 17D, Chapter 1, Special Service District Act:
 - (i) the governing body of the county or municipality that created the special service district, if no administrative control board has been established under Section 17D-1-301; or
 - (ii) the administrative control board, if one has been established under Section 17D-1-301 and the power to issue bonds not payable from taxes has been delegated to the administrative control board.
- (4) "Local district" means a district operating under Title 17B, Limited Purpose Local Government Entities - Local Districts.
- (5)
 - (a) "Local political subdivision" means a county, city, town, metro township, school district, local district, or special service district.
 - (b) "Local political subdivision" does not include the state and its institutions.

Amended by Chapter 176, 2016 General Session

11-14-103 Bond issues authorized -- Purposes -- Use of bond proceeds.



- (1) Any local political subdivision may, in the manner and subject to the limitations and restrictions contained in this chapter, issue its negotiable bonds for the purpose of paying all or part of the cost of:
 - (a) acquiring, improving, or extending any one or more improvements, facilities, or property that the local political subdivision is authorized by law to acquire, improve, or extend;
 - (b) acquiring, or acquiring an interest in, any one or more or any combination of the following types of improvements, facilities, or property to be owned by the local political subdivision, either alone or jointly with one or more other local political subdivisions, or for the improvement or extension of any of those wholly or jointly owned improvements, facilities, or properties:

- (i) public buildings of every nature, including without limitation, offices, courthouses, jails, fire, police and sheriff's stations, detention homes, and any other buildings to accommodate or house lawful activities of a local political subdivision;
- (ii) waterworks, irrigation systems, water systems, dams, reservoirs, water treatment plants, and any other improvements, facilities, or property used in connection with the acquisition, storage, transportation, and supplying of water for domestic, industrial, irrigation, recreational, and other purposes and preventing pollution of water;
- (iii) sewer systems, sewage treatment plants, incinerators, and other improvements, facilities, or property used in connection with the collection, treatment, and disposal of sewage, garbage, or other refuse;
- (iv) drainage and flood control systems, storm sewers, and any other improvements, facilities, or property used in connection with the collection, transportation, or disposal of water;
- (v) recreational facilities of every kind, including without limitation, athletic and play facilities, playgrounds, athletic fields, gymnasiums, public baths, swimming pools, camps, parks, picnic grounds, fairgrounds, golf courses, zoos, boating facilities, tennis courts, auditoriums, stadiums, arenas, and theaters;
- (vi) convention centers, sports arenas, auditoriums, theaters, and other facilities for the holding of public assemblies, conventions, and other meetings;
- (vii) roads, bridges, viaducts, tunnels, sidewalks, curbs, gutters, and parking buildings, lots, and facilities;
- (viii) airports, landing fields, landing strips, and air navigation facilities;
- (ix) educational facilities, including without limitation, schools, gymnasiums, auditoriums, theaters, museums, art galleries, libraries, stadiums, arenas, and fairgrounds;
- (x) hospitals, convalescent homes, and homes for the aged or indigent; and
- (xi) electric light works, electric generating systems, and any other improvements, facilities, or property used in connection with the generation and acquisition of electricity for these local political subdivisions and transmission facilities and substations if they do not duplicate transmission facilities and substations of other entities operating in the state prepared to provide the proposed service unless these transmission facilities and substations proposed to be constructed will be more economical to these local political subdivisions;
- (c) new construction, renovation, or improvement to a state highway within the boundaries of the local political subdivision or an environmental study for a state highway within the boundaries of the local political subdivision; or
- (d) except as provided in Subsection (5), the portion of any claim, settlement, or judgment that exceeds \$3,000,000.
- (2) Except as provided in Subsection (1)(c), any improvement, facility, or property under Subsection (1) need not lie within the limits of the local political subdivision.
- (3) A cost under Subsection (1) may include:
 - (a) the cost of equipment and furnishings for such improvements, facilities, or property;
 - (b) all costs incident to the authorization and issuance of bonds, including engineering, legal, and fiscal advisers' fees;
 - (c) costs incident to the issuance of bond anticipation notes, including interest to accrue on bond anticipation notes;
 - (d) interest estimated to accrue on the bonds during the period to be covered by the construction of the improvement, facility, or property and for 12 months after that period; and
 - (e) other amounts which the governing body finds necessary to establish bond reserve funds and to provide working capital related to the improvement, facility, or property.
- (4)

- (a) Except as provided in Subsection (4)(b), the proceeds from bonds issued on or after May 14, 2013, may not be used:
 - (i) for operation and maintenance expenses for more than one year after the date any of the proceeds are first used for those expenses; or
 - (ii) for capitalization of interest more than five years after the bonds are issued.
 - (b) The restrictions on the use of bond proceeds under Subsection (4)(a) do not apply to bonds issued to pay all or part of the costs of a claim, settlement, or judgment under Subsection (1)(d).
- (5) Beginning on or after July 1, 2021, a local political subdivision may not issue its negotiable bonds for a purpose described in Subsection (1)(d).

Amended by Chapter 386, 2016 General Session

Part 2 Bond Elections

11-14-201 Election on bond issues -- Qualified electors -- Resolution and notice.

- (1) The governing body of any local political subdivision that wishes to issue bonds under the authority granted in Section 11-14-103 shall:
 - (a) at least 75 days before the date of election:
 - (i) approve a resolution submitting the question of the issuance of the bonds to the voters of the local political subdivision; and
 - (ii) provide a copy of the resolution to:
 - (A) the lieutenant governor; and
 - (B) the election officer, as defined in Section 20A-1-102, charged with conducting the election; and
 - (b) comply with the requirements of Title 59, Chapter 1, Part 16, Transparency of Ballot Propositions Act.
- (2) The local political subdivision may not issue the bonds unless the majority of the qualified voters of the local political subdivision who vote on the bond proposition approve the issuance of the bonds.
- (3) Nothing in this section requires an election for the issuance of:
 - (a) refunding bonds; or
 - (b) other bonds not required by law to be voted on at an election.
- (4) The resolution calling the election shall include a ballot proposition, in substantially final form, that complies with the requirements of Subsection 11-14-206(2).

Amended by Chapter 356, 2014 General Session

11-14-202 Notice of election -- Contents -- Publication -- Mailing.

- (1) The governing body shall publish notice of the election:
 - (a)
 - (i) once per week for three consecutive weeks before the election in a newspaper of general circulation in the local political subdivision, in accordance with Section 11-14-316, the first publication occurring not less than 21, nor more than 35, days before the day of the election;

- (ii) if there is no newspaper of general circulation in the local political subdivision, at least 21 days before the day of the election, by posting one notice, and at least one additional notice per 2,000 population of the local political subdivision, in places within the local political subdivision that are most likely to give notice to the voters in the local political subdivision; or
 - (iii) at least three weeks before the day of the election, by mailing notice to each registered voter in the local political subdivision;
 - (b) on the Utah Public Notice Website created in Section 63F-1-701, for three weeks before the day of the election;
 - (c) in accordance with Section 45-1-101, for three weeks before the day of the election; and
 - (d) if the local political subdivision has a website, on the local political subdivision's website for at least three weeks before the day of the election.
- (2) When the debt service on the bonds to be issued will increase the property tax imposed upon the average value of a residence by an amount that is greater than or equal to \$15 per year, the governing body shall prepare and mail either a voter information pamphlet or a notification described in Subsection (8):
- (a) at least 15 days, but not more than 45 days, before the bond election;
 - (b) to each household containing a registered voter who is eligible to vote on the bonds; and
 - (c) that includes the information required by Subsections (4) and (5).
- (3) The election officer may change the location of, or establish an additional:
- (a) voting precinct polling place, in accordance with Subsection (6);
 - (b) early voting polling place, in accordance with Subsection 20A-3a-603(2); or
 - (c) election day voting center, in accordance with Subsection 20A-3a-703(2).
- (4) The notice described in Subsection (1) and the voter information pamphlet described in Subsection (2):
- (a) shall include, in the following order:
 - (i) the date of the election;
 - (ii) the hours during which the polls will be open;
 - (iii) the address of the Statewide Electronic Voter Information Website and, if available, the address of the election officer's website, with a statement indicating that the election officer will post on the website the location of each polling place for each voting precinct, each early voting polling place, and each election day voting center, including any changes to the location of a polling place and the location of an additional polling place;
 - (iv) a phone number that a voter may call to obtain information regarding the location of a polling place; and
 - (v) the title and text of the ballot proposition, including the property tax cost of the bond described in Subsection 11-14-206(2)(a); and
 - (b) may include the location of each polling place.
- (5) The voter information pamphlet required by this section shall include:
- (a) the information required under Subsection (4); and
 - (b) an explanation of the property tax impact, if any, of the issuance of the bonds, which may be based on information the governing body determines to be useful, including:
 - (i) expected debt service on the bonds to be issued;
 - (ii) a description of the purpose, remaining principal balance, and maturity date of any outstanding general obligation bonds of the issuer;
 - (iii) funds other than property taxes available to pay debt service on general obligation bonds;
 - (iv) timing of expenditures of bond proceeds;
 - (v) property values; and

- (vi) any additional information that the governing body determines may be useful to explain the property tax impact of issuance of the bonds.
- (6)
 - (a) Except as provided in Section 20A-1-308, the election officer may, after the deadlines described in Subsections (1) and (2):
 - (i) if necessary, change the location of a voting precinct polling place; or
 - (ii) if the election officer determines that the number of voting precinct polling places is insufficient due to the number of registered voters who are voting, designate additional voting precinct polling places.
 - (b) Except as provided in Section 20A-1-308, if an election officer changes the location of a voting precinct polling place or designates an additional voting precinct polling place, the election officer shall, as soon as is reasonably possible, give notice of the dates, times, and location of a changed voting precinct polling place or an additional voting precinct polling place:
 - (i) to the lieutenant governor, for posting on the Statewide Electronic Voter Information Website;
 - (ii) by posting the information on the website of the election officer, if available; and
 - (iii) by posting notice:
 - (A) of a change in the location of a voting precinct polling place, at the new location and, if possible, the old location; and
 - (B) of an additional voting precinct polling place, at the additional voting precinct polling place.
- (7) The governing body shall pay the costs associated with the notice required by this section.
- (8)
 - (a) The governing body may mail a notice printed on a postage prepaid, preaddressed return form that a person may use to request delivery of a voter information pamphlet by mail.
 - (b) The notice described in Subsection (8)(a) shall include:
 - (i) the website upon which the voter information pamphlet is available; and
 - (ii) the phone number a voter may call to request delivery of a voter information pamphlet by mail.
- (9) A local school board shall comply with the voter information pamphlet requirements described in Section 53G-4-603.

Amended by Chapter 31, 2020 General Session

11-14-203 Time for election -- Equipment -- Election officials -- Combining precincts.

- (1)
 - (a) The local political subdivision shall ensure that bond elections are conducted and administered according to the procedures set forth in this chapter and the sections of the Election Code specifically referenced by this chapter.
 - (b) When a local political subdivision complies with those procedures, there is a presumption that the bond election was properly administered.
- (2)
 - (a) A bond election may be held, and the proposition for the issuance of bonds may be submitted, on the same date as the regular general election, the municipal general election held in the local political subdivision calling the bond election, or at a special election called for the purpose on a date authorized by Section 20A-1-204.
 - (b) A bond election may not be held, nor a proposition for issuance of bonds be submitted, at the presidential primary election held under Title 20A, Chapter 9, Part 8, Presidential Primary Election.

- (3)
- (a) The bond election shall be conducted and administered by the election officer designated in Sections 20A-1-102 and 20A-5-400.5.
 - (b)
 - (i) The duties of the election officer shall be governed by Title 20A, Chapter 5, Part 4, Election Officer's Duties.
 - (ii) The publishing requirement under Subsection 20A-5-405(1)(h)(iii) does not apply when notice of a bond election has been provided according to the requirements of Section 11-14-202.
 - (c) The hours during which the polls are to be open shall be consistent with Section 20A-1-302.
 - (d) The appointment and duties of election judges shall be governed by Title 20A, Chapter 5, Part 6, Poll Workers.
 - (e) General voting procedures shall be conducted according to the requirements of Title 20A, Chapter 3a, Voting.
 - (f) The designation of election crimes and offenses, and the requirements for the prosecution and adjudication of those crimes and offenses are set forth in Title 20A, Election Code.
- (4) When a bond election is being held on a day when no other election is being held in the local political subdivision calling the bond election, voting precincts may be combined for purposes of bond elections so long as no voter is required to vote outside the county in which the voter resides.
- (5) When a bond election is being held on the same day as any other election held in a local political subdivision calling the bond election, or in some part of that local political subdivision, the polling places and election officials serving for the other election may also serve as the polling places and election officials for the bond election, so long as no voter is required to vote outside the county in which the voter resides.

Amended by Chapter 31, 2020 General Session

11-14-204 Challenges to voter qualifications.

- (1) Any person's qualifications to vote at a bond election may be challenged according to the procedures and requirements of Sections 20A-3a-205 and 20A-3a-803.
- (2) A bond election may not be invalidated on the grounds that ineligible voters voted unless:
 - (a) it is shown by clear and convincing evidence that ineligible voters voted in sufficient numbers to change the result of the bond election; and
 - (b) the complaint is filed before the expiration of the time period permitted for contests in Subsection 20A-4-403(3).
- (3) The votes cast by the voters shall be accepted as having been legally cast for purposes of determining the outcome of the election, unless the court in a bond election contest finds otherwise.

Amended by Chapter 31, 2020 General Session

11-14-205 Special registration not required -- Official register supplied by clerk.

- (1)
 - (a) Voter registration shall be administered according to the requirements of Title 20A, Chapter 2, Voter Registration.
 - (b) The governing body may not require or mandate any special registration of voters for a bond election.

- (2) The county clerk of each county in which a local political subdivision holding the bond election is located shall prepare the official register for the bond election according to the requirements of Section 20A-5-401.
- (3) The official register's failure to identify those voters not residing in the local political subdivision holding the bond election, or any inaccuracy in that identification, is not a ground for invalidating the bond election.

Amended by Chapter 83, 2006 General Session

11-14-206 Ballots -- Submission of ballot language -- Form and contents.

- (1) At least 75 days before the election, the governing body shall prepare and submit to the election officer:
 - (a) a ballot title for the bond proposition that includes the name of the local political subdivision issuing the bonds and the word "bond"; and
 - (b) a ballot proposition that meets the requirements of Subsection (2).
- (2)
 - (a) The governing body shall ensure that the ballot proposition includes:
 - (i) the maximum principal amount of the bonds;
 - (ii) the maximum number of years from the issuance of the bonds to final maturity;
 - (iii) the general purpose for which the bonds are to be issued; and
 - (iv) if issuance of the bonds will require the increase of the property tax imposed upon the average value of a residence by an amount that is greater than or equal to \$15 per year, the following information in substantially the following form and in the following order:

"PROPERTY TAX COST OF BONDS:

If the bonds are issued as planned, [if applicable: without regard to the taxes currently levied for outstanding bonds that will reduce over time,] an annual property tax to pay debt service on the bonds will be required over a period of ____ years in the estimated amount of \$____ (insert the average value of a residence in the taxing entity rounded to the nearest thousand dollars) on a residence and in the estimated amount of \$____ on a business property having the same value.

[If applicable] If there are other outstanding bonds, an otherwise scheduled tax decrease may not occur if these bonds are issued.

The foregoing information is only an estimate and is not a limit on the amount of taxes that the governing body may be required to levy in order to pay debt service on the bonds. The governing body is obligated to levy taxes to the extent provided by law in order to pay the bonds."
 - (b) The governing body may state the purpose of the bonds in general terms and need not specify the particular projects for which the governing body intends to issue the bonds or the specific amount of bond proceeds that the governing body intends to expend for each project.
 - (c) If the governing body intends that the bonds be payable in part from tax proceeds and in part from the operating revenues of the local political subdivision, or from any combination of tax proceeds and operating revenues, the governing body may indicate those payment sources on the bond proposition, but need not specify how the governing body intends to divide the bonds between those sources of payment.
 - (d)
 - (i) The governing body shall ensure that the bond proposition is followed by the words, "For the issuance of bonds" and "Against the issuance of bonds," with appropriate boxes in which the voter may indicate the voter's choice.

- (ii) Nothing in Subsection (2)(d)(i) prohibits the addition of descriptive information about the bonds.
- (3) If a bond proposition is submitted to a vote on the same day as any other election held in the local political subdivision calling the bond election, the governing body or an election officer may combine the bond proposition with the candidate ballot in a manner consistent with Section 20A-6-301 or 20A-6-402.
- (4) The governing body shall ensure that the ballot form complies with the requirements of Title 20A, Chapter 6, Ballot Form.

Amended by Chapter 31, 2020 General Session

11-14-207 Counting and canvassing -- Official finding.

- (1)
 - (a) Following the election officer's inspection and count of the ballots in accordance with the procedures of Title 20A, Chapter 4, Part 1, Counting Ballots and Tabulating Results, and Part 2, Transmittal and Disposition of Ballots and Election Returns, the governing body shall meet and canvass the election results.
 - (b)
 - (i) The governing body of the local political subdivision is the board of canvassers for the bond proposition.
 - (ii) The board of canvassers shall always consist of a quorum of the governing body.
 - (c) The canvass of the election results shall be made in public no sooner than seven days after the election and no later than 14 days after the election.
 - (d) The canvass of election results shall be conducted according to the procedures and requirements of Subsection 20A-4-301(3) and Sections 20A-4-302 and 20A-4-303.
 - (e) If a bond proposition is submitted to a vote on the same day as any other election held in the local political subdivision calling the bond election, the governing body shall coordinate the date of its canvass with any other board of canvassers appointed under Section 20A-4-301.
- (2)
 - (a) After the canvass of election returns, the governing body shall record in its minutes:
 - (i) an official finding as to the total number of votes cast, the number of affirmative votes, the number of negative votes, the number of challenged voters, the number of challenged voters that were issued a provisional ballot, and the number of provisional ballots that were counted; and
 - (ii) an official finding that the bond proposition was approved or rejected.
 - (b) The governing body need not file with the county clerk or with any other official:
 - (i) any statement or certificate of the election results;
 - (ii) any affidavit with respect to the facts pertaining to the election; or
 - (iii) any affidavit pertaining to the indebtedness and valuation of the municipality.
- (3) The official finding that the majority of the qualified voters of the local political subdivision voting on the bond proposition approved the issuance of the bonds is conclusive in any action or proceeding involving the validity of the election or involving the determination or declaration of the result of the election if the action is filed after the expiration of the period provided in Subsection 20A-4-403(3).

Amended by Chapter 83, 2006 General Session

11-14-208 Contest of election results -- Procedure.

- (1)
 - (a) Any person wishing to contest the results of a bond election shall comply with the procedures and requirements of Title 20A, Chapter 4, Part 4, Recounts and Election Contests.
 - (b) The local political subdivision calling the election shall be regarded as the defendant.
- (2) Unless the complaint is filed within the period prescribed in Subsection 20A-4-403(3), a court may not:
 - (a) allow an action contesting the bond election to be maintained; or
 - (b) set aside or hold the bond election invalid.

Enacted by Chapter 105, 2005 General Session

Part 3

Issuance of Bonds

11-14-301 Issuance of bonds by governing body -- Computation of indebtedness under constitutional and statutory limitations.

- (1) If the governing body has declared the bond proposition to have carried and no contest has been filed, or if a contest has been filed and favorably terminated, the governing body may proceed to issue the bonds voted at the election.
- (2)
 - (a) It is not necessary that all of the bonds be issued at one time, but, except as otherwise provided in this Subsection (2), bonds approved by the voters may not be issued more than 10 years after the day on which the election is held.
 - (b) The 10-year period described in Subsection (2)(a) is tolled if, at any time during the 10-year period:
 - (i) an application for a referendum petition is filed with a local clerk, in accordance with Section 20A-7-602, with respect to the local obligation law relating to the bonds; or
 - (ii) the bonds are challenged in a court of law or an administrative proceeding in relation to:
 - (A) the legality or validity of the bonds, or the election or proceedings authorizing the bonds;
 - (B) the authority of the local political subdivision to issue the bonds;
 - (C) the provisions made for the security or payment of the bonds; or
 - (D) any other issue that materially and adversely affects the marketability of the bonds, as determined by the individual or body that holds the executive powers of the local political subdivision.
 - (c) For a bond described in this section that is approved by voters on or after May 8, 2002, but before May 14, 2019, a tolling period described in Subsection (2)(b)(i) ends on the later of the day on which:
 - (i) the local clerk determines that the petition is insufficient, in accordance with Subsection 20A-7-607(2)(c), unless an application, described in Subsection 20A-7-607(4)(a), is made to a court;
 - (ii) a court determines, under Subsection 20A-7-607(4)(c), that the petition for the referendum is not legally sufficient; or
 - (iii) for a referendum petition that is sufficient, the governing body declares, as provided by law, the results of the referendum election on the local obligation law.
 - (d) For a bond described in this section that was approved by voters on or after May 14, 2019, a tolling period described in Subsection (2)(b)(i) ends:

- (i) if a county, city, town, metro township, or court determines, under Section 20A-7-602.7, that the proposed referendum is not legally referable to voters, the later of:
 - (A) the day on which the county, city, town, or metro township provides the notice described in Subsection 20A-7-602.7(1)(b)(ii); or
 - (B) if a sponsor appeals, under Subsection 20A-7-602.7(4), the day on which a court decision that the proposed referendum is not legally referable to voters becomes final; or
 - (ii) if a county, city, town, metro township, or court determines, under Section 20A-7-602.7, that the proposed referendum is legally referable to voters, the later of:
 - (A) the day on which the local clerk determines, under Section 20A-7-607, that the number of certified names is insufficient for the proposed referendum to appear on the ballot; or
 - (B) if the local clerk determines, under Section 20A-7-607, that the number of certified names is sufficient for the proposed referendum to appear on the ballot, the day on which the governing body declares, as provided by law, the results of the referendum election on the local obligation law.
 - (e) A tolling period described in Subsection (2)(b)(ii) ends after:
 - (i) there is a final settlement, a final adjudication, or another type of final resolution of all challenges described in Subsection (2)(b)(ii); and
 - (ii) the individual or body that holds the executive powers of the local political subdivision issues a document indicating that all challenges described in Subsection (2)(b)(ii) are resolved and final.
 - (f) If the 10-year period described in Subsection (2)(a) is tolled under this Subsection (2) and, when the tolling ends and after giving effect to the tolling, the period of time remaining to issue the bonds is less than one year, the period of time remaining to issue the bonds shall be extended to one year.
 - (g) The tolling provisions described in this Subsection (2) apply to all bonds described in this section that were approved by voters on or after May 8, 2002.
- (3)
- (a) Bonds approved by the voters may not be issued to an amount that will cause the indebtedness of the local political subdivision to exceed that permitted by the Utah Constitution or statutes.
 - (b) In computing the amount of indebtedness that may be incurred pursuant to constitutional and statutory limitations, the constitutionally or statutorily permitted percentage, as the case may be, shall be applied to the fair market value, as defined under Section 59-2-102, of the taxable property in the local political subdivision, as computed from the last applicable equalized assessment roll before the incurring of the additional indebtedness.
 - (c) In determining the fair market value of the taxable property in the local political subdivision as provided in this section, the value of all tax equivalent property, as defined in Section 59-3-102, shall be included as a part of the total fair market value of taxable property in the local political subdivision, as provided in Title 59, Chapter 3, Tax Equivalent Property Act.
- (4) Bonds of improvement districts issued in a manner that they are payable solely from the revenues to be derived from the operation of the facilities of the district may not be included as bonded indebtedness for the purposes of the computation.
- (5) Where bonds are issued by a city, town, or county payable solely from revenues derived from the operation of revenue-producing facilities of the city, town, or county, or payable solely from a special fund into which are deposited excise taxes levied and collected by the city, town, or county, or excise taxes levied by the state and rebated pursuant to law to the city, town, or county, or any combination of those excise taxes, the bonds shall be included as bonded indebtedness of the city, town, or county only to the extent required by the Utah Constitution,

and any bonds not so required to be included as bonded indebtedness of the city, town, or county need not be authorized at an election, except as otherwise provided by the Utah Constitution, the bonds being hereby expressly excluded from the election requirement of Section 11-14-201.

- (6) A bond election is not void when the amount of bonds authorized at the election exceeded the limitation applicable to the local political subdivision at the time of holding the election, but the bonds may be issued from time to time in an amount within the applicable limitation at the time the bonds are issued.
- (7)
 - (a) A local political subdivision may not receive, from the issuance of bonds approved by the voters at an election, an aggregate amount that exceeds by more than 2% the maximum principal amount stated in the bond proposition.
 - (b) The provision in Subsection (7)(a) applies to bonds issued pursuant to an election held after January 1, 2019.

Amended by Chapter 203, 2019 General Session

11-14-302 Resolution -- Negotiability -- Registration -- Maturity -- Interest -- Payment -- Redemption -- Combining issues -- Sale -- Financing plan.

- (1)
 - (a) Bonds issued under this chapter:
 - (i) shall:
 - (A) be authorized by resolution of the governing body;
 - (B) be fully negotiable for all purposes;
 - (C) mature at such time or times not more than 40 years from their date;
 - (D) bear interest at such rate or rates, if any;
 - (E) be payable at such place or places;
 - (F) be in such form;
 - (G) be executed in such manner;
 - (H) be sold in such manner and at such prices, either at, in excess of, or below face value; and
 - (I) be issued in such manner and with such details as may be provided by resolution; and
 - (ii) may be made:
 - (A) registrable as to principal alone or as to principal and interest; or
 - (B) redeemable prior to maturity at such times and on such terms.
 - (b) Interest rate limitations elsewhere appearing in the laws of Utah do not apply to nor limit the rate of interest on bonds issued under this chapter.
- (2)
 - (a) If the bonds bear interest at a variable rate or rates, the resolution described in Subsection (1)(a)(i)(A) shall provide for the establishment of a method or methods by which the interest rate or rates on the bonds may be determined.
 - (b) If the resolution specifies a method by which interest on the bonds may be determined, the resolution shall also specify the maximum rate of interest the bonds may bear.
 - (c) Bonds voted for different purposes by separate propositions at the same or different bond elections may in the discretion of the governing body be combined and offered for sale as one issue of bonds.

- (d) The resolution providing for this combination and the printed bonds for the combined issue shall separately set forth the amount being issued for each of the purposes provided for in each proposition submitted to the electors.
 - (e) If the local political subdivision has retained a fiscal agent to assist and advise it with respect to the bonds and the fiscal agent has received or is to receive a fee for such services, the bonds may be sold to the fiscal agent but only if the sale is made pursuant to a sealed bid submitted by the fiscal agent at an advertised public sale.
 - (f) The governing body may, by resolution, delegate to one or more officers of the local political subdivision the authority to:
 - (i) in accordance with and within the parameters set forth in the resolution, approve the final interest rate or rates, price, principal amount, maturity or maturities, redemption features, and other terms of the bond; and
 - (ii) approve and execute all documents relating to the issuance of a bond.
- (3)
- (a)
 - (i) All bonds shall be paid by the treasurer of the local political subdivision or the treasurer's duly authorized agent on their respective maturity dates or on the dates fixed for the bonds redemption.
 - (ii) All bond coupons, other than coupons cancelled because of the redemption of the bonds to which they apply, shall similarly be paid on their respective dates or as soon thereafter as the bonds or coupons are surrendered.
 - (b) Upon payment of a bond or coupon, the treasurer of the local political subdivision or the treasurer's duly authorized agent, shall perforate the bond or coupon with a device suitable to indicate payment.
 - (c) Any bonds or coupons which have been paid or cancelled may be destroyed by the treasurer of the local political subdivision or by the treasurer's duly authorized agent.
- (4)
- (a) Bonds, bond anticipation notes, or tax anticipation notes with maturity dates of one year or less may be authorized by a local political subdivision from time to time pursuant to a plan of financing adopted by the governing body.
 - (b) The plan of financing shall specify the terms and conditions under which the bonds or notes may be issued, sold, and delivered, the officers of the local political subdivision authorized to issue the bonds or notes, the maximum amount of bonds or notes which may be outstanding at any one time, the source or sources of payment of the bonds or notes, and all other details necessary for issuance of the bonds or notes.
 - (c) Subject to the Constitution, the governing body of the local political subdivision may include in the plan of financing the terms and conditions of agreements which may be entered into by the local political subdivision with banking institutions for letters of credit or for standby letters of credit to secure the bonds or notes, including payment from any legally available source of fees, charges, or other amounts coming due under the agreements entered into by the local political subdivision.

Amended by Chapter 145, 2011 General Session

11-14-303 Bonds, notes, or other obligations of political subdivisions exempt from taxation except corporate franchise tax.

All bonds, notes, or other obligations issued under this chapter or under any other law authorizing the issuance of bonds, notes, or indebtedness by a local political subdivision or any

other political subdivision now existing or subsequently created under the laws of Utah, including bonds payable solely from special assessments and tax anticipation indebtedness, and the interest on them shall be exempt from all taxation in this state, except for the corporate franchise tax.

Amended by Chapter 83, 2006 General Session

11-14-304 Facsimile signatures and facsimile seal, use permitted -- Validity of signed bonds.

- (1) If the use of a facsimile signature is authorized by the body empowered by law to authorize the issuance of the bonds or other obligations of any agency, instrumentality, or institution of this state or of any municipal corporation, political subdivision, improvement district, taxing district, or other governmental entity within the state, whether or not issued under this chapter, any officer so authorized may execute, authenticate, certify, or endorse, or cause to be executed, authenticated, certified, or endorsed the bond or other obligation, or any certificate required to be executed on the back thereof, with a facsimile signature in lieu of his manual signature if at least one signature required or permitted to be placed on the face thereof shall be manually subscribed. Upon compliance with this chapter by the authorized officer, his facsimile signature has the same legal effect as his manual signature. When any seal is required in the execution, authentication, certification, or endorsement of the bond or other obligation, or any certificate required to be executed on the back thereof, the authorized officer may cause the seal to be printed, engraved, lithographed, stamped, or otherwise placed in facsimile thereon. The facsimile seal has the same legal effect as the impression of the seal.
- (2) Bonds or other obligations bearing the signatures (manual or facsimile) of officers in office on the date of the execution thereof shall be valid and binding obligations notwithstanding that before the delivery thereof any or all of the persons whose signatures appear thereon shall have ceased to be officers of the local political subdivision.

Renumbered and Amended by Chapter 105, 2005 General Session

11-14-304.5 Recital in bonds -- Incontestability.

- (1) In the resolution authorizing bonds to be issued as provided in this chapter or other applicable law, a local political subdivision may require that the bonds recite that they are issued under authority of this chapter or other applicable law.
- (2)
 - (a) A bond recital as provided in Subsection (1) conclusively establishes full compliance with all the provisions of applicable law.
 - (b) All bonds issued containing a recital as provided in Subsection (1) shall be incontestable for any reason after their delivery for value.

Enacted by Chapter 83, 2006 General Session

11-14-305 Registration, denominations, and exchange of obligations.

- (1) As used in this section, "obligations" means bonds, bond anticipation notes, and tax anticipation notes.
- (2) Unless otherwise provided by the local political subdivision, Title 15, Chapter 7, Registered Public Obligations Act, governs and applies to all obligations issued in registered form. If Title 15, Chapter 7, Registered Public Obligations Act, is inapplicable to an issue of obligations, Subsection (3) governs and applies with respect to such issue.

- (3) Any obligations issued under this chapter may be issued in denominations as determined by the governing body. The governing body may provide for the exchange of any of these obligations after issuance for obligations of larger or smaller denominations in such manner as may be provided in the authorizing resolution, provided the obligations in changed denominations shall be exchanged for the original obligations in like aggregate principal amounts and in such manner that no overlapping interest is paid; and such obligations in changed denominations shall bear interest at the same rate or rates, if any, shall mature on the same date or dates, shall be as nearly as practicable in the same form except for an appropriate recital as to the exchange, and shall in all other respects, except as to denominations and numbers, be identical with the original obligations surrendered for exchange. Where any exchange is made under this section, the obligations surrendered by the holders at the time of exchange shall be cancelled; any such exchange shall be made only at the request of the holders of the obligations to be surrendered; and the governing body may require all expenses incurred in connection with such exchange, including the authorization and issuance of the new obligations, to be paid by such holders.

Amended by Chapter 83, 2006 General Session

11-14-306 Additional pledge for general obligation bonds -- Revenue bonds -- Resolution.

- (1) To the extent constitutionally permissible, local political subdivisions may pledge as an additional source of payment for their general obligation bonds all or any part of revenues, fees, and charges attributable to the operation or availability of facilities or may issue bonds payable solely from such revenues, fees, or charges.
- (2)
- (a) The governing body may issue bonds payable solely from revenues, fees, or charges attributable to extensions and improvements to revenue-producing facilities.
 - (b) If the governing body issues bonds under Subsection (2)(a), the resolution authorizing these bonds shall set forth as a finding of the governing body:
 - (i) the value of the then existing facility and the value of this facility after completion of the extensions or improvements proposed to be constructed; and
 - (ii) that portion of the revenues, fees, or charges derived from the entire facility when the contemplated extensions and improvements are completed which the value of the existing facility bears to the value of the facility after completion shall be considered to be revenue derived from the existing facility and the remainder may be set aside and pledged to the payment of the principal of and interest on the bonds and for the establishment of appropriate reserve fund or funds, and such portion shall be considered to be revenue derived exclusively from the extensions and improvements.
- (3)
- (a) Any resolution or trust indenture authorizing bonds to which such revenues, fees, or charges are pledged may contain such covenants with the future holder or holders of the bonds as to the management and operation of the affected facilities, the imposition, collection, and disposition of rates, fees, and charges for commodities and services furnished thereby, the issuance of future bonds, the creation of future liens and encumbrances against the facilities, the carrying of insurance, the keeping of books and records, the deposit and paying out of revenues, fees, or charges and bond proceeds, the appointment and duties of a trustee, and other pertinent matters as may be considered proper by the governing body.
 - (b) If the revenue, fee, or charge so pledged involves either sewer or water revenues, fees, or charges or both sewer and water revenues, fees, or charges, provision may be made

for charges for sewer services and water services to be billed in a single bill and for the suspension of water or sewer services, or both, to any customer who shall become delinquent in the payment due for either.

- (c) Provision may be made for the securing of such bonds by a trust indenture, but no such indenture shall convey, mortgage, or create any lien upon property of the local political subdivision.
- (d) Either the bond resolution or such trust indenture may impose in the holders of the bonds full rights to enforce the provisions thereof, and may include terms and conditions upon which the holders of the bonds or any proportion of them, or a trustee therefor, shall be entitled to the appointment of a receiver who may enter and take possession of the facility or facilities, the revenues, fees, or charges of which are so pledged, and may operate and maintain them, prescribe charges and collect, receive, and apply all revenues, fees, or charges therefrom arising in the same manner as the local political subdivision itself might do.

Amended by Chapter 83, 2006 General Session

11-14-307 Revenue bonds payable out of excise tax revenues.

- (1) To the extent constitutionally permissible, a city, town, or county may:
 - (a) issue bonds payable solely from a special fund into which are to be deposited:
 - (i) excise taxes levied and collected by the city, town, or county;
 - (ii) excise taxes levied by the state and rebated pursuant to law to the city, town, or county; or
 - (iii) a combination of the excise taxes described in Subsections (1)(a)(i) and (ii); or
 - (b) pledge all or any part of the excise taxes described in Subsection (1)(a) as an additional source of payment for general obligation bonds it issues.
- (2)
 - (a) If the covenant is not inconsistent with this chapter, a resolution or trust indenture providing for the issuance of bonds payable in whole or in part from the proceeds of excise tax revenues may contain covenants with the holder or holders of the bonds as to:
 - (i) the excise tax revenues;
 - (ii) the disposition of the excise tax revenues;
 - (iii) the issuance of future bonds; and
 - (iv) other pertinent matters that are considered necessary by the governing body to assure the marketability of those bonds.
 - (b) A resolution may also include provisions to insure the enforcement, collection, and proper application of excise tax revenues as the governing body may think proper.
 - (c) The proceeds of bonds payable in whole or in part from pledged class B or C road funds shall be used to construct, repair, and maintain streets and roads in accordance with Sections 72-6-108 and 72-6-110 and to fund any reserves and costs incidental to the issuance of the bonds.
 - (d) When any bonds payable from excise tax revenues have been issued, the resolution or other enactment of the legislative body imposing the excise tax and pursuant to which the tax is being collected, the obligation of the governing body to continue to levy, collect, and allocate the excise tax, and to apply the revenues derived from the excise tax in accordance with the provisions of the authorizing resolution or other enactment, shall be irrevocable until the bonds have been paid in full as to both principal and interest, and is not subject to amendment in any manner that would impair the rights of the holders of those bonds or which would in any way jeopardize the timely payment of principal or interest when due.
- (3)

- (a) The state pledges to and agrees with the holders of any bonds issued by a city, town, or county to which the proceeds of excise taxes collected by the state and rebated to the city, town, or county are devoted or pledged as authorized in this section, that the state will not alter, impair, or limit the excise taxes in a manner that reduces the amounts to be rebated to the city, town, or county which are devoted or pledged as authorized in this section until the bonds or other securities, together with applicable interest, are fully met and discharged.
 - (b) Nothing in this Subsection (3) precludes alteration, impairment, or limitation of excise taxes if adequate provision is made by law for the protection of the holders of the bonds.
 - (c) A city, town, or county may include this pledge and undertaking for the state in those bonds.
- (4)
- (a) Outstanding bonds to which excise tax revenues are pledged as the sole source of payment may not at any one time exceed an amount for which the average annual installments of principal and interest will exceed 80% of the total excise tax revenues received by the issuing entity from the collection or rebate of the excise tax revenues during the fiscal year of the issuing entity immediately preceding the fiscal year in which the resolution authorizing the issuance of bonds is adopted.
 - (b) If an excise tax has not been levied by a city, town, or county for a sufficient period of time to determine the 80% bond payment requirement under Subsection (4)(a), a city, town, or county may use an excise tax revenue that is currently levied within the same geographic coverage area and with the same percentage of collection to determine the amount of excise tax revenues that are expected to be received to determine the 80% bond payment requirement under Subsection (4)(a).
- (5) Bonds issued solely from a special fund into which are to be deposited excise tax revenues constitutes a borrowing solely upon the credit of the excise tax revenues received or to be received by the city, town, or county and does not constitute an indebtedness or pledge of the general credit of the city, town, or county.
- (6) Before issuing any bonds under this section, a city, town, or county shall comply with Section 11-14-318.
- (7) A city, town, or county shall submit the question of whether or not to issue any bonds under this section to voters for their approval or rejection if, within 30 calendar days after the notice required by Section 11-14-318, a written petition requesting an election and signed by at least 20% of the registered voters in the city, town, or county is filed with the city, town, or county.

Amended by Chapter 21, 2008 General Session

11-14-308 Special service district bonds secured by federal mineral lease payments -- Use of bond proceeds -- Bond resolution -- Nonimpairment of appropriation formula -- Issuance of bonds.

- (1) Special service districts may:
 - (a) issue bonds payable, in whole or in part, from federal mineral lease payments which are to be deposited into the Mineral Lease Account under Section 59-21-1 and distributed to special service districts under Subsection 59-21-2(2)(h); or
 - (b) pledge all or any part of the mineral lease payments described in Subsection (1)(a) as an additional source of payment for their general obligation bonds.
- (2) The proceeds of these bonds may be used:
 - (a) to construct, repair, and maintain streets and roads;
 - (b) to fund any reserves and costs incidental to the issuance of the bonds and pay any associated administrative costs; and

(c) for capital projects of the special service district.

(3)

(a) The special service district board shall enact a resolution authorizing the issuance of bonds which, until the bonds have been paid in full:

(i) shall be irrevocable; and

(ii) may not be amended in any manner that would:

(A) impair the rights of the bond holders; or

(B) jeopardize the timely payment of principal or interest when due.

(b) Notwithstanding any other provision of this chapter, the resolution described in Subsection (3)

(a) may contain covenants with the bond holder regarding:

(i) mineral lease payments, or their disposition;

(ii) the issuance of future bonds; or

(iii) other pertinent matters considered necessary by the governing body to:

(A) assure the marketability of the bonds; or

(B) insure the enforcement, collection, and proper application of mineral lease payments.

(4)

(a) Except as provided in Subsection (4)(b), the state may not alter, impair, or limit the statutory appropriation formula provided in Subsection 59-21-2(2)(h), in a manner that reduces the amounts to be distributed to the special service district until the bonds and the interest on the bonds are fully met and discharged. Each special service district may include this pledge and undertaking of the state in these bonds.

(b) Nothing in this section:

(i) may preclude the alteration, impairment, or limitation of these bonds if adequate provision is made by law for the protection of the bond holders; or

(ii) shall be construed:

(A) as a pledge guaranteeing the actual dollar amount ultimately received by individual special service districts;

(B) to require the Department of Transportation to allocate the mineral lease payments in a manner contrary to the general allocation method described in Subsection 59-21-2(2)(h); or

(C) to limit the Department of Transportation in making rules or procedures allocating mineral lease payments pursuant to Subsection 59-21-2(2)(h).

(5)

(a) The average annual installments of principal and interest on bonds to which mineral lease payments have been pledged as the sole source of payment may not at any one time exceed:

(i) 80% of the total mineral lease payments received by the issuing entity during the fiscal year of the issuing entity immediately preceding the fiscal year in which the resolution authorizing the issuance of bonds is adopted; or

(ii) if the bonds are issued during the first fiscal year the issuing entity is eligible to receive funds, 60% of the amount estimated by the Department of Transportation to be appropriated to the issuing entity in that fiscal year.

(b) The Department of Transportation is not liable for any loss or damage resulting from reliance on the estimates.

(6) The final maturity date of the bonds may not exceed 15 years from the date of their issuance.

(7) Bonds may not be issued under this section after December 31, 2020.

(8) Bonds which are payable solely from a special fund into which mineral lease payments are deposited constitute a borrowing based solely upon the credit of the mineral lease payments

received or to be received by the special service district and do not constitute an indebtedness or pledge of the general credit of the special service district or the state.

Amended by Chapter 1, 2011 Special Session 2

Amended by Chapter 1, 2011 Special Session 2

11-14-309 Refunding bonds -- Limitation on redemption of bonds.

- (1) Any bond issued under this chapter may be refunded as provided in the Utah Refunding Bond Act.
- (2) Nothing contained in this chapter nor in any other law of this state may be construed to permit any local political subdivision to call outstanding bonds for redemption in order to refund those bonds or in order to pay them prior to their stated maturities, unless:
 - (a) the right to call the bonds for redemption was specifically reserved and stated in the bonds at the time of their issuance; and
 - (b) all conditions with respect to the manner, price, and time applicable to the redemption as set forth in the proceedings authorizing the outstanding bonds are strictly observed.
- (3) A holder of an outstanding bond may not be compelled to surrender the bond for refunding before its stated maturity or optional date of redemption expressly reserved in the bond, even though the refunding might result in financial benefit to the local political subdivision issuing the bond.

Renumbered and Amended by Chapter 105, 2005 General Session

11-14-310 General obligation bonds -- Levy and collection of taxes.

- (1)
 - (a)
 - (i) Any bonds issued under this chapter that are not payable solely from revenues other than those derived from ad valorem taxes are full general obligations of the local political subdivision.
 - (ii) The local political subdivision's full faith and credit is pledged for the prompt and punctual payment of principal of and interest on the local political subdivision's general obligation bonds.
 - (iii) A local political subdivision is required, regardless of any limitations that may otherwise exist on the amount of taxes that the local political subdivision may levy, to provide for the annual levy and collection of ad valorem taxes, without limitation as to the rate or amount, on all taxable property in the local political subdivision fully sufficient for the payment of principal and interest on the local political subdivision's general obligation bonds as the principal and interest become due.
 - (iv) If by law ad valorem taxes for the local political subdivision are levied by a board other than its governing body:
 - (A) the taxes shall be levied by the other board; and
 - (B) the local political subdivision shall, each year, provide the levying board with all information necessary to levy the taxes in the required amount.
 - (v) Taxes levied under Subsection (1)(a)(iv) shall be levied and collected by the same officers, at the same time, and in the same manner as are other taxes levied for the local political subdivision.
 - (b) The pledge of the taxes levied under this section shall constitute an automatically arising first lien on the taxes as provided in Section 11-14-501.

- (c)
 - (i) A local school board may use revenues remaining from a tax levied under this section for school district technology programs or projects after the principal of and premium and interest on the district's general obligation bonds have been paid for the applicable period for which the taxes were levied.
 - (ii) A lien created pursuant to Section 11-14-501 does not attach to any technology programs or projects paid for from the remaining tax revenues under Subsection (1)(c)(i).
- (2)
 - (a) If a local political subdivision neglects or fails for any reason to levy or collect or to cause to be levied or collected sufficient taxes for the prompt and punctual payment of such principal and interest, a person in interest may enforce levy and collection of sufficient taxes in a court having jurisdiction of the subject matter.
 - (b) A suit, action, or proceeding brought by a person in interest under Subsection (2)(a) shall be a preferred cause and shall be heard and disposed of without delay.
 - (c) All provisions of the constitution and laws relating to the collection of county and municipal taxes and tax sales apply to and regulate the collection of the taxes levied pursuant to this section, through the officer whose duty it is to collect the taxes and money due the local political subdivision.

Amended by Chapter 366, 2020 General Session

11-14-311 Bond anticipation notes.

- (1)
 - (a) If the governing body considers it advisable and in the interests of the local political subdivision to anticipate the issuance of bonds to be issued under this chapter, the governing body may, pursuant to appropriate resolution, issue bond anticipation notes.
 - (b) Each resolution authorizing the issuance of bond anticipation notes shall:
 - (i) describe the bonds in anticipation of which the notes are to be issued;
 - (ii) specify the principal amount of the notes and the maturity dates of the notes; and
 - (iii) specify either the rates of interest, if any, on the notes or the method by which interest on the notes may be determined while the notes are outstanding.
 - (c) If the resolution specifies a method by which the interest rates on the notes may be determined, the resolution may specify the maximum rate of interest which the notes may bear.
- (2) Bond anticipation notes shall be issued and sold in a manner and at a price, either at, below, or above face value, as the governing body determines by resolution. Interest on bond anticipation notes may be made payable semiannually, annually, or at maturity. Bond anticipation notes may be made redeemable prior to maturity at the option of the governing body in the manner and upon the terms fixed by the resolution authorizing their issuance. Bond anticipation notes shall be executed and shall be in a form and have details and terms as provided in the authorizing resolution.
- (3) Contemporaneously with the issuance of the bonds in anticipation of which bond anticipation notes are issued, provision shall be made for the retirement of any outstanding bond anticipation notes.
- (4) Whenever the bonds in anticipation of which notes are issued are to be payable from ad valorem taxes and constitute full general obligations of the local political subdivision, the bond anticipation notes and the interest on them shall be secured by a pledge of the full faith and credit of the local political subdivision in the manner provided in Section 11-14-310 and shall

also be made payable from funds derived from the sale of the bonds in anticipation of which the notes are issued. Whenever the bonds in anticipation of which the notes are to be issued are to be payable solely from revenues derived from the operation of revenue-producing facilities, these bond anticipation notes and the interest on them shall be secured by a pledge of the income and revenues derived by the local political subdivision from the revenue-producing facilities and shall also be made payable from funds derived from the sale of the bonds in anticipation of which the notes are issued.

- (5) Bond anticipation notes issued under this section may be refunded by the issuance of other bond anticipation notes issued under this section.
- (6) Sections 11-14-304, 11-14-305, 11-14-315, 11-14-316, and 11-14-401 apply to all bond anticipation notes issued under this section.
- (7) Bonds are not considered to have been issued outside of the 10-year period described in Section 11-14-301, if the issuance of the bonds is anticipated under this section by bond anticipation notes issued before the expiration of the 10-year period.

Amended by Chapter 204, 2012 General Session

11-14-312 Prior bonds validated -- Exceptions.

All bonds issued by any local political subdivision before May 1, 2006, and all proceedings had in the authorization and issuance of them are hereby validated, ratified, and confirmed; and all such bonds are declared to constitute legally binding obligations in accordance with their terms. Nothing in this section shall be construed to affect or validate any bonds, the legality of which is being contested as of May 1, 2006.

Amended by Chapter 83, 2006 General Session

11-14-313 Issuance of negotiable notes or bonds authorized -- Limitation on amount of tax anticipation notes or bonds -- Procedure.

- (1)
 - (a) For the purpose of meeting the current expenses of the local political subdivision and for any other purpose for which funds of the local political subdivision may be expended, a local political subdivision may, if authorized by a resolution of its governing body, borrow money by issuing its negotiable notes or bonds in an initial principal amount:
 - (i) not in excess of 90% of the taxes and other revenues of the local political subdivision for the current fiscal year, if the notes or bonds are issued after the annual tax levy for taxes falling due during the fiscal year in which the notes or bonds are issued;
 - (ii) not in excess of 75% of the taxes and other revenues of the local political subdivision for the preceding fiscal year, if the notes or bonds are issued prior to the annual tax levy for taxes falling due during the fiscal year in which the bonds or notes are issued; or
 - (iii) not in excess of 75% of the taxes and other revenues that the governing body of the local political subdivision estimates that the local political subdivision will receive for the current fiscal year, if the notes or bonds are issued within 24 months following the creation of the local political subdivision.
 - (b) The proceeds of the notes or bonds shall be applied only in payment of current and necessary expenses and other purposes for which funds of the local political subdivision may be expended.

- (c) There shall be included in the annual levy a tax and there shall be provision made for the imposition and collection of sufficient revenues other than taxes sufficient to pay the notes or bonds at maturity.
- (d) If the taxes and other revenues in any one year are insufficient through delinquency or uncollectibility of taxes or other cause to pay when due all the lawful debts of the local political subdivision which have been or may hereafter be contracted, the governing body of the local political subdivision is authorized and directed to levy and collect in the next succeeding year a sufficient tax and to provide for the imposition and collection of sufficient revenues other than taxes to pay all of such lawfully contracted indebtedness, and may borrow as provided in this section in anticipation of such tax and other revenues to pay any such lawfully contracted indebtedness.
- (e) Each resolution authorizing the issuance of tax anticipation notes or bonds shall:
 - (i) describe the taxes or revenues in anticipation of which the notes or bonds are to be issued; and
 - (ii) specify the principal amount of the notes or bonds, any interest rates, including a variable interest rate, the notes or bonds shall bear, and the maturity dates of the notes or bonds, which dates may not extend beyond the last day of the issuing local political subdivision's fiscal year.
- (2) Tax anticipation notes or bonds shall be issued and sold in such manner and at such prices, whether at, below, or above face value, as the governing body shall by resolution determine. Tax anticipation notes or bonds shall be in bearer form, except that the governing body may provide for the registration of the notes or bonds in the name of the owner, either as to principal alone, or as to principal and interest. Tax anticipation notes or bonds may be made redeemable prior to maturity at the option of the governing body in the manner and upon the terms fixed by the resolution authorizing their issuance. Tax anticipation notes or bonds shall be executed and shall be in such form and have such details and terms as shall be provided in the authorizing resolution.
- (3) The provisions of Sections 11-14-303, 11-14-304, 11-14-305, 11-14-313, 11-14-315, 11-14-316, 11-14-401, 11-14-403, and 11-14-404 shall apply to all tax anticipation notes or bonds issued under this section. In applying these sections to tax anticipation notes, "bond" or "bonds" as used in these sections shall be deemed to include tax anticipation notes.

Amended by Chapter 378, 2010 General Session

11-14-314 Tax anticipation obligations validated.

All obligations issued in anticipation of the collection of taxes and other revenues by any local political subdivision before May 1, 2006, and all proceedings had in the authorization and issuance of them are validated, ratified, and confirmed; and all these obligations are declared to constitute legally binding obligations in accordance with their terms. Nothing in this section shall be construed to affect or validate any of these obligations, the legality of which is being contested as of May 1, 2006.

Amended by Chapter 83, 2006 General Session

11-14-315 Nature and validity of bonds issued -- Applicability of other statutory provisions -- Budget provision required -- Applicable procedures for issuance.

Bonds issued under this chapter shall have all the qualities of negotiable paper, shall be incontestable in the hands of bona fide purchasers or holders for value and are not invalid for

any irregularity or defect in the proceedings for their issuance and sale. This chapter is intended to afford an alternative method for the issuance of bonds by local political subdivisions and may not be so construed as to deprive any local political subdivision of the right to issue its bonds under authority of any other statute, but nevertheless this chapter shall constitute full authority for the issue and sale of bonds by local political subdivisions. The provisions of Section 11-1-1, Utah Code Annotated 1953, are not applicable to bonds issued under this chapter. Any local political subdivision subject to the provisions of any budget law shall in its annual budget make proper provision for the payment of principal and interest currently falling due on bonds issued hereunder, but no provision need be made in any such budget prior to the issuance of the bonds for the issuance thereof or for the expenditure of the proceeds thereof. No ordinance, resolution or proceeding in respect to the issuance of bonds hereunder shall be necessary except as herein specifically required, nor shall the publication of any resolution, proceeding or notice relating to the issuance of the bonds be necessary except as herein required. Any publication made hereunder may be made in any newspaper conforming to the terms hereof in which legal notices may be published under the laws of Utah, without regard to the designation thereof as the official journal or newspaper of the local political subdivision, and as required in Section 45-1-101. No resolution adopted or proceeding taken hereunder shall be subject to referendum petition or to an election other than as herein required. All proceedings adopted hereunder may be adopted on a single reading at any legally convened meeting of the governing body.

Amended by Chapter 378, 2010 General Session

11-14-316 Publication of notice, resolution, or other proceeding -- Contest.

- (1) The governing body of any local political subdivision may provide for the publication of any resolution or other proceeding adopted under this chapter:
 - (a) in a newspaper having general circulation in the local political subdivision; and
 - (b) as required in Section 45-1-101.
- (2) When a resolution or other proceeding provides for the issuance of bonds, the governing body may, in lieu of publishing the entire resolution or other proceeding, publish a notice of bonds to be issued, titled as such, containing:
 - (a) the name of the issuer;
 - (b) the purpose of the issue;
 - (c) the type of bonds and the maximum principal amount which may be issued;
 - (d) the maximum number of years over which the bonds may mature;
 - (e) the maximum interest rate which the bonds may bear, if any;
 - (f) the maximum discount from par, expressed as a percentage of principal amount, at which the bonds may be sold;
 - (g) a general description of the security pledged for repayment of the bonds;
 - (h) the total par amount of bonds currently outstanding that are secured by the same pledge of revenues as the proposed bonds, if any;
 - (i) information on a method by which an individual may obtain access to more detailed information relating to the outstanding bonds of the local political subdivision;
 - (j) the estimated total cost to the local political subdivision for the proposed bonds if the bonds are held until maturity, based on interest rates in effect at the time that the local political subdivision publishes the notice; and
 - (k) the times and place where a copy of the resolution or other proceeding may be examined, which shall be:

- (i) at an office of the issuer identified in the notice, during regular business hours of the issuer as described in the notice; and
 - (ii) for a period of at least 30 days after the publication of the notice.
- (3) For a period of 30 days after the publication, any person in interest may contest:
- (a) the legality of such resolution or proceeding;
 - (b) any bonds which may be authorized by such resolution or proceeding; or
 - (c) any provisions made for the security and payment of the bonds.
- (4) A person shall contest the matters set forth in Subsection (3) by filing a verified written complaint in the district court of the county in which he resides within the 30-day period.
- (5) After the 30-day period, no person may contest the regularity, formality, or legality of the resolution or proceeding for any reason.

Amended by Chapter 107, 2013 General Session

11-14-317 Bonds as legal investments -- Use as security for the faithful performance of acts.

- (1) All bonds issued under this chapter or other applicable law shall be legal investments for:
- (a) all trust funds, including those under the jurisdiction of the state;
 - (b) the funds of all insurance companies, banks, and both commercial and savings and trust companies;
 - (c) the state school funds; and
 - (d) all sinking funds under the control of the state treasurer.
- (2) If funds may by law be invested in or loaned upon the security of bonds of a county, city, or school district, funds may be invested in or loaned upon the security of the bonds of any other local political subdivision.
- (3) If bonds of a county, city, or school district may by law be used as security for the faithful performance on execution of any court or private trust or any other act, the bonds of any other local political subdivision may be used in the same way.

Enacted by Chapter 83, 2006 General Session

11-14-318 Public hearing required.

- (1) Before issuing bonds authorized under this chapter, a local political subdivision shall:
- (a) in accordance with Subsection (2), provide public notice of the local political subdivision's intent to issue bonds; and
 - (b) hold a public hearing:
 - (i) if an election is required under this chapter:
 - (A) no sooner than 30 days before the day on which the notice of election is published under Section 11-14-202; and
 - (B) no later than five business days before the day on which the notice of election is published under Section 11-14-202; and
 - (ii) to receive input from the public with respect to:
 - (A) the issuance of the bonds; and
 - (B) the potential economic impact that the improvement, facility, or property for which the bonds pay all or part of the cost will have on the private sector.
- (2) A local political subdivision shall:
- (a) publish the notice required by Subsection (1)(a):

- (i) once each week for two consecutive weeks in the official newspaper described in Section 11-14-316 with the first publication being not less than 14 days before the public hearing required by Subsection (1)(b); and
 - (ii) on the Utah Public Notice Website, created under Section 63F-1-701, no less than 14 days before the public hearing required by Subsection (1)(b); and
- (b) ensure that the notice:
- (i) identifies:
 - (A) the purpose for the issuance of the bonds;
 - (B) the maximum principal amount of the bonds to be issued;
 - (C) the taxes, if any, proposed to be pledged for repayment of the bonds; and
 - (D) the time, place, and location of the public hearing; and
 - (ii) informs the public that the public hearing will be held for the purposes described in Subsection (1)(b)(ii).

Amended by Chapter 5, 2009 Special Session 1

Amended by Chapter 5, 2009 Special Session 1

Part 4

Miscellaneous Provisions

11-14-401 Short title -- Title to appear on face of bonds -- Effect of future statutes dealing with municipal bond issues.

- (1) This chapter is known as the "Local Government Bonding Act."
- (2) All bonds issued pursuant to authority contained in this chapter shall contain on their face a recital to that effect, and no chapter hereafter passed by the Legislature amending other chapters under which bonds authorized to be issued by this chapter might be issued or dealing with bond issues of local political subdivisions shall be construed to affect the authority to proceed under this chapter in the manner herein provided unless such future statute amends this chapter and specifically provides that it is to be applicable to bonds issued under this chapter.
- (3) All bonds referencing the prior title of this chapter, "Utah Municipal Bond Act," that were issued prior to May 2, 2005 pursuant to the authority contained in this chapter shall be considered to reference this chapter and shall be construed according to the terms of Subsection (1) as if they refer to the current title of this chapter.

Renumbered and Amended by Chapter 105, 2005 General Session

11-14-402 Exemptions from application of chapter -- Exception.

- (1) Except as provided in Subsection (2), this chapter does not apply to bonds issued by the state of Utah nor to bonds or obligations payable solely from special assessments levied on benefited property.
- (2) Sections 11-14-303 and 11-14-501 have general application in accordance with their terms.

Renumbered and Amended by Chapter 105, 2005 General Session

11-14-403 Conflict of laws.

To the extent that any one or more provisions of this chapter shall be in conflict with any other law or laws, the provisions of this chapter shall be controlling.

Renumbered and Amended by Chapter 105, 2005 General Session

11-14-404 Severability clause.

If any one or more sentences, clauses, phrases, provisions or sections of this chapter or the application thereof to any set of circumstances shall be held by final judgment of any court of competent jurisdiction to be invalid, the remaining sentences, clauses, phrases, provisions and sections hereof and the application of this chapter to other sets of circumstances shall nevertheless continue to be valid and effective, the legislature hereby declaring that all provisions of this chapter are severable.

Renumbered and Amended by Chapter 105, 2005 General Session

11-14-405 Validity of prior bond issues.

All bonds issued by any local political subdivision before May 1, 2006, and all proceedings had in the authorization and issuance of those bonds are hereby validated, ratified, and confirmed, and all those bonds are declared to constitute legally binding obligations in accordance with their terms. Nothing in this section may be construed to affect or validate any bonds, the legality of which is being contested as of May 1, 2006.

Amended by Chapter 83, 2006 General Session

11-14-406 Application of chapter.

Sections 11-14-201, 11-14-202, 11-14-203, 11-14-204, 11-14-205, and 11-14-207 shall apply to all bond elections held by any local political subdivision and, except as otherwise provided in Section 11-14-402, by any other taxing district or governmental entity whether or not the bonds are issued under authority granted by this chapter.

Amended by Chapter 83, 2006 General Session

Part 5

Government Security Interests

11-14-501 Creation and perfection of government security interests.

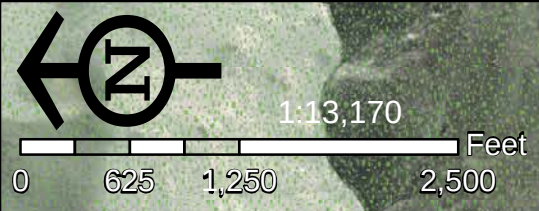
(1) As used in this section:

- (a) "Bonds" means any bond, note, lease, or other obligation of a governmental unit.
- (b)
 - (i) "General obligation bond" means a bond, note, warrant, certificate of indebtedness, or other obligation of a local political subdivision that:
 - (A) is payable in whole or in part from revenues derived from ad valorem taxes; and
 - (B) constitutes an indebtedness within the meaning of any applicable constitutional or statutory debt limitation.

- (ii) "General obligation bond" includes a general obligation tax, revenue, or bond anticipation note issued by a local political subdivision that is payable in whole or in part from revenues derived from ad valorem taxes.
- (c) "Governmental unit" has the meaning assigned in Section 70A-9a-102.
- (d) "Pledge" means the creation of a security interest of any kind.
- (e) "Property" means any property or interests in property, other than real property.
- (f) "Security agreement" means any resolution, ordinance, indenture, document, or other agreement or instrument under which the revenues, fees, rents, charges, taxes, or other property are pledged to secure the bonds.
- (2) This section expressly governs the creation, perfection, priority, and enforcement of a security interest created by the state or a governmental unit of the state, notwithstanding anything in Title 70A, Chapter 9a, Uniform Commercial Code - Secured Transactions, to the contrary.
- (3)
 - (a) The revenues, fees, rents, charges, taxes, or other property pledged by a governmental unit for the purpose of securing its bonds are immediately subject to the lien of the pledge.
 - (b)
 - (i) The lien is a perfected lien upon the effective date of the security agreement.
 - (ii) The physical delivery, filing, or recording of a security agreement or financing statement under the Uniform Commercial Code or otherwise, or any other similar act, is not necessary to perfect the lien.
 - (c) The lien of any pledge is valid, binding, perfected, and enforceable from the time the pledge is made.
 - (d) The lien of the pledge has priority:
 - (i) based on the time of the creation of the pledge unless otherwise provided in the security agreement; and
 - (ii) as against all parties having claims of any kind in tort, contract, or otherwise against the governmental unit, regardless of whether or not the parties have notice of the lien.
 - (e) Each pledge and security agreement made for the benefit or security of any of the bonds shall continue to be effective until:
 - (i) the principal, interest, and premium, if any, on the bonds have been fully paid;
 - (ii) provision for payment has been made; or
 - (iii) the lien created by the security agreement has been released by agreement of the parties in interest or as provided by the security agreement that created the lien.
- (4)
 - (a) General obligation bonds issued and sold by or on behalf of a local political subdivision shall be secured by a first statutory lien on all revenues received pursuant to the levy and collection of ad valorem taxes.
 - (b) The lien described in Subsection (4)(a):
 - (i) arises and attaches immediately to the ad valorem tax revenues without the need for any action or authorization by the local political subdivision;
 - (ii) is valid and binding from the time the general obligation bonds are executed and delivered; and
 - (iii) is effective, binding, and enforceable against the local political subdivision, its successors, transferees, and creditors, and all others asserting rights to the ad valorem tax revenues.
 - (c) A lien described in Subsection (4)(a) is enforceable against the parties described in Subsection (4)(b)(iii):
 - (i) regardless of whether the parties described in Subsection (4)(b)(iii) have notice of the lien; and

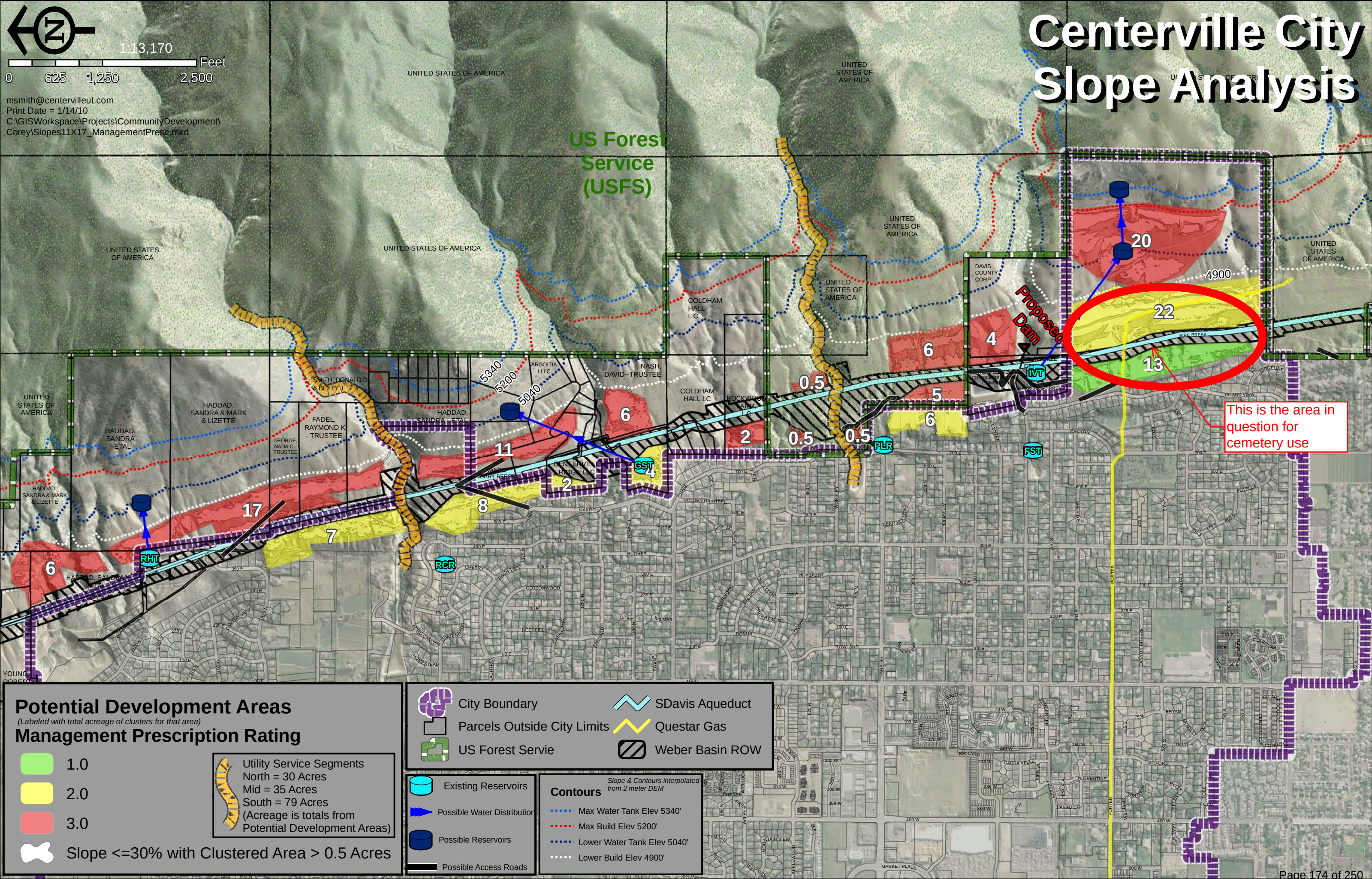
- (ii) without the need for any physical delivery, recordation, filing, or further action.
- (5) Any amounts appropriated or added to the tax levy to pay principal of and premium and interest on general obligation bonds:
 - (a) shall be applied solely to the payment of those general obligation bonds; and
 - (b) may not be used for any other purpose, except as provided by law.
- (6) This section applies to all revenues received pursuant to the levy and collection of the ad valorem tax regardless of the date on which the general obligation bonds were issued.
- (7) This section applies to all bonds, including bonds issued before or after the effective date of this section.

Amended by Chapter 366, 2020 General Session



msmith@centervilleut.com
Print Date = 1/14/10
C:\GISWorkspace\Projects\CommunityDevelopment\Co
Corey\Slopes11X17_ManagementPresc.mxd

Centerville City Slope Analysis



This is the area in question for cemetery use

Potential Development Areas

(Labeled with total acreage of clusters for that area)

Management Prescription Rating

1.0

2.0

3.0

Slope <=30% with Clustered Area > 0.5 Acres

Utility Service Segments
North = 30 Acres
Mid = 35 Acres
South = 79 Acres
(Acreage is totals from Potential Development Areas)

City Boundary

Parcels Outside City Limits

US Forest Service

SDavis Aqueduct

Questar Gas

Weber Basin ROW

Existing Reservoirs

Possible Water Distribution

Possible Reservoirs

Possible Access Roads

Contours

Slope & Contours interpolated from 2 meter DEM

- Max Water Tank Elev 5340'
- Max Build Elev 5200'
- Lower Water Tank Elev 5040'
- Lower Build Elev 4900'

Mayor Wilkinson – Additional Cemetery Space Information 10/1/2020

Starting early in 2018 the following ways for additional cemetery space have been worked on:

- I have met with a mortuary to talk about doing a joint venture. They were expanding their mortuary operations and didn't want to spend the money at that time.
- I originally met and then I brought in Councilman Ince and Bruce Cox to have discussions with the Fruit Heights City Manager and their cemetery committee about a joint venture on cemetery space in their city. They had plans and concepts drawn and written up. Fruit Heights determined they didn't want to proceed with it at that time. Also, interest in that concept was divided by the Centerville City Council.
- I got from our map department all land parcels that had 5+ acres. I engaged one of our better-known residents to contact some of the owners of the parcels. Of the 3 or 4 that he contacted they wanted to use their property personally or develop it for the allowed purposes on those parcels.
- I also contacted many of those property owners about the availability of their property and received much of the same responses.
- In the estate planning world, some estates benefit for income tax and estate tax purposes by gifting property and especially appreciated property. A letter was sent out to these property owners signed by the Mayor and all of the City Council about the gifting of their properties for cemetery purposes. One owner had some interest in that but was hopeful that something else could be done with other properties they owned.
- I formed a cemetery exploratory "group" with a dozen or so residents, staff, and two of the City Council in around November 2019.
- One idea from that group was the concept of the LDS church selling their ball fields as this was happening in some areas of the world. Centerville has two such properties in our city. I contacted the LDS church real estate department and at this time neither of those properties were for sale. They put a note on those two properties that if they ever were for sale that Centerville would have interest.
- Another idea was to do something such as Fruit Heights did and obtain some federal land. I have Congressman Stewart's office ready to move on this. We need to identify the land. The problem with this concept is that the federal land is on the east hillside and in many areas between where developed land presently ends and the federal land is privately owned land. We are presently exploring the option of access through land owned by Bountiful to some federally owned land.

- I have also contacted the Farmington City Mayor (as they are running tighter on cemetery space) about a joint venture with them. He got back to me and it appears there is not much interest from them on doing that presently.

Resident's Comments and Input – Submitted to Mayor Wilkinson

- Allocate a portion of the existing cemetery for extremely small spots for cremation.
- What about on city owned property on the hillside?
- No cemetery. It just facilitates a particular custom.
- Cremation in Utah is not keeping up with other states. Lakeview Memorial Park in Bountiful has 40 acres many of which are undeveloped.
- Creation of a Cemetery in some of our existing park space.
- No new cemetery space.
- Layer of dirt over existing cemetery space thereby going two deep.

Cemetery Cremation Niche Feature



Centerville City Cemetery

August 28, 2018

Rocky Mountain Monument & Vault



Pricing

Rocky Mountain Monument & Vault is pleased to propose the following pricing for Centerville City Cemetery on a (48 niche) niche feature unit:

This bid includes the preparation rough grade, sub-grade and the installation of the concrete pad and niche feature. It also includes all costs for the design, granite, sidewalk and labor and transportation to complete the project.

- A. Georgia Grey top & sides with Rustic Mahogany niche plates: **\$26,745**
- B. Rustic Mahogany with rock pitch top: **\$24,745**
- C. Gray Cloud top & sides with Ruby Red niche plates: **\$27,745**

Section 1 General Information Regarding the Firm

Rocky Mountain Monument & Vault

1810 East Dimple Dell Road (10600 South)

Sandy, UT 84092

801-571-2831: Office

801-553-2456: Fax

Rocky Mountain Monument & Vault is a corporation located in Sandy, Utah. Rocky Mountain Vault was founded in 1985 and is a wholly owned subsidiary of Larkin Mortuary. Our talented staff provides unmatched quality and craftsmanship in the manufacturing of burial vaults. Rocky Mountain is the exclusive dealer of Doric Burial Vaults in the Intermountain West.

The staff of Rocky Mountain Vault provide outer burial enclosures that will honor a loved one's memory while giving family members comfort and peace of mind.

Steven D. Kehl – COO/CFO can be reached at 801-664-3693.

Lane Larkin, Jr. – Manager can be reached at 801-419-3773.

Section 2 Project Team/Individual Resumes

Our primary personnel will consist of three individuals: Dan Terhaar, Kyle Memmott and Lane Larkin, Jr.

Dan Terhaar is a project manager and designer in the construction division of Wilbert Precast, Inc. out of Spokane, WA. Dan has created the drawings and spec sheets for all our niche features and acts as a consultant on granite.

Kyle Memmott is the general contractor that has erected all our niche features. He has personally been involved in all of the niche feature walls in regards to oversight, construction and installation.

Lane Larkin, Jr. is our manager of Rocky Mountain Monument & Vault and will be assisting throughout the installation. He oversees the manufacturing of the niche wall combs and forms.

Section 3

Firm Qualifications

Rocky Mountain Monument & Vault has been manufacturing these columbarium niches since 2001. Rocky Mountain Monument & Vault has been a columbarium supplier to cemeteries throughout the State of Utah. Our columbarium niche features are beautiful, low cost and virtually maintenance free. Our columbarium niche features are ideal as freestanding memorials in a cremation garden or other applicable outdoor spaces within your cemetery. Since 2001, we have installed the following niche features:

2001: 2 (48 niche) niche feature units at Larkin Sunset Lawn Cemetery in Cremation Garden



2003: 3 (48 niche) niche feature units at Larkin Sunset Gardens Cemetery in Garden of Atonement



2014: 2 (48 niche) niche feature units at Larkin Sunset Lawn Cemetery in Cremation Garden



2017: 1 (96 niche) and 2 (48 niche) niche feature units at Larkin Sunset Gardens Cemetery in Garden of Prayer and Meditation



Brigham City Cemetery – Ryan Abraham



3 - Murray City Cemetery – Lane Paige

2014 - Springville City Cemetery – Paul

In 2014, a beautiful Cremation Niche Wall was constructed in Springville's Historic City Cemetery to provide additional options for the interment of cremains at the cemetery. The niche wall consists of four rows with six niches in each row for a total of 24 niches on each side of the wall. There are a total of 48 niches and each niche holds 2 urns. Families may have an engraved plaque on the front of the niche.



Section 4 Project Schedule

The projected schedule timeline will be four months to completion upon receipt of the initial deposit of 50% of bid.

Section 5 Project Budget Estimate

	A	B	C	D	E	F	G	H	I	J	K	L	M	
1														
2														
3	48 UNIT DOUBLE-SIDED COLUMBARIUM													
4														
5	Supplier Costs													
6		Rustic Mahogany Rock Pitch Top Granite					LAYOUT							
7		Hangers							1	2	3	4	5	6
8		Niche Anchors					D		\$1,095	\$1,095	\$1,095	\$1,095	\$1,095	\$1,095
9				\$10,500.00			C		\$1,195	\$1,195	\$1,195	\$1,195	\$1,195	\$1,195
10		Drawings/Engineer		\$2,000.00			B		\$1,095	\$1,095	\$1,095	\$1,095	\$1,095	\$1,095
11					\$12,500.00		A		\$895	\$895	\$895	\$895	\$895	\$895
12	Manufacturing Costs													
13		Forms/Raw Materials		\$4,495.00										
14		Labor		\$4,000.00				Revenue						
15					\$8,495.00									
16	Installation Costs													
17		Project Labor		\$2,250.00										
18		(5 days / 8 Hours / 3 Persons)												
19		Travel/Lodging		\$ 500.00										
20		Concrete/Production Forms		\$1,000.00										
21					\$3,750.00	\$24,745.00	BID					Return	2.55	
22														
23														
24														
25														

Cemetery Profitability Analysis

As the City contemplates the development of a new cemetery, the City has expressed its desire to use revenues from the sales of plots to aid in early re-payment of the General Obligation Bonds. The charts below provide a profitability analysis of a new cemetery, acknowledging that several unknown variables (such as location, soil conditions, policy change, etc.) may alter the results of this analysis.

The chart below demonstrates the maximum revenue possible based on acreage.

Acres	1	2	3	4	5	6	7	8
Maximum space (no roads/infrastructure)								
Max. Plots Available	1,089	2,178	3,267	4,356	5,445	6,534	7,623	8,712
General Fund Revenue - Sale of plot (single)	\$ 653,400	\$ 1,306,800	\$ 1,960,200	\$ 2,613,600	\$ 3,267,000	\$ 3,920,400	\$ 4,573,800	\$ 5,227,200
Perpetual Care Revenue	\$ 326,700	\$ 653,400	\$ 980,100	\$ 1,306,800	\$ 1,633,500	\$ 1,960,200	\$ 2,286,900	\$ 2,613,600

However, we know that a cemetery requires infrastructure (roads, trees, etc.) that limits the number of plots possible. After reviewing local cemeteries, we found that infrastructure occupies approximately 25% of the land. Therefore, a more realistic revenue possibility is shown below.

Acres	1	2	3	4	5	6	7	8
Cemetery with Roads/Infrastructure Estimate								
Plots Available	817	1,634	2,450	3,267	4,084	4,901	5,717	6,534
General Fund Revenue - Sale of plot (single)	\$ 490,050	\$ 980,100	\$ 1,470,150	\$ 1,960,200	\$ 2,450,250	\$ 2,940,300	\$ 3,430,350	\$ 3,920,400
Perpetual Care Revenue	\$ 245,025	\$ 490,050	\$ 735,075	\$ 980,100	\$ 1,225,125	\$ 1,470,150	\$ 1,715,175	\$ 1,960,200

Scenario - 5-acre Cemetery

We know that the City will not sell all available plots all at once. In the scenario below, we assume a 5-acre cemetery. In a 5-acre cemetery there are approximately 4,084 plots available for sale. We also assume that all plots will be sold within 50 years. (Note: this is very aggressive. Our current cemetery was founded in 1851, and only recently ran out of available plots for sale.)

Assumptions for scenario:

Size	5	acres
Assumed sale of all plots	50	years
Straight line sales		

Year	1	10	20	30	40	50
Est. number of plots sold	82	817	1,634	2,450	3,267	4,084
General Fund Revenue - Sale of plot (single)	\$ 49,005	\$ 490,050	\$ 980,100	\$ 1,470,150	\$ 1,960,200	\$ 2,450,250

**A new cemetery will require at least 1 additional FTE (approx. \$75,000)*

Current Cemetery Fees		
	Centerville City	
	Resident	Nonresident*
Right of burial (Single)	\$ 600.00	Not Available
Double Depth	\$ 1,200.00	Not Available
Perpetual care	\$ 300.00	\$ 300.00
Double Depth Perpetual Care	\$ 600.00	\$ 600.00
Opening & closing weekday	\$ 400.00	\$ 1,400.00
Opening & closing Saturday	\$ 600.00	\$ 1,600.00
Weekday Totals	\$ 1,300.00	\$ 1,700.00
Weekend Totals	\$ 1,500.00	\$ 1,900.00
<u>Other fees:</u>		
Weekend/Overtime	\$ 150.00	\$ 150.00
Records change		
Marker permit (flat - upright)	\$ 0 - 200	\$ 0 - 200
Disinterment	\$500 deposit then actual cost	
*\$1,000 of non resident interment fee shall be placed in the Perpetual Care Fund and the remainder of the fee shall be placed in the City General Fund.		

1 Acre	43,560 square feet
1 Plot (4' X 10')	40 square feet
Estimated cost to develop	\$1,000,000 per acre

Updated
June 2021

Cemetery Fee Comparison

	<u>Centerville City</u>		<u>Bountiful City</u>		<u>Farmington City</u>		<u>Kaysville City</u>	
	Resident	Nonresident**	Resident	Nonresident	Resident	Nonresident	Resident	Nonresident
Right of burial (Single)	\$ 600.00	Not Available	\$ 640.00	\$ 940.00	\$ 500.00	Not Available	\$ 500.00	\$ 500.00
Double Depth	\$ 1,200.00	Not Available	\$ 805.00	\$ 1,105.00	Not Available	Not Available	Not Available	Not Available
Perpetual care	\$ 300.00	\$ 300.00	included	included	included	included	\$ 150.00	\$ 850.00
Double Depth Perpetual Care	\$ 600.00	\$ 600.00	included	included	Not Available	Not Available	Not Available	Not Available
Opening & closing weekday	\$ 400.00	\$ 1,400.00	\$ 525.00	\$ 1,800.00	\$ 250.00	\$ 400.00	\$ 500.00	\$ 1,800.00
Opening & closing Saturday	\$ 600.00	\$ 1,600.00	\$ 875.00	\$ 2,150.00	\$ 500.00	\$ 700.00	\$ 850.00	\$ 2,150.00
Weekday Totals	\$ 1,300.00	\$ 1,700.00	\$ 1,165.00	\$ 2,740.00	\$ 1,250.00	\$ 1,100.00	\$ 1,150.00	\$ 2,300.00
Weekend Totals	\$ 1,500.00	\$ 1,900.00	\$ 1,515.00	\$ 3,090.00	\$ 1,000.00	\$ 700.00	\$ 1,350.00	\$ 3,000.00
<u>Other fees:</u>								
Weekend/Overtime	\$ 150.00	\$ 150.00	\$ 350.00	\$ 350.00	\$ 250.00	\$ 300.00	\$ 350.00	\$ 350.00
Records change			\$ 50.00	\$ 100.00	\$ 25.00	\$ 25.00	*	
Marker permit (flat - upright)	\$ 0 - 200	\$ 0 - 200	\$ 20 - 100	\$ 20 - 100	\$ 25 - 150	\$ 25 - 150	\$ 150.00	\$ 150.00
Disinterment	\$500 deposit then actual cost		\$ 900.00	\$ 900.00	\$ 350.00	\$ 350.00	\$ 1,200.00	\$ 2,000.00

Notes:

Farmington City no longer has space for non-resident purchase

Kaysville City will only sell burial rights to non-residents in their new section and only for immediate need including opening/closing for \$2,650.00

*Kaysville does not charge to change ownership from one family member to another but only to change space locations within the cemetery.

**Centerville City: \$1,000 of non resident interment fee shall be placed in the Perpetual Care Fund and the remainder of the fee shall be placed in the City General Fund.

Cities without cemeteries

North Salt Lake

Woods Cross

West Bountiful

Fruit Heights

Layton city (only private cemetery)

Sunset

South Weber



ZIONS PUBLIC FINANCE, INC.

**Agreement
for
Municipal Advisory Services**

THIS AGREEMENT, is being entered into as of 04/15/20 by and between Centerville City, hereinafter the "City" and ZIONS PUBLIC FINANCE, Inc., a wholly-owned subsidiary of Zions Bancorporation, N.A., hereinafter "Zions".

WITNESSETH

WHEREAS, the City desires to receive professional advice from an independent Municipal Advisor; and

WHEREAS, Zions desires to provide such advice and service to the City; and

WHEREAS, Zions is an independent Municipal Advisory firm, fully registered as such with both the Securities Exchange Commission and with the Municipal Securities Rulemaking Board; and

WHEREAS, the City desires assistance from Zions relating to the following: (check all that apply)

- X General Obligation Bonds or Other Bonds to finance cemetery project.
- X Optional Services: _____ (s) ((In the case of a market transaction))

NOW, THEREFORE, the City and Zions agree as follows:

1. Zions Public Finance acknowledges that, under this Agreement, it has a fiduciary duty to the City and agrees to act in the City's best interests. Zions agrees to provide the following services to the City as requested:

- (a) Render expert financial advice and assistance on fiscal matters pertaining to debt policies and procedures, the level and trend of fund balances, debt ratios, funding options, and the issuance and sale of the City's securities, including notes, bonds, leases, and other forms of securities or financings.

(b) Provide written advice and recommendations concerning financing structures including length of amortization, ratings and insurance, maturity schedules, interest rates, call provisions, premiums and discounts, security provisions, coverage covenants, and other terms of existing or proposed debt which Zions believes will be most satisfactory to the City's goals and objectives.

(c) Assist in the selection of other financing team members including, but not limited to, bond counsel, disclosure counsel, underwriter(s), trustees, paying agents, bond registrars, escrow agents, escrow verification agents, rating agencies, bond insurers, arbitrage rebate consultants, etc. Zions will quarterback the financing team with the task of keeping team members on schedule and within budget.

(d) Work cooperatively with the City's other financing professionals to the end that securities may be legally and successfully sold and issued. All other financing professionals will be paid by the City.

(e) Advise and assist in selecting the most advantageous method of sale.

(f) If a negotiated sale is deemed most advantageous to the City, Zions will assist in soliciting and analyzing underwriter proposals, and selecting the underwriter(s). Zions will also provide advice regarding the underwriter's compensation and the appropriateness of the yields, coupons, and other terms proposed by the underwriter(s).

(g) If a competitive sale is selected, Zions will coordinate with the provider of the electronic platform and provide all information necessary to offer the securities using this method. Zions will verify the calculation of the winning bidder and restructure the maturities to provide the City with its desired payment structure.

(h) Attend meetings as requested by the City to discuss and formulate plans about proposed financings. This may include public hearings and formal meetings of the City's governing body.

(i) Assist the City in its preparation of financing documents, data, etc. as may be required by any state or federal agency, rating agencies, bond insurers and underwriters.

(j) Assist with the preparation and review of an Official Statement, or other offering documents for each security issue, setting forth financial and other information about the City and the securities being offered for sale.

(k) Participate in a "Due Diligence" meeting of the City prior to the finalization and distribution of any Official Statement in an effort to ensure full and complete disclosure of all information which could be considered "material" to any purchaser of bonds. City understands that as a condition of marketing the bonds, it will be necessary to authorize and direct its appropriate officers to execute a certificate for insertion in the Official Statement and closing documents, confirming the truth and accuracy of all information contained in the Official Statement.

(l) Deliver the Official Statement or other offering document, together with the Notice of Sale, to underwriters or potential purchasers of the City's securities.

(m) Submit information concerning the proposed financing(s) to selected rating agencies in an effort to obtain favorable ratings on the City's financings.

If requested, Zions will organize, assist in the preparation of, and participate in the City's presentations made to rating agencies, bond insurers, or investors in New York City, San Francisco, or other locations. The actual fees and related expenses of any such presentation are to be paid by the City.

(n) Coordinate the closing of the debt issue, including the transfer of funds and the delivery of the securities to the underwriter(s) or purchaser(s).

(o) Assist with post-closing compliance issues such as private use and tax-exemption issues, audits by regulators or federal agencies, arbitrage compliance, etc.

(p) Monitor market conditions to identify refunding opportunities for interest savings. Analyze purported savings in refunding proposals made by other market participants.

Optional Services

(s) Draft the Preliminary Official Statement and the Final Official Statement.

2. Zions hereby confirms that it is registered as a municipal advisor with the Securities Exchange Commission and Municipal Securities Rulemaking Board (the "MSRB"). Under MSRB Rule G-23, Zions will not serve as underwriter for any bonds to be issued in a financing for which we are acting as the City's Municipal Advisor.

Zions will not provide municipal advisory services to the City under this Agreement with respect to any commercial banking transaction between the City and Zions, including but not limited to bank loans and leases, lines of credit, liquidity facilities, letters of credit, credit cards or other forms of credit enhancement or direct purchases of the City's bonds or leases.

3. The City agrees that in consideration for the foregoing services to be performed by Zions, the City will do the following:

(a) The City will cooperate with Zions and will provide all information which is reasonably required to enable Zions to fulfill its duties to the City.

(b) The City will pass such ordinances and resolutions and perform such reasonable acts as may be necessary to assure compliance with all applicable laws, ordinances and constitutional provisions pertaining to the issuance of its securities and other related services.

(c) The City will furnish Zions with certified copies of all minutes from meetings and proceedings taken, affidavits of publications, etc., in connection with any of the securities issued by the City.

(d) The City will pay Zions for services herein outlined and other services incidental hereto in accordance with **Exhibit A** of this Agreement.

4. It is understood that the execution of this Agreement secures the services of Zions as the City's Municipal Advisor for the duration of time required to finance the General Obligation Bonds or other bonds chosen to finance the cemetery project. Either party may cancel and terminate this Agreement, for any reason, 60 days prior to any anniversary date of the Agreement. It is anticipated that the terms of the Agreement will be terminated if the ballot proposition is not approved by the voters.

5. The information used in developing forecast assumptions will be derived from published information and other sources that Zions considers appropriate. However, Zions does not assume responsibility for the accuracy of such material. Forecasts are subject to many uncertainties; therefore, Zions does not represent that any projections of growth will be representative of the results that actually will occur.

6. Zions agrees to indemnify, save harmless and defend the City from all claims, damages, demands, actions, costs and charges, including attorney's fees, arising out of or by reason of Zions' negligent performance hereunder as such negligence may be determined by law.

7. Zions' services consist solely in providing expert and experienced assistance to municipalities as a municipal advisor and consultant. Zions does not render any legal, accounting or actuarial advice.

8. This Agreement constitutes the entire Agreement between the parties.

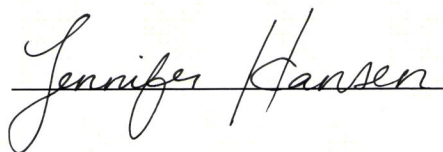
9. This Agreement shall be interpreted under the laws of and enforced in the courts of the State of Utah.

IN WITNESS WHEREOF, the parties have caused this Agreement to be executed as of the day and year first above written.

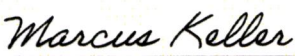
Centerville City
Davis County, UTAH

By 

ATTEST:



ZIONS PUBLIC FINANCE, Inc.
A wholly-owned subsidiary of
ZIONS BANCORPORATION, N.A.

By 
Vice President

Principal Approval

By 
Senior Vice President

**Exhibit A
FEE Schedule
For Services outlined in Section 1(a) through 1(q) of the Agreement**

General Obligation and Revenue Bonds:

*Market Transaction - \$15,000

Direct Purchase Transaction - \$12,000

**GO Bond Election Services - \$0

Optional Service:

Draft POS and OS in the case of a Market Transaction - \$5,000

*If the bond requires a rating and is sold through the public markets.

**Zions will not charge a fee for bond election services regardless of the outcome of the election. Fees may be charged if the City requests Zions to create voter information pamphlets or other marketing material. This fee will be approved by the City prior to incurring.

Exhibit B
Zions Public Finance, Inc.
Disclosure Statement of
Municipal Advisor

The Municipal Securities Rulemaking Board (MSRB) adopted Rule G-42 on December 23, 2015. It became effective on June 23, 2016. Section (b) of Rule G-42 requires all Municipal Advisors to disclose to their clients, in writing, any actual or potential material conflicts of interest, including with respect to certain specifically identified categories in Rule G-42, if applicable. Zions Public Finance, Inc. (hereinafter "Zions") makes the disclosures set forth below with respect to material actual or potential conflicts of interest in connection with our Agreement for Municipal Advisory Services (the "Agreement") dated 3/18/2021 with City, together with an explanation of how Zions addresses, or intends to manage or mitigate each conflict.

Conflicts of Interest

With respect to each actual or potential conflict disclosed below, Zions mitigates such conflicts through adherence to our fiduciary duty to City, which includes a duty of loyalty in performing all municipal advisory activities for City. This duty of loyalty obligates Zions to deal honestly and with the utmost good faith with City and to act in City's best interests without regard to Zions' financial or other interests. Because Zions is part of a much larger banking organization, our profitability is not dependent on maximizing short-term revenues generated from our municipal advisory activities, but instead is dependent on long-term profitability built on a foundation of integrity, quality service, and strict adherence to our fiduciary duty.

In connection with the issuance of municipal securities, Zions may receive compensation from City for services rendered which may be contingent upon the successful closing of a transaction, and/or where our compensation may be based in whole or in part on the size of the transaction. In other situations, our compensation may be based upon an hourly rate or rates. In still other situations, our compensation may be based upon an annual retainer or a fixed fee for a given project.

Consistent with Rule G-42, Zions hereby discloses that each of these methods of compensation may present a potential conflict of interest regarding our ability to provide unbiased advice to enter into such transaction.

For example, fees that are (i) dependent upon the size of and successful closing of a transaction could create an incentive for Zions to recommend unnecessary, oversized, or disadvantageous financings in order to increase our compensation; (ii) based upon an hourly rate could create an incentive for Zions to recommend alternatives that result in greater hours worked; and (iii) based upon an annual retainer or fixed fee could incentivize Zions to recommend less time-consuming alternatives or fail to do a more thorough analysis of alternatives.

In each case, Zions represents that the potential conflict of interest relating to compensation will not impair our ability to render unbiased and competent advice or to fulfill our fiduciary duty as described above to City.

Also, Zions has numerous municipal advisory relationships with various governmental entities that may from time to time have interests that could have a direct or indirect impact on City's interests. For example, Zions' other municipal advisory clients may from time to time, and depending on specific circumstances, have competing interests, such as accessing the new issue market with the most advantageous timing and with limited competition at the time of the offering. In acting in the interests of its various clients, Zions could potentially face a conflict of interest arising from these competing client interests.

In addition to serving as municipal advisor to City, Zions may, from time to time, serve as a municipal advisor to a conduit borrower. In such event, City and the conduit borrower may have conflicting interests with regard to fees, terms of the issuance, and other matters. In addition to the general mitigations described above, Zions will mitigate any such potential conflict through full written disclosure to both the conduit borrower and City in a timely manner.

As a part of ZIONS BANCORPORATION, N.A., a nationally-chartered banking organization, Zions has many affiliated businesses that have provided, or desire to provide, services to governmental entities, including City.

These affiliates include:

- Zions Bank Corporate Trust, a division of ZIONS BANCORPORATION, N.A, and an entity related to Zions ("Corporate Trust"), offers corporate trustee and custodial services to municipal issuers and obligated persons. If a client engages in these services, it is done directly with Corporate Trust under a separate engagement.
- Zions Capital Advisor Institutional Liquidity Management ("ZCA"), an affiliate and SEC registered investment advisor provides discretionary money management to institutional clients for a fee. If the client engages ZCA for these services, they will be dealing directly with ZCA under their own agreement and disclosures.
- Zions Bank Capital Markets, an affiliated bank dealer, provides underwriting and dealer services to institutional clients including municipal issuers. Additionally, the dealer may take positions or underwrite securities for other municipal issuers.
- Zions Bank, a division of ZIONS BANCORPORATION, N.A, provides traditional banking services to municipal clients through their branch locations and treasury departments. Any products or services offered are subject to the terms and conditions of the bank agreement for the engagement.

Corporate Trust is the only affiliate that may be expected to provide services that are directly related to the Municipal Advisory activities to be provided by Zions within the scope of services under the Agreement. Corporate Trust acts as a Paying Agent, Registrar, Trustee, and Escrow Agent to municipal clients on municipal financings. Corporate Trust's desire to do business with City could create an incentive for Zions to recommend a course of action that increases the level of City's business activity with this affiliate. In addition to the general mitigations described above, in the event that Zions makes a recommendation to City that could influence the level of business with Corporate Trust, Zions will consider alternatives to such recommendations which will be disclosed to City along with the potential impact such recommendations and alternatives would have on City and the affiliate.

As further described below, Zions Bank, an affiliate of Zions, may from time to time make bank loans to, or purchase leases or securities from, the City, which such loans and purchases are expressly excluded from the scope of the Agreement.

After reviewing our list of existing client relationships and upcoming transactions, we cannot identify any existing material conflicts of interest that would prevent us from serving City's best interests. If Zions becomes aware of any additional potential or actual conflicts of interest after this initial disclosure, Zions will proactively disclose the detailed information, in writing, to City in a timely manner.

Legal or Disciplinary Events

Zions does not have any legal events or disciplinary history on Zions' Form MA and/or Form MA-I. These forms include information about any criminal actions, regulatory actions, investigations, terminations, judgements, liens, civil judicial actions, customer complaints, arbitrations and civil litigation when they occur. Each of Zions' most recent Form MA and Form MA-I filed with the SEC may be accessed electronically on the following website:

www.sec.gov/edgar/searchedgar/companysearch.html.

There have been no material changes to a legal or disciplinary event disclosure on any Form MA or Form MA-I filed with the SEC. If any material legal or regulatory action is brought against Zions, Zions will provide complete disclosure to you in detail, allowing you to evaluate Zions, its management and personnel.

Contract Exemption for Bank Products and Direct Purchases

In our proposed Municipal Advisory Agreement, there is a provision that specifically excludes from the Agreement any commercial banking transactions with, and leases or securities purchased from the City.

When the City determines that it would like one of Zions' affiliates to directly engage in a commercial banking transaction, or purchase a lease or municipal security from the City, and provided that Zions has not previously provided any advice to the City regarding such transaction, Zions will deliver to the City an additional disclosure document indicating that (a) Zions and its personnel: (i) will not be serving as the City's municipal advisor; (ii) will not owe a fiduciary duty to the City pursuant to Section 15B of the Securities Exchange Act of 1934 regarding that transaction; and (iii) will have interests conflicting with the City; (b) all Zions (or affiliate) personnel the City deals with in such a transaction will be acting and serving as part of the affiliate's team and not on behalf of the City; (c) Zions may bill the City for standard fees in connection with such transaction, but will not bill the City for any municipal advisory fees since it won't be performing a municipal advisory function for the City with respect thereto; and (d) the City may wish to discuss information or material provided in connection with such transaction with an internal or external expert.

If Zions has previously provided any advice to you regarding the loan, lease, or security in question, our affiliates will not be allowed to purchase the transaction.

MSRB Rule G-42 specifically exempts these transactions that are less than \$1 million in par value from the prohibition on advice. Therefore, if the transaction is less than \$1 million, Zions is allowed to provide advice on the transaction, even if it is purchased by one of our affiliates.

MSRB Rule G-10: Formal Complaints

The MSRB adopted a revision of its Rule G-10 in which all Municipal Advisors are now required to provide their clients a notice which provides information regarding the process for filing formal complaints.

Zions Public Finance, Inc. is registered as a municipal advisor with the SEC (Securities Exchange Commission) and the MSRB, as required by section 15B of the Securities Exchange Act. The MSRB protects investors, state and local governments and other municipal entities, and the public interest, by regulating municipal securities firms, banks and municipal advisors that engage in municipal securities and advisory activities.

Additional information about the protections provided by MSRB Rules as well as procedures to file a formal complaint surrounding any suspected violation or unfair practice by a regulated entity, may be found in the MSRB's Investor Brochure located at www.msrb.org.

Minutes of the Centerville **City Council** meeting held Tuesday, August 3, 2021, at 7:00 p.m. with participants present at Centerville City Hall, 250 North Main Street, and electronically via Zoom.

MEMBERS PRESENT

Mayor Clark Wilkinson

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

STAFF PRESENT

Brant Hanson, City Manager
Lisa Romney, City Attorney
Jennifer Hansen, City Recorder
Jacob Smith, Administrative Services Director
Kevin Campbell, City Engineer
Nate Plaizier, Finance Director
Mike Carlson, Public Works Director
Bryce King, Recreation Coordinator
Paul Child, Centerville Police Chief

VISITORS

Marcus Keller, Zions Public Finance
Larry Wright
David Flowers
Adam Herbets

PRAYER OR THOUGHT

Councilmember Fillmore

PLEDGE OF ALLEGIANCE

OPEN SESSION

David Flowers – Mr. Flowers said he moved to Centerville about 22 years ago and loved the community. He questioned the use of the Centerville Cares Facebook page for campaign purposes. Mr. Flowers said he expected honesty and fair play from elected officials, and challenged the City Council to investigate if City property was used inappropriately.

Councilmember McEwan stated he believed it was unfortunate Centerville Cares and the Community Foundation were used for campaign purposes, and **moved** to place discussion of the issue on an emergency agenda within 24 hours. Councilmember Ince suggested more than 24 hours would be necessary. Councilmember McEwan **revised the motion** to direct staff to place discussion of the issue brought up by Mr. Flowers on an emergency agenda on Friday at 5:00 p.m., or Saturday morning, schedules dependent. Councilmember Ince seconded the revised motion, which passed by unanimous vote (5-0).

GENERAL OBLIGATION BOND ELECTION FOR CEMETERY BOND

The City Council directed staff to pursue a ballot proposition for the upcoming municipal election to obtain input from voters on whether to bond for a new or expanded cemetery. On June 15, 2021, the City Council entered into an agreement with Zions Public Finance, Inc. for Municipal Advisory Services for assistance and financial services regarding proposed ballot proposition and

1 bonding for the cemetery project. Finance Director Nate Plaizier presented three potential General
2 Obligation Bond scenarios provided by Zions Public Finance, with terms of 15, 20, and 25 years,
3 and the following estimated annual impact on the average \$400,000 FMV home. He stated staff
4 recommended the Council adopt a resolution to place a bond with a term of 20 years on the ballot.

5
6 Estimated Annual Impact on the Average \$400,000 FMV Home:

7 15 year - \$84.28

8 20 year - \$66.76

9 25 year - \$56.46

10
11 Marcus Keller with Zions Public Finance further explained the recommendation to adopt
12 a resolution to initiate the bond election process for a General Obligation Bond for up to \$7 million
13 to be used toward a cemetery project. He answered questions from the Council, and explained
14 the obligation would likely include a 9–10-year call feature. Councilmember McEwan said he
15 believed a 25-year term seemed the most reasonable approach, and asked how long potential
16 cemetery space would be available. Mr. Hanson responded the amount of time it would take to
17 fill potential spaces would depend on policy set by the Council. Given the number of property tax
18 increases already initiated by entities all over the County in 2021, Councilmember McEwan said
19 he felt a 25-year term would have the best chance of success on the ballot.

20
21 Mr. Plaizier stated the average market value of a home in Centerville as provided by the
22 County was \$414,000. Councilmember Ince said an average value of \$400,000 did not seem
23 realistic to him given the current market. Mr. Hanson explained the value on the ballot could be
24 increased or decreased as desired by the Council, with the impact adjusted accordingly. The
25 Council discussed possibly listing the annual impact per \$100,000 in home value. Mr. Keller said
26 he suspected from what he had seen done throughout the State, that using a \$100,000 value may
27 give the impression the Council was trying to make the impact appear lower. Mr. Hanson
28 suggested using \$500,000 FMV if \$400,000 seemed too low.

29
30 Councilmember McEwan **moved** to adopt Resolution No. 2021-31 as presented.
31 Councilmember Ince seconded the motion. He repeated his concern that \$400,000 was not a
32 realistic average market value. Mr. Plaizier clarified that \$414,000 represented average taxable
33 value, not market value. Councilmember Ince stated he had been under the impression the
34 intention of the ballot proposition was to gauge citizen interest in bonding for additional cemetery
35 space, not to seek approval.

36
37 Ms. Romney recommended the Council follow staff advice and go with standard industry
38 practice of using the average \$400,000 home value. Councilmember McEwan **withdrew his**
39 **motion**. Councilmember McEwan **moved** to approve Resolution No. 2021-31, amending the term
40 to be 26 years with the associated tax impact. Councilmember Ivie seconded the motion, which
41 passed by unanimous vote (5-0).

42
43 Mr. Plaizier presented a cemetery profitability analysis, explained factors that would
44 influence profitability, and commented that policy set by the Council would influence how quickly
45 burial spaces would sell.

46
47 **CDBG GRANT APPLICATION FOR ADA PEDESTRIAN RAMPS**

48
49 Centerville City applied to the Davis County 2021 CDBG Program to receive funding for
50 improvements to ADA pedestrian ramps within the City. As part of the application process, a
51 resolution from the governing body indicating support for the ADA pedestrian ramp project, as
52 well as support for applying for CDBG Program funds was required. Ms. Romney recommended
53 approval of proposed Resolution No. 2021-32. Administrative Services Director Jacob Smith

1 explained the grant was already approved for \$75,000 with a \$75,000 match from the City. Mr.
2 Campbell estimated one-third to one-half of the pedestrian ramps within Centerville were currently
3 ADA compliant. Councilmember Mecham commented from experience that the newer ADA ramps
4 were very slick when cold and wet. Mr. Campbell responded that a brick material could be used
5 instead of the plastic material.
6

7 Councilmember Ince **moved** to approve Resolution No. 2021-32 supporting the ADA
8 pedestrian ramp project and submitting an application to Davis County for 2021 CDBG Program
9 funds. Councilmember Mecham seconded the motion, which passed by unanimous vote (5-0).
10

11 **MUNICIPAL CODE AMENDMENTS – GOLF CARTS – CMC 14.07.240**

12

13 At the last City Council meeting the Council directed Staff to prepare an ordinance allowing
14 golf carts on City streets in accordance with recent State law amendments set forth in HB 184
15 (2020). Pursuant to Utah Code 41-6a-1510, a municipality may, by ordinance, allow a person to
16 operate a golf cart on specified highways under the jurisdiction of the municipality and to set forth
17 sufficient parameters regarding such operation. Mr. Romney presented proposed Ordinance No.
18 2021-17 prepared for that purpose. Golf carts would be permitted to operate on City streets posted
19 25 miles per hour or less.
20

21 Police Chief Child stated that as existing law was written, golf carts would be allowed to
22 operate on sidewalks unless expressly prohibited in the proposed ordinance. He recommended
23 the Council disallow operation of golf carts on sidewalks. The Chief expressed concern related to
24 potential speeds and stability of golf carts, and said he did not recommend adopting the proposed
25 ordinance. Chief Child said he would not be as opposed to the ordinance if golf carts were only
26 allowed on residential streets and not allowed to cross streets like 400 East or Main Street. Staff
27 shared regulations in cities that had a golf course. Councilmember McEwan said he would be
28 interested in hearing regulations in cities without a golf course. Councilmember Fillmore said she
29 agreed with continuing to gather information in order to mitigate potential issues, and spoke of
30 the many different modes of transportation on city streets. Councilmember Mecham said she
31 would want to look more at the age limit.
32

33 Councilmember McEwan **moved** to table Ordinance No. 2021-17 referencing golf carts
34 for up to two calendar months. Councilmember Mecham seconded the motion, which passed by
35 unanimous vote (5-0).
36

37 **MINUTES REVIEW AND ACCEPTANCE**

38

39 Minutes of the July 8, 2021 Closed Session, and July 20, 2021 Work Session and Council
40 Meeting were reviewed. Councilmember McEwan **moved** to accept the minutes as recorded.
41 Councilmember Ivie seconded the motion, which passed by unanimous vote (5-0).
42

43 **CITY COUNCIL REPORT**

44

45 Councilmember Ivie reported the Whitaker Museum phone tour was available to the public
46 as of May 1, 2021, and encouraged Councilmembers to stop by the Museum.
47

48 **MAYOR'S REPORT**

49

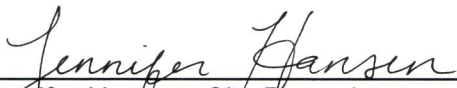
- 50 • Mayor Wilkinson spoke of the need to continue encouraging water conservation.
- 51 • The Mayor reported on visits to businesses in the City.
- 52 • Mayor Wilkinson expressed appreciation to all those who helped with relocating
- 53 residents from the former mobile home park.

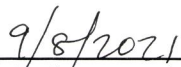
CITY MANAGER'S REPORT

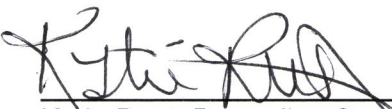
- Mr. Hanson suggested diverting the \$48,000 budgeted for a Police Department compensation study to fund pay raises for the officers. He recommended Administrative Services Director Jacob Smith review compensation in the department versus compensation in comparable departments throughout the State, and make recommendations for fair compensation.

CLOSED SESSION AND ADJOURNMENT

At 8:43 p.m., Councilmember McEwan **moved** to go into closed session in Council Chambers, following a break, for the purpose of discussing the purchase of real property, and adjourn from there. Councilmember Mecham seconded the motion, which passed by unanimous vote (5-0). In attendance in person or electronically were: Clark Wilkinson, Mayor; Councilmembers Fillmore, Ince, Ivie, McEwan, and Mecham; Brant Hanson, City Manager; Lisa Romney, City Attorney; Jennifer Hansen, City Recorder; Jacob Smith, Administrative Services Director; Mike Carlson, Public Works Director; and Kevin Campbell, City Engineer.


Jennifer Hansen, City Recorder


Date Approved


Katie Rust, Recording Secretary



1 Minutes of the Centerville **City Council work session** held Tuesday, March 2, 2021 at 5:30 p.m.
2 with participants present electronically via Zoom and streamed on YouTube due to infectious
3 disease COVID-19.

4
5 **MEMBERS PRESENT**

6
7 Mayor Clark Wilkinson

8
9 Council Members Tamilyn Fillmore
10 William Ince
11 Stephanie Ivie
12 George McEwan
13 Robyn Mecham

14
15 **STAFF PRESENT**

16 Brant Hanson, City Manager
17 Lisa Romney, City Attorney
18 Janet Denison, City Recorder
19 Jacob Smith, Administrative Services Director
20 Kevin Campbell, City Engineer

21 **DETERMINATION**

22 Mayor Wilkinson read aloud a determination regarding
23 electronic meetings without an anchor location due to
24 COVID-19

25 **FY2022 BUDGET**

26
27 Administrative Services Director Jacob Smith gave an overview of estimated General
28 Fund revenue and expenses for FY2022, and answered questions from the Council. He presented
29 a schedule for FY2022 Budget discussions and public hearings.

30
31 **TRUTH-IN-TAXATION PROPERTY TAX INCREASE DISCUSSION**

32
33 Mr. Smith showed property tax rate history for 2003-2020. City Manager Brant Hanson
34 stated truth-in-taxation for FY2022 would need to occur no later than September of 2021. He
35 spoke of a previous Council discussion regarding the possibility of going through truth-in-taxation
36 every year to provide a more stable revenue base for the City. Councilmember Ince said he
37 wanted to move forward with a cemetery ballot initiative to know the level of citizen support.
38 Councilmember McEwan said he would want to see voter response on a ballot proposition to
39 know what a truth-in-taxation hearing would generate in terms of a potential bond issue. City
40 Attorney Lisa Romney commented that the ballot proposition would make a property tax increase
41 necessary.

42
43 Councilmember Fillmore expressed the opinion that the City should go through truth-in-
44 taxation every year for the process to become more familiar and accepted. She stated a property
45 tax increase was necessary to continue providing a desired level of service, separate from the
46 cemetery issue. Councilmember McEwan said he did not have a problem with holding a truth-in-
47 taxation hearing, but emphasized that the amount and purposes would need to be known. He
48 said he agreed that a property tax increase for level of service, and a cemetery ballot initiative
49 were independent. Mayor Wilkinson said he agreed a property tax increase in FY2022 would be
50 for capital needs.

1 Ms. Romney explained deadlines associated with the truth-in-taxation process.
2 Councilmember Fillmore suggested an annual truth-in-taxation process would make the idea of a
3 property tax increase less of a political issue in the minds of the citizens. Councilmember McEwan
4 said he would want truth-in-taxation for FY2022 to be as separate from a cemetery ballot initiative
5 as possible.
6

7 Councilmember Mecham said she was not comfortable with a property tax increase in
8 FY2022 with so many citizens struggling under current conditions. She said that because of
9 federal CARES Act money, the City had been able to accomplish many things that needed to be
10 done, the City's reserve balance was more healthy than previous years, and she would not
11 support a property tax increase for FY2022. Mr. Hanson spoke of increased ongoing City
12 expenses, and commented that the reserve balance was not healthy enough to draw on for one-
13 time expenses. He stated the only way to continue providing the same level of service with
14 inflation was to increase revenues, and the only revenue source over which the City had control
15 was the property tax rate.
16

17 Councilmember McEwan commented that implementing the truth-in-taxation process did
18 not automatically mean a property tax increase would happen. Councilmember Mecham said she
19 would not want to even hold a truth-in-taxation hearing, and said she did not think it would feel
20 right for the City to ask for more money when the federal government was recognizing people
21 were struggling by providing stimulus checks. Councilmember McEwan responded that citizens
22 still wanted the City to provide a certain level of service. Councilmember Ivie said it was important
23 to be sensitive to the citizens who were struggling. Councilmember Fillmore said she agreed it
24 was important to be sensitive, and said she would only support a property tax increase that
25 allowed the City to maintain the current level of service.
26

27 Councilmember Ince referred to some of the City's capital needs. Mr. Hanson commented
28 that City services were currently subsidized by sales tax revenues, which were less stable than
29 property tax revenues. Responding to a question from Councilmember McEwan, Mr. Smith said
30 he believed property tax abatements were done at the County level.
31

32 Councilmember Ince commented that the Council chose not to initiate truth-in-taxation last
33 year because it was a difficult year with COVID-19, and said he remembered committing to
34 following through with the process for FY2022. Councilmember McEwan said he agreed
35 considering a property tax increase was the responsible thing to do.
36

37 Mr. Smith stated a 5% property tax increase would generate approximately \$70,000 –
38 almost enough for two new police vehicles. Councilmember Ince said he understood the
39 reasoning behind a small annual increase, but said he would be more inclined to support a slightly
40 higher increase every other year. Since the Council had not approved a property tax increase for
41 four years, he suggested a 10% increase. Councilmember Fillmore expressed support for a 10%
42 increase at a minimum. She recognized the need to consider those on fixed incomes. The
43 increased cost of living in Centerville was discussed.
44

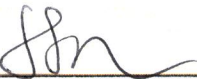
45 Mr. Hanson said Staff would prepare the FY2022 Budget, including a list of expenses that
46 could be funded by a 10% property tax increase. Councilmember McEwan suggested Staff
47 recommend a different percent increase if they found something other than 10% would make
48 sense with the City's needs. Councilmember Mecham said she agreed the City needed more
49 revenue to provide services the citizens wanted, but said she thought it was a hard year to do a
50 property tax increase. She expressed the opinion that the City needed to be careful to approve
51 commercial projects that would increase sales tax revenue.

CEMETERY FUNDING AND BALLOT INITIATIVE DISCUSSION

City Attorney Lisa Romney explained that a ballot proposition for bonding for a cemetery would have a budget impact, and would take Staff time to prepare. She encouraged a Council decision as soon as possible. A majority of Councilmembers expressed support for moving forward with a ballot proposition. Mr. Hanson said Staff would move forward.

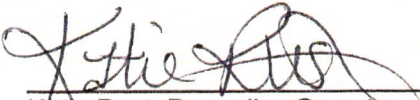
ADJOURNMENT

At 6:55 p.m., Councilmember Ivie moved to adjourn the work session. Councilmember Ince seconded the motion, which passed by unanimous vote (5-0).



Janet Denison, City Recorder

Mar 16 2021
Date Approved



Katie Rust, Recording Secretary



1 Minutes of the Centerville **City Council work session** held Tuesday, January 19, 2021 at 5:30
2 p.m. with participants present electronically via Zoom and streamed on YouTube due to infectious
3 disease COVID-19.

4
5 **MEMBERS PRESENT**

6
7 Mayor Clark Wilkinson
8
9 Council Members Tamilyn Fillmore
10 William Ince
11 Stephanie Ivie
12 George McEwan
13 Robyn Mecham

14
15 **STAFF PRESENT**

16 Brant Hanson, City Manager
17 Lisa Romney, City Attorney
18 Janet Denison, City Recorder
19 Paul Child, Centerville Police Chief
20 Bruce Cox, Parks and Recreation Director
21 Cory Snyder, Community Development Director
22 Jacob Smith, Administrative Services Director
23 Kevin Campbell, City Engineer

24 **VISITOR**

Karla Sorensen

25
26 **DETERMINATION**

27 Mayor Wilkinson read aloud a determination regarding
28 *electronic meetings without an anchor location* due to
29 COVID-19

30 **CEMETERY HEADSTONE DISCUSSION**

31
32 The Council recently received a request from a citizen to reconsider the ban on upright
33 headstones at the Centerville Cemetery. Bruce Cox, Parks and Recreation Director, explained
34 the previous suggestion from Staff that resulted in approval of the resolution in 2018 requiring flat
35 headstones – to preserve space for maintenance equipment to maneuver around the cemetery,
36 and possibly provide additional burial sites by utilizing space between known sites. Mr. Cox
37 reminded the Council that the City had records for 40 individuals buried in the Centerville
38 Cemetery between 1848 - 1975 with exact burial locations unknown. He stated that, in utilizing
39 space between existing burial sites, remains of the 40 individuals would most likely be unearthed.
40 *Mr. Cox recommended against disturbing the final resting places of the 40 individuals. He*
41 *expressed the opinion that the few additional sites that might be made available would not justify*
42 *the disturbance or expense involved. Multiple Councilmembers stated they thought the decision*
43 *had already been made to not disturb the unmarked graves.*

44
45 Brant Hanson, City Manager, stated Staff recommended the Council repeal the 2018
46 resolution banning upright headstones, and abandon attempts to find additional burial spaces
47 between known marked burial sites.

48
49 Councilmember Ince stated he would lean toward continuing with efforts to find additional
50 burial space between known burial sites, and continuing to ban upright headstones.

1 Councilmember Ivie said she was concerned about the Cemetery, and would love to find more
2 burial spaces, but she did not think it would be wise to go looking for more given the ambiguity of
3 what was already there. She said she thought the Council had already given direction to Staff to
4 bring back recommendations for a niche wall.

5
6 Mr. Cox described the respectful process Staff followed if remains were found when a
7 burial site was excavated. Councilmember McEwan said he voted against the 2018 resolution
8 because he believed burial markers gave character to a cemetery. He said he was in favor of not
9 attempting to find more space in the Cemetery, and either declaring Centerville was no longer in
10 the business of providing new burial spaces, or look for new land to purchase and develop as a
11 cemetery with a bond arrangement. Mr. Cox pointed out the Cemetery had many unoccupied
12 burial spaces that had been purchased but not yet utilized. Space for maintenance and excavating
13 equipment would continue to be necessary for many years.

14
15 Councilmember Fillmore said she was in favor of not attempting to find more burial spaces
16 between existing spaces, and in favor of repealing the 2018 resolution. Councilmember Mecham
17 expressed agreement. Councilmember Fillmore said she had thought the Council had already
18 given direction to move forward with a niche wall, and said she would like information presented
19 to the Council as soon as possible.

20
21 A majority of the Council indicated they were in agreement that the Centerville Cemetery
22 had no new burial spaces available. Mayor Wilkinson said he had already considered the
23 Cemetery full and had been looking into new options for years. Mr. Hanson said Staff would
24 prepare language to repeal the 2018 resolution, and bring a recommendation regarding a niche
25 wall to the next Council meeting.

26 27 **CEMETERY FUNDING AND BALLOT INITIATIVE DISCUSSION**

28
29 City Engineer Kevin Campbell showed an overhead image of hillside property owned by
30 Centerville City, and stated that, on a conceptual level, approximately five acres of land in the
31 "bowl" area could have the same approximate slope as the existing Centerville Cemetery. The
32 existing Cemetery was approximately seven acres. He estimated \$3 million would be needed to
33 improve the area. Councilmember Fillmore said she would want to look into the possibility of
34 xeriscape landscaping if hillside space were used for a cemetery. Councilmember Mecham said
35 she believed many community members would be unhappy with the idea of converting the bowl
36 area to cemetery space. She commented that a cemetery focus-group previously identified
37 hillside property near Twin Hollow Park in Bountiful as possible cemetery space.

38
39 Councilmember McEwan asked if owners of hillside property currently unable to develop
40 their land because of City restrictions would be able to argue that they should be able to develop
41 their land if the City developed a cemetery on the hillside. Cory Snyder, Community Development
42 Director, said there were not many large privately-owned parcels of land along the hillside. He
43 suggested creating access to the subject area would be the biggest problem. Councilmember Ivie
44 asked how the City's drinking water supply from the bowl area would be affected if the land were
45 used for burials. Mr. Cox responded the water supply would not be negatively affected. Mr.
46 Campbell commented that the existing Cemetery was within a wellhead protection zone.
47 Responding to Councilmember McEwan's question, Mr. Campbell explained that private hillside
48 property owners would be subject to different development restrictions from the State than the
49 City would for a cemetery. He commented that electrical connections were available at the Island
50 View Reservoir. He said he agreed with Councilmember Fillmore's suggestion to utilize xeriscape
51 landscaping. Mr. Cox suggested the possibility of utilizing solar power on the site. Mr. Snyder

1 pointed out that xeriscape landscaping would likely have a higher installation cost than turf, with
2 the benefit of greater longevity. Mr. Campbell added that irrigation at that elevation would soak
3 through and return to City wells.
4

5 Mayor Wilkinson emphasized a desire to look at all possibilities, and mentioned the option
6 of bonding and purchasing private property for a new cemetery, acknowledging the possibility that
7 eminent domain may become necessary in that scenario. Councilmember Ivie stated she was in
8 no way interested in exercising eminent domain. Mr. Hanson shared estimated costs of bonding
9 for new cemetery space, and stated that available parcels of land appropriate for cemetery use
10 within the City were extremely limited.
11

12 Police Chief Paul Child said he believed the Council needed to be aware of the need the
13 City would have in coming years for a new Police Station. He said Kaysville City recently built a
14 station comparable to what Centerville would need for around \$5 million. Mr. Hanson agreed Staff
15 and the Council needed to discuss and prioritize infrastructure and facility needs with the goal of
16 keeping property tax rates as low as feasibly possible.
17

18 Mr. Cox commented that a second cemetery would necessitate the addition of one or two
19 year-round full-time City employees, as well as additional seasonal employees. Councilmember
20 Mecham commented that, if being buried in Centerville was important enough to community
21 members to vote in favor of a bond initiative, the cost of the burial sites at the new cemetery
22 should be much higher than had been charged at the existing cemetery. Councilmember Fillmore
23 said she agreed. Mr. Hanson said he believed it would not be to the City's advantage to price the
24 *burial sites so high that not all residents in the City would be able to afford them.* Councilmember
25 McEwan said he agreed that if a community offered the service, it should be affordable to
26 everyone in the community. Mr. Cox commented that a variety of product types could be offered
27 within one cemetery.
28

29 Mr. Hanson requested Council feedback regarding which direction to pursue.
30 Councilmember McEwan said he would like the cemetery issue prepared for a ballot initiative,
31 and possibly the police station issue as well. Councilmember Fillmore responded she did not
32 consider the two issues to be comparable because the cemetery would generate revenue and
33 possibly pay for itself over time, and the police station would not. She expressed a desire for the
34 cemetery discussions to continue in a timely manner to be ready for a November ballot.
35 Councilmember Ivie stated that, as much as she wanted more cemetery space, she would not be
36 willing to use eminent domain.
37

38 TRUTH IN TAXATION

39
40 The Council decided to discuss this issue at a future meeting.
41

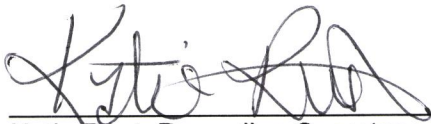
42 ADJOURNMENT

43
44 At 7:03 p.m., Councilmember Ince **moved** to adjourn the work session, and
45 Councilmember Ivie seconded the motion. The motion passed by unanimous vote (5-0).
46
47

48 
49 _____
50 Janet Denison, City Recorder

Feb. 2, 2021
Date Approved

1
2
3
4
5


Katie Rust, Recording Secretary



OFFICIAL BALLOT PROPOSITION FOR THE CENTERVILLE CITY, UTAH SPECIAL BOND ELECTION

PROPOSITION

Shall the City Council (the "Council") of Centerville City, Utah (the "City"), be authorized to issue General Obligation Bonds (the "Bonds") in a principal amount not to exceed Seven Million Dollars (\$7,000,000) for the purpose of paying all or a portion of the costs of a City Cemetery, purchase of land, renovations and related improvements; said Bonds to be due and payable in not to exceed twenty-six (26) years from the date of issuance of the Bonds?

Property Tax Cost of Bonds: If the Bonds are issued as planned, an annual property tax sufficient to pay debt service on the Bonds will be required over a period of twenty-six (26) years in the estimated amount of \$56.46 per year on a \$400,000 primary residence and in the estimated amount of \$102.65 per year on a business or secondary residence having the same value.

The foregoing information is only an estimate and is not a limit on the amount of taxes that the City may be required to levy to pay debt service on the Bonds. The City is obligated to levy taxes to the extent provided by law in order to pay the Bonds. The amounts are based on various assumptions and estimates, including estimated debt service on the Bonds and taxable values of property in the City.

- ☐ **FOR THE ISSUANCE OF BONDS (YES)**
- ☐ **AGAINST THE ISSUANCE OF BONDS (NO)**

1 Minutes of the Centerville **City Council work session** held Tuesday, March 1, 2022 at 5:30
2 p.m., with participants present at City Hall, 250 North Main Street, and electronically via Zoom.

3
4 **MEMBERS PRESENT**

5
6 Mayor Clark Wilkinson

7
8 Council Members Gina Hirst
9 William Ince
10 George McEwan
11 Robyn Mecham
12 Spencer Summerhays
13

14 **STAFF PRESENT**

15 Brant Hanson, City Manager
16 Lisa Romney, City Attorney
17 Jennifer Hansen, City Recorder
18 Nate Plaizier, Finance Director
19 Mike Carlson, Public Works Director
20 Jacob Smith, Administrative Services Director
21 Bryce King, Recreation Coordinator
22 Bruce Cox, Parks and Recreation Director

23 **VISITOR**

24 Justin LaRue, CivicClerk

25 **CIVICCLERK BOARD MEMBER TRAINING**

26
27 Justin LaRue with CivicClerk provided training for the Council on how to use CivicClerk,
28 the City's new agenda and meeting management software. Staff estimated the transition to
29 CivicClerk would occur in approximately two months.
30

31 **RECREATION UPDATE**

32
33 Recreation Coordinator Bryce King updated the Council regarding current and upcoming
34 recreation opportunities. Councilmember Mecham said she would like the City to continue to
35 offer summer youth recreation opportunities at multiple parks for the youth who needed to walk
36 or bike to get there. Councilmember McEwan suggested the City establish a reserve and set
37 aside a certain amount of class space for families in need of economic assistance. Mr. King said
38 he was in favor of establishing a scholarship program. Mr. King spoke of the possibility of
39 offering day trips to West Yellowstone and other locations.
40

41 Mr. King provided an update on the City's baseball program, described changes to
42 concessions offered, and answered questions from the Council. He reported on the ski school
43 offered during the winter, and provided an update regarding the Youth City Council. Mr. King
44 asked the Council to consider the possibility of a community camp night. He reported on the
45 Employee Christmas Party, and mentioned the possibility of scheduling employee spirit days.
46

47 Mr. King reported on communications, media platforms, and the City newsletter, and
48 answered questions from the Council. He listed possible projects for the future, including
49 concrete cornhole platforms at parks, and a pump track.

CEMETERY UPDATE/DISCUSSION

Mayor Wilkinson spoke of setting policy for the potential new cemetery. City Manager Brant Hanson spoke of hiring a consultant to help with land acquisition and potential eminent domain. Councilmember McEwan emphasized the need to move forward quickly. Mr. Hanson said he believed a three-acre parcel of land would be sufficient rather than the previously discussed five-acre parcel, with both burial spaces and niche walls available. He suggested that looking for a three-acre parcel would greatly expand options for consideration. Councilmember McEwan said he was interested in acquiring enough land to meet needs for 50-100 years. Mayor Wilkinson commented that policy would help determine how long cemetery space would be available. Mr. Hanson said he recently spoke to a willing seller, and said he believed eminent domain may not be necessary.

The Council discussed going into closed session following the regular Council meeting to discuss possible acquisition of real property. Councilmember Summerhays said he liked the idea of setting policy for new cemetery space to be dedicated for Centerville residents. Councilmember Mecham said she would not want the new cemetery space to be available for purchase only at time of need.

ADJOURNMENT

At 7:02 p.m., Councilmember Ince **moved** to adjourn the work session. Councilmember Mecham seconded the motion, which passed by unanimous vote (5-0).

Jennifer Hansen
Jennifer Hansen, City Recorder

3-18-2022
Date Approved

Katie Rust
Katie Rust, Recording Secretary



1 Minutes of the Centerville **City Council Work Session** held Tuesday, May 17, 2022 at 5:30 p.m.,
2 with participants present at City Hall, 250 North Main Street, and electronically via Zoom.

3
4 **MEMBERS PRESENT**

5
6 Mayor Clark Wilkinson

7
8 Council Members Gina Hirst
9 William Ince (arrived at 6:43 p.m.)
10 George McEwan
11 Robyn Mecham
12 Spencer Summerhays

13
14 **STAFF PRESENT**

15 Brant Hanson, RDA Executive Director
16 Lisa Romney, City Attorney
17 Jennifer Hansen, City Recorder
18 Nate Plaizier, Finance Director
19 Mike Carlson, Public Works Director
20 Bryce King, Recreation Coordinator
21 Bruce Cox, Parks and Recreation Director
22 Cory Snyder, Community Development Director

23 **VISITORS**

24 Marcus Keller, Zions Bank
25 Interested citizens

26 **CEMETERY FINANCING DISCUSSION**

27
28 Marcus Keller with Zion's Public Finance (the City's Municipal Advisor) reported an
29 increase in interest rates since the General Obligation Bond for creation of a new cemetery was
30 last discussed in public meeting. He explained two options available to the City – a market
31 transaction or direct purchase transaction. Mr. Keller presented updated bond scenarios and
32 related tax impacts for both a market transaction and a direct purchase transaction, emphasizing
33 that actual rates at time of issuance may fluctuate from the estimates.

34
35 Mr. Keller recommended putting a resolution for authorization of issuance on the agenda
36 for the City Council meeting in two weeks, which would be followed by a 30-day contest period.
37 The resolution would give the City one year to issue bonds. He said he leaned toward
38 recommending a direct purchase transaction. Mr. Keller explained the assessed valuation and an
39 amortization schedule would be submitted and reviewed by the County Auditor, and a tax rate
40 and levy would be set to generate the necessary amount of funds for the next fiscal year. He said
41 he did not want the Council to feel rushed, and said the authorization of issuance could be
42 postponed if needed. Finance Director Nate Plaizier said the County Auditor liked to be notified if
43 the City was considering an authorization of issuance by the end of June, but the formal deadline
44 was September 1st. Mr. Keller answered questions from the Council.

45
46 Councilmember McEwan expressed support for moving forward with a resolution at the
47 next Council meeting. He expressed the opinion that market conditions would continue to get
48 worse, and said he would prefer not to wait. Mayor Wilkinson thanked Mr. Keller for his time.

MODERATE INCOME HOUSING UPDATE

Community Development Director Cory Snyder provided an update on House Bill 462 regarding moderate income housing, approved during the 2022 Legislative Session. He explained amendments that impacted the Moderate Income Housing element requirement, and commented that language used in the 24 strategy options provided by the State had become stronger. Mr. Snyder explained there were three options to consider requiring action by October 1, 2022:

- Option 1 (Meeting the base requirement) – Pick or reaffirm 3 strategies and adopt an implementation timeline for each.
- Option 2 (Meeting the base requirement with reaching priority consideration) – Pick new strategies and a corresponding implementation timeline for each.
- Option 3 (Reach priority consideration) – Incorporate at least 2 strategies beyond the base requirement and adopt an implementation timeline for each.

Mr. Snyder explained that Transportation Project Funding (TIF and TTIF) would be used as an incentive to obtain priority consideration. An annual report must be submitted by October 1, with selected strategies and implementation plans included. Mr. Snyder suggested the City Council and Planning Commission meet in a joint meeting in July to discuss the list of strategy options and identify a direction.

City Manager Brant Hanson said the reports generated by cities over time would be helpful in understanding what could work to improve the moderate income housing situation. Mr. Snyder explained that “moderate income” was defined as 80% of a county’s median income, and target housing cost (including basic utilities) was 30% of an income. Councilmember Hirst said she would prefer to leave plenty of time for the Council and Planning Commission to work through strategies for the Moderate Income Housing Plan.

CENTERPOINT THEATRE SPEED CONTROL CROSSINGS

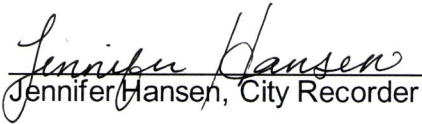
Parks and Recreation Director Bruce Cox said CenterPoint Theatre had experienced consistent speeding and high traffic volume along the north driveway of the parking lot from individuals going to and from Chic-fil-a and McDonalds, and from pick-up and drop-off for CenterPoint youth academy classes. At a previous meeting, the Council asked staff to collect data regarding the numbers and speeds of vehicle traffic through the north parking lot access, to purchase and install temporary speed bumps, and to collect data again to see what difference was made. Mr. Cox reported the Police Department conducted the traffic study and collected data, and the temporary speed bumps were found to make a significant difference in slowing traffic through the north parking lot access. He recommended installation of permanent speed-calming crosswalks.

The Council reviewed data provided, and discussed the safety benefit of slowing traffic in the parking lot. Mr. Hanson said the benefit to other businesses in the shared parking lot had not been evaluated, and a funding source had not been finalized. Mr. Cox said the proposed permanent speed-calming crosswalks would be placed in locations similar to the temporary speed bumps.

Councilmember Hirst said she was interested in knowing if there had been a reduction in the number of vehicles that went through the north parking lot access when the youth academy was in session. A majority of the Council appeared to agree. Mr. Cox said staff could collect additional data and provide the Council with a report in about six weeks.

ADJOURNMENT

At 6:51 p.m., Councilmember Hirst **moved** to adjourn the work session. Councilmember Ince seconded the motion, which passed by unanimous vote (5-0).



Jennifer Hansen, City Recorder

6-7-2022

Date Approved



CENTERVILLE
CITY COUNCIL

Staff Report
5/17/2022

Item No. 1.

Title: Cemetery Financing Discussion

Initiated By: Brant Hanson, City Manager

Staff Representative: Nate Plaizier, Finance Director

SUBJECT:

Discussion on cemetery bonding process

RECOMMENDATION:

BACKGROUND:

Marcus Keller, from Zion's Public Finance (the City's Municipal Advisor), will present about the bonding process and provide a market update. As the City pursues potential land for the creation of a new Cemetery, Staff felt it would be important to learn about the bonding process, timeline, and options.

The City has 10 years from the time of the election to issue a General Obligation Bond for the creation of a new Cemetery.

As part of the bonding process, the City is required to adopt through resolution the "Authorization of Issuance". This is followed by a 30-day contest period, which allows the public the ability to contest the issuance of the bond. This resolution also gives the City one year to issue bonds under this resolution. Should the City not issue bonds during this one year period, the City would need to adopt a new resolution for the Authorization of Issuance, and repeat this process. We anticipate this resolution will be on an upcoming City Council Meeting Agenda.

The City also has the option of choosing a Market Transaction, or a Direct Purchase Transaction.

Scenario 1 – Market Transaction

In a Market scenario we anticipate that the City would receive a rating of “AA-” to “AA” for their General Obligation Bonds. The downside of the market deal is that it would require the City to go through the rating process and then sell the bonds in the market. This typically takes about 60-90 days from start to finish, and there is no way to know what the interest rates will be at the time of sale, as they will fluctuate based on market conditions. The benefit of a Market transaction is this is where we would anticipate getting the strongest rates.

Scenario 2 – Direct Purchase Transaction

In a Direct Purchase scenario, we would be able to lock in rates with the purchaser, resulting in less market interest rate risk. A Direct Purchase transaction would allow the City to receive funds much quicker than a market rate. The City would also avoid the timely credit rating process. Direct Purchase transactions

generally take about 30-45 days from start to finish.

Provided in this packet are updated bond scenarios and their related tax impacts for both a Market and Direct Purchase transaction. These scenarios provide estimates based on the current market and rates. The actual rates we receive at time of issuance may fluctuate from these estimates.

ATTACHMENTS:

1. Centerville \$7M GO #s 5-13-20 MKT
2. Centerville \$7M GO Tax Impact 5-13-20 MKT
3. Centerville \$7M GO #s 5-13-20 DP
4. Centerville \$7M GO Tax Impact 5-13-20 DP

Centerville City, Utah

\$6,880,000 General Obligation Bonds
Series February 15, 2023
(\$7 Million Authorization: Market)

Table of Contents

Report

Debt Service Schedule	1
Pricing Summary	2
Sources & Uses	3

Centerville City, Utah

\$6,880,000 General Obligation Bonds

Series February 15, 2023

(\$7 Million Authorization: Market)

Debt Service Schedule

Date	Principal	Coupon	Interest	Total P+I	Fiscal Total
02/15/2023	-	-	-	-	-
12/15/2023	-	-	259,708.33	259,708.33	-
06/15/2024	55,000.00	5.000%	155,825.00	210,825.00	470,533.33
12/15/2024	-	-	154,450.00	154,450.00	-
06/15/2025	160,000.00	5.000%	154,450.00	314,450.00	468,900.00
12/15/2025	-	-	150,450.00	150,450.00	-
06/15/2026	170,000.00	5.000%	150,450.00	320,450.00	470,900.00
12/15/2026	-	-	146,200.00	146,200.00	-
06/15/2027	180,000.00	5.000%	146,200.00	326,200.00	472,400.00
12/15/2027	-	-	141,700.00	141,700.00	-
06/15/2028	190,000.00	5.000%	141,700.00	331,700.00	473,400.00
12/15/2028	-	-	136,950.00	136,950.00	-
06/15/2029	195,000.00	5.000%	136,950.00	331,950.00	468,900.00
12/15/2029	-	-	132,075.00	132,075.00	-
06/15/2030	205,000.00	5.000%	132,075.00	337,075.00	469,150.00
12/15/2030	-	-	126,950.00	126,950.00	-
06/15/2031	220,000.00	5.000%	126,950.00	346,950.00	473,900.00
12/15/2031	-	-	121,450.00	121,450.00	-
06/15/2032	230,000.00	5.000%	121,450.00	351,450.00	472,900.00
12/15/2032	-	-	115,700.00	115,700.00	-
06/15/2033	240,000.00	4.000%	115,700.00	355,700.00	471,400.00
12/15/2033	-	-	110,900.00	110,900.00	-
06/15/2034	250,000.00	4.000%	110,900.00	360,900.00	471,800.00
12/15/2034	-	-	105,900.00	105,900.00	-
06/15/2035	260,000.00	4.000%	105,900.00	365,900.00	471,800.00
12/15/2035	-	-	100,700.00	100,700.00	-
06/15/2036	270,000.00	4.000%	100,700.00	370,700.00	471,400.00
12/15/2036	-	-	95,300.00	95,300.00	-
06/15/2037	280,000.00	4.000%	95,300.00	375,300.00	470,600.00
12/15/2037	-	-	89,700.00	89,700.00	-
06/15/2038	290,000.00	4.000%	89,700.00	379,700.00	469,400.00
12/15/2038	-	-	83,900.00	83,900.00	-
06/15/2039	305,000.00	4.000%	83,900.00	388,900.00	472,800.00
12/15/2039	-	-	77,800.00	77,800.00	-
06/15/2040	315,000.00	4.000%	77,800.00	392,800.00	470,600.00
12/15/2040	-	-	71,500.00	71,500.00	-
06/15/2041	330,000.00	4.000%	71,500.00	401,500.00	473,000.00
12/15/2041	-	-	64,900.00	64,900.00	-
06/15/2042	340,000.00	4.000%	64,900.00	404,900.00	469,800.00
12/15/2042	-	-	58,100.00	58,100.00	-
06/15/2043	355,000.00	4.000%	58,100.00	413,100.00	471,200.00
12/15/2043	-	-	51,000.00	51,000.00	-
06/15/2044	370,000.00	5.000%	51,000.00	421,000.00	472,000.00
12/15/2044	-	-	41,750.00	41,750.00	-
06/15/2045	390,000.00	5.000%	41,750.00	431,750.00	473,500.00
12/15/2045	-	-	32,000.00	32,000.00	-
06/15/2046	405,000.00	5.000%	32,000.00	437,000.00	469,000.00
12/15/2046	-	-	21,875.00	21,875.00	-
06/15/2047	425,000.00	5.000%	21,875.00	446,875.00	468,750.00
12/15/2047	-	-	11,250.00	11,250.00	-
06/15/2048	450,000.00	5.000%	11,250.00	461,250.00	472,500.00
Total	\$6,880,000.00	-	\$4,900,533.33	\$11,780,533.33	-

Yield Statistics

Bond Year Dollars	\$108,183.33
Average Life	15.724 Years
Average Coupon	4.5298413%

Net Interest Cost (NIC)	4.3470063%
True Interest Cost (TIC)	4.2448084%
Bond Yield for Arbitrage Purposes	4.0320607%
All Inclusive Cost (AIC)	4.3434926%

IRS Form 8038

Net Interest Cost	4.2050462%
Weighted Average Maturity	15.648 Years

\$7M GO 25yr MKT 05/13/22 | SINGLE PURPOSE | 5/13/2022 | 2:59 PM

Centerville City, Utah

\$6,880,000 General Obligation Bonds

Series February 15, 2023

(\$7 Million Authorization: Market)

Pricing Summary

Maturity	Type of Bond	Coupon	Yield	Maturity Value	Price	YTM	Call Date	Call Price	Dollar Price
06/15/2024	Serial Coupon	5.000%	2.620%	55,000.00	103.095%	-	-	-	56,702.25
06/15/2025	Serial Coupon	5.000%	2.940%	160,000.00	104.608%	-	-	-	167,372.80
06/15/2026	Serial Coupon	5.000%	3.160%	170,000.00	105.773%	-	-	-	179,814.10
06/15/2027	Serial Coupon	5.000%	3.190%	180,000.00	107.267%	-	-	-	193,080.60
06/15/2028	Serial Coupon	5.000%	3.260%	190,000.00	108.450%	-	-	-	206,055.00
06/15/2029	Serial Coupon	5.000%	3.360%	195,000.00	109.281%	-	-	-	213,097.95
06/15/2030	Serial Coupon	5.000%	3.530%	205,000.00	109.420%	-	-	-	224,311.00
06/15/2031	Serial Coupon	5.000%	3.590%	220,000.00	110.073%	-	-	-	242,160.60
06/15/2032	Serial Coupon	5.000%	3.640%	230,000.00	110.675%	-	-	-	254,552.50
06/15/2033	Serial Coupon	4.000%	3.690%	240,000.00	102.533%	c 3.702%	12/15/2032	100.000%	246,079.20
06/15/2034	Serial Coupon	4.000%	3.780%	250,000.00	101.788%	c 3.804%	12/15/2032	100.000%	254,470.00
06/15/2035	Serial Coupon	4.000%	3.850%	260,000.00	101.214%	c 3.875%	12/15/2032	100.000%	263,156.40
06/15/2036	Serial Coupon	4.000%	3.920%	270,000.00	100.643%	c 3.937%	12/15/2032	100.000%	271,736.10
06/15/2037	Serial Coupon	4.000%	3.990%	280,000.00	100.076%	c 3.993%	12/15/2032	100.000%	280,212.80
06/15/2038	Serial Coupon	4.000%	4.010%	290,000.00	99.881%	-	-	-	289,654.90
06/15/2039	Serial Coupon	4.000%	4.080%	305,000.00	99.048%	-	-	-	302,096.40
06/15/2040	Serial Coupon	4.000%	4.100%	315,000.00	98.763%	-	-	-	311,103.45
06/15/2041	Serial Coupon	4.000%	4.160%	330,000.00	97.957%	-	-	-	323,258.10
06/15/2042	Serial Coupon	4.000%	4.170%	340,000.00	97.754%	-	-	-	332,363.60
06/15/2043	Serial Coupon	4.000%	4.240%	355,000.00	96.746%	-	-	-	343,448.30
06/15/2044	Serial Coupon	5.000%	4.260%	370,000.00	105.888%	c 4.565%	12/15/2032	100.000%	391,785.60
06/15/2045	Serial Coupon	5.000%	4.280%	390,000.00	105.723%	c 4.587%	12/15/2032	100.000%	412,319.70
06/15/2046	Serial Coupon	5.000%	4.300%	405,000.00	105.559%	c 4.608%	12/15/2032	100.000%	427,513.95
06/15/2047	Serial Coupon	5.000%	4.360%	425,000.00	105.067%	c 4.650%	12/15/2032	100.000%	446,534.75
06/15/2048	Serial Coupon	5.000%	4.370%	450,000.00	104.986%	c 4.662%	12/15/2032	100.000%	472,437.00
Total	-	-	-	\$6,880,000.00	-	-	-	-	\$7,105,317.05

Bid Information

Par Amount of Bonds	\$6,880,000.00
Reoffering Premium or (Discount)	225,317.05
Gross Production	\$7,105,317.05
Total Underwriter's Discount (0.400%)	\$(27,520.00)
Bid (102.875%)	7,077,797.05
Total Purchase Price	\$7,077,797.05
Bond Year Dollars	\$108,183.33
Average Life	15.724 Years
Average Coupon	4.5298413%
Net Interest Cost (NIC)	4.3470063%
True Interest Cost (TIC)	4.2448084%

\$7M GO 25yr MKT 05/13/22 | SINGLE PURPOSE | 5/13/2022 | 2:59 PM

Centerville City, Utah

\$6,880,000 General Obligation Bonds
Series February 15, 2023
(\$7 Million Authorization: Market)

Sources & Uses

Dated 02/15/2023 | Delivered 02/15/2023

Sources Of Funds

Par Amount of Bonds	\$6,880,000.00
Reoffering Premium	225,317.05
Total Sources	\$7,105,317.05

Uses Of Funds

Deposit to Project Construction Fund	7,000,000.00
Costs of Issuance	75,000.00
Total Underwriter's Discount (0.400%)	27,520.00
Rounding Amount	2,797.05
Total Uses	\$7,105,317.05

Centerville City, Utah

\$7 Million General Obligation Authorization Plus 2% Premium (25 Year Amortization - BQ AA2 Rating)

Tax Impact Analysis Summary

	\$6,880,000		
	General Obligation Bonds		
	Series 2023 (Market Deal)		
Fiscal Year	Principal	Interest	Total P+I
2023	\$ -	\$ -	\$ -
2024	55,000	415,533	470,533
2025	160,000	308,900	468,900
2026	170,000	300,900	470,900
2027	180,000	292,400	472,400
2028	190,000	283,400	473,400
2029	195,000	273,900	468,900
2030	205,000	264,150	469,150
2031	220,000	253,900	473,900
2032	230,000	242,900	472,900
2033	240,000	231,400	471,400
2034	250,000	221,800	471,800
2035	260,000	211,800	471,800
2036	270,000	201,400	471,400
2037	280,000	190,600	470,600
2038	290,000	179,400	469,400
2039	305,000	167,800	472,800
2040	315,000	155,600	470,600
2041	330,000	143,000	473,000
2042	340,000	129,800	469,800
2043	355,000	116,200	471,200
2044	370,000	102,000	472,000
2045	390,000	83,500	473,500
2046	405,000	64,000	469,000
2047	425,000	43,750	468,750
2048	450,000	22,500	472,500
Total	\$ 6,880,000	\$ 4,900,533	\$ 11,780,533

Tax Impact Summary	
2021-22 Collected Taxable Valuation	\$ 1,405,412,442
Maximum Debt Service	\$ 473,900
Tax Rate Levy on Max Debt Service	0.000337
Annual Impact on \$100,000 FMV Home	\$ 18.55
Monthly Impact on \$100,000 FMV Home	\$ 1.55
Annual Impact on \$100,000 FMV Business	\$ 33.72
Monthly Impact on \$100,000 FMV Business	\$ 2.81



ZIONS PUBLIC FINANCE, INC.

Centerville City, Utah

\$7,000,000 General Obligation Bonds
Series February 15, 2022
(\$7 Million Authorization: Direct Purchase)

Table of Contents

Report

Debt Service Schedule	1
Pricing Summary	2
Sources & Uses	3

Centerville City, Utah

\$7,000,000 General Obligation Bonds

Series February 15, 2022

(\$7 Million Authorization: Direct Purchase)

Debt Service Schedule

Date	Principal	Coupon	Interest	Total P+I	Fiscal Total
02/15/2022	-	-	-	-	-
12/15/2022	-	-	206,611.67	206,611.67	-
06/15/2023	117,000.00	1.900%	123,967.00	240,967.00	447,578.67
12/15/2023	-	-	122,855.50	122,855.50	-
06/15/2024	202,000.00	2.000%	122,855.50	324,855.50	447,711.00
12/15/2024	-	-	120,835.50	120,835.50	-
06/15/2025	206,000.00	2.150%	120,835.50	326,835.50	447,671.00
12/15/2025	-	-	118,621.00	118,621.00	-
06/15/2026	211,000.00	2.300%	118,621.00	329,621.00	448,242.00
12/15/2026	-	-	116,194.50	116,194.50	-
06/15/2027	216,000.00	2.400%	116,194.50	332,194.50	448,389.00
12/15/2027	-	-	113,602.50	113,602.50	-
06/15/2028	221,000.00	2.500%	113,602.50	334,602.50	448,205.00
12/15/2028	-	-	110,840.00	110,840.00	-
06/15/2029	226,000.00	2.600%	110,840.00	336,840.00	447,680.00
12/15/2029	-	-	107,902.00	107,902.00	-
06/15/2030	232,000.00	2.700%	107,902.00	339,902.00	447,804.00
12/15/2030	-	-	104,770.00	104,770.00	-
06/15/2031	238,000.00	2.800%	104,770.00	342,770.00	447,540.00
12/15/2031	-	-	101,438.00	101,438.00	-
06/15/2032	245,000.00	2.950%	101,438.00	346,438.00	447,876.00
12/15/2032	-	-	97,824.25	97,824.25	-
06/15/2033	252,000.00	3.050%	97,824.25	349,824.25	447,648.50
12/15/2033	-	-	93,981.25	93,981.25	-
06/15/2034	260,000.00	3.150%	93,981.25	353,981.25	447,962.50
12/15/2034	-	-	89,886.25	89,886.25	-
06/15/2035	268,000.00	3.250%	89,886.25	357,886.25	447,772.50
12/15/2035	-	-	85,531.25	85,531.25	-
06/15/2036	277,000.00	3.350%	85,531.25	362,531.25	448,062.50
12/15/2036	-	-	80,891.50	80,891.50	-
06/15/2037	286,000.00	3.450%	80,891.50	366,891.50	447,783.00
12/15/2037	-	-	75,958.00	75,958.00	-
06/15/2038	296,000.00	3.550%	75,958.00	371,958.00	447,916.00
12/15/2038	-	-	70,704.00	70,704.00	-
06/15/2039	307,000.00	3.650%	70,704.00	377,704.00	448,408.00
12/15/2039	-	-	65,101.25	65,101.25	-
06/15/2040	318,000.00	3.800%	65,101.25	383,101.25	448,202.50
12/15/2040	-	-	59,059.25	59,059.25	-
06/15/2041	330,000.00	3.900%	59,059.25	389,059.25	448,118.50
12/15/2041	-	-	52,624.25	52,624.25	-
06/15/2042	343,000.00	4.100%	52,624.25	395,624.25	448,248.50
12/15/2042	-	-	45,592.75	45,592.75	-
06/15/2043	357,000.00	4.250%	45,592.75	402,592.75	448,185.50
12/15/2043	-	-	38,006.50	38,006.50	-
06/15/2044	372,000.00	4.450%	38,006.50	410,006.50	448,013.00
12/15/2044	-	-	29,729.50	29,729.50	-
06/15/2045	388,000.00	4.650%	29,729.50	417,729.50	447,459.00
12/15/2045	-	-	20,708.50	20,708.50	-
06/15/2046	406,000.00	4.850%	20,708.50	426,708.50	447,417.00
12/15/2046	-	-	10,863.00	10,863.00	-
06/15/2047	426,000.00	5.100%	10,863.00	436,863.00	447,726.00
Total	\$7,000,000.00	-	\$4,197,619.67	\$11,197,619.67	-

Yield Statistics

Bond Year Dollars	\$106,104.33
Average Life	15.158 Years
Average Coupon	3.9561246%
Net Interest Cost (NIC)	3.9561246%
True Interest Cost (TIC)	3.8768708%
Bond Yield for Arbitrage Purposes	3.8768708%
All Inclusive Cost (AIC)	3.9616012%

IRS Form 8038

Net Interest Cost	3.9561246%
Weighted Average Maturity	15.158 Years

\$7M GO 25y DP 5/13/22 | SINGLE PURPOSE | 5/13/2022 | 2:58 PM

Centerville City, Utah

\$7,000,000 General Obligation Bonds

Series February 15, 2022

(\$7 Million Authorization: Direct Purchase)

Pricing Summary

Maturity	Type of Bond	Coupon	Yield	Maturity Value	Price	Dollar Price
06/15/2023	Serial Coupon	1.900%	1.900%	117,000.00	100.000%	117,000.00
06/15/2024	Serial Coupon	2.000%	2.000%	202,000.00	100.000%	202,000.00
06/15/2025	Serial Coupon	2.150%	2.150%	206,000.00	100.000%	206,000.00
06/15/2026	Serial Coupon	2.300%	2.300%	211,000.00	100.000%	211,000.00
06/15/2027	Serial Coupon	2.400%	2.400%	216,000.00	100.000%	216,000.00
06/15/2028	Serial Coupon	2.500%	2.500%	221,000.00	100.000%	221,000.00
06/15/2029	Serial Coupon	2.600%	2.600%	226,000.00	100.000%	226,000.00
06/15/2030	Serial Coupon	2.700%	2.700%	232,000.00	100.000%	232,000.00
06/15/2031	Serial Coupon	2.800%	2.800%	238,000.00	100.000%	238,000.00
06/15/2032	Serial Coupon	2.950%	2.950%	245,000.00	100.000%	245,000.00
06/15/2033	Serial Coupon	3.050%	3.050%	252,000.00	100.000%	252,000.00
06/15/2034	Serial Coupon	3.150%	3.150%	260,000.00	100.000%	260,000.00
06/15/2035	Serial Coupon	3.250%	3.250%	268,000.00	100.000%	268,000.00
06/15/2036	Serial Coupon	3.350%	3.350%	277,000.00	100.000%	277,000.00
06/15/2037	Serial Coupon	3.450%	3.450%	286,000.00	100.000%	286,000.00
06/15/2038	Serial Coupon	3.550%	3.550%	296,000.00	100.000%	296,000.00
06/15/2039	Serial Coupon	3.650%	3.650%	307,000.00	100.000%	307,000.00
06/15/2040	Serial Coupon	3.800%	3.800%	318,000.00	100.000%	318,000.00
06/15/2041	Serial Coupon	3.900%	3.900%	330,000.00	100.000%	330,000.00
06/15/2042	Serial Coupon	4.100%	4.100%	343,000.00	100.000%	343,000.00
06/15/2043	Serial Coupon	4.250%	4.250%	357,000.00	100.000%	357,000.00
06/15/2044	Serial Coupon	4.450%	4.450%	372,000.00	100.000%	372,000.00
06/15/2045	Serial Coupon	4.650%	4.650%	388,000.00	100.000%	388,000.00
06/15/2046	Serial Coupon	4.850%	4.850%	406,000.00	100.000%	406,000.00
06/15/2047	Serial Coupon	5.100%	5.100%	426,000.00	100.000%	426,000.00
Total	-	-	-	\$7,000,000.00	-	\$7,000,000.00

Bid Information

Par Amount of Bonds	\$7,000,000.00
Gross Production	\$7,000,000.00
Bid (100.000%)	7,000,000.00
Total Purchase Price	\$7,000,000.00
Bond Year Dollars	\$106,104.33
Average Life	15.158 Years
Average Coupon	3.9561246%
Net Interest Cost (NIC)	3.9561246%
True Interest Cost (TIC)	3.8768708%

\$7M GO 25y DP 5/13/22 | SINGLE PURPOSE | 5/13/2022 | 2:58 PM

Centerville City, Utah

\$7,000,000 General Obligation Bonds
Series February 15, 2022
(\$7 Million Authorization: Direct Purchase)

Sources & Uses

Dated 02/15/2022 | Delivered 02/15/2022

Sources Of Funds	
Par Amount of Bonds	\$7,000,000.00
Total Sources	\$7,000,000.00
Uses Of Funds	
Deposit to Project Construction Fund	6,935,000.00
Costs of Issuance	65,000.00
Total Uses	\$7,000,000.00

Centerville City, Utah

\$7 Million General Obligation Authorization (25 Year Amortization - Direct Purchase)

Tax Impact Analysis Summary

	\$7,000,000		
	General Obligation Bonds		
	Series 2023 (Direct Purchase)		
Fiscal Year	Principal	Interest	Total P+I
2023	\$ -	\$ -	\$ -
2024	117,000	330,579	447,579
2025	202,000	245,711	447,711
2026	206,000	241,671	447,671
2027	211,000	237,242	448,242
2028	216,000	232,389	448,389
2029	221,000	227,205	448,205
2030	226,000	221,680	447,680
2031	232,000	215,804	447,804
2032	238,000	209,540	447,540
2033	245,000	202,876	447,876
2034	252,000	195,649	447,649
2035	260,000	187,963	447,963
2036	268,000	179,773	447,773
2037	277,000	171,063	448,063
2038	286,000	161,783	447,783
2039	296,000	151,916	447,916
2040	307,000	141,408	448,408
2041	318,000	130,203	448,203
2042	330,000	118,119	448,119
2043	343,000	105,249	448,249
2044	357,000	91,186	448,186
2045	372,000	76,013	448,013
2046	388,000	59,459	447,459
2047	406,000	41,417	447,417
2048	426,000	21,726	447,726
Total	<u>\$ 7,000,000</u>	<u>\$ 4,197,620</u>	<u>\$ 11,197,620</u>

Tax Impact Summary	
2021-22 Collected Taxable Valuation	\$ 1,405,412,442
Maximum Debt Service	\$ 448,408
Tax Rate Levy on Max Debt Service	0.000319
Annual Impact on \$100,000 FMV Home	\$ 17.55
Monthly Impact on \$100,000 FMV Home	\$ 1.46
Annual Impact on \$100,000 FMV Business	\$ 31.91
Monthly Impact on \$100,000 FMV Business	\$ 2.66



ZIONS PUBLIC FINANCE, INC.

Cemetery Profitability Analysis

As the City contemplates the development of a new cemetery, the City has expressed its desire to use revenues from the sales of plots to aid in early re-payment of the General Obligation Bonds. The charts below provide a profitability analysis of a new cemetery, acknowledging that several unknown variables (such as location, soil conditions, policy change, etc.) may alter the results of this analysis.

The chart below demonstrates the maximum revenue possible based on acreage.

Acres	1	2	3	4	5	6	7	8
Maximum space (no roads/infrastructure)								
Max. Plots Available	1,089	2,178	3,267	4,356	5,445	6,534	7,623	8,712
General Fund Revenue - Sale of plot (single)	\$ 653,400	\$ 1,306,800	\$ 1,960,200	\$ 2,613,600	\$ 3,267,000	\$ 3,920,400	\$ 4,573,800	\$ 5,227,200
Perpetual Care Revenue	\$ 326,700	\$ 653,400	\$ 980,100	\$ 1,306,800	\$ 1,633,500	\$ 1,960,200	\$ 2,286,900	\$ 2,613,600

However, we know that a cemetery requires infrastructure (roads, trees, etc.) that limits the number of plots possible. After reviewing local cemeteries, we found that infrastructure occupies approximately 25% of the land. Therefore, a more realistic revenue possibility is shown below.

Acres	1	2	3	4	5	6	7	8
Cemetery with Roads/Infrastructure Estimate								
Plots Available	817	1,634	2,450	3,267	4,084	4,901	5,717	6,534
General Fund Revenue - Sale of plot (single)	\$ 490,050	\$ 980,100	\$ 1,470,150	\$ 1,960,200	\$ 2,450,250	\$ 2,940,300	\$ 3,430,350	\$ 3,920,400
Perpetual Care Revenue	\$ 245,025	\$ 490,050	\$ 735,075	\$ 980,100	\$ 1,225,125	\$ 1,470,150	\$ 1,715,175	\$ 1,960,200

Scenario - 5-acre Cemetery

We know that the City will not sell all available plots all at once. In the scenario below, we assume a 5-acre cemetery. In a 5-acre cemetery there are approximately 4,084 plots available for sale. We also assume that all plots will be sold within 50 years. (Note: this is very aggressive. Our current cemetery was founded in 1851, and only recently ran out of available plots for sale.)

Assumptions for scenario:

Size	5	acres
Assumed sale of all plots	50	years
Straight line sales		

Year	1	10	20	30	40	50
Est. number of plots sold	82	817	1,634	2,450	3,267	4,084
General Fund Revenue - Sale of plot (single)	\$ 49,005	\$ 490,050	\$ 980,100	\$ 1,470,150	\$ 1,960,200	\$ 2,450,250

**A new cemetery will require at least 1 additional FTE (approx. \$100,000)*

Current Cemetery Fees		
<u>Centerville City</u>		
	<u>Resident</u>	<u>Nonresident*</u>
Right of burial (Single)	\$ 600.00	Not Available
Double Depth	\$ 1,200.00	Not Available
Perpetual care	\$ 300.00	\$ 300.00
Double Depth Perpetual Care	\$ 600.00	\$ 600.00
Opening & closing weekday	\$ 400.00	\$ 1,400.00
Opening & closing Saturday	\$ 600.00	\$ 1,600.00
Weekday Totals	\$ 1,300.00	\$ 1,700.00
Weekend Totals	\$ 1,500.00	\$ 1,900.00
<u>Other fees:</u>		
Weekend/Overtime	\$ 150.00	\$ 150.00
Transfer of Right of Burial Certificate	\$ 100.00	\$ 100.00
Replacement of Lost Certificate	\$ 50.00	\$ 50.00
Marker permit (flat - upright)	\$ 0 - 200	\$ 0 - 200
Disinterment	\$500 deposit then actual cost	
* \$1,000 of non resident interment fee shall be placed in the Perpetual Care Fund and the remainder of the fee shall be placed in the City General Fund.		

1 Acre 43,560 square feet

1 Plot (4' X 10') 40 square feet

Estimated cost to develop \$1,000,000 per acre

Centerville City GO Bond Analysis - 1/27/2022

	Market AA- or AA rating Series 2022 GO	Direct Purchase #1 Indicative Rates Series 2022 GO	Direct Purchase #2 Indicative Rates Series 2022 GO			
Par	6,605,000	7,000,000	7,000,000			
Proceeds	7,163,132	6,935,000	6,935,000			
TIC	2.04%	2.85%	2.59%			
AIC	2.13%	2.93%	2.67%			
Avg Annual Payment	369,509	391,639	387,314			
Total P&I	9,237,731	9,790,986	9,682,846			
Call Feature	10 Year Par Call	10 Year Par Call	Callable Anytime			
Tax Impact Residential*	16.17	17.13	16.95			
Tax Impact Commercial*	29.39	31.15	30.81			
Cost of Issuance	75,000	65,000	65,000			
UW/Purchaser Fee	26,420	-	-			

*Based on \$100,000 of Taxable Value; Annual Impact

Centerville City, Utah

\$6,605,000 General Obligation Bonds
Series February 15, 2022
(\$7 Million Authorization + Keeping 2% Premium: 25y Current Market Rates)

Table of Contents

Report

Debt Service Schedule	1
Pricing Summary	2
Sources & Uses	3

Centerville City, Utah

\$6,605,000 General Obligation Bonds

Series February 15, 2022

(\$7 Million Authorization + Keeping 2% Premium: 25y Current Market Rates)

Debt Service Schedule

Date	Principal	Coupon	Interest	Total P+I	Fiscal Total
02/15/2022	-	-	-	-	-
12/15/2022	-	-	171,828.13	171,828.13	-
06/15/2023	95,000.00	5.000%	103,096.88	198,096.88	369,925.01
12/15/2023	-	-	100,721.88	100,721.88	-
06/15/2024	170,000.00	5.000%	100,721.88	270,721.88	371,443.76
12/15/2024	-	-	96,471.88	96,471.88	-
06/15/2025	175,000.00	5.000%	96,471.88	271,471.88	367,943.76
12/15/2025	-	-	92,096.88	92,096.88	-
06/15/2026	185,000.00	5.000%	92,096.88	277,096.88	369,193.76
12/15/2026	-	-	87,471.88	87,471.88	-
06/15/2027	195,000.00	5.000%	87,471.88	282,471.88	369,943.76
12/15/2027	-	-	82,596.88	82,596.88	-
06/15/2028	205,000.00	5.000%	82,596.88	287,596.88	370,193.76
12/15/2028	-	-	77,471.88	77,471.88	-
06/15/2029	215,000.00	5.000%	77,471.88	292,471.88	369,943.76
12/15/2029	-	-	72,096.88	72,096.88	-
06/15/2030	225,000.00	5.000%	72,096.88	297,096.88	369,193.76
12/15/2030	-	-	66,471.88	66,471.88	-
06/15/2031	235,000.00	5.000%	66,471.88	301,471.88	367,943.76
12/15/2031	-	-	60,596.88	60,596.88	-
06/15/2032	250,000.00	4.000%	60,596.88	310,596.88	371,193.76
12/15/2032	-	-	55,596.88	55,596.88	-
06/15/2033	260,000.00	4.000%	55,596.88	315,596.88	371,193.76
12/15/2033	-	-	50,396.88	50,396.88	-
06/15/2034	270,000.00	3.000%	50,396.88	320,396.88	370,793.76
12/15/2034	-	-	46,346.88	46,346.88	-
06/15/2035	275,000.00	3.000%	46,346.88	321,346.88	367,693.76
12/15/2035	-	-	42,221.88	42,221.88	-
06/15/2036	285,000.00	2.000%	42,221.88	327,221.88	369,443.76
12/15/2036	-	-	39,371.88	39,371.88	-
06/15/2037	290,000.00	2.000%	39,371.88	329,371.88	368,743.76
12/15/2037	-	-	36,471.88	36,471.88	-
06/15/2038	295,000.00	2.125%	36,471.88	331,471.88	367,943.76
12/15/2038	-	-	33,337.50	33,337.50	-
06/15/2039	300,000.00	2.125%	33,337.50	333,337.50	366,675.00
12/15/2039	-	-	30,150.00	30,150.00	-
06/15/2040	310,000.00	2.250%	30,150.00	340,150.00	370,300.00
12/15/2040	-	-	26,662.50	26,662.50	-
06/15/2041	315,000.00	2.250%	26,662.50	341,662.50	368,325.00
12/15/2041	-	-	23,118.75	23,118.75	-
06/15/2042	325,000.00	2.250%	23,118.75	348,118.75	371,237.50
12/15/2042	-	-	19,462.50	19,462.50	-
06/15/2043	330,000.00	2.250%	19,462.50	349,462.50	368,925.00
12/15/2043	-	-	15,750.00	15,750.00	-
06/15/2044	340,000.00	2.250%	15,750.00	355,750.00	371,500.00
12/15/2044	-	-	11,925.00	11,925.00	-
06/15/2045	345,000.00	2.250%	11,925.00	356,925.00	368,850.00
12/15/2045	-	-	8,043.75	8,043.75	-
06/15/2046	355,000.00	2.250%	8,043.75	363,043.75	371,087.50
12/15/2046	-	-	4,050.00	4,050.00	-
06/15/2047	360,000.00	2.250%	4,050.00	364,050.00	368,100.00
Total	\$6,605,000.00	-	\$2,632,731.41	\$9,237,731.41	-

Yield Statistics

Bond Year Dollars	\$99,791.67
Average Life	15.109 Years
Average Coupon	2.6382277%
Net Interest Cost (NIC)	2.1054055%
True Interest Cost (TIC)	2.0383059%
Bond Yield for Arbitrage Purposes	1.9750419%
All Inclusive Cost (AIC)	2.1260183%

IRS Form 8038

Net Interest Cost	1.9817885%
Weighted Average Maturity	14.614 Years

\$7M GO 25y Mkt 1/19/22 | SINGLE PURPOSE | 1/20/2022 | 11:08 AM

Centerville City, Utah

\$6,605,000 General Obligation Bonds

Series February 15, 2022

(\$7 Million Authorization + Keeping 2% Premium: 25y Current Market Rates)

Pricing Summary

Maturity	Type of Bond	Coupon	Yield	Maturity Value	Price	YTM	Call Date	Call Price	Dollar Price
06/15/2023	Serial Coupon	5.000%	0.570%	95,000.00	105.875%	-	-	-	100,581.25
06/15/2024	Serial Coupon	5.000%	0.720%	170,000.00	109.884%	-	-	-	186,802.80
06/15/2025	Serial Coupon	5.000%	0.860%	175,000.00	113.574%	-	-	-	198,754.50
06/15/2026	Serial Coupon	5.000%	0.970%	185,000.00	117.059%	-	-	-	216,559.15
06/15/2027	Serial Coupon	5.000%	1.070%	195,000.00	120.318%	-	-	-	234,620.10
06/15/2028	Serial Coupon	5.000%	1.210%	205,000.00	123.037%	-	-	-	252,225.85
06/15/2029	Serial Coupon	5.000%	1.350%	215,000.00	125.401%	-	-	-	269,612.15
06/15/2030	Serial Coupon	5.000%	1.420%	225,000.00	128.040%	-	-	-	288,090.00
06/15/2031	Serial Coupon	5.000%	1.460%	235,000.00	130.780%	-	-	-	307,333.00
06/15/2032	Serial Coupon	4.000%	1.500%	250,000.00	121.696% c	1.701%	06/15/2031	100.000%	304,240.00
06/15/2033	Serial Coupon	4.000%	1.570%	260,000.00	121.018% c	1.927%	06/15/2031	100.000%	314,646.80
06/15/2034	Serial Coupon	3.000%	1.640%	270,000.00	111.723% c	1.927%	06/15/2031	100.000%	301,652.10
06/15/2035	Serial Coupon	3.000%	1.720%	275,000.00	110.992% c	2.053%	06/15/2031	100.000%	305,228.00
06/15/2036	Serial Coupon	2.000%	1.800%	285,000.00	101.710% c	1.863%	06/15/2031	100.000%	289,873.50
06/15/2037	Serial Coupon	2.000%	1.830%	290,000.00	101.451% c	1.890%	06/15/2031	100.000%	294,207.90
06/15/2038	Serial Coupon	2.125%	1.910%	295,000.00	101.828% c	1.993%	06/15/2031	100.000%	300,392.60
06/15/2039	Serial Coupon	2.125%	1.940%	300,000.00	101.571% c	2.017%	06/15/2031	100.000%	304,713.00
06/15/2040	Serial Coupon	2.250%	2.020%	310,000.00	101.946% c	2.121%	06/15/2031	100.000%	316,032.60
06/15/2041	Serial Coupon	2.250%	2.050%	315,000.00	101.689% c	2.143%	06/15/2031	100.000%	320,320.35
06/15/2042	Serial Coupon	2.250%	2.130%	325,000.00	101.009% c	2.188%	06/15/2031	100.000%	328,279.25
06/15/2043	Serial Coupon	2.250%	2.160%	330,000.00	100.755% c	2.205%	06/15/2031	100.000%	332,491.50
06/15/2044	Serial Coupon	2.250%	2.190%	340,000.00	100.502% c	2.221%	06/15/2031	100.000%	341,706.80
06/15/2045	Serial Coupon	2.250%	2.220%	345,000.00	100.250% c	2.236%	06/15/2031	100.000%	345,862.50
06/15/2046	Serial Coupon	2.250%	2.290%	355,000.00	99.255%	-	-	-	352,355.25
06/15/2047	Serial Coupon	2.250%	2.300%	360,000.00	99.042%	-	-	-	356,551.20
Total	-	-	-	\$6,605,000.00	-	-	-	-	\$7,163,132.15

Bid Information

Par Amount of Bonds	\$6,605,000.00
Reoffering Premium or (Discount)	558,132.15
Gross Production	\$7,163,132.15
Total Underwriter's Discount (0.400%)	\$(26,420.00)
Bid (108.050146%)	7,136,712.15
Total Purchase Price	\$7,136,712.15
Bond Year Dollars	\$99,791.67
Average Life	15.109 Years
Average Coupon	2.6382277%
Net Interest Cost (NIC)	2.1054055%
True Interest Cost (TIC)	2.0383059%

\$7M GO 25y Mkt 1/19/22 | SINGLE PURPOSE | 1/20/2022 | 11:08 AM

Centerville City, Utah

\$6,605,000 General Obligation Bonds

Series February 15, 2022

(\$7 Million Authorization + Keeping 2% Premium: 25y Current Market Rates)

Sources & Uses

Dated 02/15/2022 | Delivered 02/15/2022

Sources Of Funds

Par Amount of Bonds	\$6,605,000.00
Reoffering Premium	558,132.15

Total Sources	\$7,163,132.15
----------------------	-----------------------

Uses Of Funds

Deposit to Project Construction Fund	7,060,000.00
Costs of Issuance	75,000.00
Total Underwriter's Discount (0.400%)	26,420.00
Rounding Amount	1,712.15

Total Uses	\$7,163,132.15
-------------------	-----------------------

CENTERVILLE
CITY COUNCIL

Staff Report
2/17/2026

Item No. 2.

Title: Discussion - Meeting Minutes

Initiated By: Brant Hanson, City Manager

Staff Representative: Brant Hanson, City Manager, Jennifer Robison, City Recorder, Lisa Romney, City Attorney

SUBJECT:

Discussion to establish expectations for the purpose, scope, and content of City Council meeting minutes

RECOMMENDATION:

BACKGROUND:

The City Council has expressed differing perspectives regarding the appropriate level of detail and content to be included in official meeting minutes. As a result, questions have arisen regarding consistency, expectations, and best practices for the preparation of meeting minutes. This discussion is intended to clarify Council direction on the purpose, scope, and format of meeting minutes going forward.

ATTACHMENTS:

1. Centerville Minutes Approval Policy
2. Utah Code 52-4-203 - Written minutes of open meetings

30 Minutes Approval

[30.010 Purpose And Scope](#)

[30.020 Compliance By Public Bodies](#)

[30.030 Applicability](#)

[30.035 Written Minutes And Recording Required](#)

[30.040 Recordings Of Meetings](#)

[30.050 Availability Of Recordings](#)

[30.060 Written Minutes Of Meetings](#)

[30.065 Electronic Information Presented To City Council](#)

[30.070 Preparation And Availability Of Pending Minutes](#)

[30.080 Approval Of Minutes By City Council](#)

[30.090 Approval Of Minutes By Planning Commission](#)

[30.100 Approval Of Minutes By Other Public Bodies](#)

[30.110 Preparation And Availability Of Approved Minutes](#)

[30.115 Approved Minutes As Official Record](#)

[30.120 Written Minutes And Recording As Government Record](#)

[30.130 No Separate Right Of Action](#)

30.010 Purpose And Scope

The purpose of this Minutes Approval Policy is to establish guidelines and procedures for the preparation, review, and approval of minutes and recordings of public meetings held by various councils, commissions, boards, and committees of the City. It is the intent of this Minutes Approval Policy to comply with applicable provisions and requirements of the Utah Open and Public Meetings Act, as set forth in Utah Code §§ 52-4-101, et seq., regarding the conduct of public meetings by public bodies of the State and its political subdivisions.

HISTORY

Adopted by Res. [2014-08](#) on 2/18/2014

Amended by Res. [2019-22](#) on 8/20/2019

30.020 Compliance By Public Bodies

Each public body of the City is subject to the requirements of the Utah Open Meetings Act and shall comply with the provisions of this Minutes Approval Policy regarding the approval of minutes for public meetings. As set forth in Utah Code § 52-4-103, “public body” is defined as any administrative, advisory, executive, or legislative body of the City that: (1) is created by the Utah Constitution, statute, rule, ordinance, or resolution; (2) consists of two or more persons; (3) expends, disburses, or is supported in whole or in part by tax revenue; and (4) is vested with the authority to make decisions regarding the public’s business.

HISTORY

Adopted by Res. [2014-08](#) on 2/18/2014

Amended by Res. [2019-22](#) on 8/20/2019

30.030 Applicability

The provisions of this Minutes Approval Policy shall apply to the following boards and committees of the City, as well as any other board or committee that meets the definition of “public body” as defined in Section 30.020: City Council, Planning Commission, Board of Adjustment, Parks and Recreation Committee, Trails Committee, Landmarks Commission, Whitaker Museum Board, Tree Board, and Community Foundation.

HISTORY

Adopted by Res. [2014-08](#) on 2/18/2014

Amended by Res. [2019-22](#) on 8/20/2019

30.035 Written Minutes And Recording Required

Except as otherwise provided by law, written minutes and a recording shall be kept of all open meetings of public bodies of the City in accordance with Utah Code § 52-4-203 and Section 30.060. Except as otherwise provided by law, a recording shall be kept of all closed meetings and written minutes may be kept of closed meetings in accordance with Utah Code § 52-4-206 and Section 30.040.

HISTORY

Adopted by Res. [2014-08](#) on 2/18/2014

Amended by Res. [2019-22](#) on 8/20/2019

30.040 Recordings Of Meetings

Except as otherwise provided by law, all public bodies of the City are required to prepare and maintain an audio recording of all public meetings. The recording must be a complete and unedited record of all portions of the meeting from the commencement of the meeting through adjournment of the meeting. A recording is not required to be kept of an open meeting that is a site visit or traveling tour so long as no vote or action is taken by the public body during the site visit or tour. A recording is not required to be kept of a lawfully closed meeting held to discuss the character, professional competence, or physical or mental health of an individual or discussion regarding deployment of security personnel, devices or systems, so long as the person presiding signs a sworn statement affirming that the sole purpose of the meeting was to discuss such matters. All recordings must be properly labeled or identified with the date, time, and place of the meeting.

HISTORY

Adopted by Res. [2014-08](#) on 2/18/2014

Amended by Res. [2019-22](#) on 8/20/2019

30.050 Availability Of Recordings

Pursuant to Utah Code § 52-4-203, recordings of open meetings of any public body of the City are required to be made available to the public for listening within three business days after the meeting. The City Recorder shall coordinate the availability of recordings of public meetings as provided herein. The City Recorder shall post audio recordings of open meetings of the City Council and Planning Commission on the Utah Public Notice Website. Recordings of public meetings should be retained for a minimum of three years from the date of the meeting.

HISTORY

Adopted by Res. [2014-08](#) on 2/18/2014

Amended by Res. [2019-22](#) on 8/20/2019

30.060 Written Minutes Of Meetings

Except as otherwise provided by law, all public bodies of the City are required to prepare, approve, and maintain written minutes of all open meetings of the public body. Public bodies may keep written minutes of closed portions of meetings as provided by law. Pursuant to Utah Code § 52-4-203, written minutes are required to include the following:

- (a) The date, time and place of the meeting;
- (b) The names of the members present and absent;
- (c) The substance of all matters proposed, discussed, or decided by the public body which may include a summary of comments made by members of the public body;
- (d) A record, by individual member, of each vote taken by the public body;

- (e) The name of each person who is not a member of the public body, and after being recognized by the public body, provided testimony or comments to the public body;
- (f) The substance, in brief, of the testimony or comments provided by the public to the public body; and
- (g) Any other information that is a record of the proceedings of the meeting that any member requests be entered in the minutes or recording of the meeting.

HISTORY

Adopted by Res. [2014-08](#) on 2/18/2014

Amended by Res. [2019-22](#) on 8/20/2019

30.065 Electronic Information Presented To City Council

In accordance with Utah Code § 52-4-203, individuals who publicly present or provide electronic information at an open public meeting of the City Council relating to an item on the City Council agenda shall provide the City Council, at the time of the meeting, an electronic or hard copy of the electronic information for inclusion in the public record. The City Recorder shall be responsible for ensuring that the information provided becomes part of the public record. Though not required by law, other public bodies of the City are encouraged to comply with this requirement regarding electronic information submitted as part of the public meeting process and to include such information as part of the public record.

HISTORY

Adopted by Res. [2014-08](#) on 2/18/2014

Amended by Res. [2019-22](#) on 8/20/2019

30.070 Preparation And Availability Of Pending Minutes

The recording secretary for each public body shall prepare minutes of the meeting and submit such proposed minutes to the City Recorder for review and processing. For purposes of this Minutes Approval Policy, pending minutes means minutes of a public meeting that have been prepared in final draft form by the recording secretary, have been submitted to and reviewed by the City Recorder and designated staff, and are pending approval by the public body ("pending minutes"). Pending minutes shall contain a clear indication that the public body has not yet approved the minutes or that the minutes are subject to change until the public body approves them. Pursuant to Utah Code § 52-4-203, pending minutes of City Council meetings are required to be made available to the public within 30 days after the City Council meeting. Although not required by law, it is Centerville City's policy to have pending minutes for the all other public bodies available within 30 days from the date of the meeting to the extent practicable. By law, pending minutes of such other public bodies must be made available to the public within a reasonable time after holding the public meeting. The City is encouraged to prepare, approve, and make available for public inspection written minutes of meetings as soon as reasonably practicable.

HISTORY

Adopted by Res. [2014-08](#) on 2/18/2014

Amended by Res. [2019-22](#) on 8/20/2019

30.080 Approval Of Minutes By City Council

The City Council shall consider approval of written minutes at the next regularly scheduled City Council meeting following the completion and designation of the pending minutes. The City Council shall approve the minutes as presented, approve the minutes with amendments, or table action on the minutes for further review or corrections. Any pending minutes that are tabled for further review or corrections shall be scheduled on the next regularly scheduled City Council meeting agenda for final action.

HISTORY

Adopted by Res. [2014-08](#) on 2/18/2014

Amended by Res. [2019-22](#) on 8/20/2019

30.090 Approval Of Minutes By Planning Commission

The Planning Commission shall consider approval of written minutes at the next regularly scheduled Planning Commission meeting following the completion of the pending minutes. The Planning Commission shall approve the minutes as presented, approve the minutes with amendments, or table action on the minutes for further review or corrections. Any pending minutes that are tabled for further review or corrections shall be scheduled on the next regularly scheduled Planning Commission meeting agenda for final action.

HISTORY

Adopted by Res. [2014-08](#) on 2/18/2014

Amended by Res. [2019-22](#) on 8/20/2019

30.100 Approval Of Minutes By Other Public Bodies

Public bodies of the City, other than the City Council and Planning Commission, may not meet on a regularly scheduled basis or may meet less often than once a month. Given the potential for significant time period between meetings of these other bodies, the following procedures are provided for a more efficient and timely process for the approval of written minutes.

(a) If the public body has a meeting scheduled within 35 days following the completion of the pending minutes in final form, the public body shall consider the minutes for approval at the next immediately scheduled meeting. If presented at the next immediately scheduled meeting, the public body shall approve the minutes as presented, approve the minutes with amendments, or table action on the minutes for further review or corrections. Any pending minutes that are tabled for further review or corrections shall be approved within 35 days from the date of such action to table in accordance with the provisions of this Section.

(b) If the public body does not have a meeting scheduled within 35 days following the completion of the pending minutes in final form, the City Recorder or other designee, shall provide each member of the public body with a copy of the minutes for review. Such minutes may be provided to the members of the public body electronically or by hard copy, as determined by the City. Members of the public body shall have seven days to review and provide the City Recorder with any corrections to the minutes. If corrections to the pending minutes are made by any member, a new revised draft version shall be sent out to the members, who shall have another seven days to review and revise the draft minutes. If the City Recorder does not hear back from any members of the public body with corrections to the pending minutes, or revised pending minutes, the minutes shall be deemed approved by the public body and shall thereafter become the official record of the meeting.

HISTORY

Adopted by Res. [2014-08](#) on 2/18/2014

Amended by Res. [2019-22](#) on 8/20/2019

30.110 Preparation And Availability Of Approved Minutes

The recording secretary for each public body shall prepare the final minutes as approved by the public body ("approved minutes") and submit the approved minutes to the City Recorder for posting and retention. Pursuant to Utah Code § 52-4-203, approved minutes of an open meeting of any public body of the City are required to be made available to the public within three business days after the meeting at which the minutes were approved. The City Recorder, or his or her designee, shall make the approved minutes of the City Council available to the public within the required three business days from the date of the meeting by posting the minutes and any public materials distributed at the meeting on the Utah Public Notice Website created under Utah Code § 63F-1-701, and making such approved

minutes and any public materials distributed at the meeting available to the public at City Hall. Minutes of all public bodies should be posted to the City Website within a reasonable time from the date of the meeting. The retention time frames for posting meeting minutes on the City Website shall be determined by the City Manager.

HISTORY

Adopted by Res. [2014-08](#) on 2/18/2014

Amended by Res. [2019-22](#) on 8/20/2019

30.115 Approved Minutes As Official Record

Once approved, or deemed approved or accepted, written minutes of the public bodies of the City are the official record of the meeting.

HISTORY

Adopted by Res. [2014-08](#) on 2/18/2014

Amended by Res. [2019-22](#) on 8/20/2019

30.120 Written Minutes And Recording As Government Record

Pending minutes, approved minutes, and a recording of an open public meeting are public records under the Utah Government Records Access and Management Act, as set forth in Utah Code §§ 63G-2-101, et seq. Closed meeting minutes or recordings are protected records under the Utah Government Records Access and Management Act. Written minutes shall be retained, classified, managed and accessed in accordance with applicable provisions of the Utah Government Records Access and Management Act and the Utah Open and Public Meetings Act. Pursuant to the Utah Municipal General Records Retention Schedule, minutes of public meetings are to be retained permanently and may be archived with the Utah State Archives. Minutes that are required to be retained permanently shall be maintained in or converted to a format that meets long-term records storage requirements. The City Recorder should ensure that all electronic minutes, audio recordings, and any other electronic information posted to websites in accordance with this Minutes Approval Policy are complete and in retrievable format.

HISTORY

Adopted by Res. [2014-08](#) on 2/18/2014

Amended by Res. [2019-22](#) on 8/20/2019

30.130 No Separate Right Of Action

The Provisions of this Minutes Approval Policy are intended to provide guidelines for the preparation and approval of minutes by the public bodies of the City in accordance with applicable law and shall not create a separate right of action by any third party for failure of the City or its public bodies to comply with the same.

HISTORY

Adopted by Res. [2014-08](#) on 2/18/2014

Amended by Res. [2019-22](#) on 8/20/2019

Effective 5/1/2024

52-4-203 Written minutes of open meetings -- Public records -- Recording of meetings.

- (1) Except as provided under Subsection (7), written minutes and a recording shall be kept of all open meetings.
- (2)
 - (a) Written minutes of an open meeting shall include:
 - (i) the date, time, and place of the meeting;
 - (ii) the names of members present and absent;
 - (iii) the substance of all matters proposed, discussed, or decided by the public body which may include a summary of comments made by members of the public body;
 - (iv) a record, by individual member, of each vote taken by the public body;
 - (v) the name of each person who:
 - (A) is not a member of the public body; and
 - (B) after being recognized by the presiding member of the public body, provided testimony or comments to the public body;
 - (vi) the substance, in brief, of the testimony or comments provided by the public under Subsection (2)(a)(v); and
 - (vii) any other information that is a record of the proceedings of the meeting that any member requests be entered in the minutes or recording.
 - (b) A public body may satisfy the requirement under Subsection (2)(a)(iii) or (vi) that minutes include the substance of matters proposed, discussed, or decided or the substance of testimony or comments by maintaining a publicly available online version of the minutes that provides a link to the meeting recording at the place in the recording where the matter is proposed, discussed, or decided or the testimony or comments provided.
 - (c) A public body that has members who were elected to the public body shall satisfy the requirement described in Subsection (2)(a)(iv) by recording each vote:
 - (i) in list format;
 - (ii) by category for each action taken by a member, including yes votes, no votes, and absent members; and
 - (iii) by each member's name.
- (3) A recording of an open meeting shall:
 - (a) be a complete and unedited record of all open portions of the meeting from the commencement of the meeting through adjournment of the meeting; and
 - (b) be properly labeled or identified with the date, time, and place of the meeting.
- (4)
 - (a) As used in this Subsection (4):
 - (i) "Approved minutes" means written minutes:
 - (A) of an open meeting; and
 - (B) that have been approved by the public body that held the open meeting.
 - (ii) "Electronic information" means information presented or provided in an electronic format.
 - (iii) "Pending minutes" means written minutes:
 - (A) of an open meeting; and
 - (B) that have been prepared in draft form and are subject to change before being approved by the public body that held the open meeting.
 - (iv) "Specified local public body" means a legislative body of a county, city, or town.
 - (v) "State public body" means a public body that is an administrative, advisory, executive, or legislative body of the state.
 - (vi) "State website" means the Utah Public Notice Website created under Section 63A-16-601.

- (b) Pending minutes, approved minutes, and a recording of a public meeting are public records under Title 63G, Chapter 2, Government Records Access and Management Act.
- (c) Pending minutes shall contain a clear indication that the public body has not yet approved the minutes or that the minutes are subject to change until the public body approves them.
- (d) A public body shall require an individual who, at an open meeting of the public body, publicly presents or provides electronic information, relating to an item on the public body's meeting agenda, to provide the public body, at the time of the meeting, an electronic or hard copy of the electronic information for inclusion in the public record.
- (e) A state public body shall:
 - (i) make pending minutes available to the public within 30 days after holding the open meeting that is the subject of the pending minutes;
 - (ii) within three business days after approving written minutes of an open meeting:
 - (A) post to the state website a copy of the approved minutes and any public materials distributed at the meeting;
 - (B) make the approved minutes and public materials available to the public at the public body's primary office; and
 - (C) if the public body provides online minutes under Subsection (2)(b), post approved minutes that comply with Subsection (2)(b) and the public materials on the public body's website; and
 - (iii) within three business days after holding an open meeting, post on the state website an audio recording of the open meeting, or a link to the recording.
- (f) A specified local public body shall:
 - (i) make pending minutes available to the public within 30 days after holding the open meeting that is the subject of the pending minutes;
 - (ii) within three business days after approving written minutes of an open meeting, post and make available a copy of the approved minutes and any public materials distributed at the meeting, as provided in Subsection (4)(e)(ii); and
 - (iii) within three business days after holding an open meeting, make an audio recording of the open meeting available to the public for listening.
- (g) A public body that is not a state public body or a specified local public body shall:
 - (i) make pending minutes available to the public within a reasonable time after holding the open meeting that is the subject of the pending minutes;
 - (ii) within three business days after approving written minutes of an open meeting:
 - (A) post and make available a copy of the approved minutes and any public materials distributed at the meeting, as provided in Subsection (4)(e)(ii); or
 - (B) comply with Subsections (4)(e)(ii)(B) and (C) and post to the state website a link to a website on which the approved minutes and any public materials distributed at the meeting are posted; and
 - (iii) within three business days after holding an open meeting, make an audio recording of the open meeting available to the public for listening.
- (h) A public body shall establish and implement procedures for the public body's approval of the written minutes of each meeting.
- (i) Approved minutes of an open meeting are the official record of the meeting.
- (5) All or any part of an open meeting may be independently recorded by any person in attendance if the recording does not interfere with the conduct of the meeting.
- (6) The written minutes or recording of an open meeting that are required to be retained permanently shall be maintained in or converted to a format that meets long-term records storage requirements.

- (7) Notwithstanding Subsection (1), a recording is not required to be kept of:
- (a) an open meeting that is a site visit or a traveling tour, if no vote or action is taken by the public body; or
 - (b) an open meeting of a special district under Title 17B, Limited Purpose Local Government Entities - Special Districts, or special service district under Title 17D, Chapter 1, Special Service District Act, if the district's annual budgeted expenditures for all funds, excluding capital expenditures and debt service, are \$50,000 or less.

Amended by Chapter 438, 2024 General Session

CENTERVILLE
CITY COUNCIL

Staff Report
2/17/2026

Item No. 1.

Title: Bid Award - City Hall Boiler Replacement

Initiated By: Cameron Woodbury, Drainage Utility Supervisor/Facilities Manager

Staff Representative: Cameron Woodbury, Drainage Utility Supervisor/Facilities Manager

SUBJECT:

Consider the bid award for the Centerville City Boiler Replacement to Mechanical System & Service in the amount of \$69,100.00

RECOMMENDATION:

Approve the bid award for the Centerville City Boiler Replacement in the amount of \$69,100.00 to Mechanical System & Service

BACKGROUND:

Centerville City Hall boilers are aging, and one has completely died. We have budgeted for replacing both boilers. Note that the system controls will need to be integrated/programed to our HVAC operating system. The estimated cost for this will be an additional \$10,000-\$12,000, which will still be covered with the budgeted amount.

The following bids were received on February 12, 2026 for the City Hall boiler replacement:

Carrier	Rear boiler replacement: \$50,0008.00 Both boiler replacement: \$100,016.00
Mechanical Service & Systems	Rear boiler replacement: \$34,550.00 Both boiler replacement: \$69,100.00

We have reviewed the bid for this job from Mechanical System & Service find the bid to be complete. We recommend awarding this bid to Mechanical System & Service to replace both boilers for \$69,100.00

ATTACHMENTS:



Staff Report
2/17/2026

Item No. 1.

Title: Minutes Review and Approval

Initiated By:

Staff Representative:

SUBJECT:

February 3, 2026 Work Session Minutes

February 3, 2026 City Council Minutes

RECOMMENDATION:

BACKGROUND:

ATTACHMENTS:

1. 02-03-2026 CC DRAFT
2. 02-03-26 WS DRAFT

Minutes of the Centerville **City Council** meeting held Tuesday, February 3, 2026, at 7:00 p.m. with participants present at Centerville City Hall, 250 North Main Street.

MEMBERS PRESENT

Mayor Clark Wilkinson

Council Members Robyn Mecham
Brian Plummer
Gina Hirst
Rick Bangerter
Cheylynn Hayman

STAFF PRESENT

Brant Hanson, City Manager
Lisa Romney, City Attorney
Jennifer Robison, City Recorder
Nate Plaizier, Finance Director
Bryce King, Administrative Services Director
Bruce Cox, Parks and Recreation Director
Mike Carlson, Public Works Director
Mike Eggett, Community Development Director
Dave Walker, Deputy Public Works Director
Allen Ackerson, Chief of Police
Sydney DeWees, Planner

VISITORS

Interested citizens

PRAYER OR THOUGHT

Councilmember Robyn Mecham

PLEDGE OF ALLEGIANCE

OPEN SESSION

John Urry, Centerville resident, urged the council to support adoption of a water-wise landscaping ordinance currently under review by the Planning Commission. He emphasized the critical condition of the Great Salt Lake, citing ecological, economic, and public health risks, and noted that municipal water use has nearly doubled in 25 years with most residential water lost to yard irrigation. He added that water-wise landscaping can remain attractive, is supported by state rebates that encourage plant coverage and trees, concluding that the issue requires immediate and collective action.

PUBLIC HEARING – ZONING MAP AMENDMENTS – APPROX. 2000 NORTH 400 WEST – RESIDENTIAL-LOW (R-L) TO AGRICULTURAL-LOW (A-L)

City Planner Sydney DeWees presented a zoning map amendment request from Spencer Packer to rezone parcel 07-072-0115 from Residential-Low (R-L) to Agricultural-Low (A-L). The Planning Commission reviewed the request on January 28, 2026, and unanimously recommended approval. Ms. DeWees also corrected the staff report, clarifying that the property is located in Neighborhood 4, not Neighborhood 3.

Ms. DeWees explained that the request aligns with Neighborhood 4 goals by supporting appropriate land use transitions, preserving semi-rural residential areas, and maintaining long-term development viability. The rezone would be compatible with surrounding uses, which include

1 Agricultural-Low zoning to the north and east and Residential-Low to the south and west. In
2 response to questions about access, Ms. DeWees clarified that the rezone would allow the owner
3 to construct an agricultural barn on the property without first building a residence, which is
4 necessary because the parcel lacks frontage and split zoning is not permitted.

5
6 Mayor Wilkinson opened a public hearing for this item. No comments were made, so he
7 closed the public hearing.

8
9 Councilmember Hayman **moved** to approve Ordinance 2026-02 amending the Centerville
10 Zoning Map to rezone approximately 21,780 sq.ft. (0.5 acres) of property on Spencer Packer
11 property located at approximately 2000 North 400 West from Residential-Low (R-L) to
12 Agricultural-Low (A-L) as set forth in the staff report with the correction that finding number 1
13 should read "concerning neighborhood 4" rather than neighborhood 3, and also correcting the
14 code reference to CMC 12-480-5. Councilmember Hirst seconded the motion which passed
15 unanimously (5-0).

16
17 **PUBLIC HEARING – ZONING CODE AND MUNICIPAL CODE AMENDMENTS –**
18 **COMPREHENSIVE LUDMA RENUMBERING – VARIOUS SECTIONS OF CODE**
19

20 City Attorney Lisa Romney explained that Senate Bill 1008, adopted during the October
21 special session, reorganizes and renumbers the Utah Municipal Land Use and Development
22 Code, moving provisions from Title 10, Chapter 9A to Title 10, Chapter 20, with housing policies
23 now in Chapter 21. She recommended that the Council adopt Ordinance 2026-01 to update all
24 references in Centerville's municipal and zoning codes to reflect the new numbering. The
25 amendment required Planning Commission review due to its impact on the zoning code, and the
26 Commission recommended approval.

27
28 Councilmember Hirst identified a typographical error in the ordinance, noting that Section
29 1, item 4 should reference CMC 3.08.070 instead of 3.08.080, as the latter does not exist. The
30 Council confirmed this correction was necessary before final adoption.

31
32 Mayor Wilkinson opened a public hearing for this item. No comments were made, so he
33 closed the public hearing.

34
35 Councilmember Hirst **moved** to approve Ordinance No. 2026-01 amending various
36 provisions of the Centerville Zoning Code and Centerville Municipal Code to address
37 comprehensive renumbering of the Utah Land Use, Development, and Management Act from
38 Title 10, Chapter 9a of the Utah Code to Title 10, Chapters 20 and 21 with a revision to correct
39 the code reference CMC 3.08.080 to 3.08.070. Councilmember Mecham seconded the motion
40 which passed unanimously (5-0).

41
42 **MINUTES**
43

44 The Council held an extensive discussion regarding the January 6, 2026 City Council
45 minutes, focusing on whether a handout provided by Heather Taylor, Tree Board Chair, should
46 be attached. Councilmember Bangerter cited Utah Code 52-4-203 and Centerville Municipal Code
47 30.060(G), arguing that any materials reflecting meeting proceedings requested by a member
48 should be included, noting that Ms. Taylor's handout contained important suggestions for the
49 general plan not captured in the audio recording.

50
51 City Attorney Lisa Romney clarified that the statute refers to summarizing the substance
52 of public testimony rather than attaching documents verbatim, and expressed concern about the
53 precedent and practicality of routinely appending materials. Councilmembers debated the

1 balance between transparency, consistency, and practicality, with Councilmember Hayman
2 stating concerns about attaching every public comment to minutes, emphasizing the need for a
3 consistent approach.
4

5 Councilmember Bangerter **moved** to approve the January 6, 2026 City Council minutes
6 as amended, inclusive of the short statement that was made by Chair Heather Taylor regarding
7 suggestions for the general plan. Councilmember Mecham seconded the motion which passed
8 (3-2) with Councilmembers Hirst and Hayman dissenting.
9

10 Councilmember Hirst **moved** to approve the other meeting minutes for the Work Session
11 on January 20, 2026 the City Council on January 20, 2026, and the Closed session on January
12 6, 2026. Councilmember Hayman seconded the motion which passed unanimously (5-0).
13

14 **APPOINTMENTS**

15
16 Councilmember Hirst **moved** to appoint of Jaclyn Black to the Trails Committee, Brooke
17 Johnson to the Parks and Recreation Committee, and Michael Adamson to the Planning
18 Commission. Councilmember Hayman seconded the motion which passed unanimously (5-0).
19

20 Following the vote, Councilmember Bangerter requested that in the future, the Council be
21 provided with more information about the applicant pool and other available opportunities when
22 considering appointments to help the Council make more informed decisions.
23

24 **COUNCIL REPORT**

- 25
- 26 • Councilmember Plummer reported that the Centerville Citizen Corps is focusing on
27 emergency preparedness, improving communication methods, clarifying roles, planning
28 for the 2026 Great Utah Shakeout, and refining volunteer duties and the CERT framework.
 - 29 • Councilmember Plummer shared that the Tree Board is reviewing the general plan,
30 monitoring infrastructure projects and tree removals, supporting Tree City USA
31 commitments, and advocating for expanded tree voucher programs for residents.
32

33 **MAYOR REPORT**

- 34
- 35 • Mayor Wilkinson emphasized the importance of understanding and upholding elected
36 officials' oaths of office to support the U.S. and Utah Constitutions and encouraged
37 Councilmembers to review these documents.
 - 38 • Mayor Wilkinson highlighted bipartisan collaboration, sharing a text exchange with
39 Senator John Curtis and reflecting on historical examples of legislators working across
40 party lines to create effective legislation.
 - 41 • Mayor Wilkinson reported meeting Reverend Shannon Burke, the new Episcopalian
42 Church minister, and thanked the church for their Wednesday dinner program.
 - 43 • Mayor Wilkinson discussed ongoing legislative matters, including Senate Bill 219
44 (billboards), House Bill 236 (property tax), House Bill 161 (primary residence taxation),
45 House Bill 241 (charter schools), Representative Ward's housing bill, and Representative
46 Cutler's e-bikes bill.
47

48 **CITY MANAGER REPORT**

- 49
- 50 • City Manager Brant Hanson shared insights from a book on Chinggis Khan, highlighting
51 how Kublai Khan's governance system—with councils setting policy, bureaucrats
52 administering it, and department heads executing it—parallels modern municipal
53 government.

ADJOURNMENT AND CLOSED SESSION

At 8:17 pm, Councilmember Hayman **moved** to enter a closed session in the Council Chambers to discuss the character, professional competence, or physical or mental health of an individual with no intent to return to open meeting. Councilmember Hirst seconded the motion which passed unanimously (5-0). In attendance at the closed session: Mayor Clark Wilkinson; Councilmembers Cheylynn Hayman, Gina Hirst, Robyn Mecham, Brian Plummer, and Rick Bangerter; City Manager Brant Hanson; City Attorney Lisa Romney; City Recorder Jennifer Robison; Chief of Police, Allen Ackerson; Police Lieutenant, Will Barnes.

Jennifer Robison, City Recorder

Date Approved

Minutes of the Centerville **City Council Work Session** held Tuesday, February 3, 2026 at 5:30 pm, with participants present at City Hall, 250 North Main Street.

MEMBERS PRESENT

Mayor Clark Wilkinson

Council Members Robyn Mecham
Brian Plummer
Gina Hirst
Rick Bangerter
Cheylynn Hayman

STAFF PRESENT

Brant Hanson, City Manager
Lisa Romney, City Attorney
Jennifer Robison, City Recorder
Nate Plaizier, Finance Director
Bryce King, Administrative Services Director
Bruce Cox, Parks and Recreation Director
Mike Carlson, Public Works Director
Mike Eggett, Community Development Director
Dave Walker, Deputy Public Works Director
Allen Ackerson, Chief of Police
Sydney DeWees, Planner

DISCUSSION – CITY COUNCIL GOALS AND PRIORITIES

Mayor Wilkinson opened the work session by explaining that the purpose was to discuss City Council goals and priorities ahead of upcoming budget discussions. He outlined a structured format allowing each councilmember time to present their priorities, with the goal of identifying the top three priorities to guide staff.

Councilmember Plummer:

- Increase transparency and communication with residents
- Provide clearer and more detailed council minutes
- Improve public notice of construction impacts
- Expand public access to city information
- Emphasize police accountability and training
- Support effective planning tools such as tree voucher programs

Councilmember Bangerter:

- Improve transparency and information sharing
- Reform storm drain and impervious surface fees
- Advance cemetery expansion
- Protecting the neutrality of the City Council dais and government property by disallowing the display of non-approved flags
- Increase volunteerism and internships
- Promote economic development
- Update zoning to align with the general plan

- Require public hearings for any fee increases
- Installing “Welcome to Centerville” signs at City entrances

Councilmember Hirst:

- Adopt the general plan in a timely manner
- Secure long-term funding for road maintenance
- Consider a transportation utility fee
- Improve telecommunications franchise agreements
- Water conservation
- Strengthen coordination with city boards
- Enhance city entrance features

Councilmember Hayman:

- Water conservation
- Improve bill payment options and consider credit card processing fees
- Identify sustainable funding for street maintenance
- De-emphasize the flag display issue raised by Councilmember Bangerter in favor of higher priorities

Councilmember Mecham:

- Advance cemetery expansion
- Encourage earlier and more flexible budget discussions
- Complete the general plan
- Prepare for impacts from I-15 expansion
- Water conservation

Mayor Wilkinson:

- Ensuring committees understand their roles
- Recreation
- Housing
- Cemetery

City Manager Brant Hanson provided feedback on the council's priorities, noting that the general plan is a top priority for staff as well, and mentioned that a compensation study would be included in the budget. He emphasized staff's commitment to improving communication and transparency, while acknowledging budget constraints. Mr. Hanson explained that the coming months would be heavily focused on the general plan and budget processes, with a draft general plan scheduled for presentation at the first meeting in March and the budget retreat planned for March 18–19. There was agreement that while these were priorities, the council would need to remain flexible to address emerging issues.

Further discussion addressed several specific priorities. Councilmember Bangerter emphasized the importance of storm drain fees and their potential budget impact, while others expressed concern about timing due to budget preparation deadlines. Council members generally supported improving city entrance signage, particularly in anticipation of the I-15 expansion. Cemetery expansion remained a shared priority, though staff noted the financial implications, estimating an annual cost of about \$94 per household for a \$7 million bond over 25 years. Telecommunications franchise agreements were also raised as a concern, with Councilmember Hirst emphasizing the need for greater accountability and possible inspection cost recovery.

ADJOURNMENT

At 6:57 pm, Councilmember Hirst **moved** to adjourn the work session which passed by a unanimous vote (5-0).

Jennifer Robison, City Recorder

Date Approved