BOUNTIFUL CITY COUNCIL

TUESDAY, June 13, 2023

6:00 p.m. – Work Session

7:00 p.m. - Regular Session

NOTICE IS HEREBY GIVEN on the Utah Public Notice Website, the Bountiful City Website and at Bountiful City Hall not less than 24 hours prior to the meeting that the City Council of Bountiful, Utah will hold its regular Council meeting at **City Hall, 795 South Main Street, Bountiful, Utah**, at the time and on the date given above. The public is invited to all meetings. Deliberations will occur in the 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.

The meeting is also available to view online, and the link will be available on the Bountiful City website homepage (www.bountifulutah.gov) approximately one hour prior to the start of the meeting.

AGENDA

6:00 p.m. – Work Session

1. Credit card fees at Golf Course – Mr. Gary Hill p. 3
2. Bountiful Fiber update – Mr. Gary Hill

7:00 p.m. – Regular Session

1. Welcome, Pledge of Allegiance and Thought/Prayer
2. Public Comment - If you wish to make a comment to the Council, please use the podium and clearly state your name and address, keeping your comments to a maximum of two minutes. Public comment is limited to no more than ten minutes per meeting. Please do not repeat positions already stated. Public comment is a time for the Council to receive new information and perspectives.
3. Consider approval of minutes of previous meeting held May 9, 2023 p. 5
4. Council reports
5. BCYC Report
6. Consider approval of:
   a. Expenditures greater than $1,000 paid May 15, 22 & 29, 2023 p. 13
   b. April 2023 Finance Report p. 17
7. Consider approval of Resolution 2023-07 which allows the City to enter into an interlocal cooperation agreement with the South Davis Recreation District for employee services – Mr. Tyson Beck p. 31
8. Consider approval of the architectural site plan for Renaissance Towne Center Lot 11 at 1791 South Renaissance Towne Drive - Ms. Amber Corbridge p. 43
9. Consider approval of Resolution 2023-08 authorizing the issuance of sales tax revenue bonds for Capital Fiber and related matters – Mr. Galen Rasmussen p. 81
10. Consideration for adoption – FY 2023 Amended Budget and FY 2024 Final Budget with related items – Mr. Galen Rasmussen p. 107
    a. Public Hearing on the FY 2022-2023 amended transfer of funds from Light and Power Fund to General Fund
    b. Public Hearing on the FY 2023-2024 transfer of funds from Light and Power Fund to General Fund
    c. Public Hearing on the FY 2022-2023 Amended Budget and the FY 2023-2024 Final Budget
    d. Consideration of Ordinance 2023-03 adopting amended and final budgets, property tax rates, compensation schedules, and related items
11. Consider approval of Resolution 2023-09 establishing an interfund loan between the Capital Projects Fund and Fiber Fund – Mr. Tyson Beck p. 115
12. Consider approval of the bid from Northend Builders to build the 2023 Mueller Park structures - bridges #2 & #3 in the amount of $354,319 – Mr. Todd Christensen p. 121
13. Consider approval of M.C. Green & Sons, Inc.'s proposal for the 2023 waterline projects at the unit prices submitted in the proposal – Mr. Lloyd Cheney p. 127
14. Consider approval of a one-year extension to the approved PUD Plat for Deseret First located at 260/262 North 500 West – Mr. Francisco Astorga p. 133
15. Adjourn

Shawna Andrus
City Recorder

City Council Staff Report

Subject: Golf Course Credit Card Fees
Author: Gary Hill
Department: Administration
Date: June 13, 2023

Background

Earlier this year the City Council directed staff to begin passing credit card merchant fees (sometimes called "convenience fees") along to Bountiful residents and customers who choose to pay their bills with a credit or debit card. The primary purpose of this was to not pass the fee along to those who were not incurring the charge. In most city operations, customers can use a credit card as a convenience, but may pay their bills/fees with cash, check or via automatic cash handling (ACH) transfers from bank accounts. The council directed staff to apply this universally across all city operations.

Analysis

Through the course of implementation, it has come to our attention that this policy may have negative impacts at the golf course. In 2020 Bountiful Ridge began requiring all customers to prepay for their rounds. This was done to minimize person-to-person contact during the COVID-19 pandemic but has had the positive result that the number of no-shows at the course has dramatically decreased. Fewer no-shows have increased revenues, improved the pace of play, and reduced waiting time (and staffing) in the clubhouse. Pre-payment is made online through a vendor and can only be accomplished with a credit or debit card. Because using a card is essentially mandatory for reservations, customers may not avoid credit card fees. In addition, no other golf course surveyed by staff applies credit card charges on top of green fees. Because golfers have many options for play, any inconvenience or "extra charge", real or perceived, can make golfers play elsewhere.

Credit card fees incurred at Bountiful Ridge have been paid with course revenues in the past and have been calculated as a part of the green fee. This is consistent with all other courses surveyed. Bountiful Ridge's payment and purchasing software is capable of differentiating between point of sale purchases like shirts, and fees paid online (like green fee reservations). It is staff's recommendation that credit card fees be assessed on purchases made at the course (point of sale) because they may pay using an alternate method. It is also staff's recommendation that green fees paid online or through the reservation software continue to include the credit card fee as is current practice.

Significant Impacts

Golfers have many options in Salt Lake, Utah, and Davis counties. To remain competitive and to

retain customers, Bountiful Ridge's employees carefully evaluate changes to policies, rates, or course conditions that may drive players elsewhere. Providing online prices that are consistent with other courses is an important part of customer service.

Recommendation

Staff recommends the City apply credit card merchant fees only to point of sale purchase at the golf course, but not to online tee time payments.

Attachments

None

Minutes of the
BOUNTIFUL CITY COUNCIL
May 23, 2023 – 6:00 p.m.

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 Journal and Standard Examiner.

Work Session – 6:00 p.m.
City Council Chambers

Present:	Mayor	Kendalyn Harris
	Councilmembers	Millie Segura Bahr, Jesse Bell, Kate Bradshaw, Richard Higginson, Cecilee Price-Huish
	City Manager	Gary Hill
	Asst City Manager	Galen Rasmussen
	City Engineer	Lloyd Cheney
	City Attorney	Clinton Drake
	Planning Director	Francisco Astorga
	Finance Director	Tyson Beck
	IT Director	Greg Martin
	Streets Director	Charles Benson
	Assistant Planner	Nicholas Lopez
	Recording Secretary	Maranda Hilton

Mayor Harris called the meeting to order at 6:03 p.m. and welcomed those in attendance.

GENERAL PLAN UPDATE – PROCESS SUGGESTIONS – MR. FRANCISCO ASTORGA

Mr. Francisco Astorga reviewed all the meetings, interviews and public outreach that have taken place for the General Plan update, and then asked the Councilmembers for their direction in regard to recent comments and to requests that Councilmember Bell made via email.

Mr. Astorga asked if the Council would like to hold two additional joint meetings with the Planning Commission, two hours each, as proposed by Councilmember Bell. After some discussion, the Councilmembers all said they thought it was a good idea and recommended holding the two additional meetings, which will make a total of five joint meetings. Councilmember Bradshaw asked that one entire meeting be devoted to discussing the leakage study. Councilmember Price-Huish agreed and asked if they could also focus on economic development opportunities.

Mr. Astorga asked the Council if they would like to schedule an additional roundtable discussion with business owners and property owners, as proposed by Councilmember Bell. He explained that this meeting would be for the purpose of formulating strategy and receiving more input from those members of the community about obstacles to development. He added that holding this meeting, which is not part of the original scope of work for the consultants from Logan Simpson Design, would require an additional fee, however he does not believe the fee will be anything outlandish. After some discussion, the Council agreed that organizing a meeting with those stakeholders would be a good idea.

PENDING

Councilmember Higginson reiterated his desire for a City-wide parking evaluation and proposed that staff use the current Land Use Text Amendment application to look beyond just the Downtown Zone and evaluate parking standards for the entire City. He does not want to see this request delayed again and would like to understand what Bountiful needs to do to bring parking standards in line with what other cities are doing.

Councilmember Price-Huish added that she likewise would like to look beyond the Downtown Zone for areas of potential economic growth.

Mr. Astorga answered Councilmember Price-Huish, saying that the Steering Committee has done just that as they have worked on the General Plan update and he is excited to show the Council their work in that regard.

Mr. Astorga asked the Council if they supported Councilmember Higginson's proposal to expand the Land Use Text Amendment application. Councilmember Bradshaw voiced her support. Mr. Drake advised that the person who submitted the application has the right to a quick response, so if the text amendment application is expanded to include the entire City, the Downtown Zone should probably be addressed first, in order to satisfy that responsibility. Councilmember Bell agreed that it is an important issue and supported the idea so long as it can be done efficiently. Councilmember Bahr also voiced her support. Mr. Astorga was asked by Mayor Harris to put together a proposal for how to complete that process in a way that satisfies those desires.

UTOPIA CONTRACT FINAL REVIEW – MR. GARY HILL

Mr. Gary Hill reviewed some of the details of the proposed contract with UTOPIA Fiber and asked if the Councilmembers had any questions about it.

Councilmember Bradshaw asked some questions about the organizational structure of UTOPIA which were answered by Mr. Roger Timmerman, CEO of UTOPIA Fiber.

The other Councilmembers did not have any questions, and thanked Mr. Gary Hill and other staff for their efforts to bring this project about, saying that they felt the process has led them to a good decision which will benefit the residents of Bountiful.

The meeting ended at 6:40 p.m.

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Regular Meeting – 7:00 p.m.
City Council Chambers

Present:	Mayor	Kendalyn Harris
	Councilmembers	Millie Segura Bahr, Jesse Bell, Kate Bradshaw, Richard Higginson, Cecilee Price-Huish
	City Manager	Gary Hill
	Asst City Manager	Galen Rasmussen
	City Attorney	Clinton Drake
	City Engineer	Lloyd Cheney
	Finance Director	Tyson Beck
	Streets Director	Charles Benson
	Police Chief	Ed Biehler
	SDMFA Fire Chief	Dane Stone
	Recording Secretary	Maranda Hilton

WELCOME, PLEDGE OF ALLEGIANCE AND THOUGHT/PRAYER

Mayor Harris called the meeting to order at 7:00 p.m. and welcomed those in attendance. Mr. Mark Keyes led the Pledge of Allegiance and Mr. Gary Ruesch, Bountiful Stake High Councilor, offered a prayer.

PUBLIC COMMENT

The public comment section was opened at 7:02 p.m.

Mr. Rusty Cannon (on behalf of the Utah Taxpayers Association) said he urged the Council to vote no on the contract with UTOPIA tonight, saying that he feels the estimated take rates are too optimistic. He referenced eleven other cities who are now paying $15M a year to UTOPIA to finance their fiber projects and advised the Council to turn to other private providers who can offer competitive services for a lower cost.

Mr. Ron Mortensen asked why the City is raising power rates and still increasing the amount transferred from the Power Fund to the General Fund when the Power reserves are being drawn down. He asked why they do not use the $468,000 additional funds being transferred out to either increase reserves or to limit the 15% power rate increase to residents. He also asked why the General Fund gets 10% of metered sales instead of 10% of power company profits. He encouraged the Council to rethink the proposed transfers before the June 13th public hearing on the budget.

Mr. Jay R. Holt (132 Sterling Drive) said he disagreed with the Utah Taxpayers Association and expressed his support of the contract and partnership with UTOPIA Fiber, saying that residents need those services, and it is time to vote yes.

Mr. Scott Albertson (1488 North 350 West) invited the entire Council to come walk the streets in his neighborhood on Friday so they can see the state of the streets, sidewalks, curbs and

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gutters. He explained that his mother-in-law fell again on Sunday and asked why money is not being directed toward this safety issue.

Mr. Russ Biehn expressed his concern that the Bountiful Fiber project will ultimately force him to choose an ISP that he does not like for a higher price than he is currently paying for service. He also expressed his concern that sales tax revenue is being used to back the bonds, because if take rates are insufficient or if something else goes wrong, he will end up paying for the project with his taxes.

Mr. Jim Farr cautioned the Council against relying on the feasibility study as a guarantee. He expressed his feeling that this project poses risks to the City. He also explained that due to federal interest in the expansion of broadband internet, cost of materials is being driven up and the project could cost more than anticipated.

The public comment section was closed at 7:13 p.m.

CONSIDER APPROVAL OF MINUTES OF PREVIOUS MEETING HELD MAY 9, 2023

Councilmember Bradshaw made a motion to approve the minutes from the meeting held May 9, 2023 and Councilmember Bell seconded the motion. The motion passed with Councilmembers Bahr, Bell, Bradshaw, Higginson and Price-Huish voting "aye."

COUNCIL REPORTS

Councilmember Higginson reported that power is being generated at both hydro facilities, but receiving so much snow this winter has made management of the streams and reservoirs complicated and has affected how much power can be generated at this time of year. Staff is hopeful that stream flows will moderate as the season goes on and that hydro power resources can be counted on more consistently.

Councilmember Bahr did not have a report.

Councilmember Price-Huish reported that the Planning Commission has an opening and applications will be accepted through the end of May. She reported that the BDAC will be holding several events in the coming weeks: Kids Craft Camps, the 48th Annual Art Competition and Summerfest. She explained that the BDAC is looking for volunteers for Summerfest. She also reported that the Chalk Art Festival will be held May 31st - June 3rd on Main Street. Lastly, she encouraged anyone interested in contributing their opinion on the general plan update to visit bountifulgeneralplan.com and add their comments to the interactive map.

Mayor Harris reported that the South Davis Metro Fire Agency Administrative Board is proposing a tax increase which they hope will help them retain firefighters with better pay.

Councilmember Bell reported that the Summer Concert series will begin June 23rd and there will be seven concerts in total this year. He acknowledged the band Toast who held a benefit concert and donated almost $7,000 in proceeds toward the funding of the summer concerts, and thanked Mr. Richard Watson from the Bountiful Community Service Council who organizes the concerts.

Councilmember Bradshaw reported that the Trails Advisory Committee is planning an event for June 3rd which will include three different service projects that residents can volunteer for, as well as a bike safety workshop at the library.

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CONSIDER APPROVAL OF EXPENDITURES GREATER THAN $1,000 PAID MAY 1 & 8, 2023

Councilmember Bahr made a motion to approve the expenditures paid May 1 & 8, 2023, and Councilmember Price-Huish seconded the motion. The motion passed with Councilmembers Bahr, Bell, Bradshaw, Higginson and Price-Huish voting "aye."

CONSIDER APPROVAL OF ORDINANCE 2023-02 WHICH PROHIBITS THE DISCHARGE OF FIREWORKS EAST OF 400 EAST AND ORCHARD DRIVE – MR. CLINTON DRAKE/CHIEF DANE STONE

Mr. Clinton Drake explained that the recommendation for the fireworks restriction zone is the same as last year. Fireworks will not be allowed east of Orchard Drive/400 East, which is based on Chief Stone's assessment of fire risks in the City.

SDMFA Chief Dane Stone explained that even with the significant snowfall this winter, there are still concerns about uncontrolled fires being caused by fireworks and he feels the boundary should stay the same as it was last year to keep the east benches safe. He said he has conversed with Chief Biehler about the enforcement of the boundary and they both feel it is an appropriate recommendation that the police can reasonably enforce.

Councilmember Bradshaw asked if the boundaries in North Salt Lake and Centerville will be consistent with Bountiful's boundary. Chief Stone said the boundary for Centerville will be the same as it was last year, and North Salt Lake will use Orchard Drive as they always do.

Councilmember Price-Huish made a motion to approve Ordinance 2023-02 and Councilmember Higginson seconded the motion. The motion passed with Councilmembers Bahr, Bell, Bradshaw, Higginson and Price-Huish voting "aye."

CONSIDER APPROVAL OF THE PURCHASE OF 54 RADIOS FROM MOTOROLA IN THE AMOUNT OF $175,716 – CHIEF ED BIEHLER

Chief Ed Biehler explained that in order to preserve interoperability and meet new state requirements for land mobile radios, the City needs to switch over to P25 compliant radios. He said that the Police Department did not seek multiple bids, because they would like to be consistent and keep using Motorola radios with their new system. He explained that they did receive a grant to fund part of the purchase, so the net cost to the City will be $60,843.

Councilmember Bell made a motion to approve the purchase of the radios from Motorola and Councilmember Bahr seconded the motion. The motion passed with Councilmembers Bahr, Bell, Bradshaw, Higginson and Price-Huish voting "aye."

CONSIDER APPROVAL OF THE PURCHASE OF 34 BODY-WORN CAMERAS AND 18 VEHICLE CAMERAS FROM MOTOROLA IN THE TOTAL AMOUNT OF $284,756 TO BE PAID OVER FIVE YEARS – CHIEF ED BIEHLER

Chief Biehler explained that the current system they use for body and car cameras is called Watchguard, which was purchased by Motorola and is out of date. They are requesting to purchase 18 bundles of body cameras and car cameras, and an additional 13 body cameras for officers who do not need a car camera. They received three bids back for pricing and Motorola had the lowest price. It includes a subscription to store video footage in the cloud and a warranty on all cameras and parts. The IT Department will no longer need to store footage on the City servers and the price will be paid over the span of five years.

PENDING

Councilmember Price-Huish made a motion to approve the purchase of the cameras from Motorola and Councilmember Bradshaw seconded the motion. The motion passed with Councilmembers Bahr, Bell, Bradshaw, Higginson and Price-Huish voting "aye."

CONSIDER APPROVAL OF A FIBER NETWORK CONSTRUCTION AND MANAGEMENT CONTRACT WITH UTOPIA FIBER – MR. GARY HILL

Mr. Gary Hill went over the process the City went through as they researched and ultimately decided upon a partner to manage a City-owned fiber network. He explained that if the Council approves the agreement with UTOPIA tonight, it will begin a two to three year construction process, and the City will issue just under $43M in bonds to pay for the cost of the project. The contract term will be for ten years. City staff anticipates that four to five years after they begin operations the network will begin generating a profit, at which time those profits will go toward paying off the debt and making the system more affordable. UTOPIA will be the general contractor on the project and they are hiring B. Jackson Construction to build it. The process should begin very quickly because UTOPIA has availability in their schedule right now and has already procured materials. Mr. Hill said that if the agreement is approved tonight, staff will bring a super parameters resolution for the bond to the next meeting.

Councilmember Price-Huish asked if Mr. Hill would clarify how the hook-up fees will work for customers. Mr. Hill answered that every customer will pay the same amount to the City for a debt service fee, regardless of when they sign up for service, and that the City will pay for any hook-up fees. The only change might be that debt service fees go down in the future once the debt is paid off.

Councilmember Bell asked if there is a commitment once customers sign up. Mr. Hill said that service will be on a month-to-month basis and that customers can cancel at any time.

Councilmember Price-Huish asked if the City intends to reduce the amount customers pay once the debt is paid off. Mr. Hill said that was correct. He explained that the intent is to pay off the debt as soon as possible and then any excess revenues will go into the affordability of the system.

Councilmember Bradshaw shared her thoughts about the final decision to partner with UTOPIA and to have the City own the network. She pointed out that some key factors for her decision were the expertise of UTOPIA in this field, Bountiful's experience running a utility, Bountiful having an asset in owning the network and having the power to take care of customers, and the "refresh fee" which will mean money is already there when the system needs upgrades.

Councilmember Price-Huish thanked everyone involved in the process and stated that she feels it will be a good investment and will help solve the issue of having affordable and reliable internet. She spoke about the Council's careful considerations throughout the process and promised that Bountiful will "hustle" to keep their customers' business in this competitive market

Councilmember Bahr said that she understands the weight of this decision and thanked Mr. Cannon from the Taxpayers Association for his concern and comments. She asked Mr. Roger Timmerman, UTOPIA CEO, to address the concerns about the City not achieving a high enough take rate and defaulting on their loan. Mr. Timmerman explained that projects UTOPIA did from 2004-2009 had a lot of struggles and it was a time when high internet speeds were not as in demand. The cities who did projects were unable to achieve the take rates they needed and are still on the hook for those projects. He explained that since 2009 UTOPIA has had a 100% track record of success with cities achieving the needed take rates and seeing revenues and making debt payments and operation costs as anticipated.

Councilmember Bell asked if the recent federal government interest in this industry will affect the cost of materials. Mr. Timmerman said that UTOPIA has already purchased most of the materials

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for the project in anticipating that either Bountiful or another city would need them soon. Material costs have been going up, but that will not affect this project.

Councilmember Bell explained that high speed internet has become a need for everyday life and he is happy that Bountiful will be making it a locally available resource for residents while still allowing for competition in the market. He understands that the Council is making a calculated risk, but he feels the system will generate enough revenues to not rely on taxpayer funds.

Councilmember Bahr said that some people have said other cities are offering fiber with no cost to their residents, and she explained that there is always a cost, it's just a matter of who you end up paying. She said that she is excited for Bountiful to own their own asset and to be able to benefit the City in the long-term. She further explained that no one is required to sign up.

Councilmember Higginson explained that in the beginning of the process he was irritated that everyone was pushing for UTOPIA, and he felt the City needed to do more research to find the best option. He said after being on the committee it became clear that UTOPIA was going to be the best option and he commended them for their openness with information and their willingness to work with the City. He said he was glad the City went through this process to arrive at this decision and that Bountiful will have an asset to show for it.

Councilmember Higginson made a motion to approve the contract with UTOPIA Fiber and Councilmember Bahr seconded the motion. The motion passed with Councilmembers Bahr, Bell, Bradshaw, Higginson and Price-Huish voting "aye."

ADJOURN

Councilmember Price-Huish made a motion to adjourn the meeting and Councilmember Bradshaw seconded the motion. The motion passed with Councilmembers Bahr, Bell, Bradshaw, Higginson and Price-Huish voting "aye."

The regular session was adjourned at 8:22 p.m.

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Mayor Kendalyn Harris

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City Recorder

PENDING

City Council Staff Report

Subject: Expenditures for Invoices > $1,000 paid
May 15, 22 & 30, 2023
Author: Tyson Beck, Finance Director
Department: Finance
Date: June 13, 2023

Background

This report is prepared following the weekly accounts payable run. It includes payments for invoices hitting expense accounts equaling or exceeding $1,000.

Payments for invoices affecting only revenue or balance sheet accounts are not included. Such payments include: those to acquire additions to inventories, salaries and wages, the remittance of payroll withholdings and taxes, employee benefits, utility deposits, construction retention, customer credit balance refunds, and performance bond refunds. Credit memos or return amounts are also 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.

Significant Impacts

None

Recommendation

Council should review the attached expenditures.

Attachments

Weekly report of expenses/expenditures for invoices equaling or exceeding $1,000, paid May 15, 22 & 30, 2023

Expenditure Report for Invoices (limited to those outlined in staff report) >$1,000.00
Paid May 15, 2023

VENDOR	VENDOR NAME	DEPARTMENT	ACCOUNT	ACCOUNT DESC	AMOUNT	CHECK NO	INVOICE	DESCRIPTION
14565	ACCELERANT USA, INC	Police	104210 425500	Terminal Maint & Queries	14,000.00	233675	11099	Legacy Data Brower upon signed agreement
5368	ACE DISPOSAL INCORPO	Recycling	484800 448010	Recycle Containers	1,000.00	233676	05012023	April 2023 Recycle Cans for Bountiful City
11762	ALADTEC INC	Police	104210 425500	Terminal Maint & Queries	4,758.00	233677	INV00269661	Annual Subscription
7666	AMERICAN CHILLER MEC	Police	104210 426000	Bldg & Grnd Suppl & Maint	1,241.50	233682	35103	New Parts Installed & Labor
7666	AMERICAN CHILLER MEC	Redevelopment Agency	737300 426100	Special Projects	3,164.60	233682	33986	New Parts Installed & Labor
1294	BASLER ELECTRIC CO	Light & Power	535300 448627	Echo Hydro Operating Costs	17,877.54	233691	2757408	Control Equipment Echo - Acct # 43834
1395	BODY WORKS UNLIMITED	Police	104210 425430	Service & Parts	1,678.80	233694	2839	Repairs, parts and service for Bountiful City
13441	CONVERGINT TECHNOLOG	Storm Water	494900 425000	Equip Supplies & Maint	1,730.35	233705	370SN02591	Bountiful Street Dept. Camera - Cust # 1037149
1836	CUSTOM FENCE CO.	Golf Course	555500 426000	Bldg & Grnd Suppl & Maint	1,991.00	233707	K4985	Repair to Chain Link Fence & Gate
4824	DAVIS BEHAVIORIAL HE	Liquor Control	104218 445100	Public Safety Supplies	3,000.00	233709	Bountiful CTC-3	Communities that Care - Bountiful Contribution
13599	DAVIS PARK CAFE	Golf Course	555500 422100	Advertising & Marketing	1,324.00	233710	933034	BBQ Lunch Men's Club Tourn.
5281	DOMINION ENERGY UTAH	Light & Power	53 213100	Accounts Payable	14,625.65	233715	05012023M	Account # 6056810000
2126	FAIRBANKS SCALES	Landfill	575700 426000	Bldg & Grnd Suppl & Maint	1,897.00	233724	1637920	Maintenace Agreement - Customer # 95481
11059	INTELLIRENT	Light & Power	535300 448639	Substation	1,311.89	233743	OR108983-01	Trans. Test Equipt. for Bountiful Light & Power
8137	LAKEVIEW ASPHALT PRO	Streets	104410 441200	Road Matl Patch/ Class C	1,457.04	233754	9481	Patching - Customer # BOUN02610
8635	LARSEN LARSEN NASH &	Legal	104120 431100	Legal And Auditing Fees	1,050.00	233757	04282023	Legal Fees for 4/30/23
13653	LEVELWEAR	Golf Course	555500 448240	Items Purchased - Resale	1,795.68	233760	418989-S1	Men's Wear - Customer # 20802
9721	OVERHEAD DOOR CO OF	Light & Power	535300 424002	Office & Warehouse	8,429.72	233778	5310587124	Garage Door Repairs& Maintenace - Acct # 1043832
10820	PEAK ASPHALT, LLC	Streets	104410 473200	Road Materials - Overlay	3,047.75	233780	8-531799	Tack Oil - Customer # BC17
3536	POWER PRODUCT SERVIC	Light & Power	535300 448639	Substation	6,718.06	233785	130139	Battery Chargers - Customer # BLP
3549	PREMIER VEHICLE INST	Police	104210 425430	Service & Parts	3,131.92	233787	40780	Police Vehicle Accessories and Repairs
3549	PREMIER VEHICLE INST	Police	104210 425430	Service & Parts	3,131.92	233787	40883	Police Vehicle Accessories and Repairs
3549	PREMIER VEHICLE INST	Police	104210 425430	Service & Parts	13,914.52	233787	41271	Police Vehicle Accessories and Repairs
5553	PURCELL TIRE AND SER	Streets	104410 425000	Equip Supplies & Maint	2,578.71	233788	280043577	Tires & Service - Acct # 2801867
5553	PURCELL TIRE AND SER	Streets	104410 425000	Equip Supplies & Maint	3,143.60	233788	280043061	Tires - Acct # 2801867
5553	PURCELL TIRE AND SER	Recycling	484800 425000	Equip Supplies & Maint	3,762.78	233788	280043125	Tires & Service - Acct # 2801867
5553	PURCELL TIRE AND SER	Recycling	484800 425000	Equip Supplies & Maint	4,205.49	233788	280043188	Tires - Acct # 2801867
5553	PURCELL TIRE AND SER	Landfill	575700 425000	Equip Supplies & Maint	4,157.49	233788	280042979	Tires - Acct # 2801867
13120	RECYCLE IT	Landfill	575700 448000	Operating Supplies	6,975.00	233789	10096	465 Mattress Recycling
3916	SIGNATURE EQUIPMENT	Recycling	484800 425000	Equip Supplies & Maint	1,451.03	233802	9230692	Misc. Parts & Supplies
4033	STANTEC CONSULTING	Light & Power	535300 448613	Power Plant Operating Costs	3,716.00	233809	2076512	2022 Emission Inventory - Cust # 6825
14562	TNVC, INC.	Police	104210 445100	Public Safety Supplies	3,285.08	233815	446597-G	Misc. Parts & Supplies
4229	TOM RANDALL DIST. CO	Golf Course	555500 425000	Equip Supplies & Maint	2,723.54	233816	0361334	Fuel - Acct # 000276
5322	UCS WIRELESS	Recycling	484800 425000	Equip Supplies & Maint	7,175.00	233818	80844	Radio Maintenace
5322	UCS WIRELESS	Storm Water	494900 425000	Equip Supplies & Maint	7,000.00	233818	80848	Back Up Repeater Software
5322	UCS WIRELESS	Landfill	575700 425000	Equip Supplies & Maint	7,793.00	233818	80845	Radio Software
5322	UCS WIRELESS	Sanitation	585800 425000	Equip Supplies & Maint	7,600.00	233818	80849	Replaced Radio Repeater
4450	VERIZON WIRELESS	Light & Power	535300 448641	Communication Equipment	1,787.02	233821	9933796301	Account # 371517689-00001
7732	WINGFOOT CORP	Police	104210 426000	Bldg & Grnd Suppl & Maint	1,435.00	233826	111538	Window Washing for Bountiful P.D.
				TOTAL:	181,065.68			

Expenditure Report for Invoices (limited to those outlined in staff report) >$1,000.00
Paid May 22, 2023

VENDOR	VENDOR NAME	DEPARTMENT	ACCOUNT		ACCOUNT DESC	AMOUNT	CHECK NO	INVOICE	DESCRIPTION
1142	AMERICOM TECHNOLOGY	Light & Power	535300	448633	Street Light	118,474.70	233832	4308	Boring Street Light - Acct # BOUI1126
1507	BURT BROTHERS TIRE I	Police	104210	425430	Service & Parts	7,046.34	233842	1030108570	Tire and Service - Cust ID 105
1585	CARSON ELEVATOR COMP	Redevelopment Agency	737300	426100	Special Projects	4,499.34	233846	J70887	Elevator Repair & Service for Bountiful Art Center
1716	CMT ENGINEERING LABO	Streets	454410	473600	New Road Construction	3,332.00	233851	108586	Project # 019736 Eagle Ridge Dr. Extension
2875	CURTIS BLUE LINE	Police	104210	445100	Public Safety Supplies	12,763.20	233854	PINV810836	Ballistic Helmet - Customer # C4197
14581	DB SALES COMPANY	Landfill	575700	425000	Equip Supplies & Maint	18,000.00	233857	6569	Power Unit EPA Replacement Tag Engine
13110	DORSETT CONTROLS	Water	515100	431000	Profess & Tech Services	1,419.80	233861	W15424	Level Senors - Customer Code # 687
11108	EATON CORPORATION	Light & Power	535300	448618	Echo Hydro Major Repairs	10,000.00	233864	62046513	Echo P&C Upgrades - Cust ID 119682
11108	EATON CORPORATION	Light & Power	535300	448629	Pineview Hydro Major Repairs	10,000.00	233864	62046513	Echo P&C Upgrades - Cust ID 119682
2271	GEAR FOR SPORTS, INC	Golf Course	555500	448240	Items Purchased - Resale	1,930.67	233873	42003523	Men's Wear - Customer # 40603
2350	GREEN SOURCE, L.L.C.	Parks	104510	426000	Bldg & Grnd Suppl & Maint	1,447.50	233874	22761	Lawn/Turf Care Supplies
2537	HOSE & RUBBER SUPPLY	Streets	104410	425000	Equip Supplies & Maint	2,616.90	233879	01788865	Misc. Parts & Supplies - Customer # B1580
2719	JMR CONSTRUCTION INC	Streets	104410	473400	Concrete Repairs	2,200.00	233882	1a	1600 N R&R crossing extend concrete island
2727	JOHNSON, ALLEN R	Light & Power	535300	423000	Travel & Training	5,110.60	233883	05182023	Travel&Train Expense for APPA Conference
2727	JOHNSON, ALLEN R	Light & Power	535300	423002	Travel Board Members	5,722.80	233883	05182023	Travel&Train Expense for APPA Conference
2886	LAKEVIEW ROCK PRODUC	Legislative	454110	473100	Improv Other Than Bldgs	1,443.82	233887	412941	Washington Park Road Base - Customer # BCTY07399
14585	MOUNTAINLAND POWER	Parks	104510	425000	Equip Supplies & Maint	1,576.21	233899	98094	Misc. Parts and Supplies - Cust # 100545
3195	MOUNTAINLAND SUPPLY	Water	515100	448400	Dist Systm Repair & Maint	1,396.69	233900	S105393027.002	Misc. Parts & Supplies - Cust # 18498
10953	MVA DIAGNOSTICS	Light & Power	535300	448639	Substation	1,932.00	233901	INV23721	DGA Test per sample
3916	SIGNATURE EQUIPMENT	Recycling	484800	425000	Equip Supplies & Maint	3,397.24	233925	9230805	Hydraulic Pump
3916	SIGNATURE EQUIPMENT	Recycling	484800	425000	Equip Supplies & Maint	5,405.81	233925	9230206	Misc. Parts & Supplies for Bountiful City
4118	SURVALENT TECHNOLOGY	Light & Power	535300	448640	SCADA	15,637.00	233933	U19933	Software Renewal - Acct # 40412
4229	TOM RANDALL DIST. CO	Streets	104410	425000	Equip Supplies & Maint	9,081.35	233934	0361856	Fuel - Acct # 000275
4229	TOM RANDALL DIST. CO	Streets	104410	425000	Equip Supplies & Maint	19,608.74	233934	0361744	Fuel - Acct # 000275
5000	U.S. BANK CORPORATE	Legislative	104110	423000	Travel & Training	2,217.49	233937	05102023GH	Travel &TrainExpense - Acct # 4246-0445-5571-8851
5000	U.S. BANK CORPORATE	Legislative	104110	461750	Employee Wellness & Recognit'n	1,062.08	233937	05102023BH	Misc.Supplies - Acct # 4246-0445-5571-8851
5000	U.S. BANK CORPORATE	Police	104210	445100	Public Safety Supplies	1,352.09	233937	05102023DE	Misc. Supplies - Acct # 4246-0445-5571-8851
5000	U.S. BANK CORPORATE	Police	104210	445300	Special Suppl Tech Svs	3,050.92	233937	05102023AS	Misc.Supplies - Acct # 4246-0445-5571-8851
5000	U.S. BANK CORPORATE	Crossing Guards	104216	445100	Public Safety Supplies	1,545.71	233937	05102023AS	Misc.Supplies - Acct # 4246-0445-5571-8851
5000	U.S. BANK CORPORATE	Streets	104410	448000	Operating Supplies	2,305.18	233937	05102023JE	Misc. Supplies - Acct # 4246-0445-5571-8851
5000	U.S. BANK CORPORATE	Light & Power	535300	423000	Travel & Training	1,467.35	233937	05102023AJ	Travel &TrainExpense - Acct # 4246-0445-5571-8851
5000	U.S. BANK CORPORATE	Light & Power	535300	445201	Safety Equipment	2,137.62	233937	05102023AJ	Travel &TrainExpense - Acct # 4246-0445-5571-8851
5000	U.S. BANK CORPORATE	Light & Power	535300	445202	Uniforms	1,077.71	233937	05102023AJ	Travel &TrainExpense - Acct # 4246-0445-5571-8851
5000	U.S. BANK CORPORATE	Liability Insurance	636300	451150	Liability Claims/Deductible	4,710.13	233937	05102023SA	Misc. Supplies - Acct # 4246-0445-5571-8851
5322	UCS WIRELESS	Light & Power	535300	448641	Communication Equipment	3,800.00	233938	80889	Radio Repeater for Bountiful City
4450	VERIZON WIRELESS	Water	515100	428000	Telephone Expense	1,321.24	233943	9934525630	SCADA - Account # 242434136-00001
14584	WEAVER, COLBY	Liability Insurance	636300	451150	Liability Claims/Deductible	2,398.94	233946	05182023	Reimbursed for Rental Car
5334	WEST COAST CODE CONS	Engineering	104450	431000	Profess & Tech Services	4,623.27	233947	UT23-545-005	Building Inspection Services for April 2023
4574	WHEELER MACHINERY CO	Landfill	575700	425000	Equip Supplies & Maint	2,291.50	233948	PS001511374	Misc. Parts & Supplies - Customer # 009503
					TOTAL:	299,403.94			

Expenditure Report for Invoices (limited to those outlined in staff report) >$1,000.00
Paid May 30, 2023

VENDOR	VENDOR NAME	DEPARTMENT	ACCOUNT	ACCOUNT DESC	AMOUNT	CHECK NO	INVOICE	DESCRIPTION
7042	AFFORDABLE TURF & SP	Golf Course	555500 425000	Equip Supplies & Maint	1,161.13	233953	4073514	Misc. Parts & Supplies
1220	AT&T MOBILITY	Streets	104410 428000	Telephone Expense	1,008.90	233956	X05282023	Account # 287314361186
1555	CALLAWAY GOLF	Golf Course	555500 448220	Pro Shop Misc Supplies	2,573.35	233960	936062180	Rental Clubs - Acct # 14853
1555	CALLAWAY GOLF	Golf Course	555500 448240	Items Purchased - Resale	1,738.71	233960	936102597	Bags - Acct # 14853
1555	CALLAWAY GOLF	Golf Course	555500 448240	Items Purchased - Resale	2,262.03	233960	936097706	Gloves & Hats - Acct # 14853
1716	CMT ENGINEERING LABO	Legislative	454110 473100	Improv Other Than Bldgs	1,410.00	233965	108934	Prjt# 019056 Washington Park - Acct # CB600
1716	CMT ENGINEERING LABO	Streets	454410 473600	New Road Construction	1,672.00	233965	108935	Prjt# 019736 Eagle RidgeDr.Extension - Acct CB600
1720	CODALE ELECTRIC SUPP	Light & Power	535300 448613	Power Plant Operating Costs	5,709.00	233966	S8050674.001	BOP Software Update
13441	CONVERGINT TECHNOLOG	Storm Water	494900 425000	Equip Supplies & Maint	3,096.89	233968	370SM03633	Camera to cover Radio Siter - Cust Code 1037149
9982	DIAMOND TREE EXPERTS	Light & Power	535300 448632	Distribution	11,376.80	233969	76400	Tree Trimming
9982	DIAMOND TREE EXPERTS	Light & Power	535300 448632	Distribution	11,864.80	233969	76399	Tree Trimming
2350	GREEN SOURCE, L.L.C.	Golf Course	555500 426000	Bldg & Grnd Suppl & Maint	2,072.50	233979	23549	Misc. Turf Supplies
2562	HYDRO SPECIALTIES CO	Water	515100 448650	Meters	3,867.52	233986	26900	ERT's
2562	HYDRO SPECIALTIES CO	Water	515100 448650	Meters	9,984.00	233986	26915	100 W ERT's
8137	LAKEVIEW ASPHALT PRO	Streets	104410 473200	Road Materials - Overlay	1,452.36	233993	9585	Patching - Customer # BOUN02610
8137	LAKEVIEW ASPHALT PRO	Legislative	454110 473100	Improv Other Than Bldgs	3,784.56	233993	9518	Paving - Customer # BOUN02610
8137	LAKEVIEW ASPHALT PRO	Legislative	454110 473100	Improv Other Than Bldgs	5,095.48	233993	9596	Paving - Customer # BOUN02610
8137	LAKEVIEW ASPHALT PRO	Legislative	454110 473100	Improv Other Than Bldgs	8,010.08	233993	9576	Paving - Customer # BOUN02610
8137	LAKEVIEW ASPHALT PRO	Legislative	454110 473100	Improv Other Than Bldgs	18,968.04	233993	9527	Paving - Customer # BOUN02610
8137	LAKEVIEW ASPHALT PRO	Legislative	454110 473100	Improv Other Than Bldgs	19,541.08	233993	9537	Paving - Customer # BOUN02610
13443	OAK HOLLOW ELECTRIC	Streets	104410 441300	Street Signs	7,587.40	234005	17-649	Electrical Lighting for Bountiful 500 S/ 100 W
13443	OAK HOLLOW ELECTRIC	Streets	104410 441300	Street Signs	10,806.55	234005	17-650	Electrical Lighting for Bountiful 500 S/ 400 E
4791	POINT S TIRE & AUTO	Water	515100 425000	Equip Supplies & Maint	2,972.64	234011	0139561	Tires - for Bountiful City
14513	STAPP CONSTRUCTION	Legislative	454110 473100	Improv Other Than Bldgs	116,750.58	234021	2	Washington Skate Park - Application # 2
4064	STEVE REGAN CO	Light & Power	535300 448632	Distribution	1,065.60	234022	1354667	Tordon Poision - Customer # 51024
4143	TAYLOR MADE-ADIDAS G	Golf Course	555500 448240	Items Purchased - Resale	2,076.36	234023	36627839	Golf Balls - Acct # 608035
4229	TOM RANDALL DIST. CO	Streets	104410 425000	Equip Supplies & Maint	28,777.28	234026	0362386	Fuel - Acct # 000275
4229	TOM RANDALL DIST. CO	Golf Course	555500 425000	Equip Supplies & Maint	1,650.39	234026	0362044	Fuel - Acct # 000276
4273	TURF EQUIPMENT CO	Golf Course	555500 426000	Bldg & Grnd Suppl & Maint	4,249.16	234028	3014627-00	Turf Supplies - Customer # 2144
4281	TWIN D INC.	Storm Water	494900 462400	Contract Equipment	30,918.64	234029	23965	Municipal Flushing & Vacuuming for Bountiful City
4341	UTAH ASSOCIATED MUNI	Light & Power	53 213130	UAMPS Annualized Accrual	1,180,112.90	234032	05252023	April 2023 payment for Power Resources
9364	VISTA OUTDOOR SALES	Golf Course	555500 448240	Items Purchased - Resale	1,103.86	234033	898967	Accessories - Acct # 199088-0000
				TOTAL:	1,504,720.59			

City Council Staff Report

Subject: April 2023 Financial Reports
Author: Tyson Beck, Finance Director
Department: Finance
Date: June 13, 2023

Background

These reports include summary revenue, expense, and budget information for all City funds. Both revenues and expenses, including capital outlay, have been included. These financials are presented to the City Council for review.

Analysis

Data within the reports and graphs presented provide detail of revenue, expense, and budget results for the associated period. Additional revenue and expense graphs are provided that give comparative data for FY2023 through April as compared to the past three fiscal year periods through that same timeframe.

The FY2023 budget portion of these reports is the originally adopted FY2023 budget approved by the City Council in June of 2022.

Department Review

These reports were prepared and reviewed by the Finance Department.

Significant Impacts

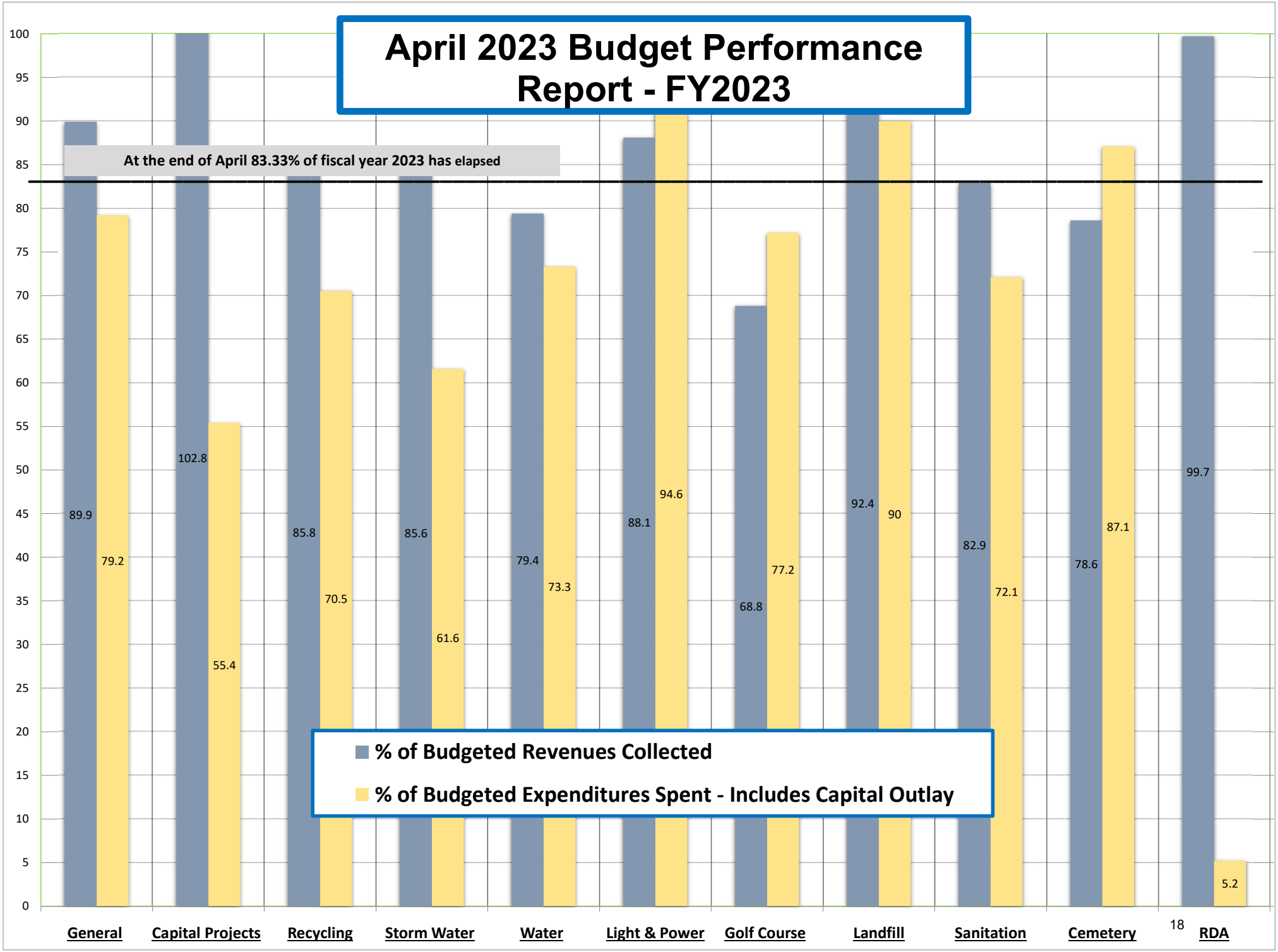
Financial information to aid in legislative and operational decision making.

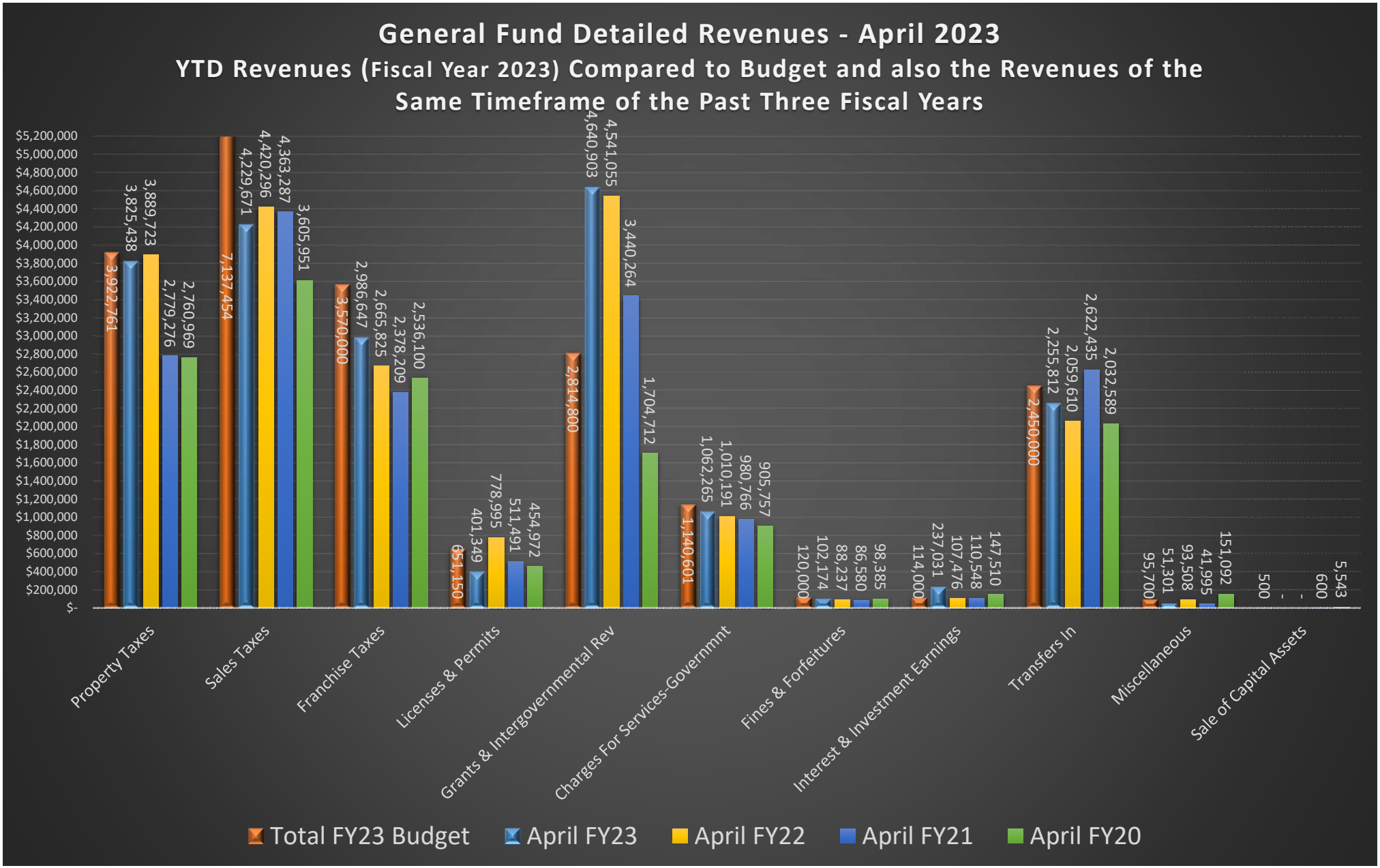
Recommendation

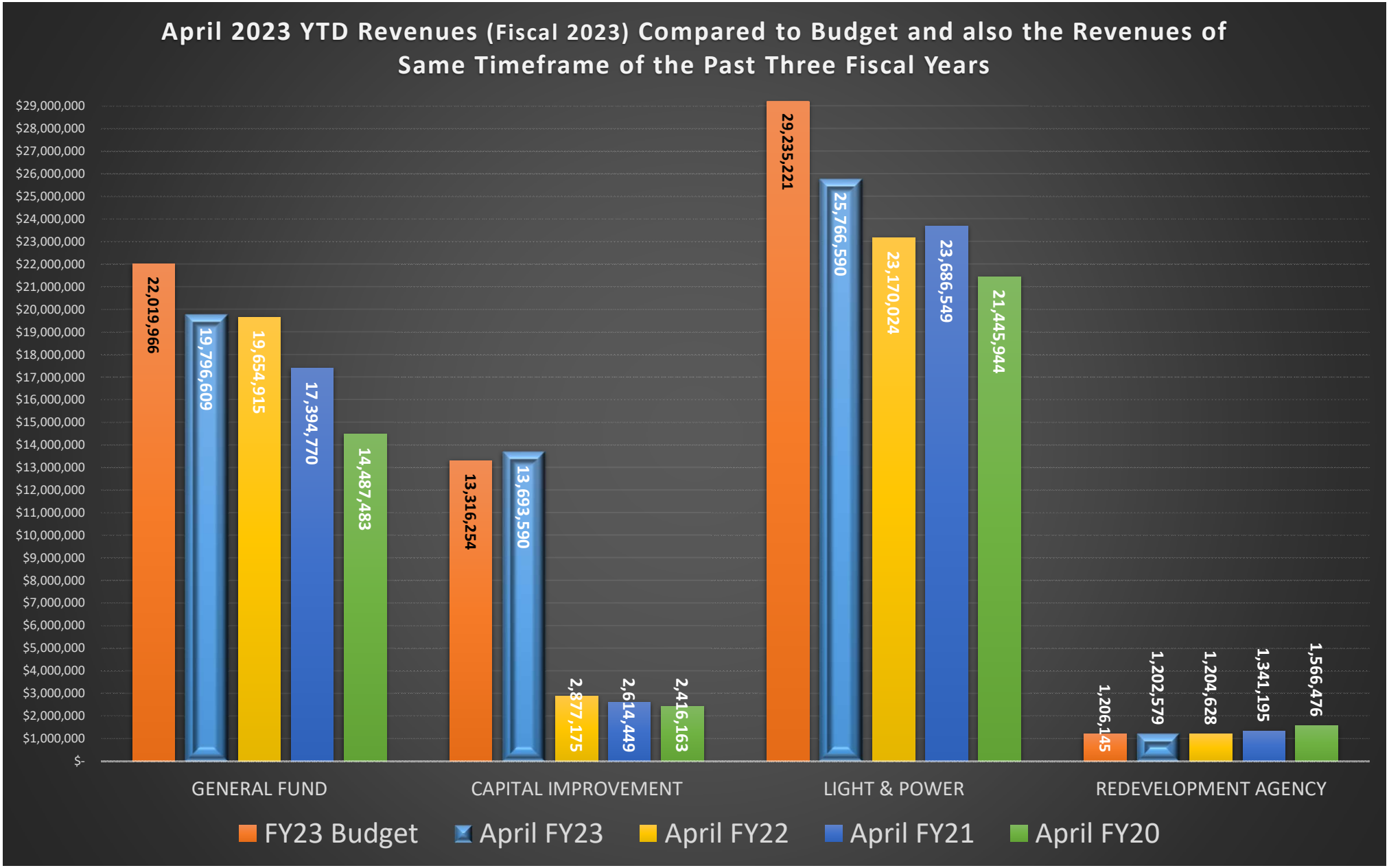
Council should review the attached revenue, expense, and budget reports.

Attachments

- April 2023 Revenue & Expense Reports – Fiscal 2023 YTD


April 2023 Budget Performance Report - FY2023
At the end of April 83.33% of fiscal year 2023 has elapsed
100
95
90
85
80
75
70
65
60
55
50
45
40
35
30
25
20
15
10
5
0
89.9
79.2
102.8
55.4
85.8
70.5
85.6
61.6
79.4
73.3
88.1
94.6
68.8
77.2
92.4
90
82.9
72.1
78.6
87.1
99.7
5.2
% of Budgeted Revenues Collected
% of Budgeted Expenditures Spent - Includes Capital Outlay
General
Capital Projects
Recycling
Storm Water
Water
Light & Power
Golf Course
Landfill
Sanitation
Cemetery
RDA


General Fund Detailed Revenues - April 2023
YTD Revenues (Fiscal Year 2023) Compared to Budget and also the Revenues of the Same Timeframe of the Past Three Fiscal Years
$5,200,000
$5,000,000
$4,800,000
$4,600,000
$4,400,000
$4,200,000
$4,000,000
$3,800,000
$3,600,000
$3,400,000
$3,200,000
$3,000,000
$2,800,000
$2,600,000
$2,400,000
$2,200,000
$2,000,000
$1,800,000
$1,600,000
$1,400,000
$1,200,000
$1,000,000
$800,000
$600,000
$400,000
$200,000
$-
Property Taxes
3,922,761
3,825,438
3,889,723
2,779,276
2,760,969
Sales Taxes
7,137,454
4,229,671
4,420,296
4,363,287
3,605,951
Franchise Taxes
3,570,000
2,986,647
2,665,825
2,378,209
2,536,100
Licenses & Permits
651,150
401,349
778,995
511,491
454,972
Grants & Intergovernmental Rev
2,814,800
4,640,903
4,541,055
3,440,264
1,704,712
Charges For Services-Governmnt
1,140,601
1,062,265
1,010,191
980,766
905,757
Fines & Forfeitures
120,000
102,174
88,237
86,580
98,385
Interest & Investment Earnings
114,000
237,031
107,476
110,548
147,510
Transfers In
2,450,000
2,255,812
2,059,610
2,622,435
2,032,589
Miscellaneous
95,700
51,301
93,508
41,995
151,092
Sale of Capital Assets
500
-
-
600
5,543
Total FY23 Budget
April FY23
April FY22
April FY21
April FY20


April 2023 YTD Revenues (Fiscal 2023) Compared to Budget and also the Revenues of Same Timeframe of the Past Three Fiscal Years
$29,000,000
$28,000,000
$27,000,000
$26,000,000
$25,000,000
$24,000,000
$23,000,000
$22,000,000
$21,000,000
$20,000,000
$19,000,000
$18,000,000
$17,000,000
$16,000,000
$15,000,000
$14,000,000
$13,000,000
$12,000,000
$11,000,000
$10,000,000
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$7,000,000
$6,000,000
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$2,000,000
$1,000,000
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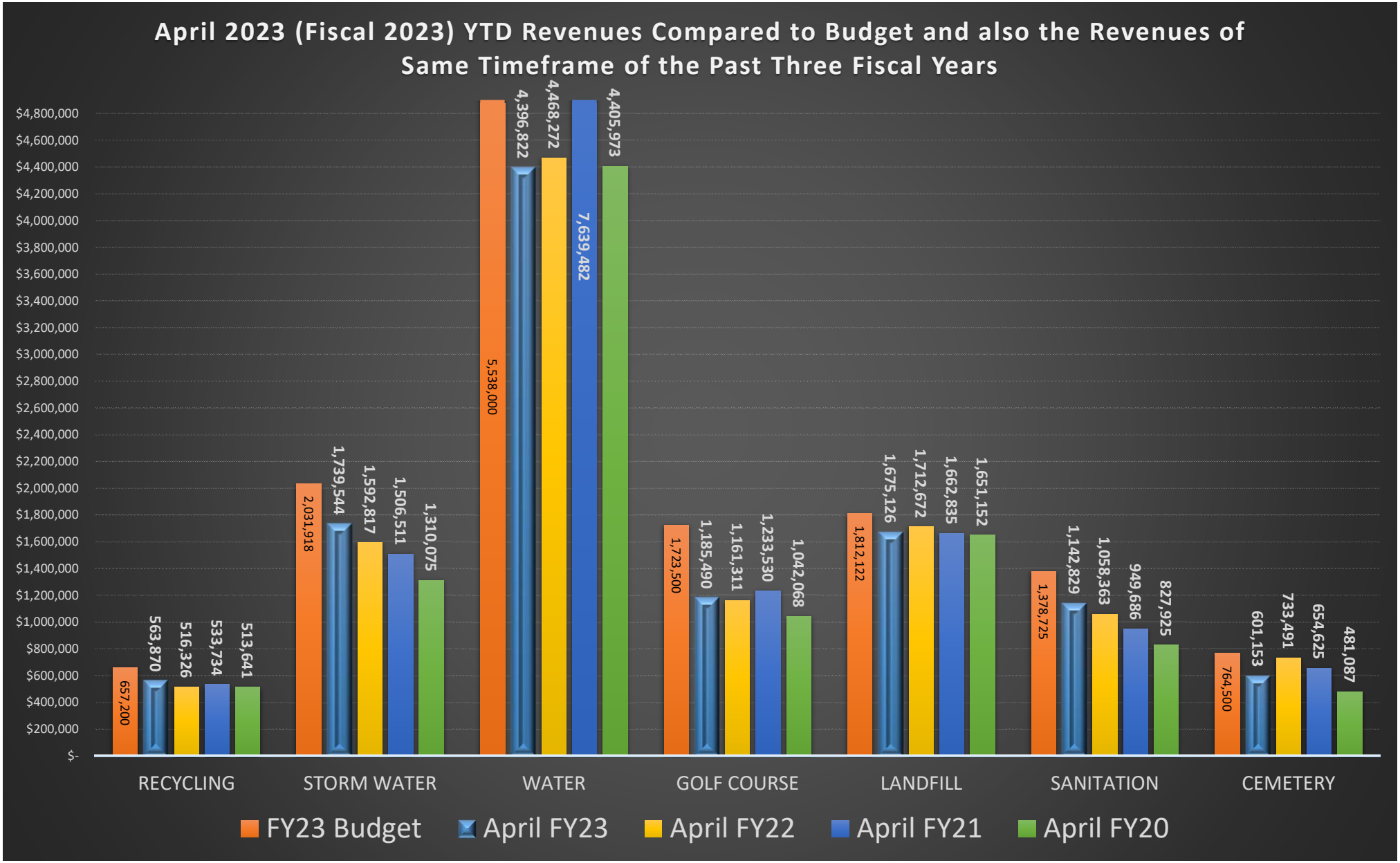
29,235,221
25,766,590
23,170,024
23,686,549
21,445,944
1,206,145
1,202,579
1,204,628
1,341,195
1,566,476
GENERAL FUND
CAPITAL IMPROVEMENT
LIGHT & POWER
REDEVELOPMENT AGENCY
FY23 Budget
April FY23
April FY22
April FY21
April FY20


April 2023 (Fiscal 2023) YTD Revenues Compared to Budget and also the Revenues of Same Timeframe of the Past Three Fiscal Years
$4,800,000
$4,600,000
$4,400,000
$4,200,000
$4,000,000
$3,800,000
$3,600,000
$3,400,000
$3,200,000
$3,000,000
$2,800,000
$2,600,000
$2,400,000
$2,200,000
$2,000,000
$1,800,000
$1,600,000
$1,400,000
$1,200,000
$1,000,000
$800,000
$600,000
$400,000
$200,000
$-
657,200
563,870
516,326
533,734
513,641
2,031,918
1,739,544
1,592,817
1,506,511
1,310,075
5,538,000
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7,639,482
4,405,973
1,723,500
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1,161,311
1,233,530
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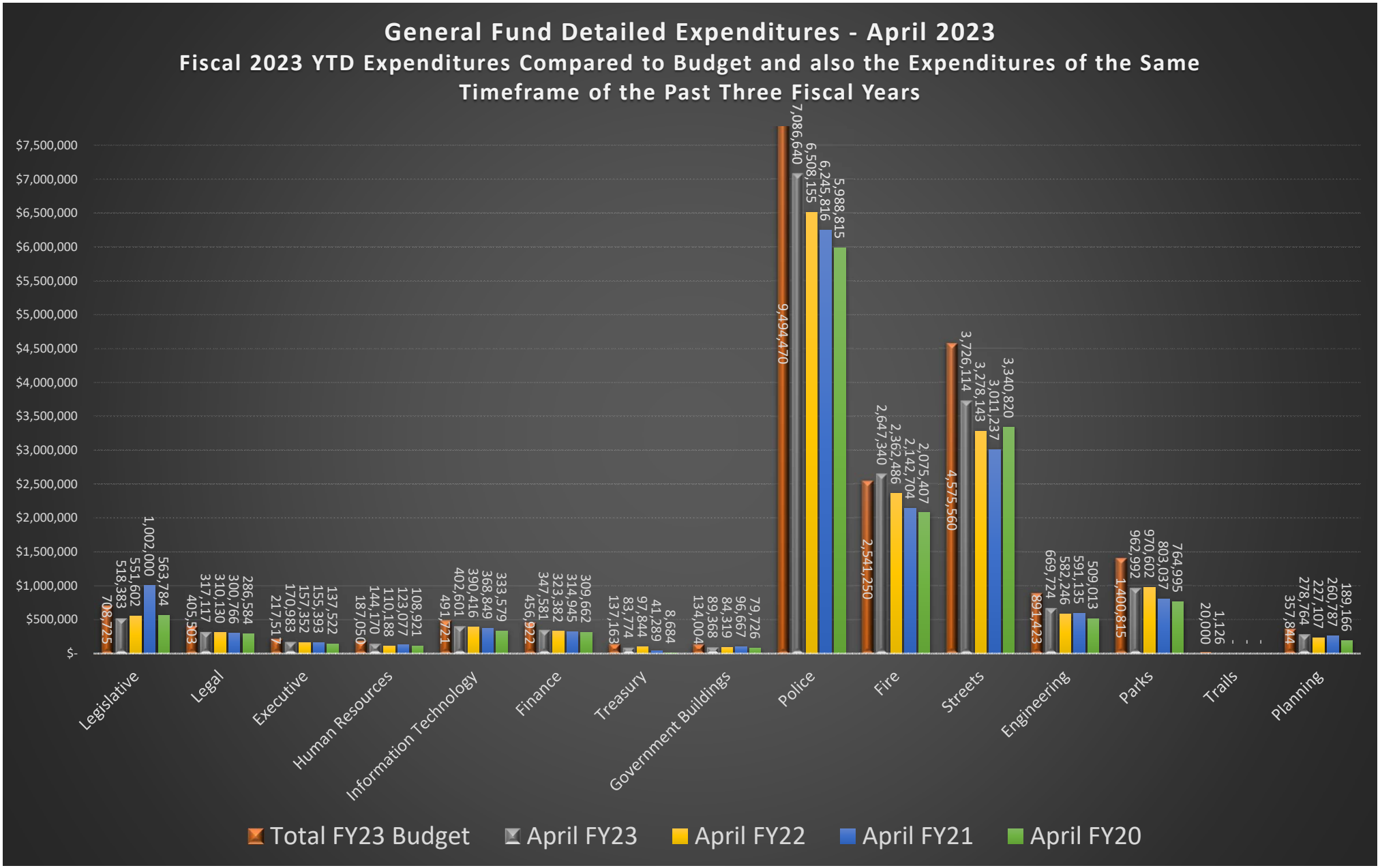
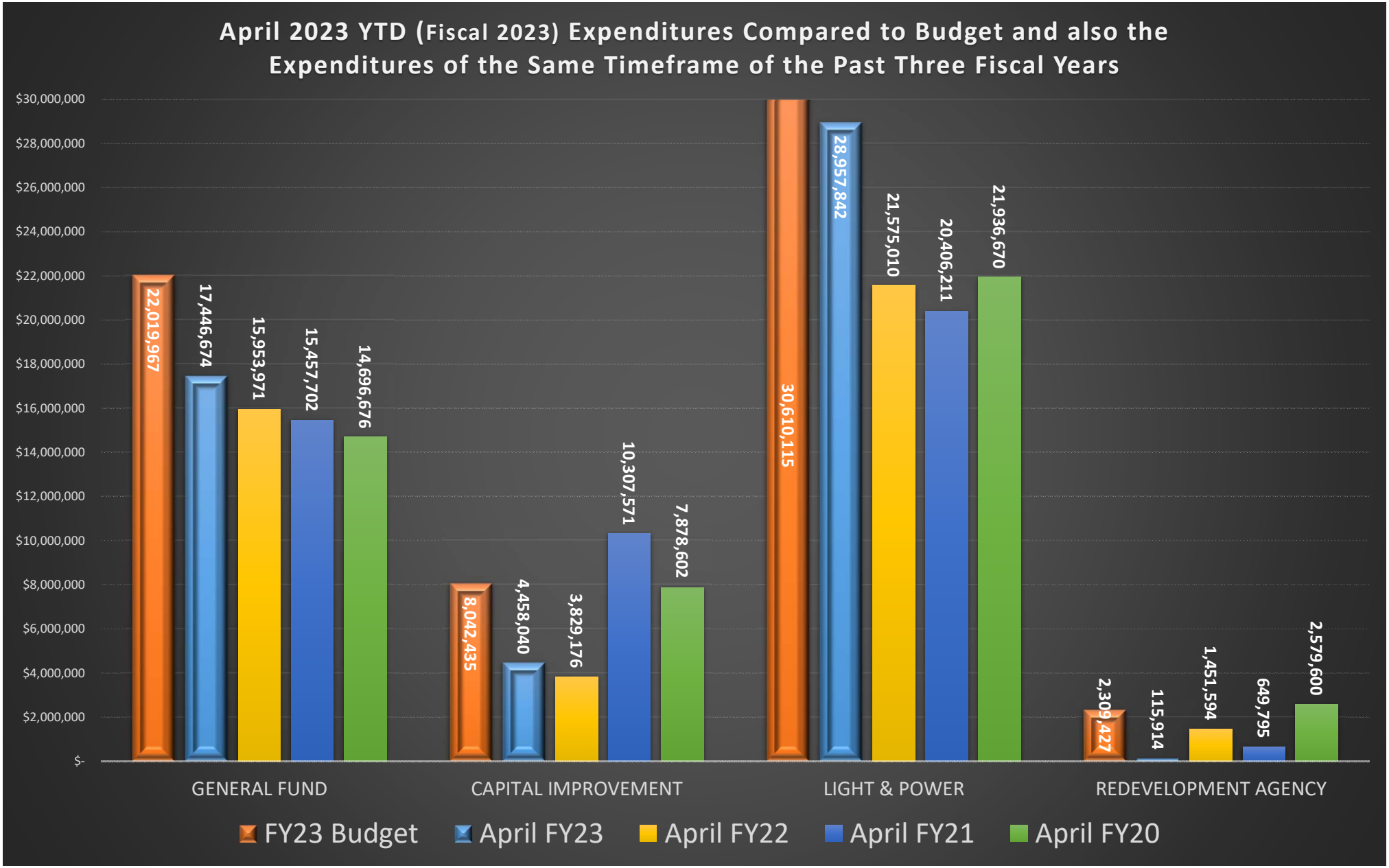
1,812,122
1,675,126
1,712,672
1,662,835
1,651,152
1,378,725
1,142,829
1,058,363
949,686
827,925
764,500
601,153
733,491
654,625
481,087
RECYCLING
STORM WATER
WATER
GOLF COURSE
LANDFILL
SANITATION
CEMETERY
FY23 Budget
April FY23
April FY22
April FY21
April FY20

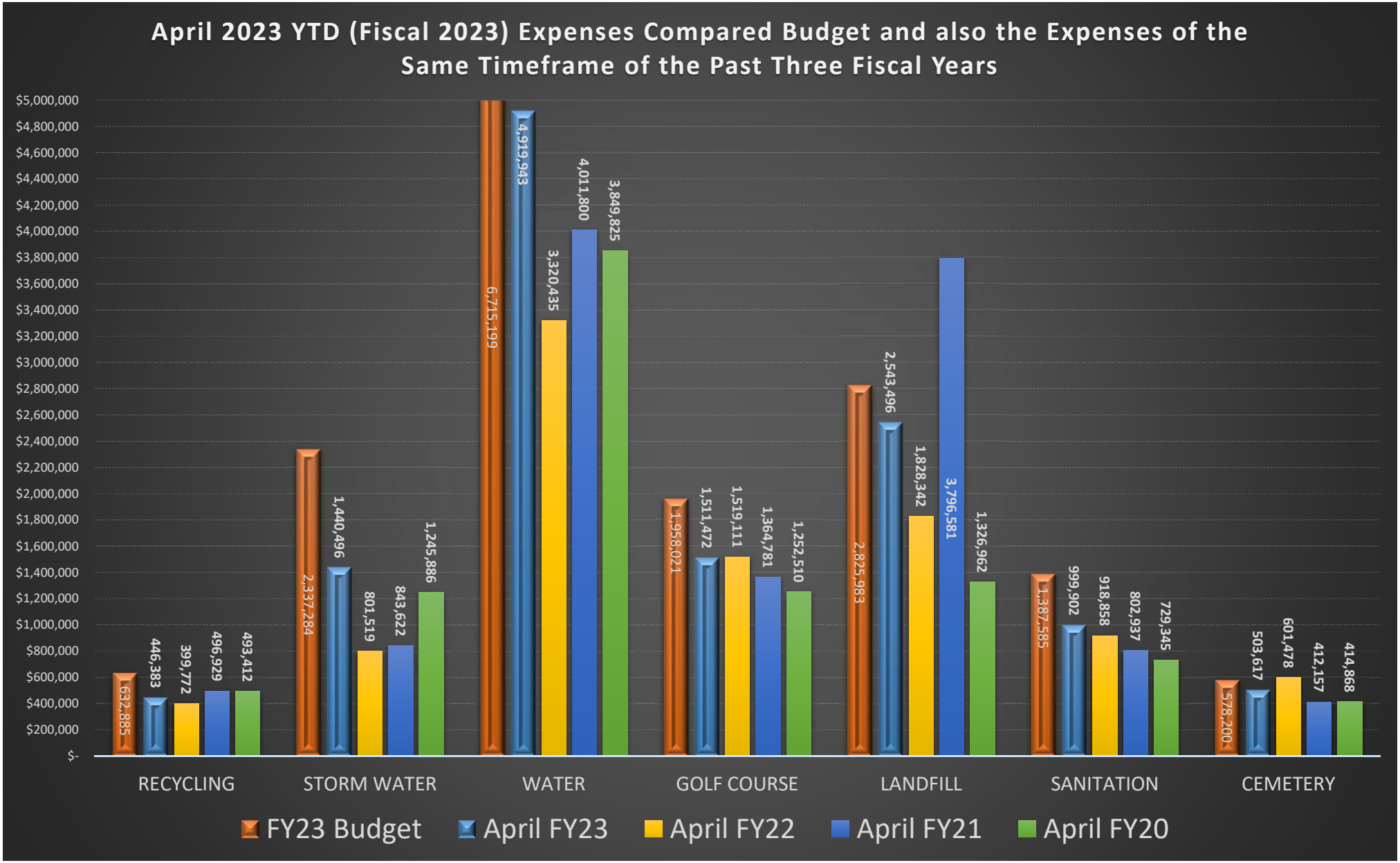
FOR 2023 10

	ORIGINAL APPROP	REVISED BUDGET	YTD EXPENDED	MTD EXPENDED	ENCUMBRANCES	AVAILABLE BUDGET	PCT USED
10 GENERAL FUND	-22,017,466	-22,019,966	-19,796,608.63	-987,516.12	.00	-2,223,357.37	89.9%
30 DEBT SERVICE	-679,904	-679,904	-736,905.18	-4,498.39	.00	57,001.18	108.4%
45 CAPITAL IMPROVEMENT	-13,318,754	-13,316,254	-13,693,589.80	-918,895.48	.00	377,335.80	102.8%
48 RECYCLING	-657,200	-657,200	-563,870.09	-49,151.66	.00	-93,329.91	85.8%
49 STORM WATER	-2,031,918	-2,031,918	-1,739,544.22	-182,602.46	.00	-292,373.78	85.6%
51 WATER	-5,538,000	-5,538,000	-4,396,822.45	-410,065.55	.00	-1,141,177.55	79.4%
53 LIGHT & POWER	-29,235,221	-29,235,221	-25,766,589.62	-2,196,968.93	.00	-3,468,631.38	88.1%
55 GOLF COURSE	-1,723,500	-1,723,500	-1,185,489.72	-85,001.65	.00	-538,010.28	68.8%
57 LANDFILL	-1,812,122	-1,812,122	-1,675,125.67	-207,765.99	.00	-136,996.33	92.4%
58 SANITATION	-1,378,725	-1,378,725	-1,142,829.02	-119,750.24	.00	-235,895.98	82.9%
59 CEMETERY	-764,500	-764,500	-601,152.64	-77,184.59	.00	-163,347.36	78.6%
61 COMPUTER MAINTENANCE	-74,611	-74,611	-49,605.41	-24.55	.00	-25,005.59	66.5%
63 LIABILITY INSURANCE	-488,307	-488,307	-615,680.36	-3,622.94	.00	127,373.36	126.1%
64 WORKERS' COMP INSURANCE	-176,377	-176,377	-274,342.84	-27,099.29	.00	97,965.84	155.5%
72 RDA REVOLVING LOAN FUND	-201,145	-201,145	-224,568.58	-26,167.28	.00	23,423.58	111.6%
73 REDEVELOPMENT AGENCY	-1,005,000	-1,005,000	-978,010.39	-3,817.75	.00	-26,989.61	97.3%
74 CEMETERY PERPETUAL CARE	-122,000	-122,000	-112,825.10	-15,896.92	.00	-9,174.90	92.5%
78 LANDFILL CLOSURE	-4,800	-4,800	-26,401.15	-3,767.13	.00	21,601.15	550.0%
83 RAP TAX	-714,000	-714,000	-482,630.90	-51,083.94	.00	-231,369.10	67.6%
91 GFAAG	0	0	-4,726.68	.00	.00	4,726.68	100.0%
92 OPEB TRUST	0	0	-18,115.64	-2,808.33	.00	18,115.64	100.0%
99 INVESTMENT	0	0	538,582.83	-77,175.48	.00	-538,582.83	100.0%
GRAND TOTAL	-81,943,550	-81,943,550	-73,546,851.26	-5,450,864.67	.00	-8,396,698.74	89.8%

** END OF REPORT - Generated by Tyson Beck **


General Fund Detailed Expenditures - April 2023
Fiscal 2023 YTD Expenditures Compared to Budget and also the Expenditures of the Same Timeframe of the Past Three Fiscal Years
$7,500,000
$7,000,000
$6,500,000
$6,000,000
$5,500,000
$5,000,000
$4,500,000
$4,000,000
$3,500,000
$3,000,000
$2,500,000
$2,000,000
$1,500,000
$1,000,000
$500,000
$-
Legislative
708,725
518,383
551,602
1,002,000
563,784
Legal
405,503
317,117
310,130
300,766
286,584
Executive
217,517
170,983
157,352
155,393
137,522
Human Resources
187,050
144,170
110,188
123,077
108,921
Information Technology
491,721
402,601
390,416
368,849
333,579
Finance
456,922
347,581
323,382
314,945
309,662
Treasury
137,163
83,774
97,844
41,289
8,684
Government Buildings
134,004
89,368
84,319
96,667
79,726
Police
9,494,470
7,086,640
6,508,155
6,245,816
5,988,815
Fire
2,541,250
2,647,340
2,362,486
2,142,704
2,075,407
Streets
4,575,560
3,726,114
3,278,143
3,011,237
3,340,820
Engineering
891,423
669,724
582,246
591,135
509,013
Parks
1,400,815
962,992
970,602
803,037
764,995
Trails
20,000
1,126
-
-
-
Planning
357,844
278,764
227,107
260,787
189,166
Total FY23 Budget
April FY23
April FY22
April FY21
April FY20


April 2023 YTD (Fiscal 2023) Expenditures Compared to Budget and also the Expenditures of the Same Timeframe of the Past Three Fiscal Years
$30,000,000
$28,000,000
$26,000,000
$24,000,000
$22,000,000
$20,000,000
$18,000,000
$16,000,000
$14,000,000
$12,000,000
$10,000,000
$8,000,000
$6,000,000
$4,000,000
$2,000,000
$-
22,019,967
17,446,674
15,953,971
15,457,702
14,696,676
8,042,435
4,458,040
3,829,176
10,307,571
7,878,602
30,610,115
28,957,842
21,575,010
20,406,211
21,936,670
2,309,427
115,914
1,451,594
649,795
2,579,600
GENERAL FUND
CAPITAL IMPROVEMENT
LIGHT & POWER
REDEVELOPMENT AGENCY
FY23 Budget
April FY23
April FY22
April FY21
April FY20


April 2023 YTD (Fiscal 2023) Expenses Compared Budget and also the Expenses of the Same Timeframe of the Past Three Fiscal Years
$5,000,000
$4,800,000
$4,600,000
$4,400,000
$4,200,000
$4,000,000
$3,800,000
$3,600,000
$3,400,000
$3,200,000
$3,000,000
$2,800,000
$2,600,000
$2,400,000
$2,200,000
$2,000,000
$1,800,000
$1,600,000
$1,400,000
$1,200,000
$1,000,000
$800,000
$600,000
$400,000
$200,000
$-
632,885
446,383
399,772
496,929
493,412
2,337,284
1,440,496
801,519
843,622
1,245,886
6,715,199
4,919,943
3,320,435
4,011,800
3,849,825
1,958,021
1,511,472
1,519,111
1,364,781
1,252,510
2,825,983
2,543,496
1,828,342
3,796,581
1,326,962
1,387,585
999,902
918,858
802,937
729,345
578,200
503,617
601,478
412,157
414,868
RECYCLING
STORM WATER
WATER
GOLF COURSE
LANDFILL
SANITATION
CEMETERY
FY23 Budget
April FY23
April FY22
April FY21
April FY20

FOR 2023 10

	ORIGINAL APPROP	REVISED BUDGET	YTD EXPENDED	MTD EXPENDED	ENCUMBRANCES	AVAILABLE BUDGET	PCT USED
10 GENERAL FUND							
4110 Legislative	708,725	708,725	518,382.93	41,499.14	.00	190,342.07	73.1%
4120 Legal	405,503	405,503	317,116.93	31,806.77	.00	88,386.07	78.2%
4130 Executive	217,517	217,517	170,982.82	14,045.32	.00	46,534.18	78.6%
4134 Human Resources	187,050	187,050	144,169.94	11,613.36	.00	42,880.06	77.1%
4136 Information Technology	491,721	491,721	402,600.85	15,081.65	.00	89,120.15	81.9%
4140 Finance	456,922	456,922	347,580.84	29,586.21	.00	109,341.16	76.1%
4143 Treasury	137,163	137,163	83,773.83	-7,802.15	.00	53,389.17	61.1%
4160 Government Buildings	134,004	134,004	89,367.51	12,794.24	.00	44,636.49	66.7%
4210 Police	7,330,272	7,330,272	5,614,306.29	586,124.04	.00	1,715,965.71	76.6%
4215 Reserve Officers	10,000	10,000	35.00	.00	.00	9,965.00	.4%
4216 Crossing Guards	155,710	155,710	112,699.77	11,793.55	.00	43,010.23	72.4%
4217 School Resource Officer	442,899	442,899	271,199.21	29,669.16	.00	171,699.79	61.2%
4218 Liquor Control	42,000	42,000	26,300.64	1,033.33	.00	15,699.36	62.6%
4219 PSAP - E911	1,513,589	1,513,589	1,062,098.94	114,339.31	.00	451,490.06	70.2%
4220 Fire	2,541,250	2,541,250	2,647,339.70	.00	.00	-106,089.70	104.2%
4410 Streets	4,575,560	4,575,560	3,726,114.00	287,593.10	.00	849,446.00	81.4%
4450 Engineering	891,423	891,423	669,723.62	73,165.20	.00	221,699.38	75.1%
4510 Parks	1,400,815	1,400,815	962,992.26	83,489.62	.00	437,822.74	68.7%
4550 Trails	20,000	20,000	1,125.74	398.58	.00	18,874.26	5.6%
4610 Planning	357,844	357,844	278,763.66	30,606.48	.00	79,080.34	77.9%
TOTAL GENERAL FUND	22,019,967	22,019,967	17,446,674.48	1,366,836.91	.00	4,573,292.52	79.2%
30 DEBT SERVICE							
4710 Debt Sevice	787,629	787,629	588,831.38	1.68	.00	198,797.62	74.8%
TOTAL DEBT SERVICE	787,629	787,629	588,831.38	1.68	.00	198,797.62	74.8%
45 CAPITAL IMPROVEMENT							
4110 Legislative	3,317,800	3,317,800	2,240,114.34	77,401.79	.00	1,077,685.66	67.5%
4136 Information Technology	0	0	.00	-10,256.18	.00	.00	.0%
4140 Finance	19,000	19,000	16,397.82	383.35	.00	2,602.18	86.3%
4160 Government Buildings	10,500	10,500	8,700.00	.00	.00	1,800.00	82.9%
4210 Police	877,635	877,635	201,476.60	35,375.00	.00	676,158.40	23.0%

FOR 2023 10

	ORIGINAL APPROP	REVISED BUDGET	YTD EXPENDED	MTD EXPENDED	ENCUMBRANCES	AVAILABLE BUDGET	PCT USED
4410 Streets	2,992,500	2,992,500	1,365,734.95	4,607.50	.00	1,626,765.05	45.6%
4510 Parks	95,000	95,000	210,366.00	335.00	.00	-115,366.00	221.4%
4550 Trails	730,000	730,000	415,250.04	19,904.40	.00	314,749.96	56.9%
TOTAL CAPITAL IMPROVEMENT	8,042,435	8,042,435	4,458,039.75	127,750.86	.00	3,584,395.25	55.4%
48 RECYCLING							
4800 Recycling	632,885	632,885	446,383.30	40,291.16	.00	186,501.70	70.5%
TOTAL RECYCLING	632,885	632,885	446,383.30	40,291.16	.00	186,501.70	70.5%
49 STORM WATER							
4900 Storm Water	2,337,284	2,337,284	1,440,495.85	63,376.91	.00	896,788.15	61.6%
TOTAL STORM WATER	2,337,284	2,337,284	1,440,495.85	63,376.91	.00	896,788.15	61.6%
51 WATER							
5100 Water	6,715,199	6,715,199	4,919,942.71	327,797.22	.00	1,795,256.29	73.3%
TOTAL WATER	6,715,199	6,715,199	4,919,942.71	327,797.22	.00	1,795,256.29	73.3%
53 LIGHT & POWER							
5300 Light & Power	30,610,115	30,610,115	28,957,841.51	2,022,327.89	.00	1,652,273.49	94.6%
TOTAL LIGHT & POWER	30,610,115	30,610,115	28,957,841.51	2,022,327.89	.00	1,652,273.49	94.6%
55 GOLF COURSE							
5500 Golf Course	1,958,021	1,958,021	1,511,472.18	190,945.44	.00	446,548.82	77.2%
TOTAL GOLF COURSE	1,958,021	1,958,021	1,511,472.18	190,945.44	.00	446,548.82	77.2%

FOR 2023 10

57 LANDFILL	ORIGINAL APPROP	REVISED BUDGET	YTD EXPENDED	MTD EXPENDED	ENCUMBRANCES	AVAILABLE BUDGET	PCT USED
57 LANDFILL							
5700 Landfill	2,825,983	2,825,983	2,543,496.33	108,327.68	.00	282,486.67	90.0%
TOTAL LANDFILL	2,825,983	2,825,983	2,543,496.33	108,327.68	.00	282,486.67	90.0%
58 SANITATION							
5800 Sanitation	1,387,585	1,387,585	999,902.11	73,840.54	.00	387,682.89	72.1%
TOTAL SANITATION	1,387,585	1,387,585	999,902.11	73,840.54	.00	387,682.89	72.1%
59 CEMETERY							
5900 Cemetery	578,200	578,200	503,616.53	41,152.65	.00	74,583.47	87.1%
TOTAL CEMETERY	578,200	578,200	503,616.53	41,152.65	.00	74,583.47	87.1%
61 COMPUTER MAINTENANCE							
6100 Computer Maintenance	97,799	97,799	42,053.40	29,991.17	.00	55,745.60	43.0%
TOTAL COMPUTER MAINTENANCE	97,799	97,799	42,053.40	29,991.17	.00	55,745.60	43.0%
63 LIABILITY INSURANCE							
6300 Liability Insurance	696,701	696,701	775,627.70	44,400.70	.00	-78,926.70	111.3%
TOTAL LIABILITY INSURANCE	696,701	696,701	775,627.70	44,400.70	.00	-78,926.70	111.3%
64 WORKERS' COMP INSURANCE							

FOR 2023 10

64 WORKERS' COMP INSURANCE	ORIGINAL APPROP	REVISED BUDGET	YTD EXPENDED	MTD EXPENDED	ENCUMBRANCES	AVAILABLE BUDGET	PCT USED
6400 Workers' Comp Insurance	325,110	325,110	260,437.04	15,195.04	.00	64,672.96	80.1%
TOTAL WORKERS' COMP INSURANCE	325,110	325,110	260,437.04	15,195.04	.00	64,672.96	80.1%
72 RDA REVOLVING LOAN FUND							
7200 RDA Revolving Loans	502,000	502,000	1,667.45	36.88	.00	500,332.55	.3%
TOTAL RDA REVOLVING LOAN FUND	502,000	502,000	1,667.45	36.88	.00	500,332.55	.3%
73 REDEVELOPMENT AGENCY							
7300 Redevelopment Agency	1,807,427	1,807,427	114,246.30	7,623.68	.00	1,693,180.70	6.3%
TOTAL REDEVELOPMENT AGENCY	1,807,427	1,807,427	114,246.30	7,623.68	.00	1,693,180.70	6.3%
74 CEMETERY PERPETUAL CARE							
7400 Cemetery Perpetual Care	1,740	1,740	1,140.91	24.21	.00	599.09	65.6%
TOTAL CEMETERY PERPETUAL CARE	1,740	1,740	1,140.91	24.21	.00	599.09	65.6%
83 RAP TAX							
8300 RAP Tax	1,303,739	1,303,739	932,496.92	2.06	.00	371,242.08	71.5%
TOTAL RAP TAX	1,303,739	1,303,739	932,496.92	2.06	.00	371,242.08	71.5%
91 GFAAG							
4410 Streets	0	0	3,610.83	.00	.00	-3,610.83	100.0%
TOTAL GFAAG	0	0	3,610.83	.00	.00	-3,610.83	100.0%
92 OPEB TRUST							

FOR 2023 10

92 OPEB TRUST	ORIGINAL APPROP	REVISED BUDGET	YTD EXPENDED	MTD EXPENDED	ENCUMBRANCES	AVAILABLE BUDGET	PCT USED
9200 OPEB Trust	0	0	3,532.15	254.28	.00	-3,532.15	100.0%
TOTAL OPEB TRUST	0	0	3,532.15	254.28	.00	-3,532.15	100.0%
GRAND TOTAL	82,629,819	82,629,819	65,951,508.83	4,460,176.96	.00	16,678,310.17	79.8%

** END OF REPORT - Generated by Tyson Beck **

City Council Staff Report

Subject: Interlocal Cooperation Agreement for Administrative Services Provided for the South Davis Recreation District
Author: Tyson Beck, Finance Director
Department: Finance
Date: June 13, 2023

Background

Since October 2007 Bountiful City (the City) employees have been contracted to provide administrative services on behalf of the South Davis Recreation District (the District) in exchange for stipulated monthly fees. These services encompass numerous activities but can be categorized as follows: accounting, finance, accounts payable, treasury, human resources, payroll and benefits, information technology, lawn care and irrigation, parking lot snow plowing and sweeping, and field maintenance and lighting.

These City-provided services were contracted through a 12-month interlocal agreement signed by both government entities in May of 2022. That agreement's term ends June 30, 2023. It is now necessary to renew this interlocal agreement.

Analysis

It is proposed that the interlocal agreement between the City and the District again be extended.

The interlocal agreement proposed would authorize the continuation of City-provided services through June 2024, extending the agreement one additional fiscal year. Upon nearing the completion of the proposed extension, it is anticipated that another interlocal would again be negotiated and brought before the City Council and District Board for approval.

The proposed agreement would entail an estimated 333 City-employee service hours per month for administrative services and additional hours for grounds maintenance. The proposed agreement would compensate the City $19,010 monthly through the end of the agreement in June of 2024. The proposed fees were updated to match the City's fiscal year 2024 budgeted payroll costs and then discounted 10% as a courtesy to a governmental entity providing recreational services to Bountiful City residents. The proposed increase in fees averages to a 13.47% increase from what is being charged in fiscal year 2023.

This proposed agreement will also be reviewed and it is anticipated to be approved by the District Board during their June 2023 Board meeting.

Department Review

This report was prepared by the Finance Director and reviewed by the City Manager.

Significant Impacts

The City and the District would enter into an interlocal cooperation agreement that would continue through June of 2024 with anticipated agreement renewals in the future that would continue these services. This interlocal agreement would provide the City's General Fund with needed revenues to help cover the long-standing personnel costs being incurred to provide these services for the District.

Recommendation

It is recommended that the City Council approve Resolution 2023-07 allowing the City to enter into this Interlocal Cooperation Agreement for City employee services to be provided to the District.

Attachments

Resolution 2023-07 Interlocal Cooperation Agreement – Bountiful City Services

Bountiful City Services Interlocal Agreement with the SDRD – July 2023 to June 2024

BOUNTIFUL

MAYOR
Kendalyn Harris

CITY COUNCIL
Millie Segura Bahr
Jesse Bell
Kate Bradshaw
Richard Higginson
Cecilee Price-Huish

CITY MANAGER
Gary R. Hill

Bountiful City
Resolution No. 2023-07

A RESOLUTION APPROVING AN INTERLOCAL COOPERATION AGREEMENT FOR BOUNTIFUL CITY SERVICES PROVIDED TO THE SOUTH DAVIS RECREATION DISTRICT.

WHEREAS, the Parties, pursuant to Utah's Interlocal Cooperation Act, codified at Title 11, Chapter 13, Utah Code Ann. (the "Act"), are authorized to enter in an agreement; and

WHEREAS, the Parties desire to enter into an Agreement of Interlocal Cooperation for their mutual benefit and for the further purpose of Bountiful City (the City) employees providing services to the South Davis Recreation District (the District) as specified herein; and

WHEREAS, the City has provided these services to the District since October of 2007 and both parties desire to continue said services through June of 2024; and

Now, therefore, be it resolved by the City Council of Bountiful, Utah as follows:

Section 1. **Agreement Approved.** The Bountiful City Council hereby approves the attached Interlocal Cooperation Agreement for City services to be provided to the District.

Section 2. **Mayor Authorized to Execute.** The Mayor of Bountiful City is authorized to sign and execute the attached Interlocal Cooperation Agreement and any other documents necessary to implement the Agreement.

Section 4. **Severability Clause.** If any section, part or provision of this Resolution is held invalid or unenforceable, such invalidity or unenforceability shall not affect any other portion of this Resolution, and all sections, parts and provisions of this Resolution shall be severable.

Section 5. **Effective Date.** This Resolution shall become effective immediately upon its passage. The Agreement shall take effect as described therein.

Adopted by the City Council of Bountiful, Utah, this 13th day of June 2023.

Kendalyn Harris, Mayor

Shawna Andrus, City Recorder

INTERLOCAL COOPERATION AGREEMENT
BETWEEN
SOUTH DAVIS RECREATION DISTRICT AND BOUNTIFUL CITY

THIS AGREEMENT ("Agreement") is made and entered into as of the ____ day of -June 2023, by and between SOUTH DAVIS RECREATION DISTRICT, a special service district of the State of Utah, hereinafter referred to as the "District," and BOUNTIFUL CITY, a Utah municipal corporation, hereinafter referred to as the "City."

WITNESSETH:

WHEREAS, Title 11 Chapter 13 of the *Utah Code Annotated,* 1953, as amended, authorizes contracts between public agencies to enter into Agreements for cooperative action and to provide and/or exchange services between such agencies; and

WHEREAS, the parties to this Agreement are both governmental entities located in Davis County, State of Utah and are empowered to provide and operate recreational facilities and programs for the benefit of their citizens; and

WHEREAS, the City and District have coordinated together on various projects and in acquiring facilities and desire to cooperate in obtaining and providing fiscal and related services and to cooperate with each other in doing so; and

WHEREAS, the parties desire to reduce their respective understandings and agreements to writing;

NOW, THEREFORE, in consideration of the mutual covenants contained herein and other good and valuable consideration, the adequacy of which is hereby acknowledged, the parties hereby agree as follows:

1. The City hereby agrees to provide financial, personnel, computer, and related services to the District as more particularly set forth in the proposed scope of services attached hereto as Exhibit A and by this reference made a part hereof. In performing services for the District, the City will comply with all applicable laws, rules and regulations of any governmental entity having jurisdiction over the District.
2. In order to coordinate with the City in providing services to the District, the District will perform those functions set forth under the District's role as specified in Exhibit A attached hereto.
3. It is the intent and desire of the parties hereto to cooperate in carrying out the terms of this Agreement in order to obtain coordinated, economical financial information and related services described in Exhibit A attached hereto and to minimize unnecessary expenses for the District and the City.
4. The District will pay administrative service fees to the City in accordance with the schedule attached hereto as Exhibit B and by this reference made a part hereof. The City will provide monthly written billings to the District for services performed. The District will pay the City's invoice within 30 days of receipt of the same. The service fees in Exhibit B are based on the 2022 operations and accounting/reporting systems of the District. If the District board of governance or management expand operations to a second facility or property, increase personnel, or elect for other operational or accounting/reporting systems

changes affecting Bountiful City service levels beyond those in effect in 2022, the service fees in this agreement will be renegotiated and amended at the City's initiative. If renewed terms cannot be reached within 30 days of initial presentation to the District, City services will be terminated.

5. This Agreement shall be effective beginning July 1, 2023, through June 30, 2024, unless the same is terminated as provided herein. Either party hereto may terminate this Agreement upon giving the other party 180 days written notice prior to the date of termination. In the event of termination, the City shall be paid for all services rendered up to the effective date of such termination.
6. No separate legal entity is created by the terms of this Agreement. To the extent that this agreement requires administration other than as set forth herein, it shall be administered by the Executive Director of the District and the City Manager of the City, acting as a joint board. There shall be no real or personal property acquired jointly by the parties as a result of this Agreement.
7. This Agreement is not assignable.
8. Each party hereto shall be solely responsible for providing workers compensation, wages and benefits for its own personnel who provide any assistance under this Agreement.
9. Each party hereto shall be responsible and shall defend the actions of its own employees, negligent or otherwise, performed pursuant to the provisions of this Agreement.
10. This Agreement contains the entire agreement and understanding of the parties hereto with respect to the subject matter hereof and supersedes all prior agreements and understandings, written or oral, between the parties with respect to the subject matter hereof.
11. This Agreement shall be submitted to the authorized attorney for each party for approval as to form in accordance with Section 11-13-202.5 of the *Utah Code Annotated,* 1953, as amended.
12. If any portion of this Agreement is held to be unenforceable or invalid for any reason by a court of competent jurisdiction, the remaining provisions shall continue in full force and effect.
13. This Agreement is not intended to benefit any person or entity not named as a party hereto.
14. If either party fails to perform its obligations hereunder or to comply with the terms hereof, the non-defaulting party shall have all rights and remedies available at law and in equity.
15. This Agreement may be amended only in writing signed by the parties hereof.
16. Each of the parties hereto shall cause the governing body of that party to pass a resolution authorizing said party to enter into this Agreement and a copy of said resolution shall be attached hereto and be a part hereof by this reference.

IN WITNESS WHEREOF, the parties hereto have executed this Agreement by and through their respective duly authorized representatives as of the day and year first hereinabove written.

SOUTH DAVIS RECREATION DISTRICT

_____

Rick Earnshaw, District Board Chair
Dated:_____

ATTEST:

_____
Tyson Beck, District Clerk

Approved as to form and compliance with applicable law:

_____
Attorney for South Davis Recreation District

BOUNTIFUL CITY

_____
Kendalyn Harris, Bountiful City Mayor
Dated:_____

ATTEST:

_____
Shawna Andrus, City Recorder

Approved as to form and compliance with applicable law:

_____
Bountiful City Attorney

EXHIBIT A

Exhibit A note: any requested assistance with items outside of the Bountiful City roles described in Exhibit A, may be billed separately by Bountiful City at an agreed upon rate and depending upon the circumstances of the request.

Scope of Services and Division of Duties:

Bountiful City's Role	District's Role
Human Resources / Payroll: Bi-weekly payroll processing using City computer and software to include: 1. Employee set-up/maintenance. 2. Payroll tax calculations, remittance, and reporting. 3. Time entry. 4. Employee benefits processing & remittances including State Retirement and 401(k) programs. 5. Payroll check and direct deposit issuance. Preparation and maintenance of new employee information packets and change forms. Creation and maintenance of permanent employee files. Assist with benefits open enrollment annually. Preparation of W -2 annually. Provision of technical assistance related to management and employee payroll and benefit questions. Aid in State retirement systems maintenance, reporting, and occasional audits. Aid in tracking Affordable Care Act hours. Preparation of annual 1095 forms. Aid with State census reporting. Aid in the annual budget process by creating payroll and benefit cost projections.	Human Resources / Payroll: Time sheet preparation, reviews, submission for payment to the City. Hiring, employee evaluations, job actions (promotions, reclassifications, demotions), terminations. Workers Compensation administration (including training, injury claims and reporting). Maintenance and administration of personnel policies, job descriptions, etc. Supply needed forms and envelopes.

EXHIBIT A (Continued)

Bountiful City's Role	District's Role
<u>Accounting / Accounts Payable:</u> Provide full general ledger accounting services using City-provided financial reporting software to include: 1. District transaction data entry into financial software. 2. Preparation of monthly journal entries. 3. Monthly reconciliations and closing of books. 4. Capital asset tracking and reporting. 5. Yearly closing of books in accordance with governmental accounting standards. 6. Preparation of yearend reconciliations, schedules, and documents necessary for independent audit. 7. Coordinate and orchestrate annual independent financial statement audit. 8. Monthly calculation and submission to State Tax Commission of sales taxes. Provide financial reporting to include: 1. Monthly detailed cash disbursement listing for management use and Board approval. 2. Monthly budget-to-actual reports for management use and Board approval. 3. Monthly revenue and expense reports from the City's financial software with graphs illustrating the prior three-years of comparison data. 4. Quarterly cash/investment balances report. 5. Annual financial report analysis for management and the Board. 6. Submission of annual audited financial statements to the various State, bonding, and operational entities. 7. Quarterly and annual transparency report preparation and submission as required by the State. Provide a competent individual to act as District Clerk who attends the monthly Board meetings.	<u>Accounting / Accounts Payable:</u> Vendor negotiation and management. Invoice review, approval, and coding. Accounts Receivable establishment, collection, and write-offs (provide documentation as needed). Supply daily transaction and deposit reporting from the District's point-of-service software for input into the financial reporting software by the City. Supply requested operational and financial information in a timely manner to properly account for the District operations. District management review of monthly financial reporting. Supply checks, forms, and envelopes. District Clerk duties other than financial (minutes, resolutions, contracts, agreements, etc.). Overall responsibility for compliance with all State and Federal laws. Overall responsibility for selection and establishment of financial internal controls.

EXHIBIT A (Continued)

Bountiful City's Role	District's Role
<u>Accounting / Accounts Payable (Continued):</u> Weekly accounts payable (AP) services using City computers and software that include: 1. Input and processing of AP invoices, and issuance of checks using City computers and printers. 2. Secondary/independent internal control review over AP batches and vendor adjustments. 3. Set up and maintenance of District vendors. 4. Preparation and issuance of annual 1099's to vendors.	

EXHIBIT A (Continued)

Bountiful City's Role	District's Role
Treasury / Budget: Provide investment and cash management services that include: 1. Recording of daily and monthly revenues and investment transactions. 2. Monitoring of cash and investment balances. 3. Monthly bank account and investment reconciliations. 4. Investing of funds in accordance with approved policies and laws. Semi-annual reporting of deposits and investments with the State Treasurer. Annual reporting of Unclaimed Property to State Treasurer's Office. Prepare and file property tax certification forms with County staff. Provide budgeting assistance that includes: 1. Annually assemble a budget document with historical data for District Management to begin creation of a tentative budget to present to the District Board. 2. Prepare and submit required budget reports to Utah State Auditor. Provide a competent individual to act as District Treasurer and who is available to attend the monthly Board meetings, as requested.	Treasury / Budget: Daily cash receipting and closing. Daily deposits. Submission of daily cash/credit card reports to City staff for recording. Collection of returned checks. Correction of deposit errors from bank and reporting of corrections to City staff for recording in financial records. Annual follow-up and preparation of data for submission to the Unclaimed Property Report to the State Treasurer's Office. Prepare budget calendar in connection with City staff. Develop annual operating and capital budget. Present budget to board for tentative and final approval. Prepare budget and property tax resolutions for adoption by District board.

EXHIBIT A (Continued)

Bountiful City's Role	District's Role
Information Technology: Provide telephones and computers, necessary wiring installation and termination, network switching/routing, network firewall and unfiltered Internet services. Provide virtual or hardware-based servers as needed including backup and disaster recovery. Provide network directory services, user account maintenance, local file storage and permission management, and network printer access. Manage user accounts and periodically disable any left inactive after three or more weeks. Provide, install, and maintain end-point protection (anti-virus, anti-malware, etc.) for District workstations. Maintain operating system updates and patches. Purchase all equipment and software licensing related to the above services. Provide inquiry/reporting access to the City's financial reporting software to specific District employees. Also provide financial software support. Due to the District's extensive operating hours as compared to the City's operating hours, the City will provide best-effort support and services during off-hours to ensure critical system operability related to the above services.	Information Technology: Provide reimbursement to the City for the District's portion of the service providers' monthly billings as well as any direct purchases of equipment/software on behalf of the District. Notification of need for telecommunication and data processing moves, additions, and, deletions, and changes. Ensure its use of all information technology will comply with the City's current ratified IT policy. Responsible for all license compliance other than that software and hardware which is provided by the City. For all hardware and software not provided by the City for which the District requires City support, the District is to maintain a current support contract and valid license. Wholly responsible for its print and copy services. Notify the City of network user terminations/separations withing two business days. No installation of additional software except direct business-oriented software packages. No changes to operating system version. Establish, maintain, and provide support for the District's productivity software and licensing (currently Microsoft Office 365). Implement, maintain, and support employee security training program (e.g. KnowB4) as indicated in current City IT policy.

EXHIBIT B

Schedule of Services and Charges:

Admin. Services Category:	Est. FY 2024 Monthly Hrs	FY 2024 Monthly Service Fee	FY 2023 Presented for Comparison: Est. FY 2023 Monthly Hrs	FY 2023 Monthly Service Fee
Human Resources/Payroll	121	$ 6,428	121	$ 5,962
Accounting	90	4,781	82	4,040
Accounts Payable	62	3,294	61	3,005
Treasury/Cash Management	34	1,806	25	1,232
Information Systems	26	1,381	26	1,281
Monthly Totals	333	$ 17,690	315	$ 15,520

	Estimated FY 2024 Hourly Rate	Estimated FY 2023 Hourly Rate
	$ 53.12	$ 49.27

Bountiful City Additional Monthly Services:

	FY 2024 Monthly Fee	FY 2023 Monthly Fee
Field maintenance and lighting	$ 297	$ 278
Lawn care and irrigation	$ 447	$ 418
Parking lot snowplowing and sweeping	$ 576	$ 538
	Fiscal Year 2024	Fiscal Year 2023
Total Combined Monthly Service Fee	**$ 19,010**	$ 16,754
Total Combined Annualized Service Fee	**$ 228,120**	$ 201,048

City Council Staff Report

Subject: Preliminary/Final Architectural and Site Plan for a Multi-Family Mixed Use Development at 1791 South Renaissance Towne Drive Lot 11
Author: Amber Corbridge, Senior Planner
Department: Planning
Date: June 13, 2023

Background

The applicant, Randy Beyer with Knowlton General LC, is requesting Preliminary/Final Architectural and Site Plan Approval to develop Renaissance Towne Centre Lot 11. This property is located within the Mixed-Use Residential (MXD-R) Zone and is in the southeast corner of the Renaissance Towne Centre (RTC) development. The City Council approved a zone change for the entire RTC development to MXD-R Zone in May 2019, which amended the Development Plan/ordinance. The Development Plan was amended in April, 2021, and then in October 2022, specifically for this site. The approved Development Plan regulates how RTC will develop, such as permitted uses, building heights and setbacks, landscaping, parking, structure design and materials, site plan approval, etc.

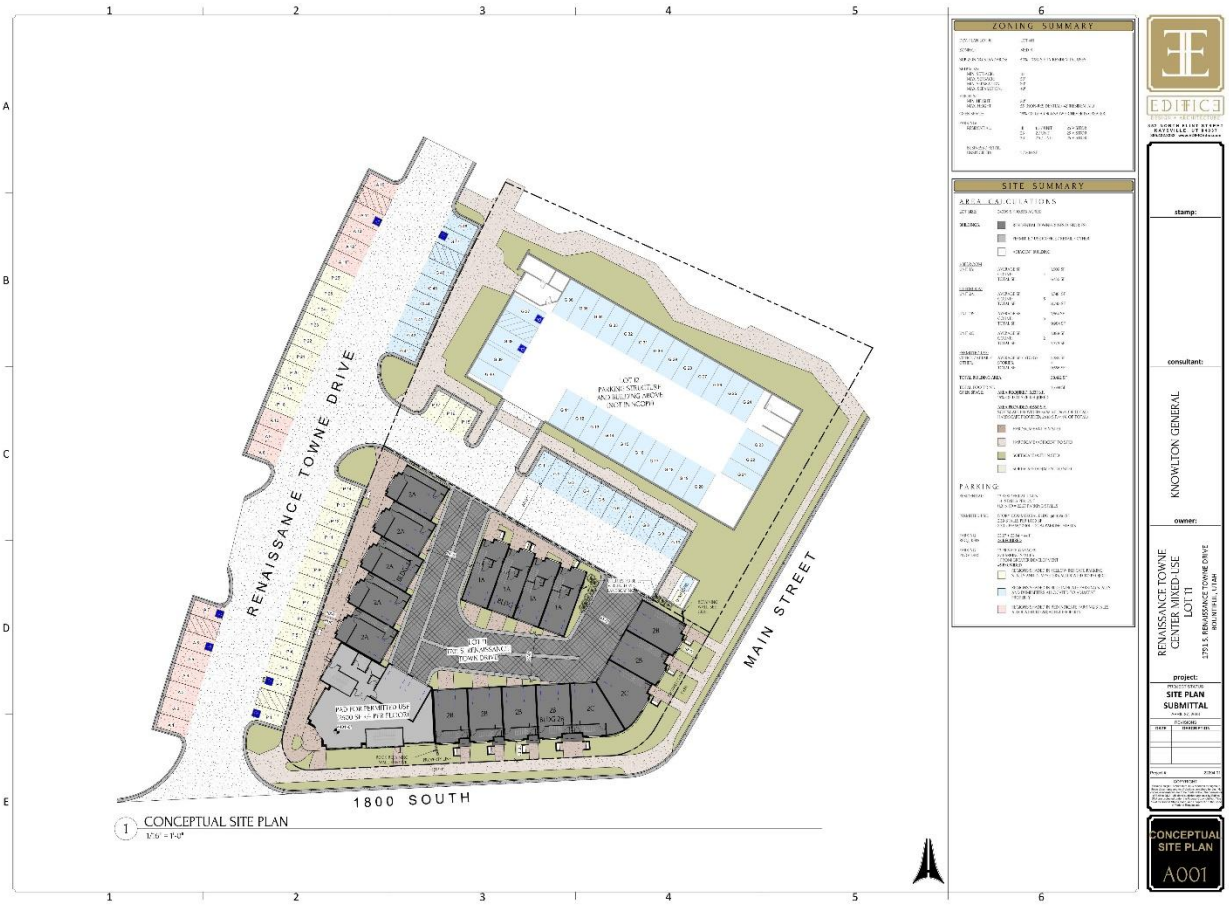
This mixed-use project proposal, platted Lot 11, consists of seventeen (17) townhouses, three (3) apartments, and two (2) non-residential (office/retail) spaces. The three (3) apartments would be located on the third and fourth floor of the mixed-use section, and the nonresidential spaces would be located on the first and second floor (corner of 1800 South and Renaissance Towne Drive). The proposed townhouses line up and face the following streets:

- Main Street – 3 townhouses
- 1800 South – 5 townhouses
- Renaissance Towne Drive - 5 townhouses
- Interior circular driveway access via platted Lot 12

The maximum building height for all structures would be fifty-four (54) feet.

The structures are designed to fit within the RTC development, where exterior architectural elements and materials are compatible with other structures in the area. The applicant is proposing brick and stone as the main exterior building materials, and vertical siding and stucco as accent materials (See attached elevation drawings, including material finishes, colors, and coverages).

The site plan below shows the site meeting landscaping area, parking, walkway widths and connections, patios, aisle widths, etc.



During the June 6, 2023 Planning Commission meeting the Commission reviewed the Architectural and Site Plan Application and forwarded a positive recommendation with the conditions noted below to City Council with a unanimous vote (6-0).

Analysis

The architectural and site plans have been reviewed by staff, where setbacks, height, landscaping, parking, and other applicable standards are reviewed for compliance and meet the Amended 2021 RTC Development Plan/ordinance. The following items are notable review comments:

Design Guidelines.

The Development Plan/ordinance states that each residential unit shall have private outdoor space in the form of a balcony or patio. Exceptions may be allowed and evaluated by the Land Use Authority during the Site Plan Approval Process. The proposed patios meet this requirement; however, there are inconsistencies with the plans. The patios on some plans show fencing around a bench, and others show a pad and bench without fencing. The plans will need to be corrected to have all patio areas consistent with each other. Staff recommends the patio areas be open style where the fencing is not present. The fencing design takes away from the architecture of the townhouses facing the street, as shown in the images below.

Engineering, Building, Power, and Fire Comments

There are minor outstanding engineering redlines/corrections, and The Fire District has comments on the civil plans, which will need to be corrected. Staff recommends addressing these typical items prior to issuance of the building permit, see conditions of approval.

Department Review

This staff report was written by the Senior Planner and reviewed by the Planning Director and City Attorney.

Significant Impacts

The development would be in an area with urban levels of infrastructure in place. Impacts from the development of this property have been anticipated in the design of the existing storm water, sewer, culinary water, and transportation system.

Recommendation

Staff recommends that the City Council review the Preliminary/Final Architectural and Site Plan application and approve, subject to the following:

1. Remove the fencing around the patios facing the street.
2. Update plans to show patio designs consistent with each other.
3. Meet all department staff review comments and corrections.

Note: Final approval and building permits will be granted when all conditions are met and satisfied.

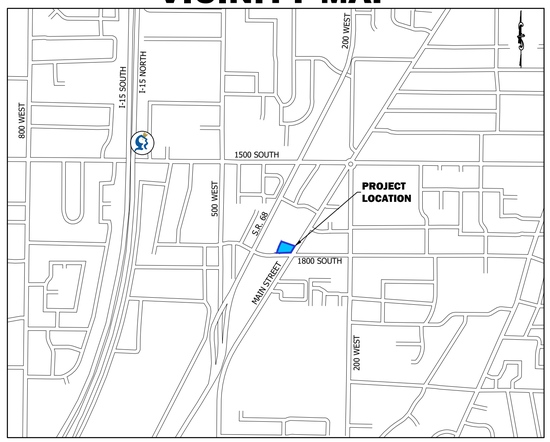
Attachments

1. Site Plan
2. Landscape Plan
3. Building Elevations

LOT 11 RENAISSANCE TOWNE CENTER PHASE 3 PLAT 1

1791 S. RENAISSANCE TOWNE DRIVE
LOCATED IN THE SW 1/4 OF SECTION 30, T.2N., R.1E., S.L.B.&M.
BOUNTIFUL CITY, DAVIS COUNTY, UTAH

VICINITY MAP



SCALE: 1"=1000'

CIVIL DRAWING INDEX

SHEET	TITLE
C100	COVER
C101	NOTES & LEGEND
C300	DEMOLITION PLAN
C400	SITE PLAN
C500	GRADING PLAN
C600	UTILITY PLAN
C900	SITE DETAILS
C910	UTILITY DETAILS
EC100	EROSION CONTROL

GENERAL NOTES

1) ALL WORK WITHIN A PUBLIC RIGHT-OF-WAY SHALL CONFORM TO THE RIGHT-OF-WAY OWNER'S STANDARDS & SPECIFICATIONS.

2) ALL UTILITY WORK SHALL CONFORM TO THE UTILITY OWNER'S STANDARDS & SPECIFICATIONS.

3) THESE PLANS DO NOT INCLUDE DESIGN OF DRY UTILITIES. THESE PLANS MAY CALL FOR RELOCATION, AND/OR REMOVAL AND/OR CONSTRUCTION OF DRY UTILITIES, BUT ARE NOT OFFICIAL DRAWINGS FOR SUCH. DESIGN AND COORDINATION OF DRY UTILITIES IS BY OTHERS.

4) THE CONTRACTOR SHALL COORDINATE AND OBTAIN ANY PERMITS REQUIRED FOR THE WORK SHOWN HEREON.

5) THE LOCATION AND ELEVATIONS OF UNDERGROUND UTILITIES SHOWN ON THESE PLANS IS A BEST ESTIMATE BASED ON UTILITY COMPANY RECORDS, BLUESTAKES, AND FIELD MEASUREMENTS OF READILY OBSERVABLE ABOVE-GROUND FEATURES. AS SUCH, THIS INFORMATION MAY NOT BE COMPLETE, UP-TO-DATE, OR ACCURATE. IT IS THE CONTRACTOR'S RESPONSIBILITY TO STOP WORK AND NOTIFY THE ENGINEER IF CONFLICTING INFORMATION IS FOUND IN THE FIELD.

6) THE CONTRACTOR IS TO FIELD VERIFY THE LOCATION AND ELEVATIONS OF EXISTING MANHOLES AND OTHER UTILITIES PRIOR TO STAKING AND CONSTRUCTION.

7) CALL BLUESTAKES AT LEAST 48 HOURS PRIOR TO DIGGING. DO NOT PROCEED UNTIL BLUESTAKES ARE MARKED.

8) IT SHALL BE THE CONTRACTOR'S AND SUBCONTRACTOR'S RESPONSIBILITY TO MEET ALL APPLICABLE HEALTH AND SAFETY REGULATIONS, AND THEY SHALL ASSUME SOLE RESPONSIBILITY FOR JOB-SITE CONDITIONS DURING CONSTRUCTION OF THIS PROJECT, SO THAT ALL EMPLOYEES ARE PROVIDED A SAFE PLACE TO WORK, AND THE PUBLIC IS PROTECTED.

Know what's **below.**
Call 811 before you dig.
BLUE STAKES OF UTAH
UTILITY NOTIFICATION CENTER, INC.
www.bluestakes.org
1-800-662-4111

BENCHMARK AERIAL TARGET (NW CORNER OF 1800 S & MAIN STREET)
ELEVATION 4408.14

PLAN REVIEW
05/03/2023
LLOYD CHENEY
BOUNTIFUL CITY ENGINEER

CHENEY COMMENTS IN GREEN

1470 South 600 West
Woods Cross, UT 84010
Phone 801.298.2236
www.Entellus.com
Entellus

KNOWLTON GENERAL
70 N MAIN STREET
BOUNTIFUL, UT 84010
BRIAN KNOWLTON
801-828-0756
OWNER AND DEVELOPER

COLBY CAYK
NO. 11402782-2202
PROFESSIONAL ENGINEER
STATE OF UTAH

LOT 11 RENAISSANCE TOWNE CENTER PHASE 3 PLAT 1

1791 S. RENAISSANCE TOWNE DRIVE
LOCATED IN THE SW 1/4 OF SECTION 30, T.2N., R.1E., S.L.B.&M.
BOUNTIFUL CITY, DAVIS COUNTY, UTAH

REVISIONS

DRAWN: JBC	2022-11-10
APPROVED: CC	2022-11-10
PROJECT #:	1185016

1185016_SET.dwg

C100
COVER

h:\1185016\d_production\Civil\04_Plan Set\Renaissance Lot 11\1185016_SET.dwg 2023-04-18 9:39:01 AM JARED COURT

GENERAL NOTES

1. ALL IMPROVEMENTS SHALL COMPLY WITH THE STANDARDS AND REGULATIONS OF THE LOCAL GOVERNING MUNICIPALITY. CONTACT THE PUBLIC WORKS OFFICE BEFORE BEGINNING.
2. CONTRACTOR TO FIELD VERIFY LOCATION, SIZE, AND AVAILABILITY OF EXISTING UTILITIES. UTILITIES DAMAGED DURING CONSTRUCTION SHALL BE REPAIRED BY THE CONTRACTOR AT HIS/HER EXPENSE. SEE UTILITY NOTE 3.
3. ALL DIMENSIONS ARE IN FOOT UNITS AND ARE TO THE TOP BACK OF CURB UNLESS SHOWN OR NOTED OTHERWISE.
4. PROVIDE HANDICAP RAMPS AT ENDS OF WALKWAYS. END 0.1' ABOVE FLOWLINE OF CURB.
5. CURB AND GUTTER SHALL BE AS PER APWA STD DWG NO 205 TYPE A.
6. UTILITY INFORMATION INDICATED ON DRAWING IS BASED UPON VISUAL OBSERVATION OR INFORMATION FURNISHED BY MUNICIPAL AUTHORITIES WHICH MAY NOT BE VALID. LATERAL LOCATIONS AND ELEVATIONS ARE ASSUMED. SEE UTILITY NOTE 3.
7. ALL GRADING SHALL BE DONE UNDER THE SUPERVISION OF A QUALIFIED SOILS ENGINEER WHO SHALL VERIFY THAT ALL FILL HAS BEEN PLACED IN ACCORDANCE WITH PROVISIONS IN CURRENT INTERNATIONAL BUILDING CODE.
8. COMPACTION TEST REPORTS SHALL BE MADE AVAILABLE TO THE ENGINEER WITHIN 24 HOURS OF A REQUEST. FINAL REPORTS AS SPECIFIED IN CURRENT INTERNATIONAL BUILDING CODE SHALL BE SUBMITTED TO THE ENGINEER WITHIN TEN DAYS AFTER COMPLETION OF GRADING.
9. ALL STORM DRAIN PIPE SHALL BE INSTALLED ACCORDING TO THE MANUFACTURER'S RECOMMENDATIONS AND THE LOCAL GOVERNING MUNICIPALITY'S STANDARDS AND SPECIFICATIONS.
10. STORM DRAIN PIPE WITHIN THE PUBLIC RIGHT-OF-WAY SHALL CONFORM TO THE RIGHT-OF-WAY OWNER'S SPECIFICATIONS.
    PRIVATE STORM DRAIN PIPE OPTIONS SHALL CONSIST OF THE FOLLOWING MATERIALS.
    1. PVC PIPE, ASTM D3034, SDR 35, BELL & SPIGOT TYPE.
    2. RCP PIPE, CLASS 3, BELL & SPIGOT TYPE.
    3. HIGH DENSITY CORRUGATED POLYETHYLENE SMOOTH INTERIOR PIPE, ASTM D3350 WITH WATERTIGHT JOINTS.
11. THE CONTRACTOR SHALL VERIFY ALL DIMENSIONS AND CHECK CONDITIONS AT THE SITE BEFORE STARTING WORK AND SHALL IMMEDIATELY NOTIFY THE ENGINEER OF ANY DISCREPANCIES.
12. TYPICAL DETAILS SHALL APPLY IN GENERAL CONSTRUCTION UNLESS SPECIFICALLY DETAILED. WHERE NO DETAILS ARE GIVEN, CONSTRUCTION WILL BE AS FOR SIMILAR WORK. DO NOT SCALE DRAWINGS.
13. ANY OMISSIONS OR CONFLICTS BETWEEN THE VARIOUS ELEMENTS OF THE WORKING DRAWINGS AND/OR SPECIFICATIONS SHALL BE BROUGHT TO THE ATTENTION OF THE ENGINEER BEFORE PROCEEDING WITH ANY WORK INVOLVED.
14. PIPE BEDDING SHALL BE 3/8" MAXIMUM AGGREGATE. USE 3/4" MAXIMUM SIZE ROAD BASE FOR BACKFILL MATERIAL. COMPACT TO 95% STANDARD PROCTOR DENSITY. MAXIMUM LIFT 8 INCHES.
15. CONTRACTOR SHALL BE RESPONSIBLE FOR ALL PUBLIC AND OSHA STANDARDS.
16. ALL WORK SHALL COMPLY WITH THE AMERICAN PUBLIC WORKS ASSOCIATION UTAH CHAPTER (APWA) MANUAL OF STANDARD SPECIFICATIONS 2007 EDITION WITH ALL PERTINENT SUPPLEMENTS AND AMENDMENTS AND THE MANUAL OF STANDARD PLANS 2007 EDITION. SAID STANDARD SPECIFICATIONS AND PLANS SHALL BE THE REQUIREMENTS.
17. IT IS INTENDED THAT THESE PLANS AND SPECIFICATIONS REQUIRE ALL LABOR AND MATERIALS NECESSARY AND PROPER FOR THE WORK CONTEMPLATED AND THE WORK TO BE COMPLETED IN ACCORDANCE WITH THEIR TRUE INTENT AND PURPOSE. THE CONTRACTOR SHALL NOTIFY THE ENGINEER IMMEDIATELY REGARDING ANY DISCREPANCIES OR AMBIGUITIES WHICH EXIST IN THE PLANS OR SPECIFICATIONS. THE ENGINEER'S INTERPRETATION THEREOF SHALL BE CONCLUSIVE. THE CONTRACTOR SHALL BE HELD RESPONSIBLE FOR ANY FIELD CHANGES MADE WITHOUT PRIOR WRITTEN AUTHORITY FROM THE OWNER AND/OR ENGINEER.
18. THE CONTRACTOR SHALL BE RESPONSIBLE FOR ADEQUATELY SCHEDULING INSPECTION AND TESTING OF ALL FACILITIES CONSTRUCTED UNDER THIS CONTRACT. ALL TESTING SHALL CONFORM TO THE REGULATORY AGENCY'S STANDARD SPECIFICATIONS. ALL TESTING AND INSPECTION SHALL BE PAID FOR BY THE OWNER; ALL RE-TESTING AND/OR REINSPECTION SHALL BE PAID FOR BY THE CONTRACTOR.
19. THE CONTRACTOR SHALL MAINTAIN A NEATLY MARKED SET OF FULL-SIZE AS-BUILT RECORD DRAWINGS SHOWING THE FINAL LOCATION AND LAYOUT OF ALL MECHANICAL; ELECTRICAL AND INSTRUMENTATION EQUIPMENT; PIPING AND CONDUITS; STRUCTURES AND OTHER FACILITIES. THE AS-BUILTS OF THE ELECTRICAL SYSTEM SHALL INCLUDE THE STREET LIGHT LAYOUT PLAN SHOWING LOCATION OF LIGHTS, CONDUITS, CONDUCTORS, POINTS OF CONNECTIONS TO SERVICES, PULLBOXES, AND WIRE SIZES. AS-BUILT RECORD DRAWINGS SHALL REFLECT CHANGE ORDERS, ACCOMMODATIONS, AND ADJUSTMENTS TO ALL IMPROVEMENTS CONSTRUCTED. WHERE NECESSARY, SUPPLEMENTAL DRAWINGS SHALL BE PREPARED AND SUBMITTED BY THE CONTRACTOR.
20. PRIOR TO ACCEPTANCE OF THE PROJECT, THE CONTRACTOR SHALL DELIVER TO ENGINEER, ONE SET OF NEATLY MARKED AS-BUILT RECORD DRAWINGS SHOWING THE INFORMATION REQUIRED ABOVE. AS-BUILT RECORD DRAWINGS SHALL BE REVIEWED AND THE COMPLETE AS-BUILT RECORD DRAWING SET SHALL BE CURRENT WITH ALL CHANGES AND DEVIATIONS REDLINED AS A PRECONDITION TO THE FINAL PROGRESS PAYMENT APPROVAL AND/OR FINAL ACCEPTANCE.

SEQUENCE OF CONSTRUCTION

1. CONSTRUCTION EXIT IS TO BE CONSTRUCTED AT TIME OF ENTRY TO SITE.
2. CLEAR AND GRUB AREAS FOR SEDIMENT MEASURES.
3. INSTALL SILT FENCES. A BUILDING PERMIT WILL NOT BE ISSUED UNTIL AN INSPECTION BY THE BOUNTIFUL ENGINEERING DEPT. CONFIRMS ALL SWPPP BMPS HAVE BEEN INSTALLED ON THE SITE.
4. COMPLETE CLEARING OF SITE AND BEGIN ROUGH GRADING.
5. FILL AREAS SHALL BE FILLED IN 12 INCH MAXIMUM LIFTS AND COMPACTED TO AT LEAST 95% MAXIMUM DENSITY.
6. DRAINAGE WILL BE CONTROLLED AND GROUND SLOPED SO AS TO DIRECT RUNOFF TO SEDIMENT CONTROLLED INLETS.
7. INSTALL REMAINDER OF STORM DRAIN.
8. INSTALL UTILITY LINES, WATER, ETC.
9. INSTALL CURBS, WALKS, ETC., AND STABILIZE ALL DISTURBED AREAS.
10. INSTALL BASE COURSE.
11. REMOVE SEDIMENT CONTROL MEASURES, CLEAN OUT TEMPORARY SEDIMENTATION BASINS AND REGRADE, CLEAN OUT SEDIMENT TRAPS AND CONVERT THEM TO STORM WATER MANAGEMENT STRUCTURES.
12. PAVE SITE.
13. OWNER TO BE RESPONSIBLE TO CHECK CLEAN OUT INLET BOXES FOR SEDIMENT AND OIL AND CLEAN AS NECESSARY

UTILITY NOTES

1. ALL SERVICE LATERALS SHALL BE EXTENDED 2 FEET PAST THE 10 FOOT P.U.E.
2. ALL CONSTRUCTION SHALL COMPLY WITH LOCAL GOVERNING MUNICIPALITY DESIGN STANDARDS AND CONSTRUCTION SPECIFICATIONS
3. LOCATIONS OF ALL UNDERGROUND UTILITIES SHOWN ARE APPROXIMATE LOCATIONS. CONTRACTOR IS TO FIELD VERIFY CONNECTION POINTS WITH EXISTING UTILITIES, INCLUDING LOCATIONS AND INVERT ELEVATIONS OF ALL EXISTING STRUCTURES OR PIPES, BEFORE STAKING OR CONSTRUCTING ANY NEW UTILITIES. CONTRACTOR IS RESPONSIBLE FOR ANY DAMAGE CAUSED TO EXISTING UTILITIES AND UTILITY STRUCTURE THAT ARE TO REMAIN.
4. CONTRACTOR IS RESPONSIBLE TO EXPOSE ALL UTILITY SERVICES STUBBED INTO PROJECT PROPERTY AND GIVE ENTELLUS. 48 HOURS PRIOR NOTICE SO ENTELLUS CAN VERIFY DEPTHS AND INVERT ELEVATIONS TO DETERMINE IF CONFLICTS EXIST. ALSO ANY EXISTING UTILITIES THAT RUN ACROSS PROJECT PROPERTY WHICH MAY CAUSE POTENTIAL CONFLICT NEED TO BE EXPOSED AND LOCATED BOTH HORIZONTALLY AND VERTICALLY. CONTRACTOR PROCEEDS AT OWN RISK IF ENTELLUS IS NOT NOTIFIED TO FIELD VERIFY THE ABOVE MENTIONED CONDITIONS.
5. CONTRACTOR IS TO COORDINATE ALL UTILITIES WITH MECHANICAL DRAWINGS WHERE APPLICABLE.
6. NO GROUNDWATER OR DEBRIS TO BE ALLOWED TO ENTER THE NEW PIPE DURING CONSTRUCTION. THE OPEN END OF ALL PIPES IS TO BE COVERED AND EFFECTIVELY SEALED AT THE END OF EACH DAYS WORK.
7. IT SHALL BE THE CONTRACTOR'S RESPONSIBILITY TO INSTALL PIPE OF ADEQUATE CLASSIFICATION WITH SUFFICIENT BEDDING TO MEET ALL REQUIREMENTS AND RECOMMENDATIONS FOR H-20 LOAD REQUIREMENTS.
8. ALL NEW SANITARY SEWER CONSTRUCTION TO BE DONE IN ACCORDANCE WITH LOCAL GOVERNING MUNICIPALITY STANDARDS & SPECIFICATIONS.
9. ALL SEWER LINES AND LATERALS ARE TO BE SDR 35 PVC PIPE.
10. SEWER LATERALS WILL BE INSTALLED AT A UNIFORM SLOPE OF NOT LESS THAN 2% GRADE AND THEY SHALL HAVE A MINIMUM OF 4 FEET OF COVER, UNLESS OTHERWISE NOTED.
11. BOUNTIFUL WATER DEPT. WILL INSTALL SERVICES FROM MAIN TO METER INCLUDING METER BOX, YOKE, RING & COVER. BUILDING GENERAL CONTRACTOR TO INSTALL SERVICE LINE FROM METER TO STRUCTURE. INSTALLATION SCHEDULE IS SUBJECT TO WATER DEPT. AVAILABILITY AND MATERIAL AVAILABILITY.
12. ALL NEW STORM DRAIN/LAND DRAIN CONSTRUCTION TO BE DONE IN ACCORDANCE WITH LOCAL GOVERNING MUNICIPALITY STANDARDS & SPECIFICATIONS.
13. ALL STORM WATER CONVEYANCE PIPING TO BE RCP - CLASS 3 OR EQUAL, UNLESS OTHERWISE NOTED.
14. CONTRACTOR IS TO SUBMIT SITE PLAN/SUBDIVISION PLAT TO DOMINION ENERGY GAS FOR DESIGN OF GAS SERVICE TO BUILDINGS/LOTS. CONTRACTOR TO COORDINATE WITH DOMINION ENERGY GAS FOR CONTRACTOR LIMITS OF WORK VERSUS DOMINION ENERGY GAS LIMITS.
15. ALL GAS LINE TAPS TO BE HDPE WITH COPPER TRACER WIRE AND DETECTA TAPE. TERMINATE TRACER WIRE AT APPROVED LOCATIONS.
16. ALL GAS LINE TAPS, VALVES AND CAPS TO BE FUSED USING ELECTRO-FUSION TECHNOLOGY.
17. ALL ELECTRICAL CONDUITS/LINES TO BE PVC SCH 40 OR BETTER.
18. ALL PHONE AND TV CONDUITS TO BE PVC SCH 40 OR BETTER.
19. CONTRACTOR IS TO SUBMIT SITE PLAN/SUBDIVISION PLAT TO COMCAST FOR DESIGN OF CABLE TV SERVICE TO BUILDINGS/LOTS. CONTRACTOR TO COORDINATE WITH COMCAST FOR CONTRACTOR LIMITS OF WORK VERSES COMCAST LIMITS.
20. CONTRACTOR IS TO COORDINATE LOCATIONS OF NEW TELEPHONE SERVICE TO NEW BUILDINGS OR LOTS WITH CENTURYLINK. A PVC CONDUIT, PLYWOOD BACKBOARD, AND GROUND WIRE IS REQUIRED FOR SERVICE THROUGH PROPERTY. COORDINATE SIZES AND LOCATION WITH CENTURYLINK.
21. ALL UTILITIES ARE TO BE INSTALLED IN ACCORDANCE WITH THE CORRESPONDING AGENCY/DISTRICT STANDARDS AND SPECIFICATIONS:
    WATER - ~~PRICE CITY~~ BOUNTIFUL CITY WATER DEPT.
    SEWER - SOUTH DAVIS
    STORM DRAIN - ~~PRICE CITY~~ BOUNTIFUL CITY
    IRRIGATION - ~~PRICE IRRIGATIO...~~ BOUNTIFUL IRRIGATION
    ELECTRICAL - BOUNTIFUL POWER
    TELEPHONE - CENTURYLINK
    NATURAL GAS - DOMINION ENERGY

GRADING NOTES

1. SITE GRADING SHALL BE PERFORMED IN ACCORDANCE WITH THESE PLANS AND SPECIFICATIONS AND THE RECOMMENDATIONS SET FORTH IN THE SOILS REPORT. THE CONTRACTOR SHALL BE RESPONSIBLE FOR REMOVING AND REPLACING ALL SOFT, YIELDING OR UNSUITABLE MATERIALS AND REPLACING IT WITH SUITABLE MATERIALS AS SPECIFIED IN THE SOILS REPORT. ALL EXCAVATED OR FILLED AREAS SHALL BE COMPACTED TO 95% OF MODIFIED PROCTOR MAXIMUM DENSITY PER ASTM TEST D-1557 EXCEPT UNDER BUILDING FOUNDATION WHERE IT SHALL BE 95% MIN. OF MAXIMUM DENSITY. MOISTURE CONTENT AT TIME OF PLACEMENT SHALL NOT EXCEED 2% ABOVE NOR 3% BELOW OPTIMUM. CONTRACTOR SHALL SUBMIT A COMPACTION REPORT PREPARED BY A QUALIFIED REGISTERED SOILS ENGINEER, VERIFYING THAT ALL FILLED AREAS AND SUBGRADE AREAS WITHIN THE BUILDING PAD AREA AND AREAS TO BE PAVED, HAVE BEEN COMPACTED IN ACCORDANCE WITH THESE PLANS AND SPECS AND THE RECOMMENDATIONS SET FORTH IN THE SOILS. REPORT.
2. THE CONTRACTOR IS TO USE BEST MANAGEMENT PRACTICES FOR PROVIDING EROSION CONTROL FOR CONSTRUCTION OF THE PROJECT. SPECIFIC DETAILS SHOWN SHALL BE USED IN COMBINATION WITH OTHER ACCEPTED LOCAL PRACTICES.
3. EXISTING UNDERGROUND UTILITIES AND IMPROVEMENTS ARE SHOWN IN THEIR APPROXIMATE LOCATIONS BASED UPON RECORD INFORMATION AVAILABLE AT THE TIME OF PREPARATION OF PLANS. LOCATIONS MAY NOT HAVE BEEN VERIFIED IN THE FIELD AND NO GUARANTEE IS MADE AS TO ACCURACY OR COMPLETENESS OF THE INFORMATION SHOWN ON THESE PLANS OR INDICATED IN THE FIELD BY LOCATING SERVICES. ANY ADDITIONAL COSTS INCURRED AS A RESULT OF CONTRACTOR'S FAILURE TO VERIFY LOCATIONS OF EXISTING UTILITIES PRIOR TO BEGINNING OF CONSTRUCTION IN THEIR VICINITY SHALL BE BORNE BY THE CONTRACTOR AND ASSUMED INCLUDED IN THE CONTRACT.
4. IF AT ANY TIME DURING CONSTRUCTION ANY UNFAVORABLE GEOLOGICAL CONDITIONS ARE ENCOUNTERED, WORK IN THAT AREA WILL STOP UNTIL APPROVED CORRECTIVE MEASURES ARE OBTAINED FROM THE ENGINEER.
5. THE CONTRACTOR IS RESPONSIBLE FOR PROVIDING HIS/HER OWN ESTIMATE OF EARTHWORK QUANTITIES.
6. WHERE NEW CURB AND GUTTER IS BEING CONSTRUCTED ADJACENT TO EXISTING ASPHALT OF CONCRETE PAVEMENT, THE FOLLOWING SHALL APPLY:
   - PRIOR TO PLACEMENT OF ANY CONCRETE THE CONTRACTOR SHALL HAVE A LICENSED SURVEYOR VERIFY THE GRADE AND CROSS SLOPE OF THE CURB AND GUTTER FORMS.
   - THE CONTRACTOR SHALL SUBMIT THE SLOPE AND GRADES TO THE ENGINEER FOR APPROVAL PRIOR TO THE PLACEMENT OF CONCRETE.
   - THE CONTRACTOR SHALL NOTIFY THE ENGINEER IMMEDIATELY OF ANY SECTION WHICH DOES NOT CONFORM TO THE DESIGN OR TYPICAL CROSS SECTION.
   - THE CONTRACTOR SHALL BE SOLELY RESPONSIBLE FOR CURB AND GUTTER POURS WITHOUT THE APPROVAL OF THE ENGINEER.

EROSION CONTROL

1. ALL EROSION AND SEDIMENT CONTROL MEASURES ARE TO BE CONSTRUCTED AND MAINTAINED IN ACCORDANCE WITH THE STANDARDS AND REGULATIONS OF THE LOCAL GOVERNING MUNICIPALITY.
2. ALL SEDIMENT CONTROL MEASURES TO BE ADJUSTED TO MEET FIELD CONDITIONS AT THE TIME OF CONSTRUCTION AND CONSTRUCTED PRIOR TO ANY GRADING OR DISTURBANCE OF EXISTING SURFACE MATERIAL ON BALANCE OF SITE.
3. DAILY INSPECTION AND MAINTENANCE OF ALL SEDIMENT CONTROL STRUCTURES MUST BE PROVIDED TO INSURE INTENDED PURPOSE IS ACCOMPLISHED. CONTRACTOR SHALL BE RESPONSIBLE FOR ALL SEDIMENT LEAVING THE PROPERTY. SEDIMENT CONTROL MEASURES SHALL BE IN WORKING CONDITION AT THE END OF EACH WORKING DAY.
4. ALL POINTS OF CONSTRUCTION INGRESS AND EGRESS WILL BE PROTECTED TO PREVENT TRACKING OF MUD ONTO PUBLIC WAYS.
5. ALL SEDIMENT WILL BE PREVENTED FROM ENTERING ANY STORM DRAINAGE SYSTEM THROUGH THE USE OF SANDBAGS, STRAW BALES, SILT FENCES, GRAVEL, BOARDS, AND OTHER APPLICABLE METHODS.
6. ALL DISTURBED AREAS OUTSIDE OF ROADWAYS, PARKING LOTS, SIDEWALKS AND OR BUILDING FOOTPRINTS SHALL BE SEEDED, SODDED AND/OR MULCHED.
7. IF SITE IS READY TO RECEIVE FINAL COVER DURING THE NON-PLANTING SEASON, THEN IT SHALL BE PROTECTED BY MULCHING. THE MULCH WILL REMAIN UNTIL THE NEXT PLANTING SEASON AS DEFINED BY THE LOCAL GOVERNING MUNICIPALITY.
8. RE-VEGETATE ALL DENUDED AREAS AS PER THE STANDARDS AND REGULATIONS OF THE LOCAL GOVERNING MUNICIPALITY.
9. THE CONTRACTOR AGREES THAT:

A. THEY SHALL BE RESPONSIBLE TO CLEAN THE JOB SITE AT THE END OF EACH PHASE OF WORK.
B. THEY SHALL BE RESPONSIBLE TO REMOVE AND DISPOSE OF ALL TRASH, SCRAP AND UNUSED MATERIAL AT THEIR OWN EXPENSE IN A TIMELY MANNER.
C. THEY SHALL BE RESPONSIBLE TO MAINTAIN THE SITE IN A NEAT, SAFE AND ORDERLY MANNER AT ALL TIMES.
D. THEY SHALL BE RESPONSIBLE TO KEEP MATERIALS, EQUIPMENT, AND TRASH OUT OF THE WAY OF OTHER CONTRACTORS SO AS NOT TO DELAY THE JOB. FAILURE TO DO SO WILL RESULT IN A DEDUCTION FOR THE COST OF CLEAN UP FROM FINAL PAYMENT.
E. THEY SHALL BE RESPONSIBLE FOR THEIR OWN SAFETY, TRAFFIC CONTROL. PERMITS, RETESTING AND REINSPECTION AT THEIR OWN EXPENSE.
F. UNLESS OTHERWISE NOTED ALL EXCESS SOILS AND MATERIALS SHALL BECOME THE PROPERTY OF THE CONTRACTOR AND SHALL BE LAWFULLY DISPOSED OF OFF SITE AT THE CONTRACTOR'S EXPENSE.
G. THE CONTRACTOR SHALL PROVIDE ALL LIGHTS, BARRICADES, SIGNS, FLAG-MEN OR OTHER DEVICES NECESSARY FOR PUBLIC SAFETY.

LEGEND

SECTION CORNER
MONUMENT
30.82 30.82 EXISTING SPOT ELEVATION
30.82 30.82 PROPOSED SPOT ELEVATION
1.5% DOWNWARD GRADE
(4258) EXISTING INDEX CONTOUR
EXISTING MINOR CONTOUR
4258 PROPOSED CONTOUR
PROPOSED MINOR CONTOUR
LOT OR BOUNDARY LINE
PUBLIC UTILITY EASEMENT
BUILDABLE AREA SETBACK
CENTER LINE OF ROAD
EXISTING FENCE
PROPOSED FENCE
EXISTING BUILDING
PROPOSED BUILDING
EXISTING ASPHALT
PROPOSED ASPHALT
EXISTING CONCRETE
PROPOSED CONCRETE
EXISTING CURB & GUTTER
PROPOSED CURB & GUTTER
ADA PARKING
STREET LIGHT
POWER POLE
TELEPHONE POLE
UTILITY POLE
STREET SIGN
EXISTING RETAINING WALL
PROPOSED RETAINING WALL
EXISTING ROCK WALL
PROPOSED ROCK WALL
FO FO EXISTING FIBER OPTIC
FO FO PROPOSED FIBER OPTIC
GAS GAS EXISTING NATURAL GAS
GAS GAS PROPOSED NATURAL GAS
PWR PWR EXISTING POWER
PWR PWR PROPOSED POWER
OHP OHP EXISTING OVERHEAD POWER
OHP OHP PROPOSED OVERHEAD POWER
UGP UGP EXISTING UNDERGROUND POWER
UGP UGP PROPOSED UNDERGROUND POWER
TEL TEL EXISTING TELEPHONE
TEL TEL PROPOSED TELEPHONE
IRR IRR EXISTING IRRIGATION LINE
IRR IRR PROPOSED IRRIGATION LINE
IRR IRR IRRIGATION MANHOLE
IRRIGATION METER
BLOWOFF
VALVE
TEE
ELBOW
REDUCER
THRUST BLOCK

LEGEND

W W EXISTING WATER LINE
W W PROPOSED WATER LINE
W W WATER MANHOLE
WM WATER METER
FIRE HYDRANT
BLOWOFF
VALVE
TEE
ELBOW
REDUCER
THRUST BLOCK
SS SS EXISTING SEWER LINE
SS SS PROPOSED SEWER LINE
SS SS SEWER MANHOLE
LD LD EXISTING LAND DRAIN
LD LD PROPOSED LAND DRAIN
LD LD LAND DRAIN MANHOLE
SD SD EXISTING STORM DRAIN
SD SD PROPOSED STORM DRAIN
SD SD STORM DRAIN MANHOLE
CATCH BASIN / CLEANOUT
CURB INLET

ABBREVIATIONS

ø	DIAMETER
Δ	DELTA
°	DEGREES
'	MINUTES, FEET
"	SECONDS, INCHES
ADA	AMERICAN DISABILITIES ACT
ADS	CORRUGATED BLACK PLASTIC PIPE
APWA	AMERICAN PUBLIC WORKS ASSOCIATION
ARCH	ARCHITECT, ARCHITECTURAL
ASTM	AMERICAN SOCIETY FOR TESTING AND MATERIALS
AWWA	AMERICAN WATER WORKS ASSOCIATION
B&C	BAR & CAP
BLA	BOUNDARY LINE AGREEMENT
BLDG	BUILDING
BM	BENCHMARK
BND	BOUNDARY
BOW	BACK OF WALK
BRG	BEARING
BV	BUTTERFLY VALVE
C&G	CURB AND GUTTER
CB	CATCH BASIN
CH	CHORD
CHB	CHORD BEARING
CI	CAST IRON
CIP	CAST IN PLACE
CL	CENTERLINE
CMP	CORRUGATED METAL PIPE
CO	CLEANOUT
COMM	COMMUNICATIONS
CONC	CONCRETE
CONST	CONSTRUCTION
CUL	CULINARY
CW	CULINARY WATER
CWL	CULINARY WATERLINE
DEMO	DEMOLITION
DI	DUCTILE IRON
DIAM	DIAMETER
DIST	DISTANCE
DWG	DRAWING
E	EAST, ELECTRICITY, ELECTRICAL
EASE	EASEMENT
EG	EXISTING GRADE
EL	ELBOW
ELEC	ELECTRICAL
ELEV	ELEVATION
EOA	EDGE OF ASPHALT
EVC	END VERTICAL CURVE
EVCE	END VERTICAL CURVE ELEVATION
EVCS	END VERTICAL CURVE STATION
EX	EXISTING
FFE	FINISH FLOOR ELEVATION
FG	FINISH GRADE
FH	FIRE HYDRANT
FL	FLOWLINE FND FOUNDATION
FP	FIRE PROTECTION
FTG	FOOTING
G	GAS, NATURAL GAS
GB	GRADE BREAK
GV	GATE VALVE
HDPE	HIGH-DENSITY POLYETHYLENE PIPE
HP	HIGH POINT
HPE	HIGH POINT ELEVATION
HPS	HIGH POINT STATION
ID	INSIDE DIAMETER
IE	INVERT ELEVATION
INV	INVERT
IRR	IRRIGATION
IRRMH	IRRIGATION MANHOLE
K	RADIUS OF CURVATURE
L	LENGTH
LAT	LATERAL SERVICE
LD	LAND DRAIN
LDMH	LAND DRAIN MANHOLE
LF	LINEAL FEET
LG	LIP OF GUTTER
LP	LOW POINT
LP	LIGHT POLE
LPE	LOW POINT ELEVATION
MECH	MECHANICAL
MH	MANHOLE
MON	MONUMENT
NE	NORTHEAST
NW	NORTHWEST
OD	OUTSIDE DIAMETER
OHP	OVERHEAD POWER
OSHA	OCCUPATIONAL SAFETY AND HEALTH ADMINISTRATION
PC	POINT OF CURVATURE
PCC	PORTLAND CONCRETE CEMENT
PI	POINT OF INFLECTION
PL	PROPERTY LINE
PPM	PARTS PER MILLION
PROP	PROPERTY
PT	POINT OF TANGENCY
PUE	PUBLIC UTILTIY EASEMENT
PUE&DE	PUBLIC UTILITY EASEMENT & DRAINAGE EASEMENT
PVC	POLYVINYL CHLORIDE
PVI	POINT OF VERTICAL INFLECTION
R	RADIUS
RC	REBAR & CAP
RCL	ROADWAY CENTERLINE
RCP	REINFORCED CONCRETE PIPE
ROW	RIGHT OF WAY
SD	STORM DRAIN
SDCB	STORM DRAIN CATCH BASIN
SDCO	STORM DRAIN CLEANOUT
SDMH	STORM DRAIN MANHOLE
SDR	STANDARD DIMENSION RATIO
SE	SOUTHEAST
SEC	SECONDARY, SECTION
SL	STREET LIGHT
SLB&M	SALT LAKE BASE & MERIDIAN
SPEC	SPECIFICATION
SPP	STEEL PIPE
SS	SANITARY SEWER
SSCO	SANITARY SEWER CLEANOUT
SSMH	SANITARY SEWER MANHOLE
STD	STANDARD
SW	SECONDARY WATER
SW	SOUTHWEST
SWL	SECONDARY WATERLINE
SWPPP	STORMWATER POLLUTION PREVENTION PLAN
TAN	TANGENT
TB	THRUST BLOCK
TBC	TOP BACK OF CURB
TBW	TOP BACK OF WALK
TEL	TELEPHONE
TCW	TOP OF CURBWALL
TOA	TOP OF ASPHALT
TOC	TOP OF CONCRETE
TOE	TOE OF SLOPE OR WALL
TOG	TOP OF GRATE
TOW	TOP OF WALL
UTIL	UTILITY
UD	UNDERDRAIN
UGP	UNDERGROUND POWER
UP	UTILITY POLLE
VC	VERTICAL CURVE
W	WEST, WATER
W2	SECONDARY WATER
WL	WATERLINE
WM	WATER METER
WP	WORK POINT

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PROFESSIONAL ENGINEER
COLBY CAHN
NO. 11482799-2202
11/22/2022
STATE OF UTAH

LOT 11 RENAISSANCE TOWNE CENTER
PHASE 3 PLAT 1

1791 S. RENAISSANCE TOWNE DRIVE
LOCATED IN THE SW 1/4 OF SECTION 30, T.2N., R.1E., S.L.B.&M.
BOUNTIFUL CITY, DAVIS COUNTY, UTAH

REVISIONS

DRAWN: JBC	2022-11-10
APPROVED: CC	2022-11-10
PROJECT #:	1185016
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C101
NOTES & LEGEND

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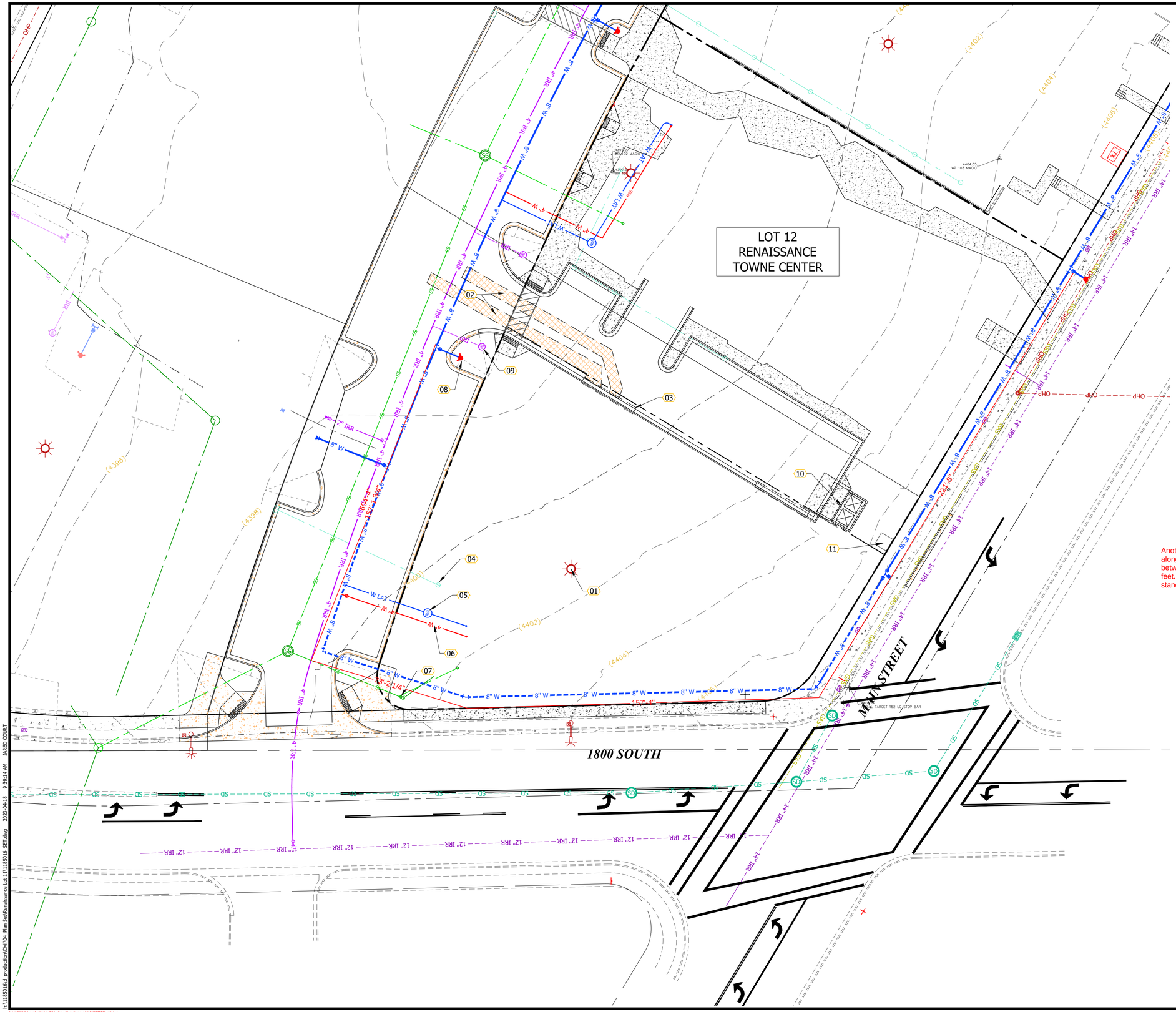

SCALE: 1" = 20'

BOUNTIFUL POWER

01 OVERHEAD LIGHT TO BE REMOVED. OWNER/CONTRACTOR TO COORDINATE WITH ROCKY MOUNTAIN POWER ON REMOVAL.

02 SAW CUT AND REPLACE ASPHALT IN ROAD. SAW CUTS TO BE STRAIGHT LINES AND NO OPEN TRENCHES ARE TO BE LEFT UNATTENDED.

03 SAW CUT AND REMOVE CURB AND GUTTER FOR WATER LINE PLACEMENT. PORTIONS OF CURB AND GUTTER TO BE REPLACED PER SITE PLAN (C400).

04 EXISTING STORM WATER INLET TO BE MOVED OUT OF WALKWAY AREA (BETWEEN TBC AND 6' OFF TBC) PER UTILITY PLAN (C600).

05 EXISTING WATER METER TO BE MOVED OUT OF WALKWAY AREA (BETWEEN TBC AND 6' OFF TBC). WATER SERVICE TO BE PROTECTED DURING CONSTRUCTION.

06 EXISTING WATER LINE FOR FIRE SUPPRESSION TO REMAIN AND BE PROTECTED DURING CONSTRUCTION.

07 EXISTING SEWER LATERAL TO REMAIN AND BE PROTECTED DURING CONSTRUCTION.

08 EXISTING FIRE HYDRANT TO REMAIN AND BE PROTECTED DURING CONSTRUCTION. ALSO TO REMAIN VISIBLE AND AVAILABLE FOR USE IN CASE OF AN EMERGENCY.

09 EXISTING IRRIGATION METER TO REMAIN AND BE PROTECTED DURING CONSTRUCTION.

10 EXISTING GARBAGE RECEPTACLE TO REMAIN AND BE PROTECTED DURING CONSTRUCTION.

11 EXISTING ELECTRIC TRANSFORMER TO REMAIN AND BE PROTECTED DURING CONSTRUCTION.

Another fire hydrant is needed along the frontage the distance between the two hydrants is 604 feet. See 2018 IFC Appendix C for standard.

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OWNER AND DEVELOPER

COLBY CAY
NO. 11452756-2202
PROFESSIONAL ENGINEER
STATE OF UTAH

LOT 11 RENAISSANCE TOWNE CENTER PHASE 3 PLAT 1

1791 S. RENAISSANCE TOWNE DRIVE
LOCATED IN THE SW 1/4 OF SECTION 30, T.2N., R.1E., S.L.B.&M.
BOUNTIFUL CITY, DAVIS COUNTY, UTAH

REVISIONS

DRAWN: JBC	2022-11-10
APPROVED: CC	2022-11-10
PROJECT #:	1185016
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C300

DEMOLITION PLAN

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SCALE: 1" = 20'

SYMBOL LEGEND

- A-1 ADA PARKING AREA & SIDEWALK RAMP PER DETAIL, SHEET C900
- A-2 POLE MOUNTED ADA RESERVED PARKING SIGN PER DETAIL, SHEET C900
- A-3 ADA SIDEWALK RAMP PER DETAIL, SHEET C900
- C-1 PRIVATE ASPHALT SECTION PER DETAIL, SHEET C900
- C-2 ADA ACCESSIBLE CURB CUT 24" RELEASE ROLL CURB PER DETAIL, SHEET C900
- C-3 PRIVATE 36" CONCRETE WATERWAY PER DETAIL, SHEET C900
- C-4 PRIVATE CONCRETE SIDEWALK PER DETAIL, SHEET C900
- C-5 PRIVATE CONCRETE 24" RELEASE CURB AND GUTTER PER DETAIL, SHEET C900
- C-6 PRIVATE CONCRETE PEDESTRIAN RAMP PER DETAIL, SHEET C900
- C-7 PRIVATE CONCRETE PATIO AREA PER ARCHITECTURAL DESIGN
- C-8 CURB PAINTED RED W/NO PARKING SIGN ALONG CURB IN FRONT OF NEW FIRE HYDRANT PER CITY STDS
- C-9 PRIVATE 4'x4' GRATE FOR A TREE ISLAND W/BENCH PER ARCHITECTURAL DESIGN
- ST-1 STAIRWAY W/NUMBER OF STEPS REQUIRED PER DETAIL, SHEET C900
- R-1 MINOR ROCK RETAINING WALL PER DETAIL, SHEET C900
- R-2 6' CONCRETE RETAINING WALL DESIGN BY OTHERS
- AR-1 TOWNHOME TYPE 1 DESIGN REFER TO ARCHITECTURAL DRAWINGS
- AR-2 TOWNHOME TYPE 2 DESIGN REFER TO ARCHITECTURAL DRAWINGS
- AR-3 TOWNHOME TYPE 3 DESIGN REFER TO ARCHITECTURAL DRAWINGS
- AR-4 COMMERCIAL BUILDING DESIGN REFER TO ARCHITECTURAL DRAWINGS
- E-1 EXISTING ASPHALT PAVEMENT TO REMAIN
- E-2 EXISTING CONCRETE CURB AND GUTTER TO REMAIN
- E-3 EXISTING CITY SIDEWALK TO BE PROTECTED THROUGHOUT PROJECT
- E-4 EXISTING CITY CURB AND GUTTER TO BE PROTECTED THROUGHOUT PROJECT
- E-5 EXISTING GARBAGE RECEPTACLE TO REMAIN

ALL IMPROVEMENTS WITHIN THE PUBLIC RIGHT-OF-WAY SHALL CONFORM TO THE RIGHT-OF-WAY OWNER'S STANDARDS AND SPECIFICATIONS.

Please identify the Aerial Fire Apparatus access Roads that meet the standard of the 2018 IFC appendix D.

NOTE:
REMOVE AND REPLACE ANY SIDEWALK OR CURB AND GUTTER IN THE 1800 S. OR MAIN STREET RIGHT OF WAY THAT IS DAMAGED BY CONSTRUCTION. DOCUMENT THE CONDITION OF THE IMPROVEMENTS PRIOR TO THE START OF CONSTRUCTION. REMOVAL AND/OR REPLACEMENT REQUIRES A SEPERATE ENCROACHMENT PERMIT ISSUED BY THE BOUNTIFUL CITY ENGINEERING DEPARTMENT.

ACCESSIBLE AREA CONSTRAINTS

ALL ACCESSIBLE AREAS ARE TO MAINTAIN THE FOLLOWING MAXIMUM SLOPES AND TOLERANCES:

ACCESSIBLE PARKING:
MAXIMUM SLOPE OF 1:48 (2%) THROUGHOUT.

ACCESSIBLE ROUTE:
MINIMUM WIDTH OF 48". MAXIMUM SLOPE OF 1:20 (5%) ALONG THE ROUTE, MAXIMUM CROSS-SLOPE OF 1:48 (2%).

ACCESS ROUTE TURNAROUNDS:
A CLEAR 60" TURNING DIAMETER. MAXIMUM SLOPE OF 1:48 (2%) IN ANY DIRECTION.

LEVEL LANDING / EXTERIOR DOOR LANDING:
MINIMUM SIZE OF 60"X60". MAXIMUM SLOPE OF 1:48 (2%) IN ANY DIRECTION.

ACCESSIBLE EGRESS TO PUBLIC WAY:
MAXIMUM SLOPE OF 1:20 (5%) ALONG THE ROUTE, MAXIMUM CROSS-SLOPE OF 1:48 (2%).

ADA ACCESS RAMPS:
MAXIMUM SLOPE OF 1:12 (8.33%), WITH A MAXIMUM CROSS-SLOPE OF 2%. THE TRANSITION BETWEEN ASPHALT AND CONCRETE IS NOT TO EXCEED 1/2" VERTICAL (1/4" IF BEVELED).

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OWNER AND DEVELOPER

COLBY CAY NO. 11462782-2202 REGISTERED PROFESSIONAL ENGINEER STATE OF UTAH

LOT 11 RENAISSANCE TOWNE CENTER PHASE 3 PLAT 1

1791 S. RENAISSANCE TOWNE DRIVE
LOCATED IN THE SW 1/4 OF SECTION 30, T.2N., R.1E., S.L.B.&M.
BOUNTIFUL CITY, DAVIS COUNTY, UTAH

REVISIONS

DRAWN: JBC	2022-11-10	
APPROVED: CC	2022-11-10	
PROJECT #:	1185016	
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C400

SITE PLAN

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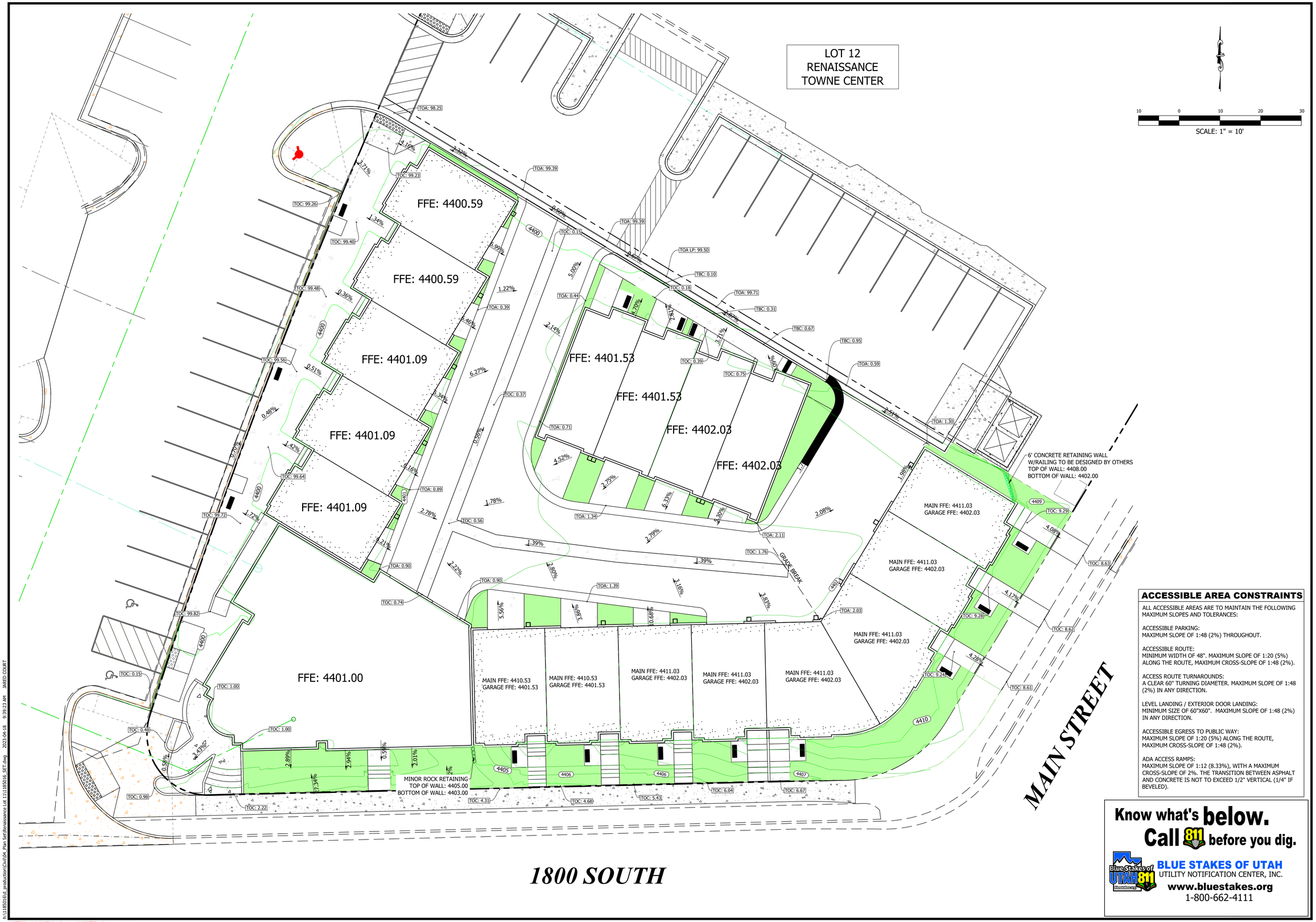

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STATE OF UTAH

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DRAWN: JBC	2022-11-10
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PROJECT #:	1185016
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C500
GRADING PLAN

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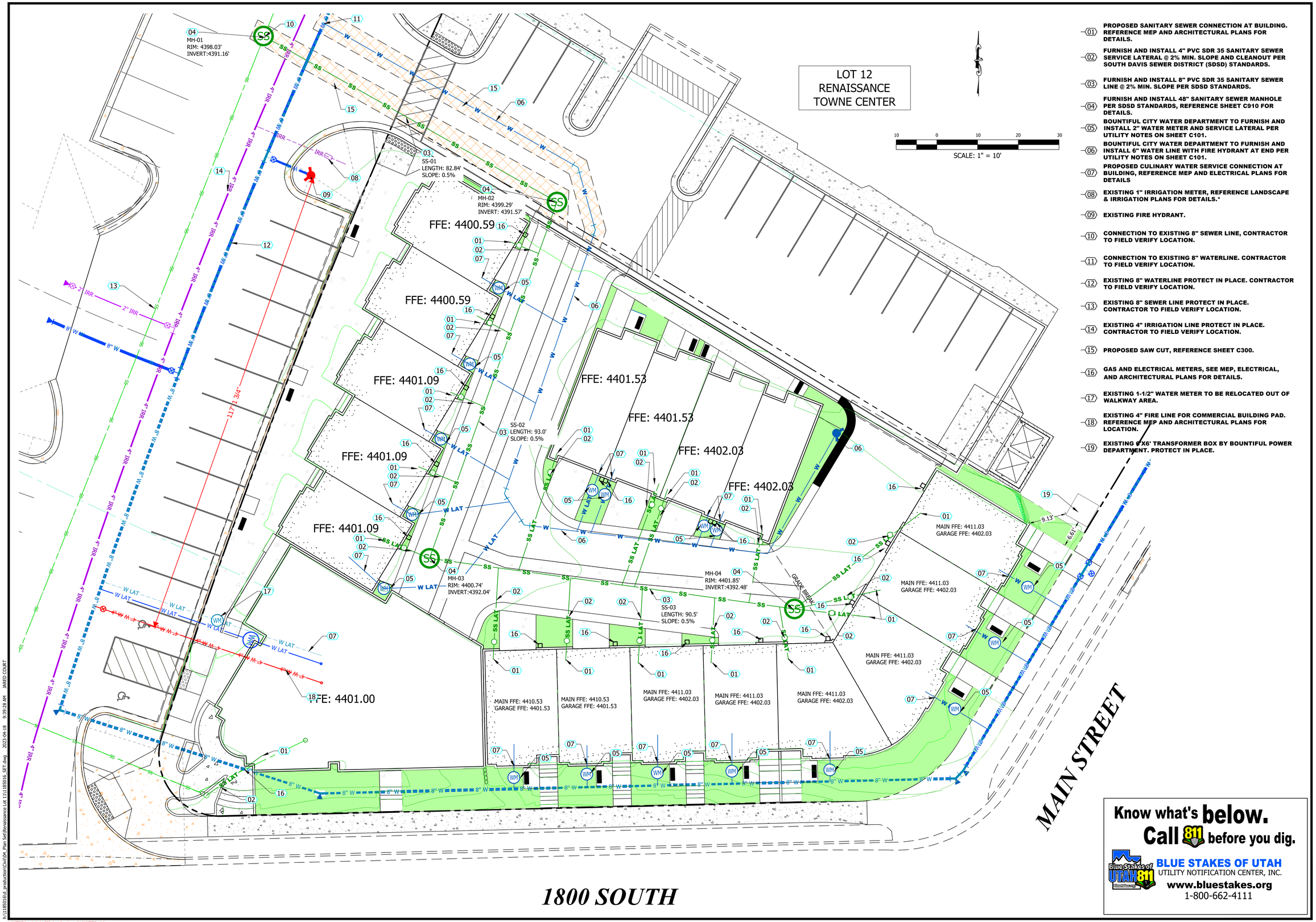

01 PROPOSED SANITARY SEWER CONNECTION AT BUILDING. REFERENCE MEP AND ARCHITECTURAL PLANS FOR DETAILS.

02 FURNISH AND INSTALL 4" PVC SDR 35 SANITARY SEWER SERVICE LATERAL @ 2% MIN. SLOPE AND CLEANOUT PER SOUTH DAVIS SEWER DISTRICT (SDSD) STANDARDS.

03 FURNISH AND INSTALL 8" PVC SDR 35 SANITARY SEWER LINE @ 2% MIN. SLOPE PER SDSD STANDARDS.

04 FURNISH AND INSTALL 48" SANITARY SEWER MANHOLE PER SDSD STANDARDS, REFERENCE SHEET C910 FOR DETAILS.

05 BOUNTIFUL CITY WATER DEPARTMENT TO FURNISH AND INSTALL 2" WATER METER AND SERVICE LATERAL PER UTILITY NOTES ON SHEET C101.

06 BOUNTIFUL CITY WATER DEPARTMENT TO FURNISH AND INSTALL 6" WATER LINE WITH FIRE HYDRANT AT END PER UTILITY NOTES ON SHEET C101.

07 PROPOSED CULINARY WATER SERVICE CONNECTION AT BUILDING, REFERENCE MEP AND ELECTRICAL PLANS FOR DETAILS

08 EXISTING 1" IRRIGATION METER, REFERENCE LANDSCAPE & IRRIGATION PLANS FOR DETAILS.*

09 EXISTING FIRE HYDRANT.

10 CONNECTION TO EXISTING 8" SEWER LINE, CONTRACTOR TO FIELD VERIFY LOCATION.

11 CONNECTION TO EXISTING 8" WATERLINE. CONTRACTOR TO FIELD VERIFY LOCATION.

12 EXISTING 8" WATERLINE PROTECT IN PLACE. CONTRACTOR TO FIELD VERIFY LOCATION.

13 EXISTING 8" SEWER LINE PROTECT IN PLACE. CONTRACTOR TO FIELD VERIFY LOCATION.

14 EXISTING 4" IRRIGATION LINE PROTECT IN PLACE. CONTRACTOR TO FIELD VERIFY LOCATION.

15 PROPOSED SAW CUT, REFERENCE SHEET C300.

16 GAS AND ELECTRICAL METERS, SEE MEP, ELECTRICAL, AND ARCHITECTURAL PLANS FOR DETAILS.

17 EXISTING 1-1/2" WATER METER TO BE RELOCATED OUT OF WALKWAY AREA.

18 EXISTING 4" FIRE LINE FOR COMMERCIAL BUILDING PAD. REFERENCE MEP AND ARCHITECTURAL PLANS FOR LOCATION.

19 EXISTING 6'X6' TRANSFORMER BOX BY BOUNTIFUL POWER DEPARTMENT. PROTECT IN PLACE.

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COLBY CAY
NO. 11402196-2202
PROFESSIONAL ENGINEER
STATE OF UTAH

LOT 11 RENAISSANCE TOWNE CENTER PHASE 3 PLAT 1

1791 S. RENAISSANCE TOWNE DRIVE
LOCATED IN THE SW 1/4 OF SECTION 30, T.2N., R.1E., S.L.B.&M.,
BOUNTIFUL CITY, DAVIS COUNTY, UTAH

REVISIONS

DRAWN: JBC	2022-11-10
APPROVED: CC	2022-11-10
PROJECT #:	1185016
1185016_SET.dwg	

C600
UTILITY PLAN

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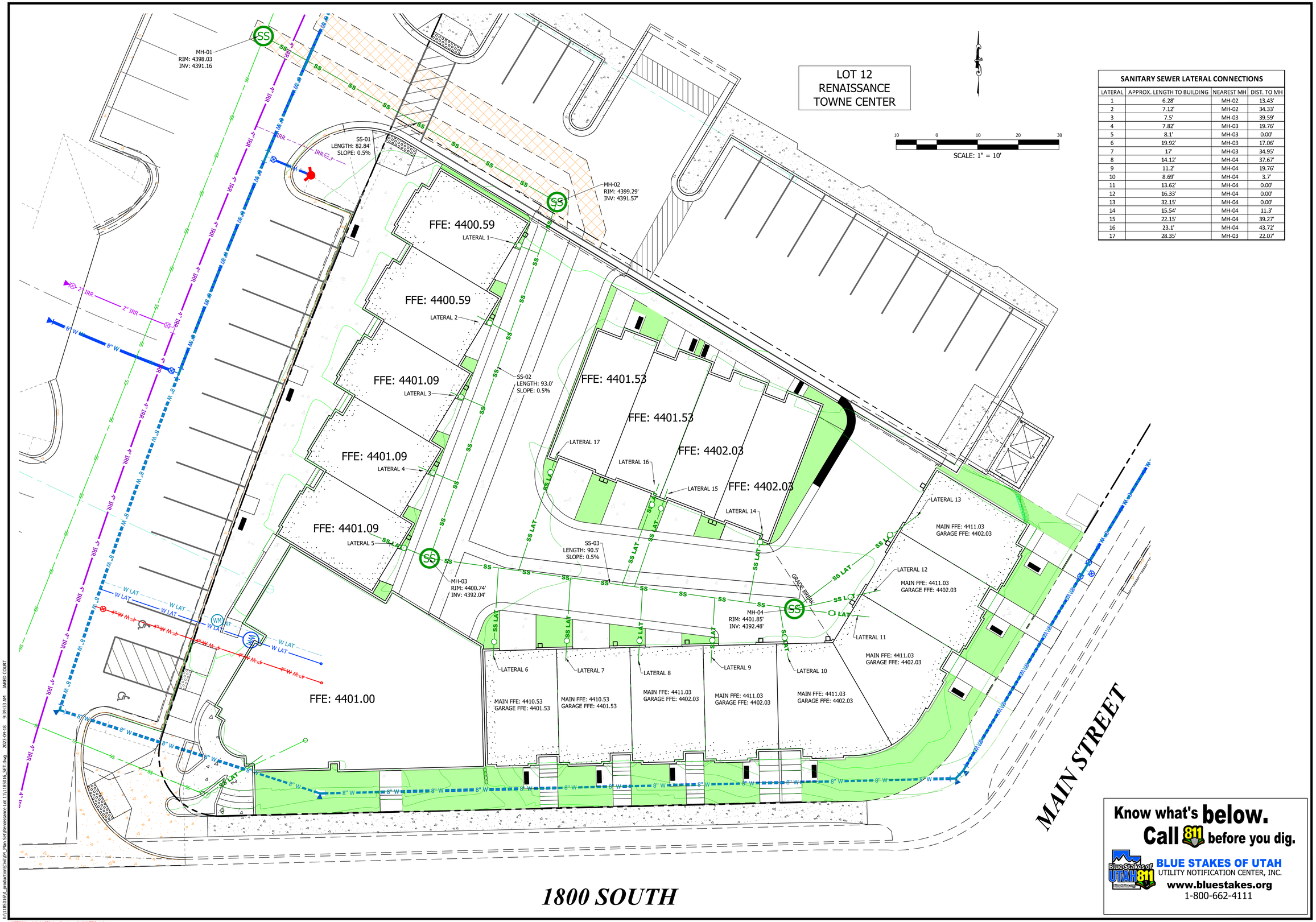

SANITARY SEWER LATERAL CONNECTIONS

LATERAL	APPROX. LENGTH TO BUILDING	NEAREST MH	DIST. TO MH
1	6.28'	MH-02	13.43'
2	7.12'	MH-02	34.33'
3	7.5'	MH-03	39.59'
4	7.82'	MH-03	19.76'
5	8.1'	MH-03	0.00'
6	19.92'	MH-03	17.06'
7	17'	MH-03	34.95'
8	14.12'	MH-04	37.67'
9	11.2'	MH-04	19.76'
10	8.69'	MH-04	3.7'
11	13.62'	MH-04	0.00'
12	16.33'	MH-04	0.00'
13	32.15'	MH-04	0.00'
14	15.54'	MH-04	11.3'
15	22.15'	MH-04	39.27'
16	23.1'	MH-04	43.72'
17	28.35'	MH-03	22.07'

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COLBY CAM NO. 11402196-2202 PROFESSIONAL ENGINEER STATE OF UTAH

LOT 11 RENAISSANCE TOWNE CENTER PHASE 3 PLAT 1

1791 S. RENAISSANCE TOWNE DRIVE
LOCATED IN THE SW 1/4 OF SECTION 30, T.2N., R.1E., S.L.B.&M.
BOUNTIFUL CITY, DAVIS COUNTY, UTAH

REVISIONS

DRAWN: JBC	2022-11-10
APPROVED: CC	2022-11-10
PROJECT #:	1185016
1185016_SET.dwg	

C601
SEWER PLAN

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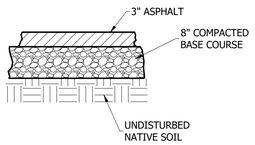
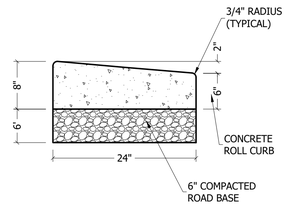
NOTES
1. ROAD BASE IS TO BE COMPACTED PER THE GEOTECHNICAL ENGINEER'S RECOMMENDATIONS. IF NO SUCH RECOMMENDATIONS PERTAIN, COMPACT TO 95% AASHTO T-180 METHOD D.
2. PLACE MATERIAL PER APWA SECTION 32 05 10.



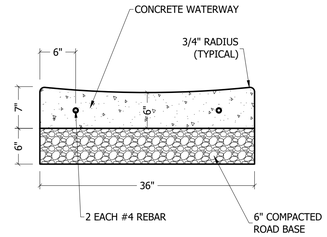
PRIVATE ASPHALT SECTION
C-1 / C400 TYPICAL N.T.S.

NOTES
1. ROAD BASE IS TO BE COMPACTED PER THE GEOTECHNICAL ENGINEER'S RECOMMENDATIONS. IF NO SUCH RECOMMENDATIONS PERTAIN, COMPACT TO 95% AASHTO T-180 METHOD D.
2. CONCRETE IS TO BE 4,000 PSI TEST.
3. CONTROL JOINTS AT 10' INTERVALS.
4. BITUMINOUS MATERIAL EXPANSION JOINTS ARE REQUIRED AT 50' INTERVALS.



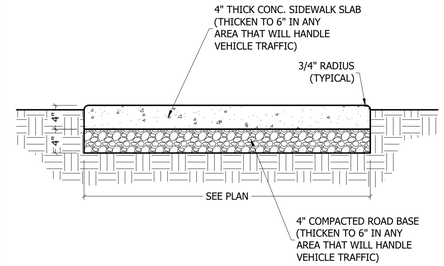
ADA ACCESSIBLE CURB CUT 24" RELEASE ROLL CURB
C-2 / C400 TYPICAL N.T.S.

NOTES
1. ROAD BASE IS TO BE COMPACTED PER THE GEOTECHNICAL ENGINEER'S RECOMMENDATIONS. IF NO SUCH RECOMMENDATIONS PERTAIN, COMPACT TO 95% AASHTO T-180 METHOD D.
2. CONCRETE IS TO BE 4,000 PSI TEST.
3. CONTROL JOINTS AT 10' INTERVALS.
4. BITUMINOUS MATERIAL EXPANSION JOINTS ARE REQUIRED AT 50' INTERVALS.
5. STEEL REINFORCEMENT IS TO BE DEFORMED GRADE 60 STEEL, GALVANIZED OR EPOXY COATED.



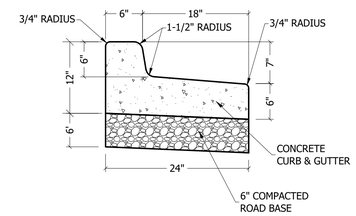
PRIVATE 36" CONCRETE WATERWAY
C-3 / C400 TYPICAL N.T.S.

NOTES
1. ROAD BASE IS TO BE COMPACTED PER THE GEOTECHNICAL ENGINEER'S RECOMMENDATIONS. IF NO SUCH RECOMMENDATIONS PERTAIN, COMPACT TO 95% AASHTO T-180 METHOD D.
2. CONCRETE IS TO BE 4,000 PSI TEST.
3. CONTROL JOINTS AT 5' INTERVALS.
4. BITUMINOUS MATERIAL EXPANSION JOINTS ARE REQUIRED AT 50' INTERVALS.

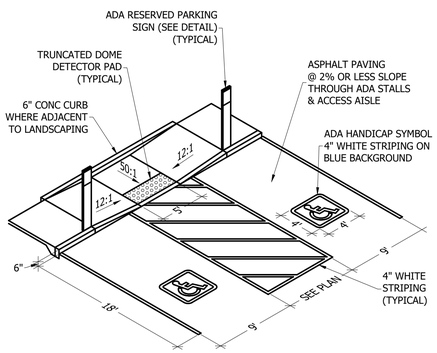


PRIVATE CONCRETE SIDEWALK
C-4 / C400 TYPICAL N.T.S.

NOTES
1. ROAD BASE IS TO BE COMPACTED PER THE GEOTECHNICAL ENGINEER'S RECOMMENDATIONS. IF NO SUCH RECOMMENDATIONS PERTAIN, COMPACT TO 95% AASHTO T-180 METHOD D.
2. CONCRETE IS TO BE 4,000 PSI TEST.
3. CONTROL JOINTS AT 10' INTERVALS.
4. BITUMINOUS MATERIAL EXPANSION JOINTS ARE REQUIRED AT 50' INTERVALS.

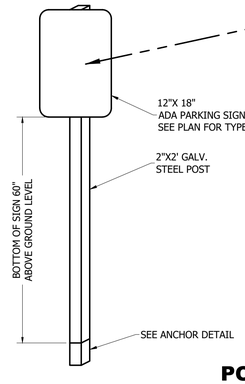


PRIVATE 24" RELEASE CURB & GUTTER
C-5 / C400 TYPICAL N.T.S.

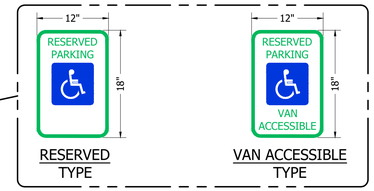


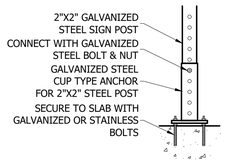
ADA ACCESSIBLE PARKING & RAMPS
A-1 / C400 TYPICAL N.T.S.

NOTES
1. SIGN IS TO BE REFLECTIVE MATERIAL ON AN ALUMINUM BACKING PLATE.
2. WHITE ADA SYMBOL ON A BLUE SQUARE.
3. WHITE BACKGROUND.
4. LETTERING IS TO BE BLUE OR GREEN

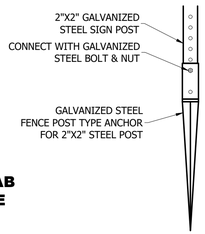


POLE-MOUNTED
POLE-MOUNTED





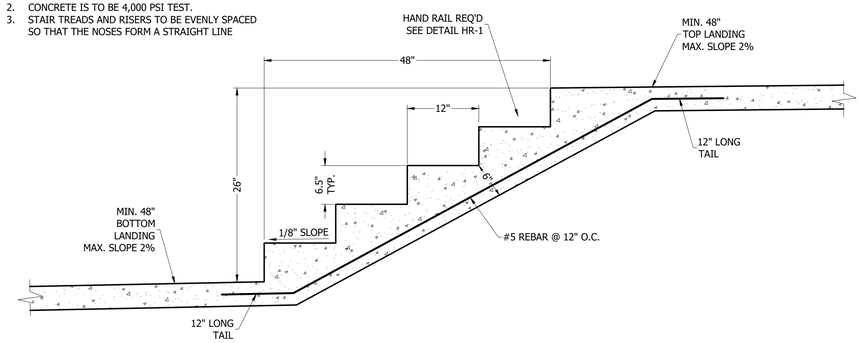
CONCRETE SLAB ANCHOR TYPE



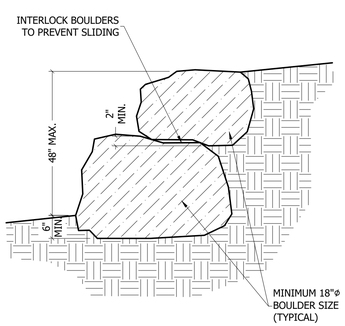
LANDSCAPE ANCHOR TYPE

POLE-MOUNTED ADA RESERVED PARKING SIGN
A-2 / C400 TYPICAL N.T.S.

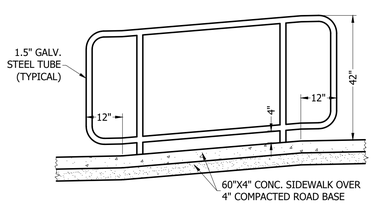
NOTES
1. ROAD BASE IS TO BE COMPACTED PER THE GEOTECHNICAL ENGINEER'S RECOMMENDATIONS. IF NO SUCH RECOMMENDATIONS PERTAIN, COMPACT TO 95% AASHTO T-180 METHOD D.
2. CONCRETE IS TO BE 4,000 PSI TEST.
3. STAIR TREADS AND RISERS TO BE EVENLY SPACED SO THAT THE NOSES FORM A STRAIGHT LINE



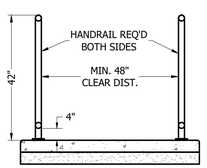
STAIRWAY 2
ST-1 / C400 TYPICAL N.T.S.



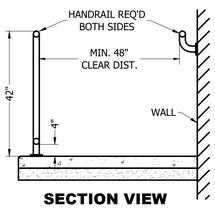
MINOR ROCK RETAINING WALL
R-1 / C400 TYPICAL N.T.S.



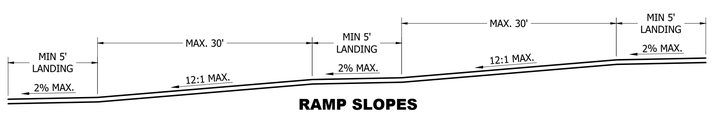
SIDE VIEW



SECTION VIEW FREE-STANDING



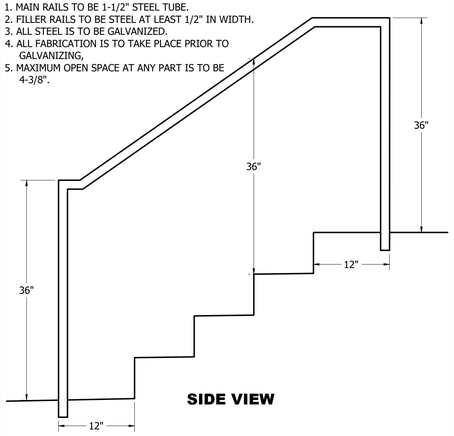
SECTION VIEW ADJACENT



RAMP SLOPES

ADA SIDEWALK RAMP
A-3 / C400 TYPICAL N.T.S.

NOTES:
1. MAIN RAILS TO BE 1-1/2" STEEL TUBE.
2. FILLER RAILS TO BE STEEL AT LEAST 1/2" IN WIDTH.
3. ALL STEEL IS TO BE GALVANIZED.
4. ALL FABRICATION IS TO TAKE PLACE PRIOR TO GALVANIZING,
5. MAXIMUM OPEN SPACE AT ANY PART IS TO BE 4-3/8".



SIDE VIEW

HAND RAIL FOR STAIRS
HR-1 / C400 TYPICAL SCALE 1" = 1'

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PROFESSIONAL ENGINEER COLBY CAY NO. 11402792-2202 STATE OF UTAH

LOT 11 RENAISSANCE TOWNE CENTER PHASE 3 PLAT 1

1791 S. RENAISSANCE TOWNE DRIVE
LOCATED IN THE SW 1/4 OF SECTION 30, T.2N., R.1E., S.L.B.&M.
BOUNTIFUL CITY, DAVIS COUNTY, UTAH

REVISIONS

DRAWN: JBC	2022-11-10
APPROVED: CC	2022-11-10
PROJECT #:	1185016
1185016_SET.dwg	

C900
SITE DETAILS

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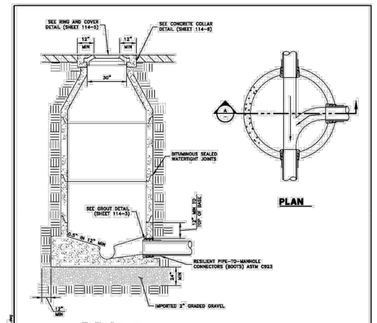


NOTES:

1- THE MINIMUM DIAMETER OF ANY MANHOLE THAT HAS A TOTAL OF 3 OR MORE, 8-INCH OR LARGER PIPES ENTERING AND/OR LEAVING IT, OR ANY PIPE GREATER THAN 15 INCHES IN DIAMETER ENTERING OR LEAVING IT, SHALL BE 60 INCHES UNLESS OTHERWISE APPROVED IN WRITING BY THE DISTRICT. THE MINIMUM DIAMETER FOR ALL OTHER MANHOLES SHALL BE 48 INCHES.

2- CONCRETE MANHOLES SHALL HAVE A MINIMUM 28-DAY COMPRESSIVE STRENGTH OF 4000 PSI AND CONFORM TO ASTM C478 SPECIFICATIONS.

3- MANHOLE BASES SHALL BE PRECAST.

4- ALL MANHOLES MUST HAVE A CONCENTRIC CONE UNLESS OTHERWISE APPROVED.

5- FLOW CHANNELS THROUGH MANHOLES SHALL HAVE 0.5 FOOT SLOPE OR MATCH THE ENGINEERED SLOPE OF PIPE.

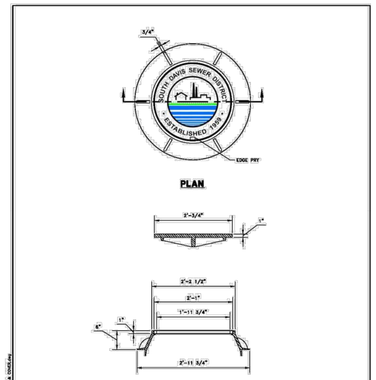
6- MANHOLE STEPS ARE NOT PERMITTED.

7- MANHOLES SHALL BE BEDDED WITH A MINIMUM OF 24 INCHES OF IMPORTED 2-INCH GRADED GRAVEL. GRAVEL BEDDING SHALL EXTEND A MINIMUM OF 12 INCHES OUTSIDE THE OUTSIDE LIMITS OF THE BASE SECTION.

8- EXTRA CARE MUST BE TAKEN TO PROPERLY BED AND HAUNCH PIPE CONNECTIONS TO MANHOLES TO AVOID SETTLEMENT AND/OR SHIFTING OF PIPES.

SCALE: NONE

ORIGINAL			SOUTH DAVIS SEWER DISTRICT		SHEET:
07/13/04	KOB	NONE	PRECAST MANHOLE DETAIL		114-2
REVISIONS					



NOTES:

1- CASTING TO MEET REQUIREMENTS OF ASTM A48 CLASS 35B.

2- CASTING TO BE PAINTED BLACK WITH ASPHALT BASED PAINT.

3- CASTING TO BE FURNISHED WITH MACHINED SEATING SURFACES.

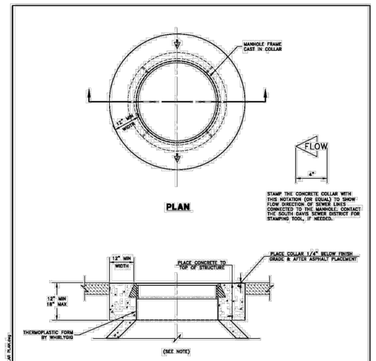
4- NTS NAME AND REAL/CAST DATE TO BE CAST ON RING & COVER.

5- COUNTRY OF ORIGIN TO BE MARKED PER USCS REGULATIONS.

6- USE OF LOW-PROFILE HARDWARE IS PROHIBITED.

SCALE: NONE

ORIGINAL			SOUTH DAVIS SEWER DISTRICT		SHEET:
07/13/04	KOB	NONE	RING & COVER DETAIL		114-5
REVISIONS					

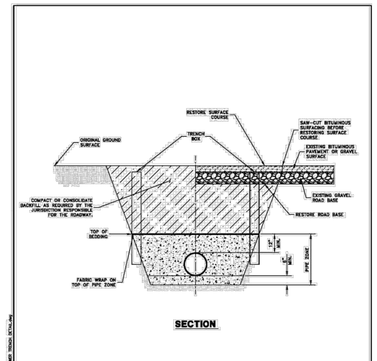


NOTE:

IN STREETS, ROADWAYS & OTHER PAVED AREAS, CONSTRUCT CAST-IN-PLACE RISER/COLLAR WITH THERMOPLASTIC FORM BY WHARLTON (OR EQUAL) AS SHOWN. PLACE COLLAR 1/4" BELOW FINISH GRADE OF CONCRETE CAST BENCH CONSTRUCTED WITH THE WHARLTON THERMOPLASTIC FORM. IN UNIMPROVED AREAS, USE STEEL RISERS TO MATCH GRADE.

SCALE: NONE

ORIGINAL			SOUTH DAVIS SEWER DISTRICT		SHEET:
07/13/04	KOB	NONE	CONCRETE COLLAR DETAIL		114-6
REVISIONS					



NOTES:

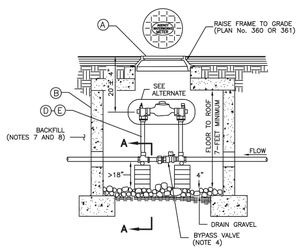
1- THE DISTRICT RECOMMENDS CONTRACTOR MEET ALL OF THE REQUIREMENTS ESTABLISHED FOR SAFE TRENCHING (SEE OSHA AND UUDI REQUIREMENTS, LATEST EDITIONS).

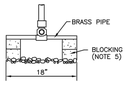
2- CONTRACTOR SHALL LOCATE ALL UNDERGROUND UTILITIES BEFORE LAYING PIPE WITHIN 10' OF SAID UTILITIES. WHEN ANY EXPOSED UTILITIES ARE FOUND TO BE DOWN ON THE DRAWINGS OR AS "TRUE STAKED", THE CONTRACTOR WILL MAKE ARRANGEMENTS WITH THE UTILITY COMPANY TO MOVE THE UTILITY IF NECESSARY OR OBTAIN PERMISSION FROM THE DISTRICT ENGINEER TO MODIFY GRADE OF PIPELINE IN ORDER TO GO AROUND UTILITIES.

3- ALL SEWER MAINS AND LATERALS SHALL BE BEDDED WITH A MINIMUM OF 6 INCHES OF IMPORTED 1-INCH GRADED GRAVEL UNDER THE PIPE AND 12 INCHES OVER THE PIPE. UNSUITABLE CLAYS, ORGANIC SOILS, OR OTHER UNSUITABLE BASE MATERIAL MAY REQUIRE A GREATER DEPTH OF BEDDING OR ALTERNATE MATERIALS.

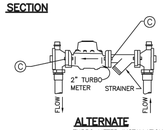
SCALE: NONE

ORIGINAL			SOUTH DAVIS SEWER DISTRICT		SHEET:
07/13/04	KOB	NONE	STANDARD SEWER TRENCH DETAIL		114-1
REVISIONS					





SECTION A–A



ALTERNATE
TURBO METER INSTALLATION (NOTE 3)

LEGEND			
No.	*	ITEM	DESCRIPTION
A		27" FRAME AND COVER	PLAN No. 502
B		CONCRETE BOX	PLAN No. 505
C		METER BOLTS	5/8" x 2 3/4" BRASS
D		1 1/2" CUSTOM SETTER WITH BYPASS	
E		2" CUSTOM SETTER WITH BYPASS	

* FURNISHED BY UTILITY AGENCY

1 1/2" and 2" meter

Plan No. **522**

August 2001

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OWNER AND DEVELOPER

COLBY CLARK NO. 11409279-2200 PROFESSIONAL ENGINEER STATE OF UTAH

LOT 11 RENAISSANCE TOWNE CENTER PHASE 3 PLAT 1

1791 S. RENAISSANCE TOWNE DRIVE
LOCATED IN THE SW 1/4 OF SECTION 30, T.2N., R.1E., S.L.B.&M.
BOUNTIFUL CITY, DAVIS COUNTY, UTAH

REVISIONS

DRAWN: JBC	2022-11-10
APPROVED: CC	2022-11-10
PROJECT #:	1185016
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C910

UTILITY DETAILS

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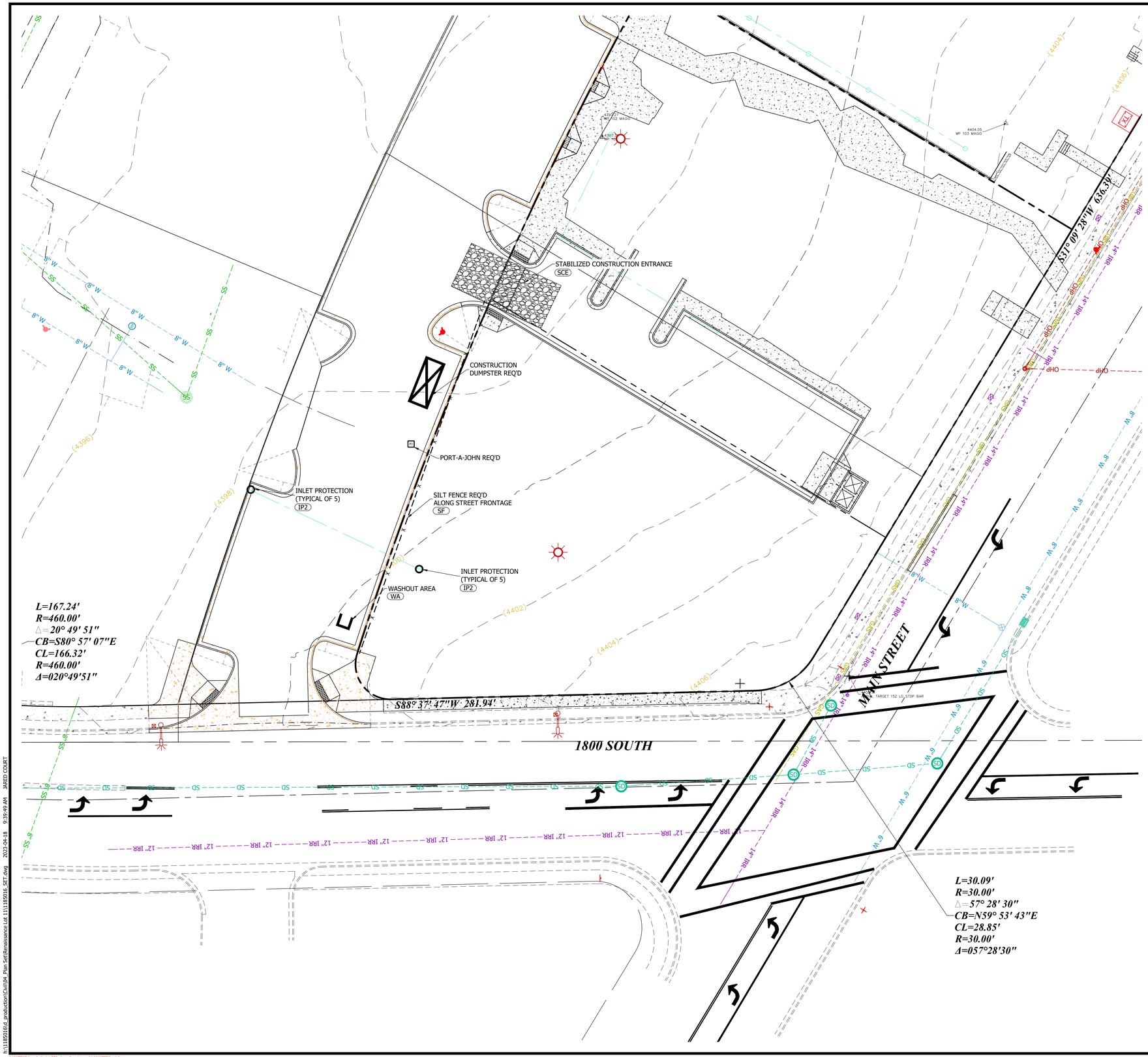
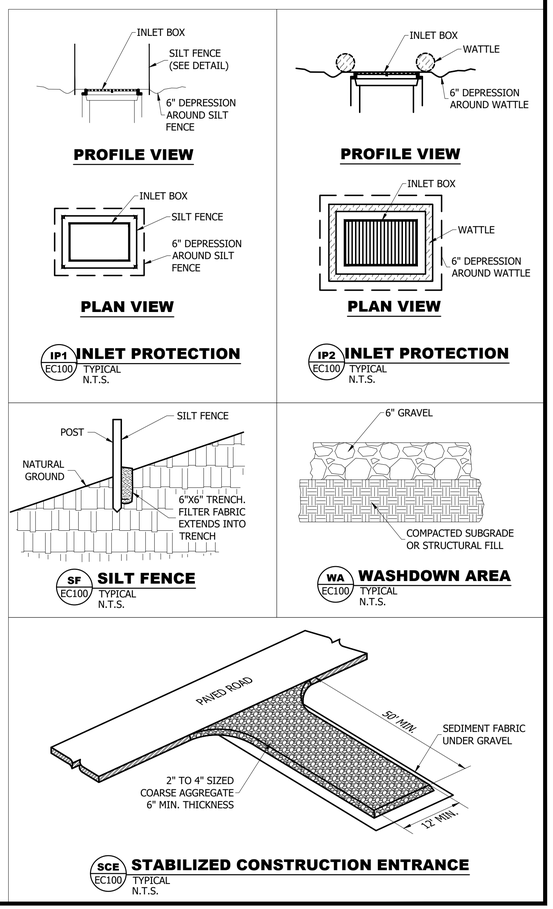


SCALE: 1" = 20'

CONSTRUCTION NOTES

1. CONTRACTOR IS RESPONSIBLE FOR OBTAINING ALL NECESSARY LOCAL, STATE, AND FEDERAL PERMITS PRIOR TO COMMENCING CONSTRUCTION. A BUILDING PERMIT WILL NOT BE ISSUED UNTIL AN INSPECTION BY THE BOUNTIFUL ENGINEERING DEPT. HAS BEEN COMPLETED WHICH VERIFIES THE INSTALLATION OF REQUIRED BMPs ON THE PROJECT SITE.
2. CONTRACTOR TO MAINTAIN A COPY OF THE SWPPP ON SITE.
3. CONTRACTOR TO INSPECT SITE TO ENSURE THE SWPPP IMPROVEMENTS ARE IN PLACE AND FUNCTIONAL.
4. CONTRACTOR TO MAINTAIN TEMPORARY EROSION AND SEDIMENT CONTROLS AND HOUSEKEEPING MEASURES.
5. ALL SOLID WASTE SHALL BE STORED IN A SECURELY LIDDED METAL DUMPSTER. THE DUMPSTER SHALL MEET ALL STATE AND LOCAL WASTE MANAGEMENT REGULATIONS.
6. ALL HAZARDOUS WASTE SHALL BE DISPOSED OF IN THE MANNER AS SPECIFIED BY THE MANUFACTURER AND STATE AND LOCAL REGULATIONS.
7. A WASHOUT AREA SHALL BE CONSTRUCTED FOR THE TEMPORARY COLLECTION OF EXCESS CONCRETE AND NON-STORM WATER DISCHARGES FROM VEHICLE WASHING. THE CONCRETE WILL BE TAKEN TO THE CITY LANDFILL WITHIN 1 WEEK OF PLACING IN THE WASHOUT AREA.
8. A STABILIZED CONSTRUCTION ENTRANCE WILL BE CONSTRUCTED TO REDUCE VEHICLE TRACKING OF SEDIMENTS ONTO PUBLIC RIGHT OF WAYS. THE PAVED STREET ADJACENT TO THE SITE ENTRANCE WILL BE SWEPT DAILY TO REMOVE EXCESS DIRT.
9. INSPECTION SHALL BE MADE MONTHLY AND WITHIN 24 HOURS AFTER A RAINFALL EVENT OF 0.5 INCHES OR GREATER. ALL NON-STORM WATER FLOWS SHALL BE DIRECTED TOWARD THE WASHOUT AREA OR SEDIMENT BASIN. THE SWPPP WILL BE REVISED AS SITE CONDITIONS AND PROJECT WARRANTS.
10. CONTRACTOR SHALL BE RESPONSIBLE FOR CLEANING AND SWEEPING PUBLIC STREETS ON A DAILY BASIS, OR MORE IF NECESSARY.
11. CONTRACTOR SHALL BE RESPONSIBLE TO PROVIDE ADEQUATE DUST CONTROL THROUGHOUT THE COURSE OF THE PROJECT.



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KNOWLTON GENERAL
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BOUNTIFUL, UT 84010
BRIAN KNOWLTON
801-828-0756
OWNER AND DEVELOPER

PROFESSIONAL ENGINEER COLBY CARR NO. 14029-2202 STATE OF UTAH

LOT 11 RENAISSANCE TOWNE CENTER PHASE 3 PLAT 1

1791 S. RENAISSANCE TOWNE DRIVE
LOCATED IN THE SW 1/4 OF SECTION 30, T.2N., R.1E., S.L.B.&M.
BOUNTIFUL CITY, DAVIS COUNTY, UTAH

REVISIONS

DRAWN: JBC	2022-11-10	
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PROJECT #:	1185016	
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EROSION CONTROL

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PLANT SCHEDULE PROJECT AREA

TREES	BOTANICAL / COMMON NAME	CONT	CAL	SIZE	QTY
	Acer ginnala `Flame` / Flame Amur Maple Hydro Zone Td4 - Use Multi Trunk	15 gal			1
	Acer tatancum / Tatanan Maple Hydro Zone Td3	B & B	2"Cal		7
	Gleditsia triacanthos `Skyline` / Skyline Honey Locust Hydro Zone Td4	B & B	2"Cal		3
	Pinus nigra `Arnold Sentinel` / Arnold Sentinel Austnan Black Pine Hydro Zone 1 - Evergreen	B & B		6`	3
	Pyrus calleryana `Jack` / Jack Flowering Pear Hydro Zone Td4	B & B	2"Cal		3

SHRUBS	BOTANICAL / COMMON NAME	CONT	QTY
	Berberis thunbergii `Bagatelle` / Bagatelle Red Barberry Hydro Zone Sd3	2 gal	31
	Calamagrostis x acutiflora `Avalanche` / Feather Reed Grass Hydro Zone Tw2	5 gal	8
	Calamagrostis x acutiflora `Karl Foerster` / Feather Reed Grass Hyrdo Zone Tw2	5 gal	10
	Festuca ovina glauca / Blue Sheep Fescue Hydro Zone Tw1	2 gal	37
	Helictotrichon sempervirens / Blue Oat Grass Hydro Zone Tw1	1 gal	25
	Hemerocallis x `Stella de Oro` / Stella de Oro Daylily Hydro Zone P3	1 gal	29
	Juniperus horizontalis `Bar Harbor` / Bar Harbor Creeping Juniper Hydo Zone GV1 - Evergreen	5 gal	20
	Mahonia aquifolium `Compacta` / Compact Oregon Grape Hydro Zone Se3 - Evergreen	5 gal	6
	Miscanthus sinensis `Gracillimus` / Maiden Grass Hydro Zone Tw2	5 gal	8
	Miscanthus sinensis `Purpurescens` / Flame Grass Hydro Zone 2	5 gal	11
	Pennisetum alopecuroides `Little Bunny` / Little Bunny Fountain Grass Hydro Zone Tw2	2 gal	26
	Rhus aromatica `Autumn Amber` / Autumn Amber Sumac Hydro Zone GV1	5 gal	27
	Spiraea japonica `Neon Flash` / Neon Flash Spirea Hydro Zone Sd3	5 gal	13

MULCHES / ROCK

3" MINIMUM DEPTH OF 1" TO 2-1/2" OF "SOUTH TOWN COBBLE" DECORATIVE ROCK (BROWNS & REDS) OVER DEWITT PRO 5 WEED BARRIER. ROCK NOT TO EXCEED HEIGHT OF SIDEWALK NOR THE TOP BACK OF CURB. — 4,548 S.F.

NOTES:
1. SEE SHEET L-2 FOR LANDSCAPE NOTES AND DETAILS.
2. LANDSCAPE MATERIAL SQUARE FOOTAGES AND PLANT QUANTITIES FOR REFERENCE ONLY, CONTRACTOR TO VERIFY ALL QUANTITIES AND SQUARE FOOTAGES.
3. SIGHT TRIANGLES AT ACCESS DRIVES ARE LOCATED PER AVENUE CONSULTANTS. STREET TREE BRANCHES TO BE MAINTAINED AT A MIN. DISTANCE OF 7 FT FROM FINISHED GRADE.
4. IRRIGATION SYSTEM IS EQUIPPED WITH A SMART ET BASED CONTROLLER AND RAIN SENSOR AS PART OF THE SPRINKLER SYSTEM.
5. ROCK MULCHES TO COMPLIMENT & BLEND WITH ARCHITECTURAL MATERIALS AND COLORS. CONTRACTOR TO SUBMIT SAMPLES TO OWNER'S REPRESENTATIVE FOR APPROVAL PRIOR TO DELIVERY.
6. SHADE TREES ARE TO BE A MINIMUM OF 2" CALIPER (MEASURED SIX INCHES ABOVE THE ROOT BALL) AT TIME OF PLANTING.
7. ORNAMENTAL TREES ARE TO BE A MINIMUM OF 1-1/2" CALIPER (MEASURED SIX INCHES ABOVE THE ROOT BALL) AT TIME OF PLANTING.
8. EVERGREEN TREES ARE TO BE A MINIMUM OF SIX FEET TALL AT TIME OF PLANTING.
9. DECIDUOUS AND EVERGREEN SHRUBS ARE TO BE A MINIMUM HEIGHT OF 18" AT THE TIME OF PLANTING. GENERALLY A 5 GALLON CONTAINER MEETS THIS REQUIREMENT. THE CONTRACTOR CAN ADJUST THE SIZE OF THE CONTAINER AS LONG AS THE HEIGHT REQUIREMENT IS MET AT THE TIME OF PLANTING.
10. CONTRACTOR TO NOTIFY LANDSCAPE ARCHITECT IF ANY SITE CONSTRUCTION AREAS (OTHER THAN RETAINING WALL AREA IDENTIFIED ON THE PLAN) CONSIST OF SLOPES STEEPER THAN 2H:1V (2 FEET HORIZONTAL & 1 FOOT VERTICAL).

4/14/23

LANDSCAPE CALCULATIONS SUMMARY

ON SITE LANDSCAPE PROVIDED (REFER TO ARCHITECTURAL PLANS OR CIVIL PLANS)
3,189 S.F.
TOTAL PROJECT LANDSCAPING (INCLUDING AREAS IN ROAD R.O.W.)
4,548 S.F.
TOTAL LANDSCAPE AREA IN TURF GRASS - EXISTING TO REMAIN (INCLUDING ROAD R.O.W.)
0 S.F. 0.00% OF LANDSCAPE
TOTAL AREA IN DROUGHT TOLERANT LANDSCAPE (INCLUDING R.O.W)
4,548 S.F. 100.00% OF LANDSCAPE
PERCENT OF LANDSCAPE PLANT MATERIAL AREA VALUE COVERAGE (EXCLUDES TURF GRASS)
183.52% BASED ON "WATER-WISE PLANTS FOR SLC", WITH TREES CALC.
68.44% BASED ON "WATER-WISE PLANTS FOR SLC", WITHOUT TREES CALC.
PERCENT OF DROUGHT TOLERANT PLANTS (EXCLUDES TURF GRASS)
92.57% BASED ON CITY WATER CONSERVING PLANT LIST
PERCENT OF LANDSCAPE AREA OF LIVE PLANT COVERAGE (INCLUDES TURF GRASS)
183.52% WITH TREES CALCULATED
68.44% WITHOUT TREES CALCULATED (40% REQUIRED)
REQUIRED SITE TREES (1 TREE PER EVERY 750 SQ. FT. OF SITE LANDSCAPE AREA)
4.3 TREES 3,189 FT DIV.BY 750
PROVIDED TREES
8 TREES
REQUIRED SITE SHRUBS (1 SHRUB PER EVERY 200 SQ. FT. OF SITE LANDSCAPE AREA)
15.9 TREES 3,189 FT DIV.BY 200
PROVIDED SITE SHRUBS
155 SHRUBS (INCLUDES GRASSES & GROUND COVERS)
REQUIRED MAIN STREET TREES
2.0 TREES 70 FT DIV.BY 35
PROVIDED MAIN STREET TREES
3 TREES
REQUIRED 1800 SOUTH STREET TREES
6.5 TREES 226 FT DIV.BY 35
PROVIDED 1800 SOUTH STREET TREES
6 TREES

TREE LOCATION AND FINAL PLACEMENT GUIDELINES:

1. TREES LOCATED ON THESE PLANS ARE BASED ON THE FOLLOWING DESIGN CRITERIA, AND THE DESIGNED LOCATION OF NON LANDSCAPE FACILITIES PROVIDED BY OTHERS, SUCH AS: UTILITIES, SIDEWALKS, BUILDINGS, SIGNS, LIGHTS, ROADWAYS, DRIVEWAYS, AND PROPERTY LINES. THE CONTRACTOR IS TO ADJUST THE FINAL TREE PLANTING PLACEMENT BASED ON THE "AS CONSTRUCTED" LOCATIONS OF THESE NON LANDSCAPE ITEMS.
   A. 5 FEET FROM WATER METER AND/OR UTILITY BOX.
   B. 10 FEET FROM FIRE HYDRANT.
   C. 5-10 FEET FROM RESIDENTIAL DRIVEWAY.
   D. 5-10 FEET FROM PROPERTY LINE OF ADJOINING PARCEL.
   E. 5-10 FEET FROM NON-TRAFFIC CONDUCTING SIGNAGE.
   F. 5-10 FEET FROM UTILITY POLE AND/OR LIGHT.
   G. 20 FEET FROM AN UNREGULATED INTERSECTION (20 FEET BACK FROM INTERSECTING SIDEWALKS).
   H. 30 FEET FROM STOP SIGNS.
   I. 30 FEET FROM COMMERCIAL DRIVEWAY AND/OR ALLEY.
   J. 40 FEET FROM AN INTERSECTION WITH TRAFFIC LIGHTS (40 FEET BACK FROM INTERSECTING SIDEWALKS).
   K. 15-20 FEET FROM A TREE THAT IS SMALL IN SIZE AT MATURITY (LESS THAN 30 FEET TALL).
   L. 20-30 FEET FROM A TREE THAT IS MEDIUM IN SIZE AT MATURITY (30-50 FEET TALL).
   M. 30-40 FEET FROM A TREE THAT IS LARGE IN SIZE AT MATURITY (MORE THAN 50 FEET TALL).

NORTH

0 20 40 60 feet
SCALE: 1" = 20'

CALL BEFORE YOU DIG! IT'S THE LAW BLUE STAKES 1 800 662 4111

NO.	REVISIONS	BY	DATE
1	PER SITE PLAN CHANGES & COMMENTS	DCM	4/14/23

PROJECT PROFESSIONAL: DCM DESIGNER: DCM

Foresite Design Group, L.C.
PLANNING, LANDSCAPE ARCHITECTURE & SITE DESIGN SERVICES
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LOT 11 RENAISSANCE TOWNE CENTER
LANDSCAPE PLAN
1701 S. RENAISSANCE TOWNE DRIVE BOUNTIFUL, UTAH

LICENSED LANDSCAPE ARCHITECT DAN C. MATTA No. 106248 04/14/23

SHEET: L-1

FILE NAME: FDG-281 SCALE: 1"=20'

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PLANTING NOTES:

1. LANDSCAPE BIDS MUST BE IN A DETAILED UNIT PRICE FORMAT SHOWING COST BREAKDOWN OF ALL LANDSCAPE ELEMENTS. ANY ELEMENT MAY BE ADDED OR DELETED BY THE LANDSCAPE ARCHITECT OR OWNER. CONTRACTOR COMPENSATION WILL BE ADJUSTED ACCORDING TO THE UNIT PRICE BIDS. ANY SUBSTITUTION MUST BE BY LANDSCAPE ARCHITECT APPROVAL. LANDSCAPE ARCHITECT OR OWNER WITHOUT JUSTIFICATION MAY DISALLOW BIDS AND SELECT CONTRACTOR REGARDLESS OF BID FIGURES. THE SELECTED CONTRACTOR MUST CONTACT THE OWNER'S CONSTRUCTION REPRESENTATIVE BEFORE BEGINNING CONSTRUCTION TO SCHEDULE A PRE CONSTRUCTION MEETING. CONTRACTOR OR SUBCONTRACTORS PARTICIPATION IN CONSTRUCTION OF THIS PLAN MUST BE LICENSED BY THE STATE OF UTAH FOR THE TYPE OF WORK BEING PERFORMED.

2. CODES, LAWS, REGULATIONS, AND PERMITS BY FEDERAL, STATE, COUNTY AND CITY AGENCIES FOR DESIGN CONCEPT, MATERIALS AND WORKMANSHIP MUST BE RESEARCHED AND SATISFIED BY THE CONTRACTOR. REPORT ANY PROBLEMS OR REQUIREMENTS TO THE LANDSCAPE ARCHITECT. THE CONTRACTOR MUST VERIFY THE REGULATIONS FOR AND SECURE ANY PERMITS BEFORE BEGINNING CONSTRUCTION. THE COST FOR THE PERMIT FEES MAY BE SUBMITTED TO THE OWNER FOR REIMBURSEMENT. CALL BLUE STAKES AND REFER TO DRAINAGE AND CIVIL PLANS BEFORE ANY TRENCHING OR EXCAVATION.

3. CONSTRUCTION SAFETY AND CLEANUP MUST MEET OSHA STANDARDS AT ALL TIMES. ALL CONTRACTORS MUST HAVE ADEQUATE LIABILITY, PERSONNEL INJURY AND PROPERTY DAMAGE INSURANCE. CLEAN UP MUST BE PERFORMED DAILY, AND ALL HARDSCAPE ELEMENTS MUST BE WASHED FREE OF DIRT AND MUD ON FINAL CLEAN UP. CONSTRUCTION MUST OCCUR IN A TIMELY MANNER.

4. LANDSCAPE PLANS AND DETAIL DRAWINGS ARE SCHEMATIC ONLY, DISCREPANCIES MAY EXIST, INCLUDING BUT NOT LIMITED TO BUILDING LOCATION, PROPERTY LINES, ANY DIMENSIONS SPECIFIED OR IMPLIED. THE CONTRACTOR WILL BE REQUIRED TO ADJUST PLANS AS NECESSARY TO RETAIN CONCEPT INTEGRITY. CONTACT LANDSCAPE ARCHITECT IF DISCREPANCIES EXIST.

5. PLANT MATERIAL EXCAVATION. CALL BLUE STAKE AND MAKE REFERENCE TO DRAINAGE AND CIVIL PLANS BEFORE EXCAVATION FOR PLANT MATERIAL. ALL HOLES MUST ALLOW FOR A MINIMUM OF TWELVE (12) INCHES OF SPECIFIED PLANTING MIX BACKFILL MATERIAL ON ALL SIDES OF ROOT BALL FOR SHRUBS, AND 3X BALL DIAMETER FOR TREES.

6. EXCEPT FOR TREES, PLANT MATERIAL BACKFILL MUST BE A WELL MIXED COMBINATION OF 1/3 NATIVE SOIL TAKEN FROM EXCAVATED PLANT PIT, 1/3 TOPSOIL, AND 1/3 ORGANIC COMPOSTED MATERIAL. DEEP WATER ALL PLANT MATERIAL IMMEDIATELY AFTER PLANTING. ADD BACKFILL MATERIAL TO DEPRESSIONS AS NECESSARY.

7. SOIL AMENDING SHALL INCLUDE COMPOSTED ORGANIC MATERIAL TO BE ADDED AT A RATE OF THREE CUBIC YARDS PER 1000 SQUARE FEET. TILL INTO THE SUBGRADE SOIL PRIOR TO PLACING TOPSOIL. TILL AMENDMENTS IN TO A DEPTH OF 6". ALL SOD AREAS SHALL HAVE THE SOIL AMENDED.

8. TOP SOIL MUST BE A PREMIUM QUALITY DARK SANDY LOAM, FREE OF ROCKS, CLODS, ROOTS, AND PLANT MATTER. THE TOPSOIL SHALL BE EVENLY SPREAD AND SMOOTH GRADED ON A CAREFULLY PREPARED AMENDED SUBGRADE. TOPSOIL SHALL BE SPREAD TO A DEPTH OF FIVE INCHES (5") IN ALL SOD AND SHRUB AREAS.

9. SOD MUST BE PREMIUM QUALITY, ULTRA GREEN, EVENLY CUT, ESTABLISHED, HEALTHY, WEED AND DISEASE FREE, AND FROM AN APPROVED SOURCE. SOD MUST BE DELIVERED AND LAID IMMEDIATELY AFTER CUTTING. SOD MUST BE LAID WITH NO GAPS BETWEEN PIECES ON A CAREFULLY PREPARED TOPSOIL LAYER. THE LAID SOD MUST BE IMMEDIATELY WATERED AFTER INSTALLATION. ANY BURNED AREAS WILL REQUIRE REPLACEMENT. ADJUST SPRINKLER SYSTEM TO ASSURE HEALTHY GREEN SURVIVAL OF THE SOD WITHOUT WATER WASTE. TURF GRASS TO BE "CHANSHARE FARMS IMPERIAL BLUE" (OR EQUIVALENT) WHICH IS A "WATER-WIZE TURF". INSTALL AND MAINTAIN PER GROWER'S SPECIFICATIONS.

10. MULCH OVER DEWITT PRO 5 WEED BARRIER WILL BE REQUIRED IN ALL LANDSCAPE BEDS FOR SHRUBS, PERENNIALS, AND ANNUALS. SEE PLANS FOR MULCH TYPES. MULCH SHALL BE EVENLY SPREAD ON A CAREFULLY PREPARED GRADE TO THE MINIMUM NOTED DEPTH. THE TOP OF ALL AREAS OF MULCH SHALL BE AT THE GRADE OF THE ADJACENT CURB, WALK, OR EDGE OF PAVEMENT.

11. FERTILIZER FOR SOD AREAS SHALL BE PELLETIZED, N-P-K AS APPROVED BY LANDSCAPE ARCHITECT FOR SEASONAL ADJUSTMENT. USE 20 LBS PER 5,000 SQUARE FEET OR AS PER MANUFACTURER'S SPECIFICATIONS. SPREAD EVENLY ON A CAREFULLY PREPARED TOPSOIL LAYER JUST PRIOR TO LAYING SOD.

12. TREE STAKING AND GUYING SHALL BE ON AN AS NEEDED BASIS AND ONLY IF THE ROOT BALL IS UNSTABLE. THE CONTRACTOR SHALL DETERMINE STAKING NEEDS DEPENDENT ON THE SITE CONDITIONS. IT IS THE CONTRACTOR'S RESPONSIBILITY TO REMOVE GUYING AND STAKING IN A TIMELY MANNER ONCE STAKED TREES HAVE TAKEN ROOT. NO STAKING SHALL REMAIN BEYOND A REASONABLE TIME FOR ROOT PENETRATION AND STABILIZATION.

13. TREE WRAPPING MAY BE USED TO PROTECT YOUNG TREES FROM WINTER DAMAGE. TREE WRAPS SHALL ONLY BE INSTALLED IN THE FALL. IF THE CONTRACTOR INSTALLS WRAPS FOR TREE PROTECTION IT SHALL BE THE CONTRACTORS RESPONSIBILITY TO PROMPTLY REMOVE WRAPS THE FOLLOWING SPRING.

14. LANDSCAPE MAINTENANCE MUST BE PERFORMED BY THE LANDSCAPE CONTRACTOR DURING ESTABLISHMENT (30 DAYS AFTER FINAL ACCEPTANCE OF ENTIRE PROJECT). RESPONSIBILITIES INCLUDE WEED CONTROL AND MOWING. NOTIFY OWNER AND CONSTRUCTION REPRESENTATIVE WHEN ESTABLISHMENT PERIOD HAS ENDED TO INSURE ONGOING MAINTENANCE. THE OWNER IS RESPONSIBLE FOR LANDSCAPE MAINTENANCE AND UPKEEP ONCE ESTABLISHMENT PERIOD HAS EXPIRED.

15. ALL PLANT MATERIAL AND LANDSCAPE ELEMENTS WILL BE GUARANTEED FOR ONE YEAR AFTER FINAL ACCEPTANCE. ANY ITEMS THAT ARE NOT FIRST CLASS PREMIUM QUALITY WILL BE REPLACED BY THE CONTRACTOR AT NO COST TO THE OWNER. ANY PLANT MATERIAL THAT IS NOT PREMIUM QUALITY OR APPEARS STRESSED IN ANY WAY DURING THE GUARANTEE PERIOD MAY REQUIRE REPLACEMENT. THE CONTRACTOR MUST SCHEDULE A PRE AND POST GUARANTEE MEETING WITH THE OWNER'S REPRESENTATIVE FOR INSPECTION. FAILURE TO DO SO WILL MEAN THE OFFICIAL GUARANTEE PERIOD HAS NOT BEEN ACTIVATED OR DE-ACTIVATED.

16. SUBMITTALS OF ALL LANDSCAPE MATERIALS SHALL BE APPROVED BY THE LANDSCAPE ARCHITECT PRIOR TO COMMENCING WORK. PROVIDER INFORMATION AND SAMPLES SHALL BE SUBMITTED OF ANY GRAVEL OR WOOD MULCHES. NURSERY STOCK SUBMITTAL SHALL INCLUDE PROVIDER INFORMATION WITH A LIST OF PLANT MATERIALS BEING PROVIDED BY THE NURSERY.

17. IT IS THE CONTRACTORS RESPONSIBILITY TO VERIFY ALL QUANTITIES LISTED ON THE PLANS AND THE AVAILABILITY OF ALL PLANT MATERIALS IN THEIR SPECIFIC SIZES PRIOR TO SUBMITTING A BID. THE CONTRACTOR MUST NOTIFY THE LANDSCAPE ARCHITECT PRIOR TO SUBMITTING A BID IF THE CONTRACTOR DETERMINES A QUANTITY DEFICIENCY OR AVAILABILITY PROBLEM WITH SPECIFIED MATERIAL.

18. SPECIFICATIONS FOR LANDSCAPE AND IRRIGATION CONSTRUCTION SHALL BE THE 2007 APWA "MANUAL OF STANDARD SPECIFICATIONS".

19. ALL LANDSCAPE MATERIAL SHALL BE FULLY IRRIGATED BY AN AUTOMATIC IRRIGATION SYSTEM (DESIGN BUILD). IRRIGATION DESIGN SHALL BE APPROVED BY THE OWNER AND LANDSCAPE ARCHITECT PRIOR TO INSTALLATION.

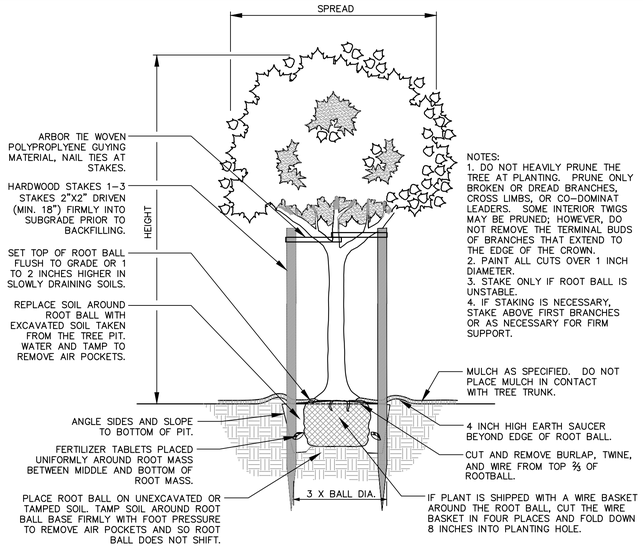
20. TREE REMOVAL OR TREE PLANTING IN THE PUBLIC RIGHT-OF-WAY REQUIRES APPROVAL FROM THE SANDY CITY URBAN FORESTER OR SUBMIT PLANS CONTAINING AN URBAN FORESTER APPROVAL.

IRRIGATION REQUIREMENT NOTES:

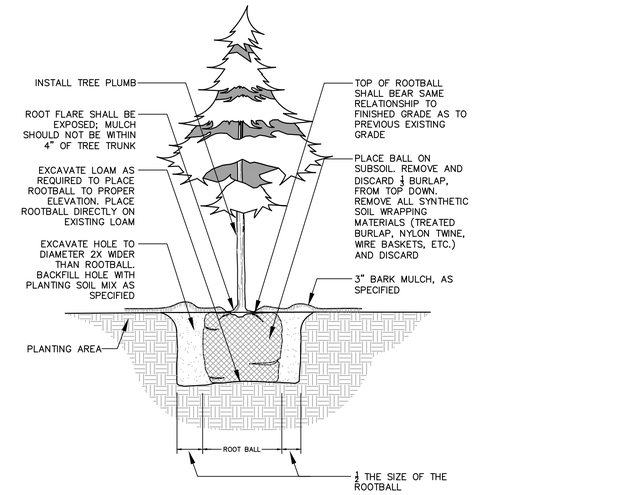
1. MULCH: AFTER COMPLETION OF ALL PLANTING, ALL IRRIGATED NON-TURF AREAS SHALL BE COVERED WITH A MINIMUM LAYER OF FOUR (4) INCHES OF MULCH TO RETAIN WATER, INHIBIT WEED GROWTH AND MODERATE SOIL TEMPERATURE. NON-POROUS MATERIAL SHALL NOT BE PLACED UNDER THE MULCH. 4" MULCH IN ALL IRRIGATED NON-TURF AREAS. IF ROCK MULCH, MINIMUM IS 3".
2. LANDSCAPE WATER METER: A WATER METER AND BACKFLOW PREVENTION ASSEMBLY THAT ARE IN COMPLIANCE WITH STATE CODE SHALL BE INSTALLED FOR LANDSCAPE IRRIGATION SYSTEMS, AND THE LANDSCAPE WATER METER AND BACKFLOW PREVENTION ASSEMBLY SHALL BE SEPARATE FROM THE WATER METER AND BACKFLOW PREVENTION ASSEMBLY INSTALLED FOR INDOOR USES. THE SIZE OF THE METER SHALL BE DETERMINED BASED ON IRRIGATION DEMAND.
3. PRESSURE REGULATION: A PRESSURE REGULATING VALVE SHALL BE INSTALLED AND MAINTAINED BY THE CONSUMER IF THE STATIC SERVICE PRESSURE EXCEEDS 80 POUNDS PER SQUARE INCH (PSI). THE PRESSURE-REGULATING VALVE SHALL BE LOCATED BETWEEN THE LANDSCAPE WATER METER AND THE FIRST POINT OF WATER USE, OR FIRST POINT OF DIVISION IN THE PIPE, AND SHALL BE SET AT THE MANUFACTURER'S RECOMMENDED PRESSURE FOR SPRINKLERS.
4. AUTOMATIC CONTROLLER: ALL IRRIGATION SYSTEMS SHALL INCLUDE AN ELECTRIC AUTOMATIC CONTROLLER WITH MULTIPLE PROGRAM AND MULTIPLE REPEAT CYCLE CAPABILITIES AND A FLEXIBLE CALENDAR PROGRAM. ALL CONTROLLERS SHALL BE EQUIPPED WITH AN AUTOMATIC RAIN SHUT-OFF DEVICE.
5. ON SLOPES EXCEEDING 30%, THE IRRIGATION SYSTEM SHALL CONSIST OF DRIP EMITTERS, BUBBLERS, OR SPRINKLERS WITH A MAXIMUM PRECIPITATION RATE OF 0.85 INCHES PER HOUR AND ADJUSTED SPRINKLER CYCLE TO ELIMINATE RUNOFF.
6. EACH VALVE SHALL IRRIGATE A LANDSCAPE WITH SIMILAR SITE, SLOPE AND SOIL CONDITIONS AND PLANT MATERIALS WITH SIMILAR WATERING NEEDS. TURF AND NON-TURF AREAS SHALL BE IRRIGATED ON SEPARATE VALVES.
7. DRIP EMITTERS OR A BUBBLER SHALL BE PROVIDED FOR EACH TREE WHERE PRACTICABLE. BUBBLERS SHALL NOT EXCEED 1.5 GALLONS PER MINUTE PER DEVICE. BUBBLERS FOR TREES SHALL BE ON SEPARATE VALVE UNLESS SPECIFICALLY EXEMPTED BY THE SANDY CITY PUBLIC UTILITIES DEPARTMENT DUE TO THE LIMITED NUMBER OF TREES ON THE PROJECT SITE.
8. SPRINKLERS SHALL HAVE MATCHED PRECIPITATION RATE WITH EACH CONTROL VALVE CIRCUIT.
9. CHECK VALVES SHALL BE REQUIRED WHERE ELEVATION DIFFERENCES WILL CAUSE LOW-HEAD DRAINAGE. PRESSURE COMPENSATING VALVES AND SPRINKLERS SHALL BE REQUIRED WHERE A SIGNIFICANT VARIATION IN WATER PRESSURE WILL OCCUR WITHIN THE IRRIGATION SYSTEM DUE TO ELEVATION DIFFERENCES.
10. DRIP IRRIGATION LINES SHALL BE PLACED UNDERGROUND OR OTHERWISE PERMANENTLY COVERED, EXCEPT FOR DRIP EMITTERS AND WHERE APPROVED AS A TEMPORARY INSTALLATION. FILTERS AND END FLUSH VALVES SHALL BE PROVIDED AS NECESSARY.
11. IRRIGATION ZONES WITH OVERHEAD SPRAY OR STREAM SPRINKLERS SHALL BE DESIGNED TO OPERATE BETWEEN 6:00 P.M. AND 10:00 A.M. TO REDUCE WATER LOSS FROM WIND AND EVAPORATION. THIS WOULD EXCLUDE DRIP OR BUBBLER ZONES.
12. PROGRAM VALVES FOR MULTIPLE REPEAT CYCLES WHERE NECESSARY TO REDUCE RUNOFF, PARTICULARLY SLOPES AND SOILS WITH SLOW INFILTRATION RATES.
13. FOLLOWING CONSTRUCTION AND PRIOR TO RELEASE OF THE SECONDARY BOND GUARANTEE POSTED FOR THE PROJECT, A WATER USE EFFICIENCY REVIEW WILL BE CONDUCTED BY A LANDSCAPE IRRIGATION AUDITOR. THE AUDITOR SHALL BE INDEPENDENT OF THE CONTRACTOR, DESIGN FIRM, AND
OWNER/DEVELOPER OF THE PROJECT. THE WATER PERFORMANCE AUDIT WILL VERIFY THAT THE IRRIGATION SYSTEM COMPLIES WITH THE MINIMUM STANDARDS REQUIRED BY SANDY CITY ORDINANCE. THE MINIMUM EFFICIENCY REQUIRED FOR THE IRRIGATION SYSTEM IS 60% FOR DISTRIBUTION EFFICIENCY FOR ALL FIXED SPRAY SYSTEMS AND 70% DISTRIBUTION EFFICIENCY FOR ALL
ROTOR SYSTEMS. THE AUDITOR SHALL FURNISH A CERTIFICATE TO THE CITY, DESIGNER, INSTALLER AND OWNER/DEVELOPER CERTIFYING COMPLIANCE WITH THE MINIMUM DISTRIBUTION REQUIREMENTS. COMPLIANCE WITH THIS PROVISION IS REQUIRED BEFORE THE CITY WILL RELEASE THE BOND FOR THIS
PROJECT.
14. PLANTS WHICH REQUIRE DIFFERENT AMOUNTS OF WATER SHALL BE IRRIGATED BY SEPARATE VALVES. IF ONE VALVE IS USED FOR A GIVEN AREA, ONLY PLANTERS WITH SIMILAR WATER USE SHALL BE USED IN THAT AREA. LAWN AREAS AND PLANTERS SHALL BE IRRIGATED BY SEPARATE VALVES.
15. A SEPARATE BACKFLOW PREVENTION DEVICE SHALL BE INSTALLED FOR THE IRRIGATION SYSTEM.
16. A RAIN SENSING OVERRIDING DEVICE SHALL BE UTILIZED SO THAT THE IRRIGATION SYSTEM WILL AUTOMATICALLY TURN OFF IN THE EVENT OF RAIN.
17. THE IRRIGATION SYSTEM SHALL BE DESIGNED TO PREVENT OVERSPRAY AND WATER RUN-OFF ONTO ADJACENT-PROPERTY, NON-IRRIGATED AREAS, WALKS, ROADWAYS OR STRUCTURES.
18. AN AUTOMATIC IRRIGATION SYSTEM USING POP-UP SPRINKLER HEADS SHALL BE REQUIRED FOR ALL NEW LANDSCAPES. LOW FLOW SPRINKLER HEADS SHALL BE USED WHEREVER POSSIBLE.
19. NO IRRIGATION OF WALKWAYS OR DRIVE.
20. WATER AUDIT IS REQUIRED PRIOR TO BOND BEING RELEASED. SUGGEST THE AUDIT BE DONE WITHIN 60 DAYS OF INSTALLING IRRIGATION AND LANDSCAPE.

LANDSCAPE REQUIREMENT NOTES:

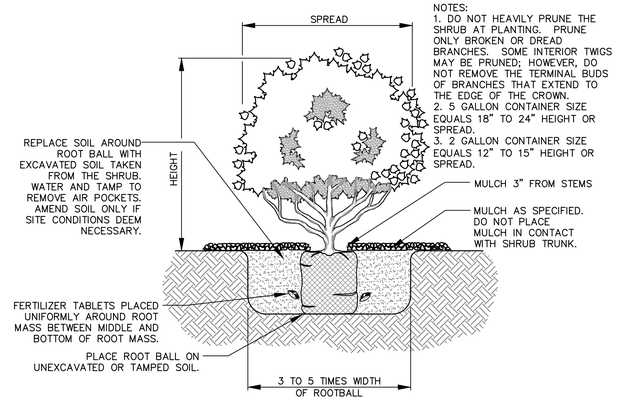
1. NO TREES SHALL BE PLANTED IN PUBLIC PARKS STRIPS LESS THAN 8 FEET WIDE. CENTERLINE OF TREES SHALL BE PLANTED MINIMUM OF 4 FEET AWAY FROM BACK OF CURB AND EITHER SIDE OF SIDEWALK.
2. 2H:1V MAXIMUM SLOPE IN LANDSCAPED AREAS.



1 TREE PLANTING AND STAKING
N.T.S.



2 EVERGREEN TREE PLANTING
N.T.S.



3 SHRUB AND ORNAMENTAL GRASS PLANTING
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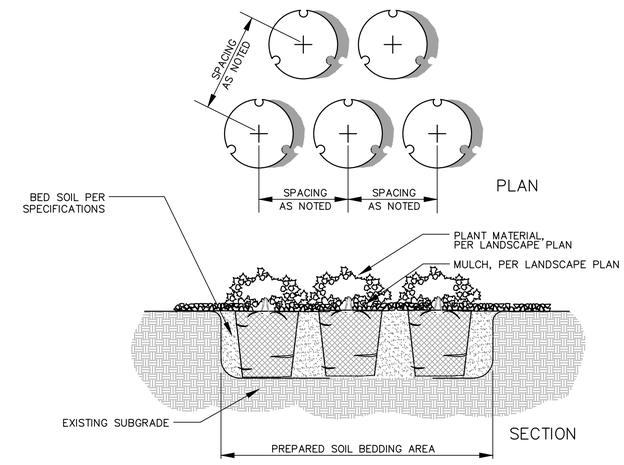

4 GROUNDCOVER, ANNUAL, AND/OR PERENNIAL PLANTINGS
N.T.S.

TOPSOIL QUALITY GUIDELINES

Category	Soluble salts (dS/m or mmho/cm)	pH	Sand (%)	Silt (%)	Clay (%)	Texture class*	Organic Matter (%)	% Coarse fragments (> 2 mm in diameter)**	Sodium Adsorption Ratio (SAR)*
Ideal	< 2	5.5 to 7.5	< 70	< 70	< 30	L, SiL	≥2.0	≤ 2	< 3 for any texture
Acceptable	< 4	5.0 to 8.2	< 70	< 70	< 30	SCL, SiL, CL, SiCL	≥1.0	2.1 to 5.0	3 to 7 (SiL, SiCL, CL) 3 to 10 (SCL, SL, L)
Unacceptable	> 4	< 5.0 or > 8.2	> 70	> 70	> 30	LS, SC, SiC, S, Si, C	<1.0	> 5.0	> 10 for any texture

*L = loam; SiL = Silt loam; SCL = sandy clay loam; SL = sandy loam; CL = clay loam; SiCL = silty clay loam; LS - loamy sand; SC = sandy clay; SiC = silty clay; S = sand; Si = silt; C = clay.
**This guideline also includes no fragments larger than 1 ½ inch in diameter.

Category	Nitrate-nitrogen (ppm or mg N/kg soil)	Phosphorus (ppm or mg P/kg soil)	Potassium (ppm or mg K/kg soil)	Iron (ppm or mg Fe/kg soil)
Acceptable	> 20	> 15	> 150	> 10

Source: Utah State University, "Topsoil Quality Guidelines for Landscaping", December 2010.

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NO.	REVISIONS	BY	DATE
1	PER SITE PLAN CHANGES & COMMENTS	DCM	4/14/23

PROJECT PROFESSIONAL: DCM
DESIGNER: DCM

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LOT 11 RENAISSANCE TOWNE CENTER LANDSCAPE NOTES AND DETAILS

1701 S. RENAISSANCE TOWNE DRIVE BOUNTIFUL, UTAH

LICENSED LANDSCAPE ARCHITECT DAN C. MATTA No. 106248 04/14/23

SHEET: L-2

FILE NAME: FDG-281
SCALE: N.A.

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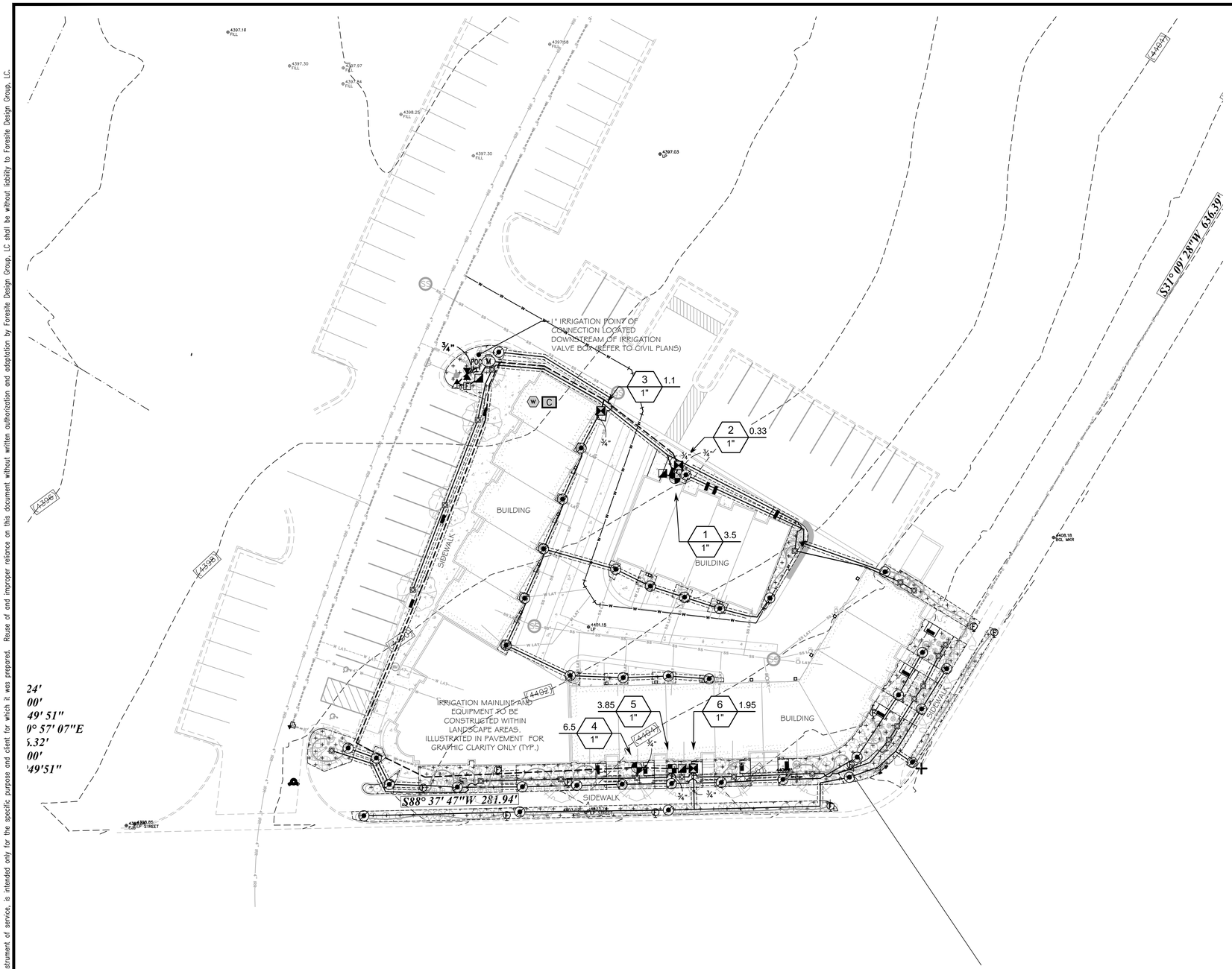

IRRIGATION SCHEDULE PROJECT SITE

SYMBOL	MANUFACTURER/MODEL/DESCRIPTION	QTY	PSI
1401 1402 1404 1408	Rain Bird 1806-NP-1400 Flood Flood Bubbler 6in. popup with non-potable purple cap.	20	30

SYMBOL	MANUFACTURER/MODEL/DESCRIPTION	QTY
	Rain Bird XCZ-LF-100-PRF Low Flow Drip Control Kit, 1" Low Flow Valve, 3/4" Pressure Regulating RBY Filter, and 30psi Pressure Regulator. -.	3
	Rain Bird XCZF-100-PRF Medium Flow Drip Control Kit. 1" DV Valve with 1" Pressure Regulating Filter at , and MDCF Fitting. 3 GPM-15 GPM.	1
	Pipe Transition Point in Drip Box Pipe transition point from PVC lateral to drip tubing with riser in 6" (150mm) drip box.	37
	Rain Bird MDCFPCAP Dripline Flush Valve purple cap in compression fitting coupler. For non-potable water use. Install this cap in a round drip box. Drip boxes installed where drip line exceeds 50 feet. All other shorter drip lines to include surface flush cap.	10
	Area to Receive Drip Emitters Rain Bird XB-PC Single Outlet, Pressure Compensating Drip Emitters. Flow rates of 0.5gph=blue, 1.0gph=black, and 2.0gph=red. Comes with a self-piercing barb inlet x barb outlet. Emitter Notes: 0.5 GPH emitters (2 assigned to each 1 gal plant) 1.0 GPH emitters (2 assigned to each 2 gal plant) 1.0 GPH emitters (2 assigned to each 5 gal plant)	4,286 s.f.

SYMBOL	MANUFACTURER/MODEL/DESCRIPTION	QTY
	Rain Bird PEB 1", 1-1/2", 2" Plastic Industrial Valves. Low Flow Operating Capability, Globe Configuration.	2
	Rain Bird 44-NP 1in. Brass Quick-Coupling Valve, with Corrosion-Resistant Stainless Steel Spring, Locking Non-Potable Purple Rubber Cover, and 2-Piece Body.	3
	Stop and Waste Valve Drain to Stop and Waste Valve	12
	Rain Bird PESB 1" 1in., 1-1/2in., 2in. Plastic Industrial Master Valves. Low Flow Operating Capability, Globe Configuration. With Scrubber Technology for Reliable Performance in Dirty Water Irrigation Applications.	1
	Pressure Reducing Valve Pressure downstream required is 50.6 PSI	12
C	Rain Bird ESP4MEi with (1) ESP-SM3 7 Station, Hybrid Modular Indoor Controller. For Residential or Light Commercial Applications. Contractor to coordinate with owner's representative regarding location, typical location is in Fire Riser Room.	1
W	Rain Bird WR2-RFC Wireless Rain and Freeze Sensor Combo, includes 1 receiver and 1 rain/freeze sensor transmitter. Contractor to coordinate with owner's representative regarding location.	1
F	Amiad 1-S-Steel Screen Amiad 1" Super Manual Plastic Filter, NPT thread, Steel Screen Element. Engineered-plastic material, maximum working pressure .	1
	Irrigation Lateral Line: PVC Schedule 40	1,494 l.f.
	Irrigation Mainline: PVC Schedule 40	407.0 l.f.
	Pipe Sleeve: PVC Schedule 40	841.3 l.f.

Valve Callout
- Valve Number
- Valve Flow
- Valve Size

IRRIGATION NOTES:
1. SEE SHEET IR-2 FOR NOTES AND DETAILS.
2. PLANS ARE DIAGRAMMATIC DUE TO SCALE, THEREFORE, IT IS THE CONTRACTORS RESPONSIBILITY TO VERIFY QUANTITIES.
3. SPRINKLER AUDITS ARE TO BE CONDUCTED AND REPORTS SUBMITTED TO THE CITY PRIOR TO ISSUANCE OF A CERTIFICATE OF OCCUPANCY.

VALVE SCHEDULE

NUMBER	MODEL	SIZE	TYPE	GPM
1	Rain Bird PEB	1"	Bubbler	3.5
2	Rain Bird XCZ-LF-100-PRF	1"	Area for Drip Emitters	0.33
3	Rain Bird XCZ-LF-100-PRF	1"	Area for Drip Emitters	1.1
4	Rain Bird PEB	1"	Bubbler	6.5
5	Rain Bird XCZF-100-PRF	1"	Area for Drip Emitters	3.85
6	Rain Bird XCZ-LF-100-PRF	1"	Area for Drip Emitters	1.95

LANDSCAPE WATER ALLOWANCE

LANDSCAPE WATER ALLOWANCE = ETO X 1.0 X 0.62 X A

WHERE: ETO = REFERENCE EVAPOTRANSPIRATION
1.0 = ADJUSTMENT FACTOR FOR 100% TURF GRASS
0.62 = CONVERSION FACTOR
A = IRRIGATED LANDSCAPE AREA IN SQUARE FEET

31.18 X 1.0 X 0.62 X 4,286 = 82,855 GALLONS

GENERAL NOTES:
1. IRRIGATION SYSTEM IS EQUIPPED WITH A SMART ET BASED CONTROLLER AND RAIN SENSOR AS PART OF THE SPRINKLER SYSTEM.
2. IRRIGATION PIPING AND EQUIPMENT ILLUSTRATED IN HARDSCAPE AREAS IS FOR GRAPHIC CLARIFICATION ONLY. ALL IRRIGATION SYSTEMS ARE TO BE IN SOFTSCAPE UNLESS OTHERWISE NOTED.
3. NOTIFY LANDSCAPE ARCHITECT IF STATIC PRESSURE AT THE POINT OF CONNECTION IS UNDER 70 PSI.

WATERED LANDSCAPE AREAS SUMMARY
0 SF OF TURF GRASS
4,286 SF OF LOW TO MEDIUM SPACED PLANTINGS & TREES
4,286 SF OF TOTAL IRRIGATED LANDSCAPE

NORTH

0 10 20 30 feet
SCALE: 1" = 10'

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NO.	REVISIONS	BY	DATE
1	PER SITE PLAN CHANGES & COMMENTS	DCM	4/14/23

PROJECT PROFESSIONAL: DCM DESIGNER: DCM

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LOT 11 RENAISSANCE TOWNE CENTER
IRRIGATION PLAN
1701 S. RENAISSANCE TOWNE DRIVE BOUNTIFUL, UTAH

LICENSED LANDSCAPE ARCHITECT DAN C. MATTA No. 106248 04/14/23

SHEET: IR-1

FILE NAME: FDG-281 SCALE: 1" = 10'

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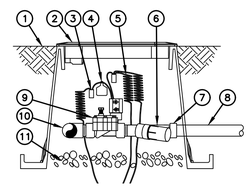
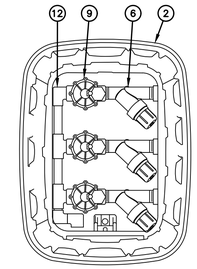
IRRIGATION NOTES

1. AN AUTOMATIC IRRIGATION SYSTEM USING POP-UP SPRINKLER HEADS SHALL BE REQUIRED FOR ALL NEW LANDSCAPES. LOW FLOW SPRINKLER HEADS SHALL BE USED WHEREVER POSSIBLE. EACH VALVE SHALL IRRIGATE A LANDSCAPE WITH SIMILAR SITE, SLOPE AND SOIL CONDITIONS AND PLANT MATERIALS WITH SIMILAR WATERING NEEDS. TURF AND NON-TURF AREAS SHALL BE IRRIGATED ON SEPARATE VALVES.
2. THE LANDSCAPE CONTRACTOR SHALL PROVIDE IRRIGATION AS-BUILT DRAWINGS OF THE IRRIGATION SYSTEM TO THE OWNERS CONSTRUCTION REPRESENTATIVE. ALL IRRIGATION COMPONENTS ADDED, DELETED, OR MODIFIED IN THE FIELD SHALL BE NOTED ON THE PLAN. NOTE TAP SIZE, LINE SIZE, AND STATIC PRESSURE AT POINT OF CONNECTION.
3. IRRIGATION SYSTEM COMPONENTS MUST BE PREMIUM QUALITY ONLY AND INSTALLED TO MANUFACTURER'S REQUIREMENTS AND SPECIFICATIONS. THE CONTRACTOR IS RESPONSIBLE FOR CHECKING STATE AND LOCAL LAWS FOR ALL SPECIFIED MATERIALS AND WORKMANSHIP. SUBSTITUTIONS MUST BE APPROVED BY LANDSCAPE ARCHITECT. PROVIDE OWNER AND MAINTENANCE PERSONNEL WITH INSTRUCTION MANUAL AND ALL PRODUCTS DATA TO OPERATE, CHECK, WINTERIZE, REPAIR, AND ADJUST SYSTEM. ANY CHANGES MUST BE DOCUMENTED AND SUBMITTED TO LANDSCAPE ARCHITECT IN AN AS BUILT PLAN FORMAT.
4. IRRIGATION SYSTEM GUARANTEE FOR ALL MATERIALS AND WORKMANSHIP SHALL BE ONE YEAR FROM THE TIME OF PROJECT ACCEPTANCE. GUARANTEE WILL INCLUDE, BUT IS NOT LIMITED TO WINTERIZING, SPRING ACTIVATION, REPAIR, TRENCH SETTING, BACKFILLING DEPRESSIONS, AND REPAIRING FREEZE DAMAGE. CONTRACTOR MUST CONTACT OWNER'S REPRESENTATIVE TO SCHEDULE PRE AND POST GUARANTEE INSPECTION MEETINGS. FAILURE TO DO SO WILL MEAN THE OFFICIAL GUARANTEE PERIOD HAS NOT BEEN ACTIVATED OR DE-ACTIVATED.
5. IRRIGATION SYSTEM STATIC PRESSURE MUST BE CHECKED BY THE CONTRACTOR BEFORE CONSTRUCTION BEGINS. CONTACT LANDSCAPE ARCHITECT IF MEASURED STATIC PRESSURE IS UNDER 70 PSI. A PRESSURE REGULATING VALVE SHALL BE INSTALLED AND MAINTAINED BY THE CONSUMER IF THE STATIC SERVICE PRESSURE EXCEEDS 80 POUNDS PER SQUARE INCH (PSI). THE PRESSURE-REGULATING VALVE SHALL BE LOCATED BETWEEN THE LANDSCAPE WATER METER AND THE FIRST POINT OF WATER USE, OR FIRST POINT OF DIVISION IN THE PIPE, AND SHALL BE SET AT THE MANUFACTURER'S RECOMMENDED PRESSURE FOR SPRINKLERS.
6. LANDSCAPE WATER METER: A WATER METER AND BACKFLOW PREVENTION ASSEMBLY THAT ARE IN COMPLIANCE WITH STATE CODE SHALL BE INSTALLED FOR LANDSCAPE IRRIGATION SYSTEMS, AND THE LANDSCAPE WATER METER AND BACKFLOW PREVENTION ASSEMBLY SHALL BE SEPARATE FROM THE WATER METER AND BACKFLOW PREVENTION ASSEMBLY INSTALLED FOR INDOOR USES. THE SIZE OF THE METER SHALL BE DETERMINED BASED ON IRRIGATION DEMAND.
7. IRRIGATION SYSTEM CHECK MUST BE DONE BEFORE THE SYSTEM IS BACKFILLED. IRRIGATION MAINLINE AND EACH CONTROL VALVE SECTION MUST BE FLUSHED AND PRESSURE CHECKED. ASSURE THE COMPLETE SYSTEM HAS NO DOCUMENTED PROBLEMS AND FULL HEAD TO HEAD COVERAGE WITH ADEQUATE PRESSURE FOR SYSTEM OPERATION. ADJUST SYSTEM TO AVOID SPRAY ON BUILDING, HARDSCAPE, AND ADJACENT PROPERTY. ANY PROBLEMS OR PLAN DISCREPANCIES MUST BE REPORTED TO THE LANDSCAPE ARCHITECT.
8. FIELD VERIFICATION OF ALL IRRIGATION PIPING AND EQUIPMENT NECESSARY TO COMPLETE CONSTRUCTION IS THE RESPONSIBILITY OF THE CONTRACTOR.
9. IRRIGATION LATERALS AND FITTINGS MUST BE SCHEDULE 40 P.V.C. ONE (1) INCH MINIMUM SIZE. SOLVENT WELD ALL JOINTS AS PER MANUFACTURES SPECIFICATIONS FOR MEASURED STATIC P.S.I. TEFLON TAPE ALL THREADED FITTINGS. THE MINIMUM DEPTH OF LINES SHALL BE TWELVE (12) INCHES. FLOWS IN G.P.M. FOR UN-SIZED LINES OR CHANGES SHALL BE (1 INCH-9-12 G.P.M.), (1 1/4 INCH-13-22 G.P.M.),(1-1/2 INCH-23-30 G.P.M.), (2 INCH-31-50 G.P.M.). INSTALL KING DRAINS AT ALL LOW POINTS AND ADAPT SYSTEM TO MANUAL COMPRESSION AIR BLOWOUT. THE OWNER MUST BE INFORMED ON WINTERIZING SCHEDULE FOR BLOWING OUT SYSTEM.
10. IRRIGATION MAIN LINE 3" AND SMALLER SHALL BE SCHEDULE 40 PVC PIPE WITH SCHEDULE 80 FITTINGS. SOLVENT WELD ALL JOINTS AS PER MANUFACTURER'S SPECIFICATIONS FOR MEASURED STATIC PRESSURE. USE TEFLON TAPE ON ALL THREADED JOINTS. LINE DEPTH MUST BE TWENTY FOUR (24) INCHES MINIMUM.
11. THRUST BLOCKS FOR MAINLINES 2" OR GREATER SHALL BE INSTALLED WITH A MINIMUM OF THREE AND A HALF (3 1/2) CUBIC FOOT OF CONCRETE WHEREVER A CHANGE IN DIRECTION OR A "T" OCCURS.
12. AUTOMATIC CONTROLLER: ALL IRRIGATION SYSTEMS SHALL INCLUDE AN ELECTRIC AUTOMATIC CONTROLLER WITH MULTIPLE PROGRAM AND MULTIPLE REPEAT CYCLE CAPABILITIES AND A FLEXIBLE CALENDAR PROGRAM. ALL CONTROLLERS SHALL BE EQUIPPED WITH AN AUTOMATIC RAIN SHUT-OFF DEVICE.
13. A RAIN SENSING OVERRIDING DEVICE SHALL BE UTILIZED SO THAT THE IRRIGATION SYSTEM WILL AUTOMATICALLY TURN OFF IN THE EVENT OF RAIN.
14. CONTROL WIRE MUST BE UF-UL LISTED, COLOR CODED, COPPER CONDUCTOR, DIRECT BURIAL. USE 14 GAUGE MINIMUM WIRING WITH ALL CONNECTIONS MADE WITH WATERTIGHT RAINBIRD SPLICE-1 WATERPROOF CONNECTORS AND CONTAINED IN VALVE BOXES. PROVIDE 24" OF SLACK WIRE AT EACH REMOTE CONTROL VALVE IN VALVE BOXES AND SLACK AT ALL CHANGES IN DIRECTION. TAPE WIRE TO THE UNDERSIDE OF THE MAINLINE EVERY TWENTY (20) FEET. WIRING SHALL HAVE SEPARATE COLORS FOR COMMON, CONTROL, AND SPARE. PROVIDE ONE SPARE WIRE FOR EVERY 5 REMOTE CONTROL VALVES, WITH SPARE AVAILABLE AT ALL VALVE MANIFOLDS OR CLUSTERS. ALL SPARE WIRE SHALL BE "HOME RUN" TO THE CONTROLLER AND COMMON SHALL BE END RUN.
15. DRIP EMITTERS OR A BUBBLER SHALL BE PROVIDED FOR EACH TREE WHERE PRACTICABLE. BUBBLERS SHALL NOT EXCEED 1.5 GALLONS PER MINUTE PER DEVICE. BUBBLERS FOR TREES SHALL BE ON SEPARATE VALVE UNLESS SPECIFICALLY EXEMPTED BY THE SANDY CITY PUBLIC UTILITIES DEPARTMENT DUE TO THE LIMITED NUMBER OF TREES ON THE PROJECT SITE.
16. HEAD RISERS FOR SPRAY HEADS MUST BE A "FUNNY PIPE SYSTEM". RISERS FOR GEAR DRIVEN AND IMPACT HEADS MUST BE RAINBIRD TSJ SERIES SWING JOINTS (SIZE TO MATCH INLET SIZE OF HEAD) OR APPROVED EQUAL.
17. SIZE VALVE BOXES ACCORDING TO VALVE NUMBERS FOR EASE OF MAINTENANCE AND REPAIR. INSTALL FOUR (4) CUBIC FEET OF PEA GRAVEL FOR SUMP IN BASE OF BOXES.
18. QUICK COUPLERS SHALL BE A RAINBIRD 44LRC WITH A LASCO 1" UNITIZED SWING JOINT ASSEMBLY AND 1" BRASS INSERT 90° ELL OUTLET, SUPPORT WITH REBAR IN EACH RETAINER LUG. INSTALL WHERE SHOWN ON THE PLANS.
19. IRRIGATION SYSTEM BACKFILL MUST OCCUR ONLY AFTER SYSTEM CHECK IS COMPLETED AS SPECIFIED. USE ONLY ROCK FREE CLEAN FILL AROUND PIPES, VALVES, DRAINS, OR ANY IRRIGATION SYSTEM COMPONENTS. WATER SETTLE ALL TRENCHES AND EXCAVATIONS.
20. ALL IRRIGATION PIPE RUNNING THROUGH WALLS, UNDER SIDEWALK, ASPHALT, OR OTHER HARD SURFACE SHALL BE SLEEVED PRIOR TO PAVING. IT IS THE IRRIGATION CONTRACTORS RESPONSIBILITY TO COORDINATE SLEEVING WITH CONCRETE AND PAVEMENT CONTRACTORS. THE DEPTH FOR MAIN LINE SLEEVES SHALL BE TWENTY FOUR (24) INCHES MINIMUM. DEPTH FOR LATERAL SLEEVES SHALL BE TWELVE (12) INCHES MINIMUM. SLEEVES SHALL BE A MINIMUM OF TWO SIZES LARGER THAN THE PIPE TO BE SLEEVED. ALL VALVE WIRING SHALL BE CONTAINED IN SEPARATE SLEEVING.
21. PLANS ARE DIAGRAMMATIC AND APPROXIMATE DUE TO SCALE. WHERE POSSIBLE, ALL PIPING IS TO BE INSTALLED WITHIN THE PLANTING AREAS. NO TEES, ELLS, OR CHANGES IN DIRECTION SHALL OCCUR UNDER HARDSCAPE.
22. SPRAY HEADS ADJACENT TO HARDSCAPE PAVING SHALL BE SPACED AWAY 1"-4". SPRAY HEADS ADJACENT TO WALLS, BUILDINGS, FENCES OR STRUCTURES SHALL BE SPACED AWAY A MINIMUM OF 6".
23. SPRINKLERS SHALL HAVE MATCHED PRECIPITATION RATE WITH EACH CONTROL VALVE CIRCUIT.
24. CHECK VALVES SHALL BE REQUIRED WHERE ELEVATION DIFFERENCES WILL CAUSE LOW-HEAD DRAINAGE. PRESSURE COMPENSATING VALVES AND SPRINKLERS SHALL BE REQUIRED WHERE A SIGNIFICANT VARIATION IN WATER PRESSURE WILL OCCUR WITHIN THE IRRIGATION SYSTEM DUE TO ELEVATION DIFFERENCES.
25. ON SLOPES EXCEEDING 30%, THE IRRIGATION SYSTEM SHALL CONSIST OF DRIP EMITTERS, BUBBLERS,OR SPRINKLERS WITH A MAXIMUM PRECIPITATION RATE OF 0.85 INCHES PER HOUR AND ADJUSTED SPRINKLER CYCLE TO ELIMINATE RUNOFF. PROGRAM VALVES FOR MULTIPLE REPEAT CYCLES WHERE NECESSARY TO REDUCE RUNOFF, PARTICULARLY SLOPES AND SOILS WITH SLOW INFILTRATION RATES.
26. IRRIGATION ZONES WITH OVERHEAD SPRAY OR STREAM SPRINKLERS SHALL BE DESIGNED TO OPERATE BETWEEN 6:00 P.M. AND 10:00 A.M. TO REDUCE WATER LOSS FROM WIND AND EVAPORATION. THIS WOULD EXCLUDE DRIP OR BUBBLER ZONES.
27. IT IS THE CONTRACTORS RESPONSIBILITY TO VERIFY ALL QUANTITIES BASED UPON THE PLAN PRIOR TO COMPLETION OF A CONSTRUCTION COST ESTIMATE.
28. UPON COMPLETION OF IRRIGATION MODIFICATIONS, THE CONTRACTOR SHALL VISUALLY INSPECT THE IRRIGATION SYSTEM AND VERIFY THAT ALL IRRIGATION ZONES OPERATE PROPERTY. ANY UNDER IRRIGATED OR UNIRRIGATED AREAS SHALL BE IDENTIFIED, AND THE CONTRACTOR SHALL MAKE ADJUSTMENTS OR ADDITIONS TO THE SYSTEM TO CORRECT IRRIGATION DEFICIENCIES.
29. DRIP SYSTEM PIPING SHALL CONSIST OF A RIGID SCHEDULE 40 PVC PIPE DISTRIBUTION SYSTEM CONNECTING DRIP IRRIGATED PLANTER AREAS. POLYTUBING SHALL BE RUN OFF THE RIGID PVC IN EACH PLANTING AREA OR ISLAND WITH A PVC TO POLYTUBING ADAPTER. NO POLYTUBING SHALL RUN UNDER PAVEMENT.
30. DRIP IRRIGATION LINES SHALL BE PLACED UNDERGROUND OR OTHERWISE PERMANENTLY COVERED, EXCEPT FOR DRIP EMITTERS AND WHERE APPROVED AS A TEMPORARY INSTALLATION. FILTERS AND END FLUSH VALVES SHALL BE PROVIDED AS NECESSARY.
31. FOLLOWING CONSTRUCTION, PRIOR TO RELEASE OF THE SECONDARY BOND GUARANTEE POSTED FOR THE PROJECT AND WITHIN 60 DAYS OF INSTALLING THE IRRIGATION SYSTEM AND LANDSCAPE, A WATER USE EFFICIENCY REVIEW WILL BE CONDUCTED BY A LANDSCAPE IRRIGATION AUDITOR. THE AUDITOR SHALL BE INDEPENDENT OF THE CONTRACTOR, DESIGN FIRM, AND OWNER/DEVELOPER OF THE PROJECT. THE WATER PERFORMANCE AUDIT WILL VERIFY THAT THE IRRIGATION SYSTEM COMPLIES WITH THE MINIMUM STANDARDS REQUIRED BY SANDY CITY ORDINANCE. THE MINIMUM EFFICIENCY REQUIRED FOR THE IRRIGATION SYSTEM IS 60% FOR DISTRIBUTION EFFICIENCY FOR ALL FIXED SPRAY SYSTEMS AND 70% DISTRIBUTION EFFICIENCY FOR ALL ROTOR SYSTEMS. THE AUDITOR SHALL FURNISH A CERTIFICATE TO THE CITY, DESIGNER, INSTALLER AND OWNER/DEVELOPER CERTIFYING COMPLIANCE WITH THE MINIMUM DISTRIBUTION REQUIREMENTS. COMPLIANCE WITH THIS PROVISION IS REQUIRED BEFORE THE CITY WILL RELEASE THE BOND FOR THIS PROJECT.
32. MULCH: AFTER COMPLETION OF ALL PLANTING, ALL IRRIGATED NON-TURF AREAS SHALL BE COVERED WITH A MINIMUM LAYER OF FOUR (4) INCHES OF MULCH TO RETAIN WATER, INHIBIT WEED GROWTH AND MODERATE SOIL TEMPERATURE. NON-POROUS MATERIAL SHALL NOT BE PLACED UNDER THE MULCH. 4" MULCH IN ALL IRRIGATED NON-TURF AREAS. IF ROCK MULCH, MINIMUM IS 3".



SIDE VIEW



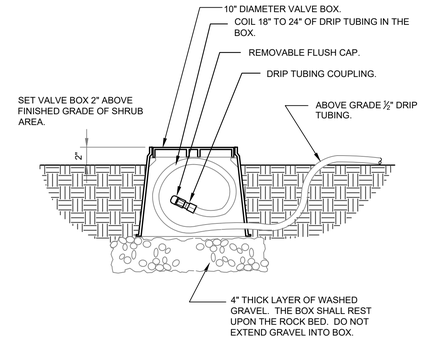
TOP VIEW

1. FINISH GRADE
2. STANDARD VALVE BOX WITH COVER: RAIN BIRD VB-STD
3. WATERPROOF CONNECTION: RAIN BIRD DB SERIES
4. VALVE ID TAG
5. 30-INCH LINEAR LENGTH OF WIRE, COILED
6. PRESSURE REGULATING FILTER: RAIN BIRD PRF-100-RBY (INCLUDED IN XCZ-100-PRF KIT)
7. PVC SCH 40 FEMALE ADAPTOR
8. LATERAL PIPE
9. REMOTE CONTROL VALVE: RAIN BIRD 100-DV (INCLUDED IN XCZ-100-PRF KIT)
10. PVC SCH 40 TEE OR ELL TO MANIFOLD
11. 3-INCH MINIMUM DEPTH OF 3/4-INCH WASHED GRAVEL
12. MANIFOLD PIPE AND FITTINGS

1 XCZ-100-PRF 1" CONTROL ZONE KIT IN SQUARE VALVE BOX OPTION 1

N.T.S. 1-25-10

XCZ-100-PRF-Option 1.dwg

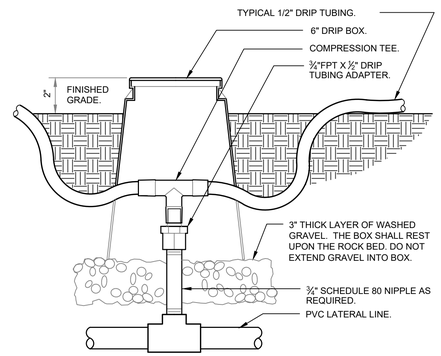


1. LOCATE FLASH CAP ASSEMBLY AT THE END OF EACH DRIP LINE.
2. ENSURE THAT THE COILED DRIP TUBING IS OF SUFFICIENT LENGTH TO COMPLETELY EXTEND OUT OF THE VALVE BOX WHEN FLUSHING.

2 DRIP FLUSH CAP ASSEMBLY

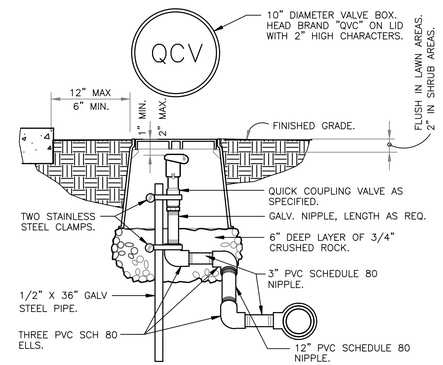
1 1/2" = 1'-0" 328413.49-06

NOTE:
1. SEE SHEET IR-2 AND IR-10 FOR ENLARGED PLANS.
2. PLANS ARE DIAGRAMMATIC DUE TO SCALE, THEREFORE, IT IS THE CONTRACTORS RESPONSIBILITY TO VERIFY QUANTITIES.



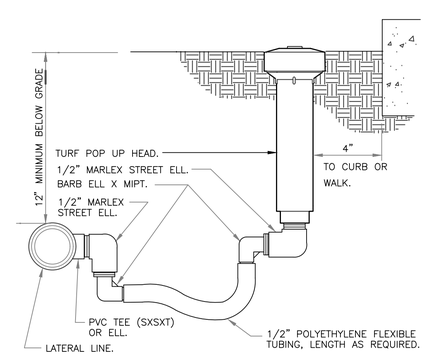
3 ZONE CONTROL

3" = 1'-0" 328413.46-03



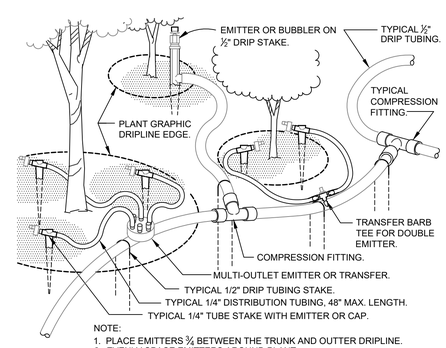
4 QUICK COUPLING VALVE IN BOX

1 1/2" = 1'-0" 32 8406.43-02



5 TURF SPRAY FLEX ASSEMBLY

3" = 1'-0" 32 8403.13-02



NOTE:
1. PLACE EMITTERS ¾ BETWEEN THE TRUNK AND OUTTER DRIPLINE.
2. EVENLY SPACE EMITTERS AROUND PLANT.
3. STAKE THE DRIP TUBING AT EACH TEE, ELL, COUPLER, AT EACH EMITTER OR TRANSFER, AND AT 6'-0" MAX O.C.

6 TYPICAL DRIP TUBING

1 1/2" = 1'-0" 328413.43-01

NO.	REVISIONS	BY	DATE
1	PER SITE PLAN CHANGES & COMMENTS	DCM	4/14/23

PROJECT PROFESSIONAL: DCM DESIGNER: DCM

Foresite Design Group, L.C.
PLANNING, LANDSCAPE ARCHITECTURE & SITE DESIGN SERVICES
13892 ARROW CREEK DRIVE
DRAPER, UTAH 84020
PHONE: 801.641.7464
www.foresitedesigngroup.com

LOT 11 RENAISSANCE TOWNE CENTER IRRIGATION NOTES AND DETAILS

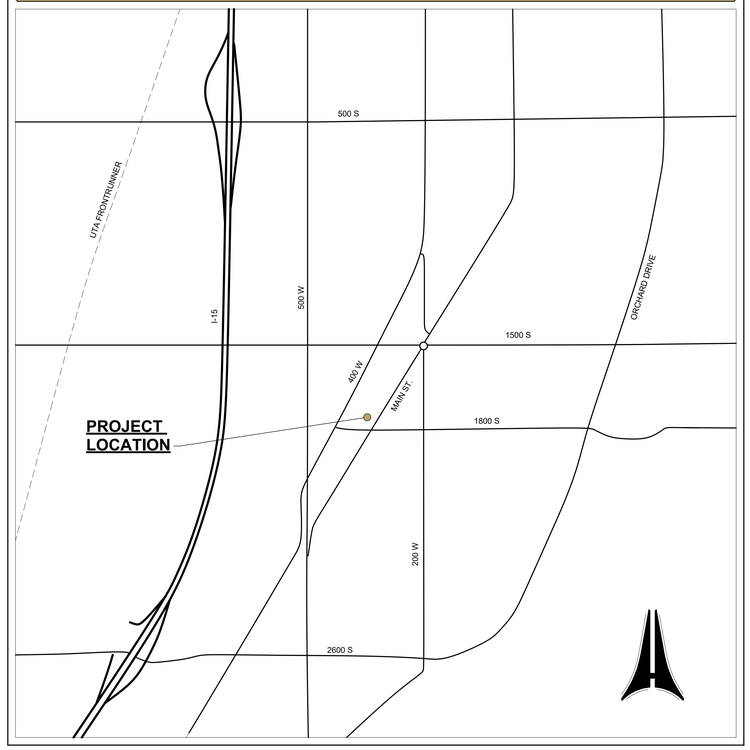
1701 S. RENAISSANCE TOWNE DRIVE BOUNTIFUL, UTAH

LICENSED LANDSCAPE ARCHITECT DAN C. MATTA No. 106248 04/14/23

SHEET: IR-2

FILE NAME: FDG-281 SCALE: N.A.

VICINITY MAP



DESIGN CRITERIA

GENERAL INFORMATION

PROJECT ADDRESS:
1791 RENAISSANCE TOWNE DRIVE
BOUNTIFUL, UTAH

PROJECT DESCRIPTION:
MIXED-USE DEVELOPMENT WITH 17 TOWNHOUSES AND LIKELY OFFICE/RETAIL, PART OF THE RENAISSANCE TOWNE CENTRE (RTC) DEVELOPMENT PLAN. SITE WAS SPECIFICALLY PLATTED LOT 11 UNDER THE RTC.

LOT:
DESCRIPTION: LOT 11 RENAISSANCE TOWNE CENTER A COMMERCIAL MIXED USE PLANNED UNIT DEVELOPMENT, PHASE 3, PLAT 2
SIZE: 24,203 SF
FRONTAGE:

STRUCTURAL DESIGN CRITERIA:
SNOW: 33 PSF
WIND: 155 MPH VULT 120 MPH VASD
EXPOSURE: B
SEISMIC ZONE: ZONE D2

RESIDENTIAL CRITERIA

CODE ANALYSIS:
2015 INTERNATIONAL RESIDENTIAL CODE

TOWNHOUSE PROJECT:
EACH UNIT SEPARATED BY 2-HOUR WALL ASSEMBLY PER R302.2
GARAGE SHEETED WITH 5/8" TYPE 'X' GYPSUM BOARD
GARAGE ACCESS DOOR 20 MIN. RATED

CHAPTER 3: BUILDING PLANNING
TOWNHOUSE R302.2
FIRE SEPARATION BETWEEN TOWNHOUSES: DOUBLE WALL
- 2-HR RATED IN ACCORDANCE W/ ASTME 119 OR UL 263
- WALLS LESS THAN 180" FROM EACH OTHER @ THE COMMON WALL SHALL BE 2-HR RATED FOR A MINIMUM OF 4' BEYOND THE COMMON WALL
ROOF: NO PENETRATIONS WITHIN 4' OF RATED WALL UNLESS 30" PARAPET INSTALLED

BUILDING HEIGHT AND AREA:
MAX HEIGHT: 31'

AREA: 28,936 SF

FOOTPRINT: 9,124 SF

AREA PER UNIT:
UNIT 1A:
LEVEL 1: 509 SF
LEVEL 2: 550 SF
LEVEL 3: 550 SF
TOTAL PER UNIT: 1,609 SF

UNIT 2A:
LEVEL 1: 538 SF
LEVEL 2: 601 SF
LEVEL 3: 609 SF
TOTAL PER UNIT: 1748 SF

UNIT 2B:
LEVEL 1: 510 SF
LEVEL 2: 577 SF
LEVEL 3: 577 SF
TOTAL PER UNIT: 1,664 SF

UNIT 2C:
LEVEL 1: 600 SF
LEVEL 2: 644 SF
LEVEL 3: 644 SF
TOTAL PER UNIT: 1,888 SF

COMMERCIAL CRITERIA

CODE ANALYSIS:
2018 INTERNATIONAL BUILDING CODE

OCCUPANCY TYPE: B, R-2

CONSTRUCTION TYPE: VA

R-2 UNIT TYPES: TYPE B

BUILDING HEIGHT AND AREA:
MAX HEIGHT: 54'

AREA: 9,556 SF

FOOTPRINT: 2,520 SF

MIXED-USE AREA:
LEVEL 1:
COMMERCIAL: 1,263 SF
COMMON: 738 SF
PARKING: 519 SF
TOTAL: 2,520 SF
LEVEL 2:
COMMERCIAL: 1,579 SF
COMMON: 737 SF
TOTAL: 2,316 SF
LEVEL 3:
RESIDENTIAL: 1,579 SF
COMMON: 737 SF
TOTAL: 2,316 SF
LEVEL 4:
RESIDENTIAL: 1,196 SF
COMMON: 407 SF
PRIVATE OUTDOOR: 470 SF
TOTAL: 2,073 SF
TOTAL: 9,225 SF

SITE CRITERIA

BUILDING COVERAGE:
FOOTPRINT COMBINED: 11,644 SF
SITE: 24,203 SF
% COVERAGE: 48%

OPEN SPACE:
SOFTSCAPE: 3,662 SF
HARDSCAPE: 2,918 SF
TOTAL: 6,580 SF
% COVERAGE: 27%

SHEET INDEX

SHT #	SHT NAME	REVISION	REV. DATE
GENERAL SHEETS			
1	COVER SHEET		
G100	SHEET INDEX & DESIGN CRITERIA		
2			
CIVIL SHEETS			
C100	COVER		
C101	NOTES & LEGEND		
C300	DEMOLITION PLAN		
C400	SITE PLAN		
C500	GRADING PLAN		
C600	UTILITY PLAN		
C900	SITE DETAILS		
C910	UTILITY DETAILS		
EC100	EROSION CONTROL		
9			
ARCHITECTURAL SHEETS			
A001	CONCEPTUAL SITE PLAN		
A002	SITE PLAN - ISOMETRIC		
A101	FLOOR PLANS - BLDG 1A		
A102A	FLOOR PLANS - BLDG 2A		
A102B	FLOOR PLANS - BLDG 2A		
A103A	FLOOR PLANS - BLDG 2B		
A103B	FLOOR PLANS - BLDG 2B		
A104	FLOOR PLANS - COMMERCIAL		
A151	ENLARGED PLANS - UNIT 1A		
A152	ENLARGED PLANS - UNIT 2A		
A153	ENLARGED PLANS - UNIT 2B		
A154	ENLARGED PLANS - UNIT 2C		
A201	ELEVATIONS - OVERALL		
A202	ELEVATIONS - OVERALL		
A251	ENLARGED ELEVATIONS - BLDG 1A		
A252	ENLARGED ELEVATIONS - BLDG 2A		
A253	ENLARGED ELEVATIONS - BLDG 2B		
A254	ENLARGED ELEVATIONS - COMMERCIAL		
18			
LANDSCAPE SHEETS			
L-1	LANDSCAPE PLAN		
L-2	LANDSCAPE DETAILS		
2			
IRRIGATION SHEETS			
IR-1	IRRIGATION PLAN		
IR-2	IRRIGATION DETAILS		
2			
TOTAL: 33			

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consultant:

KNOWLTON GENERAL

owner:

RENAISSANCE TOWNE CENTER MIXED-USE
LOT 11
1791 S. RENAISSANCE TOWNE DRIVE
BOUNTIFUL, UTAH

project:

PROJECT STATUS
SITE PLAN SUBMITTAL
APRIL 27, 2023

REVISIONS

DATE	DESCRIPTION

Project #: 22204.01

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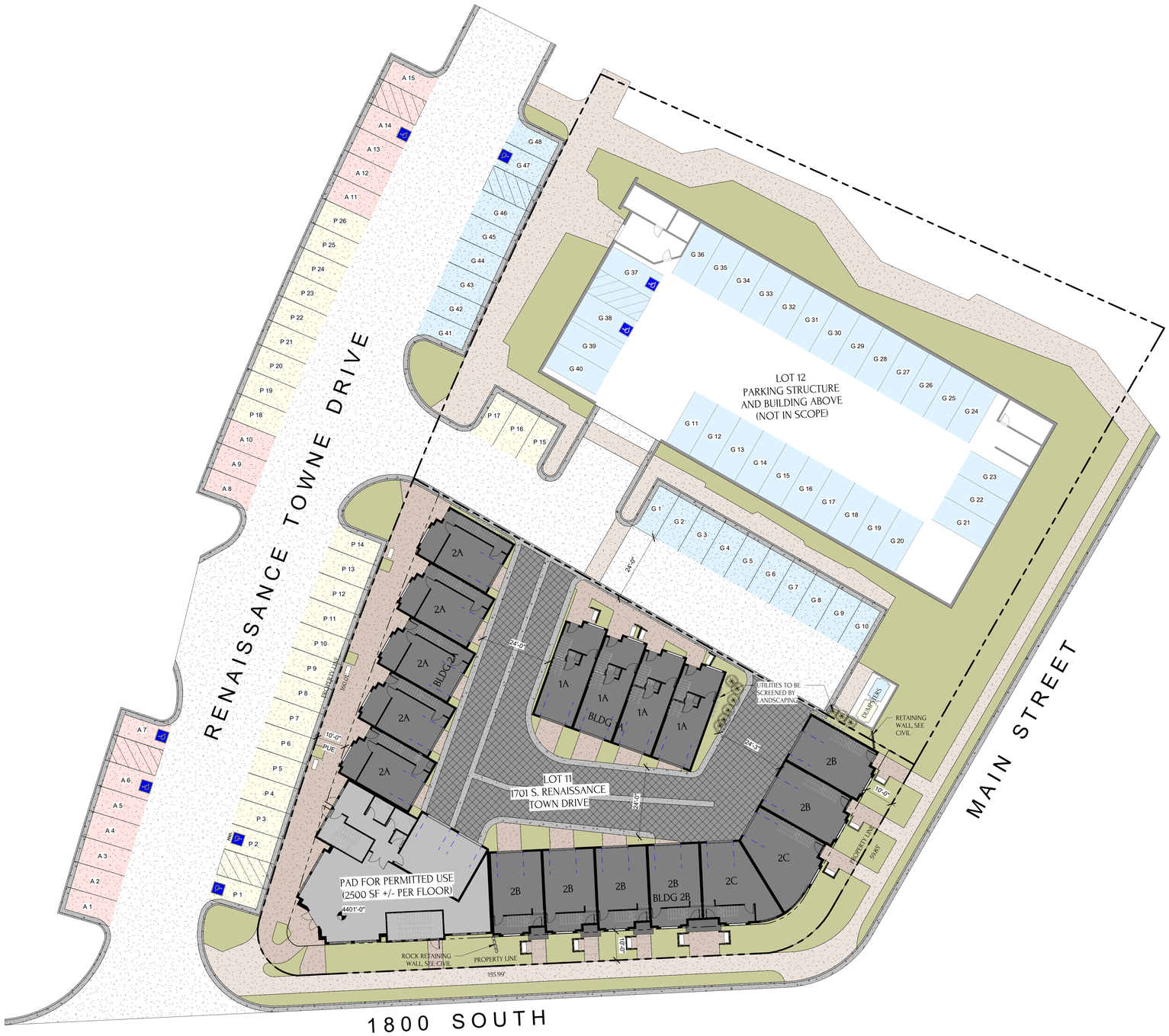
SHEET INDEX & DESIGN CRITERIA
G100



1 CONCEPTUAL SITE PLAN

1/16" = 1'-0"

ZONING SUMMARY

DEV. PLAN LOT #:	LOT #11		
ZONING:	MXD-R		
SUB-ZONING STANDARDS:	50% - 75% S.F. IN RESIDENTIAL USES		
SETBACKS:			
MIN. SETBACK:	10'		
MAX. SETBACK:	50'		
MIN. SEPARATION:	20'		
MAX. SEPARATION:	40'		
HEIGHTS:			
MIN. HEIGHT:	20'		
MAX. HEIGHT	55' (NON-RESIDENTIAL), 42' (RESIDENTAIL)		
OPEN SPACE:	15% OF GFA OR GSA (WHICHEVER IS GREATER)		
PARKING:			
RESIDENTIAL:	1B	1.5 / UNIT	.25 VISITOR
	2B	2 / UNIT	.25 VISITOR
	3B	2.5 / UNIT	.25 VISITOR
BUSINESS / RETAIL UNSPECIFIED:	1 / 200 SF		

SITE SUMMARY

AREA CALCULATIONS

LOT SIZE: 24,209 S.F. (0.556 ACRES)

BUILDINGS:
- RESIDENTIAL TOWNHOUSES (3-STORIES)
- PERMITTED USE (OFFICE / RETAIL / OTHER)
- ADJACENT BUILDING

1-BEDROOM UNIT 1A:	AVERAGE SF:		1,609 SF
	COUNT:	4	
	TOTAL SF:		6,436 SF
2-BEDROOM UNIT 2A:	AVERAGE SF:		1,748 SF
	COUNT:	5	
	TOTAL SF:		8,740 SF
UNIT 2B:	AVERAGE SF:		1,664 SF
	COUNT:	6	
	TOTAL SF:		9,984 SF
UNIT 2C:	AVERAGE SF:		1,888 SF
	COUNT:	2	
	TOTAL SF:		3,776 SF
PERMITTED USE: OFFICE / RETAIL / OTHER:	AVERAGE SF / STORY:		2,389 SF
	STORIES:		4
	TOTAL SF:		9,556 SF
TOTAL BUILDING AREA:			38,492 SF
TOTAL FOOTPRINT:			11,644 SF

OPEN SPACE:

AREA REQUIRED: 3,631 S.F.
15% OF LOT SIZE REQUIRED

AREA PROVIDED: 6,580 S.F.
SOFTSCAPE PROVIDED: 3,662 S.F. (56% OF TOTAL)
HARDSCAPE PROVIDED: 2,918 S.F. (44% OF TOTAL)

- HARDSCAPE (WITHIN SITE)
- HARDSCAPE (ADJACENT TO SITE)
- SOFTSCAPE (WITHIN SITE)
- SOFTSCAPE (ADJACENT TO SITE)

PARKING:

RESIDENTIAL:	17 RESIDENTIAL UNITS 1.31 STALLS PER UNIT (1.31 x 17) = 22.27 PARKING STALLS
PERMITTED USE:	STORY COMMERCIAL BLDG. @ 9,556 SF 2.39 STALLS PER 1,000 SF 2.39 x (9,556/1000) = 22.84 PARKING STALLS
PARKING REQUIRED:	22.27 + 22.84 = 44.11 45 REQUIRED
PARKING PROVIDED:	17 PRIVATE GARAGES 27 PARKING SPACES 1 FROM GREATER DEVELOPMENT **45 PROVIDED**

- REGIONS SHADED IN YELLOW INDICATE PARKING STALLS AND DUMPSETERS ALLOCATED TO PROJECT
- REGIONS SHADED IN BLUE INDICATE PARKING STALLS AND DUMPSETERS ALLOCATED TO ADJACENT PROPERTY
- REGIONS SHADED IN RED INDICATE PARKING STALLS ALLOCATED TO ADJACENT PROPERTY

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RENAISSANCE TOWNE
CENTER MIXED-USE
LOT 11
1791 S. RENAISSANCE TOWNE DRIVE
BOUNTIFUL, UTAH

project:

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CONCEPTUAL SITE PLAN

A001

1 ISOMETRIC VIEW

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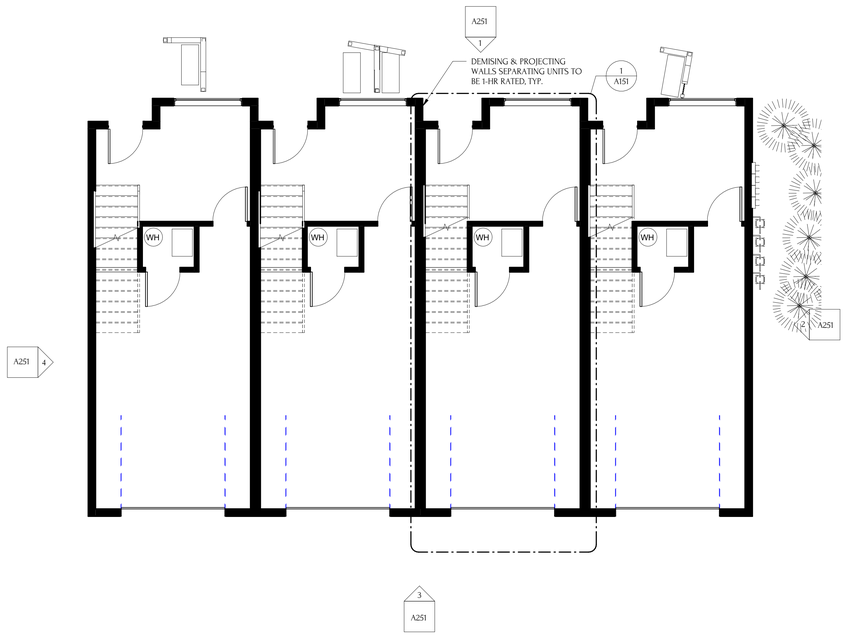
SITE PLAN - ISOMETRIC

A002

2 BLDG 1A - LEVEL 2
3/16" = 1'-0"

3 BLDG 1A - LEVEL 3
3/16" = 1'-0"



1 BLDG 1A - LEVEL 1
3/16" = 1'-0"

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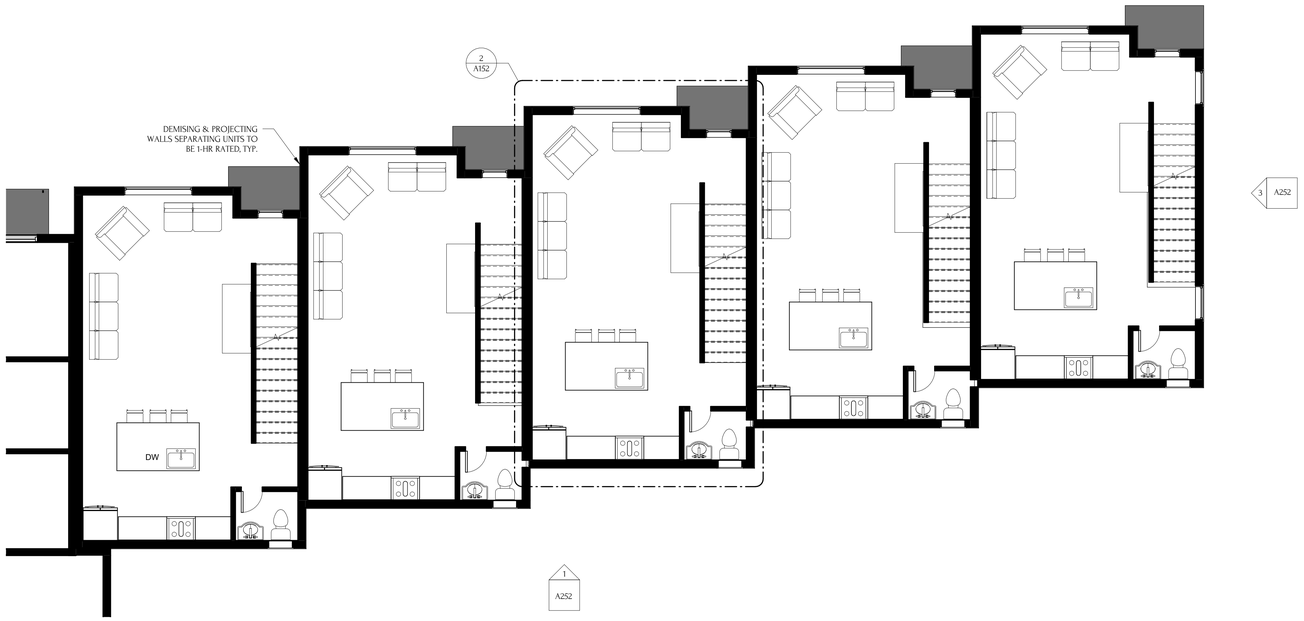
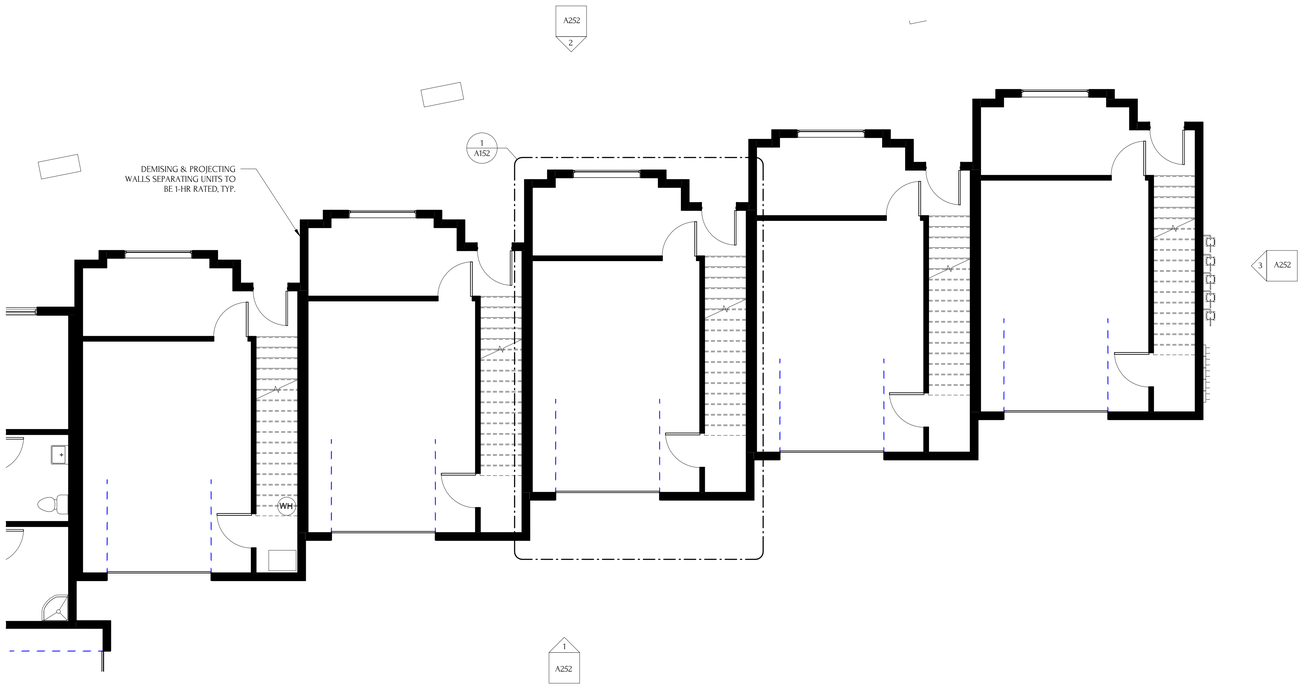
FLOOR PLANS - BLDG 1A

A101



2 BLDG 2A - LEVEL 2

3/16" = 1'-0"



1 BLDG 2A - LEVEL 1

3/16" = 1'-0"

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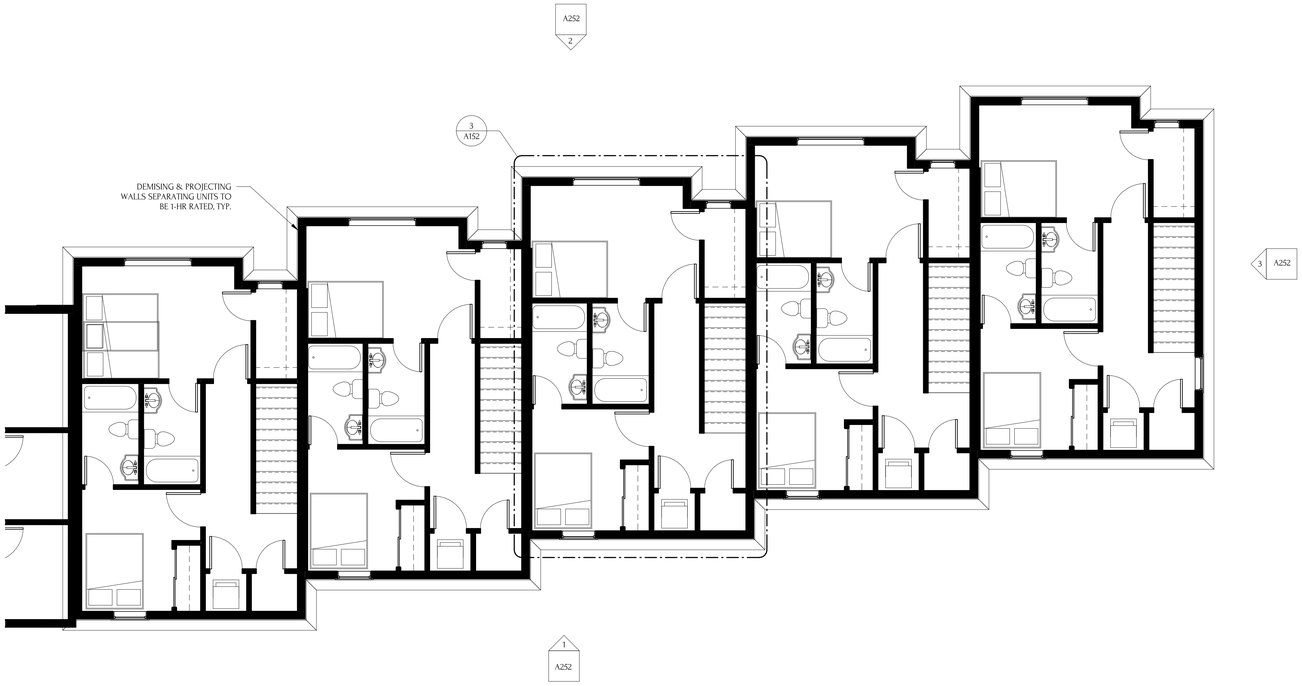
FLOOR PLANS - BLDG 2A

A102A



1 BLDG 2A - LEVEL 3

3/16" = 1'-0" 3 A254

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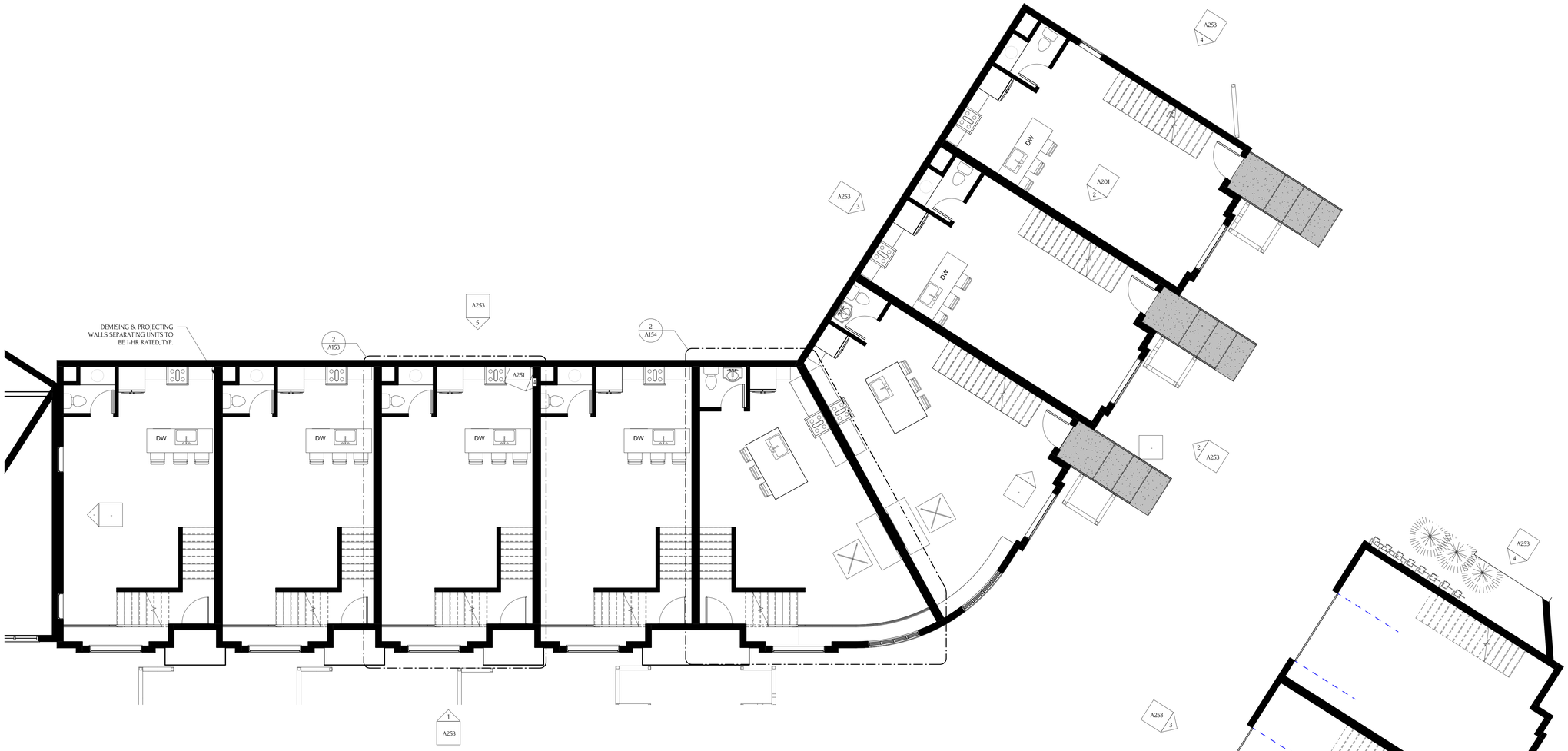
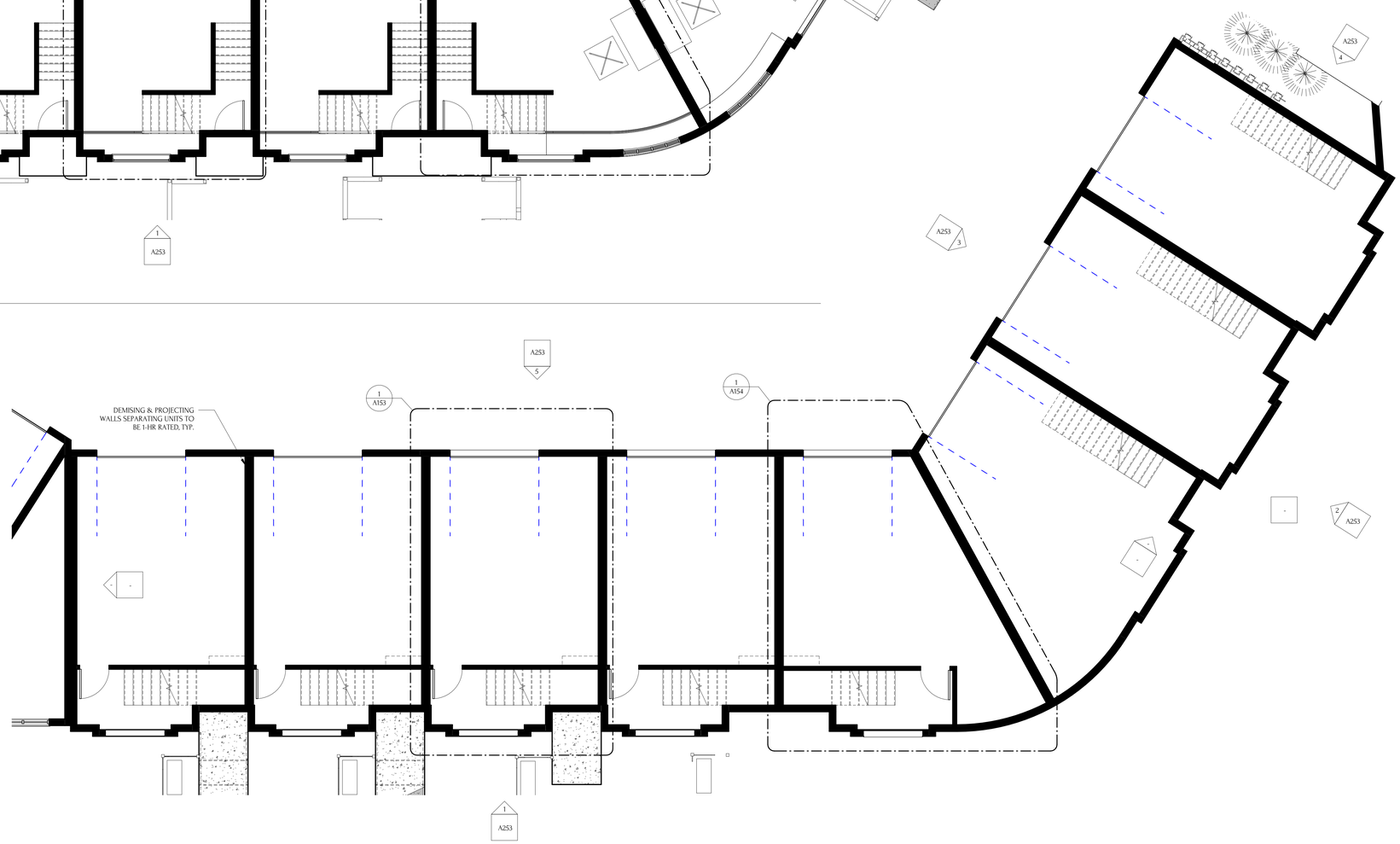
FLOOR PLANS - BLDG 2A

A102B



2 BLDG 2B - LEVEL 2

3/16" = 1'-0"



1 BLDG 2B - LEVEL 1

3/16" = 1'-0"

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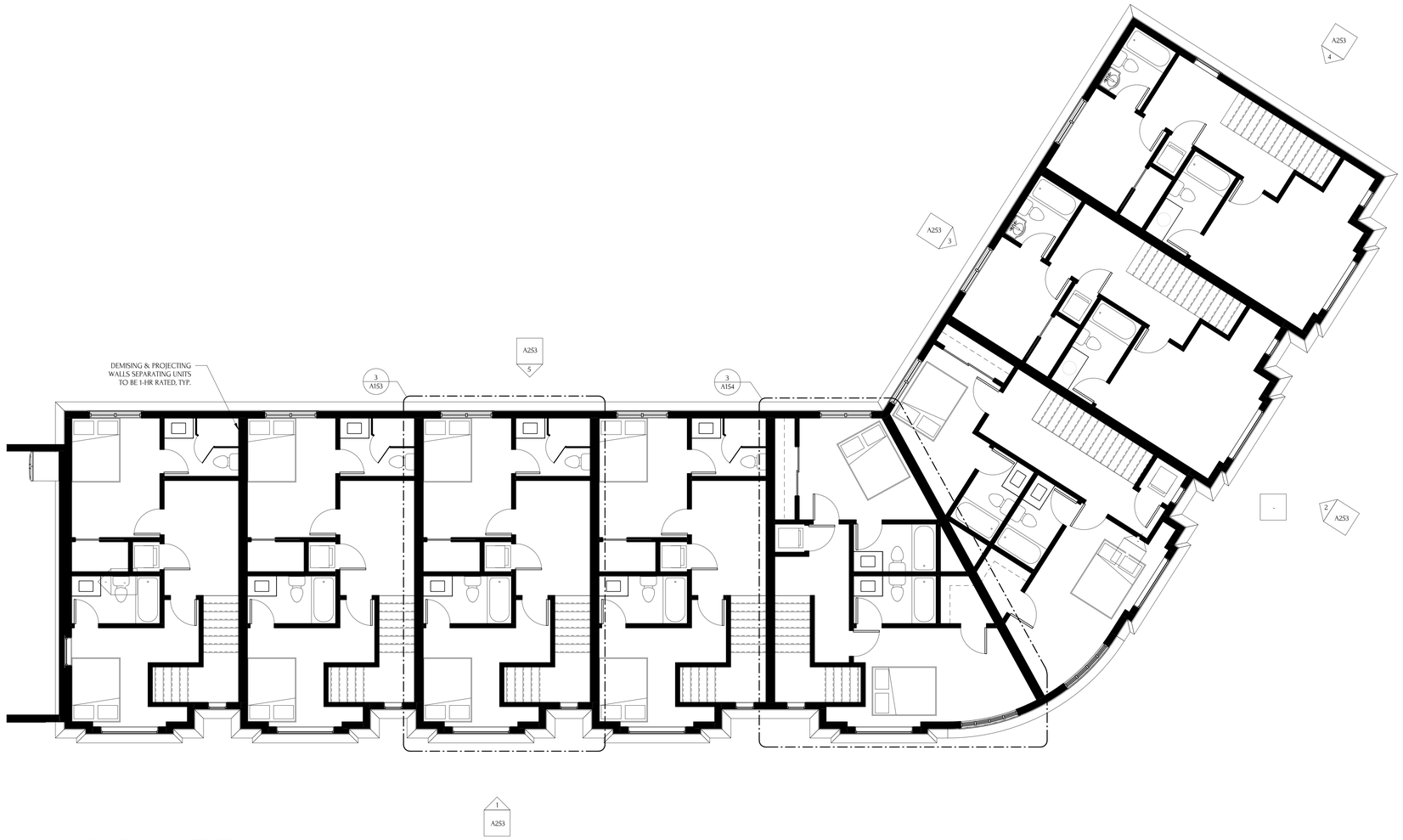
FLOOR PLANS - BLDG 2B

A103A



1 BLDG 2B - LEVEL 3

3/16" = 1'-0"

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1791 S. RENAISSANCE TOWNE DRIVE
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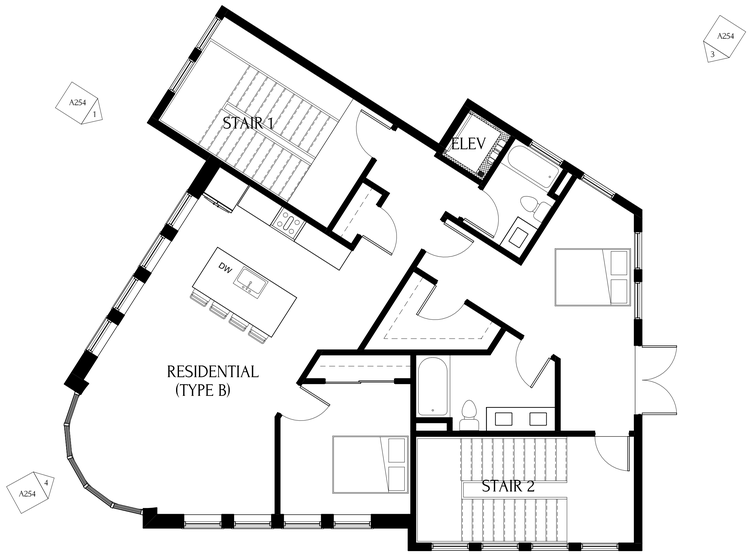
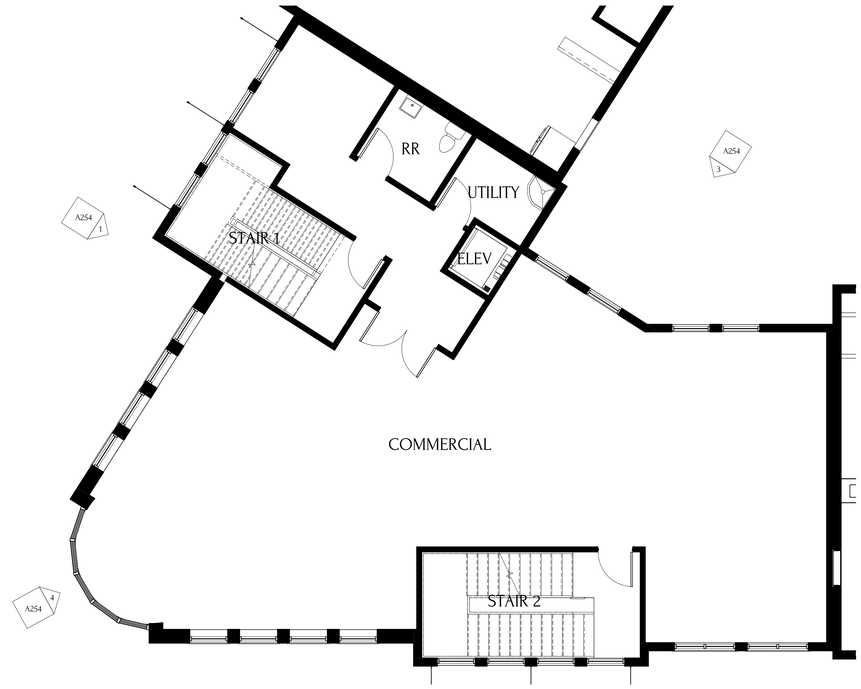
FLOOR PLANS - BLDG 2B

A103B



4 RESIDENTIAL- LEVEL 4
3/16" = 1'-0"



2 COMMERCIAL - LEVEL 2
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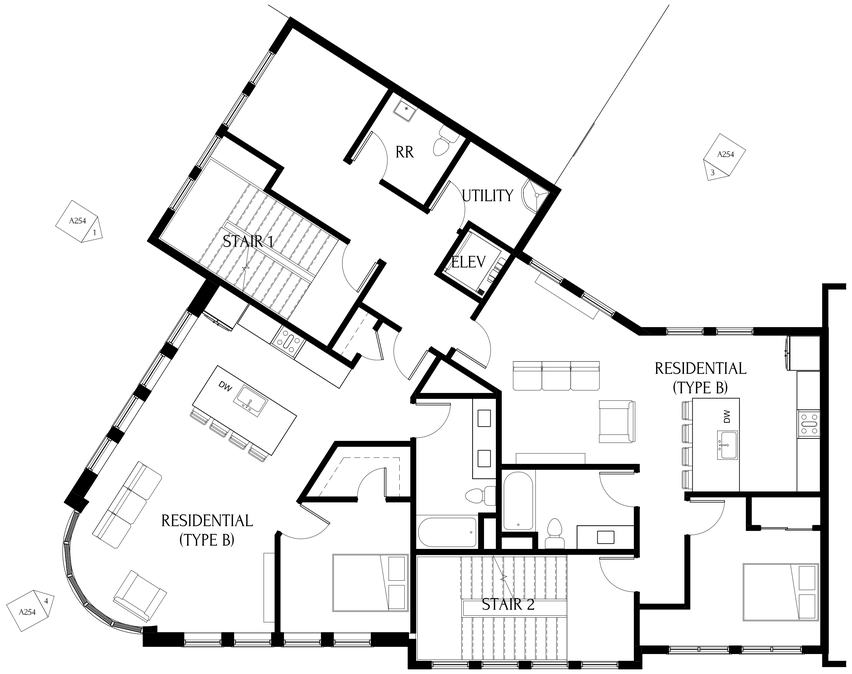
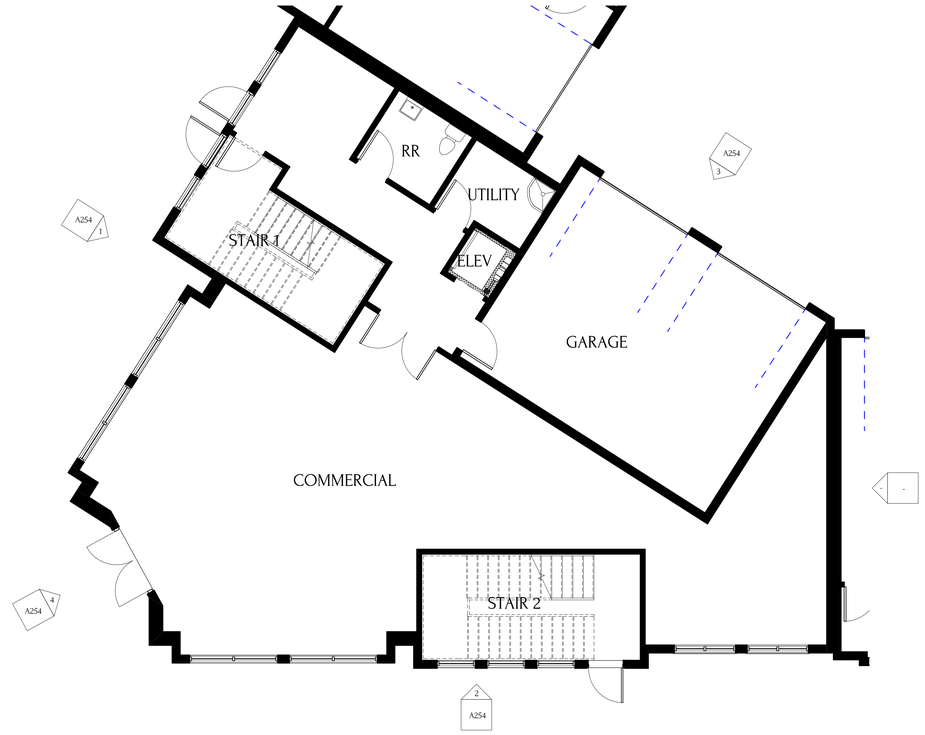


3 RESIDENTIAL- LEVEL 3
3/16" = 1'-0"



1 COMMERCIAL - LEVEL 1
3/16" = 1'-0"

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KNOWLTON GENERAL

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RENAISSANCE TOWNE CENTER MIXED-USE
LOT 11
1791 S. RENAISSANCE TOWNE DRIVE
BOUNTIFUL, UTAH

project:

PROJECT STATUS
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REVISIONS

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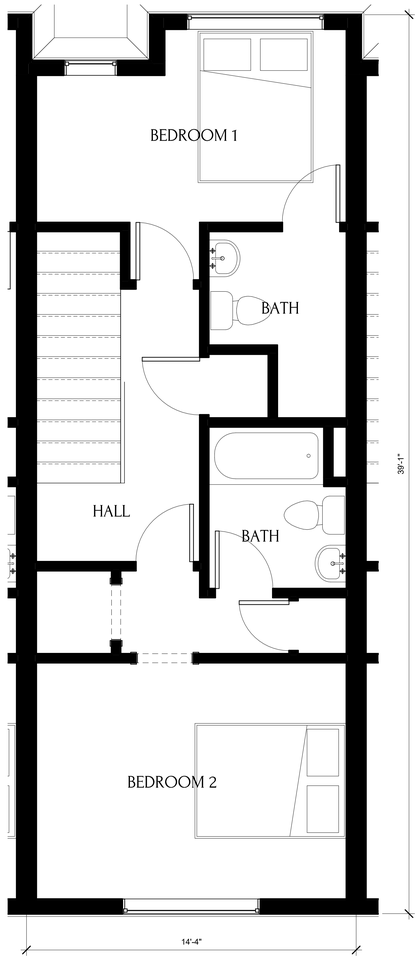
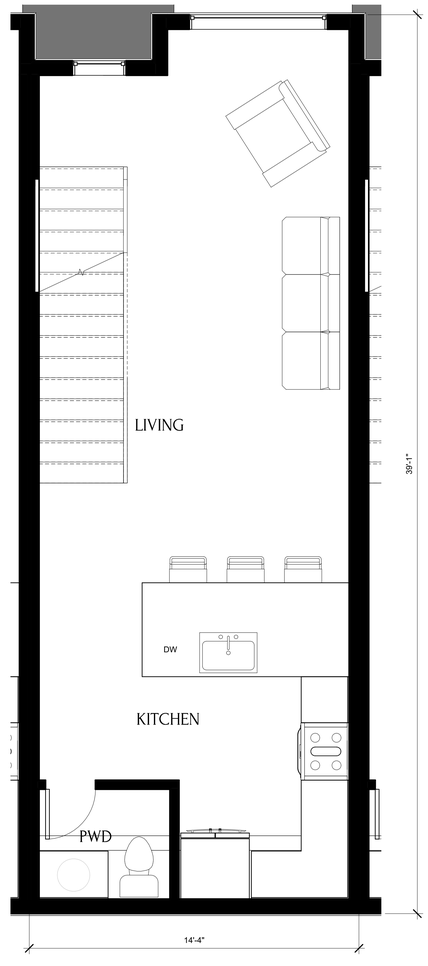
FLOOR PLANS - COMMERCIAL

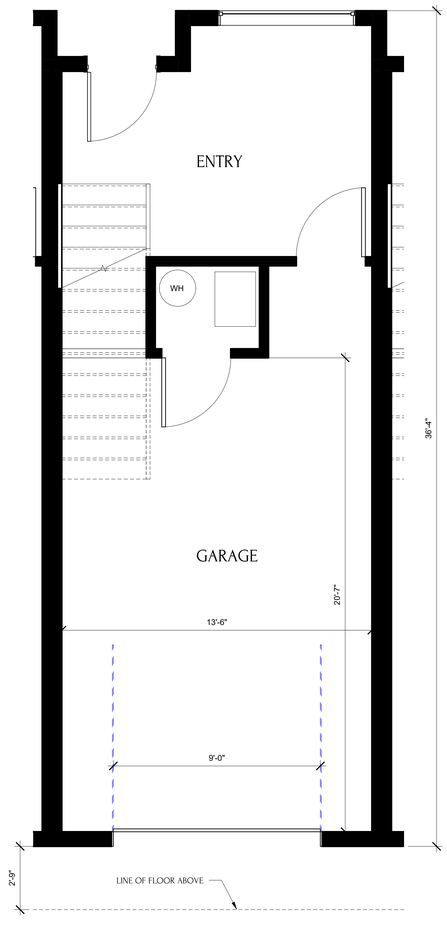
A104



3 UNIT 1A - LEVEL 3
3/8" = 1'-0"



2 UNIT 1A - LEVEL 2
3/8" = 1'-0"



1 UNIT 1A - LEVEL 1
3/8" = 1'-0"

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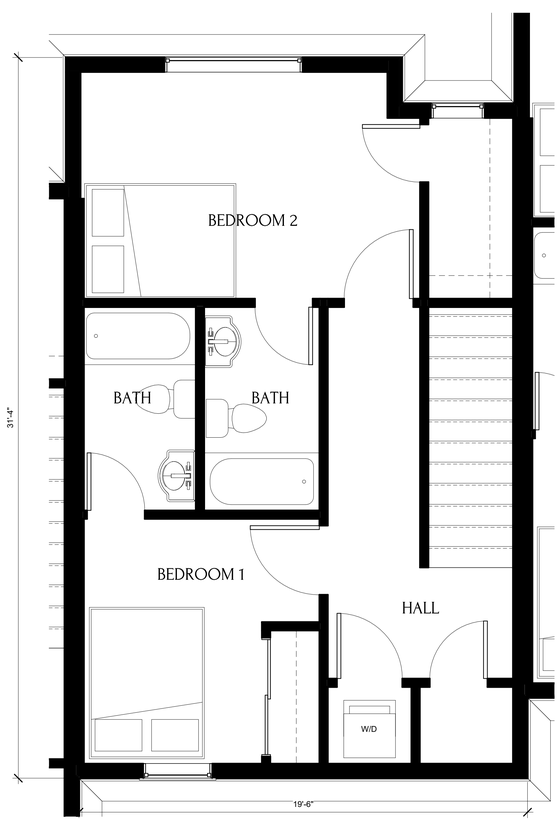
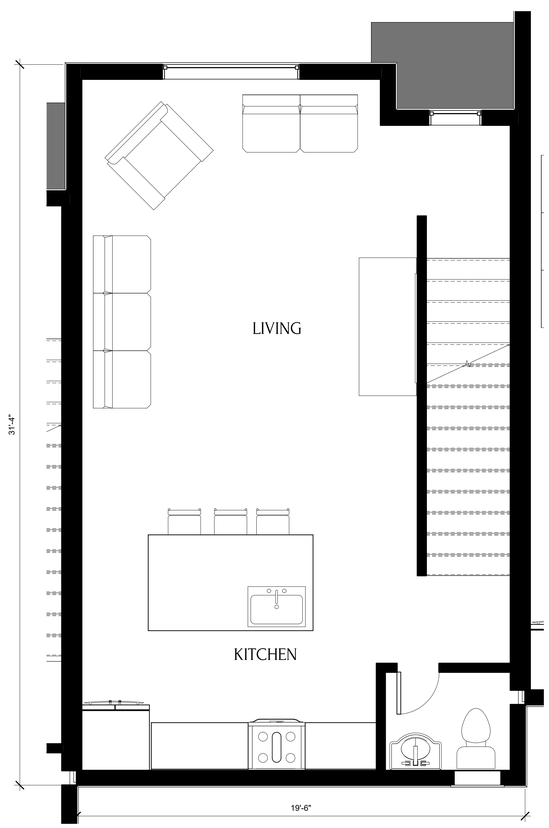
ENLARGED PLANS - UNIT 1A

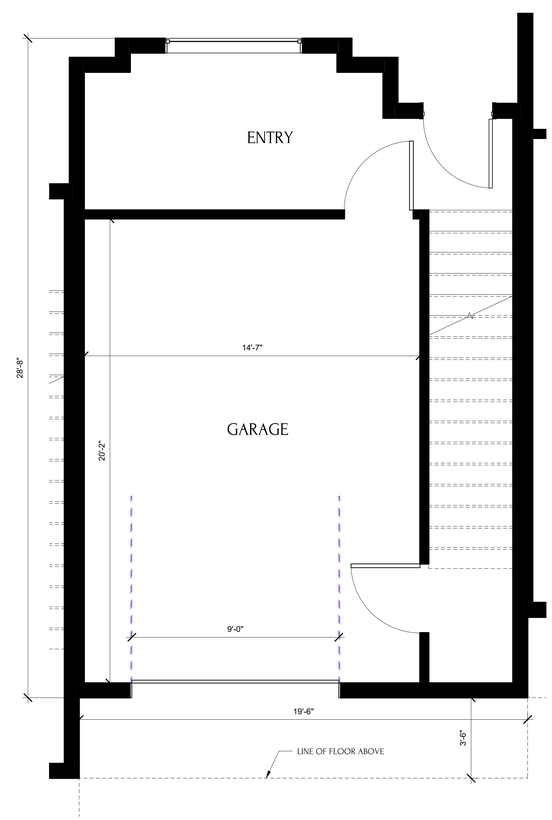
A151



3 UNIT 2A - LEVEL 3
3/8" = 1'-0"



2 UNIT 2A - LEVEL 2
3/8" = 1'-0"



1 UNIT 2A - LEVEL 1
3/8" = 1'-0"

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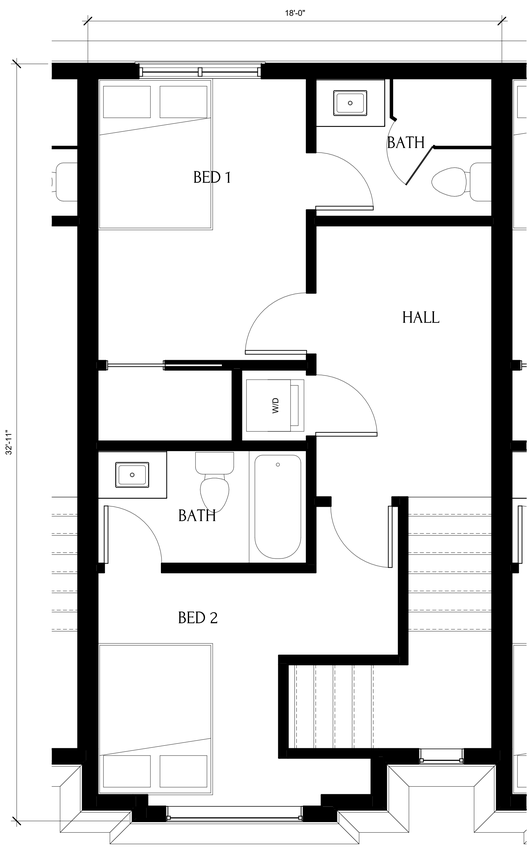
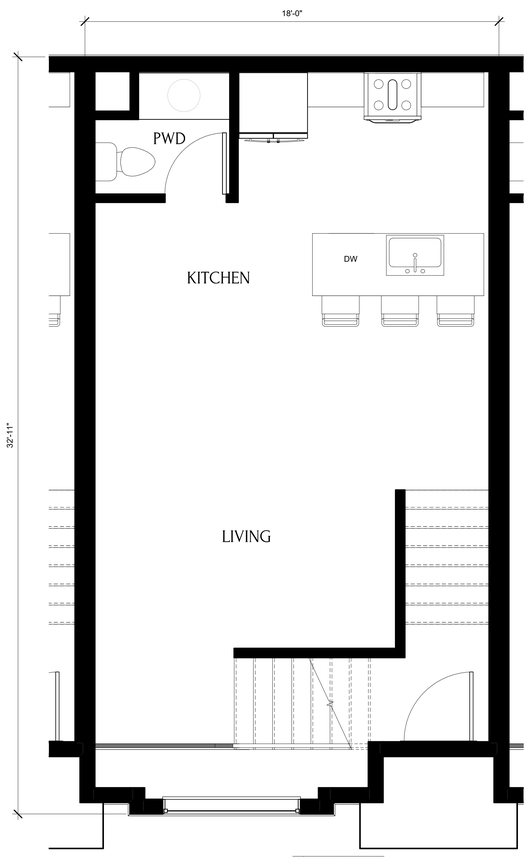
ENLARGED PLANS - UNIT 2A

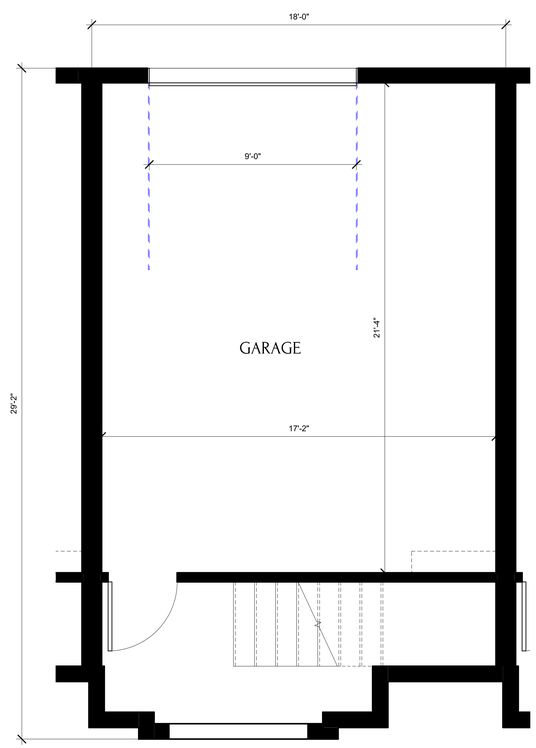
A152



3 UNIT 2B - LEVEL 3
3/8" = 1'-0"



2 UNIT 2B - LEVEL 2
3/8" = 1'-0"



1 UNIT 2B - LEVEL 1
3/8" = 1'-0"

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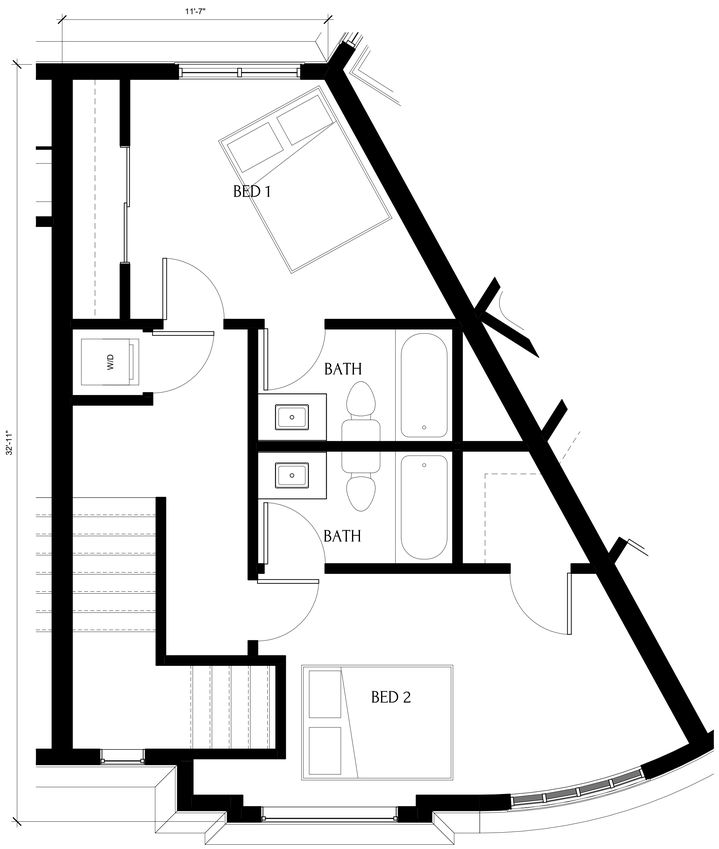
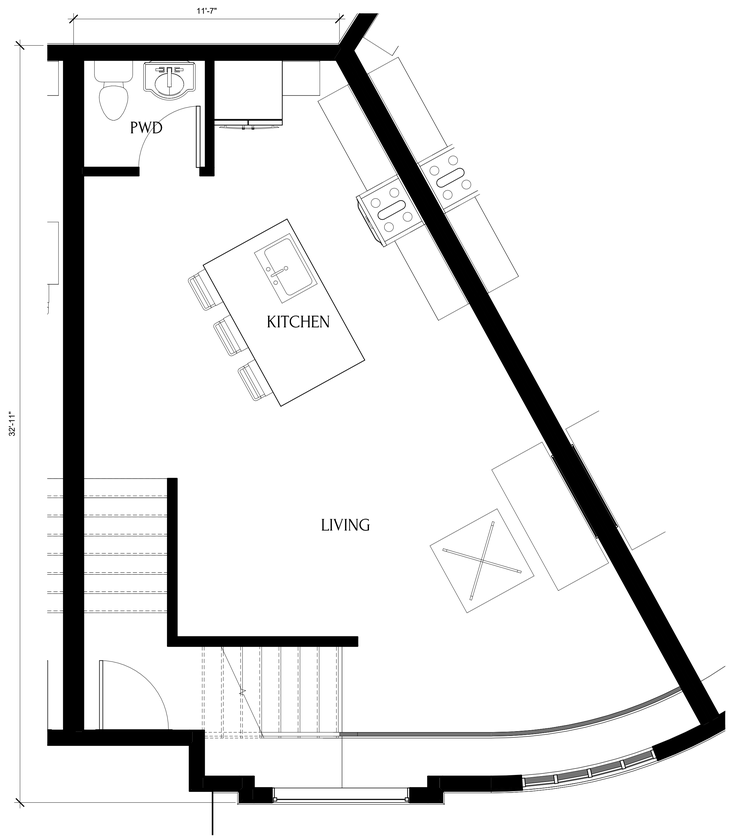
ENLARGED PLANS - UNIT 2B

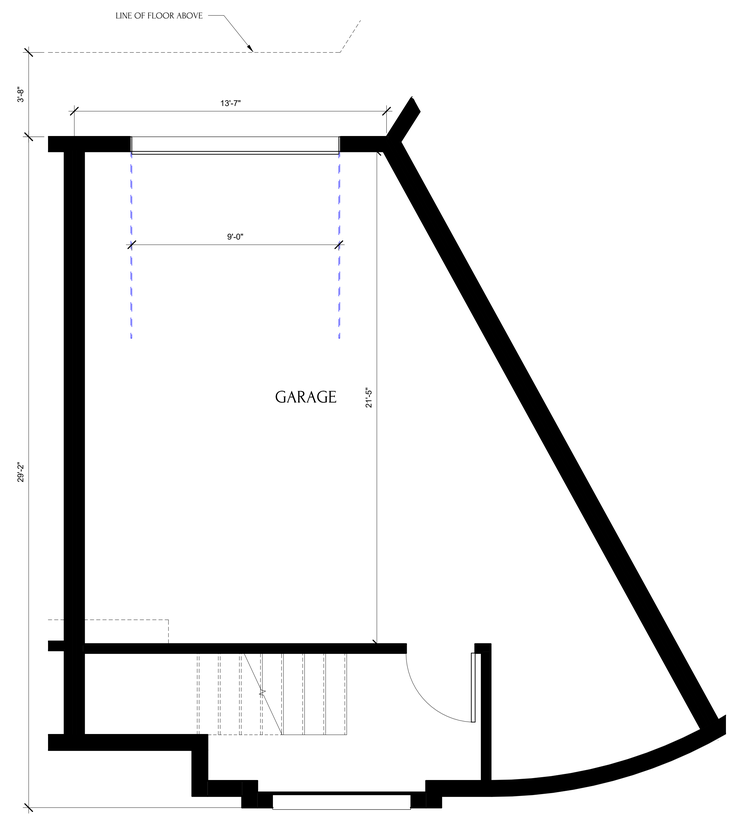
A153



3 UNIT 2C - LEVEL 3
3/8" = 1'-0"



2 UNIT 2C - LEVEL 2
3/8" = 1'-0"



1 UNIT 2C - LEVEL 1
3/8" = 1'-0"

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ENLARGED PLANS - UNIT 2C

A154

1 WEST ELEVATION OVERALL
1/8" = 1'-0"

2 NORTH ELEVATION OVERALL
1/8" = 1'-0"

EXTERIOR MATERIAL LEGEND

TYPE: THIN BRICK VENEER
COLOR: RUSTIC RED
MANUF.: TBD

TYPE: STONE VENEER
COLOR: LIGHT GRAY
MANUF.: TBD

TYPE: VERTICAL FIBER CEMENT SIDING
COLOR: BEIGE
MANUF.: TBD

TYPE: 3-COAT STUCCO
COLOR: BEIGE
MANUF.: TBD

TYPE: 3-COAT STUCCO
COLOR: GRAY
MANUF.: TBD

TYPE: METAL FASCIA / STOREFRONT
COLOR: ANODIZED DARK GRAY ALUMINUM
MANUF.: TBD

TYPE: GFRC TRIM AND PANELS
COLOR: WHITE FINISH
MANUF.: TBD

GENERAL NOTES

1. GRADING SHOWN IS SCHEMATIC. POSITIVE DRAINAGE AWAY FROM BUILDING TO BE PROVIDED. SEE CIVIL FOR GRADING.
2. 6" MINIMUM SEPARATION BETWEEN EARTH AND ANY WOOD CONSTRUCTION. SEE CIVIL FOR GRADING.

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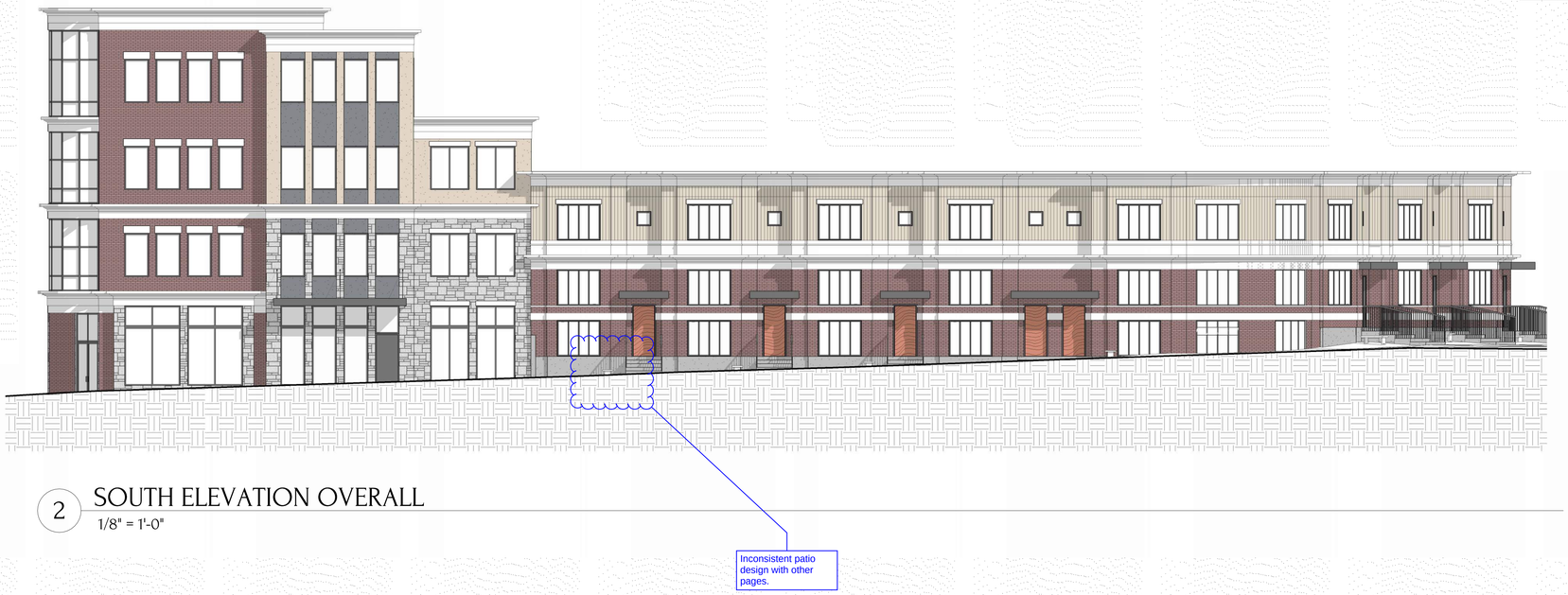
ELEVATIONS - OVERALL

A201

1 EAST ELEVATION OVERALL
1/8" = 1'-0"



2 SOUTH ELEVATION OVERALL
1/8" = 1'-0"

EXTERIOR MATERIAL LEGEND

TYPE: THIN BRICK VENEER
COLOR: RUSTIC RED
MANUF.: TBD

TYPE: STONE VENEER
COLOR: LIGHT GRAY
MANUF.: TBD

TYPE: VERTICAL FIBER CEMENT SIDING
COLOR: BEIGE
MANUF.: TBD

TYPE: 3-COAT STUCCO
COLOR: BEIGE
MANUF.: TBD

TYPE: 3-COAT STUCCO
COLOR: GRAY
MANUF.: TBD

TYPE: METAL FASCIA / STOREFRONT
COLOR: ANODIZED DARK GRAY ALUMINUM
MANUF.: TBD

TYPE: GFRC TRIM AND PANELS
COLOR: WHITE FINISH
MANUF.: TBD

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ELEVATIONS - OVERALL

A202

4 BLDG 1A - WEST ELEVATION

3/16" = 1'-0"

EXTERIOR MATERIAL CALCULATIONS

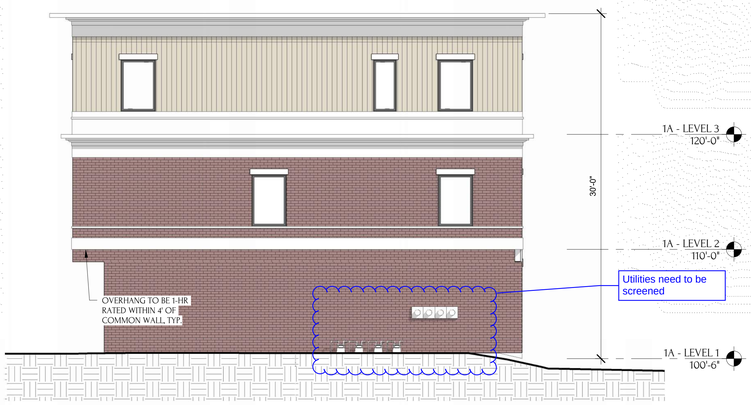
MATERIAL	AREA		% OF TOTAL
BRICK	723 SF		55%
STONE	0 SF		0%
STUCCO (BEIGE) 0SF		0%	
STUCCO (GRAY) 0 SF		0%	
VERTICAL SIDING	346 SF		27%
GFRC	234 SF		18%
TOTAL	1303 SF	100%	

3 BLDG 1A - SOUTH ELEVATION

3/16" = 1'-0"

EXTERIOR MATERIAL CALCULATIONS

MATERIAL	AREA		% OF TOTAL
BRICK	92 SF		5%
STONE	0 SF		0%
STUCCO (BEIGE) 0 SF		0%	
STUCCO (GRAY) 0 SF		0%	
VERTICAL SIDING	1351 SF		76%
GFRC	347 SF		19%
TOTAL	1790 SF		100%



2 BLDG 1A - EAST ELEVATION

3/16" = 1'-0"

EXTERIOR MATERIAL CALCULATIONS

MATERIAL	AREA		% OF TOTAL
BRICK	729 SF		55%
STONE	0 SF		0%
STUCCO (BEIGE) 0 SF		0%	
STUCCO (GRAY) 0 SF		0%	
VERTICAL SIDING	367 SF		27%
GFRC	238 SF		18%
TOTAL	1334 SF		100%

1 BLDG 1A - NORTH ELEVATION

3/16" = 1'-0"

EXTERIOR MATERIAL CALCULATIONS

MATERIAL	AREA		% OF TOTAL
BRICK	828 SF		51%
STONE	0 SF		0%
STUCCO (BEIGE) 0 SF		0%	
STUCCO (GRAY) 0 SF		0%	
VERTICAL SIDING	445 SF		27%
GFRC	347 SF		22%
TOTAL	1620 SF	100%	

EXTERIOR MATERIAL LEGEND

TYPE: THIN BRICK VENEER
COLOR: RUSTIC RED
MANUF.: TBD

TYPE: STONE VENEER
COLOR: LIGHT GRAY
MANUF.: TBD

TYPE: VERTICAL FIBER CEMENT SIDING
COLOR: BEIGE
MANUF.: TBD

TYPE: 3-COAT STUCCO
COLOR: BEIGE
MANUF.: TBD

TYPE: 3-COAT STUCCO
COLOR: GRAY
MANUF.: TBD

TYPE: METAL FASCIA / STOREFRONT
COLOR: ANODIZED DARK GRAY ALUMINUM
MANUF.: TBD

TYPE: GFRC TRIM AND PANELS
COLOR: WHITE FINISH
MANUF.: TBD

GENERAL NOTES

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ENLARGED ELEVATIONS - BLDG 1A

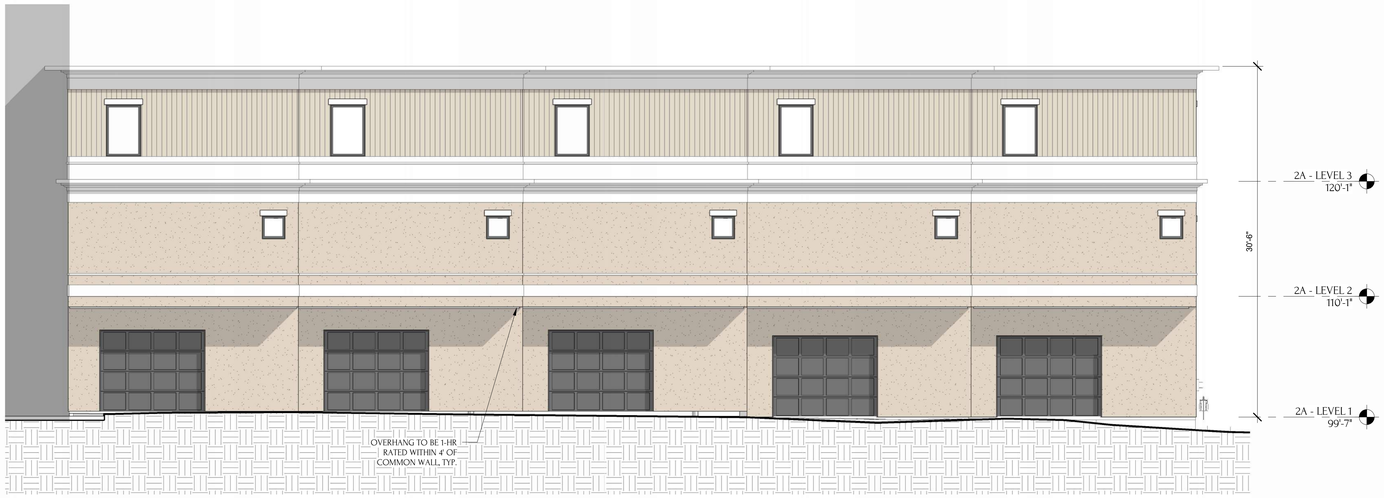
A251

2 BLDG 2A - WEST ELEVATION

3/16" = 1'-0"

EXTERIOR MATERIAL CALCULATIONS

MATERIAL	AREA		% OF TOTAL
BRICK	1,847 SF	45%	
STONE	365 SF		9%
STUCCO (BEIGE) 0 SF		0%	
STUCCO (GRAY) 0 SF		0%	
VERTICAL SIDING	1,135 SF	28%	
GFRC	704 SF		18%
TOTAL	4,051 SF	100%	



1 BLDG 2A - EAST ELEVATION

3/16" = 1'-0"

EXTERIOR MATERIAL CALCULATIONS

MATERIAL	AREA		% OF TOTAL
BRICK	0 SF		0%
STONE	0 SF		0%
STUCCO (BEIGE) 1,660 SF		51%	
STUCCO (GRAY) 0 SF		0%	
VERTICAL SIDING	910 SF		29%
GFRC	703 SF		20%
TOTAL	3,273 SF	100%	

3 BLDG 2A - NORTH ELEVATION

3/16" = 1'-0"

EXTERIOR MATERIAL CALCULATIONS

MATERIAL	AREA		% OF TOTAL
BRICK	538 SF		35%
STONE	0 SF		0%
STUCCO (BEIGE) 292 SF		19%	
STUCCO (GRAY) 0 SF		0%	
VERTICAL SIDING	407 SF		26%
GFRC	323 SF		20%
TOTAL	1,560 SF	100%	

EXTERIOR MATERIAL LEGEND

TYPE: THIN BRICK VENEER
COLOR: RUSTIC RED
MANUF.: TBD

TYPE: STONE VENEER
COLOR: LIGHT GRAY
MANUF.: TBD

TYPE: VERTICAL FIBER CEMENT SIDING
COLOR: BEIGE
MANUF.: TBD

TYPE: 3-COAT STUCCO
COLOR: BEIGE
MANUF.: TBD

TYPE: 3-COAT STUCCO
COLOR: GRAY
MANUF.: TBD

TYPE: METAL FASCIA / STOREFRONT
COLOR: ANODIZED DARK GRAY ALUMINUM
MANUF.: TBD

TYPE: GFRC TRIM AND PANELS
COLOR: WHITE FINISH
MANUF.: TBD

GENERAL NOTES

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ENLARGED ELEVATIONS - BLDG 2A

A252

1 BLDG 2B - SOUTH ELEVATION

3/16" = 1'-0"

EXTERIOR MATERIAL CALCULATIONS

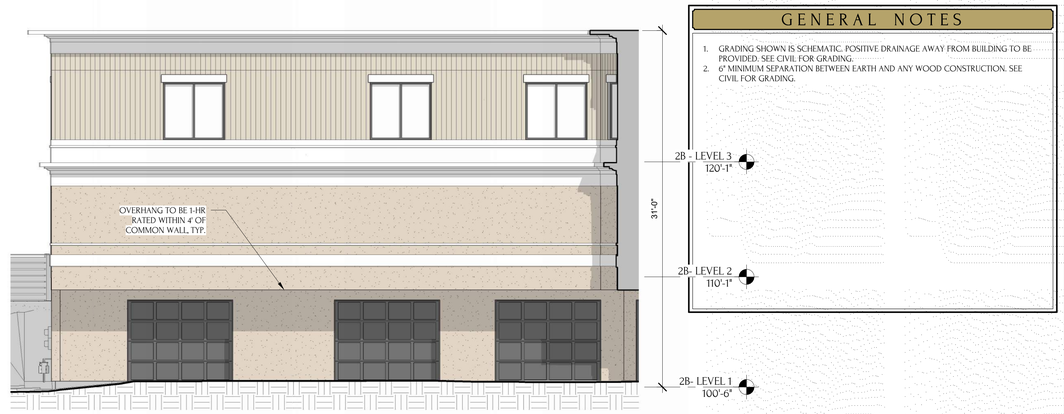
MATERIAL	AREA	% OF TOTAL
BRICK	1,318 SF	39%
STONE	0 SF	0%
STUCCO (BEIGE) 0 SF		0%
STUCCO (GRAY) 0 SF		0%
VERTICAL SIDING	1,287 SF	38%
GFRC	780 SF	23%
TOTAL	3,385 SF	100%

2 BLDG 2B - SOUTHEAST ELEVATION

3/16" = 1'-0"

EXTERIOR MATERIAL CALCULATIONS

MATERIAL	AREA	% OF TOTAL
BRICK	865 SF	39%
STONE	0 SF	0%
STUCCO (BEIGE) 0 SF		0%
STUCCO (GRAY) 0 SF		0%
VERTICAL SIDING	839 SF	38%
GFRC	523 SF	23%
TOTAL	2,227 SF	100%

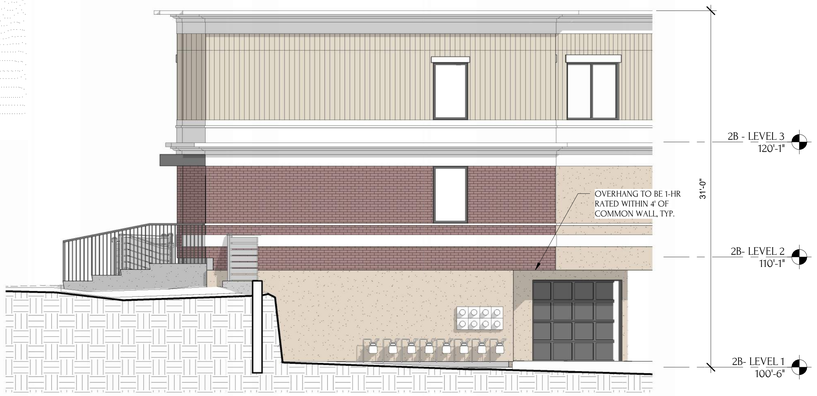


3 BLDG 2B - NORTHWEST ELEVATION

3/16" = 1'-0"

EXTERIOR MATERIAL CALCULATIONS

MATERIAL	AREA	% OF TOTAL
BRICK	0 SF	0%
STONE	0 SF	0%
STUCCO (BEIGE) 725 SF		47%
STUCCO (GRAY) 0 SF		0%
VERTICAL SIDING	471 SF	31%
GFRC	342 SF	22%
TOTAL	1,538 SF	100%

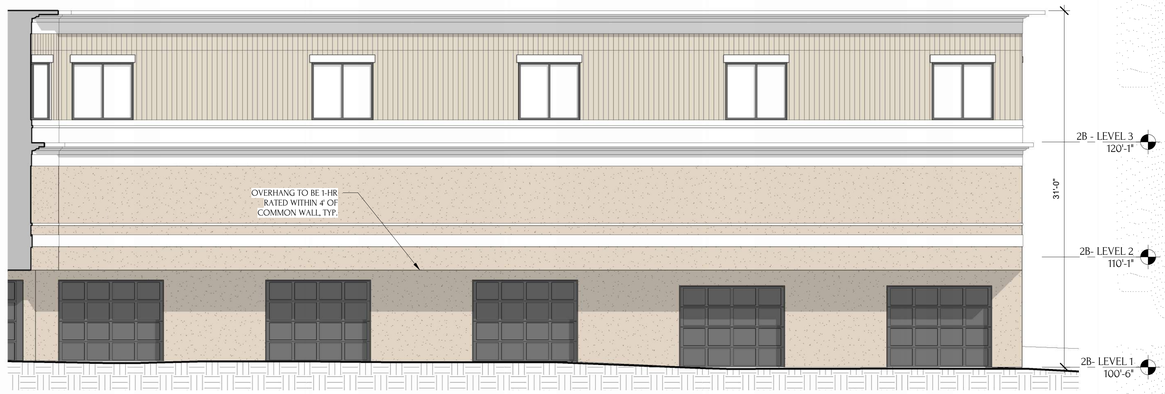


4 BLDG 2B - NORTHEAST ELEVATION

3/16" = 1'-0"

EXTERIOR MATERIAL CALCULATIONS

MATERIAL	AREA	% OF TOTAL
BRICK	314 SF	30%
STONE	0 SF	0%
STUCCO (BEIGE) 206 SF		19%
STUCCO (GRAY) 0 SF		0%
VERTICAL SIDING	327 SF	31%
GFRC	219 SF	20%
TOTAL	1,066 SF	100%



5 BLDG 2B - NORTH ELEVATION

3/16" = 1'-0"

EXTERIOR MATERIAL CALCULATIONS

MATERIAL	AREA	% OF TOTAL
BRICK	0 SF	0%
STONE	0 SF	0%
STUCCO (BEIGE) 1,325 SF		48%
STUCCO (GRAY) 0 SF		0%
VERTICAL SIDING	830 SF	30%
GFRC	60 SF	22%
TOTAL	2,755 SF	100%

EXTERIOR MATERIAL LEGEND

TYPE: THIN BRICK VENEER
COLOR: RUSTIC RED
MANUF.: TBD

TYPE: STONE VENEER
COLOR: LIGHT GRAY
MANUF.: TBD

TYPE: VERTICAL FIBER CEMENT SIDING
COLOR: BEIGE
MANUF.: TBD

TYPE: 3-COAT STUCCO
COLOR: BEIGE
MANUF.: TBD

TYPE: 3-COAT STUCCO
COLOR: GRAY
MANUF.: TBD

TYPE: METAL FASCIA / STOREFRONT
COLOR: ANODIZED DARK GRAY ALUMINUM
MANUF.: TBD

TYPE: GFRC TRIM AND PANELS
COLOR: WHITE FINISH
MANUF.: TBD

GENERAL NOTES

1. GRADING SHOWN IS SCHEMATIC. POSITIVE DRAINAGE AWAY FROM BUILDING TO BE PROVIDED. SEE CIVIL FOR GRADING.
2. 6" MINIMUM SEPARATION BETWEEN EARTH AND ANY WOOD CONSTRUCTION. SEE CIVIL FOR GRADING.

EDIFICE
DESIGN + ARCHITECTURE
352 NORTH FLINT STREET
KAYSVILLE, UT 84037
385.432.3332 www.EDIFICEdna.com

stamp:

consultant:

KNOWLTON GENERAL

owner:

RENAISSANCE TOWNE CENTER MIXED-USE
LOT 11
1791 S. RENAISSANCE TOWNE DRIVE
BOUNTIFUL, UTAH

project:

PROJECT STATUS
SITE PLAN SUBMITTAL
APRIL 27, 2023

REVISIONS

DATE	DESCRIPTION

Project #: 22204.01

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ENLARGED ELEVATIONS - BLDG 2B

A253

1 NORTHWEST ELEVATION
3/16" = 1'-0"

EXTERIOR MATERIAL CALCULATIONS

MATERIAL	AREA		% OF TOTAL
BRICK	797 SF		34%
STONE	644 SF		27%
STUCCO (BEIGE) 415 SF		18%	
STUCCO (GRAY) 175 SF		7%	
VERTICAL SIDING	0 SF		0%
GFRC	328 SF		14%
TOTAL	2,616 SF	100%	

2 COMMERCIAL - SOUTH ELEVATION
3/16" = 1'-0"

EXTERIOR MATERIAL CALCULATIONS

MATERIAL	AREA		% OF TOTAL
BRICK	807 SF		31%
STONE	736 SF		28%
STUCCO (BEIGE) 399 SF		15%	
STUCCO (GRAY) 232 SF		9%	
VERTICAL SIDING	0 SF		0%
GFRC	442 SF		17%
TOTAL	2,616 SF	100%	

3 COMMERCIAL - NORTEAST ELEVATION
3/16" = 1'-0"

EXTERIOR MATERIAL CALCULATIONS

MATERIAL	AREA		% OF TOTAL
BRICK	0 SF		0%
STONE	0 SF		0%
STUCCO (BEIGE) 1,993 SF		80%	
STUCCO (GRAY) 180 SF		7%	
VERTICAL SIDING	0 SF		0%
GFRC	312 SF		13%
TOTAL	2,485 SF	100%	

4 SOUTHWEST CORNER ELEVATION
3/16" = 1'-0"

EXTERIOR MATERIAL CALCULATIONS

MATERIAL	AREA		% OF TOTAL
BRICK	270 SF		66%
STONE	0 SF		0%
STUCCO (BEIGE) 0 SF		0%	
STUCCO (GRAY) 0 SF		0%	
VERTICAL SIDING	0 SF		0%
GFRC	139 SF		34%
TOTAL	2,616 SF	100%	

EXTERIOR MATERIAL LEGEND

TYPE: THIN BRICK VENEER
COLOR: RUSTIC RED
MANUF.: TBD

TYPE: STONE VENEER
COLOR: LIGHT GRAY
MANUF.: TBD

TYPE: VERTICAL FIBER CEMENT SIDING
COLOR: BEIGE
MANUF.: TBD

TYPE: 3-COAT STUCCO
COLOR: BEIGE
MANUF.: TBD

TYPE: 3-COAT STUCCO
COLOR: GRAY
MANUF.: TBD

TYPE: METAL FASCIA / STOREFRONT
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REVISIONS

DATE	DESCRIPTION

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ENLARGED ELEVATIONS - COMMERCIAL
A254

City Council Staff Report

Subject: Fiber Optic Network Super Parameters Resolution
Author: Galen D. Rasmussen, Assistant City Manager
Department: Executive
Date: June 13, 2023

Background

On May 23, 2023, the Mayor and City Council approved a contract with UTOPIA Fiber for construction and management of a citywide fiber optic network. That contract specifies that the city will begin the process for bond financing of the network within 90 days of the effective date of the agreement. To facilitate the structuring and issuance of the bonds, the City has contracted with the firm of Lewis Young Robertson and Burningham (LYRB) as Municipal Advisor along with the firm of Farnsworth Johnson, PLLC as Bond Counsel. One of the first key steps to issuing the bonds will be the City Council action in approving a Super Parameters Resolution. This resolution outlines certain key provisions of the bond and sets forth delegated authority to specified individuals to act on matters related to the bond issue on behalf of the City.

Analysis

A summary of the parameters contained in the accompanying Super Parameters Resolution are summarized below for information of the Mayor and Council:

- Issuance of a not to exceed limit of $47,000,000 in aggregate principal amount of Sales Tax Revenue Bonds.
- Bonds to be issued for the purpose of financing the acquisition and construction of a citywide fiber optic network.
- A notice inviting electronic bids for purchase of bonds will be distributed.
- Designated Officer (City Manager, with alternates of Assistant City Manager or Finance Director) is authorized to:
    - Accept or reject bids for purchase of bonds.
    - Approve the final principal amount, maturity amounts, interest rates, dates of maturity and related provisions called out in the Certificate of Determination document.
- Bond Counsel is designated as Farnsworth Johnson, PLLC
- Municipal Advisor is designated as Lewis Young Robertson & Burningham, Inc.
- Underwriter is designated as Citigroup Global Markets, Inc.
- Paying Agent and Bond Registrar is designated as U.S. Bank Trust Company, NA
- Bonds issued:

    - Mature on the dates and in the principal amounts, and bear interest on a 360-day basis (twelve 30 days months) from the Closing Date which will be the issue date.
    - Issued to mature not later than 30 years from date of issue.
    - Carry an interest rate not to exceed 5.50% per annum (the actual interest rate is expected to be lower)
    - Be sold at par or a not to exceed discount of 3.00% of the principal amount.
    - Payments made semi-annually at rates per annum as provided in the Certificate of Determination.
    - Be fully registered, numbered, and issued in the denomination of $5,000 or any whole number multiple thereof.
    - May be subject to early redemption at the option of the City in the amount of 100% of the amount of the bonds to be redeemed plus accrued interest to date of redemption. Notice of redemption is made by the Bond Registrar with not less than 30-day nor more than 60-day certified mail notice to registered bond owners.
- Mayor will execute (sign) the bonds and the City Recorder will countersign (attest).
- Delivery of bonds will be made to purchasers and application of funds received will be made to the project account for purposes specified for the bond proceeds.
- City covenants to provide ongoing financial disclosure as set forth in the Continuing Disclosure Undertaking document.
- Duties of Bond Registrar and Paying Agent are set forth for recordkeeping.
- As required by the nature of the bonds, the city agrees to pledge sales tax revenues to make bond payments as they come due and to set aside a bond payment account. However, there is contained within the resolution a stated intent that bond payments will be made instead from subscriber revenues.
- City covenants to maintain the tax exemption status of the bonds.
- Final Official Statement provided to purchasers and potential purchasers following initial issuance of Preliminary Offering Statement.

Staff has reviewed the documents noted above and provided feedback to both LYRB and Farnsworth Johnson PLLC which was used by both firms in arriving at the final versions of the documents which are attached to the staff report.

The next significant steps in the bond issuance process include:

- June 15 – first publication of Notice of Intent to Issue Bonds, and Notice of Public Hearing. This begins the 30-day public contestability period.
- July 11 – Public hearing related to the proposed issuance of bonds.
- July 26 - Bond closing.

Department Review

This staff report and attachments have been reviewed and approved by the City Manager with the concurrence of the City Attorney and Finance Director.

Significant Impacts

Council Action on the Super Parameters Resolution #2023-08 is key to taking the next steps in issuing the Sales Tax Revenue Bonds approved by the City Council for acquisition and construction of a citywide fiber optic network.

Recommendation

Staff recommends approval of Super Parameters Resolution 2023-08 by the Mayor and City Council to facilitate the next steps in the Sales Tax Revenue Bond issuance process.

Attachments

1 - Proforma Debt Service Calculation

2 - Super Parameters Resolution #2023-08 (current as of June 8th – Bond Counsel is making final non-substantive changes. The final version will be available at the June 13th meeting)

The following exhibits are in draft form or pending but available for review upon request:

Exhibit A: Master Trust Indenture

Exhibit B: Supplemental Indenture of Trust

Exhibit C: Bond Purchase Contract

Exhibit D: Preliminary Official Statement (pending)

Exhibit E: Notice of Bonds to be Issued

Exhibit F: Notice of Public Hearing

Exhibit G: Petition

$42,815,000

City of Bountiful, Utah

Sales Tax Revenue Bonds, Series 2023

(AAA, 30-Yr. Amort.)

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$42,815,000

City of Bountiful, Utah

Sales Tax Revenue Bonds, Series 2023

(AAA, 30-Yr. Amort.)

Sources & Uses

Dated 07/11/2023 | Delivered 07/11/2023

Sources Of Funds

Par Amount of Bonds	$42,815,000.00
Reoffering Premium	4,668,636.60
Total Sources	**$47,483,636.60**

Uses Of Funds

Total Underwriter's Discount (0.400%)	171,260.00
Costs of Issuance	308,260.00
Deposit to Project Construction Fund	47,000,000.00
Rounding Amount	4,116.60
Total Uses	**$47,483,636.60**

$42,815,000

City of Bountiful, Utah

Sales Tax Revenue Bonds, Series 2023

(AAA, 30-Yr. Amort.)

BOUNTIFUL EST. 1847

Debt Service Schedule

Date	Principal	Coupon	Interest	Total P+I	Fiscal Total
07/11/2023	-	-	-	-	-
01/01/2024	-	-	1,010,909.72	1,010,909.72	1,010,909.72
07/01/2024	630,000.00	5.000%	1,070,375.00	1,700,375.00	-
01/01/2025	-	-	1,054,625.00	1,054,625.00	2,755,000.00
07/01/2025	665,000.00	5.000%	1,054,625.00	1,719,625.00	-
01/01/2026	-	-	1,038,000.00	1,038,000.00	2,757,625.00
07/01/2026	695,000.00	5.000%	1,038,000.00	1,733,000.00	-
01/01/2027	-	-	1,020,625.00	1,020,625.00	2,753,625.00
07/01/2027	730,000.00	5.000%	1,020,625.00	1,750,625.00	-
01/01/2028	-	-	1,002,375.00	1,002,375.00	2,753,000.00
07/01/2028	770,000.00	5.000%	1,002,375.00	1,772,375.00	-
01/01/2029	-	-	983,125.00	983,125.00	2,755,500.00
07/01/2029	810,000.00	5.000%	983,125.00	1,793,125.00	-
01/01/2030	-	-	962,875.00	962,875.00	2,756,000.00
07/01/2030	850,000.00	5.000%	962,875.00	1,812,875.00	-
01/01/2031	-	-	941,625.00	941,625.00	2,754,500.00
07/01/2031	895,000.00	5.000%	941,625.00	1,836,625.00	-
01/01/2032	-	-	919,250.00	919,250.00	2,755,875.00
07/01/2032	940,000.00	5.000%	919,250.00	1,859,250.00	-
01/01/2033	-	-	895,750.00	895,750.00	2,755,000.00
07/01/2033	990,000.00	5.000%	895,750.00	1,885,750.00	-
01/01/2034	-	-	871,000.00	871,000.00	2,756,750.00
07/01/2034	1,040,000.00	5.000%	871,000.00	1,911,000.00	-
01/01/2035	-	-	845,000.00	845,000.00	2,756,000.00
07/01/2035	1,095,000.00	5.000%	845,000.00	1,940,000.00	-
01/01/2036	-	-	817,625.00	817,625.00	2,757,625.00
07/01/2036	1,150,000.00	5.000%	817,625.00	1,967,625.00	-
01/01/2037	-	-	788,875.00	788,875.00	2,756,500.00
07/01/2037	1,205,000.00	5.000%	788,875.00	1,993,875.00	-
01/01/2038	-	-	758,750.00	758,750.00	2,752,625.00
07/01/2038	1,270,000.00	5.000%	758,750.00	2,028,750.00	-
01/01/2039	-	-	727,000.00	727,000.00	2,755,750.00
07/01/2039	1,335,000.00	5.000%	727,000.00	2,062,000.00	-
01/01/2040	-	-	693,625.00	693,625.00	2,755,625.00
07/01/2040	1,405,000.00	5.000%	693,625.00	2,098,625.00	-
01/01/2041	-	-	658,500.00	658,500.00	2,757,125.00
07/01/2041	1,475,000.00	5.000%	658,500.00	2,133,500.00	-
01/01/2042	-	-	621,625.00	621,625.00	2,755,125.00
07/01/2042	1,550,000.00	5.000%	621,625.00	2,171,625.00	-
01/01/2043	-	-	582,875.00	582,875.00	2,754,500.00
07/01/2043	1,630,000.00	5.000%	582,875.00	2,212,875.00	-
01/01/2044	-	-	542,125.00	542,125.00	2,755,000.00
07/01/2044	1,715,000.00	5.000%	542,125.00	2,257,125.00	-
01/01/2045	-	-	499,250.00	499,250.00	2,756,375.00
07/01/2045	1,800,000.00	5.000%	499,250.00	2,299,250.00	-
01/01/2046	-	-	454,250.00	454,250.00	2,753,500.00
07/01/2046	1,895,000.00	5.000%	454,250.00	2,349,250.00	-
01/01/2047	-	-	406,875.00	406,875.00	2,756,125.00
07/01/2047	1,990,000.00	5.000%	406,875.00	2,396,875.00	-
01/01/2048	-	-	357,125.00	357,125.00	2,754,000.00
07/01/2048	2,095,000.00	5.000%	357,125.00	2,452,125.00	-
01/01/2049	-	-	304,750.00	304,750.00	2,756,875.00
07/01/2049	2,200,000.00	5.000%	304,750.00	2,504,750.00	-
01/01/2050	-	-	249,750.00	249,750.00	2,754,500.00
07/01/2050	2,315,000.00	5.000%	249,750.00	2,564,750.00	-
01/01/2051	-	-	191,875.00	191,875.00	2,756,625.00
07/01/2051	2,430,000.00	5.000%	191,875.00	2,621,875.00	-
01/01/2052	-	-	131,125.00	131,125.00	2,753,000.00
07/01/2052	2,555,000.00	5.000%	131,125.00	2,686,125.00	-
01/01/2053	-	-	67,250.00	67,250.00	2,753,375.00
07/01/2053	2,690,000.00	5.000%	67,250.00	2,757,250.00	-
01/01/2054	-	-	-	-	2,757,250.00
Total	**$42,815,000.00**	**-**	**$40,856,284.72**	**$83,671,284.72**	**-**

Yield Statistics

Bond Year Dollars	$817,125.69
Average Life	19.085 Years
Average Coupon	5.0000000%
Net Interest Cost (NIC)	4.4496102%
True Interest Cost (TIC)	4.1540625%
Bond Yield for Arbitrage Purposes	3.5893483%
All Inclusive Cost (AIC)	4.2081186%

IRS Form 8038

Net Interest Cost	4.0232374%
Weighted Average Maturity	18.943 Years

2023 Sales Tax Rev. Bonds | SINGLE PURPOSE | 5/15/2023 | 10:52 AM

$42,815,000

City of Bountiful, Utah

Sales Tax Revenue Bonds, Series 2023

(AAA, 30-Yr. Amort.)

BOUNTIFUL EST. 1847

Pricing Summary

Maturity	Type of Bond	Coupon	Yield	Maturity Value	Price		YTM	Call Date	Call Price	Dollar Price
07/01/2024	Serial Coupon	5.000%	3.170%	630,000.00	101.737%		-	-	-	640,943.10
07/01/2025	Serial Coupon	5.000%	2.890%	665,000.00	104.015%		-	-	-	691,699.75
07/01/2026	Serial Coupon	5.000%	2.710%	695,000.00	106.496%		-	-	-	740,147.20
07/01/2027	Serial Coupon	5.000%	2.590%	730,000.00	109.040%		-	-	-	795,992.00
07/01/2028	Serial Coupon	5.000%	2.560%	770,000.00	111.323%		-	-	-	857,187.10
07/01/2029	Serial Coupon	5.000%	2.530%	810,000.00	113.610%		-	-	-	920,241.00
07/01/2030	Serial Coupon	5.000%	2.510%	850,000.00	115.835%		-	-	-	984,597.50
07/01/2031	Serial Coupon	5.000%	2.540%	895,000.00	117.651%		-	-	-	1,052,976.45
07/01/2032	Serial Coupon	5.000%	2.580%	940,000.00	119.271%		-	-	-	1,121,147.40
07/01/2033	Serial Coupon	5.000%	2.630%	990,000.00	120.669%		-	-	-	1,194,623.10
07/01/2034	Serial Coupon	5.000%	2.690%	1,040,000.00	120.086%	c	2.855%	07/01/2033	100.000%	1,248,894.40
07/01/2035	Serial Coupon	5.000%	2.840%	1,095,000.00	118.643%	c	3.122%	07/01/2033	100.000%	1,299,140.85
07/01/2036	Serial Coupon	5.000%	3.040%	1,150,000.00	116.751%	c	3.393%	07/01/2033	100.000%	1,342,636.50
07/01/2037	Serial Coupon	5.000%	3.210%	1,205,000.00	115.171%	c	3.608%	07/01/2033	100.000%	1,387,810.55
07/01/2038	Serial Coupon	5.000%	3.350%	1,270,000.00	113.889%	c	3.777%	07/01/2033	100.000%	1,446,390.30
07/01/2043	Term 1 Coupon	5.000%	3.620%	7,395,000.00	111.464%	c	4.150%	07/01/2033	100.000%	8,242,762.80
07/01/2048	Term 2 Coupon	5.000%	3.910%	9,495,000.00	108.928%	c	4.407%	07/01/2033	100.000%	10,342,713.60
07/01/2053	Term 3 Coupon	5.000%	4.010%	12,190,000.00	108.070%	c	4.506%	07/01/2033	100.000%	13,173,733.00
Total		**-**	**-**	**-**	**$42,815,000.00**	**-**	**-**	**-**	**-**	**-**	**$47,483,636.60**

Bid Information

Par Amount of Bonds	$42,815,000.00
Reoffering Premium or (Discount)	4,668,636.60
Gross Production	$47,483,636.60
Total Underwriter's Discount (0.400%)	$(171,260.00)
Bid (110.504%)	47,312,376.60
Total Purchase Price	$47,312,376.60
Bond Year Dollars	$817,125.69
Average Life	19.085 Years
Average Coupon	5.0000000%
Net Interest Cost (NIC)	4.4496102%
True Interest Cost (TIC)	4.1540625%

RESOLUTION

A Resolution authorizing the issuance and the sale of not to exceed $47,000,000 aggregate principal amount of Sales Tax Revenue Bonds for the purpose of financing the acquisition and construction of a fiber optic network; and related matters.

*** *** ***

WHEREAS, the City of Bountiful (the *"City"*) considers it necessary and desirable and for the benefit of the City to issue its sales tax revenue bonds as hereinafter provided for the purpose of (a) financing all or a portion of the cost of the acquisition, construction and improvement of a fiber optic network in the City (the *"Project"*), (b) funding any necessary capitalized interest and reserves in connection with the Bonds, and (c) paying the costs incurred in connection with the issuance and sale of the Bonds pursuant to authority contained in the Local Government Bonding Act, Chapter 14 of Title 11 (the *"Act"*), Utah Code Annotated 1953, as amended (the *"Utah Code"*), and other applicable provisions of law;

WHEREAS, for the purposes set forth above, the City has determined (a) to issue its Sales Tax Revenue Bonds in an aggregate principal amount not to exceed $47,000,000 (the *"Bonds"*) pursuant to Master Trust Indenture (the *"Master Indenture"*), and a Supplemental Indenture of Trust (the *"Supplemental Indenture"* and, together with the Master Indenture, the *"Indenture"*), and (b) to cause the proceeds of the sale of the Bonds to be applied in accordance with the Indenture;

WHEREAS, the City is authorized by the Utah Code to acquire, construct and improve the Project, to enter into the Master Indenture and the Supplemental Indenture, and to issue the Bonds to finance a portion of the cost of acquisition, construction and improvement of the Project, to fund any necessary capitalized interest and reserves, and to pay all related costs authorized by law;

WHEREAS, the City has negotiated for the sale of the Bonds to Citigroup Global Markets Inc., as purchaser (the *"Underwriter"*), and will execute that certain Bond Purchase Agreement (the *"Purchase Contract"*), a form of which is attached hereto as *Exhibit C,* between the City and the Underwriter, and in the opinion of the Issuer it is to the best interests of the Issuer that the offer of the Underwriter to purchase the Bonds as to be provided in the Purchase Contract be accepted and sale of the Bonds to the Underwriter be ratified and confirmed;

WHEREAS, in the opinion of the City Council, it is in the best interests of the City that the Designated Officer be authorized to approve the final principal amount, maturity amounts, interest rates, dates of maturity and other terms and provisions relating to the Bonds and to execute the Purchase Contract (together with the Mayor) containing such terms and provisions;

WHEREAS, Section 11-14-316 of the Utah Code provides for the publication of a Notice of Bonds to be Issued (the *"Notice of Bonds"*) and the running of a 30-day contest period, and the

City desires to cause the publication of such Notice of Bonds at this time in compliance with said section with respect to the Bonds;

WHEREAS, Section 11-14-318 of the Act requires that a public hearing be held to receive input from the public with respect to the issuance of Bonds and the potential economic impact that the Project will have on the private sector and that notice of such public hearing be given as provided by law and, in satisfaction of such requirement, the City desires to publish a Notice of Public Hearing and Intent to Issue Sales Tax Revenue Bonds (the *"Notice of Public Hearing"*) pursuant to such Section;

WHEREAS, Section 11-14-307(7) of the Act requires the City to submit the question of whether or not to issue the Bonds to voters for their approval or rejection if, within 30 calendar days after the publication of the Notice of Public Hearing, a written petition requesting an election and signed by at least 20% of the registered voters in the City is filed with the City; and

WHEREAS, the City desires (a) to provide for the holding of a public hearing and (b) to direct the publication of the Notice of Public Hearing and to provide for the form of the written petition requesting an election, as required by law;

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Bountiful, Utah, as follows:

Section 1. Issuance of Bonds. (a) For the purposes set forth above, there is hereby authorized and directed the execution, issuance, sale and delivery of the Bonds in the aggregate principal amount not to exceed $47,000,000. The Bonds shall be dated as of the date of the initial delivery thereof. The Bonds shall be in authorized denominations, shall be payable, and shall be executed and delivered all as provided in the Indenture. The Bonds shall be subject to redemption prior to maturity as provided in the Indenture.

(b) The form of the Bonds set forth in the form Supplemental Indenture, subject to appropriate insertions and revisions in order to comply with the provisions of the Indenture, is hereby approved.

(c) The Bonds shall be special obligations of the City, payable from and secured by a pledge and assignment of the Revenues (as defined in the Indenture) received by the City and of certain other moneys held under the Indenture on a parity with any other Bonds (as defined in the Indenture) issued from time to time under the Master Indenture. The Bonds shall not be obligations of the State or any other political subdivision thereof, other than the City, and neither the faith and credit nor the ad valorem taxing or appropriation power of the State or any political subdivision thereof, including the City, is pledged to the payment of the Bonds. The Bonds shall not constitute general obligations of the City or any other entity or body, municipal, state or otherwise.

Section 2. Bond Details; Delegation of Authority. (a) The Bonds shall mature in the years and in the principal amounts, and shall bear interest (calculated on the basis of a year of 360 days consisting of twelve 30-day months) from the Closing Date, payable semiannually each year, and at the rates per annum and commencing on the dates, all as provided in the Purchase Contract.

(b) There is hereby delegated to the Designated Officer, subject to the limitations contained in this resolution, the power to determine and effectuate the following with respect to the Bonds and the Designated Officer is hereby authorized to make such determinations and effectuations:

(i) the principal amount of each series of the Bonds necessary to accomplish the purpose of the Bonds set forth in the recitals hereto and the aggregate principal amount of each series of the Bonds to be executed and delivered pursuant to the Indenture; *provided* that the aggregate principal amount of the Bonds shall not exceed $47,000,000;

(ii) the maturity date or dates and principal amount of each maturity of the Bonds to be issued; *provided, however*, that the Bonds mature over a period of not to exceed 30 years from their date or dates;

(iii) the interest rate or rates of the Bonds and the date on which payment of such interest commences, *provided, however*, that the interest rate or rates to be borne by any Bond shall not exceed 5.50% per annum;

(iv) the sale of the Bonds and the purchase price to be paid by the Underwriter of such Bonds; *provided*, *however*, that the discount from par of each series of the Bonds shall not exceed 3.00% (expressed as a percentage of the principal amount);

(v) the Bonds, if any, to be retired from mandatory sinking fund redemption payments and the dates and the amounts thereof;

(vi) the time and redemption price at which the Bonds may be called for redemption prior to their maturity at the option of the City;

(vii) the amount of capitalized interest and reserves, if any, necessary to be maintained in connection with the Bonds;

(viii) the use and deposit of the proceeds of the Bonds; and

(ix) any other provisions deemed advisable by the Designated Officer not materially in conflict with the provisions of this resolution and the Parameters Resolution.

For purposes of this resolution and the Bonds, *"Designated Officer"* means the (i) City Manager, or (ii) in the event of the absence or incapacity of the City Manager, the Finance Director, or (iii) in the event of the absence or incapacity of both the City Manager and the Finance Director, the Mayor.

Following the sale of the Bonds, the Designated Officer shall obtain such information as they deem necessary to make such determinations as provided above and shall make such determinations as provided above and shall execute the Purchase Contract containing such terms and provisions of such series of the Bonds, which execution shall be conclusive evidence of the action or determination of the Designated Officer as to the matters stated therein.

Section 3. Approval and Execution of the Supplemental Indenture. The Master Indenture and the Supplemental Indenture, in substantially the forms attached hereto as *Exhibits A* and *B*, respectively, are hereby authorized and approved, and the Mayor or the Mayor Pro Tem is hereby authorized, empowered and directed to execute and deliver the Master Indenture and the Supplemental Indenture on behalf of the City, and the City Recorder or any Deputy City Recorder is hereby authorized, empowered and directed to affix to the Master Indenture and the Supplemental Indenture the seal of the City and to attest such seal and countersign such Master Indenture and Supplemental Indenture, with such changes to the Master Indenture and the Supplemental Indenture from the forms attached hereto as are approved by the Mayor or the Mayor Pro Tem, his or her execution thereof to constitute conclusive evidence of such approval. The provisions of the Master Indenture and the Supplemental Indenture, as executed and delivered, are hereby incorporated in and made a part of this resolution. The Master Indenture and the Supplemental Indenture shall constitute a "system of registration" for all purposes of the Registered Public Obligations Act of Utah.

Section 4. Preliminary Official Statement. The use and distribution of the Official Statement in preliminary form (the *"Preliminary Official Statement"*), in substantially the form presented at this meeting and in the form attached hereto as *Exhibit D*, is hereby authorized and approved, with such changes, omissions, insertions and revisions as the Mayor shall deem advisable. The Mayor and the City Manager are, and each of them is, hereby authorized to do or perform all such acts and to execute all such certificates, documents and other instruments as may be necessary or advisable to deem final the Preliminary Official Statement within the meaning and for purposes of paragraph (b)(1) of Rule 15c2-12 of the Securities and Exchange Commission, subject to completion thereof with the information established at the time of the sale of the Bonds.

Section 5. Final Official Statement. The Official Statement of the City is hereby authorized in substantially the form presented at this meeting and in the form attached hereto as *Exhibit D*, with such changes, omissions, insertions and revisions as the Mayor shall deem advisable, including the completion thereof with the information established at the time of the sale of the Bonds by the Designated Officer and set forth in the Purchase Contract. The Mayor shall sign and deliver the Official Statement to the Underwriter for distribution to prospective purchasers of the Bonds and other interested persons. The approval of the Mayor of any such changes, omissions, insertions and revisions shall be conclusively established by the Mayor's execution of the Official Statement.

Section 6. Purchase Contract*; Other Certificates and Documents Required to Evidence Compliance with Federal Tax and Securities Laws*. Each of the Mayor or the Mayor Pro Tem, the City Recorder or any Deputy City Recorder, the City Manager and the City Treasurer or the Finance Director of the City is hereby authorized and directed to execute (a) the Purchase Contract, (b) such certificates and documents as are required to evidence compliance with the federal laws relating to the tax-exempt status of interest on the Bonds and (c) a Continuing Disclosure Agreement and such other certificates and documents as shall be necessary to comply with the requirements of Rule 15c2-12 of the Securities and Exchange Commission and other applicable federal securities laws.

Section 7. Other Actions With Respect to the Bonds. The officers and employees of the City shall take all action necessary or reasonably required to carry out, give effect to, and consummate the transactions contemplated hereby and shall take all action necessary in conformity with the Act to carry out the issuance of the Bonds, including, without limitation, the execution and delivery of any closing and other documents required to be delivered in connection with the sale and delivery of the Bonds. If (a) the Mayor, (b) the City Recorder, (c) the City Treasurer or (d) the City Manager shall be unavailable or unable to execute or attest and countersign, respectively, the Bonds or the other documents that they are hereby authorized to execute, attest and countersign, the same may be executed, or attested and countersigned, respectively, (i) by the Mayor Pro Tem, (ii) by any Deputy City Recorder, (iii) by the Finance Director or (iv) an Assistant City Manager. Without limiting the generality of the foregoing, the officers and employees of the City are authorized and directed to take such action as shall be necessary and appropriate to issue the Bonds.

Section 8. Prior Acts Ratified, Approved and Confirmed. All acts of the officers and employees of the City in connection with the issuance of the Bonds are hereby ratified, approved and confirmed.

Section 9. Notice of Bonds to be Issued; Contest Period. In accordance with the provisions of Section 11-14-316 of the Utah Code, the City Recorder shall cause the Notice of Bonds, in substantially the form attached hereto as *Exhibit E,* to be published on the Utah Public Notice Website.

For a period of thirty (30) days from and after publication of the Notice of Bonds, any person in interest shall have the right to contest the legality of this Resolution (including the Bond Resolution and the form of the Supplemental Indenture attached hereto) or the Bonds hereby authorized or any provisions made for the security and payment of the Bonds. After such time, no one shall have any cause of action to contest the regularity, formality or legality of this Resolution (including the Bond Resolution and the Supplemental Indenture) or the Bonds or any provisions made for the security and payment of the Bonds for any cause.

Section 10. Publication of Notice of Public Hearing. The City Recorder shall publish or cause to be published the Notice of Public Hearing on the Utah Public Notice Website no less than 14 days before the public hearing. The Notice of Public Hearing shall be in substantially the form attached hereto as *Exhibit F*.

Section 11. Form of Petition. The form of the petition to be used by registered voters in requesting that an election be called to authorize the Bonds shall be in substantially the form attached hereto as *Exhibit G*.

Section 12. Resolution Irrepealable. Following the execution and delivery of the Supplemental Indenture, this resolution shall be and remain irrepealable until all of the Bonds and the interest thereon shall have been fully paid, cancelled, and discharged.

Section 13. Severability. If any section, paragraph, clause, or provision of this resolution shall for any reason be held to be invalid or unenforceable, the invalidity or unenforceability of

such section, paragraph, clause, or provision shall not affect any of the remaining provisions of this resolution.

Section 14. Effective Date. This resolution shall be effective immediately upon its approval and adoption.

(*Signature page follows.*)

ADOPTED AND APPROVED by the City Council of the City of Bountiful, Utah, this June 13, 2023.

CITY OF BOUNTIFUL, UTAH

_____
Mayor

ATTEST:

_____
City Recorder

EXHIBIT A

[FORM OF MASTER TRUST INDENTURE]

EXHIBIT B

[FORM OF SUPPLEMENTAL INDENTURE OF TRUST]

EXHIBIT C

[ATTACH FORM OF BOND PURCHASE CONTRACT]

EXHIBIT D

[ATTACH FORM OF PRELIMINARY OFFICIAL STATEMENT]

EXHIBIT E

NOTICE OF BONDS TO BE ISSUED

NOTICE IS HEREBY GIVEN pursuant to the provisions of Section 11-14-316, Utah Code Annotated 1953, as amended, that on June 13, 2023, the City Council (the *"Council"*) of the City of Bountiful, Utah (the *"City"*), adopted a resolution (the *"Resolution"*) in which it authorized and approved the issuance of its Sales Tax Revenue Bonds (the *"Bonds"*), in an aggregate principal amount of not to exceed forty-seven million dollars to bear interest at a rate or rates of not to exceed five and one half percent per annum and to mature not later than thirty years from their date or dates and to be sold at a discount from par not to exceed three percent. The Bonds shall be subject to such optional and mandatory redemption and other provisions as are contained in the Master Trust Indenture, described below, and the final form of the Bonds and Supplemental Indenture, described below.

Pursuant to the Resolution, the Bonds are to be issued for the purpose of financing all or a portion of the cost of acquiring, constructing and improving a fiber optic network in the City (the *"Project"*), (b) funding all or a portion of any necessary capitalized interest and reserves in connection with the Bonds, and (c) paying all or a portion of the costs incurred in connection with the issuance and sale of the Bonds. The Bonds are to be issued and sold by the City pursuant to the Resolution, a Master Trust Indenture (the *"Master Indenture"*) and a Supplemental Indenture of Trust (the *"Supplemental Indenture"*) that were before the Council and attached to the Resolution at the time of the adoption of the Resolution. The Council will adopt the bond resolution and the City will cause the Master Indenture and the Supplemental Indenture to be executed and delivered, in each case in such form and with such changes thereto as the Council shall approve upon the adoption of the bond resolution, *provided* that the principal amount, interest rate or rates, maturity and discount, if any, will not exceed the respective maximums described above.

The repayment of the Bonds will be secured by a pledge of the legally available revenues from the Local Sales and Use Taxes received by the City pursuant to Title 59, Chapter 12, Part 2, Utah Code (the *"Pledged Taxes"*). However, the City expects to repay the Bonds from subscriber revenues from the Project.

The City currently has no bonds outstanding that are secured by the Pledged Taxes. More detailed information relating to the City's outstanding bonds can be found in the City's most recent Comprehensive Annual Financial Report that is available on the Office of the Utah State Auditor's website (www.auditor.utah.gov). The estimated total cost to the City of the proposed Bonds that will be used to finance the costs of the Project, if the Bonds are held until maturity and based on estimated interest rates currently in effect, is $83,195,281.

A copy of the Resolution (including the drafts of the Master Indenture and Supplemental Indenture attached to the Resolution) is on file in the office of the City Recorder at 795 South Main Street, Bountiful, Utah, where the Resolution may be examined during regular business hours of the City Recorder from 7:00 a.m. to 6:00 p.m. Monday through Thursday. The Resolution shall

be so available for inspection for a period of at least thirty (30) days from and after the date of the publication of this notice.

NOTICE IS FURTHER GIVEN that, pursuant to law, for a period of thirty (30) days from and after the date of the publication of this notice, any person in interest shall have the right to contest the legality of the Resolution (including the Master Indenture and the Supplemental Indenture attached thereto) of the City or the Bonds authorized thereby or any provisions made for the security and payment of the Bonds. After such time, no one shall have any cause of action to contest the regularity, formality or legality of the Resolution, the Bonds or any provisions made for their security and payment for any cause.

DATED June 13, 2023.

CITY OF BOUNTIFUL, UTAH

EXHIBIT F

CITY OF BOUNTIFUL, UTAH
NOTICE OF PUBLIC HEARING AND INTENT TO ISSUE
SALES TAX REVENUE BONDS

PUBLIC NOTICE IS HEREBY GIVEN that the City Council (the *"Council"*) of the City of Bountiful, Utah (the *"City"*), shall hold a public hearing to receive input from the public with respect to the issuance of its Sales Tax Revenue Bonds (the *"Bonds"*) to finance all or a portion of the cost of acquiring, constructing and improving a fiber optic network in the City (the *"Project"*) and the potential economic impact that the Project will have on the private sector, pursuant to the Local Government Bonding Act, Title 11, Chapter 14, Utah Code Annotated 1953, as amended (the *"Act"*).

PURPOSE FOR ISSUING BONDS

The City intends to issue the Bonds for the purpose of (1) financing all or a portion of the costs of the acquisition, construction and improvement of the Project, (2) funding any necessary capitalized interest, reserves and contingencies in connection with the Bonds, and (3) paying the costs incurred in connection with the issuance and sale of the Bonds.

MAXIMUM PRINCIPAL AMOUNT OF THE BONDS

The City intends to issue the Bonds in an aggregate principal amount not exceeding $47,000,000.

SALES TAXES PROPOSED TO BE PLEDGED

The City proposes to pledge to the payment of the Bonds all of the legally available revenues from Local Sales and Use Taxes received by the City pursuant to Title 59, Chapter 12, Part 2, Utah Code.

TIME, PLACE AND LOCATION OF PUBLIC HEARING

The City will hold a public hearing during its City Council meeting that begins at 7:00 p.m. on July 11, 2023. The public hearing will be held at the regular meeting place of the Council at 795 South Main Street, Bountiful, Utah. All members of the public are invited to attend and participate in the public hearing. Written comments may be submitted to the City, to the attention of the City Recorder, prior to the public hearing.

PURPOSE FOR HEARING

The purpose of the hearing is to receive input from the public with respect to the issuance of the Bonds and the potential economic impact that the Project will have on the private sector.

NOTICE OF RIGHT TO FILE PETITION TO HOLD AN ELECTION

NOTICE IS FURTHER GIVEN that pursuant to Section 11-14-307(7), Utah Code, if within 30 calendar days of the publication of this notice on _____, 2023, a written petition requesting an election and signed by at least twenty percent (20%) of the registered voters of the City is filed with the City, then the City shall submit the question of whether or not to issue the Bonds to the voters of the City for their approval or rejection.

If no written petition is filed or if fewer than 20% of the registered voters of the City sign a written petition, in either case, within 30 calendar days of the publication of this notice on _____, 2023, the City may proceed to issue the Bonds without an election.

DATED June 13, 2023.

CITY OF BOUNTIFUL, UTAH

EXHIBIT G

PETITION

To: City Recorder
City of Bountiful, Utah

We, the undersigned citizens and registered voters of the City of Bountiful, Utah, respectfully request that an election be called by the City Council (the *"City Council*) of the City of Bountiful, Utah (the *"City"*), pursuant to the provisions of Section 11-14-307(7), Utah Code Annotated 1953, as amended, to authorize the issuance by the City of Bountiful, Utah, of its Sales Tax Revenue Bonds, in a maximum principal amount not exceeding $47,000,000, as to which notice of intention to issue was published on the Utah Public Notice Website on _____, 2023, pursuant to the provisions of a resolution passed by the City Council at a regular meeting of the City Council held on June 13, 2023, and each for himself or herself says: I have personally signed this petition; I am a registered voter of the City of Bountiful, Utah; my residence and post office address are correctly written after my name:

WARNING

It is a felony for any one to sign any initiative or referendum petition with any other name than one's own, or knowingly to sign one's name more than once for the same measure, or to sign such petition when one knows that he or she is not a registered voter.

REGISTERED VOTER'S PRINTED NAME (MUST BE LEGIBLE TO BE COUNTED)	SIGNATURE OF REGISTERED VOTER	STREET ADDRESS, CITY, STATE, ZIP CODE

[The following certification shall be attached to the Petition containing the signature of voters]

STATE OF UTAH)
: ss.
COUNTY OF DAVIS)

I, _____, of _____, hereby certify that I am a registered voter of the City of Bountiful, Utah, that all the names which appear on this sheet were signed by persons who professed to be the persons whose names appear thereon, and each of them signed his or her name thereto in my presence, I believe that each has printed and signed his or her name, and written his or her post office address and residence correctly, and that each signer is a registered voter of the City of Bountiful, Utah.

Subscribed and sworn to before me this _____ day of _____, 2023.

Notary Public (or other official title)

City Council Staff Report

Subject: Recommendations for budget amendment, adoption, and a property tax rate
Author: Galen D. Rasmussen, Assistant City Manager
Department: Executive
Date: June 13, 2023

Background

On May 9th of this year the Mayor and City Council adopted a tentative budget for the fiscal year beginning July 1, 2023 and ending June 30, 2024. This document also contained the original budget and estimated revenues and expenditures for the current fiscal year. This tentative budget document has been available for public inspection since the date of its adoption. Budgets of governmental entities are essentially a plan which outlines the goals and priorities of the entity and accounts for the sources and uses of funds to carry out the goals and priorities. These budgets are developed by management and staff; are subject to review and approval by the elected body; and are open for review and comment by the public. Since budgets are plans, it is contemplated that later amendment of the plan may be necessary to account for changes in goals, priorities, or to recognize actual revenues and/or expenditures that exceed the original budget. Specific requirements to be followed by cities in budget development and administration are found in Utah Code Sections 10-6-101 through 10-6-136.

Analysis

The adopted tentative budget contained budgets from all departments and funds of the City following meetings between department representatives, the City Manager, and the Mayor and Council. The budgets were balanced between revenues and expenditures and the format of the document conformed to the standards prescribed by Utah Code Section 10-6. The attached ordinance is designed to formalize five actions related to the tentative budget following three separate public hearings in preparation for the tentative budget to ultimately become the City's final adopted budget:

1. Amendment of the current year (Fiscal Year 2022-2023) budget for selected departments to address expenditures or expenses that are projected to exceed the original budget by the end of the fiscal year. The specific amendments and explanations for each amendment are detailed in the ordinance.
2. To consider, as a part of the new Fiscal Year 2023-2024 budget, the following interfund transfers:
    a. An amendment of $350,000 to increase the budgeted transfer from the Light & Power Fund to the General Fund of the City for Fiscal Year 2022-2023. This transfer still represents 10% of metered sales and is the result of higher than anticipated power sales this fiscal year.
    b. $3,050,000 from the Light & Power Fund to the General Fund of the City. <u>This is a regular annual transfer</u>.
3. Adjustments to the budget for the new fiscal year beginning July 1, 2023 and ending June 30, 2024 (Fiscal Year 2024). These adjustments are necessary to implement various technical corrections, and to prepare the budget document for a future submission to the national Government Finance Officers Association for the purpose of again receiving their Distinguished Budget Presentation Award.

4. Adopting the recommendation of the Parks, Recreation and Arts Budget Committee for funding of RAP Tax Grants to the following from the Fiscal Year 2023-2024 budget:

FUNDING REQUEST AND PROGRAM ELIGIBILITY SUMMARY

Applicant	Requested Funding	Recommended Funding
Bountiful Davis Arts Center (BDAC)	$51,020.00	$51,020.00
Bountiful Historical Preservation Foundation	$8,735.00	$8,735.00
Centerpoint Legacy Theatre (Option 2)	$25,000.00	$25,000.00
South Davis Recreation District	$3,000.00	$3,000.00
Joy Foundation	$14,200.00	$14,200.00
Total Grant Requests	**$101,955.00**	**$101,955.00**

5. Adopting the Fiscal Year 2024 budget includes the amendments, transfers and adjustments described above along with related rates, fees and administrative policies (adopted previously on May 9, 2023 by Ordinance 2023-01), taxes, employee compensation schedules, and a confirmation of the City's participation in the Public Employees Contributory and Public Safety Retirement Systems and adoption of property tax rates for 2023 calendar year taxes and debt service.

Department Review

Every department has submitted, reviewed, and approved their portion of the budget. The budget and ordinance have also been reviewed and approved by the City Manager, and the City Attorney.

Recommendation

The following actions are recommended by staff to the Mayor and City Council:

1. Hold a Public Hearing on the amended Transfer of funds from Light and Power Fund to General Fund in Fiscal Year 2022-2023
2. Hold a Public Hearing on the Transfer of funds from the Light and Power Fund to the General Fund in Fiscal Year 2023-2024
3. Hold a Public Hearing on amendments to the current Fiscal Year 2022-2023 budget and adoption of the Fiscal Year 2023-2024 budget in final form including property tax rates for calendar year 2023 taxes and debt service.
4. Adopt Ordinance 2023-03 to:
    a. Amend the current Fiscal Year 2022-2023 budget and
    b. Adopt Fiscal Year 2023-2024 budget as a Final Budget, incorporating technical corrections, a schedule of fees, taxes, and employee compensation schedules; confirmation of the City's participation in the Public Employee Contributory and Public Safety Retirement Systems; and adoption of property tax rates for 2023.

Significant Impacts

Adoption of a budget and setting of a property tax rate is required by Utah Code Section 10-6.

Attachments

Ordinance 2023-03 with Exhibit A for FY2022-2023 budget amendments

BOUNTIFUL

MAYOR
Kendalyn Harris

CITY COUNCIL
Millie Segura Bahr
Jesse Bell
Kate Bradshaw
Richard Higginson
Cecilee Price-Huish

CITY MANAGER
Gary R. Hill

Bountiful City
Ordinance No. 2023-03

An ordinance (1) amending the budgets of the City of Bountiful for the Fiscal Year beginning July 1, 2022, and ending June 30, 2023; (2) adopting a final budget for the City of Bountiful for the Fiscal Year beginning July 1, 2023, and ending June 30, 2024; (3) authorizing and directing the participation of the City in the Public Employees Contributory Retirement System and the Public Safety Contributory Retirement System of the Utah Retirement Systems for fiscal year 2023-2024; and (4) setting the tax rates and levying taxes upon all real and personal property in the City of Bountiful, Utah, made taxable for the calendar year 2023.

It is the Finding of the Bountiful City Council that:

1. The Bountiful City Council, through its elected officials and appointed officers, has caused to be prepared a Final Budget for Fiscal Year 2023-2024;

2. This Budget has been duly considered and formulated according to the Uniform Fiscal Procedures Act for Utah Cities (Utah Code §10-6-101 et seq);

3. This budget includes estimates of anticipated revenues, appropriations for expenditures and expenses, adjusted compensation schedules for City officers and employees that reflect the rates required for participation in the Utah Retirement Systems, and user fees for City facilities and services.

4. A Tentative Budget was adopted on May 9, 2023 along with Ordinance 2023-01 for final adoption of rates and fees including associated administrative policies according to effective dates specified in that ordinance. Both items were made available for public inspection as required by law.

5. A public hearing to consider this Final Budget has been noticed and held on June 13, 2023, according to the requirements of the Uniform Fiscal Procedures Act for Utah Cities.

6. The City is authorized and required by the Uniform Fiscal Procedures Act for Utah Cities (Utah Code §10-6-133) to set the real and personal property tax levy; and through its elected officials and appointed officers, has determined the amount of property tax which should be included in the budget for the Fiscal Year 2023-2024, beginning July 1, 2023, and ending June 30, 2024.

Now, therefore, it is hereby ordained by the City Council of Bountiful, Utah:

Section 1.1. The City of Bountiful, Utah, through its elected officials and appointed officers, has reviewed the revenues and expenditures in all of its budgets for fiscal year 2022-2023.

Section 1.2. The City, desiring not to overspend budget appropriations in any of its funds or departments, desires to adjust revenues and/or expenditures in its budgets for fiscal year 2022-2023.

Section 1.3. The budget changes set forth in Exhibit A for fiscal year 2022-2023 are hereby adopted.

Section 2.1. The City of Bountiful, through its elected officials and appointed officers, has caused to be prepared a budget for the fiscal year beginning July 1, 2023, and ending June 30, 2024. This budget has been duly considered and formulated according to the Uniform Fiscal Procedures Act for Utah Cities and other applicable State and Federal law. It is now desirable and necessary to formally adopt this budget.

Section 2.2. This budget includes estimates of anticipated revenues, appropriations for expenditures/expenses, adjusted compensation schedules for City officers and employees, rates and fees for City facilities and services. The budget also includes, by reference here, all related policies pertaining to the budget and finances of Bountiful City. These budget and finance related policies replace all existing policies for this purpose whether adopted by prior resolution, ordinance, or other action of the governing body.

Section 3.1. The Bountiful City budget for the fiscal year beginning July 1, 2023, and ending June 30, 2024, with the adjusted compensation schedules and the City rates and fees incorporated in its preparation (rates, fees and related administrative policies adopted by Ordinance 2023-01 on May 9, 2023) with an effective date of May 9, 2023 with the exception of rates and fees for Recycling, Storm Water, Water, Sanitation, and Power which are effective for June usage.

Section 3.2. Bountiful City hereby confirms its participation in the Public Employees Contributory Retirement System and the Public Safety Contributory Retirement System of the Utah Retirement Systems for fiscal year 2023-2024. The budget and compensation schedules reflect the Annual Certification of Retirement Contribution Rates required for participation in the current year. The City Manager and staff are authorized and directed to take such steps as are necessary to implement the City's participation in these programs.

Section 4.1 The City of Bountiful, through its duly authorized and legally appointed officers, has determined the amount of property tax which should be included in the budget for the fiscal year beginning July 1, 2023, and ending June 30, 2024.

Section 4.2 Bountiful has, based on assessed valuation information furnished by Davis County, determined the rate of the general tax which should be levied.

Section 4.3. For the purpose of defraying the necessary and proper expenses of the City of Bountiful, Utah, and maintaining the government thereof, the rate of the general tax levied upon all real and personal property within Bountiful, Utah, made taxable by law for the year 2023 (or

for the fiscal year ending June 30, 2024) will be the Certified Tax Rates as calculated by, and when available from, Davis County for Bountiful City general purposes and for debt service to be applied on each dollar of assessed valuation of said property, and is hereby adopted by this ordinance.

This ordinance shall take effect immediately upon first publication.

Adopted by the City Council of Bountiful, Utah, this 13th day of June, 2023.

_____
Kendalyn Harris, Mayor

ATTEST:

_____
Shawna Andrus, City Recorder

Budget Amendment Requests
Fiscal Year 2022-2023
As of: 6/8/2023

ORD. 2023-03
EXHIBIT A

GENERAL FUND (Revenues)

Fund Name	Account Number	Account Description	Original Adopted Budget	Amendment Request	Budget After Amendment	Reasons for Amendment
General		Use of Fund Balance	$ -	$ 790,000	$ 790,000	Revenue source to balance with budget amendment requests
Total Revenue amendments (General Fund)			**$ -**	**$ 790,000**	**$ 790,000**	

GENERAL FUND (Expenditures)

Department	Account Number	Account Description	Original Adopted Budget	Amendment Request	Budget After Amendment	Reasons for Amendment
Legislative	104110 - 461000	Miscellaneous Expense	$ 20,000	$ 72,000	$ 92,000	Legal services on the Bountiful Fiber project
Legal	104130 - 411000	Salaries - Perm Employees	$ 231,321	$ 6,000	$ 237,321	Salary and benefit costs in excess of original budget projections
Legal	104120 - 411000	Salaries - Perm Employees	$ 240,280	$ 3,000	$ 243,280	Reclassification of an employee from part-time to full-time
Legal	104120 - 412000	Salaries - Temp and Part Time Employees	$ 26,223	$ 7,000	$ 33,223	Addition of a new part-time employee shared with Police Department
Legal	104120 - 425000	Equipment Supplies & Maintenance	$ 2,160	$ 3,000	$ 5,160	Furniture and equipment for new part-time employee
Legal	104120 - 431000	Legal and Auditing Fees	$ 16,000	$ 15,000	$ 31,000	Additional fees for contracted public defender due to increased case loads
Information Technology	104136 - 425000	Equipment Supplies & Maintenance	$ 15,000	$ 30,000	$ 45,000	Purchase of replacement firewall equipment that was unanticipated at original budget time
Information Technology	104136 - 429200	Computer Software	$ 15,000	$ 2,000	$ 17,000	Increase in management software package renewal costs
Fire	104220 - 431000	Professional & Technical Services	$ 2,541,250	$ 107,000	$ 2,648,250	South Davis Metro Fire allocations in excess of original projections
Streets	104410 - 425000	Equipment Supplies & Maintenance	$ 290,000	$ 220,000	$ 510,000	Increased snowplowing costs
Streets	104410 - 441100	Special Highway Supplies	$ 300,000	$ 325,000	$ 625,000	Increased road salt purchases to address winter storms
Total Expenditure amendments (General Fund)			**$ 3,697,234**	**$ 790,000**	**$ 4,487,234**	

CAPITAL FUND (Revenues)

Fund Name	Account Description	Original Adopted Budget	Amendment Request	Budget After Amendment	Reasons for Amendment
Capital	Use of Fund Balance	$ 3,226,266	$ 194,000	$ 3,420,266	Revenue source to balance with budget amendment requests
Total Revenue amendments (Capital Fund)		**$ 3,226,266**	**$ 194,000**	**$ 3,420,266**	

CAPITAL FUND (Expenditures)

Department	Account Number	Account Description	Original Adopted Budget	Amendment Request	Budget After Amendment	Reasons for Amendment
Legislative	454110 - 473100	Improvements Other Than Buildings	$ 3,050,000	$ 53,000	$ 3,103,000	Additional expenses at Washington Park for skatepark and related.
Parks	454510 - 476000	Bond Issuance Costs	$ -	$ 141,000	$ 141,000	Bond issuance costs paid from Capital Fund instead of Debt Service Fund as originally set.
Total Expenditure amendments (Capital Fund)			**$ 3,050,000**	**$ 194,000**	**$ 3,244,000**	

ENTERPRISE FUNDS (Revenues)

Fund Name	Account Description	Original Adopted Budget	Amendment Request	Budget After Amendment	Reasons for Amendment
Fiber Optic	Use of Net Position	$ -	$ 5,203,500	$ 5,203,500	Revenue source to balance with budget amendment requests
Light & Power	Use of Net Position	$ 1,374,894	$ 6,000,000	$ 7,374,894	Revenue source to balance with budget amendment requests
Golf Course	Use of Net Position		$ 30,000	$ 30,000	Revenue source to balance with budget amendment requests
Cemetery	Use of Net Position		$ 55,000	$ 55,000	Revenue source to balance with budget amendment requests
Total Revenue amendments (Enterprise Funds)		**$ 1,374,894**	**$ 11,288,500**	**$ 12,663,394**	

ENTERPRISE FUNDS (Expenses)

Department	Account Number	Account Description	Original Adopted Budget	Amendment Request	Budget After Amendment	Reasons for Amendment
Fiber Optic	505000 - 461000	Miscellaneous Expense	$ -	$ 1,500	$ 1,500	Miscellaneous start up operations costs
Fiber Optic	505000 - 453110	Interest Expense-InterfundPybl	$ -	$ 11,000	$ 11,000	Interest due on interfund loan from Capital Projects Fund
Fiber Optic	505000 - 472150	Fiber Hut Buildings Construction	$ -	$ 50,000	$ 50,000	Contractually specified costs from UTOPIA contract initiation
Fiber Optic	505000 - 473150	Fiber Lines/Conduit Construction	$ -	$ 4,941,000	$ 4,941,000	Contractually specified costs from UTOPIA contract initiation
Fiber Optic	505000 - 474510	Fiber Hut Equipment Purch/Install	$ -	$ 200,000	$ 200,000	Contractually specified costs from UTOPIA contract initiation
Light & Power	535300 - 448626	Power Purch UAMPS (Pool, etc.)	$ 8,283,282	$ 6,000,000	$ 14,283,282	Increased power costs due to drought and lack of other power generation resources
Golf Course	555500 - 448240	Items Purchased - Resale	$ 162,000	$ 30,000	$ 192,000	Additional merchandise purchases
Cemetery	595900 - 411000	Salaries - Perm Employees	$ 184,487	$ 13,000	$ 197,487	Additional salary costs for burials
Cemetery	595900 - 412000	Salaries - Temp & Part time	$ 41,500	$ 10,000	$ 51,500	Additional salary costs for burials
Cemetery	595900 - 413040	State Retirement & 401k	$ 34,229	$ 3,000	$ 37,229	Additional benefits costs associated with salary costs for burials
Cemetery	595900 - 426000	Building & Grounds Supplies & Maintenance	$ 50,000	$ 2,000	$ 52,000	Increased supplies cost
Cemetery	595900 - 427000	Utilities	$ 12,000	$ 6,000	$ 18,000	Increased utilities cost
Cemetery	595900 - 451100	Insurance & Surety Bonds	$ 3,000	$ 3,000	$ 6,000	Insurance premium increases higher than budgeted
Cemetery	595900 - 472100	Buildings	$ -	$ 18,000	$ 18,000	Unbudgeted shed shingles project
Total Expense amendments (Enterprise Funds)			**$ 8,770,498**	**$ 11,288,500**	**$ 20,058,998**	

Budget Amendment Requests
Fiscal Year 2022-2023
As of: 6/8/2023

ORD. 2023-03
EXHIBIT A

SPECIAL REVENUE FUND (Revenues)

Fund Name	Account Description	Original Adopted Budget	Amendment Request	Budget After Amendment	Reasons for Amendment
RAP Tax	Use of Fund Balance	$ 589,739	$ 359,000	$ 948,739	Revenue source to balance with budget amendment requests
Total Revenue amendments (Special Revenue Fund)		**$ 589,739**	**$ 359,000**	**$ 948,739**	

SPECIAL REVENUE FUND (Expenditures)

Department		Account Description	Original Adopted Budget	Amendment Request	Budget After Amendment	Reasons for Amendment
RAP Tax	838300 - 426100	Special Projects	$ 350,000	$ 359,000	$ 709,000	Additional council approved expenditures at City parks and trails locations
Total Expense amendments (Special Revenue Fund)			**$ 350,000**	**$ 359,000**	**$ 709,000**	

INTERNAL SERVICE FUND (Revenues)

Fund Name	Account Description	Original Adopted Budget	Amendment Request	Budget After Amendment	Reasons for Amendment
Computer Replacement	Use of Fund Balance	$ 23,188	$ 7,000	$ 30,188	Revenue source to balance with budget amendment requests
Liability Insurance	Use of Fund Balance	$ 208,394	$ 145,000	$ 353,394	Revenue source to balance with budget amendment requests
Workers Compensation	Use of Fund Balance	$ 148,733	$ 300,000	$ 448,733	Revenue source to balance with budget amendment requests
Total Revenue amendments (Internal Service Fund)		**$ 380,315**	**$ 452,000**	**$ 832,315**	

INTERNAL SERVICE FUND (Expenditures)

Department		Account Description	Original Adopted Budget	Amendment Request	Budget After Amendment	Reasons for Amendment
Computer Replacement	616100 - 429200	Computer Software	$ 37,019	$ 4,000	$ 41,019	Renewal of virtual environment software costs on a multi-year basis to reduce overall costs
Computer Replacement	616100 - 429300	Computer Hardware	$ 55,730	$ 3,000	$ 58,730	New computer for recently hired replacement employee
Liability Insurance	636300 - 451100	Insurance & Surety Bonds	$ 100,000	$ 145,000	$ 245,000	Insurance premium renewals in excess of budget & additional for possible litigation costs
Workers Compensation	646400 - 451150	Liability Claims / Deductible	$ 160,000	$ 300,000	$ 460,000	Additional insurance obligation on work injuries sustained by a former employee
Total Expense amendments (Internal Service Fund)			**$ 352,749**	**$ 452,000**	**$ 804,749**	

City Council Staff Report

Subject: Interfund Loan–Capital Projects & Fiber Funds
Author: Tyson Beck, Finance Director
Department: Finance
Date: June 13, 2023

Background

Pursuant to the implementation of the agreement with UTOPIA, staff has determined a need for an advanced funding source to pay the agreed upon $5,191,000.00. To provide the most efficient and cost-effective funding source, staff recommends the establishment of an interfund loan between the Capital Projects Fund (as Lender) and the new Fiber Fund (as Borrower). The Capital Projects Fund has sufficient reserves to permit such a loan arrangement to be made without undue hardship on its operations.

This interfund loan would only be needed for approximately a month and a half until bond proceeds would be available to repay the loan at the end of July 2023.

Under State law found at Utah Code §10-6-132 et seq, interfund loans may be established after holding a public hearing (fulfilled as part of the FY2022-2023 budget amendment public hearing) on the matter and then by reducing key loan terms and conditions to writing for approval by the governing body.

Analysis

This interfund loan is recommended with the following terms and conditions:

Effective Date of the Loan:	June 15, 2023
Name of Loaning Fund:	Capital Projects Fund
Name of Borrowing Fund:	Fiber Fund
Amount of the Loan:	$5,191,000.00
Term and Repayment:	Through July 2023 when receipt of bond proceeds are anticipated
Interest Rate:	5.06% (May 2023 PTIF rate)
Interest Calculation Method:	Monthly
Procedure for Applying Interest:	Interest rate applied to outstanding principal balance and prior month's accrued interest
Procedure for Applying Payment:	Internal fund accounting procedures
Other Terms and Conditions:	No prepayment or early payoff penalties

An amortization schedule has been created and attached as Exhibit A to Resolution 2023-09, which is attached.

Department Review

This staff report has been reviewed by the City Manager.

Recommendation

Staff recommends the City Council establish an interfund loan between the Capital Projects Fund and Fiber Fund by approving Resolution 2023-09.

Significant Impacts

Establishes the interfund loan between funds and provides funds for the initial rollout payment of the new fiber optic network.

Attachments

- City Resolution 2023-09

BOUNTIFUL

MAYOR
Kendalyn Harris
CITY COUNCIL
Millie Segura Bahr
Jesse Bell
Kate Bradshaw
Richard Higginson
Cecilee Price-Huish

CITY MANAGER
Gary R. Hill

Bountiful City
Resolution No. 2023-09

A Resolution establishing and approving an Interfund Loan between the Bountiful City Capital Projects Fund (Lender) and the new Bountiful City Fiber Fund (Borrower). The Capital Projects Fund is classified as a government fund and the new Fiber Fund is an Enterprise Fund for budgeting and reporting purposes.

It is the Finding of the Bountiful City Council that:

1. The Bountiful City Council, through its elected officials and appointed officers, has entered into an agreement to install a fiber optic network to provide a new utility to its residents. As part of the agreement a payment of $5,191,000 will be made in June 2023 for existing fiber optic infrastructure and to compensate UTOPIA for construction materials and design costs. The new utility, to be reported in the newly created Fiber Fund, does not have any initial cash necessitating an interfund loan arrangement. The Capital Projects Fund will loan the initial payment amount until such time as bond funding will become available, and the Fiber Fund will promptly repay the interfund loan;

2. This loan was organized according to the Uniform Fiscal Procedures Act for Utah Cities (Utah Code §10-6-132 et seq);

3. This interfund loan is being considered as part of the amendments to the Fiscal Year 2022-2023 budget on June 13, 2023, according to the requirements of the Uniform Fiscal Procedures Act for Utah Cities Utah Code §10-6-132(5)(b);

4. The interfund loan, with its proposed terms and conditions, is set forth below;

Now, therefore, it is hereby resolved by the City Council of Bountiful, Utah:

Section 1.1. The City of Bountiful, Utah, through its elected officials and appointed officers, has reviewed the proposed interfund loan between the Capital Projects and Fiber Funds. This interfund loan has been duly considered and formulated according to the Uniform Fiscal Procedures Act for Utah Cities and other applicable State and Federal law. It is now desirable and necessary to formally adopt this interfund loan.

Section 1.2. The City, desiring to provide a funding source and mechanism to support the fiber optic utility within the Fiber Fund establishes an interfund loan between the Capital Projects Fund (Lender) and Fiber Fund (Borrower) with the following terms and conditions:

Effective Date of Loan forgiveness:	June 15, 2023
Name of Loaning Fund:	Bountiful City Capital Projects
Name of Borrowing Fund:	Bountiful City Fiber Fund
Amount of the Loan:	$5,191,000.00
Term and Repayment:	Through July 2023 when receipt of bond proceeds are anticipated
Interest Rate:	5.06% (May 2023 PTIF rate)
Interest Calculation Method:	Monthly
Procedure for Applying Interest:	Interest rate applied to outstanding principal balance and prior month's accrued interest
Procedure for Applying Payment:	Internal fund accounting procedures
Other Terms and Conditions:	No prepayment or early payoff penalties

Section 2. This interfund loan interest and anticipated repayment are calculated as specified in Exhibit A, which agrees with details outlined in Section 1.2 of this resolution.

Section 3. This Resolution shall take effect immediately upon passage.

Adopted by the City Council of Bountiful, Utah, this 13th day of June, 2023.

_____
Kendalyn Harris, Mayor

ATTEST:

_____
Shawna Andrus, City Recorder

EXHIBIT A

Interfund Loan Amortization Schedule

6/15/2023 Anticipated Origination	
Original Balance	$5,191,000
Down Payment	-
Total Financed Amount	**$5,191,000**
Rate (Annual/Fixed)	5.06%
Payments Per Year	12
Loan Period (Months)	1.5
Loan Origination Date	15-Jun-23
1st P&I Payment Date	31-Jul-23
7/31/2023 Payment	**$5,223,879.23**

Pmt #	Due Date	**P&I Payment**	Principal	Interest	Additional Principal	New Balance
-						$5,191,000.00
	30-Jun-23	-	-	$10,944.36	-	$5,201,944.36
1	31-Jul-23	$5,223,879.23	$5,201,944.36	$21,934.87	$0.00	($0.00)
		$5,223,879.23	**$5,201,944.36**	**$32,879.22**		

City Council Staff Report

Subject: 2023 Mueller Park Structures – Bridges 2 and 3
Author: Todd Christensen, Assistant City Engineer
Department: Engineering
Date: June 13, 2023

Background
To accomplish the goals indicated in the Bountiful City Trails Master Plan, the Trails Implementation Plan lists projects in order of priority. Both trails and trail bridge projects are listed in the Trails Implementation Plan. Three of the bridges are planned in the Mueller Park area; all three of these are high priority bridges. Bridges 2 and 3 are listed as "Elephant/Traverse Bridge" and "Kenny Connect Bridge" respectively in the current version of the Trails Implementation Plan. Bridge 2 is a 53' bridge and Bridge 3 is a 60' bridge. Both bridges are to have railings and will be made of Fiberglass Reinforced Polymer, like the King's Crossing bridge which was placed last fall in Holbrook Canyon. Both bridges will provide a crossing over Mill Creek.

Analysis
Since the bridges are to be constructed on property managed by the US Forest Service, planning and design work was coordinated closely with US Forest Service personnel. The Forest Service Regional Office staff were very responsive in reviewing plans and offering comments for the bridge projects. The scope of the work includes both procuring and installing the bridges.

The Engineering Department solicited bids to get a contractor for this project. Three bids were submitted. The bids came in as follows:

Contractor	Bid Total
Northend Builders	$354,319.06
Clear GC, LLC	$389,158.00
Bowen Construction	$990,000.00

Note: Engineer's Estimate was $370,000

We have not worked with Northend Builders in the past. Northend provided information about similar work experience and provided references. The references were contacted and gave positive feedback about the abilities and quality workmanship of Northend Builders.

Department Review
This proposal has been reviewed by the City Engineer.

Significant Impacts
The costs for this project will be paid using trails bond funds.

Recommendation

Staff recommends that the City Council accept the bid from Northend Builders to build the 2023 Mueller Park Structures – Bridges 2&3 project for $354,319.06.

Attachments

Figure 1: Project Location
Figure 2: Photo Looking Westerly at Bridge #2 Site
Figure 3: Photo Looking Southwesterly at Bridge #3 Site
Figure 4: Typical Fiberglass Reinforced Polymer Bridge Drawing

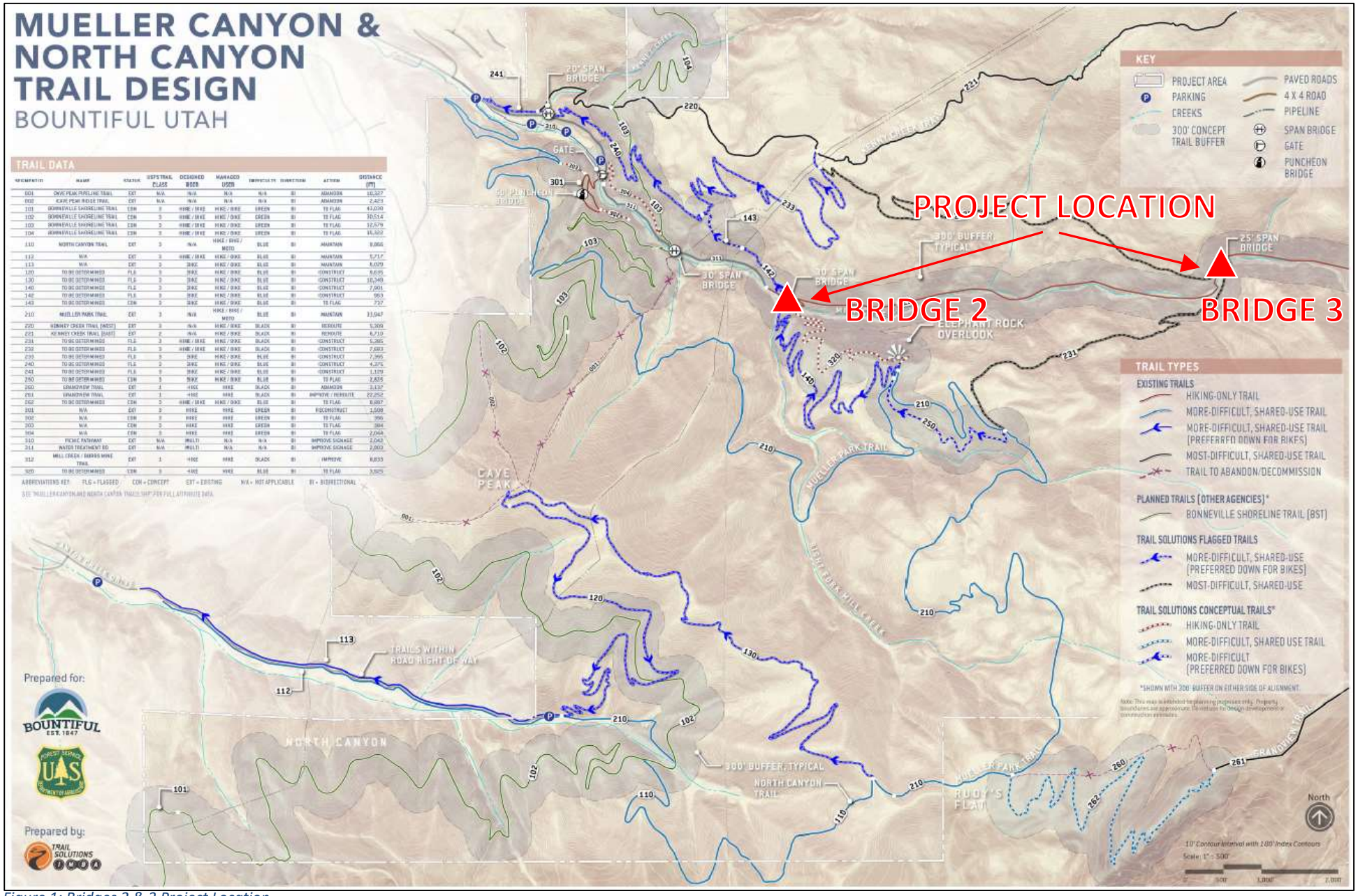

Figure 1: Bridges 2 & 3 Project Location

Figure 2: Photo Looking Westerly at Bridge #2 Site with Approximate Bridge Deck Highlighted

Figure 3: Photo Looking Southwesterly at Bridge #3 Site with Approximate Bridge Deck Highlighted

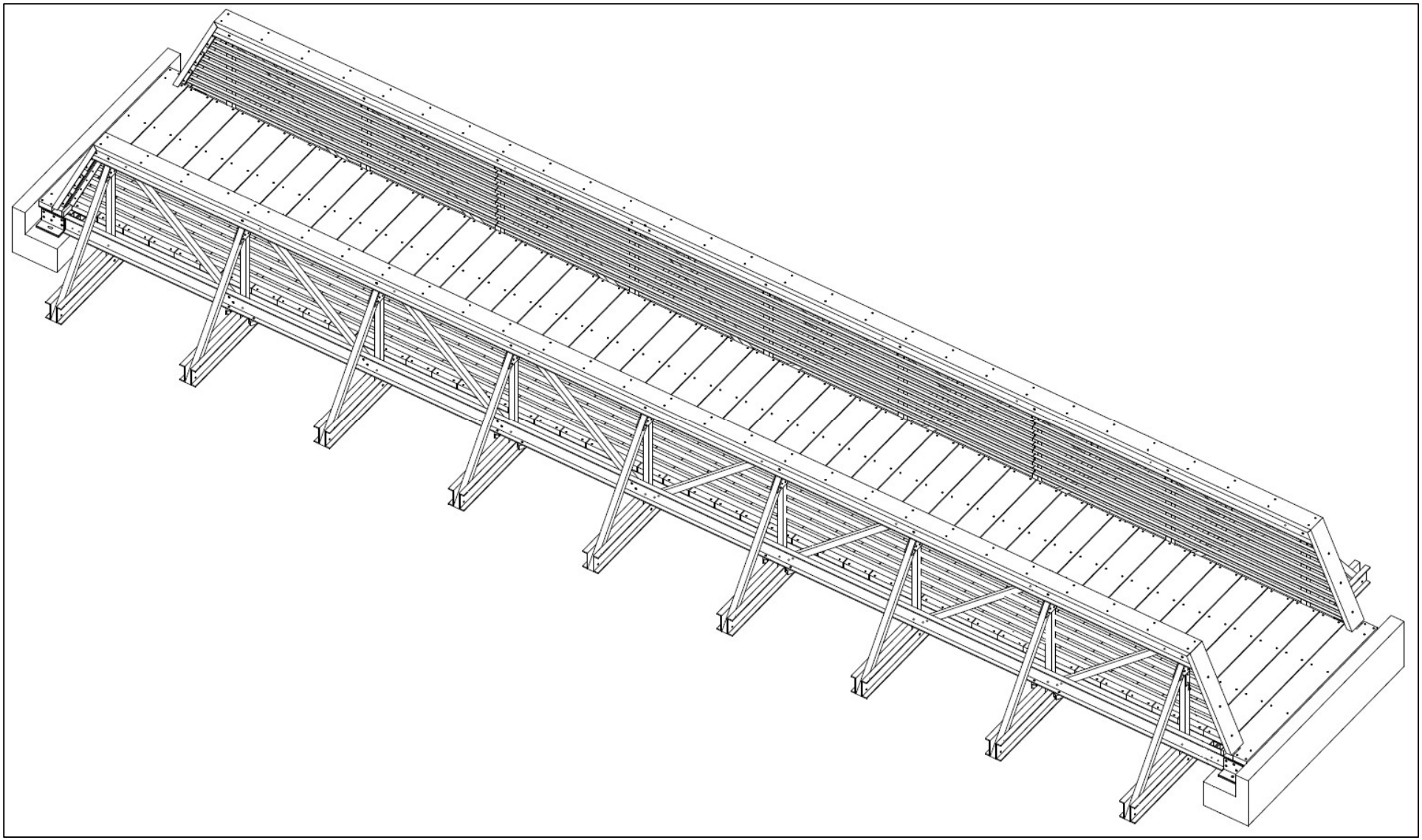

Figure 4: Typical Fiberglass Reinforced Polymer Bridge Drawing

City Council Staff Report

Subject: 2023 Water Line Contract
Author: Lloyd Cheney, City Engineer
Department: Engineering, Water
Date: June 13, 2023

Background

Each year, the City contracts to install culinary water lines for replacements and upgrades to the culinary water system. This work also includes the installation of culinary mains in new developments. This contract includes the following projects:

- Replacement of the existing water lines in the Twin Hollows neighborhood (located at approximately 1150 N and 950 E).
- Replacement of the existing water line in 650 E, 200 N and 750 E (just north of Center St, between 600 E and 800 E).
- Replacement of existing water lines in Mill Street (Orchard Dr to Davis Blvd), 650 E and 750 E (Mill St to 700 S).
- We also anticipate assigning additional development and replacement projects to this contract.

The contract includes a schedule of values which can be used for development projects such as commercial buildings or subdivisions which may receive future approval, and an extension clause which would allow the Contractor to continue the same type of work for two additional years.

Because of the sensitive nature of working on the culinary water system, installation of water systems for new development and replacement work is closely managed by the Engineering Department and the Water Department.

Analysis

Proposals were received from 4 contractors, 3 of which have submitted bid for this contract and performed work in prior years. The lowest price proposal was received from M.C. Green & Sons of North Salt Lake, UT. A summary of the bids is shown below:

Engineer's Estimate	$2,204,465.02
M.C. Green & Sons	$2,641,340.05
Newman Construction	$2,800,000.00
Ormond Construction	$2,966,194.68
Johnson Excavating	$4,929,294.00

M.C. Green has been awarded numerous contracted projects (street reconstruction, storm drain installation, culinary water replacement, etc.) for the City over the past 3 decades. Staff is very aware and confident in their ability to complete the anticipated projects. M.C. Green is very familiar with staff members of the Water and Engineering Departments, having had opportunities to interact and coordinate work on the Eagle Ridge Drive project.

Also included in the Engineering Department's evaluation of pricing for this contract is a comparison to past pricing. Prices for specific items which make up the larger quantities of individual materials used in the 2020 and 2022 construction season were selected for comparison, as shown in the following table:

Item	2020	2022	% 20-22	2023	% 22-23
6" PVC Water Line	$30.40/ft	$62.00/ft	204%	$95.25/ft	153%
8" PVC Water Line	$33.00/ft	$74.00/ft	224%	$103.68/ft	140%
Fire Hydrant Assembly	$5,700.00	$8,695.00	152%	$8,895.18	102%
1" Culinary Service	$1,300.00	$4,115.00	317%	$2,978.71	72%
2" Culinary Service	$2,755.00	$8,170.00	296%	$7,597.14	93%
6" Pressure Reducing Station	$17,500.00	$32,400.00	185%	$36,521.79	112%
8" Pressure Reducing Station	$21,000.00	$42,000.00	200%	$42,634.16	101%
Backfill Material	$17.00/ton	$21.00/ton	124%	$23.46/ton	111%

Pricing continues to increase, although at a lower rate than the previous contract bid pricing. Material availability has stabilized, but has not returned to pre-pandemic levels.

Department Review

This report has been reviewed by the City Engineer and the Water Department Director.

Significant Impacts

The FY23-24 Water Dept. Capital Expense – Water Mains budget has allocated $1,300,000 for water line replacement projects. The Department's Long Term Capital Plan identifies $2,260,000 for similar projects in the upcoming FY24-25 budget year. Because these amounts are key components to the Water Dept's 40 yr maintenance plan, project expenses will be managed to fit within the planned expenditure levels. It is anticipated that the planned work under this contract will likely extend across two budget years, the Water Dept. does not anticipate spending more than the combined total of $3.5 million dollars for replacement work, including contracted work and those projects installed by Water Dept. crews by the end of FY24-25.

Recommendation

- Accept the proposal of M.C. Green & Sons, Inc. and award the contract for the 2023 Water Line Projects at the unit prices submitted in the proposal.

Attachments

Bid Tabulation

Bountiful City Corporation
2023 Water Line Projects
Bid Tab

Schedule 1: Random Locations				ENGINEER'S ESTIMATE 17-May-23		M.C. Green		Newman		Ormond		Johnson	
Item	Unit	Qty	Description	Unit Price	Amount	Unit Price	Amount	Unit Price	Amount	Unit Price	Amount	Unit Price	Amount
1	Lft	200	4" C-900 PVC Pipe (DR 18)	63.00	12,600.00	100.80	20,160.00	69.00	13,800.00	107.19	21,438.00	212.00	42,400.00
2	Lft	1,000	6" C-900 PVC Pipe (DR 18)	76.14	76,140.00	92.59	92,590.00	75.00	75,000.00	119.39	119,390.00	180.00	180,000.00
3	Lft	1,000	8" C-900 PVC Pipe (DR 18)	85.86	85,860.00	104.12	104,120.00	88.00	88,000.00	133.03	133,030.00	202.00	202,000.00
4	Lft	1,000	10" C-900 PVC Pipe (DR 18)	89.10	89,100.00	117.76	117,760.00	103.00	103,000.00	149.03	149,030.00	223.00	223,000.00
5	Lft	1,000	12" C-900 PVC Pipe (DR 18)	93.96	93,960.00	134.36	134,360.00	126.00	126,000.00	168.14	168,140.00	254.00	254,000.00
6	Ea	3	6" Tapping Tee and Valve	4,488.00	13,464.00	4,717.42	14,152.26	5,700.00	17,100.00	3,323.31	9,969.93	8,063.00	24,189.00
7	Ea	3	8" Tapping Tee and Valve	5,148.00	15,444.00	5,692.53	17,077.59	7,000.00	21,000.00	4,264.37	12,793.11	9,885.00	29,655.00
8	Ea	3	4" Tee	1,152.00	3,456.00	1,706.74	5,120.22	1,400.00	4,200.00	840.54	2,521.62	1,581.00	4,743.00
9	Ea	5	6" Tee	1,400.00	7,000.00	1,881.80	9,409.00	1,950.00	9,750.00	1,099.96	5,499.80	1,779.00	8,895.00
10	Ea	5	8" Tee	1,750.00	8,750.00	2,152.33	10,761.65	2,625.00	13,125.00	1,550.78	7,753.90	2,266.00	11,330.00
11	Ea	5	10" Tee	2,350.00	11,750.00	2,519.38	12,596.90	3,200.00	16,000.00	2,291.18	11,455.90	2,746.00	13,730.00
12	Ea	3	12" Tee	2,900.00	8,700.00	2,986.19	8,958.57	3,950.00	11,850.00	3,873.04	11,619.12	3,392.00	10,176.00
13	Ea	2	8" Cross	2,016.00	4,032.00	2,310.86	4,621.72	3,450.00	6,900.00	1,754.51	3,509.02	2,543.00	5,086.00
14	Ea	3	4" Fitting	780.00	2,340.00	1,088.85	3,266.55	1,250.00	3,750.00	653.19	1,959.57	1,262.00	3,786.00
15	Ea	5	6" Fitting	1,014.00	5,070.00	1,198.25	5,991.25	1,350.00	6,750.00	826.14	4,130.70	1,475.00	7,375.00
16	Ea	5	8" Fitting	1,152.00	5,760.00	1,371.96	6,859.80	1,850.00	9,250.00	1,137.02	5,685.10	1,786.00	8,930.00
17	Ea	5	10" Fitting	1,794.00	8,970.00	1,666.51	8,332.55	2,250.00	11,250.00	1,661.62	8,308.10	2,212.00	11,060.00
18	Ea	3	12" Fitting	2,001.00	6,003.00	1,974.07	5,922.21	2,900.00	8,700.00	2,051.77	6,155.31	2,592.00	7,776.00
19	Ea	3	4" Gate Valve	2,208.00	6,624.00	2,058.14	6,174.42	2,550.00	7,650.00	1,717.33	5,151.99	3,070.00	9,210.00
20	Ea	5	6" Gate Valve	2,484.00	12,420.00	2,359.70	11,798.50	2,875.00	14,375.00	2,073.09	10,365.45	3,461.00	17,305.00
21	Ea	5	8" Gate Valve	3,024.00	15,120.00	3,194.82	15,974.10	3,850.00	19,250.00	3,009.43	15,047.15	4,590.00	22,950.00
22	Ea	5	10" Gate Valve	4,116.00	20,580.00	4,445.66	22,228.30	5,300.00	26,500.00	4,439.26	22,196.30	6,200.00	31,000.00
23	Ea	3	12" Gate Valve	4,950.00	14,850.00	5,424.54	16,273.62	6,450.00	19,350.00	5,465.23	16,395.69	7,409.00	22,227.00
24	Ea	5	Bountiful Standard FH Assembly	9,936.00	49,680.00	8,895.18	44,475.90	11,550.00	57,750.00	8,995.03	44,975.15	14,100.00	70,500.00
25	Ea	10	Transfer Service Lateral	1,242.00	12,420.00	1,645.54	16,455.40	1,825.00	18,250.00	1,024.63	10,246.30	3,823.00	38,230.00
26	Ea	10	Replace Service Lateral to Exist. Meter	1,794.00	17,940.00	2,354.52	23,545.20	2,050.00	20,500.00	2,197.14	21,971.40	6,223.00	62,230.00
27	Ea	10	New 1" Culinary Service	2,916.00	29,160.00	2,978.71	29,787.10	4,400.00	44,000.00	3,470.60	34,706.00	7,938.00	79,380.00
28	Ea	2	New 2" Culinary Service	5,022.00	10,044.00	7,597.14	15,194.28	11,900.00	23,800.00	10,827.99	21,655.98	21,365.00	42,730.00
29	Ea	5	Connect to Exist. Main	2,958.00	14,790.00	3,142.50	15,712.50	2,300.00	11,500.00	2,342.47	11,712.35	5,000.00	25,000.00
30	Ea	1	6" PRV with vault	40,500.00	40,500.00	36,521.79	36,521.79	45,626.00	45,626.00	76,064.52	76,064.52	69,825.00	69,825.00
31	Ea	1	8" PRV with vault	48,300.00	48,300.00	42,634.16	42,634.16	48,500.00	48,500.00	87,344.52	87,344.52	71,420.00	71,420.00
32	Ton	1,000	Granular Backfill	23.46	23,460.00	18.46	18,460.00	26.50	26,500.00	30.43	30,430.00	72.00	72,000.00
			SubTotal		774,287.00		897,295.54		928,976.00		1,090,651.98		1,682,138.00

Schedule 2: Mill Street and Bali Hai Subdivision				ENGINEER'S ESTIMATE 17-May-23		M.C. Green		Newman		Ormond		Johnson	
Item	Unit	Qty	Description	Unit Price	Amount	Unit Price	Amount	Unit Price	Amount	Unit Price	Amount	Unit Price	Amount
1	Lft	639	6" C-900 PVC Pipe (DR 18)	76.14	48,653.46	95.25	60,864.75	106.00	67,734.00	119.58	76,411.62	169.00	107,991.00
2	Lft	5,253	8" C-900 PVC Pipe (DR 18)	85.86	451,022.58	103.68	544,631.04	107.00	562,071.00	119.36	626,998.08	183.00	961,299.00
3	Ea	13	8" Tee	1,750.00	22,750.00	2,065.48	26,851.24	2,525.00	32,825.00	1,463.71	19,028.23	2,266.00	29,458.00
4	Ea	20	6" Fitting	1,014.00	20,280.00	1,154.99	23,099.80	1,300.00	26,000.00	829.42	16,588.40	1,475.00	29,500.00
5	Ea	12	8" Fitting	1,152.00	13,824.00	1,281.45	15,377.40	1,980.00	23,760.00	1,073.97	12,887.64	1,786.00	21,432.00
6	Ea	3	6" Gate Valve	2,484.00	7,452.00	2,296.62	6,889.86	2,780.00	8,340.00	2,556.29	7,668.87	3,461.00	10,383.00
7	Ea	11	8" Gate Valve	3,024.00	33,264.00	3,182.34	35,005.74	3,850.00	42,350.00	2,584.60	28,430.60	4,590.00	50,490.00
8	Ea	8	Bountiful Standard FH Assembly	9,936.00	79,488.00	8,895.18	71,161.44	11,500.00	92,000.00	8,581.26	68,650.08	13,581.00	108,648.00
9	Ea	39	Repl. Service Lateral to Exist. Meter (Short)	1,650.00	64,350.00	2,307.89	90,007.71	1,790.00	69,810.00	1,979.78	77,211.42	4,780.00	186,420.00
10	Ea	38	Repl. Service Lateral to Exist. Meter (Long)	1,794.00	68,172.00	2,502.37	95,090.06	2,100.00	79,800.00	2,410.15	91,585.70	6,223.00	236,474.00
11	Ea	12	Connect to Exist. Main	2,958.00	35,496.00	2,544.42	30,533.04	2,100.00	25,200.00	2,158.93	25,907.16	4,067.00	48,804.00
12	Ea	2	Replace Existing 8" Pressure Reducing Valve	9,000.00	18,000.00	40,765.98	81,531.96	54,000.00	108,000.00	26,397.58	52,795.16	42,055.00	84,110.00
13	Ton	3,654	Granular Backfill	23.46	85,722.84	18.46	67,452.84	26.50	96,831.00	30.43	111,191.22	72.00	263,088.00
			SubTotal		948,474.88		1,148,496.88		1,234,721.00		1,215,354.18		2,138,097.00

Schedule 3: 650 E and 200 N				ENGINEER'S ESTIMATE 17-May-23		M.C. Green		Newman		Ormond		Johnson	
Item	Unit	Qty	Description	Unit Price	Amount	Unit Price	Amount	Unit Price	Amount	Unit Price	Amount	Unit Price	Amount
1	Lft	31	6" C-900 PVC Pipe (DR 18)	76.14	2,360.34	229.51	7,114.81	162.00	5,022.00	124.97	3,874.07	178.00	5,518.00
2	Lft	1,569	8" C-900 PVC Pipe (DR 18)	85.86	134,714.34	102.91	161,465.79	108.00	169,452.00	133.26	209,084.94	174.00	273,006.00
3	Ea	6	8" Fitting	1,152.00	6,912.00	1,286.68	7,720.08	1,890.00	11,340.00	1,100.46	6,602.76	1,786.00	10,716.00
4	Ea	2	8" Gate Valve	3,024.00	6,048.00	3,194.82	6,389.64	3,850.00	7,700.00	2,786.21	5,572.42	4,590.00	9,180.00
5	Ea	3	Bountiful Standard FH Assembly	9,936.00	29,808.00	8,895.18	26,685.54	11,500.00	34,500.00	8,636.93	25,910.79	13,568.00	40,704.00
6	Ea	14	Repl. Service Lateral to Exist. Meter (Short)	1,650.00	23,100.00	2,333.45	32,668.30	1,790.00	25,060.00	1,979.79	27,717.06	4,780.00	66,920.00
7	Ea	21	Repl. Service Lateral to Exist. Meter (Long)	1,794.00	37,674.00	2,468.97	51,848.37	2,100.00	44,100.00	2,412.93	50,671.53	6,223.00	130,683.00
8	Ea	2	Connect to Exist. Main	2,958.00	5,916.00	4,396.55	8,793.10	2,100.00	4,200.00	2,542.60	5,085.20	4,067.00	8,134.00
9	Ea	1	Replace Existing 8" Pressure Reducing Valve	9,000.00	9,000.00	50,106.86	50,106.86	55,000.00	55,000.00	26,397.58	26,397.58	42,055.00	42,055.00
10	Ton	992	Granular Backfill	23.46	23,272.32	18.46	18,312.32	26.50	26,288.00	30.43	30,186.56	72.00	71,424.00
			SubTotal		278,805.00		371,104.81		382,662.00		391,102.91		658,340.00

Schedule 4: Twin Hollows Subdivision				ENGINEER'S ESTIMATE 17-May-23		M.C. Green		Newman		Ormond		Johnson	
Item	Unit	Qty	Description	Unit Price	Amount	Unit Price	Amount	Unit Price	Amount	Unit Price	Amount	Unit Price	Amount
1	Lft	79	6" C-900 PVC Pipe (DR 18)	76.14	6,015.06	141.90	11,210.10	141.00	11,139.00	119.30	9,424.70	140.00	11,060.00
2	Lft	1,104	8" C-900 PVC Pipe (DR 18)	85.86	94,789.44	91.47	100,982.88	109.00	120,336.00	133.52	147,406.08	184.00	203,136.00
3	Ea	1	8" Tee	1,750.00	1,750.00	2,152.33	2,152.33	2,625.00	2,625.00	2,005.00	2,005.00	2,266.00	2,266.00
4	Ea	2	6" Fitting	1,014.00	2,028.00	1,157.38	2,314.76	1,350.00	2,700.00	606.84	1,213.68	1,475.00	2,950.00
5	Ea	8	8" Fitting	1,152.00	9,216.00	1,295.20	10,361.60	1,800.00	14,400.00	1,087.53	8,700.24	1,786.00	14,288.00
6	Ea	1	8" Gate Valve	3,024.00	3,024.00	3,194.82	3,194.82	3,850.00	3,850.00	3,030.57	3,030.57	4,590.00	4,590.00
7	Ea	3	Bountiful Standard FH Assembly	9,936.00	29,808.00	8,895.18	26,685.54	11,500.00	34,500.00	8,876.61	26,629.83	13,568.00	40,704.00
8	Ea	11	Repl. Service Lateral to Exist. Meter (Short)	1,650.00	18,150.00	2,288.60	25,174.60	1,790.00	19,690.00	1,982.36	21,805.96	4,780.00	52,580.00
9	Ea	10	Repl. Service Lateral to Exist. Meter (Long)	1,794.00	17,940.00	2,422.75	24,227.50	2,100.00	21,000.00	2,416.13	24,161.30	6,223.00	62,230.00
10	LS	1	Connect to Exist. Main	2,958.00	2,958.00	4,589.05	4,589.05	3,950.00	3,950.00	2,372.63	2,372.63	4,067.00	4,067.00
11	SqFt	734	Granular Backfill	23.46	17,219.64	18.46	13,549.64	26.50	19,451.00	30.43	22,335.62	72.00	52,848.00
			SubTotal		202,898.14		224,442.82		253,641.00		269,085.61		450,719.00
			Total		2,204,465.02		2,641,340.05		2,800,000.00		2,966,194.68		4,929,294.00

City Council Staff Report

Subject: Deseret First Planned Unit Development Plat Extension Modification
Author: Francisco Astorga, AICP, Planning Director and Lloyd Cheney, PE, City Engineer
Date: June 13, 2023

Background
On December 14, 2021, the City Council approved a Planned Unit Development (PUD) Plat located at 260/262 North 500 West. The purpose of the Plat was to separate the existing credit union, towards the front, and a proposed building, towards the rear which proposed five (5) indoor vehicle storage units. The Council staff report is found here.

Land Use Code § 14-20-204(J) indicates that: *A subdivision which has been granted final approval by the City Council must be delivered to the office of the Davis County Recorder for recording within one year of the date of approval unless extended by the City Council, for good cause shown, for an additional period of time of up to one (1) year. If it is not so delivered within one year or within any additional period of time approved by the City Council, the approval shall expire. The subdivision must thereafter be re-submitted as if it had never previously been considered.*

On December 13, 2022, the City Council approved a six-month extension, as requested by the property owner. The Council staff report is found here.

At this time, the property owner requests to amend the provided six-month extension to the full one (1) year extension. The extension is requested due to a boundary line overlap issue involving the property to the south (The Mattress Firm location). The owner reports that they are close to having this resolved.

Analysis
At this time the property owner reports that they will not be able to meet their current deadline of June 14, 2023. Staff recommends providing the full extension with an updated deadline of December 14, 2023.

Department Review
This staff report was written by the Planning Director/City Engineer and reviewed by the City Attorney and City Manager.

Significant Impacts
There are no any significant impacts related to the extension as there are no substantial changes to the Land Use Code that would affect the approval or the full one-year extension.

Recommendation
Provide the full one (1) year extension to the approved PUD Plat expiring on December 14, 2023. If the applicant does not record the PUD Plat by December 14, 2023, the plat approval is null and void.

Attachments
None.