

BOUNTIFUL CITY COUNCIL MEETING

TUESDAY, June 23, 2015

Work Session – 6:00 p.m.

Regular Meeting - 7:00 p.m.

NOTICE IS HEREBY GIVEN that the City Council of Bountiful, Utah will hold its regular Council meeting at City Hall, 790 South 100 East, Bountiful, Utah, at the time and on the date given above. The public is invited to both the Work Session and Regular Meeting. Deliberations will occur in both meetings. Persons who are disabled as defined by the Americans With Disabilities Act may request an accommodation by contacting the Bountiful City Manager at 801.298.6140. Notification at least 24 hours prior to the meeting would be appreciated.

If you are not on the agenda, the Council will not be able to discuss your item of business until another meeting. For most items it is desirable for the Council to be informed of background information prior to consideration at a Council meeting. If you wish to have an item placed on the agenda, contact the Bountiful City Manager at 801.298.6140.

AGENDA

Work Session – 6:00 p.m.

1. Results of the Val Verda survey and open house – Mr. Chad Wilkinson p. 3
2. Transportation tax resolution discussion – Mayor Randy Lewis p. 57
3. Creating an independent fire district discussion – Mr. Gary Hill p. 61

Regular Session – 7:00 p.m.

1. Welcome, Pledge of Allegiance and Thought/Prayer
2. Approve minutes of previous meeting – June 9, 2015 p. 71
3. Council Reports
4. Youth Council Report
5. Consider approval of weekly expenditures > \$1,000 paid June 4 & 11, 2015 p. 77
6. Consider approval of an easement release request at 1580 East Vineyard Drive, Curtis Child, applicant – Mr. Paul Rowland p. 81
7. Consider the approval of a beer license for Bountiful Bowl, 409 South 500 West, Douglas E. Barnes, applicant – Mr. Chad Wilkinson p. 85
8. Consider approval of Resolution 2015-08 encouraging the Davis County Commission to submit to the voters in the November 2015 election a proposal to authorize a 0.25% local option general sales tax dedicated to transportation – Mayor Randy Lewis p. 57
9. Consider approval of the road striping bid from All Star Striping in the amount of \$62,429.88 – Mr. Charles Benson p. 89
10. Consider approval of a contract with Big-D Construction for the remodel of the Power Building in the amount of \$1,893,925 – Mr. Allen Johnson p. 91
11. Consider approval of the purchase of two 46 KV breakers for the Southwest Substation from Equal Electric, Inc. in the amount of \$73, 708 – Mr. Allen Johnson p. 93
12. Consider approval of the purchase of two power circuit switchers from Codale Electric Supply for the Southwest Substation in the amount of \$148,276– Mr. Allen Johnson p. 95
13. Consider approval of the purchase of disconnect switches for the Southwest Substation from Royal Switchgear in the amount of \$61,070 – Mr. Allen Johnson p. 97
14. Adjourn

City Council Staff Report

Subject: Results of the Val Verda Survey and Open House
Author: Chad Wilkinson, Planning Director
Department: Planning and Zoning
Date: June 23, 2015



Background

On February 10, 2015, the City Council adopted a moratorium on subdivision and zone changes in the area encompassed by the original Val Verda subdivision plat in order to allow for time to obtain resident input on the future of the area. In April, the City invited residents to participate in a survey to identify a vision for the area. The Planning Department sent out 321 invitations and the survey was available online for approximately a month. A total of 138 responses were received constituting a response rate of 43 percent. 87 percent of respondents identified themselves as residents of the Val Verda area.

On June 11, an open house was held at Boulton Elementary to gain additional input from area residents. The open house was attended by 40-50 residents of the area. The Planning Department was available to answer questions and to receive comment on the residents' concerns and ideas for the area.

Analysis

A copy of the survey and the comments received at the public open house are attached to this report. Both the survey and the open house revealed a concern about the existing lot sizes and densities allowed within the Val Verda area. Additional concerns include preservation of open space, traffic on 3100 South and surrounding streets, preservation of agricultural use and building height.

The Planning Department is currently reviewing the comments received through the survey and public open house and will bring options to the City Council for review at an upcoming meeting.

Department Review

This report has been reviewed by the City Planner and City Manager

Significant Impacts

None at this time.

Recommendation

This item is for information only and no action is required.

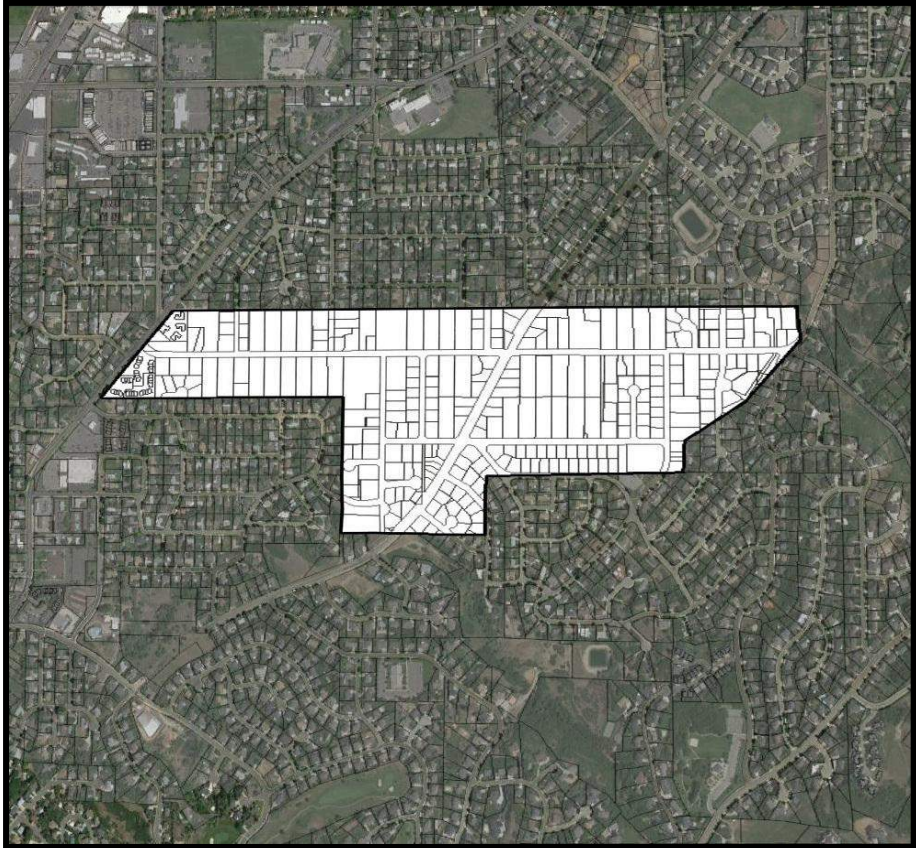
Attachments

Val Verda Survey Results

Val Verda Open House Comments

Val Verda Visioning Survey

April 20th 2015 — June 8th 2015

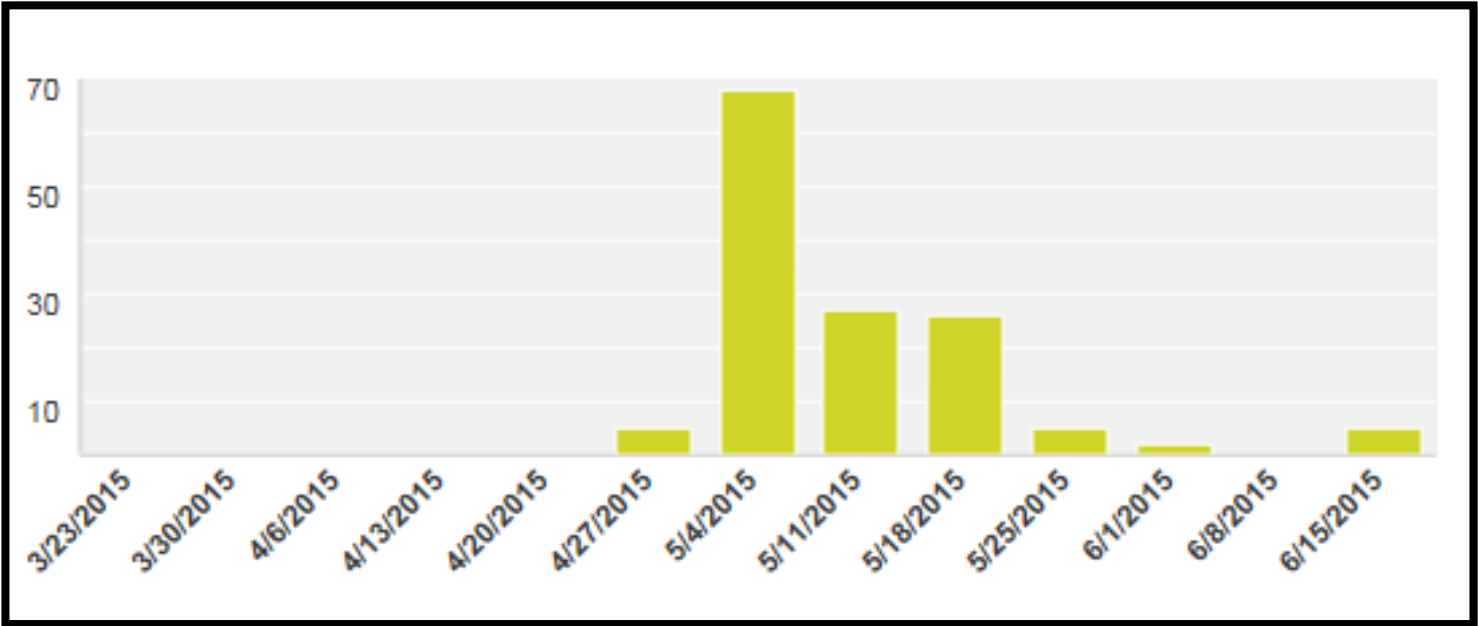


Bountiful City
Planning & Zoning Department
790 South 100 East

The Survey by the Numbers:

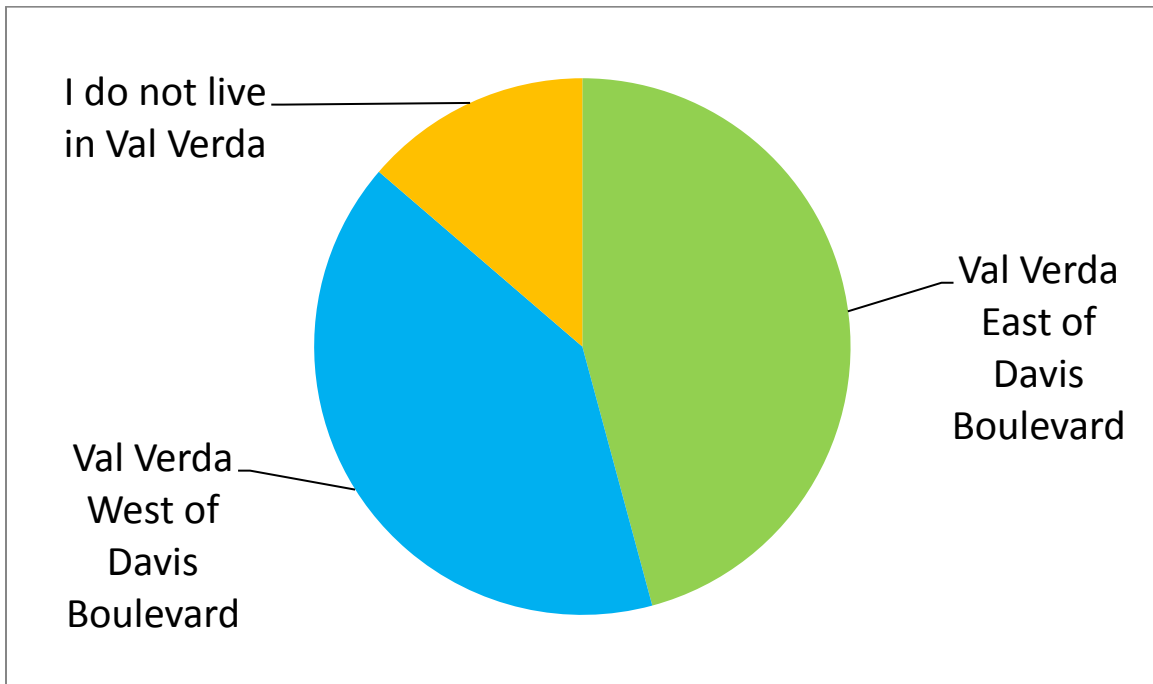
- 321 Survey Cards Sent
- 138 Total Responses Received
- 41% Response Rate
- 128 Web Responses
- 5 Hard Paper Responses (Pre-Open House)
- 5 Hard Paper Responses (at Open House)
- 87% of Respondents were Val Verda Residents

Responses by week



1 | Which part of the Val Verda neighborhood do you live in?

Q1 Which part of the Val Verda neighborhood do you live in?



Answer Options	Response Percent	Response Count
Val Verda East of Davis Boulevard	44.93%	62
Val Verda West of Davis Boulevard	42.03%	58
I do not live in Val Verda	13.04%	18
<i>Answered question</i>		138
<i>Skipped question</i>		0

Q2 What do you like best about living in Val Verda?

Responses
Its larger lots and open spaces & Beauty
It is a community where everyone work together regardless of who you are (sic)
Large lots, open spaces
Close to downtown, older homes, mature trees, farm life
Relatively Spacious, lots of room
We liked the openness of the area! The larger lots & friendly people. The large open lots not much traffic
We liked the open country area. The open large lots & Single Family Homes
Easy access to freeway
small town feel, friendly people, close to Freeway and Salt Lake.
Quiet, peaceful neighborhoods. Well kept houses and yards.
The "country" feel of the area
That for the most part all the residents take pride in their homes and yards and it makes this area a lovely place to live.
Single family dwellings on good-sized lots, quiet neighborhood
Our acre lot.
open space, animals, agriculture, trees and forest like areas,
Convenient to Salt Lake, but peaceful and not busy.
Great neighborhood and location convenient to parks and local shopping.
Open areas of land, no close neighbors, being able to plant a garden, irrigation water available, quietness, no multiple housing, I was told that this area was unique and that some councilman who was not familiar with the covenants unlawfully sold some of the land for housing that did not take as much property. From that time it seems that others encroached upon that type of sale. This truly is the last of larger lots here in the Bountiful area and it should be kept at R1 for an acre of ground. I love being able to look out my window and seeing grass, space, trees, feeling the solitude that is lost to close housing. Please stop this crazy land grab and close housing that some money making people want. It is not to our benefit to loose this wonderful feeling of space, but only to those who come to benefit monetarily.
openess, horse property, large lots, almost a country feel, well established area
Rural type environment; quiet and safe neighborhood; and close to transportation and other services
Our neighbors, friendly, and clean environment.

Clean and safe
freedom to do what I please with my land
There is still a feel of openness. 1 acre lots are fabulous except of course where they are being bought up.....
The quiet neighborhood, and small town feels of the surrounding area. The open spaces and are home to farm animals
I love the neighborhoods, the people and the easy access. Not to far away.
The historical (established) land and neighborhoods, the neighborhood support & community.
the rural kind of living. Less condos,apartments and mutiple family .
There are so many things, what is it your wanting to know?
Close to many commercial areas. Our neighbors are great!
Clean quite area with low crime, watching wildlife in the area.
We love the farm next to my house. It is so nice not having houses stacked next to us. We can see the mountains instead of the side of someones home. I love the larger acres that give it a different feel that anywhere else in bountiful without climbing the hill.
Open space
I love how calm it is as well as the foliage around here is so abundant. Its where I've grown up and its a beautiful area that means a lot to me.
Being at Jo Lynn Wilson's home and seeing what the land can grow.
The large yards and feeling of open space
it still has a country feel. Property owned by grandparents
We liked the country feel. Our grandparents owned this property.
The open space, big lots, agricultural and animal friendly. It's a unique space that I think must be perserved and protected against attempts a dense housing.
We technically live two blocks south of Val Verda but share the same topography and lifestyle. Enjoy quiet, tidy, safe and friendly neighborhoods free from heavy traffic and commerce; close to Salt Lake City.
Quietness
quiet, easy drive to Salt Lake (work) large lot, great place to raise children
I enjoy the rural atmosphere, the chance to get fresh locally-grown fruits, vegetables and eggs, most of all the sense of peace and quiet away from the rush of the city around it.
the space between homes
Used to live in it. Now live just above it. Large lots on 3100 South.
agricultural, authentic styles, large home lots, real people
It is not crowded with appartments

4 | What do you like best about living in Val Verda?

Neighborhood
Large open lots. Distinct and unique homes. Areas the owners are allowed to have some animals. large trees.
I've lived in my home for darn near 50 years. The deer and wildlife. The small farms that still exist. Low crime rates. The view. Low traffic. Great plow service during the winter. My neighbors.
Quiet neighborhood with well-maintained properties.
Quiet streets and bigger yards for gardening, animals, and family gatherings.
quiet neighborhoods and some open free spaces in the area. small city feeling.
Wide open spaces so we could have farm animals
Don't live in the area.
Nice community. Still has a feel of some agricultural areas.
Country atmosphere and open space
In a state characterized by desert Val Verda is lush.
I don't live there but love visiting.
I don't, I want to.
Open space, beautiful soil large lots
Love seeing live animals. Would like to see more Val Verda produce for sale along 3100 South (preferably along the side streets where there is room to pull over.) Love the big trees. Love the quirky old houses set at an angle.
I grew up in the 70's in Bountiful and had friends that lived in Val Verda. I attended birthday and graduation parties in the area and have fond memories.
That friends that live there and grow produce there are able to continue to do so.
I do not live there but respect its land value for agricultural and historical purposes
On my visits to friends in Val Verda, I enjoyed the beautiful plants and animals they nurtured on their land.
I love the acre lots!
The lush green properties as I drive up the street.
Verdant, roomy neighborhoods
I rented a room in a private residence in Val Verda for several months recently. I loved the big lots and the ability of the residents to garden and keep animals. I loved the open space.
I love the green, open feeling of the area, with larger lots and minimal blocking or vinyl fencing. We love the variety of farm and wild animals, including horses, goats, sheep geese, ducks, wild turkeys, occasional deer and even a llama.
open space, larger lots
Its quiet,agrarian flavor that is so refreshing to find in the midst of a bustling community.
How rural it still is

5 | What do you like best about living in Val Verda?

Ease of access to Salt Lake and I-15
The eclectic neighborhood, small farms, McMansions, and starter homes.
The country/farm feel. I love taking my children for walks by the same little farms that my parents and I would walk by as a child. The open feeling that Valley Verda offers is found less and less in Bountiful. Houses covering every inch of their property is found to the east and houses crammed in like sardines to the west.
the large lots and that the houses are not stacked on top of one another. there is room for kids to play and have adventures in their own yards. You do not have to look out your window and see a house 18 feet away. It is like living in the country, with all the advantages of urban living.
I was born and raised in Val Verda and remain here in the same home I was raised in. For the most part Val Verda remains quaint and inviting.
close to things, quiet
The people, driving 3100 and seeing the animals.
The agricultural aspect, animals, gardens, homes that blend in with the land contours, a rural, pastoral sense, sense of a peaceful community that supports and cherishes its neighbors and its shared life values.
It is more of a rural feeling in this area
Low density housing
I/we love the openness of larger land plots. It feels a bit country for the growing population.
Established neighborhoods without transient housing
I like the view I have of the valley and the long-time residents of this area.
CONVIENCE OF LOCATION
The Views and Access to the hiking trails
Quiet, safe neighborhoods with traditional feel - larger yards, livestock, gardens (large and small).
Val Verda has a unique appeal of living in a neighborhood with large yards, animals, gardens and space. The people are close and are friends. I love to take walks and it feels as though I am walking in the country. When I first moved here in 1979 it was not unusual to see horses on the road. That has changed.
It is a safe community, well groomed, and a great place to raise children. All stores, malls, and airport are located close. The freeway is within 5 min.
I enjoy the quiet neighborhood, I appreciate the snow removal and street maintenance. I feel that it was and is a great place to raise a family.
the open feeling and the moral rural feeling we have
It is a nice quiet neighborhood. We like Lewis Park.
It's not jammed packed with houses - open space
We love the old neighborhood, modest homes on average lots, neighbors who go out

6 | What do you like best about living in Val Verda?

of their way to get to know us. The older homes on bigger lots makes it feel like it must have 50-60 years ago. Industrious, hard working people, growing and preserving their food, raising animals, living self-sufficiently. It has character that is hard to find anywhere else.
Large yard, good neighbors
I like that it is a quiet and safe neighborhood that still has open space. It's one of the few, if not only neighborhoods in Bountiful where homes are not jammed together.
n/a
Quiet & Peaceful... This is due to more open areas and minimal subdivisions. We love to see lots with animals (horses, goats, chickens/geese etc.) It's a little bit of countryside living even though we're close to the city. We moved away from an area with small lots and many houses, unsafe roads due to excessive traffic and overcrowded neighborhoods. I love the calm peaceful and open environment here at Val Verda. I love the larger lots. Larger lot and homes also attract families which tend to support a more peaceful and relaxed atmosphere.
The large yards, relaxed environment.
quite nice neighbors!
The atmosphere and ambience of the area and the neighbors. I love the animals around us and the large lots.
The views and the feel of the neighborhoods.
Its not crowed. More like the country that we bought for.
Mature trees, still some horse/farm property around.
Trees, neighbors, safety
Val Verda is a quiet neighborhood.
I like the overall atmosphere. The proximity to services. The spaciousness. It's old time flavor.
no tall houses, I can see the lake.
ssfgdfgdfgdf
When we moved in circa 1998, the area was "more country like". Neighbors, almost all were friendly. Larger properties seemed to allow a gardening/farmette atmosphere. Lots of mature trees, etc. An "island of spaces" not normally found in the inner city....
We have lived here since 1961, generally our neighbors have been friendly, honest and thoughtful. Lately we have noticed several old homes that have become rentals, the resulting occupants have not been the best.
The people
The area
Low cost irrigation water,safety.
Proximity to Salt Lake

7 | What do you like best about living in Val Verda?

The snow and deer
The natural areas of fields, trees, big yards, and pastures.
Location/proximity to downtown
Friendly neighbors, safety and security, peaceful and quiet.
The location is perfect for travel in every direction with out to much traffic hassle
Everything
none
The agricultural atmosphere, historic integrity, and character.
quiet and peaceful
The open space the lack of high density housing
Several things... the view, great neighbors, good snow removal and several calls to city with good response.
Very quiet, family friendly, well-maintained, great location
The people who live here
Close to SLC.
Open spaces rural feeling
I like the feel of the small neighborhood and the proximity both to Bountiful and Salt Lake City.
Location
Neighborhood feel. Yards and neighbors are cared for.
Quiet. Views. Private. Green space.
The open spaces, and large lots
I don't live in Val Verda, but I enjoy the agricultural feel of that area.

Q3 What is your vision for Val Verda?

Results
Preserving what it was founded on by Mr. Battillon
I do not want to see Val Verda change in anyway & certainly not 100 new houses.
Keep the rural feel. Limit High-Density.
Keep historic val verda. Slow traffic and maintain agricultural integrity
Not Crowded! Park
Leave large open lots only single family homes no apartments!
Leave open spaces and allow NO multi-family dwellings! We don't want ANY rentals.
Streets are in poor shape
Continue to have the small town feel.
Maintain current neighborhoods while allowing for well planned growth. Keep single family development while allowing areas that currently have enough land to keep animals to continue to do so.
Some common sense in development of the area- it is feeling more urbanized, makes it a less desirable place to live. All available land seems to be under construction, with the loss of beautiful, old trees
We are happy to see that some of the areas that have not been taken care of or that have become kind of "dumpy" are getting a face lift and that new homes are being built.
No high more high-density condo or apartment complexes or single-family dwellings on such small lots that create a congested feeling and lack of parking for guests. Also need some appropriate green spaces like Lewis Park.
Leave it the way it is.
it's beautiful and nice open spaces would be nice to preserve but the property owners need to be able to do what they want within the rules
Keep it small and simple
preserving the small community feel and promoting small businesses
To stay rural for as long as possible. Being able to keep my acre of land just as it now exists..
Leave it the way it is, especially if it is the last agriculture area in the city.
maintain environment but yet have improved services and safety
Let the neighbors stay that are getting elderly. Have homes that can adjust to their needs.
stay beautiful
For landowners to do what they please with their land
As it is the last agricultural area in Bountiful it would great to preserve as much as

possible.
To stay the same.
I want the street to look beautiful. Nice Sidewalks, tree's trimmed, paved and lights that work. A really nice street, really try to connect it to some of the nice streets to the east or south.
The Val Verda community is perfect as is. My vision would that the area remain as is and the community/neighbors carry out the current feel and remain the community it is now for years to come
Keep it as it as. Only allowing single family dwelling.
Not sure
I hope it may continue to be a safe area where I can let my kids play and we can walk to many locations rather than getting in the car.
Having it remain .a quite clean area to live. Don't remove all the wildlife.
Larger lots than other areas. Once you devide them into 1/4 acres you can never get this feel back. Even half acre lots look alot better.
Keep more open space,
I can see it very much becoming an area like Sugarhouse where you have these beautiful older homes and where it becomes a very peaceful area like that.
That the area be left as is for remembrance
of previous years.
that it continues to be a homeowner occupied area with large open yards
The good neighbors, low crime, schools are excellent neighbors do yard care
The openness, the uncluttered neighborhoods, only single family homes, large lots! No multi-family dwellings. Open spaces left. Friends that exist
A park in the area, perhaps the Sholtise property, renewed houses coming up 3100 S. Spacious lots as organally envisioned. Agriculture and large animals make it special.
Remain single-home residential with some improvement to streets. Encourage continued positive maintenance of homes and property. Would like to see Davis Blvd pushed through to Eaglewood to reduce traffic through quiet subdivisions.
Quietness
Just what it is right now, a good family residential area
Val Verda, an island of high-quality agricultural land surrounded by a sea of houses, should be saved as an example of how a city neighborhood can preserve a lifestyle of self-sustaining food production and traditional community values. The more pressure there is to develop every inch of our prime agricultural land, all the more important it is to preserve places like Val Verda.
to keep the rural feel and not let it be over built
Make it part of Bountiful.

Keep it as is and was planned for years ago as our forefathers desired.
That it will remain a peaceful place to live..
Walking paths.
Large lots,open areas. I feel that we could get people to buy the older homes and revitalize by updating or putting a new home on the lot. there are areas in SLC that are highly sought after because of the large lots.
Leave it the hell alone!
Thoughtful, well developed mixture of some green space and homes.
Limit the size of homes and number of homes to keep the quiet feel.
no over growth. keep some of the open fields if possible. North canyon road and davis blvd area is a good example where the city let the developer over build. there used to be a beautiful area with trees and bushes. every tree and bush is now gone. the developer took done every tree and bush and built homes very close together.
Wide open spaces
Don't live in the area.
Limit the continued development of existing farm like areas. I really do not want to have more homes. We need to consider develop more open areas with park features.
Leave as is
Continue to sustain the agricultural and food growing needs of the state of Utah
To use this valuable piece of land to produce food, use a community gardens, walking paths....a green oasis in the middle of uncontrolled development.
Updating and remodeling homes to remain a nice family community
Agricultural land
Love to see community farming & green space. I understand preventing sale for crowded housing probably would require subsidizing sellers.
to have a unique subdivision which allows small plot farming, even chickens and sheep or goats. A more rural existence instead of just another subdivision.
Agricultural land that is available to small growers to help provide a resilient food system for the Wasatch Front. Good, local food should be available to our population so they are not dependent on shipped in produce of poor quality.
To remain a sustainable agricultural area for decades to come.
Keep Val Verda agricultural. Make it a place where young families who dream of homesteading can afford to grow food for themselves and others, or create community gardens for those who live on densely settled land.
I wish the acre lot homes and yards were more up to date and the potential of those plots were realized. A nice sidewalk with trees up and down Val Verde would be beautiful.
That these wonderful acre lots will stay this way as they are--not to be subdivided.
Maintaining neighborly feel and open space

11 | What is your vision for Val Verda?

I would love to see the current density maintained in order to permit local agricultural sufficiency initiatives. We need to set an example for our children as to what a healthy relationship with the land consists of and the value of the food and resulting good health that it produces.

In our urbanizing and suburbanizing environment, I hope that Bountiful can maintain one of the only spots close to Salt Lake that is willing to preserve some of this now unique atmosphere instead of caving in to the desires of developers who are only after the profits and care nothing for the long-term beauty of the area. At a minimum, I hope that the city council will increase the minimum size of the lots that developers can put a home on. An 8,000 s.f. lot is ridiculously small for the very large homes that are being put on them (i.e. the horrible North Canyon development by Brighton Homes).

I'd love to see Val Verda maintain its agricultural roots by limiting building. Ideally I'd like to see lots smaller than 1 acre be prohibited from subdividing however as a proponent of property rights I wouldn't be angry about lots as small as 1/2 acre being allowed as a compromise. Ultimately, I'd like property owners to have the freedom to garden or keep animals as they would have been allowed to do as little as 25 years ago. Yes, I agree that it's not feasible to have a horse on a .2 acre lot with a house but concessions to current laws should be allowed to enable property owners the ability to keep a greater number of chickens, perhaps a few sheep if lot size is feasible or perhaps even a goat...again, if their lot can reasonably support such animals.

The fact is that there are already 'Wandering animal' ordinances along with noise ordinances and other laws that protect neighbors from unwanted intrusions. I'd like to see Bountiful make a safe-haven for individuals who want a more rural feel to their neighborhood. I am confident that if you #1 maintain a minimum lot requirement of no less than 1/2 acre and loosen silly restrictions you will find that you still have the ability to protect neighboring properties from unwanted intrusions while giving others the ability to enjoy their land to the extent their land will enable them to.

That it will become an urban source of healthy home grown food in case of an event in which "food security" becomes a major issue.

As few new dwellings as possible, particularly those housing more than one family.

Continued improvement of infrastructure and updating of neighborhoods as home values increase and new younger families move in and make improvements to their properties.

Continue to work on safety.

Val Verda was originally designed to keep a gentleman farmer feeling, with a narrower than most road and family farms. Valley Verda has maintained that feeling until late. We should keep that originally intended feel as we move forward. There are plenty of other places to go for those who do not wish to keep that feel.

<p>That we keep the unique, and special place that Val Verda is. This is one of the last open spaces that exists in Bountiful. We must preserve our open space and not sacrifice the beauty of our community in pursuit of the almighty dollar.</p>
<p>To keep it a residential community while maintaining well kept homes and lots. I would like to see the Val Verda arch repaired</p> <p>so that the entrance to the community is inviting. New homes built that encourage pride of ownership.</p>
<p>Keep it like it is</p>
<p>Low-Density single family homes with open space.</p>
<p>Val Verda as an agricultural park and monument, as a functioning producer of fruits and vegetables, feeding the community with wholesome, fresh food with affordable housing to shelter young farming families and providing economic strength and local sustenance to a community proud of its history and proud of its ability to take care of its own in a sustainable fashion for now and for the future.</p>
<p>Stay with low density housing with larger lots and not tall structures. Single family dwellings</p>
<p>To keep it relatively the same.</p>
<p>I'd like for it to stay as rural as possible. It is unique and is part of what we were drawn to when we came to this area.</p>
<p>I like how it is, including that I love hearing roosters in the morning (I grew up in a small town)</p>
<p>I would like our community to remain quiet, approachable, and consistent in terms of the look, feel, and scaling of the current homes.</p>
<p>More care in subdivision house density</p>
<p>IT is too late to ask that...I enjoyed the rural-ness. The orchards are long since gone. The mountain trails are pushed further and further up the mountain. Progress is inevitable. I just miss what was.</p>
<p>Hopefully retain same feel and look but I understand that things change and property rights must be respected. If someone wants to subdivide I would ask that doing so would not impact others property - be it due to drainage or other planning issues and ongoing maintenance issues (if development results in higher fees/taxes that is an impact on property rights as it involves others' labor and money).</p>
<p>I would like to see Val Verda keep its own unique atrophe and be like a town within the city of Bountiful.</p>
<p>That construction is complete, housing value increases, and it remains a safe place to live.</p>
<p>My vision for this area is the it stay residential, people keeping up their yards and making this area a beautiful place to live.</p>

13 | What is your vision for Val Verda?

to keep Val Verda the way that it was set out to be when first established
So it will stay the same.
Responsible development, not packed houses
We want to keep it the way I just described it. Doing anything else would destroy the rich history of the area.
Progress! Development of any sort, commerce, new builds, etc...
For it to remain largely the same from a density standpoint, with some of the older homes on large lots slowly replaced by newer homes that fit the character of the community or updated like in the sugar house area.
property owners can do with their property as the code allows.
To maintain the peaceful open environment we now live in as much as possible. No more streets or driveways added to 3100 South. If subdivision of 1 acre lots is necessary, they should be no smaller than 1/2 acre.
Don't change anything about my street that I've lived on for my whole life.
Stay quite and uncontested. Single house lots.
That we maintain the atmosphere - it is unique.
I want to see an area that is known for its history, but also is know for its beauty. I believe there is a way to mix the beauty of the historical area with newer and remodeled homes and land. I would like to see some restoration of the Arches. I enjoy driving by them to and from my home.
Keep the country look.
Keeping it the same as it is.
I would like to see it stay the way that it is.
Val Verda should retain its quiet character but should be able to accommodate improvements in infra structure, road maintenance and city service?
Preservation! The purpose and development of Val Verda was ahead of it's time. It should be preserved as much as possible at this time.
none
dfgdfgdfg
It should within limits harken back to its original foundations. More of a farming gardening style mix of lot properties. Visitors always compliment the "spread-out" nature of the homes/prporties as well as their mixed old and new styles. Looks like an historically established nifty place to live.
We are noticing that developers are building either condo type homes or very large homes, we miss the young upscale couples who used to live here
it needs to be cleaned up.
The area has not been kept up

My vision is for good homes with nice yards and a area to be proud of which it is not today
To make air cleaner (gas factories in Woods Cross)
To find better company to fix our streets asphalt cracks.
To install more lights on the streets,so we can see deers and other animals crossing the road..
More parks with Baseball fields as well as soccer fields.
For things to stay the same and all roads to have sidewalks
More traffic routed down in the area of Lewis Park, down 1800 S, or into Salt Lake using Bountiful Boulevard and less down 3100 S.
A very nice place to live with beautiful homes and attractive landscapes. It would be nice to have some inexpensive food options closer.
To keep it mostly the same.
To keep it mostly single family homes
None
none
I would like to see building and zoning codes not be changed/influenced by developers with deep pockets. I welcome development but only development that holds true to the character of Val Verda. Classic style homes and large plots that are zoned for animals such as horses/goats/chickens.
Less deer in my yard
Save the open space, get the areas that do not have curb & gutter and side walks taken care of.
A clean and friendly enviroment
Continue to keep this area well-maintained and family friendly.
Possibly build a small park somewhere for children to play (the closest one is the North Canyon Park on Bountiful Blvd. that is not within walking distance for us).
Possibly update the archway to make it more appealing - it looks pretty worn down and old right now.
The Val Verda area should continue to be a residential community.
Redevelopment. Sub divide the larger lots, if desired by the home owner, and allow for new construction.
Maintaining current zoning restrictions
I would like to see the existing homes updated, the obvious problems like the corner of Val Verda and Orchard Drive cleaned up, and the zoning restrictions better enforced.

Enable more green space along davis blvd

I would like to have a park in Val Verda. The closest two are Lewis Park and North Canyon Park. It would be nice to have a gathering spot for residents to relax and play.

Green space. Continued privacy and space.

Try to keep it similar with bigger lots

Q4 What concerns do you have about Val Verda?

Results
Potential loss of remaining open spaces turning Urban
If all of the house are built we will become just like every other neighborhood in Bountiful & not our little community.
1. Developers! Putting in high density without taking into consideration the feel & open spaces already there. 2. Arches. Love the landmark but it needs sprucing up. 3. Parks? We need one!
That developers will plow down everything & build town homes and condos
Too much traffic, too dense
Money hungry developers going wild here! When we settled here you could not even rent out a basement apartments. We were fine with that. The are concerned you will RUIN what we came for. Don't let developers bribe you. Let them go somewhere else.
Over building & Multi-family dwellings! Don't let developers buy your decisions! Listen to the property owners!
Secondary water for residents above Davis Blvd
Continued grown without additional roads causing congestion and increased traffic.
Follow a plan for future development that is fair to those land owners that wish to develop their properties for single family homes.
1-zoning changes which are allowing developers to sub-divide plots, construction of townhouses/apts No green space
Re-location of deer-the Bountiful residents did not agree to this plan!!! It seems like the concerns of the few are making permanent policy decisions for the many..The majority of the residents wanted the deer left alone!
We have enjoyed the "country" feel that Val Verda has with pastures and animals and would hate to see all of these open areas fill up with homes. But if it's an area that wasn't kept up nice anyway, we'd rather see nice homes built there than just having an open space covered in weeds.
Plans for high-density dwellings along 3100 South (at 200 West, for example)
The traffic and speed on 3100 S.
its a little sad to see all the trees being cut down to make way for building lots. Can we encourage builders to preserve trees where possible?
A subdivision of home being built just west of Davis Blvd might add to traffic.
None
Multiple housing, houses built very close together, traffic, noise
I do not like the idea of putting as many homes as possible into small open areas. The development by Brighton Homes on North Canyon road just above Orchard is terrible.

No privacy, very small yards, more road congestion. They took out most of the mature trees. They look more like condos than single family homes. It would have been so much better to put fewer homes on larger lots.
development of higher density housing; improper development of land parcels without accountability for infrastructure and other negative impacts
Too big of houses that force older residents to move. The elderly have worked hard to keep up their residences, but due to health are no longer able to climb stairs. Couldn't we have a retirement village that has the grounds kept up.? Many couples would love it!
that as people move that the new residents will not maintain their yards
Anything that would take away freedom to do what I please with my land
The proposed and in process new homes will diminish the almost rural feel..... NOT desirable.
That the open space will be over built.
Crime rate seems to be increasing. I already addressed my concern about the roads. I would say that it really is just roads, sidewalks seem to be deteriorating but nothing is going up. This is Bountiful. Let's turn it back into Bountiful.
I feel we have so many developments changing and new additions in Davis County. This area is unique as it is now. There is no need to change or upgrade an area that is not broken, there is also no need to spend the money. This money could be donated or used in our nearby schools and/or parks to create growth in our youth.
The the builders lack of concern about keeping val verda area a rural area.
it depends on what your looking at changing
My main concern is safety for my children on the busy roads around val verda. However our neighborhood does not have sidewalks. It would be a major safety benefit for sidewalks to be poured in these areas, due to the busy area Val Verda tends to be.
Having it become over populated and taking away our quite clean neighborhood.
I am concerned that we will have big homes on small areas. I welcome the updated homes. I just don't want the area to look like most the other subdivision around.
I worry about water drainage, no sidewalks on 3100 s, too many houses with small lots
That the current people who are trying to develop the area are not taking into consideration the other people who live here as well as how to use the existing landscape and trees that are around here and just cutting them down even though it will take an incredibly long time to get those trees back to their previous state. This also cuts down on property values it would seem. The current developers see this area for its short term gain and lack vision for how beautiful this area already is and what it could be.

The loss of special land to development .
over crowded and the older area's not being cared for either by the owner or the city not following up with code enforcement
Road Maintence
over building, small lots, multi family dwellings
That developers are attempting to change the very nature of the area, for their own profit, and not for the benefit of the citizens of this great area and City.
Being just a block away from NSL, we sometimes feel like step-children of Bountiful City; once unincorporated but choosing to annex to Bountiful. Nice to know you want our input.
Too much growth, killing off wildlife, and adding too many roads.
Large apartment complexes and rental complexes which are poorly taken care off. Older houses with large lots being sold and subdivided into dense housing, this should not be allowed.
understand that money talks, and there are pressures to divide and develop the area, but it would be a sad mistake, in my opinion. Val Verda is a treasure, and if we lose it, the neighborhood and everything good that it stands for will be gone forever.
that it could be over built is to many homes per acre
The entrance sign is fiasco -- doesn't reflect well on Bountiful or Val Verda.
People passing away and thier family left with lots to get \$ for without caring about keeping the area the way thier family wanted it. Renting homes to bad people that kids seem to rule the roost.
Developers will ruin the peace and quiet of the area.
Police protection and updating power poles.
Once we allow high density housing to be built, the area will lose it's charm. It is not reversible. This is a unique area. The open feel is why I choose to live here.
If you allow someone with a couple of acres to develop, owners with a single acre will lose value, unless they subdivide when the adjoining property does, because they will lose the ambiance and the open feel, but can't develop their property because they can't fit a road in, or the property is not wide enough for subdividing. It appears that the people that want to subdivide, are not the ones that are living here, or even in the city. They will take the charm away, because it won't affect them. They are just out for the maximum money. if they don't subdivide, their property is worthless, they are still very sellable properties.
The cramming of the new home developments in what little open space we have left.
My 2 primary concerns: Too many homes built on small plots (under .20 acres); Green space and older homes falling apart and collecting garbage and unattractive foliage.
Too many cars on 3100 S. with visibility issues from and side streets.

over building and traffic. water. letting developers have their way. it looks like the city just wants a larger tax base and will do anything the developer wants. no multi-dwelling homes or apartments in the area. four homes per acre should be the maximum a builder could build. three would be better.
Losing our "Country Feeling" I'm very upset with the destruction of those houses across from me and building 8 houses where there were only 2. Plus the house are going to be big, hardly any space between them.
Don't live in the area.
Developers will continue to scoop up any available lots. We need to consider a similar approach like the Nature Conservancy programs of purchasing property and then leaving it as open areas.
development will destroy country atmosphere and open space
Loss of natural wild lands and food growing lands.
I am worried that it will disappear....that it will not be used for the betterment of everyone in Bountiful and the surrounding areas, not to developers and a few lucky, fortunate people that can destroy and transform this land forever.
The community not being kept up
That the quaintness will be ripped away with sub-division and too many homes and cars on 3100 South
How to preserve the rural feeling.
I have concerns that it will be developed into a bunch of large houses on small parcels.
That it could be paved over for yet more overpriced houses or commercial development. With such a large population to feed, we can not afford to pave over any more farm land.
I am concerned that builders look only for monetary interests in having any concern about the land in trying to develop it vs understanding the importance that its current residents and agricultural development holds.
I live in Salt Lake City and am concerned about food security in an era with rising population and depleting sources of water and good agricultural land. Utah was once food self-sufficient and we can and must do that again. With the drought in places like California, we cannot deepen on importing food for the indefinite future. My plea to the City of Bountiful leaders is to take a long term vision for the future. Do not allow short term profiteering to close off a bountiful future for ourselves, our children and grandchildren.
I absolutely don't want to see the plots subdivided.
I never expected that this wonderful green area right in the middle of major developments could or would turn into more bricks and mortar.
Mega-mansions out of proportion to older residences

I'm concerned that the financial pressure to build housing will lead to the sacrifice of prime agricultural land at a time when the demand for fresh, local healthy food is expanding. Val Verda could be an invaluable asset in this movement, but only if the government and community of Bountiful are wise enough to preserve its agricultural potential.

My concern and the concern my Valverde neighbors is that the short-sightedness of our elected officials, who are suppose to represent us, will result in the destruction of this special and unique environment for the benefit of developers and future homebuyers that these officials do not represent.

My biggest concern is that with the size of open lots in the area builders (as Brighton is trying to do with the lot at 3100s. 200w) will try to cram cram cram houses on top of each other, or, worse, do what they have already done at the bottom of 3100 by building rows of high density housing and condos. I'm afraid what is the last agriculturalish area in Bountiful will become the first fruits of a high density housing mecca.

That it will forget its unique & historic mission to preserve, for future generations, the richest soils found anywhere along the Wasatch Front

That all the farm animals and open fields will disappear.

Continued deterioration of roads and lack of sidewalks in some areas. I don't like that Davis Blvd isn't treated as a boulevard and has several smaller east-west streets enter Davis uncontrolled by stop signs. With the exception of 3100 South and 1800 South, all East - West streets intersecting Davis should have stop signs and Davis should be the dominant thoroughfare.

Seems like there are not enough families with children moving in.

Bountiful zoning is not maintaining the original intention of the area. By allowing Brighton homes to move forward with their, "smaller homes clumped right on top of each of feel" we are going to end up feeling like Foxboro. That would be a shame. Keep the country/farm like feeling. It is one of the last areas like it.

Just look at Lewis Park or the abomination that was constructed on North Canyon and Davis. We don't need any more of this. Please stop shoehorning as many houses as possible in the smallest area.

It being over built with multi family units or zero lot line homes crammed into a small area. Smaller apartments that invites lower income renters that often brings negative situations into a neighborhood.

Davis blvd speed limit lower than the rest of the road.

The building of more homes and not the roads or infistructure to support them. 3100 south is not an 1800 20uth or 5th south.

The land grab by outside developers and their lack of respect and honor for the permanent residents who make their lives in the area.with its history of agriculture and

open spaces.
Would not like to High density to keep area more of a rural feeling
Having more high-density housing.
I worry about increase of traffic and increase of population (diminishing the unique larger land plots.
That as people with big beautiful yards die the kids will sub-divide. Eventually the zoning out of animals will follow.
I am concerned that "big builders" will come into the area, pack in too-large/small-yard homes, and leave those of us who have lived here for years with drainage problems, traffic issues, messy areas, and unfinished construction (it's happened before). I am not opposed to new homes or new building, but it needs to match the look and feel (ranch homes on .33-1-acre lots) of the existing area.
Not enough planned freeway exits. We really must leave Bountiful to fully shop.
Just that it has evolved into yet another residential community of Bountiful. It lost what made it special and unique. The Orchards, Large lots with views.
Push for rapid approval of developments where their planning/design is not adequately vetted. We've seen hill slides in NSL and drainage problems (notably after last night's storm). These can relate to rushed design and leave the developer with the money while the owner AND rest of the existing neighbors (tax payers) are left holding the short and long-term cost.
It concerns me that the area will be lost in all the homes that are proposed to be built. There are no sidewalks on the north side of 3100 South. There are only three crosswalks along Val Verda. One at the bottom of the hill, one on second west and one at Davis Boulevard. We are told that there is not enough water so conserve. How is it possible to support more houses using more water when there isn't enough.
The growth of the community.
With the large homes going in where the Lewis Gravel pit was, I wonder if and how that affects the value of my home, which has been here for over 40 years.
that these companies are coming and trying to put too many homes in these lots and ruining the atmosphere we have here that is the reason people have bought up here no more subdividing these lots
The traffic.
Worried about traffic - 3100 S is not designed for more traffic that comes with development. Sidewalks are important, water run off
Mega-homes being built in the midst of a perfect community. Filling up what little is left of the open space. Changing the feel of the neighborhood by filling it with homes with styles and sizes that don't fit into the modest feel or fit in with the heritage or history of the area. What we LOVE about the area is what I described in #1. Don't, PLEASE don't take that from us.

It turning into an apartment community and/or continuing to see no development.

I would hate to see the large acre lots be sold off to developers, who will in turn build as many McMansions as they can fit. The "Pines" development on North Canyon Road epitomizes my fears for this area. On the other hand, I understand that many of the older homes on these large lots are only worth a fraction of what the land is worth. I am not concerned about potential tear down and replacement type of development. My concern is parcelling and high density development.

mob rule

#1 Concern: excessive traffic on 3100 South and in our neighborhoods. This is already a safety hazard now!

#2 Concern: With increased population on smaller lots, comes increased crime & domestic disturbances.

#3 Concern: Subdivision of lots causes the loss of mature trees and plants which are part of the beauty of this area.

#4 Concern: Subdivision of lots and smaller homes will cause property values to decrease in the entire area.

What concerns me are the off putting developments taking place on my street, namely the dark cramped townhouses build at the base of 3100 and the 9 cramped micro-yard mcmansions going up down the street and the 5 mcmansions next door to me. After all that's been done I don't care to live in Bountiful or 3100 any longer. When the city turns their back on the neighborhood in favor of the developer it makes me question why I'm still living in a town that only cares about building overpriced mcmansions on micro-yards and used car lots. Welcome to Bountiful, West Valley of the rich.

Over development and crowded roads.

Crowding in large homes on small lots will completely change what we moved here for and what we love about this area. Hopefully the large lots can be sold intact to preserve this area. Traffic on 3100 South. Builders do not build to preserve the atmosphere of a neighborhood; they build to make money.

I do not like having large overgrown properties near me. The look and feel of these homes is not what I want around me. There are very few, if any, large properties that are maintained. That is why I am in favor of the subdividing and the growth of the area. Although they will be newer homes. The quality and feel of them will improve the area. Large trees and beautiful lawns will still be part of the beautiful feel of the area.

To many houses too close together and traffic.

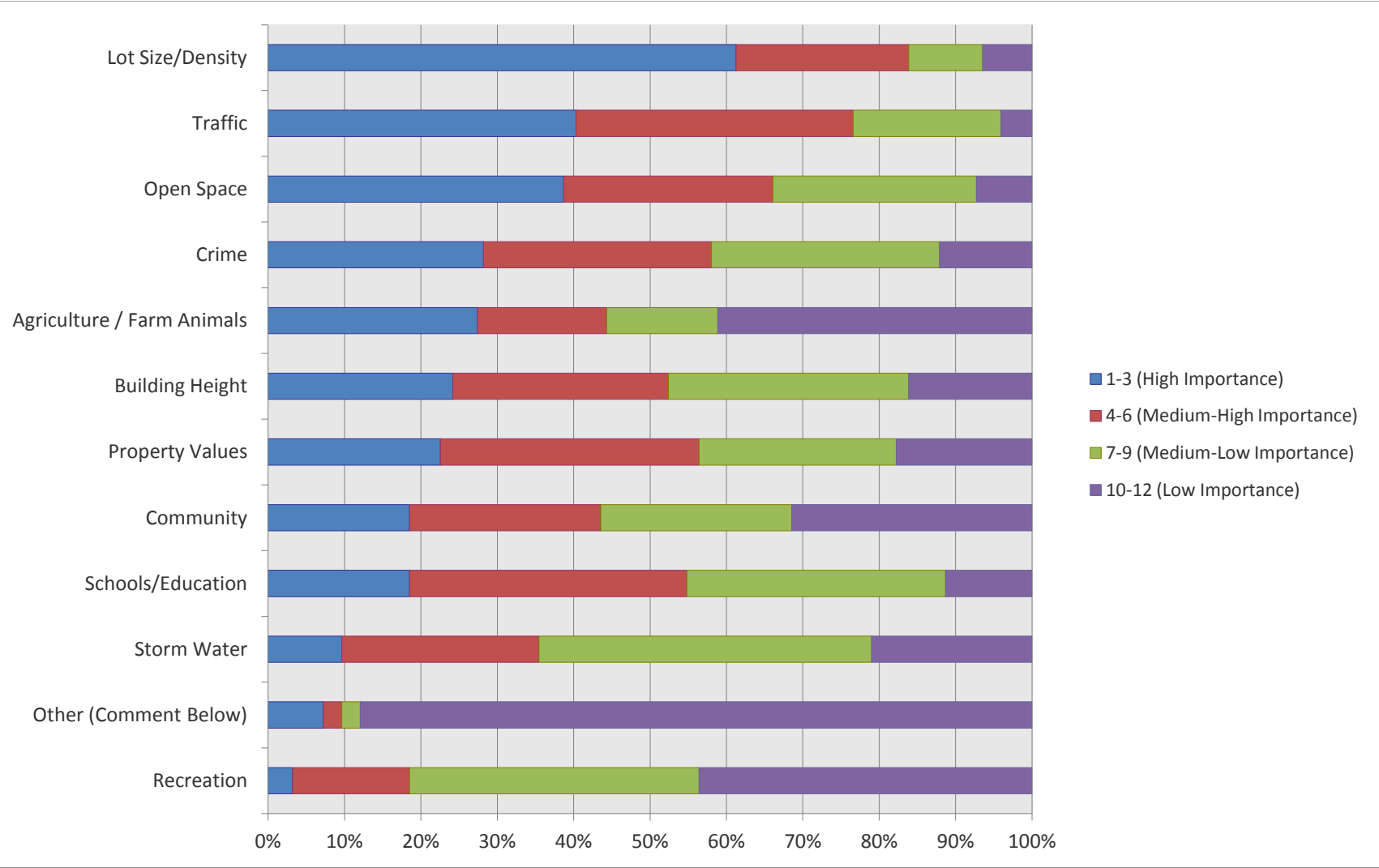
Further development of these farm/horse property fields, tearing down trees.

increased traffic on 3100 S. Over the last twenty years I have seen the traffic increase ten times the number. The blind spot from Orchard Drive to about 400 W is very

alarming.
I am concerned about public safety. It's streets should be safe and it should remain crime free. Development should require proper sidewalks, play areas and proper city services.
Future development that would degrade the very reason many residents wish to reside in the area.
traffic
dfgdfgdfgdf
There are constant rumors of over crowding and building too many larger homes on too small of parcels (e.g. Brighton homes top of Horsely's Hill. Now they want to crowd in the "sheep pasture" at 3100So./200 W. with too many homes which will congest traffic at that intersection. Their homes are nice, but wat to big for the size lots they are on. No room for the families to "play at home-outside". The concept of "...connection to the ground is highly restricted.
There are several open areas which had animals or orchards. There seems to be a pattern of jamming as many homes into the space as possible. A recent development at 200 W and 3400 S is a good example where a vacant lot ended up being an improvement to the area
it is aging and not very well.
It used to show pride of ownership but not today the area needs renewal
Please,do not add fluoride and other medicine to our drinking water.2 times a week I have to go to Centerville Church water well to bring drinking water to my family-I want them to be healthy.
The neighborhood is aging and some parts are run down,
To many big homes being built
That all the former farm and pasture land and big yards be turned over to developers to cram in a bunch of homes or housing units.
Parts of it seem old and run down and seems to only be getting older. The val verda pillars are not very attractive anymore because they are dingy and old.
None
With new construction going in the overload of traffic on 3100 south
None
none
I am concerned that developers are looking to exploit any acreage they can by putting as many homes as they can fit in order to make the most profit for themselves.
Connecting Davis Boulevard further south.
Poor side walks. The mess at 3100 South and Orchard Drive on the North side new

development no side walks what a mess. Get rid of the ugly Val Verda sign or make necessary repairs. If you are going to allow high density housing on the larger lots in the area at least side walks curb and gutter and roads that will allow for snow removal, fire service and garbage pick up as well as curb side parking for vehicles.
Roads are a little ragged and building in every nook and cranny. Don't want high density living.
From the corner of 100 E and Bonneville Dr (3400 S) all the way down to 50 W has no lighting, other than the church parking lot. It would feel safer at night if there was at least one street lamp somewhere along this road.
Traffic speeding down Val Verda Road. At one time we were promised a stop sign on 400 East; instead it was rounded to make it a more attractive speedway.
The larger lots are an eye sore, becoming too difficult for current owners to properly care for and as a result, the area looks trashy.
High density housing
I have a concern for the amount of traffic the developing homes will bring. The new apartment complex on 3100 and just up from Orchard Drive has little allowance for traffic, no green space, and little aesthetic value. It seems the zoning or building restrictions were not upheld here. I fear more of these types of problems.
New developments and available sources of water and electricity
Too many larger lots are being converted to housing developments. Traffic increases, green space is lost, deer are forced into other yards and onto the streets.
The Val Verda arch is in disrepair. I'm not sure whose sign it is, but it needs repair or demolition.
Over building homes that are close to each other. Too many people and traffic.
it is disappearing
Keeping a few open spaces

Q5 Rank the following issues

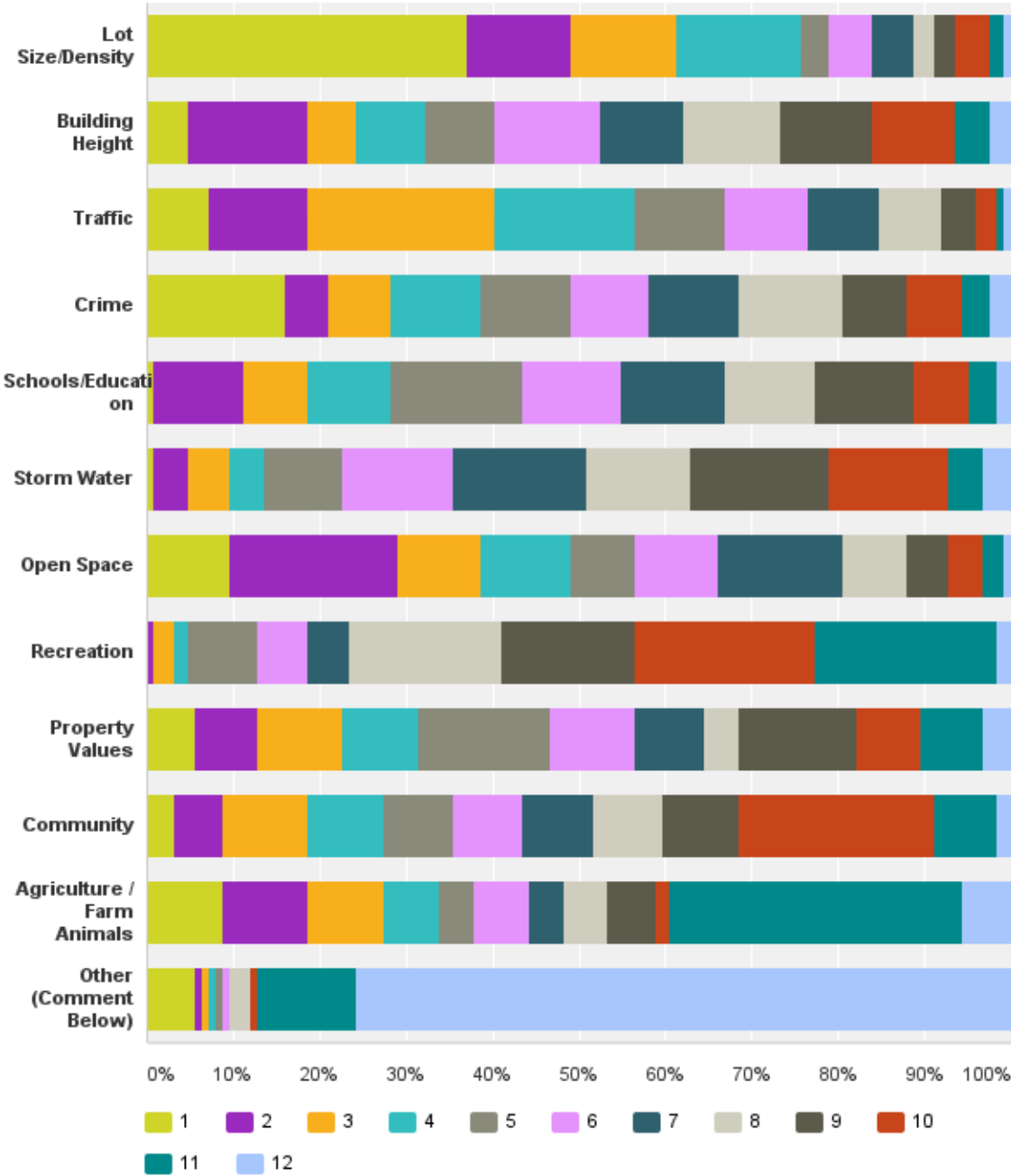


Rank the following issues (1 most important, 12 least important)

Answer Options	1	2	3	4	5	6	7	8	9	10	11	12	Rating Average
Lot Size/Density	37.10%	12.10%	12.10%	14.52%	3.23%	4.84%	4.84%	2.42%	2.42%	4.03%	1.61%	0.81%	3.54
Building Height	4.84%	13.71%	5.65%	8.06%	8.06%	12.10%	9.68%	11.29%	10.48%	9.68%	4.03%	2.42%	6.28
Traffic	7.26%	11.29%	21.77%	16.13%	10.48%	9.68%	8.06%	7.26%	4.03%	2.42%	0.81%	0.81%	4.70
Crime	16.13%	4.84%	7.26%	10.48%	10.48%	8.87%	10.48%	12.10%	7.26%	6.45%	3.23%	2.42%	5.50
Schools/Education	0.81%	10.48%	7.26%	9.68%	15.32%	11.29%	12.10%	10.48%	11.29%	6.45%	3.23%	1.61%	6.18
Storm Water	0.81%	4.03%	4.84%	4.03%	8.87%	12.90%	15.32%	12.10%	16.13%	13.71%	4.03%	3.23%	7.30
Open Space	9.68%	19.35%	9.68%	10.48%	7.26%	9.68%	14.52%	7.26%	4.84%	4.03%	2.42%	0.81%	4.90
Recreation	0.00%	0.81%	2.42%	1.61%	8.06%	5.65%	4.84%	17.74%	15.32%	20.97%	20.97%	1.61%	8.62
Property Values	5.65%	7.26%	9.68%	8.87%	15.32%	9.68%	8.06%	4.03%	13.71%	7.26%	7.26%	3.23%	6.20
Community	3.23%	5.65%	9.68%	8.87%	8.06%	8.06%	8.06%	8.06%	8.87%	22.58%	7.26%	1.61%	6.88
Agriculture / Farm Animals	8.87%	9.68%	8.87%	6.45%	4.03%	6.45%	4.03%	4.84%	5.65%	1.61%	33.87%	5.65%	7.08
Other (Comment Below)	5.65%	0.81%	0.81%	0.81%	0.81%	0.81%	0.00%	2.42%	0.00%	0.81%	11.29%	75.81%	10.82
<i>answered question</i>												124	
<i>skipped question</i>												14	

Q5 Rank the following issues (1 most important, 12 least important)

Answered: 124 Skipped: 14



Q6 Please list any additional Comments, questions or concerns that you have about the Val Verda area.

Results
We NEED A PARK!
Traffic - Population loss of open space.
N/A
If more developing & housing is going to be built along 3100 S, speed bumps are need in order to maintain speed limits. NOT POLICE!
NA
DO not change our zoning to allow apartments or multi-family housing!!! Don't be influenced by big developers. This has been a good healthy area. If we had wanted to live in a city jammed close together we would have settled in one.
Don't over build and make lots styles smaller. NO MULTI-FAMILY DWELLINGS! Please no Apartments!!!
Secondary water
none
Maintain development for single family homes. Limit multi-housing units.
Give the residents living in the area a say in what happens in the area!
One other concern we have had is the arches at the bottom of 3100 south. We love the arches and want them to continue to be a landmark, however, they are beginning to look like they could fall apart at any time. Is an update on these arches in the planning?
Large, expensive 2-story homes, crowded together are not in keeping with the character and the nature of the existing neighborhoods.
Traffic on 3100 S is bad...big trucks with jake brakes going down, excessive speed and minimal enforcement.
storm drains do seem overloaded when there is a significant rain
Can't think of anything
Representatives who are concerned about the desires of the majority of residents in the Val Verda area We hope our representatives will listen to our concerns and not to those who's places of residency are not affected.
We've lived in Bountiful for 12 years and love the Val Verda area. We love seeing deer walk right down our street and in our yard (even if they munch on our garden occasionally). We love passing the animal pasture coming up Val Verda and seeing the horses, Llama, chickens, ducks, goats, sheep, etc. It has the feeling of living in a

rural area, but has the convenience of having shopping close by. If high density development continues we will most likely move to a more rural area once our children have left home.
I have no other questions, comments or concerns.
Let's keep the elderly here, they have worked for this land, they deserve our respect. Let's get some retirement villages here, like they have in Kaysville. We want them to stay, we learn so much from our experienced elderly that can enjoy their own community for years still to come. The yards are kept up without having to fall down stairs, and having to shovel snow, or felt forgotten. So many of our friends want to stay in the area.
Love it here!
.
.
I enjoy the open space of the fields and that we don't live on top of each other. I know it is a desired area to build in but it will lose it's pleasant appeal if we over build.
keep val verda and surrounding areas closed to any single family homes. Limiting the height and the small lots.
Safety for my children -sidewalks
Removing large open spaces and replacing it with way over priced homes. I personally love watching the deer that call Val Verda home as well. Love the farm animals that are still in this area.
I feel that Brighton Homes have entered our area and is trying to go behind our backs and convince people to sell. All they care about is putting the most amount of homes in small areas to make the most money. We just built our new home in this area because we couldn't find a lot like the one we owned. Please help us keep the beautiful farm and large lots here.
Don't want small lot sizes
Loss of history of a productive agriculture area
that could be forever lost.
Trees
The city does not care what the people want. All they see is dollar signs.
N/A
Please don't turn Val Verda into an over built jammed in homes on small lots, and please don't allow multi-family dwellings. Leave us open space
I purchased property in Val Verda 30 years ago precisely because of the beautiful large lots with large animals and food gardens. Please protect this special area from Developers. I purchased when it was an unincorporated area and protected from high density developers. I was in favor of becoming incorporated into Bountiful but have

been very disappointed in Bountiful's failure to protect this unique area and to protect the investment we all made in this area.
Would like to see the results of this survey published. Also better walking paths on Davis Blvd and in other community parks and areas.
Traffic, and overbuilding with roads through neighborhoods.
Farm animals should not be allowed on a lot size less than 2 acres. Stop allowing dense housing in this area.
na
allow tear down and rebuild with large lots
let's fix the sign. let's add retail. no more apartments. better snow removal on 3100 south in winter.
This is a lousy way to rate and is unacceptable
Don't let the developers ruin the area.
Val Verda is a great place to live.
How do you keep the ballot box so that it doesn't become "stuffed" by one group?
As a old resident that has learned to live and plant my yard to co exist with the deer. I am very upset about the killing and culling that has been taking place. The new wealthy residents should not dictate this.They need to LEARN to Co=Exist.
I am concerned about the development going in my upper neighborhood. That adds to traffic, crowding, and visibility at that intersection.
make a plan and don't alter the plan based on a builders desires. don't let people get greedy.
We've lived here 40 years please leave it as it is because it was county + country
We need aggressive planning for the Val Verda area. Otherwise developers will take over and and we will have wall to wall density and major traffic issues.
Animal rights
Keep Utah green open and capable of growing its own food!
Widen 3100 but leave the large lots
Is there a way to lease the acres in the rear for farming rather than divide them into little tiny plots around cookie cutter homes?
I am not concerned about property values because they will continue to go up no matter what. I am concerned that Bountiful will allow higher density, taller houses (mini mansions with no connect to nature, ag, or the out doors).
Do not add to the concrete glut of the Wasatch Front. Please leave space where people can grow food or have a sense of spaciousness without building clutter.
I am a concerned citizen against mass development and speaking out in support of Jo Lynn Wilson, a landowner in the Val Verde area.
Keep the beautiful soil available to feed ourselves, our children and future generations. If we pave it all over, we will find that we cannot eat money. Take the

<p>survey at Envision Utah's website to see the options and the consequences for 2050 when our population is slated to double.</p>
<p>I love the area and hope to see it improved, not developed.</p>
<p>Please save one last vestige of large lots, agricultural, animals and gardens from the tentacles of big development--which means more hard top, more bricks and mortar, and more traffic. The probability of more taxes to the city are clearly intriguing to a city commission. That is why it is imperative that the members think beyond the extra monies to the city coffers and take the efforts to preserve a gift of untouched nature that still exists in your community.</p>
<p>-</p>
<p>As stresses to resources worldwide mount - water (think California), land, climatic challenges, increasing cost of petroleum as it becomes scarcer - we need to think about providing for ourselves from local resources to the greatest degree possible. Val Verda has huge potential to address the nutritional needs of coming generations, but not if it is paved over and built up with dense housing.</p>
<p>It would be great to have a community park or other gathering area for neighbors that encourages community interaction and retains the green open space.</p>
<p>Please keep in mind that many people moved to Val Verda, years ago. When Bountiful annexed the area they threw those people wanting to live in an agricultural area under the bus. Council members saw Val Verda as a place to develop, not preserve. If you want to know Bountiful's future simply look at West Valley City. Is that what you want? It's not easy to stop urbanization and the accompanying rise in crime and drugs and gangs if you don't start by having a vision that includes limited, and very calculated growth. It's too late for some of Bountiful but hopefully it's not too late for Val Verda.</p>
<p>None at this time.</p>
<p>Concerned that large chunks of property will be sold to build condos and apartment buildings.</p>
<p>I support the new developments proposed for the area since they will bring necessary infrastructure improvements (sidewalks and road repairs) and will be welcome new updated housing units to the area. Many existing units show little pride of ownership and are an impediment to property values.</p>
<p>Please keep farms they are important to our community.</p>
<p>Please 1-4</p>
<p>Take care of the top five and everything else will fall in line. Stop approving abominations like what happened at North Canyon and Davis, or for that matter Lewis Park. I swear if you lived in either of those developments you would be able to open your window and know what every neighbor is having or had for dinner. Your kids would not have room to play ball in their own yard. Give people room to breathe. If</p>

you (the city) continue to cram as many tax producing dwellings onto the smallest square footage possible, then you will create more problems and more of a money drain than any amount of houses will ever be able to solve. Remember once we lose open space, we will never get it back, it is a very precious commodity and should be treated as such. Please start to use some vision and community planning, and stop jumping in bed with every developer that has a "great idea". Hold developers accountable for things like road work and containing runoff. Stop giving them a pass so we have to deal with roads that feel like they were paved by cartoon characters - watch Disney's CARS and then go drive any road recently torn up and repaired by a development - "I'm the first one to drive on the new road". We all know that eventually the city must fix these things spending our money to make it right, why not make the developer do it right in the first place. Why are you allowing developers to get away with substandard work? Sorry for the rant now back to the survey. Please stop cramming houses into every possible space. Only approve plans that have enough room for people to chill and enjoy their families. You will only make things worse if you keep going the way you are. You want to see crime and lack of human decency; keep cramming people together without proper infrastructure and things will get ugly. As I said before we are not Sandy, more importantly we DON'T want to be Sandy! Please let us keep our neighborhood the way we like it. I love living in Bountiful, I loved growing up here. It is my home has always been place I was happy to return to after being away. But it is fast becoming a crowded rude place that resembles the town I grew up in less and less. The one exception to that growth has been my Neighborhood, Val Verda, and I love it. Please don't allow greed to destroy our home. Thank you. Eric Bell

The excessive speed on 3100 south, very few abide by the 30 mph limit posted.

Over building for the area.

Lack of maintenance of the older homes in the area.

The Val Verda Arch needs repair, I have contacted the City and no one seems to know who is responsible for maintenance and repair. I get different answers from different sources. I would like to know who I could talk to so that something could be done about it.

I like the farms, stop building huge houses on such small lots!!! We need yards, and more parks so we don't have to travel to other cities. Like a water feature would be nice.

.

The most important criteria for Val Verda and all communities should be their sustainability, protecting the natural resources, water, air and soil. Dense building

with resource wasting materials are not sustainable nor do they comply with the intent and present ambiance of Val Verda. The destruction of trees and other open space aspects is not sustainable. Non-food animals such as horses are not a valuable agricultural aspect. To me, the most important sustainable agricultural aspect is provision of food.
Like the small rural feeling.
Bountiful City doesn't seem to be keeping up the old UP&L power lines. They are in bad shape in our neighborhood.
We could benefit in learning more about the uniqueness of this area. We also love the country feel in the city; we love the space between homes. Grateful that there is land to grow plants and trees and still have space.
That eventually newer people in more transient type housing will diminish the sense of community
PLEASE PLEASE PLEASE continue to involve community members in decisions made about Val Verda. This area was originally designed as an oasis of agriculture, open space, and greenery in Davis County. Please allow us to continue to help the city evolve this vision!
.wow none of these seem very problematic for living in valvera
I think I stated it earlier
None not already given.
NONE
There is a house on the corner of 200 E and 3000 S that has enormous pine trees. Since 3000 S goes through now, those trees make it dangerous to drive around that corner.
that they trying over populate the area leave it the way it was meant to be
A concern are so many large homes being built on very small lots. Space is being crammed with homes. We are also one of those who had mail taken from our mailbox. We do not put mail in our mailbox anymore. I
With more development we might need traffic light at 200 W. 3100 S.
I've had my say.
Depends on how far you consider "the Val Verda" area to be. I am anxious to see new business come and fill the vacant buildings like KMart, ShopKo, and the strip mall by the freeway entrance in NSL. It would be great to have more restaurant and shopping options close by.
None.
protection of personal property rights
I'm concerned that many decisions have already been made behind the backs of the community and that many more changes will occur regardless of what the majority of

residents believe to be important.
Let's see there's no parks on or near 3100 within reason, maybe the city should honor the namesake of Peay's park and build a park on that lot rather than 5 over sized homes on less than .5 acre lots. My comment is really simple how about less with the use car lots and cramped micro-lot McMansion's and more open yards and better business's. I've lived in Bountiful City and on 3100 South/ Val Verda for 34 years going on to 35 maybe, after all that's said and done I don't trust the city council or planner. Feel free to call me, I can be reached at 801-916-7339
We do not want high density housing. Building lots under .3 acres.
I appreciate land-owner rights to sell, but hopefully they can sell intact large lots to maintain the openness and feeling of this area. Those of us who have purchased homes here have land-owner rights as well which will be violated if homes are crowded into our beautiful area.
The lack of care for large properties; including becoming a home for rats, mice and other animals that cause damage to neighborhood.
none
Speed on 3100 S which seems to be getting worse during no peak times. I have seen people hitting 50 miles by the time they reach 400 W.
I have no other comments.
What original architecture and remaining neighborhood is worth preserving. It is my thought that developers and/or those don't really care about preservation. Perhaps if development is inevitable zoning restrictions on the type of architecture and density allowed.
none
It's fun to live in the Val Verda area. As existing streets are easy to negotiate. Access to shopping, freeway and in & out of town is great. I hope the City does not plan to build anything like the Ghetto-like 4 story apt blocks like the one West of the Ford Dealership off 500 west....Val Verda is a quiet area- like a cemetery-Needs to have more kids and families enjoying the out of doors. Yes, Yes 10 pm to 7 am is a good time to sleep..If there is anything we can do to cheerfully help the City with Let us know. It's been some time since serving on a planning Commission and working as a consultant to Seattle City Parks & Rec/Mayor & Council : "Burke Gilman Trail System "while a student in LA & Planning at the University of Washington. Well done survey, thank you.
Please keep up our roads - generally your doing a good job.
It important that property owners take care of their land for everyone and also keep their owner rights
Poor quality of drinking water. Poor street lighting.
The flow of traffic bringing many people from Above Davis Blvd to residential streets

below Davis Blvd and the speed with which some people drive on the residential streets can be a problem.
N/a
No other comments
there always seems to be a lot of cars parked on the street on 3200 south. Kids also play in the yards of the houses that line that street and visibility is very poor with so many cars parked there. I am worried about the children running out into the road and getting hit by a car, particularly because the hill is steep and cars drive fast down that hill.
I also think that the "car lot" at the corner of 200 west and 3100 south makes the area appear unappealing because many of the cars seem to be in bad condition. Having that cleaned up would be a big value add.
Being over built, to much traffic,not enough water
I understand that the lot across from me is going to be developed and would hope that the least amount of homes will be allowed and that if they connect to 3100 S. then they need to face the street like the rest of the homes.
Also, I think it would be very very helpful to place speed bumps or Stop signs on 3100 S. in order to slow traffic. It is not uncommon for cars to travel 40-50mph on this street.
NONE
No police enforcement on streets such as Davis Blvd has a speed limit of 25mph most vehicles are well above that limit.
Our electricity has failed a couple times without a storm.
DEER POPULUATION: This past year we saw deer all the time on our property and going back and forth across various streets. This has improved a lot after relocating a lot of them. However, the deer population needs to continue to be monitored and maintained.
The survey monkey seems to have a bug. It won't allow me to input actual responses, but keeps regenerating the 1 -12 responses.
The area is starting to turn over in residents. Val verda should be an area that young families can buy a home and plant roots.
I would like to see larger lot sizes if open property is developed
I would not like to see this turned into a high density area. It brings all of the problems listed above with it. I would also like to see some existing areas cleaned up and things such as old cars sitting on lots restricted.
Green space between 3100 S and the end of Davis Blvd - more is needed
Let's encourage farms and green space.

I'm concerned with the lack of open space. The developers seem to be building homes that don't match the area and are packed tightly together.

I like having community input

none

Val Verda Public Open House

June 11th 2015

Boulton Elementary School
5:30 - 7:30 PM

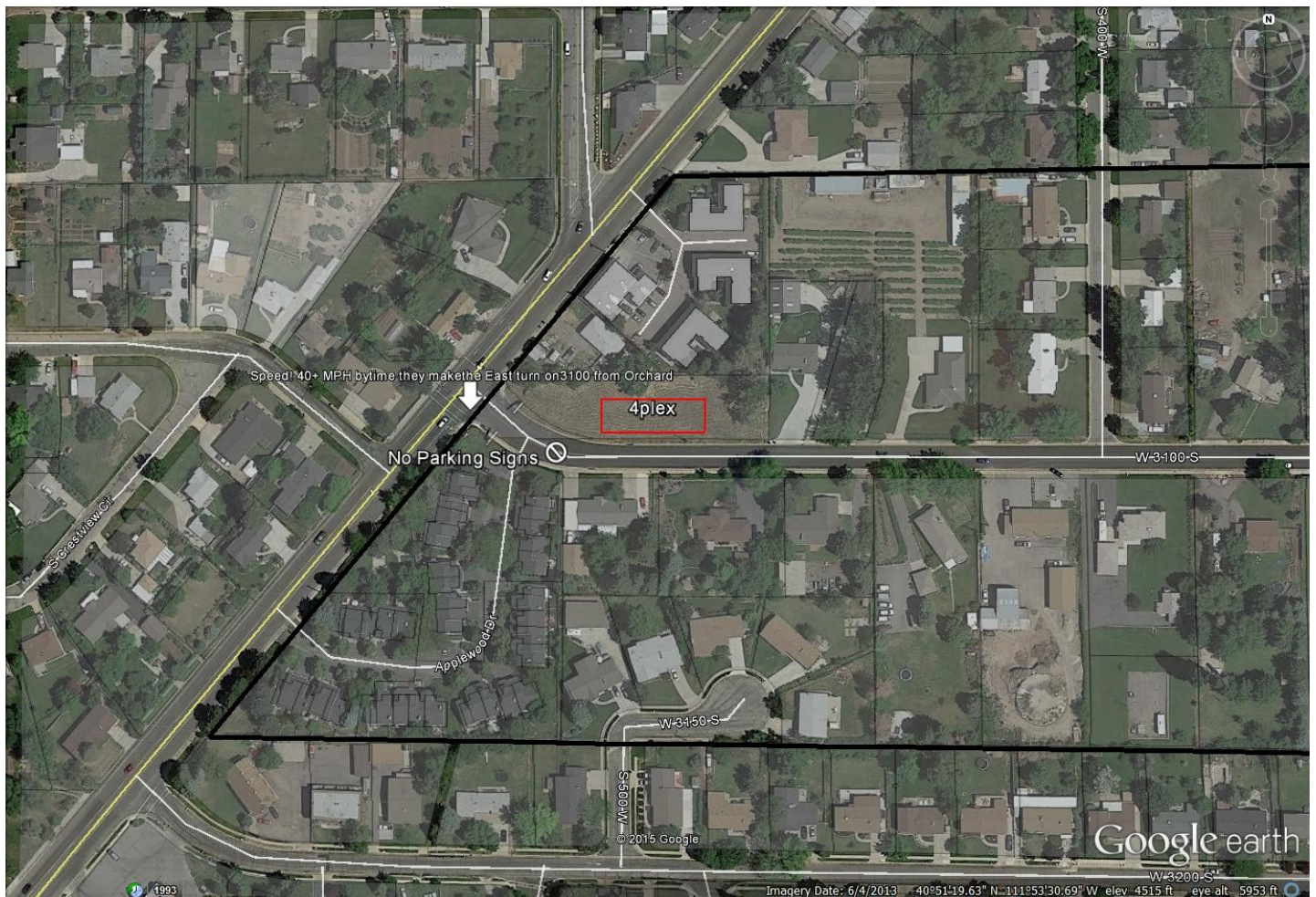




Val Verda Boulton Open House

June 11th 2015
5:30 - 7:30 PM

Mapping Comments: 3100 South & Orchard Dr

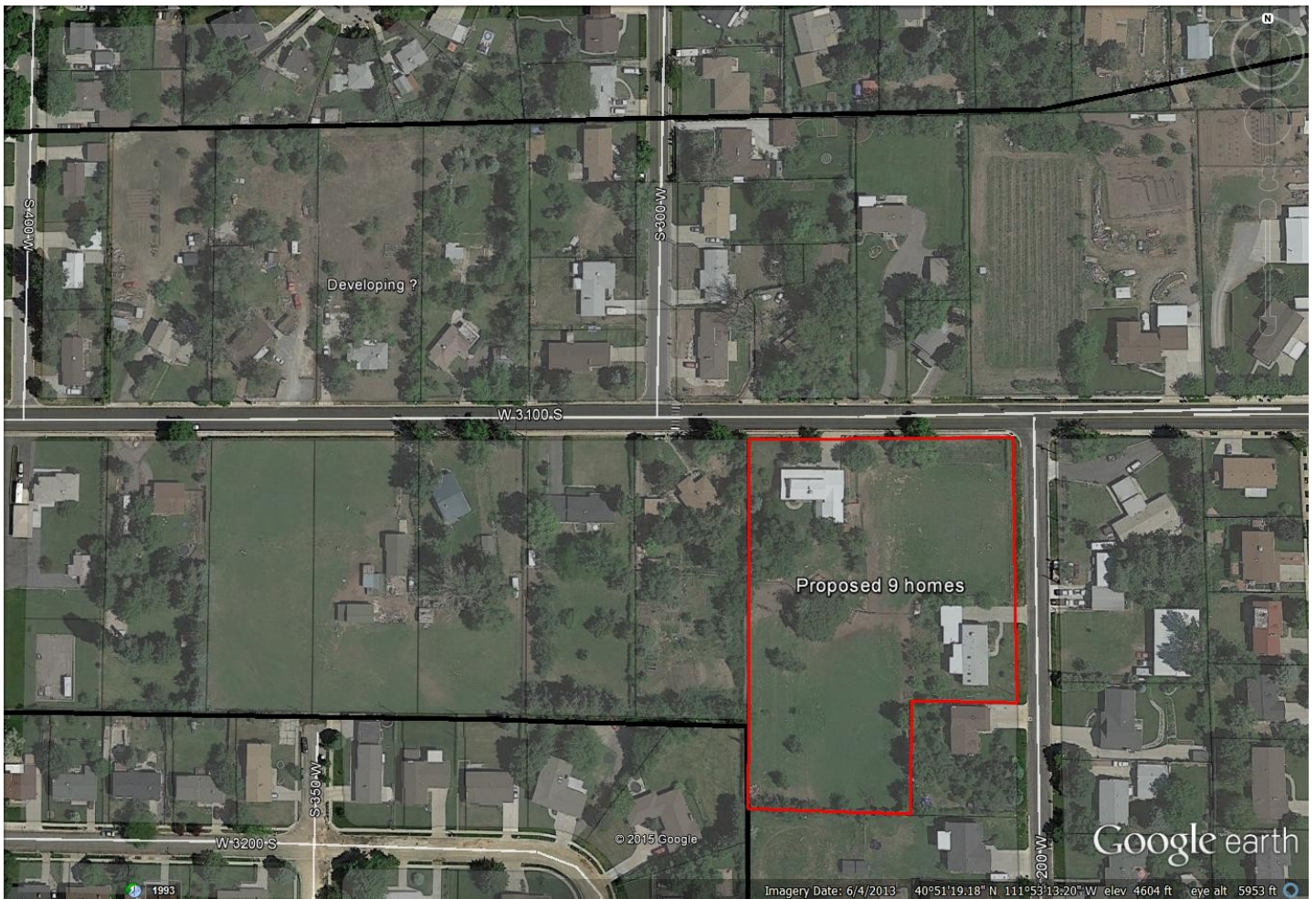




Val Verda Boulton Open House

June 11th 2015
5:30 - 7:30 PM

Mapping Comments: 3100 South & 200 West





Val Verda Boulton Open House

June 11th 2015
5:30 - 7:30 PM

Mapping Comments: 3100 South & Davis Blvd.





Val Verda Boulton Open House

**June 11th 2015
5:30 - 7:30 PM**

Staff set up 4 stations inside the gym of Boulton Elementary School. After signing in the first station, which the department had dubbed the “**Discover**” station where visitors were asked to write what they love about the neighborhood. Here there were also copies of the survey in paper form for those who didn’t have a chance to take it online.

The second station was dubbed “**Dream.**” Here staff provided visitors with a jumbo map of the Val Verda area, markers, pens, and sticky notes, and we asked Participants to show us their vision for the area using the provided materials and large note pads to write comments down on as well.

The third station was the “**Design and Deliver**” station. Here we projected Google Earth onto a screen answered questions about past developments and took comments on how the community would like to implement the changes they desired.

The fourth section had a replaying slide show that in under 5 minutes gave a summary of the results of the surveys received prior to the Open House.

Over the course of the 2 hours approximately 50 people stopped in to speak with staff and leave comments, with many arriving right at 5:30 and remaining at the meeting until it was closed at 7:30. The following pages contain the responses that were written on the note pads that were distributed throughout the room.



Val Verda Boulton Open House

June 11th 2015
5:30 - 7:30 PM

“Take Utilities Off Poles, put them underground”

“Create R-2 Zoning” (Half Acre Zones)

“Open Davis Boulevard thru to North Salt Lake to take traffic off our Rd”

“Drainage problems @ 3300 S & Orchard”

“Lot sizes should be similar to larger lots”

“3rd of an acre minimum”

“Traffic and speed”

“Val Verda is perfect right now and will be destroyed by doing away with large lots and subdividing—essentially turning Val Verda into the same as every other neighborhood in Bountiful. We are a close community where everyone gets along”

“3rd to .4 Acre lots more open feel should, size of house proportional to size of lot (sic)”

“Voluntary zone change to R-1”

“Allow folks to change back to previous”

“Traffic Volume –Speed”

“Connection of Davis Boulevard”

“Possible Roundabout at Davis and 3100 South”

“Sewer depth on North Side of 3100 South”



Val Verda Boulton Open House

**June 11th 2015
5:30 - 7:30 PM**

“Half acre minimum lots”

“Sidewalk on South side- no sidewalk on North”

“Do not allow flag lots - No more “Back Yard Homes”

“Speed Bumps on 3100 S”

“Roundabout at Davis & 3100 South or change the stop signs to East/
West this will help eliminate traffic on 200 West”

“Speed is a huge issue at bottom of 3100. All travelers from East
Neighborhoods accelerate as they come down to Orchard, as well as
soon as they turn onto 3100! As all the new homes come - More cars
on this street”

“Rezone all Val-Verda to R-1”

“Open Space”

“Community”

“Neighborhood is family like everyone accepted
Make space for parks – place for community gathering”

“Val Verda should be re-zoned as R-1 immediately!”

“Do not rezone for “flag lots””

“No flag lots!!!”

“No apts or condo’s”

“We Need a Park in Val Verda”



Val Verda Boulton Open House

June 11th 2015
5:30 - 7:30 PM

“Assure adequate space for guest parking. The bottom of 3100 So (by Orchard) is a perfect example of no space for guests in Applewood!”

“Big lots, less traffic, keep mature trees, how about a park?”

“Street lighting – at intersections in particular”

“Overhead power”

“4th East – 3100 South Indian Springs. Intersection concerns”

“Develop Half Acre Zone”

“3300/Davis – Stop sign on 33rd as well as Davis”

“Purchase Schulties property for park”

“Increase notice boundary for subdivision requests”

“Frontage width – How we measure and minimums”

“Rebuilding new lots. New homes on existing lots”

“Make rules and stick to rules”

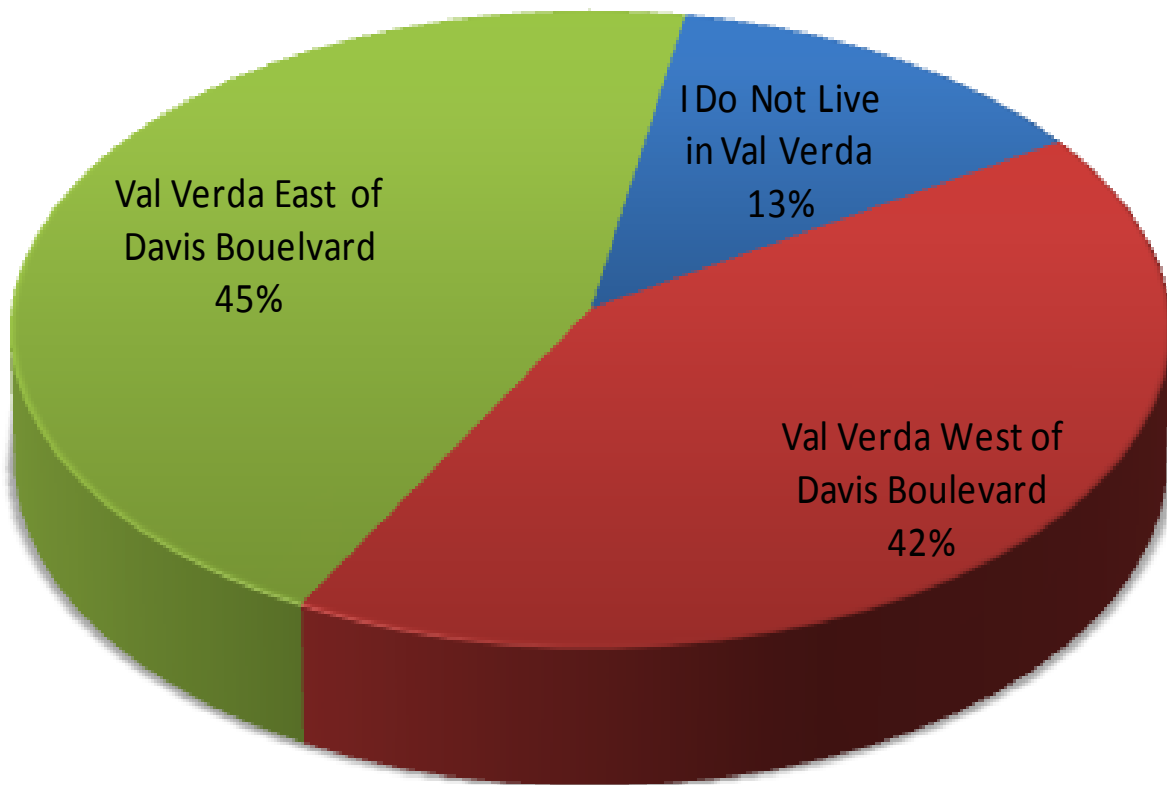
“Community gardens (after deer problem solved)”



Val Verda Visioning Survey

April 20 — June 8
June 11 Open House

Which Part of Val Verda do you live in?





Val Verda Visioning Survey

April 20 — June 8
June 11 Open House

Question 2: What do you like best about Living in Val Verda?





Val Verda Visioning Survey

April 20 — June 8
June 11 Open House

Question 3: What is your vision for Val Verda?





Val Verda Visioning Survey

April 20 — June 8
June 11 Open House

Question 4: What concerns do you have about Val Verda?

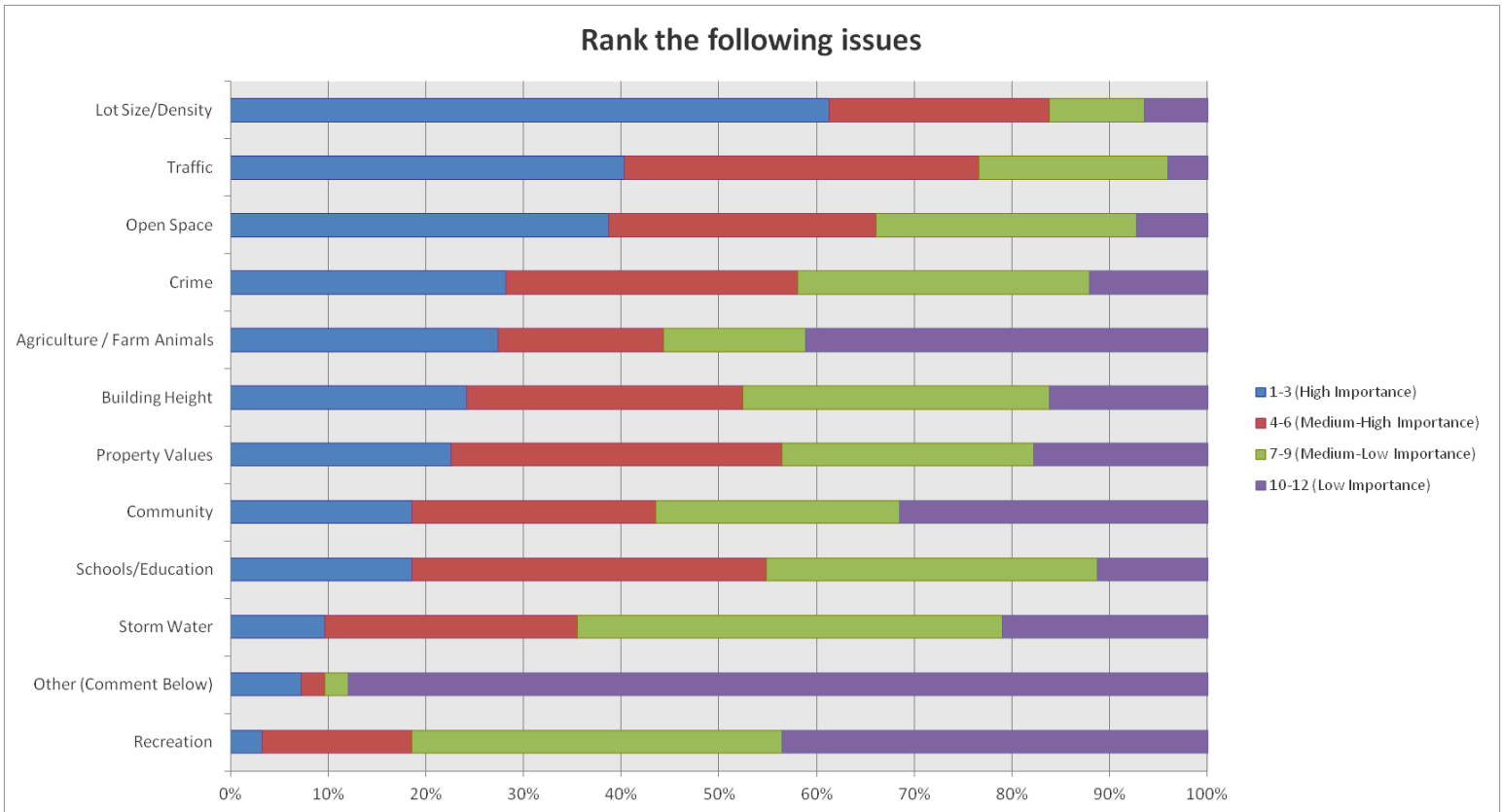




Val Verda Visioning Survey

April 20 — June 8
June 11 Open House

Question 5:





Val Verda Visioning Survey

April 20 — June 8
June 11 Open House

Question 6: Please List Any Additional Comments, Questions, or Concerns That You Have about the Val Verda Area:



City Council Staff Report



Subject: 0.25% Transportation Tax Resolution
Author: Russell Mahan
Department: City Attorney
Date: 23 June 2015

Background

There has been a chronic challenge for cities in funding local street maintenance and improvements. To permanently remedy this problem the 2015 Utah Legislature passed House Bill 362 to allow County Commissions to place a new 0.25% transportation sales tax proposal on the November election ballot. If approved, 0.10% of the tax would go to cities for transportation needs.

Analysis

Resolution 2015-08 encourages the Davis County Commission to put the 0.25% transportation sales tax proposal on the ballot for this November, and encourages the people of Bountiful to consider it.

Mayor Lewis reports that the Council of Governments has recommended acting on this proposal this year, and that the various cities are adopting similar resolutions to encourage the counties to act now for the November 2015 ballot.

Department Review

This Staff Report was prepared by the City Attorney.

Recommendation

It is recommended by Mayor Lewis that the City Council adopt Resolution 2015-08 encouraging the Davis County Commission to submit the issue to the voters.

Significant Impacts

New funding for street maintenance and improvements would have a significant impact every year.

Attachments

Resolution 2015-08.



BOUNTIFUL

City of Beautiful Homes and Gardens

MAYOR
Randy C. Lewis
CITY COUNCIL
Kendalyn Harris
Richard Higginson
Beth Holbrook
John Marc Knight
John S. Pitt

CITY MANAGER
Gary R. Hill

BOUNTIFUL CITY RESOLUTION No. 2015-08

A RESOLUTION ENCOURAGING THE DAVIS COUNTY COMMISSION TO SUBMIT TO THE VOTERS IN THE NOVEMBER 2015 ELECTION THE PROPOSAL TO AUTHORIZE A 0.25% LOCAL OPTION GENERAL SALES TAX DEDICATED TO TRANSPORTATION, AND ENCOURAGING VOTERS TO CAREFULLY CONSIDER THE PROPOSAL.

WHEREAS, a safe and efficient transportation system creates the foundation for economic growth, improved air quality and public health, and enhanced quality of life; and

WHEREAS, the creation and maintenance of transportation infrastructure is a core responsibility of local government; and

WHEREAS, Utah's population is expected to grow by 2 million residents by 2040; and

WHEREAS, Bountiful's residents demand new comprehensive transportation options such as bike lanes, multi-use paths, off-road trails, and transit, in addition to traditional roads; and

WHEREAS, due to shortfalls in transportation revenue, Bountiful City is using significant allocations from the general fund to supplement Class B&C Fund revenue to try to meet local transportation needs; and

WHEREAS, research from the Utah Department of Transportation indicates that road rehabilitation costs six times as much as road maintenance, and road reconstruction costs ten times as much as road maintenance, and

WHEREAS, investing in transportation results in economic development for Bountiful City and Davis County and accessible good-paying jobs for our residents; and

WHEREAS, improving comprehensive transportation in Bountiful City and Davis County will reduce private vehicle usage which will in turn lead to improved air quality; and

WHEREAS, investing in safe and connected trails, bike lanes, sidewalks, and multi-use paths will encourage our residents to be more active, enable them to spend more time with their families via active transportation, and result in improved personal and community health; and

WHEREAS, Utah has created a Unified Transportation Plan to address these comprehensive transportation and quality of life issues; and

WHEREAS, the 2015 Utah Legislature recognized the local transportation needs and enacted HB 362 which authorizes counties to impose, and voters to approve a 0.25% local option general sales tax dedicated to local transportation; and

WHEREAS, Bountiful City will, upon county imposition and voter approval, receive 0.10% of the 0.25% sales tax to invest in critical local transportation needs.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF BOUNTIFUL, UTAH, AS FOLLOWS:

Section 1. Encourage Submission of Proposal to the Voters of Davis County. The City Council urges the Davis County Commission to submit the 0.25% local option general sales tax dedicated to transportation to the voters of the county for the November 2015 election. The City Council also publicly supports the Davis County Commission in submitting to the voters the 0.25% local option general sales tax dedicated to transportation to the electorate of the county.

Section 2. Encourage Voters to Carefully Consider the 0.25% Local Option General Sales Tax. The City Council encourages voters to carefully consider the potential impact from the 0.25% general sales tax local option because it would help enable Bountiful City to invest in critical projects that residents expect, reducing the need for future property tax increases.

Section 3. Road and Street Needs in Salt Lake City. Bountiful City has significant traditional and alternative transportation needs that the municipal 0.10% portion would help address. The municipal portion of 0.10% would help enable the city to invest in critical projects that our residents expect.

Section 4. Distribution of this Resolution. A copy of this resolution shall be sent to the Davis County Commission, the Utah League of Cities & Towns, the Utah Association of Counties, the Speaker of the Utah House of Representatives, the President of the Utah State Senate, State Representatives and Senators who represent the City, and the Governor of Utah.

Section 8. Effective date. This Resolution shall become effective upon passage

ADOPTED BY THE BOUNTIFUL CITY COUNCIL THIS 23RD DAY OF JUNE, 2015.

RANDY C. LEWIS, MAYOR

ATTEST:

SHAWNA ANDRUS, CITY RECORDER

City Council Staff Report

Subject: South Davis Fire District Creation
Author: Gary Hill
Department: Administration
Date: June 23, 2015



Background

The South Davis Metro Fire Agency provides fire protection services for southern Davis County. It was created by interlocal agreement between Bountiful, North Salt Lake, Centerville, Woods Cross, Davis County, and West Bountiful in 2004.

South Davis Fire is funded by each City individually appropriating money. The governing board consists of the Mayors and a County Commissioner. The Agency has no taxing authority.

It has been proposed that an independent “Fire District” be set up, which would have its own taxing authority. It would be still be governed by representatives from the cities and County. This was most recently discussed with the Council in April 2013. The staff report that was provided to the Council at that time is attached. It outlines the reasons for the proposed district and several issues that will need to be addressed at this time as well.

Analysis

Of the issues raised in the April 2013 memo, two are of particular concern for Bountiful: lowering the City’s property tax rate by 90% to offset an increase by the Fire District, and participation in the development of the annual District budget.

The managers of the participating cities in conjunction with Fire Chief Jeff Bassett have come up with a way to address both issues. There were presented to the Agency Board last month in a memo written by Steve Thacker, City Manager of Centerville. That memo is also attached to this report.

The purpose of the work session on June 23 will be to discuss the proposal to create a District, consider the memo prepared by the City Managers, and determine if the Council is willing to pursue the formation of a district further.

Department Review

This report was written by the City Manager in consultation with the City Attorney

Significant Impacts

This will have multiple and significant impacts, these will be a part of the discussion.

Recommendation

Staff recommends the City Council review the issues outlined in the two attached memos and provide direction on continuing steps toward creation of a fire district.

Attachments

Staff Report to City Council of April 2013

Memo to South Davis Fire Board of May 2015

City Council Staff Report



Subject: Creation of an Independent Fire District
Authors: Gary Hill and Russell Mahan
Department: City Manager and City Attorney
Date: 23 April 2013

Background

Bountiful City has historically had its own fire department. In 2004 it was decided to join forces with the surrounding cities to create the South Davis Metro Fire Agency, which is what we now have. This was done by an Interlocal Cooperation Agreement, which created a separate but not an independent governmental entity. South Davis Fire is funded by each City individually appropriating money. The governing board consists of the Mayors and a County Commissioner. The Agency has no taxing authority.

It is now proposed that an independent "Fire District" be set up, which would have its own taxing authority. It would be still be governed by representatives from the cities and County. This implicates several issues, which are introduced in this memorandum.

Analysis

It needs to be said that when the Fire Agency was established there was a feeling that this was an intermediate step toward an ultimately independent District. In the 2004 Interlocal Agreement itself, which was adopted by the Bountiful City Council, it stated that "It is the desire of the participants...to create a new legal entity having taxing authority.... To that end, the participants are entering into this Interlocal Agreement in order to make interim preparations to create the legal entity...." That statement is not binding but indicates the feelings at the time. A copy of the resolution and the recitals of the Agreement are enclosed to give you information of what was going on at the time. Whether to create a District now should be decided upon current facts and judgment.

1. Two forces seem to be driving the suggestion to create an independent district. One is that some or all of the other cities would like to reduce the direct impact on their own city budgets by allowing the Agency to assess property taxes directly. It was originally thought that most of the money for each City would come from fire impact fees on new building

construction, but when the recession came this funding source collapsed and money had to come from the general fund.

The other driver behind creating a new District is that the Fire Agency itself feels that increased autonomy to raise revenues would ease the burden of having to justify its budget to five different cities each year. Some cities are chronically strapped for money and always oppose anything that would increase expenditures and therefore each City's assessment.

2. When the Agency was created it needed money to acquire land and build fire stations, so each member City was assessed a certain amount. Bountiful paid cash and the other cities went in on a bond (the 2006 Revenue Bond for \$4,205,000.) That bond is still outstanding and has 19 more years to go. The annual payments for the bond are not being met by the fire impact fees. Whatever is done, the other cities must pay this bond completely without help from Bountiful, and must hold Bountiful harmless from it. The other cities concede this point.

3. Bountiful originally made up about 44% of the Fire Agency (based on population), but that has since dropped to about 37%. It will continue to go down over time as the other cities grow much faster than Bountiful. Nevertheless, Bountiful is still the biggest component and must have a proportionate vote in any governing arrangement. The other cities also concede this necessity. Ultimately, however, North Salt Lake will likely be larger than Bountiful.

4. The creation of a Fire District will subject Bountiful residents to a taxing authority that is not fully within the control of Bountiful. The majority of the District governing board would be made up of representatives from the other cities, and would have the ability to increase property taxes without approval of the Bountiful City Council. All Truth in Taxation laws would be applicable. Bountiful residents are already subject to other taxing entities the citizens do not fully control, such as the County or the Mosquito Abatement District, but this is a point to understand about a new Fire District.

5. All of the cities except Bountiful impose fire impact fees on new construction. Bountiful could do so, but so far hasn't. The power to decide this would be transferred from Bountiful to the new Fire District.

6. In order to fund the new Fire District, the City would have to transfer some of its property tax rate to the District. State law requires that there be no initial tax increase to residents if a new district is formed. Bountiful would therefore need to reduce its tax rate by the same amount increased by the new District. This has been done in forming other fire and police districts in the state. Right now, Bountiful’s property tax rate is .001094 and its tax revenue is about \$2,096,000. The City pays \$1,900,000 to the Fire Agency for fire protection. Preliminary estimates indicate that the new District would need a tax rate of .000988. This would obligate the City to reduce its rate to .000106, which is a 90% reduction. We estimate the city would only collect \$203,000 in property tax at this new rate.

	Rate	City Revenue
Current	0.001094	\$2,096,000
(less estimated District rate)	0.000988	-
Impact	0.000106	\$203,086

To permanently fund the new District, Bountiful City would transfer 90% of its property tax authority to the District. Property taxes are not earmarked specifically for fire protection, but this is nonetheless required as the means of permanently funding the new district.

7. The creation of a new District would be done by the action of all of the City Councils and of the County Commission. It would not be subject to a vote of the people. According to the attorney the Fire Agency is consulting with, there currently is no legal vehicle available in State law to include a vote of the people to create this kind of District.

In order to have a new Fire District in place for 2014, it must be created and recorded with the Lieutenant Governor prior to December 31st of this year. This requires a series of steps starting now. A proposed time line to do this is attached.

The creation of the new District must be unanimous among all of the cities and the County. In other words, Bountiful has a veto power on it.

Department Review

This memorandum has been prepared by City Manager Gary Hill and City Attorney Russell Mahan.

Recommendation

This item is for discussion only and there is no recommendation at this time.

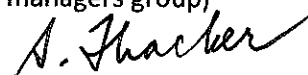
Significant Impacts

This will have multiple and significant impacts. These will be part of the discussion.

Attachments

Resolution adopting and first two pages of Interlocal Agreement.
Proposed time line for formation of a new Fire District.

To: South Davis Metro Fire Agency Board of Directors
From: Steve Thacker—Centerville City Manager (and current chair of city managers group)
Date: May 13, 2015
Subject: Issues Relating to Proposed Creation of Special District



Recently the city managers of the South Davis Metro Fire Agency member cities met to discuss the issues relating to the proposal to create a special district. We discussed ideas for making the special district concept more acceptable to elected and appointed city officials who are concerned about whether there would be adequate constraints on the taxing and spending decisions of a completely independent special district. The city managers are also concerned about how the conversion to a special district would impact the cities' own property tax levies in order to comply with Truth-in-Taxation requirements. Our discussion concluded with the managers group expressing support for three ideas that may help city officials become more comfortable with the concept of a special district: 1) limit the purpose for which a special district is created; 2) initially create the district with a very small property tax levy; and 3) strengthen the role of the city managers in the annual budget process.

I respectfully request the opportunity to address the Board at your May 18 meeting about these suggestions. These ideas have been discussed with Chief Bassett. He has asked a number of questions that merit discussion—particularly regarding the city managers' role in the budget process. If the Board is interested in pursuing these ideas further, I recommend his questions and other details be discussed in a follow up meeting of the city/county managers with Chief Bassett, with a report back to the Board and their subsequent discussion.

Limit the District's Purpose

As was discussed in an earlier work session of the mayors and city managers, the district could be created only for funding capital needs, including issuing bonds and paying debt service. This would leave the operational budget still subject to the current annual process that requires assessments from the member cities and County and, therefore, review by each city council. Capital needs would be primarily facilities related. The replacement of vehicles would still be funded with a combination of annual budget funds, savings at the close of budget years, and using the current General Fund balance of the SDMFA, which has been trending upward for years. This balance should be tapped as appropriate to supplement the annual budgeted amount for the Capital Reserve Fund and the transfer of budget savings at the close of each fiscal year. There may be an occasional exception that could be funded via the special district—such as the replacement of a ladder truck. But otherwise the use of the special district tax levy would be limited to construction/remodeling/repair of fire facilities.

Begin with Small Tax Levy

City managers are concerned about the impact on their respective city's tax levy upon creation of a special district. The intent of creating a special district for facility needs is to provide a new funding source for purposes not funded with current revenue sources. However, when the special district is first created and sets its initial tax levy, member cities will be required under Truth-in-Taxation to reduce their own tax levies to offset that new levy unless they go through the statutory process to avoid that

reduction. As an alternative, a district could be created initially with a very small tax levy that would require only a very small reduction in each city's own tax levy. Then in subsequent years the district could go through its own Truth-in-Taxation process to justify to the taxpayers the need to fund fire facilities—without impact on the cities' own tax levies. This ties the tax levy increase very directly and clearly with the need for fire facilities, and allows one governing body—the special district board—to go through this process instead of the governing bodies of all member entities to avoid impact on their own tax levies. If it would help city councils get more comfortable with the creation of a special district for capital needs, a maximum cap could be established on the tax rate.

City Managers' Role in Budget Process

In the past few years city managers have been involved informally in the fire agency's budget process, at the request of the Board. City managers have been asked to review the fire chief's proposed budget and provide comments to him before he submits it to the Board. Admittedly this has been a relatively cursory review. The city managers' role could be strengthened by requiring the fire chief to submit his "budget request"—for both operational and capital expenditures—to the city managers group for their collective in-depth review, with the chair of that group designated as the "budget officer" for the fire agency. This budget officer would in turn present the "proposed budget" to the Board of Directors of the fire agency. This process would be similar to the process currently followed in each city—i.e. the city manager is designated the budget officer and all departmental budgets are reviewed by the city manager before a "proposed budget" is submitted to the city council.

This concept is suggested as a way to engage the city managers more formally in the budget process, with the intent of providing confidence that the budget proposed to the Board has been thoroughly vetted by those who also have the responsibility of submitting to their respective city councils a budget that includes the fire agency's assessment.

Minutes of the
BOUNTIFUL CITY COUNCIL
June 9, 2015 – 7:05 p.m.

Present: Mayor: Randy Lewis
 Council Members: Kendalyn Harris, Richard Higginson, John Pitt
 City Manager: Gary Hill
 Assistant City Manager: Galen Rasmussen
 City Engineer: Paul Rowland
 City Planner: Chad Wilkinson
 Department Directors & Personnel:
 Brock Hill-Parks
 Jeff Bassett- Fire Chief
 Recording Secretary: Nikki Dandurand

Excused: Council Members: John Marc Knight
 Beth Holbrook
 City Attorney: Russell Mahan

Official Notice of the City Council Meeting was given by posting an Agenda at City Hall and on the Bountiful City Website and the Utah Public Notice Website, and by providing copies to the following newspapers of general circulation: Davis County Clipper and Standard Examiner.

No Work Session

Regular Meeting – 7:05 p.m.
City Council Chambers

Mayor Lewis called the meeting to order at 7:05 p.m. and welcomed those in attendance. Taylor Emmett, Troop 669, led the Pledge of Allegiance, Melanie Kilpack, resident of Bountiful, gave a thought/prayer.

APPROVAL OF MINUTES

Minutes of the May 26, 2015 City Council meeting were presented. Councilman Pitt made a motion to approve the minutes as presented, and Councilman Higginson seconded the motion. Voting was unanimous with Councilpersons Harris, Higginson, and Pitt voting “aye”.

COUNCIL REPORTS

Councilwoman Harris reported the Stomp on Main was fun, but cut short because of bad weather. Councilman Pitt reported the Farmer’s Market will begin this Thursday, June 11, 2015. Councilman Higginson mentioned that historical tours of Bountiful will begin the Saturday, following the 24th of July. Mayor Lewis mentioned the Food Truck League will be here every Friday night for the summer months.

1 **YOUTH COUNCIL REPORT**

2 None.

3
4 **CONSIDER APPROVAL OF WEEKLY EXPENDITURES > \$1,000 PAID May 21 & 28, 2015**

5 Mayor Lewis presented the weekly expenditure summaries paid on May 21, 2015 for
6 \$433,595.43 and May 28, 2015 for \$1,130,306.60.

7 Councilman Higginson moved to approve the expenditures as presented, and Councilwoman
8 Harris seconded the motion. Voting was unanimous with Councilpersons Harris, Higginson, and Pitt
9 voting “aye”.

10
11 **CONSIDER ADOPTION OF THE 2015 FIREWORKS ORDINANCE 2015-12 – MR. GARY**
12 **HILL**

13 Mr. Hill stated this ordinance is adopted annually for fireworks restrictions within City
14 boundaries. These recommendations are made on behalf of the Fire Chief, and can be amended as
15 needed by outside conditions, except the dates of restriction.

16 Councilman Pitt moved to approve Ordinance 2015-12, and Councilman Higginson seconded
17 the motion. Voting was unanimous with Councilpersons Harris, Higginson, and Pitt voting “aye”.

18
19 **CONSIDER FINAL SITE PLAN APPROVAL FOR SESSIONS SETTLEMENT, 167 WEST**
20 **100 SOUTH AND 156 & 166 WEST 200 SOUTH, SHARM SMOOT, APPLICANT – MR.**
21 **CHAD WILKINSON**

22 Mr. Wilkinson stated that on May 12, 2015, preliminary approval was granted for this
23 application, subject to the following conditions:

- 24
25 1. Complete any and all redline corrections, including modifications required for
26 grading on site.
27 2. In conjunction with the building permit, provide a final landscape plan in
28 accordance with the standards of Section 14-16-104 of the zoning ordinance.
29 3. Provide one additional parking space on the site.

30
31 Councilman Pitt moved to approve the final site plan for Sessions Settlement, and
32 Councilwoman Harris seconded the motion. Voting was unanimous with Councilpersons Harris,
33 Higginson, and Pitt voting “aye”.

34
35 **CONSIDER AFFIRMING THE PLANNING COMMISSION RECOMMENDATION OF**
36 **DENIAL OR SCHEDULING A PUBLIC HEARING TO CONSIDER A ZONE CHANGE**
37 **FROM RM-19 (MULTIPLE FAMILY RESIDENTIAL-19 UNITS PER ACRE) TO C-G**
38 **(GENERAL COMMERCIAL) FOR TWO PROPERTIES ADDRESSED 444 AND 480 S. 100**
39 **W., TOM STUART, APPLICANT – MR. CHAD WILKINSON**

40 Mr. Wilkinson stated that the applicant is requesting a zone change from RM-19 to C-G for
41 two property addresses. The Planning Commission reviewed this proposal on June 2, 2015. At
42 that meeting, the Commission recommended denial of the proposed amendment by a vote of 4-
43 1 (two Commission members were absent), and as a result the proposal comes to the Council
44 with a negative recommendation. The Council may choose to concur with the Planning
45 Commission on an unfavorable recommendation, or to hold a public hearing to consider the
46 proposed amendment. Concurrence with an unfavorable recommendation of the Planning

1 Commission constitutes denial of the application and no public hearing is held on the item. Mr.
2 Stuart commented that he has no preference on the rezone, and will follow the Council's
3 decision. Council members discussed possible options for either decision, to include
4 upgrading the current parcels/homes to sell or a national sandwich chain to buy the building.
5 Councilman Higginson did mention that in paragraph B of the original amendment that
6 rezoning is good for "...establishing and maintaining sound, stable and desirable development
7 within the City..."

8 Councilman Higginson made a motion to affirm the Planning Commission's vote to deny
9 the zone change; Councilman Pitt seconded the motion, with Councilmen Higginson and Pitt
10 voting "aye", Councilwoman Harris voting "nay." The vote on the motion was 2-1. No other
11 motion was made.

12
13 **CONSIDER APPROVAL OF A SINGLE EVENT ALCOHOL PERMIT FOR THE TOUR OF**
14 **UTAH/UTAH CYCLING PARTNERSHIP – MR. CHAD WILKINSON**

15 Mr. Wilkinson stated the Tour of Utah/Utah Cycling Partnership has requested a Single Event
16 Alcohol Permit for the event on Wednesday, August 5, 2015. Councilman Higginson asked how
17 many people will be in this location for the event. Mr. Gary Hill responded that up to 350 at any
18 given time, but there is limited access to the alcohol, through a VIP tent.

19 Councilman Pitt made a motion to approve the permit and Councilman Higginson seconded
20 the motion. Councilpersons Harris, Higginson, and Pitt voted "aye".

21
22 **CONSIDER APPROVAL OF A PRELIMINARY SITE PLAN FOR PHASE 2 OF MULTI**
23 **FAMILY MIXED USE DEVELOPMENT AT 35 WEST 100 SOUTH AND 195 SOUTH 100**
24 **WEST – MR. CHAD WILKINSON**

25 Mr. Wilkinson stated the applicant is requesting a preliminary site plan approval for Phase 2
26 of his development. The Planning Commission had several conditions to include:

- 27
28 1. Complete any and all redline corrections, including modifications required for storm
29 drainage on the site. Include the following:
30 a. Provide storm water inlets at the 100 West drive entrance
31 b. The storm detention will require the installation of four 36" pipes.
32 2. Prior to final approval, submit a final landscape plan meeting the requirements of
33 Chapter 16 of the Bountiful City Zoning Ordinance.
34 3. Revise the dumpster location to an area that is not adjacent to the existing single
35 family residential home.
36 4. Provide additional brick or similar materials in order to meet the requirement
37 limiting stucco and similar materials to 50 percent of the exterior of the buildings.
38 5. Show how each unit will be provided with private outdoor space.
39 6. Show all dimensions on the site plan including driveway widths in all locations,
40 setbacks to all structures including covered parking, etc.

41
42 Mr. Wilkinson stated there has been a lot of public comments and concern from the local
43 residents. Councilmembers Pitt and Harris agreed they don't want to take away from the
44 downtown atmosphere, but as Mr. Wilkinson explained, this use is allowed and they meet all
45 code requirements.

46 Councilman Pitt made a motion to approve the preliminary site plans subject to the conditions

1 stated, and Councilwoman Harris seconded the motion. Councilpersons Harris, Higginson, and Pitt
2 voted “aye”.

3
4 **CONSIDER APPROVAL OF THE TRAFFIC SAFETY COMMITTEE**
5 **RECOMMENDATION TO INSTALL TWO W 1-3 WARNING SIGNS WITH A 15 MPH**
6 **ADVISORY SPEED PLAQUE – MR. PAUL ROWLAND**

7 Mr. Rowland stated the residents have concerns about speeding on 900 South. There is not a
8 lot of traffic, but the road is curvy.

9 Councilwoman Harris made a motion to approve the installation of the signs and Councilman
10 Higginson seconded the motion. Councilpersons Harris, Higginson, and Pitt voted “aye”.

11
12 **CONSIDER APPROVAL OF THE PURCHASE OF A GREENS MOWER FOR THE GOLF**
13 **COURSE FROM TURF EQUIPMENT & IRRIGATION, INC. IN THE AMOUNT OF \$31,608**
14 **– MR. BROCK HILL**

15 Mr. Hill stated that the golf course has four mowers in use at this time. Two are specifically
16 used for operations/maintenance, two others need to be retired or used for other projects. Three bids
17 were submitted. Councilwoman Harris noted that the golf course is entirely funded from an
18 enterprise fund and no tax dollars are used to maintain it. Mr. Hill stated this is a budgeted item.

19 Councilman Higginson made a motion to approve the mower purchase, and Councilwoman
20 Harris seconded the motion. Councilpersons Harris, Higginson, and Pitt voted “aye”.

21
22 **CONSIDER APPROVAL OF RESOLUTION 2015-07 ADOPTING THE 2015 CERTIFIED**
23 **PROPERTY TAX RATE – MR. GALEN RASMUSSEN**

24 Mr. Rasmussen reviewed the budget process, City Council Policy Priorities and general points
25 of interest within the budget. Mr. Gary Hill noted that the state increase of the gas tax will take effect
26 January 2016. Mr. Rasmussen pointed out the current RAP tax will expire in March 2016, but
27 Council adopted a continuing RAP tax to be in effect, which will help fund new parks (i.e., the new
28 Mill Street Park), continued arts and cultural activities within the City. Tonight, City Council will
29 vote to adopt the tax rate, amended budget FOR Fiscal Year 2015-2015 and the budget for Fiscal
30 Year 2015-2016 along with the long-term capital plan of the City.

31 Councilman Pitt made a motion to approve Resolution 2015-07 approving a 2015 Certified
32 Property Tax Rate of 0.000957, and Councilman Higginson seconded the motion. Councilpersons
33 Harris, Higginson, and Pitt voted “aye”.

34
35 **CONSIDER APPROVAL OF ORDINANCE 2015-13 AMENDING THE 2015 FISCAL YEAR**
36 **BUDGET AND ADOPTING THE 2016 FISCAL YEAR BUDGET AND TEN-YEAR**
37 **CAPITAL PLAN (WHICH TRANSFERS FROM THE LIGHT & POWER FUND TO THE**
38 **GENERAL FUND IN THE AMOUNT OF \$2,380,000) AND RELATED MATTERS – MR.**
39 **GALEN RASMUSSEN**

40
41 **PUBLIC HEARING – CONSIDER APPROVAL OF ORDINANCE 2015-13, AMENDING**
42 **THE 2015 FISCAL YEAR BUDGET AND RELATED MATTERS**

43 **OPEN/CLOSED 8:33 P.M.** – There were no comments from the public.

44
45 Councilman Higginson made a motion to approve Ordinance 2015-13, and Councilwoman
46 Harris seconded the motion. Councilpersons Harris, Higginson, and Pitt voted “aye”.

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Councilman Higginson made a motion to adjourn the regular City Council meeting, and Councilwoman Harris seconded the motion. The regular meeting of City Council was adjourned at 8:33 p.m.

Mayor

City Recorder

PENDING

City Council Staff Report

Subject: Expenditures for invoices > \$1,000 paid June 4 & 11, 2015

Author: Tyson Beck, Finance Director

Department: Finance

Date: June 17, 2015



Background

This report is prepared following the weekly accounts payable run. It includes payments for all expense invoices equaling or exceeding \$1,000.00. Payments affecting only revenue or balance sheet accounts are not included. Such payments include those to acquire additions to inventories, the remittance of payroll withholdings and taxes, and performance bond refunds. Expenses for salaries and wages and utility deposit and credit balance refunds are not included.

Analysis

Unless otherwise noted and approved in advance, all expenditures are included in the current budget. Answers to questions or further research can be provided upon request.

Department Review

This report was prepared and reviewed by the Finance Department.

Recommendation

Council should review and approve the attached expenditures.

Significant Impacts

None

Attachments

Weekly report of expenses/expenditures for invoices equaling or exceeding \$1,000.00 paid June 4 & 11, 2015.

WEEKLY EXPENDITURE FOR INVOICES < \$1,000.00

PAID JUNE 4, 2015

<u>VENDOR</u>	<u>VENDOR NAME</u>	<u>DEPARTMENT</u>	<u>ACCOUNT</u>	<u>AMOUNT</u>	<u>CHECK NO</u>	<u>INVOICE</u>	<u>DESCRIPTION</u>
1142	AMERICOM TECHNOLOGY	Light & Power	53.448633 Street Light	\$ 19,200.00	183323	39310	1320' OF 2" CONDUIT MEDICAL DRIVE
4874	BUGNAPPERS (THE)	Cemetery	59.426000 Bldg & Grnd Suppl & Maint	3,250.00	183327	197929	SPRING LAWN APPLICATION
1596	CATE RENTAL & SALES	Streets	10.425000 Equip Supplies & Maint	1,230.65	183328	Z12485	NEW HOSE REEL FOR LAY DOWN MACHINE
1609	CENTERVILLE REDEVELOPMENT	RAP Tax	83.475300 Interlocal Payment-Centerville	42,954.27	183330	05292015	MONTHLY RAP TAX
2114	EVCO-HOUSE OF HOSE	Light & Power	53.448627 Echo Hyrdo	1,217.15	183348	SA080645	HYDRAULIC HOSE & FITTINGS
2446	HD SUPPLY POWER SOLUTIONS	Light & Power	53.448632 Distribution	1,964.55	183355	2872094-00	MINI WEDGES/BOLTS
2719	JMR CONSTRUCTION INC	Water	51.461300 Street Opening Expense	2,412.38	183364	05282015	CONCRETE REPAIRS
2719	JMR CONSTRUCTION INC	Streets	10.473400 Concrete Repairs	31,507.64	183364	05282015	CONCRETE REPAIRS
2727	JOHNSON, ALLEN R	Light & Power	53.423000 Travel & Training	1,618.47	183365	05212015	APPAE & OAJ TRAVEL
2799	KELLERSTRASS ENTERPRISE	Streets	10.425000 Equip Supplies & Maint	9,948.81	183366	238003B	ADDITIONAL PAYMENT ON INVOICE #238003
2987	M.C. GREEN & SONS INC	Streets	45.473300 New Constr - Class "C"	195,689.30	183372	3001	400 EAST RECONSTRUCTION
3165	MORGAN COUNTY TREASURY	Light & Power	53.448627 Echo Hyrdo	8,000.00	183378	06012015	2015 REVENUE SHARING
3271	NETWIZE	Information Systems	10.429200 Computer Software	9,673.14	183382	27341	VEEAM NETWORK BACKUP SOFTWARE
5659	PRECISION CONSTRUCTION	Redevelopment Agency	73.426100 Special Projects	46,720.90	183390	06012015	BDAC REMODEL CONTRACT-FINAL PAYMENT
4016	SPRINT	Police	10.425200 Communication Equip Maint	1,396.62	183408	456251837-058	ACCT #456251837
4025	STAKER & PARSON COMPANY	Streets	10.441200 Road Matl Patch/ Class C	1,243.00	183409	3780659	PATCHING
6390	THINK ARCHITECTURE	Light & Power	53.474780 CIP 08 Dist Sub SW Sub	4,800.00	183414	15-0605	SCHEMATIC SITE PLANS
4231	TONY DIVINO TOYOTA	Police	45.474500 Machinery & Equipment	20,473.19	183417	06032015	2015 CAMRY VIN #4T1BD1FK1FU63863
5000	U.S. BANK CORPORATE	Planning	10.423000 Travel & Training	1,032.56	183420	05112015CW	SURVEY,TRAVEL
5000	U.S. BANK CORPORATE	Information Systems	10.423000 Travel & Training	1,279.00	183420	05112015AW	TRAVEL, COMCAST, FUEL
5000	U.S. BANK CORPORATE	Police	10.423000 Travel & Training	1,408.72	183420	05112015TR	DISPATCH APPRECIATION, TRAVEL, MAGNETS, BATTERIES
5000	U.S. BANK CORPORATE	Legislative	10.423000 Travel & Training	1,525.44	183420	05112015GH	TRAVEL-ST GEORGE, LONGEVITY JASPERSON
5000	U.S. BANK CORPORATE	Police	10.445100 Public Safety Supplies	1,613.55	183420	05112015DE	DISP. MTG, MEMORY CARDS, GUN SUP, EAR MOLDS
5000	U.S. BANK CORPORATE	Legislative	10.461000 Miscellaneous Expense	2,034.00	183420	05112015GR	BUDGET DOCS, FAREWELL LUNCH-HEIDI
5000	U.S. BANK CORPORATE	Light & Power	53.423000 Travel & Training	2,094.84	183420	05112015AJ	TRAVEL-UAMPS, CAR WASH, ADVERTISEMENT, UAMPS MEMB
5000	U.S. BANK CORPORATE	Light & Power	53.423002 Travel Board Members	3,008.88	183420	05112015AJ	TRAVEL-UAMPS, CAR WASH, ADVERTISEMENT, UAMPS MEMB
4364	UTAH DEPT OF ENVIRONMENT	Light & Power	53.448616 Plant Storage Tank Fees	1,100.00	183423	41825	2016 PST + VST FEES
4582	WIGHT HOUSE RECEPTION	RDA Revolving Loans	72.461050 Loaned Monies	40,000.00	183432	05272015	RDA BUSINESS DEVELOPMENT LOAN
TOTAL:				<u>\$ 458,397.06</u>			

Expenditure Report for Invoices >\$1,000.00

Paid June 11, 2015

<u>VENDOR</u>	<u>VENDOR NAME</u>	<u>DEPARTMENT</u>	<u>ACCOUNT</u>	<u>AMOUNT</u>	<u>CHECK NO</u>	<u>INVOICE</u>	<u>DESCRIPTION</u>
1121	AMERICAN ENVIRONMENT	Light & Power	53.448613 Plant	\$ 11,700.00	183439	906	COMPLIANCE TESTING
1211	ASPHALT MATERIALS INC	Streets	10.441200 Road Matl Patch/ Class C	1,243.55	183442	53803	PATCHING
1212	ASPLUNDH TREE EXPERT	Light & Power	53.448632 Distribution	5,140.40	183443	63Z76615	TREE TRIMMING
1212	ASPLUNDH TREE EXPERT	Light & Power	53.448632 Distribution	5,140.40	183443	63Z76715	TREE TRIMMING
1212	ASPLUNDH TREE EXPERT	Light & Power	53.448632 Distribution	5,140.40	183443	64O18715	TREE TRIMMING
1212	ASPLUNDH TREE EXPERT	Light & Power	53.448632 Distribution	5,140.40	183443	64O18815	TREE TRIMMING
2055	ELECTRICAL CONSULTANT	Light & Power	53.474780 CIP 08 Dist Sub SW Sub	17,760.50	183458	61951	SW SUBSTATION DESIGN
5645	I4 SOLUTIONS, INC.	Information Systems	10.431000 Profess & Tech Services	6,500.00	183469	74964	WEBSITE & BRANDING CONTRACT
5549	JRCA ARCHITECTS,INC	Light & Power	53.472100 Buildings	48,026.55	183471	14041-05	SCHEMATIC DESIGN,DEVELOPMENT,CONSTRUCTION DOCS
2799	KELLERSTRASS ENT.	Streets	10.425000 Equip Supplies & Maint	22,806.77	183472	2986175	FUEL
2931	LES OLSON COMPANY	Planning	45.474500 Machinery & Equipment	8,952.63	183476	EQ002940	SHARP COLOR COPIER/TONER
3194	MOUNTAIN STATES LEASE	Light & Power	53.474600 Vehicles	26,980.00	183480	1291 MSL	#5064 SERVICE BODY
3225	MYERS POWER PRODUCTS	Light & Power	53.474800 CIP 10	162,668.59	183481	W-84658	30% SWITCHGEAR FOR SW SUBSTATION REBUILD
6010	NOBLE INDUSTRIAL SUPPLY	Storm Water	49.425000 Equip Supplies & Maint	1,512.32	183484	SI-109820	DEGREASER-LANDFILL,STREETS,STORM WATER
6010	NOBLE INDUSTRIAL SUPPLY	Landfill	57.425000 Equip Supplies & Maint	1,512.32	183484	SI-109820	DEGREASER-LANDFILL,STREETS,STORM WATER
6010	NOBLE INDUSTRIAL SUPPLY	Streets	10.425000 Equip Supplies & Maint	1,512.34	183484	SI-109820	DEGREASER-LANDFILL,STREETS,STORM WATER
3777	ROTATIONAL MOLDING	Sanitation	58.448010 Garbage Containers	4,050.00	183497	31317	GARBAGE CANS
3779	ROTO AIRE FILTER SALES	Light & Power	53.448614 Plant Equipment Repairs	1,080.00	183498	238405	TAURUS COMBUSTION AIR PADS
3779	ROTO AIRE FILTER SALES	Light & Power	53.448615 Plant Building Repairs	1,677.00	183498	238404	TAURUS BUILDING AIR HANDLER PADS
3791	RUSH TRUCK CENTER	Light & Power	53.448635 Vehicles	1,564.55	183499	97542354	#5061 BUMPER/FENDER REPAIR
4025	STAKER & PARSON COMPANY	Streets	45.473200 Road Materials - Overlay	4,004.00	183506	3777178	MORSLEY CIRCLE,WOODLAND DR
4025	STAKER & PARSON COMPANY	Streets	10.473200 Road Materials - Overlay	4,269.76	183506	3777178	MORSLEY CIRCLE,WOODLAND DR
4025	STAKER & PARSON COMPANY	Streets	45.473200 Road Materials - Overlay	4,366.56	183506	3778727	500 E,3350 S PATCHING
4025	STAKER & PARSON COMPANY	Streets	10.473200 Road Materials - Overlay	5,336.32	183506	3778727	500 E,3350 S PATCHING
4025	STAKER & PARSON COMPANY	Streets	45.473200 Road Materials - Overlay	17,900.52	183506	3779061	2900 S OVERLAY
4229	TOM RANDALL DIST. CO	Streets	10.425000 Equip Supplies & Maint	2,250.65	183511	230026	ENGINE OIL FOR FLEET
4363	UTAH DEPARTMENT OF HEALTH	Water	51.431000 Profess & Tech Services	3,073.00	183514	5L000001499	LAB FEES
4450	VERIZON WIRELESS	Police	10.428000 Telephone Expense	1,025.81	183519	9746122392	ACCT #771440923-00001
TOTAL:				\$ 382,335.34			

City Council Staff Report



**Subject: Easement Release Request at 1580 E Vineyard Dr
Curtis Child**
Author: Paul Rowland
Department: Engineering
Date: June 23, 2015

Background

Mr. Curtis Child has requested that the existing seven ft. wide easement running through the middle of the property at 1580 E Vineyard Drive be released. A previous combination of properties resulted in this easement now being located well away from the edge of the lot in an area that is planned for a building pad.

Analysis

When Phase 6 of the Granada Hills subdivision was approved and constructed in 1986, a small parcel of property was left between Lot 5 and the adjoining Lots 10 and 11 of Granada Hills Phase 4 Subdivision. At some point during the 29 years since this lot was subdivided, and unknown to the City, the vacant ground between the subdivision phases was divided and added to the three lots mentioned above. When that happened, the easements along the subdivision boundaries found themselves located somewhere in the middle of the buildable portion of the lots, particularly Lot 5.

Lots 10 and 11 were built on many years ago, but Lot 5 has remained vacant until recently, when the Childs purchased the lot with the intention of building a home. The surveyor preparing their site plan came across the easement and brought it to the Child's attention, at which point they requested a release. The Childs have agreed to grant a replacement easement along what is now the lot and subdivision boundary.

The requested release has been reviewed by all of the utility companies that signed the plat and all have agreed that the easement is not being used and can be released.

Department Review

This has been previewed by Engineering, and Power Departments, as well as all of the affected utility companies.

Significant Impacts

None

Recommendation

I recommend that the City Council approve this Easement Release and authorize the Mayor to sign the release document.

Attachments

Copy of the Release of Easement document signed by the affected utilities
Lovely color aerial photograph showing the location of the proposed release and new easement
Graphic of release with legal descriptions

RELEASE OF EASEMENT

BOUNTIFUL CITY, DAVIS COUNTY, STATE OF UTAH, a municipal corporation, does hereby release a utility easement over, and under and across the following described property:

A 7 ft. Wide Easement being entirely on the Left side of the following described property line.

Beginning at a point which is S72°38'53"E 7.00 ft. from the most Westerly Corner of Lot 5 of Granada Hills Subdivision Plat No. 6, in Bountiful City, Davis County, Utah and running thence along the boundary of said Lot 6 in the following two courses: (i) S72°38'53"E 51.83 ft., (ii) South 57.19 ft. to a point which is North 7.04 ft. along said boundary of Lot 6 from the most Southerly Corner of said Lot 6.

UTILITY COMPANY APPROVAL

Bountiful City Engineer	<u><i>Paul R. Daniel</i></u>	Date: <u>6-15-15</u>
Power Company	<u><i>R. Alan Jones</i></u>	Date: <u>5-22-15</u>
Bountiful Irrigation	<u><i>Wesley Eubank</i></u>	Date: <u>5-22-15</u>
Questar Gas	<u>ATTACHED PCR</u>	Date: <u>—</u>
Qwest	<u>ATTACHED PCR</u>	Date: <u>—</u>
Bountiful Water	<u><i>Maria Lopez</i></u>	Date: <u>5-22-15</u>
South Davis Sewer	<u><i>Dee L. Wayment</i></u>	Date: <u>5-22-15</u>
Comcast	<u><i>Paul Curtis</i></u>	Date: <u>5-27-15</u>

Dated this _____ day of _____, _____,

Mayor _____

Attest: _____

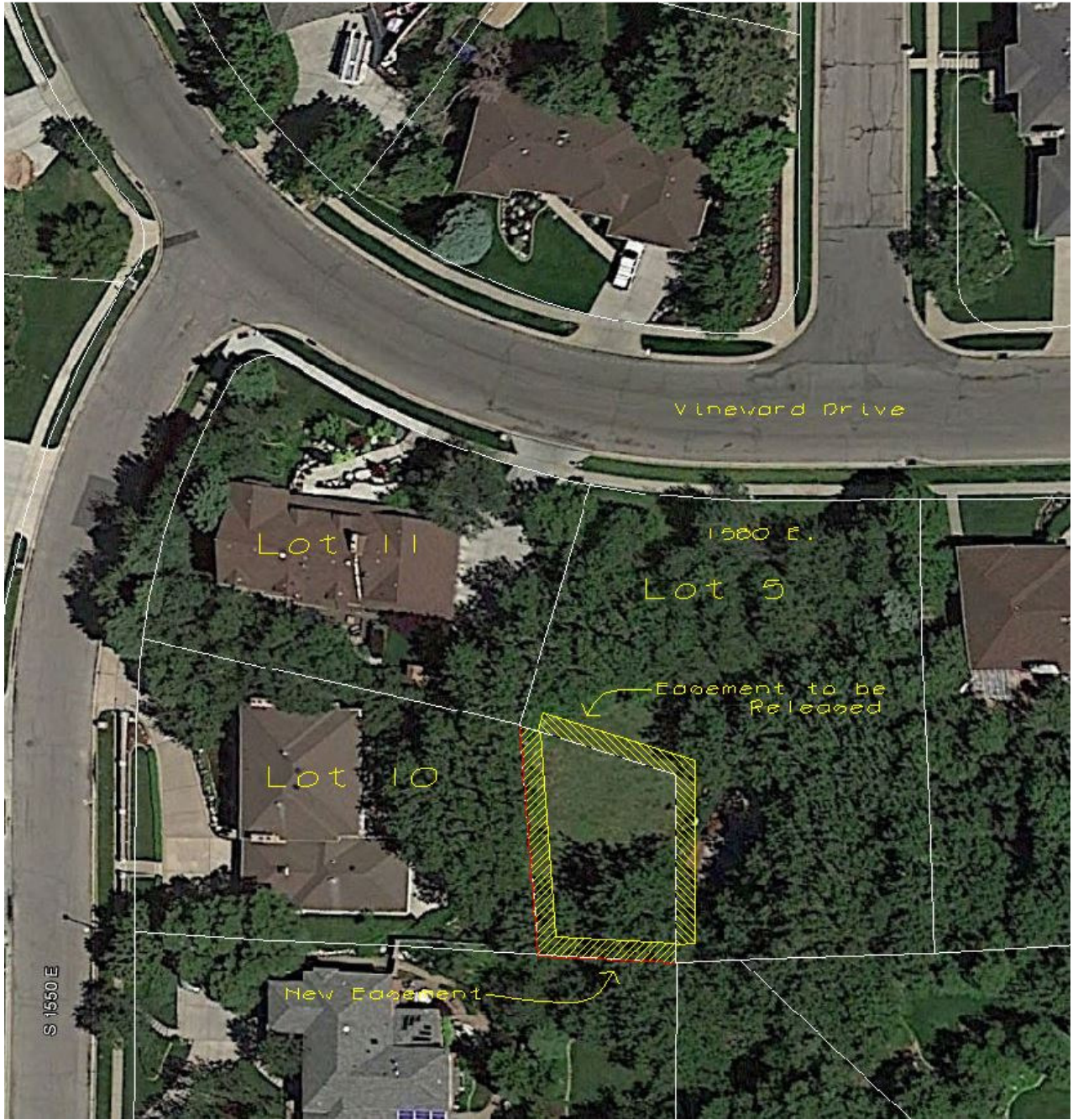
City Recorder

STATE OF UTAH)
)
 County of Davis)

On the _____ day of _____, _____ personally appeared before me, _____, Mayor and _____, City Recorder of Bountiful, who each being by me duly sworn did say that the above instrument was signed in behalf of Bountiful, Municipal Corporation, by authority of the City Council and they did each acknowledge to me that they executed the same.

 Notary Public Seal

Child Easement Release Request



Vineyard Drive

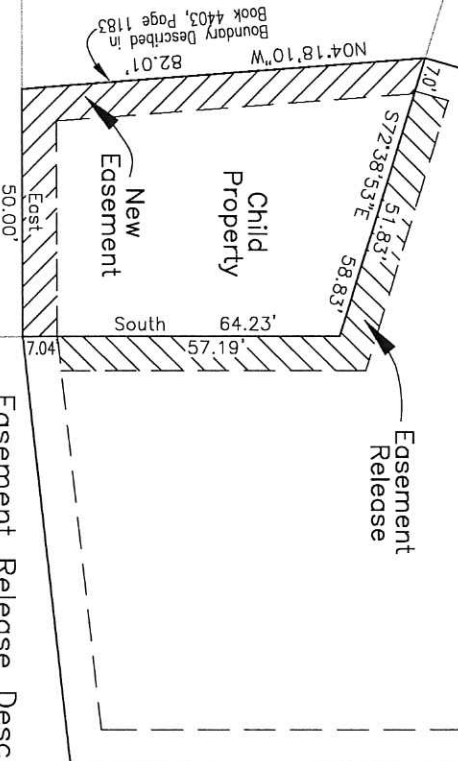
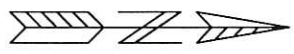
Lot 11

Granada Hills No. 4

Lot 10

89.26'
N16°03'08"E

Lot 5
Granada Hills No. 6



Easement Release Description

A 7 ft. Wide Easement being entirely on the Left side of the following described property line.
 Beginning at a point which is S72°38'53"E 7.00 ft. from the most Westerly Corner of Lot 5 of Granada Hills Subdivision Plat No. 6, in Bountiful City, Davis County, Utah and running thence along the boundary of said Lot 6 in the following two courses: (i) S72°38'53"E 51.83 ft., (ii) South 57.19 ft. to a point which is North 7.04 ft. along said boundary of Lot 6 from the most Southerly Corner of said Lot 6.

New Easement Description

A 7 ft. Wide Easement being entirely on the Left side of the following described property line.
 Beginning at the Most Westerly Corner of Lot 5 of Granada Hills Subdivision Plat No. 6 in Bountiful City, Davis County, Utah and running thence S04°18'10"E 82.01 ft. along the East boundary of the property described in Book 4403, Page 1183 of Davis County Records; thence East 50.00 ft. along the North Boundary of Lot 9 of Granada Hills Subdivision Plat No. 4 to the Most Southerly Corner of said Lot 5.

Balling Engineering
 323 East Pages Lane
 P.O. Box 805
 Centerville, Utah 84014
 Phone: (801) 295-7237
 Fax: (801) 299-0419
 Email: jscottballing@gmail.com

City Council Staff Report

Subject: Beer License
Address: 409 S 500 W
Author: Chad Wilkinson, City Planner
Department: Planning
Date: June 23, 2015



Background

Bountiful Bowl, Douglas E. Barnes, applicant, requests a beer license for the property located at 409 South 500 West. As background, the property has had an active beer license in the past and the new license will facilitate a change in ownership.

Analysis

The Police Department has reviewed the proposed application and has not found any criminal record or other obstacle that would prevent approval of the application. As the applicant appears to be in good standing, and as the sale of beer is allowed in this location, Staff recommends approval of the requested Beer License.

Department Review

This application has been reviewed by and comes with the concurrence of the City Planner, City Attorney, Police Department

Recommended Action

It is recommended that the City Council approve the Beer License application for 409 South 500 West, Bountiful Bowl, Douglas E. Barnes, applicant.

Significant Impacts

There are no significant impacts.

Attachments

1. Aerial Photo
2. Police Department Report
3. Application



CITY OF BOUNTIFUL
790 S. 100 E.
Bountiful, Utah 84010
801-298-6190

BEER LICENSE APPLICATION FOR BOUNTIFUL, UTAH
\$50.00 Filing Fee

1. I (we) hereby submit this application for a Class C license to sell beer strictly within the terms of the Ordinance of Bountiful and the Liquor Control Act of Utah.
2. Qualifications of Applicant: Each licensee must be over 21 years of age and a citizen of the United States or a resident alien or is otherwise lawfully residing within the United States.

I am (we are) of good moral character and have not been convicted of a felony or any violation of any law or ordinance relating to intoxicating liquors, or of drunken driving, or of keeping a gambling or disorderly house, or have not pleaded guilty to or have forfeited bail on a charge of having committed a felony or having violated any such law or ordinance. I am (we are) not a member of a partnership or corporation, applicant herein, of which any partner, director, or officer lacks any such qualifications.

I (we) have complied with the requirements, and possess the qualifications specified in the ordinances of Bountiful and the Liquor Control Act of Utah, and agree that if a license is issued that it shall be subject if revocation as provided by City Ordinances, and provisions of the Liquor Control Act of Utah.

3. Name of Business Eds Venture LLC DBA Bountiful Bowl
Address of Business 4095 500W BTFL, UT 84010
Type of Business Bowling Alley

Owner's name, address, and birth date. If a corporation list all the officers and directors. Use additional sheet if necessary.

Name	Address	84054	Birth date
<u>Douglas E Barnes</u>	<u>629e Oakview Ct. USL, UT</u>		<u>11-22-67</u>

Respectfully Submitted:

<u>Douglas E Barnes</u>	Title <u>Owner</u>
	Title
	Title
	Title

BOUNTIFUL POLICE DEPT.
RECORDS DIVISION
NO RECORD

DATE 6-16-15 BY Desiree



AFFIDAVIT

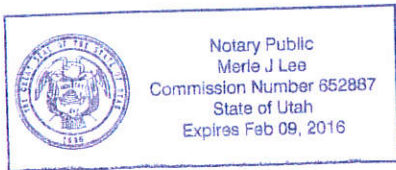
County of Davis State of Utah

Upon being first duly sworn, the above person (s) each deposes and says: That he/she is the applicant above named, that he has read the forgoing for application for Class ___ beer license, that he knows the contents thereof, and that the statements contained therein are true.

Signature of applicants (owner) Douglas E. Barnes

Subscribed and sworn to before me this 16 day of June 2015

Seal



[Signature]
Notary Public

My Commission expires: Feb 09, 2016

Residing at: Bountiful, UT

Class A - License fee \$250.00: Entitles the licensee to sell beer on the licensed premises only in original containers, not to exceed 5.5 gallons, for consumption off the premises in accordance with the Liquor Control Act and ordinances of the City.

Class B - License fee \$300.00: Entitles the licensee to sell beer on the licensed premises only in original containers for consumption on or off the premises in accordance with the Liquor Control Act and ordinances of the City.,

Class C - License fee \$350.00: Entitles the licensee to sell beer on the licensed premises on draft and in original containers for consumption on or off the premises in accordance with the Liquor Control Act and ordinances of the City.

Class D - License fee \$300.00: Entitles the licensee to sell beer only on the licensed premises on draft or in original containers for consumption on the premises in accordance with the Liquor Control Act and ordinances of the City.

Note: \$50.00 FILING FEE IS CHARGED IN ADDITION TO THE ABOVE FEES. FEES ARE NOT PRORATED FOR A PORTION OF A CALENDAR YEAR.

City Council Staff Report

Subject: Road Striping
Author: Charles Benson
Department: Street Department
Date: June 23, 2015



Background

Each year the Street Department reviews and coordinates road striping with the overlay schedule. The Street Department is asking council for approval of the road striping bid for the 2016 budget year. In order to complete the striping before school begins in August, we are asking for early approval so the striping can start at the beginning of the new budget year.

Analysis

We received four bids for road striping.

All Star Striping	\$62,429.88
Strait Stripe Painting	\$69,819.55
Interstate Barricades	\$72,422.42
Innovative Marking Systems	\$74,016.53

After reviewing the bids All Star Striping met the bid specifications and is low bid.

Department Review

This report has been reviewed by the Streets Department and the City Manger.

Significant Impacts

No significant impact is expected to the 2016 budget.

Recommendation

We recommend the approval of the road striping bid to be awarded to All Star Striping in the amount of \$62,429.88.

Attachments

None (bids are available for review if desired)

City Council Staff Report

Subject: Office Remodel Contract
Author: Allen Ray Johnson
Department: Light & Power
Date: June 23, 2015



Background

JRCA Architects has assisted us in pre-selecting four Construction Companies to bid on our Office Remodel project. We plan to start this project July 1, 2015 and expect it to be substantially completed on or before December 4, 2015. This project includes the installation of a precast concrete security wall around the perimeter of our property similar to the one we have installed around the power plant. This project also includes some new asphalt placement on the vacant lot on 300 South and the repair of some of the existing asphalt.

Analysis

The bid results for the Office Remodel are as follows.

General Contractor	Office Location	Total Bid Price	Schedule
Big-D Construction	Salt Lake City, Utah	\$1,893,925	157 Days
Hogan Construction	Centerville, Utah	\$2,102,000	153 Days
R & O Construction	Ogden, Utah	\$2,113,614	123 Days
Wadman Construction	Ogden, Utah	\$2,258,677	153 Days

Big-D Construction built the new Generation Plant for us in 2011-12. They were a very good to work with and they completed the project on schedule. Big-D is planning to use the same team that we worked with on the Generation Plant project.

Department Review

This has been reviewed by the Power Department Staff, the City Manager and JRCA Architects.

Significant Impacts

This item is included in the 2015-16 fiscal budget and will be paid for from the Capital Work In Progress account 535300-472100.

Recommendation

Staff recommends approval of the Bid from Big-D Construction for a total of \$1,893,925.

This item will be discussed at the Power Commission meeting Tuesday, June 23, 2015, and we will bring their recommendation to the City Council meeting that night.

Attachments

None

City Council Staff Report

Subject: 46kV Breakers
Author: Allen Ray Johnson
Department: Light & Power
Date: June 23, 2015



Background

This equipment is needed as part of the complete rebuild of our Southwest Substation which is located at 252 West 1800 South, Bountiful, Utah. Demolition of the substation is scheduled for mid September 2015 and the new substation should be back in service by or before May 2016.

Analysis

We will need two (2) 46kV gas insulated breakers for this project. We sent out notification of the bid for this item to 8 vendors/sales reps and received two bids for this item.

Local Sales Rep.	Manufacturer	Total Bid Price	Delivery
Equal Electric, Inc	Seimens	\$73,708	22 weeks
Rogers-Strong Associates	Mitsubishi	\$93,196	22 weeks

Electrical Consultants, Inc. (ECI) who is the electrical engineering firm that we have hired to assist us with the Southwest Substation project has reviewed the 69kV breaker bids and has determined that the Seimens equipment meets the specifications.

Department Review

This has been reviewed by the Power Department Staff, the City Manager and ECI.

Significant Impacts

This item is included in the 2015-16 fiscal budget and will be paid for from the Capital Work In Progress account 535300-474780.

Recommendation

Staff recommends approval of the Quote from Equal Electric, Inc. for the Seimens breakers for a total of \$73,708.

This item will be discussed at the Power Commission meeting Tuesday, June 23, 2015, and we will bring their recommendation to the City Council meeting that night.

Attachments

None

City Council Staff Report

Subject: Power Circuit Switcher
Author: Allen Ray Johnson
Department: Light & Power
Date: June 23, 2015



Background

This equipment is needed as part of the complete rebuild of our Southwest Substation which is located at 252 West 1800 South, Bountiful, Utah. Demolition of the substation is scheduled for mid September 2015 and the new substation should be back in service by or before May 2016.

Analysis

We will need two (2) Power Circuit Switchers for this project. They are for the protection on the high voltage side of the transformer. These Circuit Switchers are sole sourced from S&C Electric Company. We have received two quotes for this item.

Local Sales Rep. (Manufacturer)		Total Bid Price	Delivery
Codale Electric Supply (S&C Electric Co.)	Salt Lake City	\$148,276	17 wks
S&C Electric Company (S&C Electric Co.)	Chicago, Illinois	\$148,276	17 wks

Electrical Consultants, Inc. (ECI) who is the electrical engineering firm that we have hired to assist us with the Southwest Substation project has reviewed the Power Circuit Switchers quoted by S&C Electric Supply and has determined that this equipment meets the specifications.

We have installed S&C Power Circuit Switchers in the last two distribution substations that we rebuilt and they have functioned well for 22 years in the Central Substation and for 18 years in the Southeast Substation.

Department Review

This has been reviewed by the Power Department Staff, the City Manager and ECI.

Significant Impacts

This item is included in the 2015-16 fiscal budget and will be paid for from the Capital Work In Progress account 535300-474780.

Recommendation

Staff recommends approval of the Quote from Codale Electric Supply for a total of \$148,276.

This item will be discussed at the Power Commission meeting Tuesday, June 23, 2015, and we will bring their recommendation to the City Council meeting that night.

Attachments

None

City Council Staff Report

Subject: Disconnect Switches
Author: Allen Ray Johnson
Department: Light & Power
Date: June 23, 2015



Background

This equipment is needed as part of the complete rebuild of our Southwest Substation which is located at 252 West 1800 South, Bountiful, Utah. Demolition of the substation is scheduled for mid September 2015 and the new substation should be back in service by or before May 2016.

Analysis

The bid results for the Disconnect Switches are as follows.

Local Sales Rep.	Disconnect Switch Manufacturer	Total Bid Price	Delivery
Royal Switchgear	Royal Switchgear	\$61,070	22 weeks
Riter Engineering Company	Turnner	\$89,112	22 weeks
Pascor	Pascor	Did not meet Spec.	
Peak Substation	Peak Substation	Did not meet Spec.	

Electrical Consultants, Inc. (ECI) who is the electrical engineering firm that we have hired to assist us with the Southwest Substation project has reviewed the bids and has verified that the low bid from Royal Switchgear meets the specifications.

Department Review

This has been reviewed by the Power Department Staff, the City Manager and ECI.

Significant Impacts

This item is included in the 2015-16 fiscal budget and will be paid for from the Capital Work In Progress account 535300-474780.

Recommendation

Staff recommends approval of the Quote from Royal Switchgear for a total of \$61,070.

This item will be discussed at the Power Commission meeting Tuesday, June 23, 2015, and we will bring their recommendation to the City Council meeting that night.

Attachments

None