



CENTERVILLE WORK SESSION AGENDA

Due to Centerville City Mayor Clark Wilkinson's Determination (contained in body of below agenda) public meetings will be held electronically via Zoom and live streamed on the Centerville City YouTube channel. Public meetings conducted via Zoom may be terminated at any time due to hackers or inappropriate content.

NOTICE IS HEREBY GIVEN THAT THE CENTERVILLE CITY COUNCIL WILL HOLD ITS WORK SESSION MEETING AT 5:30 PM ON SEPTEMBER 1, 2020 AT THE CENTERVILLE CITY HALL COUNCIL CHAMBERS, 250 NORTH MAIN STREET, CENTERVILLE, UTAH. THE AGENDA IS SHOWN BELOW.

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

Centerville City, in compliance with the Americans With Disabilities Act, provides accommodations and auxiliary communicative aids and services for all those citizens in need of assistance, including hearing devices. Persons requesting these accommodations for City-sponsored public meetings, services, programs, or events should call Jacob Smith, Administrative Services Director, at 801-295-3477, giving at least 24 hours notice prior to the meeting.

The full packet of backups materials can be found at <http://centerville.novusagenda.com/agendapublic>.

A. ROLL CALL

B. BUSINESS

1. Centerville City Mayor Wilkinson Determination - Electronic Meetings without an Anchor Location Due to Substantial Health and Safety Risk

In accordance with Utah Code 52-4-207(4) of the Utah Open and Public Meeting Act, I have determined that conducting an electronic meeting of the Centerville City Council with an anchor location presents a substantial risk to the health and safety of those who may be present at the anchor location. This determination is based on the facts and circumstances surrounding the COVID-19 pandemic. Considering the continued number of COVID-19 case counts in Utah, meeting in an anchor location presents substantial risk to the health and safety of those in attendance because physical distancing measures may be difficult to maintain at City Hall.

Zoom Information:

Dial:+1 346 248 7799

Meeting ID: 960 1625 9034

Passcode: 998338

[https://zoom.us/j/96016259034?](https://zoom.us/j/96016259034?pwd=NjUzL3U5UnFxRHUzUXJtUHAvWUtrUT09)
[pwd=NjUzL3U5UnFxRHUzUXJtUHAvWUtrUT09](https://zoom.us/j/96016259034?pwd=NjUzL3U5UnFxRHUzUXJtUHAvWUtrUT09)

You Tube Link: <https://www.youtube.com/user/centervillecityutah>

2. Weber Basin Water Conservancy District Water Conservation Discussion
DISCUSSION CONTINUED FROM 8/18/2020 WORK SESSION: Discuss water conservation with representatives from Weber Basin Water Conservancy District.

C. CLOSED SESSION (Closed Meeting, if necessary, for reasons allowed by State Law, including, but not limited to, the provisions of section 52-4-205 of the Utah Open and Public Meetings Act, and for the Attorney-Client matters that are privileged pursuant to Utah Code ann. 78B-1-137, as amended)

D. ADJOURNMENT

Leah Romero
Centerville City Recorder

CENTERVILLE

Staff Backup Report

9/1/2020

Item No. 1.

Short Title: Centerville City Mayor Wilkinson Determination - Electronic Meetings without an Anchor Location Due to Substantial Health and Safety Risk

Initiated By:

Scheduled Time:

SUBJECT

In accordance with Utah Code 52-4-207(4) of the Utah Open and Public Meeting Act, I have determined that conducting an electronic meeting of the Centerville City Council with an anchor location presents a substantial risk to the health and safety of those who may be present at the anchor location. This determination is based on the facts and circumstances surrounding the COVID-19 pandemic. Considering the continued number of COVID-19 case counts in Utah, meeting in an anchor location presents substantial risk to the health and safety of those in attendance because physical distancing measures may be difficult to maintain at City Hall.

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RECOMMENDATION

BACKGROUND

ATTACHMENTS:

Description

- Covid-19_-_Electronic_Meeting_Determination_-_Mayor_Wilkinson_-_August_2020.docx



CENTERVILLE CITY

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

Incorporated in 1915

Mayor

Clark A. Wilkinson

City Council

Tamilyn Fillmore

William Ince

Stephanie Ivie

George McEwan

Robyn Mecham

City Manager

Brant T. Hanson

Centerville City Council Mayor Wilkinson Determination

Electronic Meetings without an Anchor Location Due to Substantial Health and Safety Risk

August 26, 2020

In accordance with Utah Code 52-4-207(4) of the Utah Open and Public Meeting Act, I have determined that conducting an electronic meeting of the Centerville City Council with an anchor location presents a substantial risk to the health and safety of those who may be present at the anchor location. This determination is based on the facts and circumstances surrounding the COVID-19 pandemic. Considering the continued number of COVID-19 case counts in Utah, meeting in an anchor location presents substantial risk to the health and safety of those in attendance because physical distancing measures may be difficult to maintain at City Hall.

I hereby authorize the Centerville City Council to conduct electronic meetings without an anchor location for the duration of this determination. This determination and the reasons stated herein shall be included in the public notice for each City Council meeting held electronically without an anchor location and shall be read at the beginning of each meeting. Public notice for each meeting shall also include directions for accessing the online meeting and information on how a member of the public may view or make a comment at the meeting.

This determination shall be effective for 30 days from the date of this determination and will continue to be reviewed and monitored for possible reissuance.

DocuSigned by:

A blue ink signature of Clark A. Wilkinson is written over a blue DocuSign signature line. Below the line is the alphanumeric string "2350664A8046480...".

Clark A. Wilkinson

Centerville City Mayor

CENTERVILLE

Staff Backup Report

9/1/2020

Item No. 2.

Short Title: Weber Basin Water Conservancy District Water Conservation Discussion

Initiated By: Jon Parry, Assistant General Manager (Weber Basin)

Scheduled Time:

SUBJECT

DISCUSSION CONTINUED FROM 8/18/2020 WORK SESSION: Discuss water conservation with representatives from Weber Basin Water Conservancy District.

RECOMMENDATION

BACKGROUND

ATTACHMENTS:

Description

- ▣ Water Efficient Landscape Ordinance - Example
- ▣ Localscapes Guide
- ▣ Powerpoint Presentation

WATER EFFICIENT LANDSCAPE ORDINANCE
ORDINANCE NUMBER <CITY ORDINANCE NUMBER>

Section 1. Preamble

- A. Whereas, water is an increasingly scarce resource, of limited supply, and are subject to ever increasing demands;
- B. Whereas, it is the policy of <CITY NAME> to promote the conservation and efficient use of water and to prevent waste of this valuable resource;
- C. Whereas, <CITY NAME> recognizes that landscapes provide areas for active and passive recreation;
- D. Whereas; landscape design, installation, maintenance and management can and should be water efficient;
- E. Whereas, <CITY NAME> desires to promote the design, installation and maintenance of landscapes that are both attractive and water efficient;
- F. Whereas, <CITY NAME> can accomplish these goals by adopting this ordinance; and,
- G. Whereas, <CITY NAME> has the authority to adopt this ordinance pursuant to Utah Code Annotated (2010) § 10-3-702, and hereby exercises its legislative powers in doing so.

Section 2. Ordaining Clause

Be it ordained by the <CITY NAME>, that the Water Efficient Landscape Ordinance, Number <CITY ORDINANCE NUMBER>.

Section 3. Title, Water Efficient Landscape Requirements

- A. An ordinance amending the Zoning Code of the City of <CITY NAME> so as to add a Water Efficient Landscape Ordinance of minimum landscape requirements. This ordinance shall be referred to as "<CITY NAME> City Water Efficient Landscape Ordinance".

Section 4. Purpose

The City Council has found that it is in the public interest to conserve the public's water resources and to promote water efficient landscaping. The purpose of this ordinance is to protect and enhance the community's environmental, economic, recreational, and aesthetic resources by promoting efficient use of water in the community's landscapes, reduce water waste and establish a structure for designing, installing and maintaining water efficient landscapes throughout the City.

Section 5. Definitions

The following definitions shall apply to this ordinance:

Applied Water: The portion of water supplied by the irrigation system to the landscape.

Bubbler: An irrigation head that delivers water to the root zone by "flooding" the planted area, usually measured in gallons per minute. Bubblers exhibit a trickle, umbrella or short stream pattern.

Check Valve: A device used in sprinkler heads or pipe to prevent water from draining out of the pipe through gravity flow. Used to prevent pollution or contamination or the water supply due to the reverse flow of water from the secondary irrigation system.

Drip Emitter: Drip irrigation fittings that deliver water slowly at the root zone of the plant, usually measured in gallons per hour.

Effective Precipitation: The portion of total precipitation which becomes available for plant growth.

Established Landscape: The point at which plants in the landscape have developed significant root growth into the soil.

Establishment Period: the first year after installing the plant in the landscape.

Evapotranspiration (ET): The quantity of water evaporated from adjacent soil and other surfaces and transpired by plants during a specified time, expressed in inches per day, month or year.

Grading Plan: The Grading Plan shows all finish grades, spot elevations as necessary and existing and new contours with the developed landscape area.

Ground Cover: Material planted in such a way as to form a continuous cover over the ground that can be maintained at a height not more than twelve (12) inches.

Hardscape: Patios, decks and paths. Does not include driveways and sidewalks.

Irrigation System Audit: an in-depth evaluation of the performance of an irrigation system that includes, but is not limited to, inspection, system tune-up, system test with distribution uniformity or emission uniformity, reporting overspray or runoff that causes overland flow, and preparation of an irrigation schedule.

Irrigation Landscaped Area: All portions of a development site to be improved with plantings and irrigation. Natural open space areas shall not be included in the irrigated landscape area.

Irrigation Efficiency: the measurement of the amount of water beneficially applied, divided by the total amount of water applied. Irrigation efficiency is derived from measurements and estimates of irrigation system hardware characteristics and management practices.

Irrigation Plan: The irrigation plan shows the components of the irrigation system with water meter size, backflow prevention (when outdoor irrigation is supplied with culinary water), precipitation rates, flow rate and operating pressure for each irrigation circuit, and identification of all irrigation equipment.

Landscape Architect: A person who holds a certificate to practice landscape architecture in the state of Utah. Only a Landscape Architect can legally create commercial landscape plans.

Landscape Designer: A person who may or may not hold professional certificates for landscape design/architecture and cannot legally create commercial landscape plans. Landscape Designers generally focus on residential design and horticultural needs of home landscapes.

Landscape Education Package: A package that is intended to inform and educate water users in the City about water efficient landscapes. This package should include a listing of water conserving plants, certified landscape designers, landscape architects, certified irrigation designers, and certified irrigation contractors. Information regarding the City's water rates, billing format for water use and commitment to water conservation may also be included.

Landscape Plan Documentation Package: The preparation of a graphic and written criteria, specifications, and detailed plans to arrange and modify the effects of natural features such as

plantings, ground and water forms, circulation, walks and other features to comply with the provisions of this ordinance. The Landscape Plan Documentation Package shall include a project data sheet, a Planting Plan, an Irrigation Plan, and a Grading Plan.

Landscape Zone: A portion of the landscaped area having plants with similar water needs, areas with similar microclimate (i.e., slope, exposure, wind, etc.) and soil conditions, and areas that will be similarly irrigated. A landscape zone can be served by one irrigation valve, or a set of valves with the same schedule.

Landscaping: Any combination of living plants, such as trees, shrubs, vines, ground covers, flowers, or grass; natural features such as rock, stone, or bark chips; and structural features, including but not limited to, fountains, reflecting pools, outdoor art work, screen walls, fences or benches.

Localscapes®: A locally adaptable and environmentally sustainable urban landscape style that requires less irrigation than traditional Utah landscapes (see www.Localscapes.com).

Maximum Applied Water Allowance (MAWA): the upper limit of annual applied water for the established landscaped area as specified in Section 8. It is based upon the area's reference evapotranspiration, a plant adjustment factor, and the size of the landscape area. The Estimated Total Water Use shall not exceed the MAWA.

Microclimate: The climate of a very small restricted area that is different from the surrounding area. These areas include shade areas, sun areas, and areas protected by surrounding structures.

Mulch: Any material such as rock, bark, wood chips or other materials left loose and applied to the soil.

Park Strip: A typically narrow landscaped area located between the back-of-curb and sidewalk.

Plant Adjustment Factor: A reference evapotranspiration factor, also referred to as a crop coefficient which is a value to indicate water needs of various plant types for optimum growth or yield. It is a factor to provide acceptable appearance and function of the plant.

Planting Plan: A Planting Plan shall clearly and accurately identify and locate new and existing trees, shrubs, ground covers, turf areas, driveways, sidewalks, hardscape features, and fences.

Pop-up Spray Head: A sprinkler head that sprays water through a nozzle in a fixed pattern with no rotation.

Precipitation Rate: The depth of water applied to a given area, usually measured in inches per hour.

Pressure Compensating: A drip irrigation system that compensates for fluctuating water pressure by only allowing a fixed volume of water through drip emitters.

Rehabilitated Landscaping: Altering, repairing, or adding to a landscape to make possible a compatible use, increase curb appeal, decrease maintenance, etc.

Rotor Spray Head: A sprinkler head that distributes water through a nozzle by the rotation of a gear or mechanical rotor.

Runoff: Irrigation water that is not absorbed by the soil or landscape area to which it is applied, and which flows onto other areas.

Smart Automatic Irrigation Controller: An automatic timing device used to remotely control valves in the operation of an irrigation system using the internet to connect to a real time weather source or soil moisture sensor. Smart Automatic Irrigation Controllers schedule irrigation events using either evapotranspiration or soil moisture data to control when and how long sprinklers or drip systems operate and will vary based on time of year and weather/soil moisture conditions.

Special Landscape Area: (SLA) means an area of the landscape dedicated solely to edible plants, areas irrigated with recycled water, water features using recycled water and areas dedicated to active play such as parks, sports fields, golf courses, and where turf provides a playing surface.

Spray Sprinkler: An irrigation head that sprays water through a nozzle.

Stream Sprinkler: An irrigation head that projects water through a gear rotor in single or multiple streams.

Turf: A surface layer of earth containing grass species with full root structures that are maintained as mowed grass.

Waste of Water: shall include, but not necessarily limited to:

1. The use of water for any purpose, including outdoor irrigation, that consumes, or for which is applied substantial excess water beyond the reasonable amount required by the use, whether such excess water is lost due to evaporation, percolation, discharges into the sewer system, or is allowed to run into the gutter or street.
2. Washing sidewalks, driveways, parking areas, tennis courts, patios, or other paved areas except to alleviate immediate health or safety hazards.

Water-Conserving Plant: A plant that can generally survive with available rainfall once established although supplemental irrigation may be needed or desirable during spring and summer months.

Section 6. Applicability of Water Efficient Landscape Ordinance

The provisions of this ordinance shall apply to all new and rehabilitated landscaping for public agency projects, private commercial and industrial development projects, developer-installed landscaping in multi-family and single-family residential projects, and homeowner provided landscape improvements within the front, side, and rear yards of single and two-family dwellings.

Section 7. Landscape Design Standards

A. Plant Selection.

1. Plants shall be well-suited to the microclimate and soil conditions at the project site. Both native and locally-adapted plants are acceptable. Plants with similar water needs shall be grouped together as much as possible.
2. Areas with slopes greater than 33% shall be landscaped with deep-rooting, water- conserving plants for erosion control and soil stabilization.
3. Park strips and other landscaped areas less than eight (8) feet wide shall be landscaped with water-conserving plants, that do not a mass planting of any type of plant material requiring uniform overhead spray irrigation.

Note: Please see Exhibit A for a list of recommended plants for various landscape situations and conditions (not a comprehensive list).

- B. Mulch. After completion of all planting, all irrigated non-turf areas shall be covered with a minimum four (4) inch layer of mulch to retain water, inhibit weed growth, and moderate soil temperature. Non-porous material shall not be placed under the mulch.
- C. Soil Preparation. Soil preparation will be suitable to provide healthy growing conditions for the plants and to encourage water infiltration and penetration. Soil preparation shall include scarifying the soil to a minimum depth of six (6) inches and amending the soil with organic material as per specific recommendations of the Landscape Designer/Landscape Architect based on the soil conditions.
- D. Tree Selection. Tree species shall be selected based on growth characteristics and site conditions, including available space, overhead clearance, soil conditions, exposure, and desired color and appearance. Trees shall be selected as follows:
 1. Broad canopy trees shall be selected where shade or screening of tall objects is desired;
 2. Low-growing trees shall be selected for spaces under utility wires;
 3. Select trees from which lower branches can be trimmed to maintain a healthy growth habit where vision clearance and natural surveillance is a concern;
 4. Narrow or columnar trees shall be selected where awnings or other building features limit growth, or where greater visibility is desired between buildings and the street for natural surveillance;
 5. Street trees shall be planted within existing and proposed park strips, and in sidewalk tree wells on streets without park strips. Tree placement shall provide canopy cover (shade) and avoid conflicts with existing trees, retaining walls, utilities, lighting, and other obstacles; and
 6. Trees less than a two-inch caliper shall be double-staked until the trees mature to a two-inch caliper.

Section 8. Irrigation Design Standards

- A. Smart Automatic Irrigation Controller. Landscaped areas shall be provided with a WaterSense labeled smart irrigation controller which automatically adjusts the frequency and/or duration of irrigation events in response to changing weather conditions. All

controllers shall be equipped with automatic rain delay or rain shut-off capabilities and shall be setup to operate in “smart” mode.

- B. Each valve shall irrigate a landscape with similar site, slope and soil conditions and plant materials with similar watering needs. Turf and non-turf areas shall be irrigated on separate valves. Drip emitters and sprinklers shall be placed on separate valves.
- C. Drip emitters or a bubbler shall be provided for each tree. Bubblers shall not exceed 1.5 gallons per minute per device. Bubblers for trees shall be placed on a separate valve unless specifically exempted by the City due to the limited number of trees on the project site.
- D. Drip irrigation or bubblers shall be used to irrigate plants in non-turf areas. Pop-up spray heads shall be at a minimum of four (4) inches in height to avoid blockage from lawn foliage.
- E. Sprinklers shall have matched precipitation rates with each control valve circuit.
- F. Sprinkler heads shall be attached to rigid lateral lines with flexible material (swing joints) to reduce potential for breakage.
- G. Check valves shall be required where elevation differences cause low-head drainage. Pressure compensating valves and sprinklers shall be required where a significant variation in water pressure occurs within the irrigation system due to elevation differences.
- H. Filters shall be required on all secondary water service connections. Filters shall have as a minimum a 30 mesh screen and shall be cleaned and maintained by the property owner on a regular basis.
- I. Drip irrigation lines require additional filtration at or after the zone valve at a minimum of 200 mesh and end flush valves are required as necessary for drip irrigation lines.
- J. Valves with spray or stream sprinklers shall be scheduled to operate in accordance with local water supplier restrictions to reduce water loss from wind, evaporation or other environmental conditions not suitable for irrigation.
- K. Program valves for multiple repeat cycles where necessary to reduce runoff, particularly on slopes and soils with slow infiltration rates.
- L. Meter Installation: Meters shall be specified by the <CITY NAME> for the particular installation and shall report instantaneous flow in gallons per minute (gpm) and totalized flow in gallons via encoded register output. <DEFINE INSTALLATION REQUIREMENTS INCLUDING METER MANUFACTURER AND ENCLOSURE DEPTHS ETC>
- M. AMR Transmitters: Each meter shall be fitted with an AMR transmitter with integral connector. <DEFINE AMR TRANSMITTER AND INSTALLATION REQUIREMENTS>

Each new development or rehabilitated landscape that uses primary potable water for landscape irrigation must provide a water budget calculation to demonstrate a Maximum Applied Water Allowance (MAWA) for the new landscape or development. For parcels using secondary water,

the MAWA is determined by the secondary water provider based on parcel size and is referred to as an allocation.

The Maximum Applied Water Allowance shall be calculated using the following equation:

$$\text{MAWA} = (\text{ETo}) (0.62)(1.15)[(0.8 \times \text{LA}) + (0.3 \times \text{SLA})]$$

MAWA = Maximum Applied Water Allowance (gallons per year)

ETo = Reference Evapotranspiration (inches per year) as calculated from weather data at the closest available weather station.

0.62 = Conversion Factor (to gallons)

1.15 = Delivery Inefficiency Factor (sprinkler system uniformity etc.)

0.8 = ET Adjustment Factor (ETAF), plant factor or crop coefficient (.8 standard for cool season turf)

LA = Landscape Area including SLA (square feet)

0.3 = Additional Water Allowance for SLA

SLA = Special Landscape Area (square feet)

ETo values can be obtained directly from the USU Climate Center where a data base of weather data from local stations is collected, analyzed, and stored. If you cannot find the ET data you need, please contact the City.

Additional details and examples of calculations are found in Appendix A

Section 9. Landscapes in New Single-family Residential Developments

- A. Homebuilders and/or developers subdividing lots and/or constructing new single-family residential homes shall provide water-efficient landscaping to prospective home buyers, such as the Locascapes design style when the landscape is installed by the homebuilder/developer. The water-efficient landscaping option shall meet the Landscape Design Standards and Irrigation Design Standards of this ordinance, and any central open shape area consisting of plant material in mass requiring overhead spray irrigation shall not exceed 40% of the total landscaped area.
- B. Homebuilders and/or developers who construct model homes for a designated subdivision shall install water-efficient landscaping, such as the Locascapes design style. The water-efficient landscaping option shall meet the Landscape Design Standards and Irrigation Design Standards of this ordinance, and any central open shape area consisting of plant material in mass requiring overhead spray irrigation shall not exceed 40% of the total landscaped area.
- C. New Construction homes shall have landscaping and irrigation plans approved by the City Planning Department prior to issuance of building permits, for which no variance may be granted, and which meet the aforementioned requirements.
- D. Model homes shall include an informational brochure on water-efficient landscaping or Locascapes. Locascapes brochures can be obtained from the City Planning Department.
- E. When buyers or owners are installing their own landscaping on new home construction, a time frame for landscaping to be completed shall be 18 months from the time of occupancy to complete the front yard and no more than three years to complete the total landscape.

Section 10. Prohibition on Restrictive Covenants Requiring Uniform Plant Material Irrigated with Spray Irrigation

- A. Any Homeowners Association governing documents, such as bylaws, operating rules, covenants, conditions, and restrictions that govern the operation of a common interest development, are void and unenforceable if they:
 - 1. Require the use of any uniform plant material requiring overhead spray irrigation in landscape areas less than 8 feet wide or require any uniform plant material requiring overhead spray irrigation in other areas that exceed 40% of the landscaped area; or
 - 2. Prohibit, or include conditions that have the effect of prohibiting, the use of water-conserving plants as a group; or
 - 3. Have the effect of prohibiting or restricting compliance with this ordinance or other water conservation measures.

Section 11. Landscapes in Commercial, Industrial, and Institutional Developments

- A. Commercial, industrial and institutional landscapes shall meet the Landscape Design Standards and Irrigation Design Standards of this ordinance, and the turf area shall not exceed 15% of the total landscaped area, outside of active recreation areas.

Section 12. Documentation for Commercial, Industrial, and Institutional Projects

Landscape Plan Documentation Package. A copy of a Landscape Plan Documentation Package shall be submitted to and approved by the City prior to the issue of any permit. A copy of the approved Landscape Plan Documentation Package shall be provided to the property owner or site manager and to the local retail water purveyor. The Landscape Plan Documentation Package shall be prepared by a registered landscape architect and shall consist of the following items:

- A. Project Data Sheet. The Project Data Sheet shall contain the following:
 - 1. Project name and address;
 - 2. Applicant or applicant agent's name, address, phone number, and email address;
 - 3. Landscape architect's name, address, phone number, and email address; and
 - 4. Landscape contractor's name, address, phone number and email address, if available at this time.
- B. Planting Plan. A detailed planting plan shall be drawn at a scale that clearly identifies the following:
 - 1. Location of all plant materials, a legend with botanical and common names, and size of plant materials;
 - 2. Property lines and street names;

3. Existing and proposed buildings, walls, fences, utilities, paved areas and other site improvements;
 4. Existing trees and plant materials to be removed or retained;
 5. Scale: graphic and written;
 6. Date of Design;
 7. Designation of a landscape zone, and
 8. Details and specifications for tree staking, soil preparation, and other planting work.
- C. Irrigation Plan. A detailed irrigation plan shall be drawn at the same scale as the planting plan and shall contain the following information:
1. Layout of the irrigation system and a legend summarizing the type and size of all components of the system, including manufacturer name and model numbers;
 2. Static water pressure in pounds per square inch (psi) at the point of connection to the public water supply;
 3. Flow rate in gallons per minute and design operating pressure in psi for each valve and precipitation rate in inches per hour for each valve with sprinklers, and
 4. Installation details for irrigation components.
- D. Grading Plan. A Grading Plan shall be drawn at the same scale as the Planting Plan and shall contain the following information:
1. Property lines and street names, existing and proposed buildings, walls, fences, utilities, paved areas and other site improvements, and
 2. Existing and finished contour lines and spot elevations as necessary for the proposed site improvements.

Section 13. Plan Review, Construction Inspection, and Post-Construction Monitoring for Commercial, Industrial, and Institutional Projects

- A. As part of the Building Permit approval process, a copy of the Landscape Plan Documentation Package shall be submitted to the City for review and approval before construction begins.
- B. All installers and designers shall meet state and local license, insurance, and bonding requirements, and be able to show proof of such.
- C. During construction, site inspection of the landscaping may be performed by the City Building Inspection Department.
- D. Following construction and prior to issuing the approval for occupancy, an inspection shall be scheduled with the Building Inspection Department to verify compliance with the approved landscape plans. The Certificate of Substantial Completion shall be completed by the property owner, contractor or landscape architect and submitted to the City.

- E. The City reserves the right to perform site inspections at any time before, during or after the irrigation system and landscape installation, and to require corrective measures if requirements of this ordinance are not satisfied.

Section 14. Prohibited Watering Practices

Regardless of the age of a development (commercial, industrial, office, or residential), water shall be properly used. Waste of water is prohibited.

Section 15. Enforcement, Penalty for Violations

The Public Utilities Director and other employees of the Public Utilities Department are authorized to enforce all provisions of this Ordinance.

Any consumer who violates any provisions of this Ordinance shall be issued a written notice of violation. This notice shall be affixed to the property where the violation occurred. The notice will describe the violation and order that it be corrected, cured or abated immediately or within times specified by the City. Failure to receive a notice shall not invalidate further actions by the City. If the order is not complied with, the City may terminate water service to the customer and/or issue a citation.

Section 16. Effective Date

This ordinance shall be effective as of <EFFECTIVE DATE>.

Dated: _____	<u><CITY NAME></u>
	By: _____
	Its: _____ Mayor
[Municipal Recorder Attestation and Seal]	

Appendix A

The Maximum Applied Water Allowance shall be calculated using the equation:

$$\text{MAWA} = (\text{ETo}) (0.62) (1.15) [(0.8 \times \text{LA}) + (0.3 \times \text{SLA})]$$

The example calculations below are hypothetical to demonstrate proper use of the equations and do not represent an existing and/or planned landscape project. The ETo values used in these calculations are examples only but are real ETo values from Weber Basin's weather station and should be substituted for

actual ETo values for your specific city. For actual irrigation scheduling, automatic smart irrigation controllers are required and shall use current reference evapotranspiration data (most of which is part of each controller company's supporting weather network) or soil moisture sensor data.

(1) Example MAWA calculation: a hypothetical landscape project in Layton Utah with an irrigated landscape area of 20,000 square feet without any Special Landscape Area (SLA= 0, no edible plants, or recreational areas). To calculate MAWA, the annual reference evapotranspiration value for Layton is 32.8 inches as documented from the Weber Basin weather station data.

$$\text{MAWA} = (\text{ETo}) (0.62) (1.15) [(0.8 \times \text{LA}) + (0.3 \times \text{SLA})]$$

MAWA = Maximum Applied Water Allowance (gallons per year)

ETo = Reference Evapotranspiration (inches per year)

0.62 = Conversion Factor (to gallons)

1.15= Delivery Inefficiency Factor (sprinkler system uniformity etc.)

0.8 = ET Adjustment Factor (ETAF) typical for cool season turf

LA = Landscape Area including SLA (square feet)

0.3 = Additional Water Allowance for SLA

SLA = Special Landscape Area (square feet)

$$\text{MAWA} = (32.8 \text{ inches}) (0.62) (1.15) [(0.8 \times 20,000 \text{ square feet}) + (0.3 \times 0)] = \mathbf{374,182 \text{ gallons per year}}$$

(or 1.15 AF/yr)

(2) In this next hypothetical example, the landscape project in Ogden Utah has the same ETo value of 32.8 inches and a total landscape area of 15,000 square feet. Within the 15,000 square foot project, there is now a 2,000 square foot area planted with edible plants. This 2,000 square foot area is considered to be a Special Landscape Area.

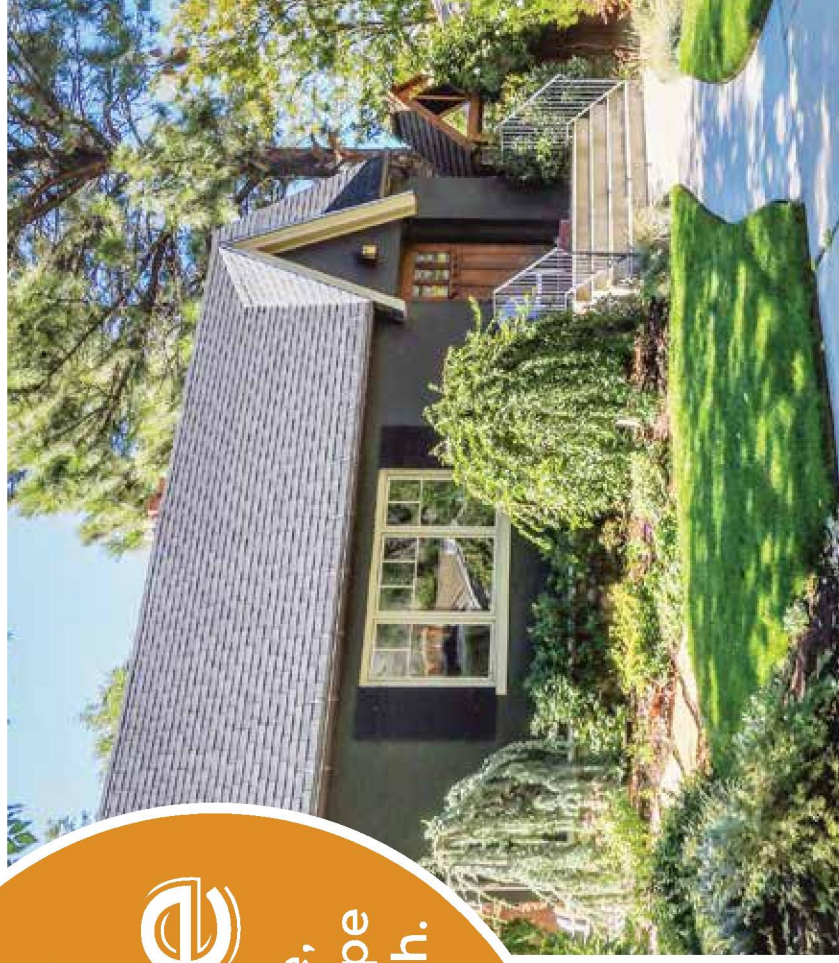
$$\text{MAWA} = (\text{ETo}) (0.62) (1.15) [(0.8 \times \text{LA}) + (0.3 \times \text{SLA})]$$

$$\begin{aligned} \text{MAWA} &= (32.8 \text{ inches}) (0.62) (1.15) [(0.8 \times 15,000 \text{ square feet}) + (0.3 \times 2,000 \text{ square feet})] \\ &= 20.34 \times [12,000 + 600] \text{ gallons per year} = \mathbf{280,696.8 \text{ gallons per year}} \text{ (or .86 AF/year)} \end{aligned}$$



Landscape for where you live.

An
Introductory
Guide
to an innovative,
practical landscape
designed for Utah.



Localscapes.com

Free resources & training for Utah homeowners.



A Utah
Localscape

Before
Typical Utah
Landscape

Why Localscapes®?

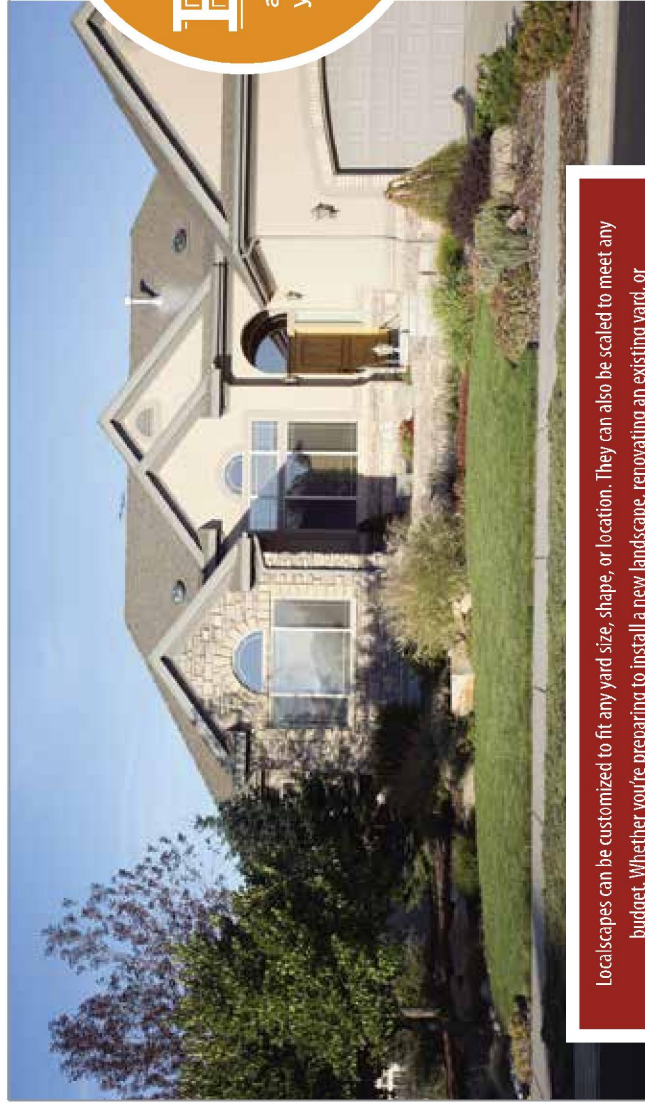
Utah is different—Our weather, precipitation, climate, and even culture are unique from other parts of the country. So it only makes sense that in order to grow right, our landscapes need to be different too. That is why Localscapes® came about—a landscaping approach to help Utah homeowners “localize” their yards and create outdoor spaces that work in harmony with our diverse climates.

Throughout most of Utah, we have fierce winters, hot and dry summers, and sometimes salty secondary water. Localscapes consider each of these factors, plus other unique Utah challenges, in the way it approaches landscaping for Utah—and a Localscape is totally customizable to meet your needs.

The premise is straight-forward: following five simple steps, you can have a landscape that works for you . . . and thrives anywhere in Utah.

Because Localscapes are designed with Utah in mind, they not only improve the curb appeal of your home, but also increase the functionality of your yard, simplify your irrigation, use water efficiently, and requires less maintenance. Localscapes are **landscapes for Utah.**

- Designed for Utah
- Better functionality
- Less maintenance
- Enhanced curb appeal
- Lower water bill
- Simpler irrigation
- Phased installation



FAQS

about localizing
your landscape.

Is a Localscape expensive?

What it costs is up to you. Locascapes can be scaled to meet any budget. If you want everything a Localscape has to offer but simply can't afford it, try installing one segment at a time. An easy way to start is in the park strip or side yard.

What if I like lawn?

Hey, we like lawn too! Lawn has a place in Locascapes, and in fact, becomes center stage. Now you can enjoy every square inch of your lawn—and your Saturdays too! Less mowing and edging each week leave you with more time to enjoy your yard.

Can I eliminate all lawn?

Yes. And it will still look amazing following our guide of design principles. If you want to go without lawn, use concrete, flagstone, gravel, etc. Consider adding an activity zone or gathering area instead. Your maintenance and water use will be even less.

Is it pet friendly? Of course. Pets will love the more diverse feel of your landscape. You can even create a pet activity zone, like a dog run, so your pet can have its own space outside.

How can it be lower maintenance if there are more planting beds and gathering areas?

Surprising as it seems, grass requires more maintenance than properly-planned and installed planter beds. And gathering areas require virtually no maintenance. Locascapes are lower maintenance by design: mulch and drip irrigation deter weeds, and weekly mowing is much faster. Weeding is typically once a month or less, instead of every week—but only if you follow the prescribed Locascapes weed control recipe. Find it at Locascapes.com.

What if I need help with my Localscape?

You don't have to figure out what to do by yourself! You can find sample designs, classes, and tips to get you started at Locascapes.com.

Can my existing landscape be converted to a Localscape without redoing everything?

Yep, just follow the Locascapes installation process in reverse. You can even do it a little at a time.

What if I want something different in my Localscape?

Locascapes are completely customizable. These guidelines provide a process to help you design and customize your landscape to suit your taste while still reaping all the benefits.

Locascapes can be customized to fit any yard size, shape, or location. They can also be scaled to meet any budget. Whether you're preparing to install a new landscape, renovating an existing yard, or **just focusing on one project at a time,**

Locascapes makes it possible for even those without professional training to create a design that is both attractive and functional.

Locascapes is a moderate approach to landscaping that works for Utah.

Locascapes®

Lawn-Dominant



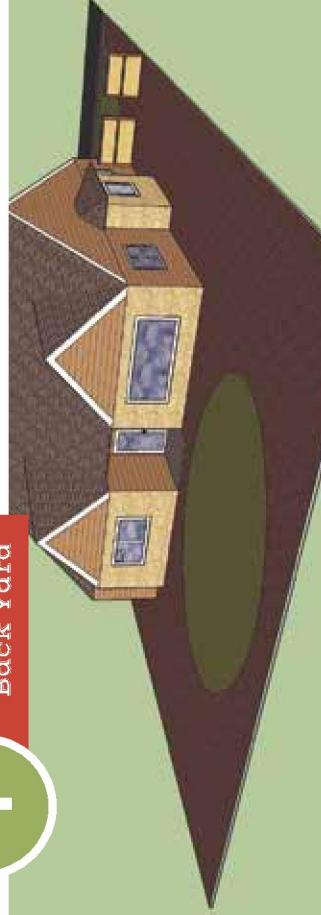
Xeriscape



5 elements of a Localscape®

1 Central Open Shape

Back Yard



A central open shape creates a focal point that makes your landscape appear organized and well maintained. Without it, landscapes can seem chaotic or disorganized. On the flip side, if all you have in your landscape is grass or gravel, there's very little interest.

In Utah, we rely on sprinkler systems because we don't get much rain during the growing season. Keeping lawn in a central open shape allows your sprinklers to work efficiently, and doesn't force them to water oddly-shaped or positioned lawn areas. Lawn is best used on a flat surface—plant slopes with flowers and shrubs. With this design, all of your lawn is available for recreational use with only a single edge to trim and maintain. As a general rule, keep lawn out of park strips and side yards unless they are large enough to create a central open shape and are wider than 8 feet.

Your central open shape can be made of other materials like gravel, pavement, pavers, ground cover, or any low-lying, relatively flat material—especially if you want something even more water thrifty. In a lawnless landscape, gathering areas and activity zones, like a seating area or courtyard, can also function as the central open shape.

2 Gathering Areas



Gathering areas are fun spots in your landscape where you can gather with family and friends or sit by yourself for some quiet time. They can be any size or shape, and are a great reason to get out and enjoy your yard. Always wanted a fire pit? Design it in. Want a sun deck, even if there's no pool? Ok! Think gazebos, sitting areas, etc. Think they're not for you? You'll be surprised how easy it is to incorporate one or many into a Localscape, and how much aesthetic value they add to your landscape. Plus, because gathering areas have no lawn or plants, they require no water and virtually no maintenance.

3 Activity Zones



Whether you're a retiree wanting to spend more time gardening, someone who enjoys hosting get-togethers, or someone with a young family, a Localscape can accommodate your situation. Activity zones are spaces to recreate, and are as customizable as you are unique. They can range from playsets to vegetable gardens, horseshoe pits, sheds, sport courts, hot tubs, pools or trampolines—whatever your imagination and budget allow. And they all increase yard function while decreasing yard work. (No grass in activity zones, please—you'll thank us later when you don't have to mow around swings and trampolines.)

4 Paths



Think connectors. Now that you have all of these great ways to enjoy your yard, paths help you connect and explore your outdoor space. Using appropriate materials will reduce maintenance and give you plenty of options for traversing your yard.

Great options for paths include: stone, pavers, flagstone, or other textured surfaces. The one material paths should never be made of is grass. Narrow lawn strips are difficult to irrigate and require a lot of work to keep them contained. In contrast, paths can save you time and entice you and your family to enjoy yard areas you used to ignore.

5 Planting Beds



The final element of a Localscape is the planting beds. They fill in the areas after you plan your central open shape, gathering areas, activity zones, and paths. There are three important things you need to know about the plants you'll use:

1) Selection

For a Localscape, choose Utah-friendly plants. Plants that do well here tolerate temperature extremes, use minimal water, and will grow well in the plant "zone" where you live (check with your nursery for what hardiness zone you live in). Choosing the right plants means you'll save money and time because Utah-friendly plants will survive and thrive in your yard for 15, 20, 25 years!

2) Placement

Proper placement of plants in a Localscape provides shade, privacy, beauty, and efficiency. For example, grouping plants with similar water needs will optimize your water use. Planting trees strategically will shade your home in summer, reducing your cooling needs. Strategic plantings can also hide meter boxes, electrical boxes, or other unsightly elements in your yard. And because plants and grass areas are always separated in a Localscape, maintenance is decreased.

3) Irrigation

Irrigation in a Localscape is just as important as the plants you choose and its all about efficiency. The trick is to use drip irrigation in all planting beds, which gives each plant exactly the water it needs. Like a few thirstier plants? Group them together and water them appropriately and you'll still save significant amounts of water. Top everything off with 3 to 4 inches of mulch and you'll use less water, cultivate fewer weeds, and add a pretty "finish" to your planting beds.

Planting Beds cont'd.

Front Yard

1 Central Open Shape

A single open shape is created. May be lawn, groundcover or open gravel area.

2 Gathering Areas

"Hardscape" elements including: patios, seating areas, courtyards, and decks.

3 Activity Zones

These are dedicated use zones without lawn surfacing for activities, which are not as common in the front yard. The only example shown here is the shed in the side yard.

4 Paths

Connect the previous elements with pathways. Paths are never made from lawn but can be concrete, pavers, stone, compacted mulch.

5 Planting Beds

The remaining spaces become the planting beds. Always water planting beds with drip irrigation and cover with 3-4" of mulch for maximum weed reduction.

5 step summary



Visit
Localscapes.com
for information about



Featuring hands-on classes where you'll learn how to proceed in your yard, step by step.

or to download FREE landscape designs and planting ideas.

**How
do I get
started?**

Not ready for an entire makeover?

If you like the idea but aren't ready to makeover your entire yard, no problem! Localizing your yard can be accomplished in stages, as time and budget permit. Easy places to try it out are in your park strip, side yard, or by trying the "central open shape" idea with your lawn.

Flip Your Strip



Side Yard Swap



Shape the Lawn



Park Strips are a great place to start!

Check with your city and/or Homeowners Association for any codes or regulations before making changes to your park strip.

Irrigate park strips with drip systems rather than overhead spray to reduce weeds and water use.

Create pathways through the park strip to allow guests parked in front of your home to easily access the sidewalk.

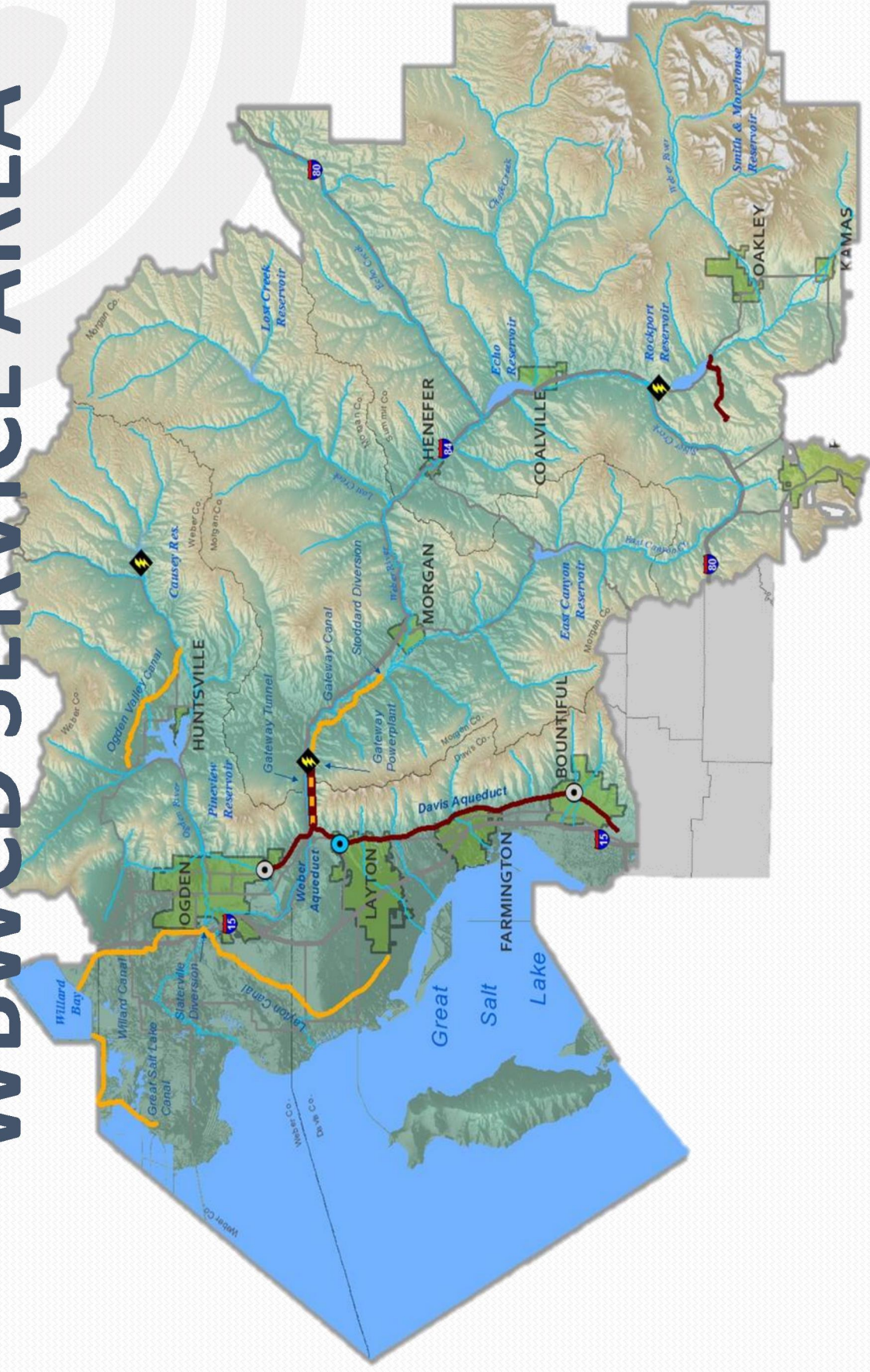
Any plants in a park strip should be no more than 2-3 feet tall. Taller plants block views and impede safety, and can interfere with city maintenance.

Mulch used in park strips should be a heavy material, like gravel, so it doesn't drift into street drains.

To increase curb appeal, plant density should be at least 60 percent at maturity, not including tree canopies.

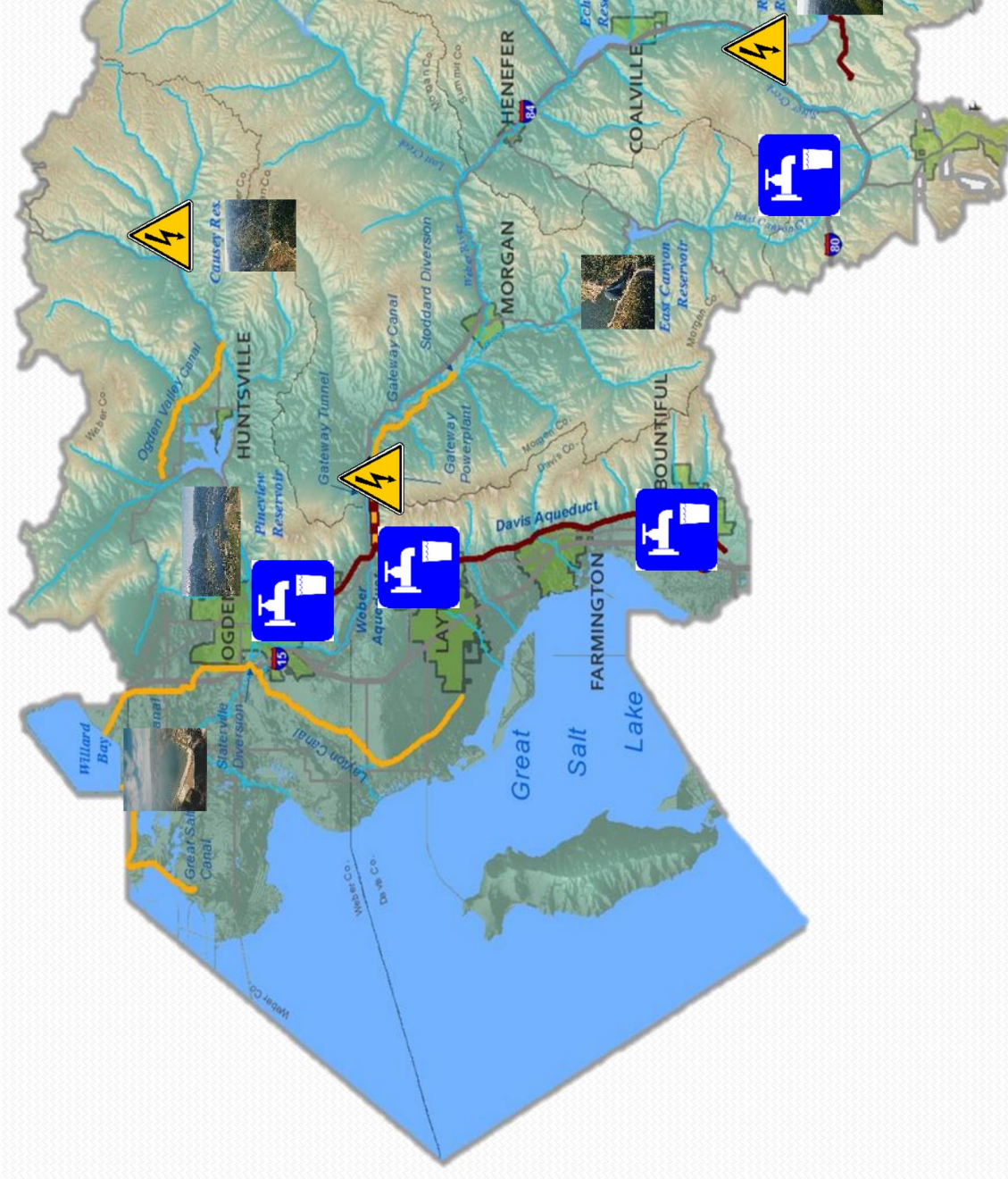


WBWCD SERVICE AREA



WBWCD Service Area

- 5 types of Water
- 5 Counties
- 2,800 Square Miles
- 700,000 Residents
- 7 Dams
- 3 Power Plants
- 4 WTPs
- 500+ miles of Pipeline
- Largest contiguous secondary system in the nation



SERVICE AREA

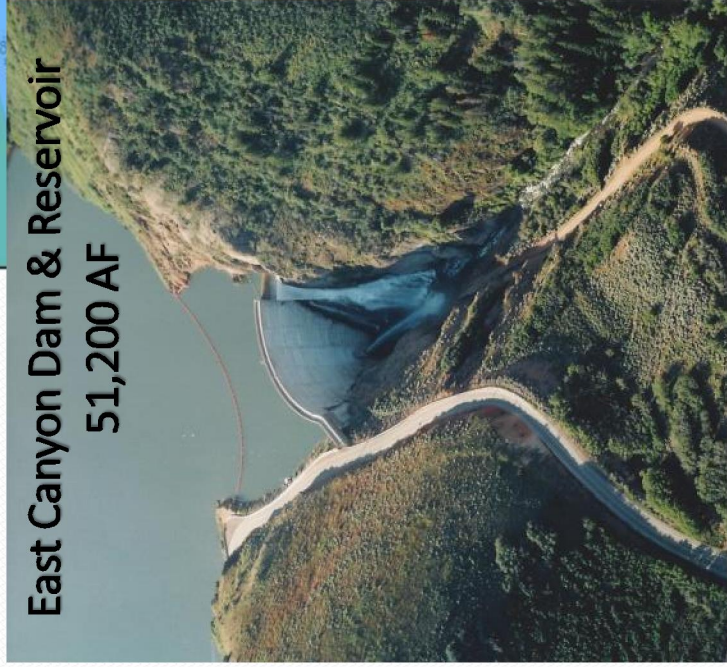
Willard Bay Reservoir/AV Watkins Dam
247,189 AF



Lost Creek Dam & Reservoir
22,500 AF



East Canyon Dam & Reservoir
51,200 AF



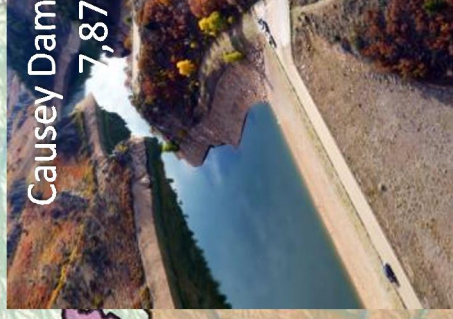
Wanship Dam/Rockport Reservoir
62,120 AF



Pineview Dam
110,000 AF



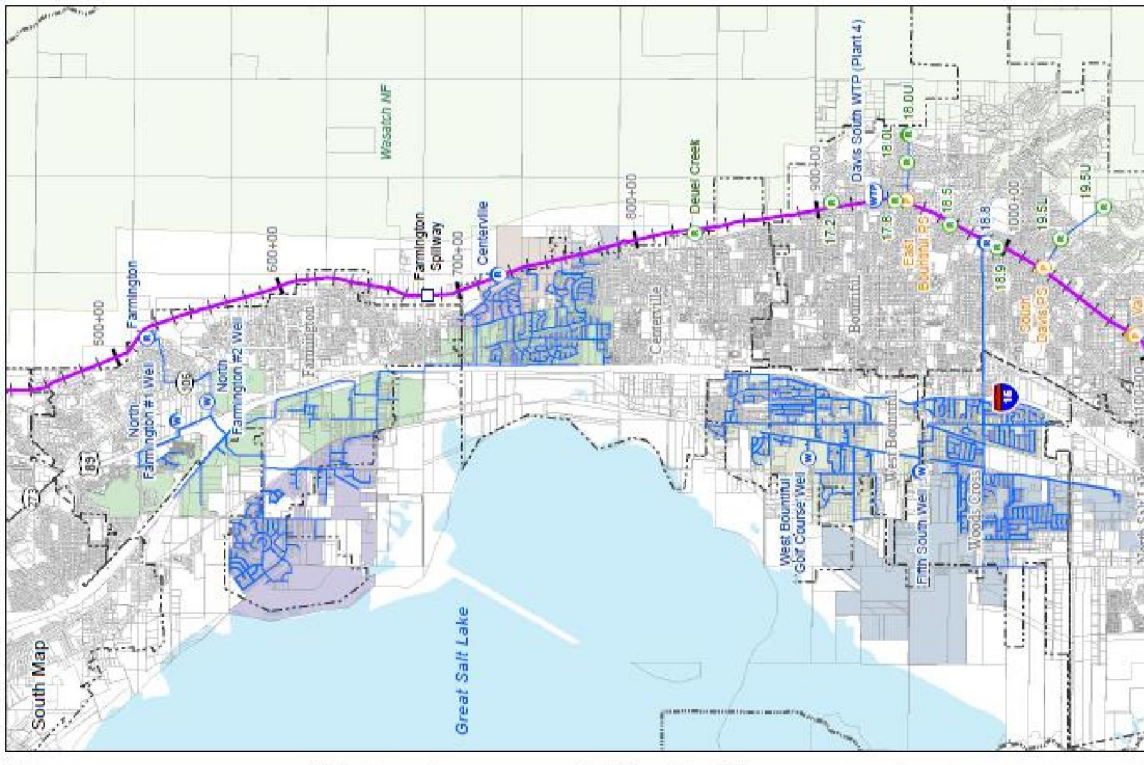
Causey Dam
7,870 AF



Smith & Morehouse Dams
8,300 AF

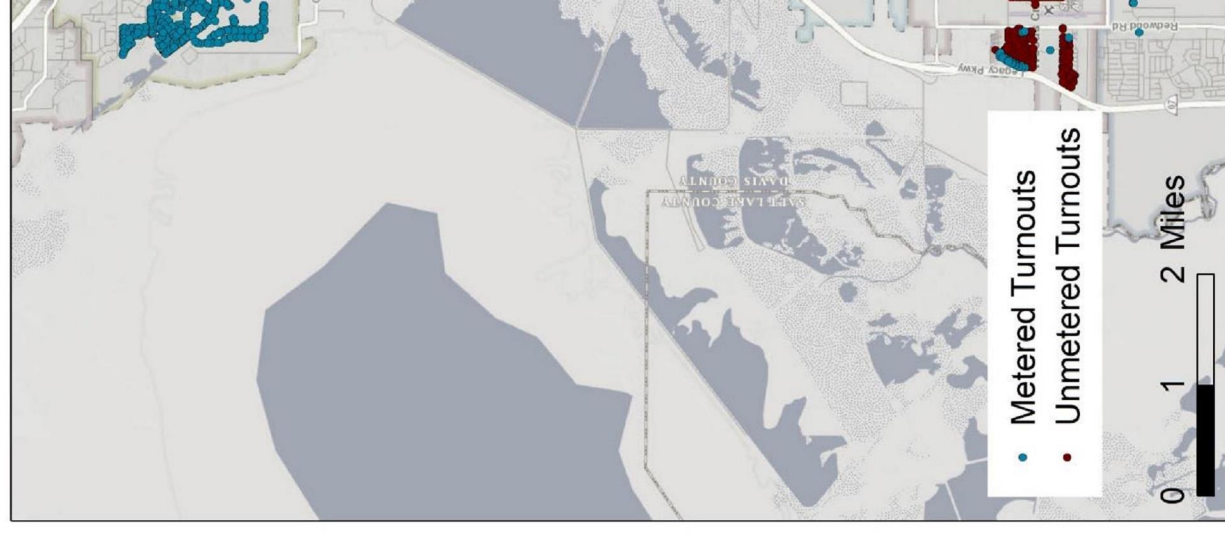
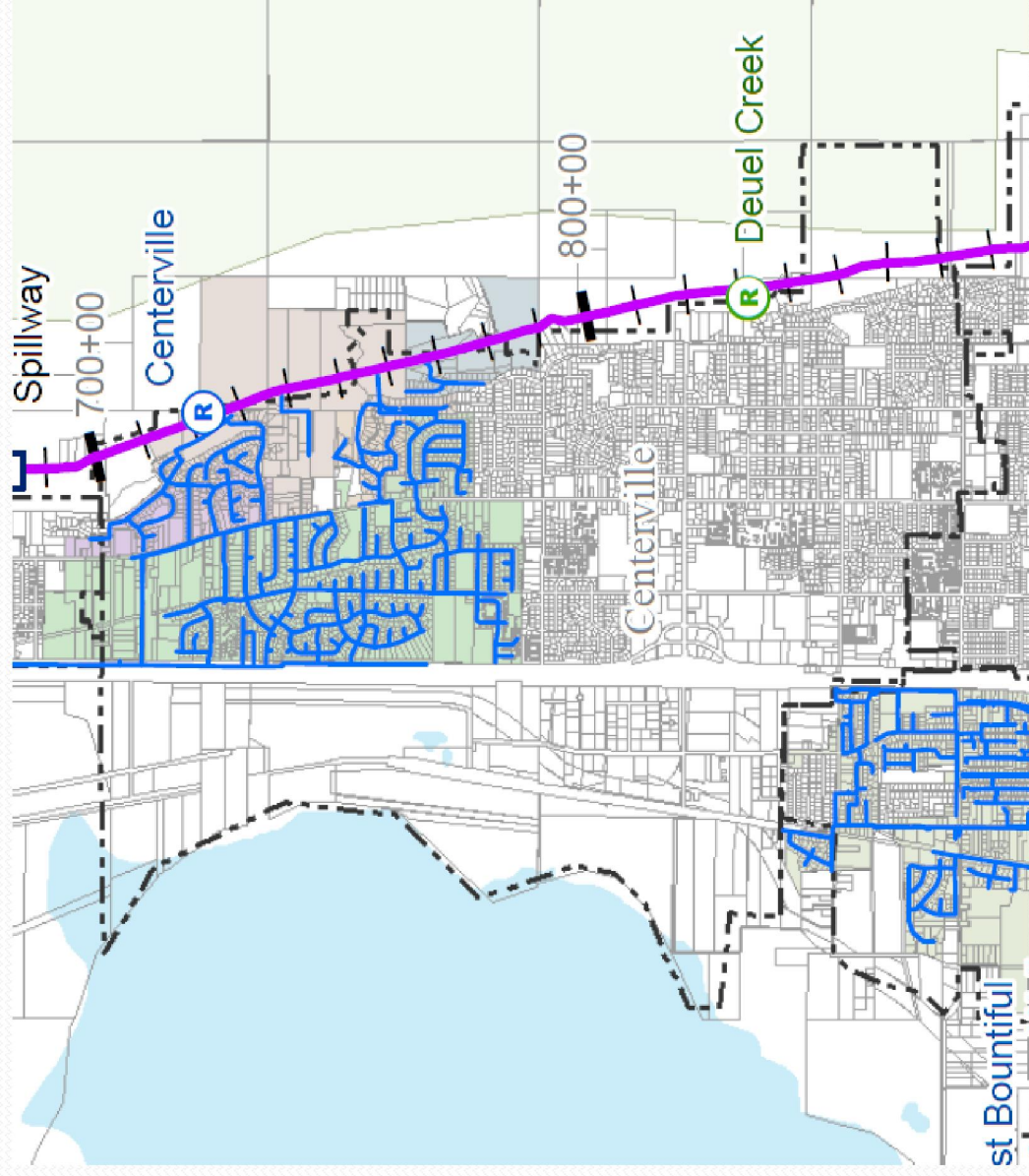


The map displays the Salt Lake Valley area, including Ogden, South Ogden, West Ogden, Layton, and Davis North WTP. It shows the proposed Purple Line extension route, which is highlighted in purple. The map also includes labels for various locations such as Ogden, South Ogden, West Ogden, Layton, and Davis North WTP. It shows existing water treatment plants, pumping stations, and the location of the Education Structure. The map is color-coded to show different water service areas and the proposed line route.





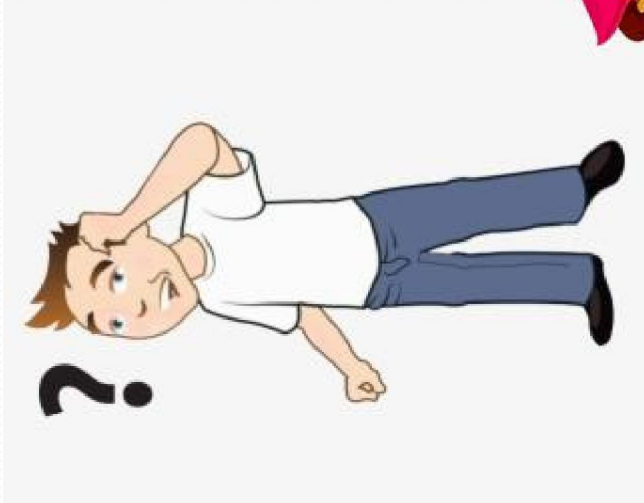
Centerville Secondary System

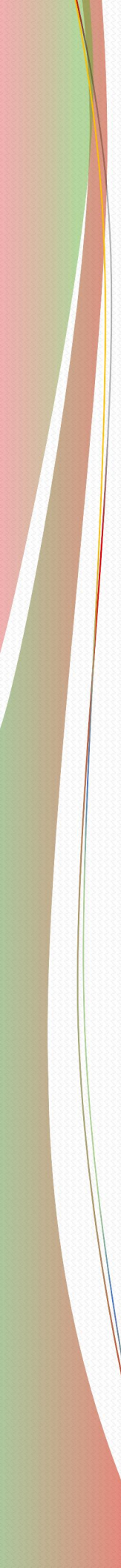


Conservation

How much water does it take to...

Brush Teeth	1.0-2.5
Flush Toilet	1.28-7.0
Dishwasher	15-60
Wash Car	100
Bath	30-50
Washing Machine	15-45
Shower (per minute)	2.0-5.0
Leaking Faucet (per day)	10
Watering Lawn (1/4 acre)	3,000

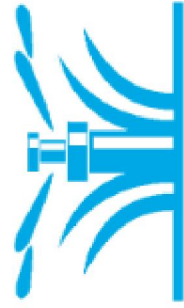




Conservation Programs

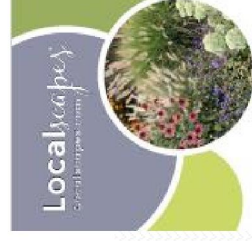
- Public Education
- Codes and Standards
- Water Waste Restrictions
- Water Distribution System Improvements
- Metering Water Use
- Irrigation Efficiency Improvements
- New-Home Landscaping (Xeriscaping)
- Existing Home Landscape
- Toilet Replacements
- Landscape Ordinances

Landscape Ordinances



APPROXIMATELY 60%
OF UTAH'S DRINKING
WATER IS USED
OUTSIDE

- Minimize Turf Areas
- Smart Controllers
- Drip Irrigation
- Plant Selection
- Residential/Commercial



Save 130,000 gallons per

196,250*
gallons per
season

64,766
gallons per
season



Secondary Metering

Admin Account Search: Find By Name

View Turf Needs Information

How To Read Your Report

Bill Calculator

ACCOUNT INFORMATION

Accounts: 11-724-0434D

Yearly Allocation: 0.6 AF (195,511 gal.)

Year To Date (Real Time) Use: 77,070 gal.

Percent Allocation Used (Real Time): 39.3%

Landscape Area: 9,555 sq. ft.

Jonathan Pabry

251 S 1675 E

LAYTON, UT 84040

Last Login: 8/14/2020 10:11 AM

METER INFORMATION

Select a meter: 77557499 | 251 S 1675 E

Meter Number: 77557499

Service Address: 251 S 1675 E

Year To Date Use (As of date below): 77,070 gal.

Last Data Received: 8/14/2020 8:00 AM

Previous 24 Hour Use: 720 GAL.

30 Day Average Daily Use: 940 GPD

Last 7 Days Inches Of Water Needed: 1.72

Last 7 Days Inches Of Water Used: 1.14

Percent of Needed Water Used: 67%

Daily Use

Hourly Use

This Year Use

Historical Use

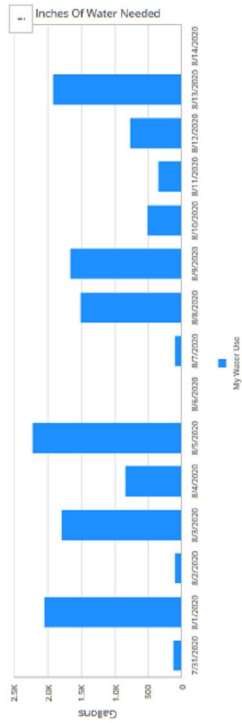
Use the date pickers below to adjust the range in view.

Begin Date: 7/31/2020

End Date: 8/14/2020

The ET (evapotranspiration) value shown below comes from the weather station located nearest to you and is showing how many inches of water are needed each day to replace the water evaporated from your landscape. This number is provided as a reference to help you plan your irrigation accordingly.

Choose a daily data type: Daily Use ET Value



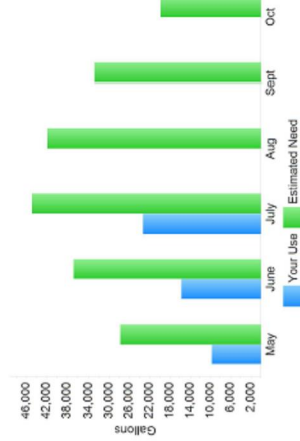
JONATHAN PABRY
251 S 1675 E
LAYTON, UT 84040

Report Date: 7/17/2020
Account Number: 11-724-0434D
Authentication Code: 5507

Did you know you can view your hourly and daily usage information online? Visit Customers.WeberBasin.Com and supply your account number and authentication code above when registering!

SECONDARY WATER USE REPORT

Account Summary	
Water Used This Month	23,156 gal.
Your Water Need Based On Your Landscape Area This Month	44,786 gal.
Your Landscape Area	9,555 (sq. ft.)
Year To Date Use	48,388 gal.
This Month's Percent Of Use To Estimated Need	52%



Meters Assigned To Your Account		
Meter Number	Previous Read	Water Used This Month
77557499	6/15/2020	7/15/2020
Meter Service Address: 251 S 1675 E LAYTON		
77557499	676,486	699,642
		23,156 gal.

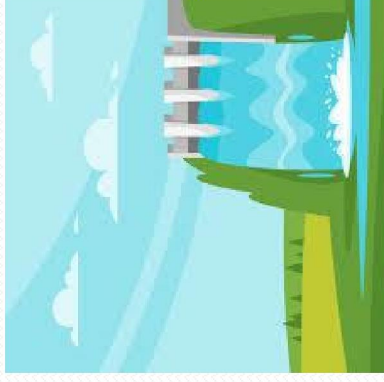
Your landscape area is derived from aerial imagery and is an estimate. It does not include your driveway, pool, or other structures. Estimated need is calculated based on evapotranspiration needs of your landscaping from a weather station near your home. This estimated need is dynamic and changes month to month depending on weather conditions.

Information: There are opportunities to save water even during the hottest part of the summer. Water one day less when possible and skip the cycle when it rains.



Centerville City Benefits

- Efficient System Operations
- Lower Costs
- Sustainable Landscapes



0 GPM, 100 psi

3350 GPM,

6700 GPM, 55 psi

