



**NOTICE OF MEETING
OF THE
PLEASANT GROVE CITY COUNCIL**

Notice is hereby given that the Pleasant Grove City Council will hold a **Work Session meeting at 4:30 p.m.** prior to the regular **meeting on Tuesday, May 21, 2024**, in the Community Room 108 S 100 E, **at 6:00 p.m.** This is a public meeting and anyone interested is invited to attend. Work Sessions are not designed to hear public comment or take official action.

Please Note: A Local Building Authority (LBA) Meeting will be held following the regular City Council Meeting.

AGENDA

4:30 P.M. WORK SESSION

- a. Recognize the Pleasant Grove Fire Department for Exceptional Service
- b. Cook Family Park Entry Sign Discussion
- c. Center Stage Agreement Discussion
- d. Staff Business

6:00 P.M. REGULAR CITY COUNCIL

1. CALL TO ORDER

2. PLEDGE OF ALLEGIANCE

3. OPENING REMARKS

4. APPROVAL OF MEETING AGENDA

5. OPEN SESSION

- 6. CONSENT ITEMS:** (Consent items are only those which have been discussed beforehand, are non-controversial and do not require further discussion)
- a. City Council Minutes:
 - City Council Minutes for the April 9, 2024 meeting.
 - City Council Minutes for the April 23, 2024 meeting.
 - City Council Minutes for the April 30, 2024 Special meeting.
 - b. To consider for approval Payment No. 6 to Hydrovak Excavation for the Pressurized Irrigation Meters Installation Project.
 - c. To consider for approval Contract Change Order No. 1 to J. Lyne Roberts and Sons, Inc for the BLVD Well Facilities Project.
 - d. To consider for approval Contract Change Order No. 1 to Kilgore Contracting for the Nathaniel Drive Waterline and Roadway Improvements.

- e. To consider for approval Payment No. 8 to Staker Parson Materials and Construction, A CRH Company for the Pleasant Grove 2600 North Roadway Improvements project.
- f. To consider approval of Payment Report for May 2, 2024, May 8, 2024, and May 16, 2024.

PLEASE NOTE: THE ORDER OF THE FOLLOWING ITEMS MAY BE SUBJECT TO CHANGE.

7. BOARD, COMMISSION, COMMITTEE APPOINTMENTS: None Scheduled

8. PRESENTATIONS:

A. PRESENTATION OF STRAWBERRY DAYS ROYALTY

9. PUBLIC HEARING ITEMS:

- A. Public Hearing to consider for adoption a Resolution (2024-022) adjusting and amending the revenues and expenditures of the Fiscal Year 2024 budget and providing an effective date. *Presenter: Director Roy***
- B. Public Hearing to consider for adoption Ordinance (2024-12) amending the Official Zoning Map of Pleasant Grove City, rezoning approximately .23 acres of property located at approximately 1330 N 100 E from the R-R (Rural Residential) zone to the R1-10 (Single Family Residential) zone, Ralph Van Der Beek is the applicant. *Presenter: Director Cardenas***

10. ACTION ITEMS READY FOR VOTE:

- A. To consider for adoption a Resolution (2024-23) Authorizing the Mayor to sign a Public Utility Easement (PUE) in favor of Rocky Mountain Power for the Boulevard Well Project on Property located at approximately 150 South and 2000 West in Pleasant Grove, Utah County, Utah County, Utah. *Presenter: Director Winterton***
- B. To consider for adoption a Resolution (2024-24) Authorizing the Mayor to sign an agreement with LC Reserve One, LLC, Valley Grove Exchange 1, LLC**
- C. To consider the request of St. John’s Properties for a 4-lot and 2-parcel preliminary subdivision plat, called Valley Grove Business Park Plat ‘P’. This subdivision is approximately 40.02 acres in size and is located on property identified with Parcel #14:054:0162 and bounded by Valley Grove Way, Proctor Lane, I-15, and Pleasant Grove Boulevard, in The Grove Zone – Interchange Subdistrict. *Presenter: Director Cardenas***
- D. To consider request of Sequoia Development for a commercial site plan for a hotel, located on property identified with Parcel #14:054:0162 and bounded by Valley Grove Way, Proctor Lane, I-15, and Pleasant Grove Boulevard, in The Grove Zone – Interchange Subdistrict. *Presenter: Director Cardenas***

11. ITEMS FOR DISCUSSION:

- A. Continued Items from the Work Session if needed.**

12. REVIEW AND DISCUSSION OF THE JUNE 25, 2024, CITY COUNCIL MEETING AGENDA.

13. MAYOR AND COUNCIL BUSINESS.

14. SIGNING OF PLATS.

15. REVIEW CALENDAR.

16. ADJOURN.

CERTIFICATE OF POSTING:

I certify that the above notice and agenda were posted in three public places within Pleasant Grove City limits and on the State (<http://pmn.utah.gov>) and City (www.plgrove.org) websites.

Posted by: /s/ Wendy Thorpe, City Recorder

Date: May 17, 2024

Time: 11:00 a.m.

Place: City Hall, Library and Community Room 108 S 100 E.

*Note: In accordance with the Americans with Disabilities Act, Pleasant Grove City will make reasonable accommodation for participation in the meeting. Request assistance by contacting Pleasant Grove City at (801) 785-5045, at least 48 hours prior to the meeting.

RESOLUTION NO. 2024-022

A RESOLUTION OF THE CITY COUNCIL OF PLEASANT GROVE CITY, UTAH COUNTY, UTAH, ADJUSTING AND AMENDING THE ACTUAL AND ANTICIPATED EXPENDITURES FOR FISCAL YEAR 2023/2024; AND PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, notice of a Public Hearing, as required by law, to consider adjusting and amending the revenues and expenditures of the 2023/2024 Fiscal Year Budget, was published on the Utah Public Notice Website (utah.gov/pmn/index.html); and

WHEREAS, the Pleasant Grove City Council held a duly noticed Public Hearing on August 1, 2023 to adopt the 2023/2024 budget; and

WHEREAS, State law requires amendments to the current year's budget be made no later than June 30 of each year; and

WHEREAS, it has become necessary to amend the FY 2023/2024 budget to reflect actual and anticipated capital expenditures in the Capital Improvement Fund in the amount of \$850,000 with the funding source being a transfer from the General Fund Balance, this amount is based on revenue over expenditures from FY2023; and

WHEREAS, it has become necessary to amend the FY 2023/2024 budget to reflect actual and anticipated personnel expenditures in the General Fund for unforeseen personnel expenses in the amount of \$50,000 with the funding source being an appropriation of General Fund Balance; and

WHEREAS, it has become necessary to amend the FY 2023/2024 budget to reflect actual and anticipated operational expenditures in the General Fund for unforeseen vehicle and fuel expenses in the amount of \$75,000 with the funding source being an appropriation of General Fund Balance; and

WHEREAS, it has become necessary to amend the FY 2023/2024 budget to reflect actual and anticipated operational expenditures in the General Fund for unforeseen expenses related to the City's participation in the North Valley Animal Shelter in the amount of \$25,082 with the funding source being an appropriation of General Fund Balance; and

WHEREAS, pursuant to the requirements of state law, the City Council held a duly noticed public hearing on May 21, 2024 to adopt the amended 2023/2024 budget; and

WHEREAS, the Council finds that it has satisfied all legal requirements to amend the budget, and hereby determines that certain amendments to the 2023/2024 Fiscal Year Budget are necessary; and

WHEREAS, the Pleasant Grove City Council has considered input from staff and the public; and

WHEREAS, the Pleasant Grove City Council finds that it is in the best interests and benefits the general welfare of the citizens of Pleasant Grove to make these recommended amendments to the 2023/2024 Fiscal Year Budget.

NOW, THEREFORE, BE IT RESOLVED by the City Council of Pleasant Grove City, Utah County, State of Utah, that the adjustments and amendments to the revenues and expenditures for Fiscal Year 2023/2024 are hereby adopted as stated and the 2023/2024 Fiscal Year Budget is hereby amended to reflect those amendments.

PASSED AND ADOPTED by the City Council of Pleasant Grove City, Utah this 21st day of May 2024.

Guy L. Fugal, Mayor

ATTEST:

Wendy Thorpe, MMC
City Recorder

(SEAL)

Motion: Council Member _____

Second: Council Member _____

<u>ROLL CALL</u>	<u>Yea</u>	<u>Nay</u>	<u>Abstain</u>
Mayor Guy L. Fugal	_____	_____	_____
Dianna Andersen	_____	_____	_____
Steve Rogers	_____	_____	_____
Eric Jensen	_____	_____	_____
Cyd LeMone	_____	_____	_____
Todd Williams	_____	_____	_____

City Council Staff Report

May 21, 2024

REZONE

REQUEST	Request for a zone change from the RR (Rural Residential) Zone to the R1-10 (Single Family Residential) Zone.	
APPLICANT	Ralph Van Der Beek for Jill Bigelow	
GENERAL PLAN	Single-Family Residential (Low Density)	
ADDRESS	1330 N 100 E	
STAFF RECOMMENDATION	Approve the proposed zone change	
ATTACHMENTS	Aerial Map	4
	Zoning Map	5
	General Plan Designation	6

Background

The subject property is a long, narrow section of land that runs alongside 1280 North and fronts onto 100 East. The applicant has been subdividing and rezoning sections of this land piece by piece: the last time this property was rezoned and subdivided was December 2021 for the rezone and January 2022 for the subdivision. This time, the applicant is sectioning off a new piece of land adjacent to 100 East and is proposing to rezone it from the RR (Rural Residential) Zone to the R1-10 (Single-Family Residential) Zone.

The applicant intends to subdivide their property into three new lots: a normal lot and a flag lot that both face 100 East, and then the remaining land will front 1280 North. The section of land to be rezoned will be the normal interior lot with direct access to 100 East, being 10,012 square feet (0.23 acres). The flag lot as well as the rest of the property will remain in the RR Zone.

All surrounding lots are in the R1-10 Zone, with a few remnants of RR-Zoned properties located across 100 East and south of 1280 North.

Analysis

Intent Statements:

The intent of the current RR Zone is "...to provide areas on the fringes of the corporate area of the city where residential uses may be harmoniously integrated with incidental agricultural pursuits. This zone

is intended to allow the keeping of farm animals and fowl in conjunction with single-family dwelling units to an extent consistent with said development, and in proportion to the amount of land area provided for this purpose. It is intended, at the same time, to retain land in parcels large enough to provide efficient and attractive development as urban uses extend in an orderly manner into these areas. The R-R zone is also intended to accommodate residential developments which are oriented to an equestrian lifestyle. This would allow the design of a residential community which could contain noncommercial stables, training areas and equestrian trails as an integral part of the development.”

The intent of the proposed R-1 (Single-Family) Zone is “...to provide areas for the encouragement and promotion of an environment for all socioeconomic levels of family life by providing for the establishment of one-family detached dwellings on individual lots, or single-family dwellings in a planned residential development (PRD) with an open space environment. This zone is characterized by attractively landscaped lots and open spaces with lawns, shrubs and small orchards.”

Conformance with Zoning Ordinances:

The minimum lot size in the current RR zone is ½ acre (21,780 square feet), and the minimum lot size in the proposed R1-10 zone is 10,000 square feet. Permitted uses in the R1-10 zone include single-family dwellings, accessory apartments, various utility functions, religious activities, and parks.

The RR Zone permits all of the above uses in addition to light agricultural uses such as orchards and vineyards, field and seed crops, and the keeping of some farm animals, based on the amount of available acreage. For each acre, a property owner may have up to 2 of the following animals: Bovid (cows, goats, sheep, etc.), Equidae (horses, donkeys, etc.), or Sus Scrofa (pigs, hogs, etc.).

Alternatively, they may have 25 fowl (chickens, ducks, pigeons, etc.) or 25 rabbits or hares per acre.

The R1-10 Zone removes the animal rights in favor of having slightly smaller lots. Chickens are still permitted, but only at a maximum of 10 chickens on a lot that has at least 18,000 square feet.

Conformance with General Plan:

On the 2022 General Plan Future Land Use Map (page 11), this area is located in the Single-Family Low Density area, which includes the R1-15, R1-12, and R1-10 zones. The general plan states that “These areas are intended to serve as a buffer between Medium Density Residential and the Very Low/Rural Residential areas, and should maintain densities of two to four units per acre.” (General Plan, page 13) The proposed zone change is in conformance with the guidelines set forth by the General Plan.

Staff recommended the Planning Commission to forward a positive recommendation of approval, to the City Council, for the rezone of the subject properties from the RR (Rural Residential) Zone to the R1-10 (Single-Family Residential) Zone.

Recommendation from Planning Commission

Pleasant Grove City Planning Commission took the following action on the described application at their meeting on May 9, 2024.

**2. Public Hearing: Rezone – Located at 1330 North 100 East
(Scratch Grave Neighborhood)**

Public Hearing to consider a request from Ralph van der Beek for Jill Bigelow for a zone change from RR (Rural Residential) Zone to R1-10 (Single-Family Residential) Zone, on approximately 0.23 acres of land located at 1330 North 100 East. (Legislative Item)

RECOMMEND APPROVAL

MOTION: Commissioner Butler moved the Planning Commission recommend APPROVAL to the City Council for the request of Ralph Van Der Beek for the rezone of 0.23 acres of land located at 1330 North 100 East from the Rural Residential Zone to the R1-10 Zone; and adopting the exhibits, conditions, and findings of the Staff Report.

Commissioner Nelson seconded the motion. The Commissioners unanimously voted “Yes”. The motion carried.

Motion by: Commissioner Butler

Seconded by: Commissioner Nelson

AYE VOTES: Chair Patten and Commissioners Butler, Fugal, Nelson, Shirley, Trickler

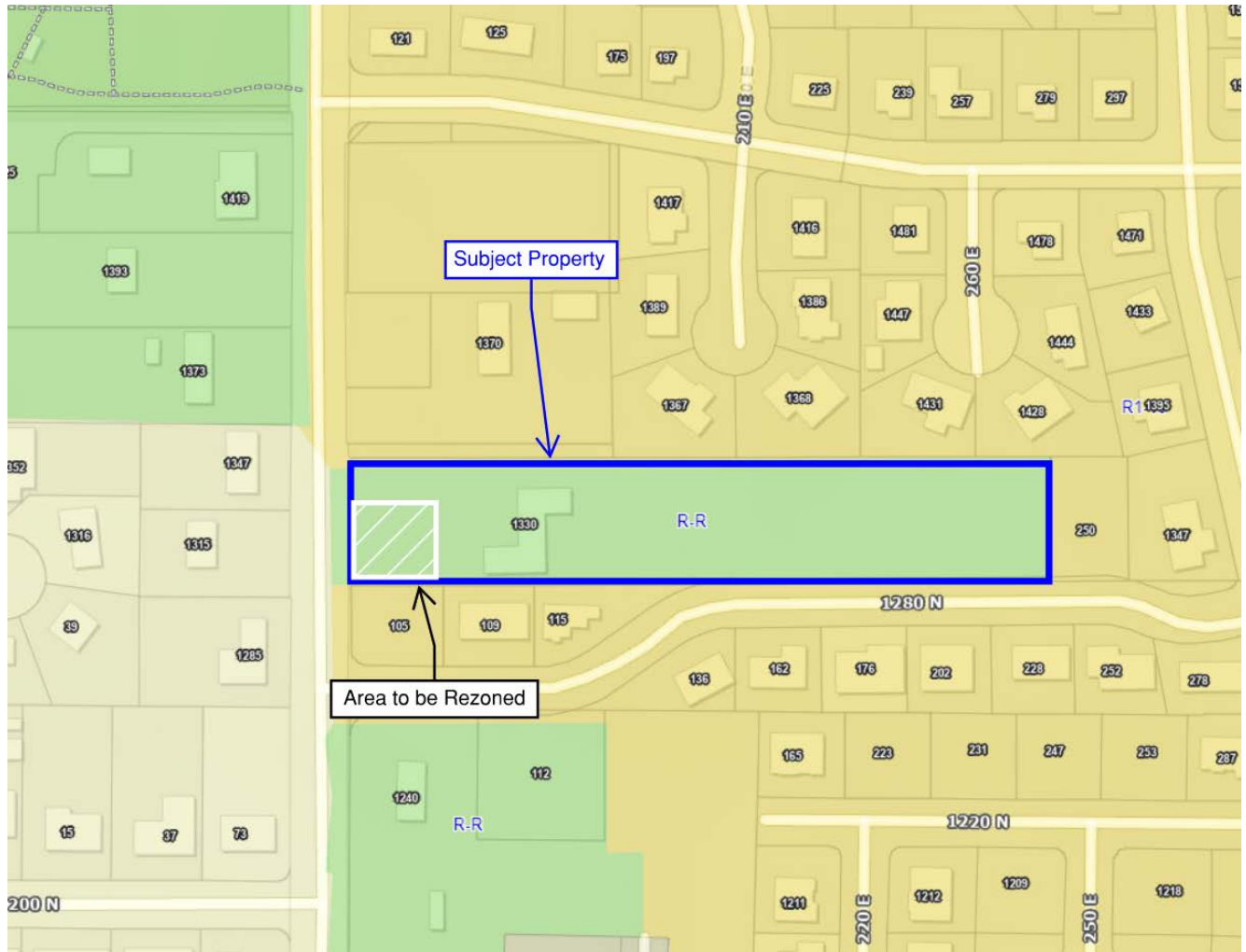
NAY VOTES:

AERIAL MAP

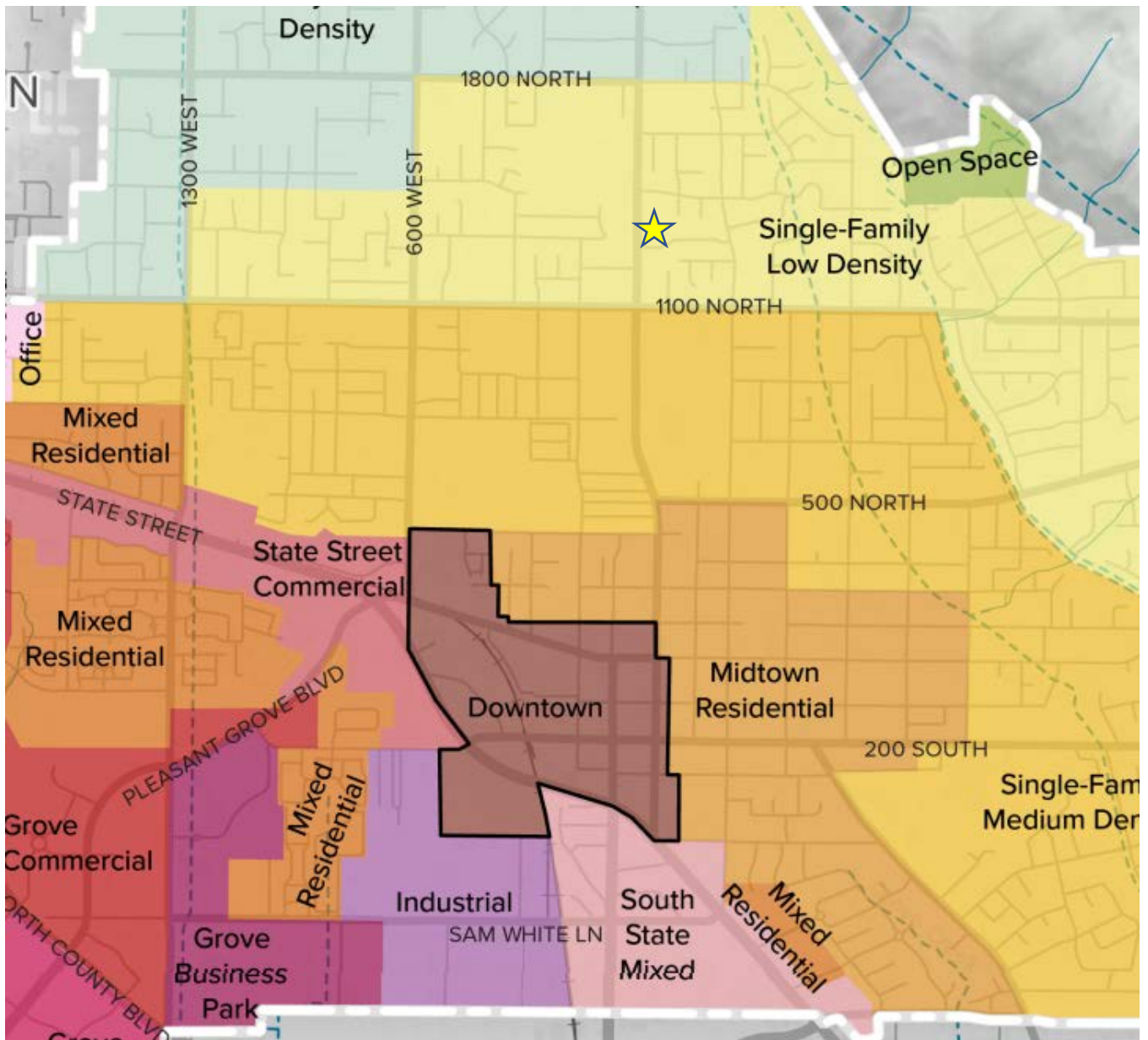



Community Development 86 S 100 E Pleasant Grove, UT 84062 Phone: (801) 785-6057 Fax: (801) 785-5667 www.pgcity.org
Author: Jacob Hawkins - City Planner and Daniel Cardenas – Community Development Director

ZONING MAP



GENERAL PLAN FUTURE LAND USE MAP DESIGNATION



 = Subject Property

ORDINANCE NO. 2024-12

AN ORDINANCE AMENDING THE OFFICIAL ZONING MAP OF PLEASANT GROVE CITY, REZONING APPROXIMATELY .23 ACRES OF PROPERTY LOCATED AT APPROXIMATELY 1330 N 100 E FROM THE R-R (RURAL RESIDENTIAL) ZONE TO THE R1-10 (SINGLE FAMILY RESIDENTIAL) ZONE, RALPH VAN DER BEEK IS THE APPLICANT.

WHEREAS, the existing zone for the property located at approximately 1330 N 100 E is R-R (Rural Residential) Zone where the minimum required square footage per lot is .5 acre lots; and

WHEREAS, the applicant intends to develop a residential subdivision having minimum lot sizes averaging 10,000 square feet, which is less than the 21,780 square feet as currently required in the R-R Zone; and

WHEREAS, the General Plan designation of Low Density Residential supports the R1-10, Single family Residential zone, on the property and the uses are cohesive with the existing as well as with the intended uses for the area; and

WHEREAS, on May 9, 2024 the Pleasant Grove City Planning Commission held a public hearing to consider the re-zone request; and

WHEREAS, at its public hearing the Planning Commission found that the rezone request was in the public's interest and considered that the application of the R1-10 zone is cohesive with its surroundings and consistent with the written goals and policies of the General Plan; and

WHEREAS, the Pleasant Grove Planning Commission recommended to the Pleasant Grove City Council that the rezone request be approved; and

WHEREAS, on May 21, 2024 the Pleasant Grove City Council held a public hearing to consider the request; and

WHEREAS, at its meeting the Pleasant Grove City Council was satisfied that the rezone request was in the best interest of the public and was consistent with the written goals and policies of the General Plan; and

WHEREAS, at its meeting the Pleasant Grove City Council approved the request to rezone approximately .23 acres located at approximately 1330 N 100 E from the R-R Zone to the R1-20 Zone.

THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF PLEASANT GROVE:

SECTION 1. The approximate .23 acres located at approximately 1330 N 100 E shall be rezoned from the R-R (Rural Residential) Zone to the R1-10 (Single Family Residential) Zone; said property being described as shown on Exhibit "A".

SECTION 2. The Official Zoning Map showing such changes shall be filed with the Pleasant Grove City Recorder.

SECTION 3. The Pleasant Grove City Council finds that the zone change is in the best interest of the public and is consistent with the written goals and policies of the City's General Plan.

SECTION 4. SEVERABILITY. The sections, paragraphs, sentences, clauses, and phrases of this Ordinance are severable. If any such section, paragraph, sentence, clause, or phrase shall be declared invalid or unconstitutional by the valid judgment or decree of a Court of competent jurisdiction, such invalidity or unconstitutionality shall not affect the validity or constitutionality of any of the remaining sections, paragraphs, sentences, clauses, or phrases of this Ordinance.

SECTION 5. This ordinance shall take effect immediately upon its passage and shall be posted or published as required by law.

SECTION 6. APPROVED AND ADOPTED AND MADE EFFECTIVE by the City Council or Pleasant Grove City, State of Utah, on this 21st day of May, 2024.

Guy L. Fugal, Mayor

ATTEST:

Wendy Thorpe, City Recorder

(SEAL)

Exhibit "A"



Motion: Council Member _____

Second: Council Member _____

<u>ROLL CALL</u>	<u>Yes</u>	<u>No</u>	<u>Abstain</u>	<u>Absent</u>
Mayor Guy L. Fugal	_____	_____	_____	_____
Dianna Andersen	_____	_____	_____	_____
Steve Rogers	_____	_____	_____	_____
Eric Jensen	_____	_____	_____	_____
Cyd LeMone	_____	_____	_____	_____
Todd Williams	_____	_____	_____	_____

CERTIFICATE OF POSTING ORDINANCE
Pleasant Grove City Corporation

I, the duly appointed recorder for the City of Pleasant Grove, hereby certify that a summary of the foregoing Ordinance No. _____ was posted on the State (<http://pmn.utah.gov>) website on this ____ day of _____, 2024.

Dated this _____ day of _____, 2024.

Wendy Thorpe, CMC, City Recorder

RESOLUTION NO. 2024-023

A RESOLUTION OF THE GOVERNING BODY OF PLEASANT GROVE CITY AUTHORIZING THE MAYOR TO SIGN A PUBLIC UTILITY EASEMENT IN FAVOR OF ROCKY MOUNTAIN POWER FOR THE BOULEVARD WELL PROJECT ON PROPERTY LOCATED APPROXIMATELY 150 SOUTH and 2000 WEST IN PLEASANT GROVE, UTAH COUNTY, UTAH.

WHEREAS, Pleasant Grove City owns real property in the approximate location of 150 South and 2000 West, Pleasant Grove, Utah; and

WHEREAS, the property is being developed into a new culinary well known as the Boulevard Well Project; and

WHEREAS, Rocky Mountain Power requires an easement for the use and installation of public utility facilities as provided by Utah Code Section 54-3-27; and

WHEREAS, said easement is non-exclusive and may be used by all public utilities according to the terms of the Public Utility Easement statute; and

WHEREAS, City desires to grant a public utility easement in favor of Rocky Mountain Power so that the required infrastructure and power can be constructed and installed; and

WHEREAS, Rocky Mountain Power requires said easement in order to provide the necessary utility services.

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

Section 1.

The Mayor is hereby authorized to sign the “Public Utility Easement” which is attached hereto as Exhibit A.

Section 2.

The provisions of this Resolution shall take effect immediately.

PASSED AND ADOPTED BY THE CITY COUNCIL OF PLEASANT GROVE, UTAH, this 21st day of May, 2024.

Guy L. Fugal, Mayor

ATTEST:

Wendy Thorpe,
City Recorder

Motion: Council Member _____

Second: Council Member _____

<u>ROLL CALL</u>	<u>Yes</u>	<u>No</u>	<u>Abstain</u>	<u>Absent</u>
Mayor Guy L. Fugal	_____	_____	_____	_____
Dianna Andersen	_____	_____	_____	_____
Eric Jensen	_____	_____	_____	_____
Cyd LeMone	_____	_____	_____	_____
Steve Rogers	_____	_____	_____	_____
Todd Williams	_____	_____	_____	_____

REV041216

Return to:

Rocky Mountain Power

Lisa Louder/Brad Kidd

1407 West North Temple Ste. 110

Salt Lake City, UT 84116

Project Name: Pleasant Grove Boulevard Well - PUE

WO#:

RW#:

PUBLIC UTILITY EASEMENT

The City of Pleasant Grove, a Utah municipal corporation, the undersigned, hereby dedicates a Public Utility Easement described below for the use and installation of public utility facilities as provided in Utah Code Section 54-3-27. The public utility shall have the right to install, maintain, operate, repair, remove, replace, or relocate public utility facilities, including the right of ingress and egress, within said Public Utility Easement. Said public utility easement is non-exclusive and may be used by all public utilities according to the terms of the Public Utility Easement statute.

A public utility easement, upon part of an entire tract of property situated in the NW1/4 NW1/4 of Section 30, Township 5 South, Range 2 East, Salt Lake Base and Meridian. The easement shall run with the Real Property and shall be binding upon the Grantor and the Grantors successors, heirs, and assigns. The boundaries of said public utility easement are described as follows:

Beginning at a point in the westerly right of way line of 2000 West Street, which point is 2309.60 feet N.00°20'54"W. along the Section line and 1056.20 feet East and 12.00 feet S.06°58'38"E. from the West Quarter corner of said Section 30; and running thence 339.18 feet southerly along said westerly right of way line and the arc of a curve to the left with a radius of 6056.00 feet, chord bears S.08°38'18"E. 339.13 feet to the southerly boundary line of said entire tract; thence S.30°33'06"W. 15.29 feet along said southerly boundary line to a point of curvature of a non-tangent curve to the right with a radius of 6066.00 feet; thence northerly along said curve with an arc length of 342.47 feet, chord bears N.08°44'06"W. 342.42 feet; thence N.89°59'24"W. 100.82 feet to the westerly boundary line of said entire tract; thence N.06°38'12"W. 9.25 feet along said westerly boundary line to the northerly boundary line of said entire tract; thence N.83°21'48"E. 7.06 feet along said northerly boundary line; thence S.89°59'30"E. 103.71 feet to the point of beginning.

Area contains 4,464 square feet or 0.103 acre.

(Note: Rotate above bearings 00°00'18" clockwise to equal NAD83 bearings)

Together with the right of access to the right of way from adjacent lands of Grantor for all activities in connection with the purposes for which this easement has been granted; and together with the present and (without payment therefore) the future right to keep the right of way and adjacent lands clear of all brush, trees, timber, structures, buildings and other hazards which might endanger Grantee's facilities or impede Grantee's activities.

At no time shall Grantor place, use or permit any equipment or material of any kind that exceeds twelve (12) feet in height, light any fires, place or store any flammable materials (other than agricultural crops), on or within the boundaries of the right of way. Subject to the foregoing limitations, the surface of the right of way may be used for agricultural crops and other purposes not inconsistent, as determined by Grantee, with the purposes for which this easement has been granted.

The rights and obligations of the parties hereto shall be binding upon and shall benefit their respective heirs, successors, and assigns.

To the fullest extent permitted by law, each of the parties hereto waives any right it may have to a trial by jury in respect of litigation directly or indirectly arising out of, under or in connection with this agreement. Each party further waives any right to consolidate any action in which a jury trial has been waived with any other action in which a jury trial cannot be or has not been waived.

Dated this 21st day of May, 2024.

Pleasant Grove City **GRANTOR**

Acknowledgment:

STATE OF _____)
) ss.
County of _____)

On this ___ day of _____, 20 ____, before me, the undersigned Notary Public in and for said State, personally appeared _____, known or identified to me to be the _____ that executed the instrument or the person who executed the instrument on behalf of Pleasant Grove City and acknowledged to me that said entity executed the same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.

(Notary Signature)

NOTARY PUBLIC FOR _____ (state)
Residing at: _____ (city, state)
My Commission Expires: _____ (d/m/y)

RESOLUTION NO. 2024-024

TO CONSIDER A RESOLUTION AUTHORIZING THE MAYOR TO SIGN AN AGREEMENT WITH LC RESERVE ONE, LLC, VALLEY GROVE EXCHANGE 1, LLC, AND VALLEY GROVE EXCHANGE II, LLC (ST. JOHN PROPERTIES) AGREEING TO RELEASE CERTAIN EASEMENTS ON REAL PROPERTY LOCATED IN THE VALLEY GROVE BUSINESS PARK PLAT “P” SUBDIVISION AT APPROXIMATELY PLEASANT GROVE BLVD, I-15 AND VALLY GROVE WAY IN PLEASANT GROVE CITY AND PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, Pleasant Grove City ("City") is a political subdivision of the State of Utah ("the State") and is duly organized and existing pursuant to the Constitution and laws of the State; and

WHEREAS, LC RESERVE ONE, LLC, VALLEY GROVE EXCHANGE I, LLC AND VALLEY GROVE EXCHANGE II, LLC ("Developer") are Maryland limited liability companies, whose address is 1982 West Pleasant Grove Blvd., Suite, D, Pleasant Grove, Utah 84062; and

WHEREAS, Developer is the owner of certain real property located in Pleasant Grove; and

WHEREAS, Developer is currently developing the Property as part of a multi-use, multi-development project commonly referred to as "Valley Grove VI"; and

WHEREAS, said Project will include preparation by Developer and approval by the City of a subdivision plat known as "Valley Grove Business Park Plat P"; and

WHEREAS, the Parties have agreed that certain easements in favor of the City, providing for city culinary water service and storm drainage detention and conveyance facilities to the Property, will be recorded on the Plat, ("new easements"); and

WHEREAS, the Parties have agreed that portions of other existing express easement in favor of the City which cross the Property ("the existing express easements") will be released and terminated; and

WHEREAS, the form of release for the Existing Express Easements, has been agreed to by the Parties; and

WHEREAS, the Parties have also agreed that portions of a prescriptive easement for storm drainage which crosses the Property will be released and terminated; and

WHEREAS, the Parties have agreed that said Releases will be executed by City upon certain performance measures completed by Developer and accepted by the City; and

WHEREAS, the Council finds that it is in the best interest of the citizens of Pleasant Grove City to accept said storm drain easement and to authorize the Mayor to sign the Release of Easement Agreement.

NOW, THEREFORE, BE IT RESOLVED by the Pleasant Grove City Council as follows:

SECTION 1.

The Mayor of Pleasant Grove City is hereby authorized to execute an Agreement for Easement Releases. Said Agreement and related exhibits are attached hereto and incorporated herein.

SECTION 2. The Mayor of Pleasant Grove City is hereby authorized to execute the actual Easement Releases upon successful completion of the required public improvements and acceptance of said improvements by the City Engineer and recordation of the subject Plat.

SECTION 3.

This resolution is effective immediately.

THIS RESOLUTION APPROVED AND ADOPTED this 21st day of May, 2024 by the City Council of Pleasant Grove City, Utah.

Guy L. Fugal, Mayor

ATTEST:

(SEAL)

Wendy Thorpe, CMC
City Recorder

Motion: Council Member _____

Second: Council Member _____

<u>ROLL CALL</u>	<u>Yes</u>	<u>No</u>	<u>Abstain</u>	<u>Absent</u>
Mayor Guy L. Fugal	_____	_____	_____	_____
Dianna Andersen	_____	_____	_____	_____
Eric Jensen	_____	_____	_____	_____
Cyd LeMone	_____	_____	_____	_____
Steve Rogers	_____	_____	_____	_____
Todd Williams	_____	_____	_____	_____

AGREEMENT

THIS AGREEMENT (the "Agreement") is entered into as of _____, 2024 (the "Effective Date") by and among LC RESERVE ONE, LLC, VALLEY GROVE EXCHANGE I, LLC, and VALLEY GROVE EXCHANGE II, LLC, each a Maryland limited liability company (together, "Developer"), and the CITY OF PLEASANT GROVE, UTAH, a municipal corporation under the laws of the State of Utah (the "City"). Developer and City are sometimes referred to herein, individually, as a "Party" and collectively as the "Parties".

RECITALS:

- A. Developer is the owner of certain real property located in Pleasant Grove, Utah County, Utah, more particularly described on Exhibit A attached hereto (the "Property").
- B. Developer is currently developing the Property as part of a multi-use, multi-development project commonly referred to as "Valley Grove VI" (the "Project"), which Project will include preparation by Developer and approval by the City of a subdivision plat known as "Valley Grove Business Park Plat P" (the "Plat").
- C. The Parties have agreed that certain easements in favor of the City, providing for city culinary water service and storm drainage detention and conveyance facilities to the Property, will be recorded on the Plat (the "New Easements"), which New Easements are depicted on the draft Plat attached hereto as Exhibit B.
- D. The Parties have agreed that portions of other existing express easements in favor of the City which cross the Property (the "Existing Express Easements") will be released and terminated.
- E. The Existing Express Easements arise from two recordings, one in 2016 (the "2016 Express Easements") and one in 2024 (the "2024 Express Easements").
- F. The 2016 Express Easements arise from a Grant of Easement dated October 24, 2016 executed by Jacqueline A. Dowdy, Successor Trustee of the Revocable Trust of John Q. Hammons, dated December 28, 1989, as amended and restated, and Gregory D. Groves, Successor Trustee of the Revocable Trust of John Q. Hammons, dated December 28, 1989, as amended and restated ("Hammons"), in favor of the City (the "2016 Agreement"), which 2016 Agreement was recorded in the official records of the Utah County Recorder (the "Official Records") on November 8, 2016 as Entry No. 112585:2016, and which 2016 Agreement encumbers the Property. The 2016 Express Easements are described in "Exhibit B" to the 2016 Agreement as "Drainage Easement/ Landscape Buffer Description (Area 1)" and "Drainage Easement Description (Area 2)."
- G. Developer is the successor in interest to Hammons with regard to the 2016 Agreement.
- H. The 2024 Express Easements arise from six perpetual easements (each a "Perpetual Easement"), executed by the Developer in favor of the City, dated March 13 and 15, 2024, and recorded in the Official Records on March 18, 2024, as follows:

Perpetual Easement 920:EC, recorded as Entry No. 16965:2024
Perpetual Easement 920:EC2, recorded as Entry No. 16940:2024
Perpetual Easement 920:EC3, recorded as Entry No. 16949:2024

Perpetual Easement 921:EC, recorded as Entry No. 16966:2024
Perpetual Easement 921:EC2, recorded as Entry No. 16939:2024
Perpetual Easement 921:EC3, recorded as Entry No. 16948:2024

- I. The form of release for the Existing Express Easements, which has been agreed upon by the Parties, is attached as Exhibit C (the “Express Easement Release”).
- J. The Parties have also agreed that portions of a prescriptive easement for storm drainage which crosses the Property (the “Existing Prescriptive Easement”) will be released and terminated. The form of release for the Existing Prescriptive Easement, which has been agreed upon by the Parties, is attached as Exhibit D (the “Prescriptive Easement Release”).
- K. The Parties have agreed that a construction bond, in the amount of 100% of the estimated value of construction (the “Construction Bond”), and a warranty bond, in the amount of 10% of the estimated value of construction (the “Warranty Bond”), will be provided to secure completion of improvements relating to the New Easements, which improvements will include facilities for public culinary water service to the Property and storm drainage detention and conveyance (the “Improvements”), as specified by the Parties in the Utilities Plan for the Project, which is attached as Exhibit E (the “Site Public Utility Plan”).
- L. This Agreement will set forth certain actions, including the timing of such actions, which relate to the Plat, Bond, Improvements, and release of the Existing Express Easements.

AGREEMENT:

NOW, THEREFORE, in consideration of the mutual covenants and promises made in this Agreement, the receipt and sufficiency of which is hereby acknowledged, the Parties hereby agree as follows:

- 1. Recitals. The Recitals set forth above are incorporated herein as if individually set forth.
- 2. Plat Submission. Developer will submit the Plat to the City for approval, which Plat will depict both the existing easements and proposed New Easements, including easements on the Property for planned city culinary water and storm drainage facilities.
- 3. Bond. Upon approval of the Plat and Utilities Plan by the City, Developer will post the Bond as security for completion of the Improvements.
- 4. Recording of Plat. After the Plat is approved by the City and the Bond is posted, the Plat will be recorded in the official records of the Utah County Recorder.
- 5. Improvements. Developer will complete the Improvements relating to the New Easements according to public works construction standards which have been adopted by the City.
- 6. Releases. Upon completion of the construction of the Improvements, and within thirty (30) days of the City’s acceptance of the Improvements, the City will execute and record the Express Easement Release and the Prescriptive Easement Release, and within thirty (30) days will release the Construction Bond. The Warranty Bond will be released after re-inspection, repair of any identified failures, and after a final acceptance of the Improvements after a one-year warranty period from the date of initial acceptance by the City.

7. Notices. All notices, claims, demands, and other communications hereunder shall be in writing and shall be deemed to have been given: (a) when delivered by hand (with written confirmation of receipt); (b) when received by the addressee if sent by a nationally recognized overnight courier (receipt requested); (c) on the date sent by facsimile or email of a PDF document (with confirmation of transmission) if sent during normal business hours of the recipient, and on the next business day if sent after normal business hours of the recipient; or (d) on the third day after the date mailed, by certified or registered mail, return receipt requested, postage prepaid. Such communications must be sent to the respective parties at the following addresses (or at such other address for a party as shall be specified in a notice given in accordance with this Notices section):

If to Developer: LC Reserve One, LLC
Valley Grove Exchange I, LLC
Valley Grove Exchange II, LLC
c/o St. John Properties Utah, LLC
1064 S. North County Blvd., Suite 190
Pleasant Grove, UT 84062
Attn: Daniel Thomas
Email: dthomas@sjpiutah.com

If to City: Pleasant Grove City
City Administrator
70 South 100 East
Pleasant Grove, UT 84062
Attn: Scott Darrington
Email: sdarrington@pgcity.org

With a required copy to:

Pleasant Grove City
City Attorney
70 South 100 East
Pleasant Grove, UT 84062
Attn: Cristin M. Petersen
Email: cpetersen@pgcity.org

8. Entire Agreement. This Agreement constitutes the entire agreement between the Parties hereto relative to the subject matter hereof. Any prior negotiations, correspondence, or understandings relative to the subject matter hereof shall be deemed to be merged in this Agreement and shall be of no further force or effect. This Agreement may not be amended or modified except in writing executed by all of the Parties hereto.

9. Further Assurances. Each Party shall use all reasonable best efforts to take, or cause to be taken, all actions, and to do, or cause to be done, and to assist and cooperate with the other Party in doing, all things necessary, proper or advisable to carry out the intent and purposes of this Agreement.

10. Duration. The easements, rights, and privileges created hereby shall continue indefinitely.

11. No Other Relationship. This Agreement does not create any obligation or relationship such as a partnership, joint venture or other similar legal relationship under the laws of any state or the federal government.

12. No Waiver. A delay in enforcing or a failure to enforce any breach or violation of any restriction herein contained shall not be deemed to be a waiver or abandonment of any such restriction, or a waiver of the right to enforce any subsequent breach or violation of such restriction. The foregoing shall apply regardless of whether any person affected hereby (or having the right to enforce these restrictions) had knowledge of the breach or violation.

13. Severability. If any one or more of the provisions of this Agreement or the applicability of any such provision to a specific situation shall be held invalid or unenforceable by a court of competent jurisdiction, the validity and enforceability of all the provisions of this Agreement and all other applications of such provisions shall not be affected thereby.

14. Governing Law. This Agreement shall be construed and enforced in accordance with the laws of the State of Utah.

15. Successors. This Agreement shall be binding upon the heirs, successors, and assigns of the Parties.

16. Attorney's Fees and Costs. If any person or Party to this Agreement institutes legal proceedings to enforce or interpret the terms of this Agreement, the prevailing Party shall be entitled to recover all litigation expenses, specifically including, but not limited to, reasonable attorneys' fees, expert witness fees, and costs.

17. Counterparts; Signatures. This Agreement may be executed in one or more counterparts, each of which shall be deemed an original, but all of which together shall constitute but one and the same instrument. A signed copy of this Agreement delivered by facsimile, email, or other means of electronic transmission shall be deemed to have the same legal effect as delivery of an original signed copy of this Agreement. Each Party also agrees that this Agreement and the transactions contemplated hereby may be entered into electronically and that any electronic signature, whether digital or encrypted, used by any Party is intended to authenticate this Agreement and to have the same force and effect as a manual signature. For purposes of this Agreement, an electronic signature means any electronic symbol, designation, or process attached to or logically associated with a record, contract, document, or instrument and adopted by a Party with the intent to sign such record, contract, document, or instrument.

[Remainder of page intentionally left blank. Signatures on following page(s)]

IN WITNESS WHEREOF, the Parties have executed this Agreement as of the Effective Date first written above.

CITY:

CITY OF PLEASANT GROVE, UTAH
a municipal corporation under the laws of
the State of Utah

By: _____

Print Name: _____

Title: _____

Attested by: City Recorder

City Attorney
Approved as to Form

DEVELOPER:

LC RESERVE ONE, LLC

a Maryland limited liability company

By: ST. JOHN PROJECTS, LLC
a Delaware limited liability company

Its: Manager

By: EDWARD ST. JOHN, LLC,
a Delaware limited liability company

Its: General Manager

By: Edward A. St. John

Its: General Manager

VALLEY GROVE EXCHANGE I, LLC,

a Maryland limited liability company

By: ST. JOHN PROJECTS, LLC
a Delaware limited liability company

Its: Manager

By: EDWARD ST. JOHN, LLC,
a Delaware limited liability company

Its: General Manager

By: Edward A. St. John

Its: General Manager

VALLEY GROVE EXCHANGE II, LLC,

a Maryland limited liability company

By: ST. JOHN PROJECTS, LLC
a Delaware limited liability company

Its: Manager

By: EDWARD ST. JOHN, LLC,
a Delaware limited liability company

Its: General Manager

By: Edward A. St. John

Its: General Manager

EXHIBIT A

LEGAL DESCRIPTION OF DEVELOPER'S PROPERTY

A parcel of land situate in the Southeast Quarter of Section 30 and the Northeast Quarter of Section 31, Township 5 South, Range 2 East, Salt Lake Base and Meridian. Being more particularly described as follows:

Beginning at a point on the Southwesterly line of Valley Grove Way, said point being North 89°37'36" East 1,877.55 feet along the section line and South 1,269.07 feet from the East Quarter Corner of Section 30, Township 5 South, Range 2 East, Salt Lake Base and Meridian; and running

thence along said Southwesterly line the following twelve (12) courses:

- (1) North 88°05'02" East 38.91 feet;
- (2) North 38°18'48" East 14.08 feet;
- (3) South 51°36'51" East 32.92 feet;
- (4) Southeasterly 147.44 feet along the arc of a 327.00 foot radius curve to the left (center bears North 38°23'09" East and the chord bears South 64°31'53" East 146.20 feet with a central angle of 25°50'04");
- (5) Southeasterly 331.32 feet along the arc of a 873.00 foot radius curve to the right (center bears South 12°33'06" West and the chord bears South 66°34'33" East 329.34 feet with a central angle of 21°44'43");
- (6) Southeasterly 58.34 feet along the arc of a 60.00 foot radius curve to the right (center bears South 34°17'53" West and the chord bears South 27°50'46" East 56.07 feet with a central angle of 55°42'43");
- (7) Southeasterly 136.50 feet along the arc of a 81.00 foot radius curve to the left (center bears South 89°59'24" East and the chord bears South 48°15'57" East 120.91 feet with a central angle of 96°33'06");
- (8) Southeasterly 58.34 feet along the arc of a 60.00 foot radius curve to the right (center bears South 06°32'30" East and the chord bears South 68°41'06" East 56.07 feet with a central angle of 55°42'48");
- (9) Southeasterly 502.29 feet along the arc of a 873.00 foot radius curve to the right (center bears South 49°10'18" West and the chord bears South 24°20'44" East 495.39 feet with a central angle of 32°57'56");
- (10) Southeasterly 1,061.58 feet along the arc of a 742.00 foot radius curve to the left (center bears North 82°08'15" East and the chord bears South 48°50'57" East 973.33 feet with a central angle of 81°58'24");
- (11) South 89°50'09" East 56.40 feet;
- (12) South 48°05'16" East 13.50 feet to the Westerly Line of 2000 West Street;

thence along said Westerly Line the following three (3) courses:

- (1) South 00°21'24" West 484.36 feet;
- (2) South 19°00'16" West 121.10 feet;
- (3) South 37°33'28" West 211.70 feet to the Northeasterly Line of Interstate 15;

thence along said Northeasterly Line the following eleven (11) courses:

- (1) North 45°04'10" West 260.00 feet;
- (2) North 57°30'28" West 240.26 feet;
- (3) North 47°47'21" West 95.92 feet;
- (4) Northwesterly 209.50 feet along the arc of a 3,260.00 foot radius curve to the left (center bears South 41°22'05" West and the chord bears North 50°28'23" West 209.46 feet with a central angle of 03°40'55");
- (5) North 54°21'39" West 505.61 feet;
- (6) North 52°53'20" West 419.47 feet;
- (7) North 49°35'58" West 138.78 feet;
- (8) North 38°07'09" West 152.97 feet;
- (9) North 29°37'49" West 132.85 feet;
- (10) North 47°49'22" West 195.14 feet;
- (11) North 45°10'20" West 162.88 feet to the Southerly Line of Pleasant Grove Boulevard;

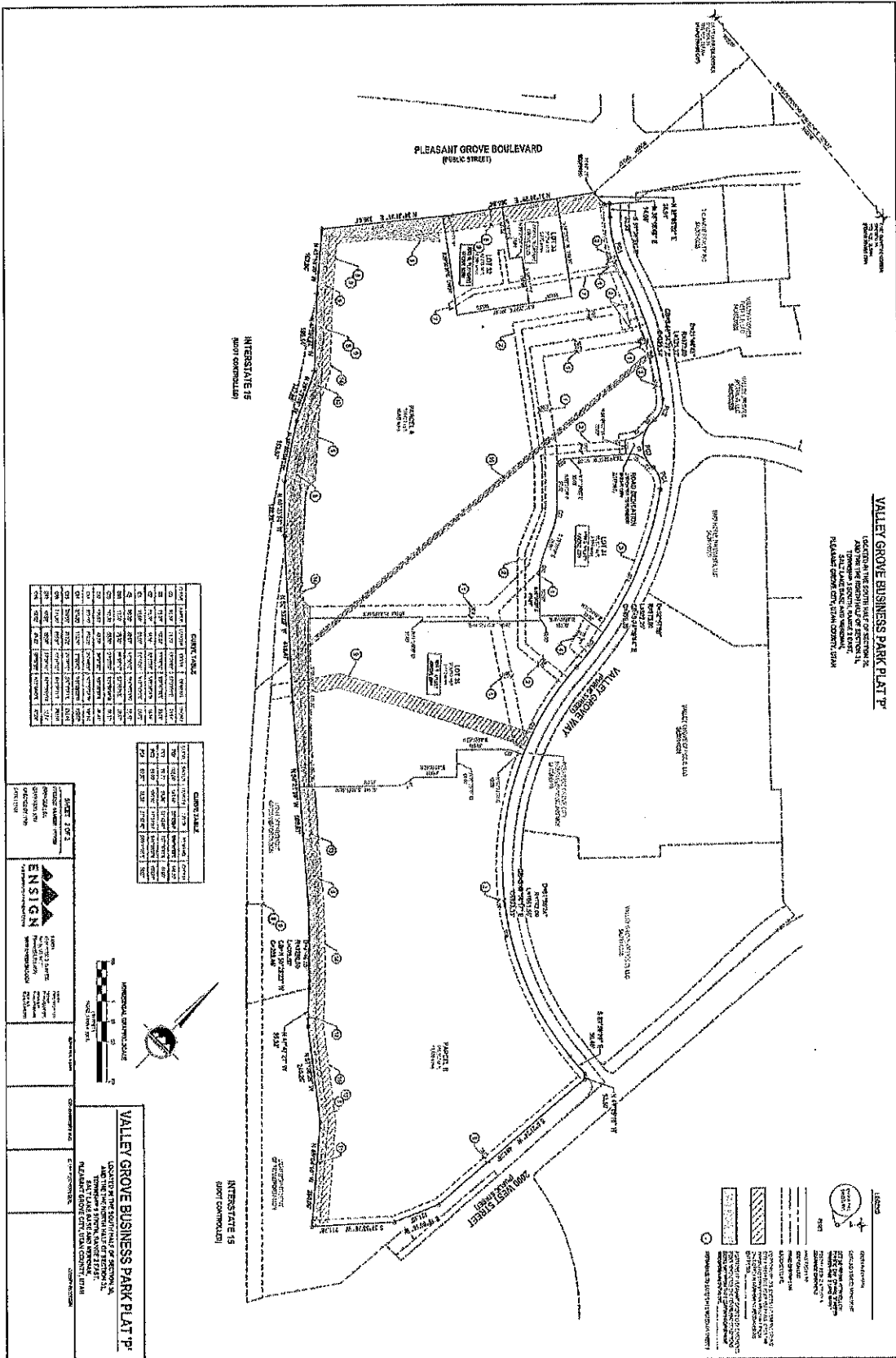
thence along said Southerly Line the following two (2) courses:

- (1) North 34°31'31" East 336.67 feet;
- (2) North 31°28'29" East 366.84 feet to the point of beginning.

Contains 1,743,414 Square Feet or 40.023 Acres

EXHIBIT B

DRAFT PLAT



VALLEY GROVE BUSINESS PARK PLAT P
 LOCATED IN THE SOUTH HALF OF SECTION 16,
 TOWNSHIP 3 NORTH, RANGE 12 WEST,
 SALT LAKE COUNTY, UTAH
 RELEASED FROM CITY OF SALT LAKE COUNTY, UTAH

OWNER TABLE	
LOT 1	100' x 150' (15,000 sq ft)
LOT 2	100' x 150' (15,000 sq ft)
LOT 3	100' x 150' (15,000 sq ft)
LOT 4	100' x 150' (15,000 sq ft)
LOT 5	100' x 150' (15,000 sq ft)
LOT 6	100' x 150' (15,000 sq ft)
LOT 7	100' x 150' (15,000 sq ft)
LOT 8	100' x 150' (15,000 sq ft)
LOT 9	100' x 150' (15,000 sq ft)
LOT 10	100' x 150' (15,000 sq ft)
LOT 11	100' x 150' (15,000 sq ft)
LOT 12	100' x 150' (15,000 sq ft)

OWNER TABLE	
LOT 13	100' x 150' (15,000 sq ft)
LOT 14	100' x 150' (15,000 sq ft)
LOT 15	100' x 150' (15,000 sq ft)
LOT 16	100' x 150' (15,000 sq ft)
LOT 17	100' x 150' (15,000 sq ft)
LOT 18	100' x 150' (15,000 sq ft)
LOT 19	100' x 150' (15,000 sq ft)
LOT 20	100' x 150' (15,000 sq ft)
LOT 21	100' x 150' (15,000 sq ft)
LOT 22	100' x 150' (15,000 sq ft)
LOT 23	100' x 150' (15,000 sq ft)
LOT 24	100' x 150' (15,000 sq ft)
LOT 25	100' x 150' (15,000 sq ft)

ENSIGN
 ENGINEERING & ARCHITECTURE
 1000 SOUTH 1000 WEST, SUITE 100
 SALT LAKE CITY, UTAH 84119
 (801) 466-1111
 www.ensign.com

VALLEY GROVE BUSINESS PARK PLAT P
 LOCATED IN THE SOUTH HALF OF SECTION 16,
 TOWNSHIP 3 NORTH, RANGE 12 WEST,
 SALT LAKE COUNTY, UTAH
 RELEASED FROM CITY OF SALT LAKE COUNTY, UTAH

EXHIBIT C

FORM OF EXPRESS EASEMENT RELEASE

[Attached]

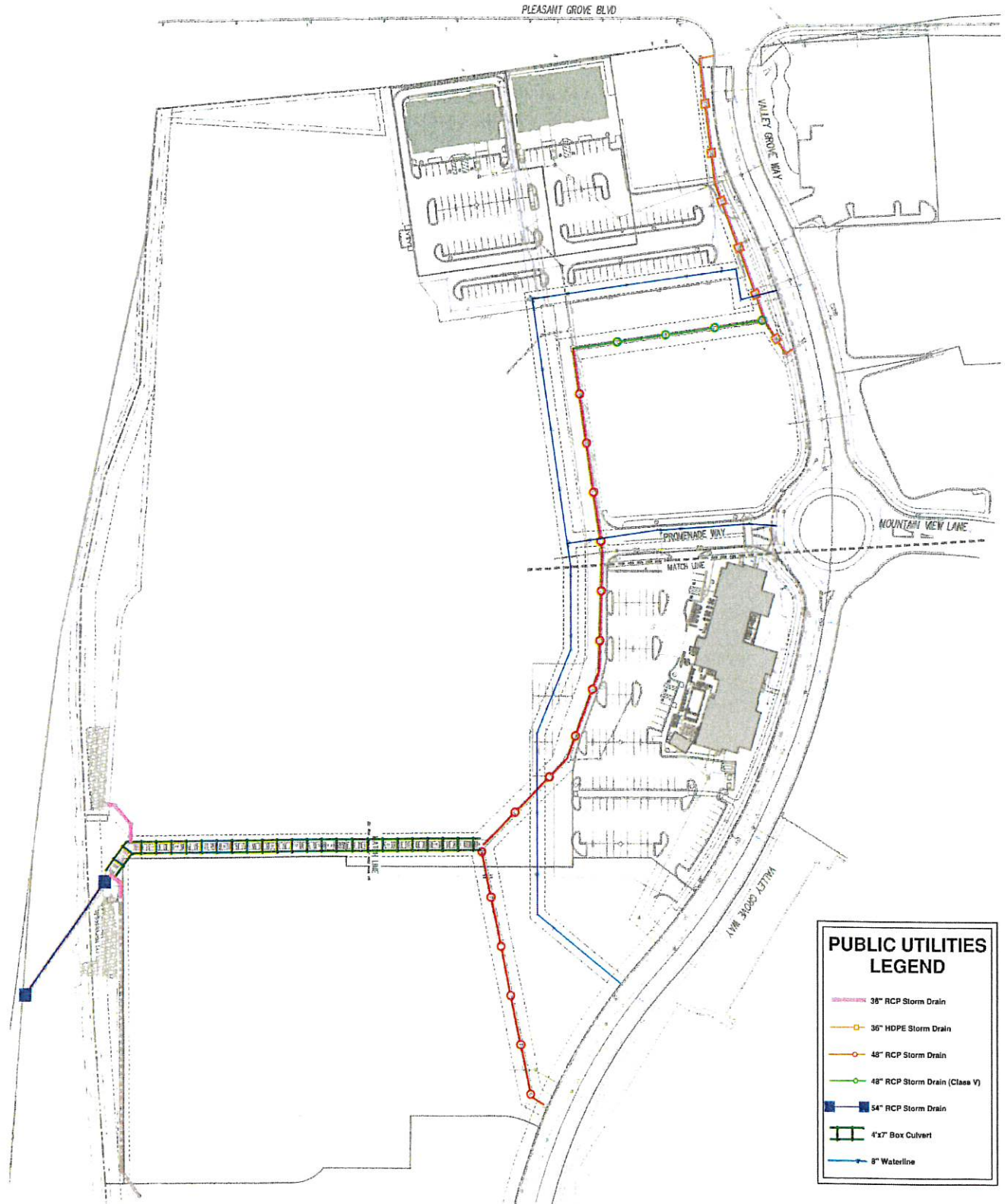
EXHIBIT D

FORM OF PRESCRIPTIVE EASEMENT RELEASE

[Attached]

EXHIBIT E

Site Public Utility Plan



PUBLIC UTILITIES LEGEND	
	36" RCP Storm Drain
	36" HDPE Storm Drain
	48" RCP Storm Drain
	48" RCP Storm Drain (Class V)
	54" RCP Storm Drain
	4'x7' Box Culvert
	8" Waterline

After Recording, Return to:

LC Reserve One, LLC
Valley Grove Exchange I, LLC
Valley Grove Exchange II, LLC
c/o St. John Properties Utah, LLC
1064 S. North County Blvd., Suite 190
Pleasant Grove, UT 84062
Attn: Daniel Thomas

Tax Parcels: _____

RELEASE OF EXPRESS EASEMENTS

THIS RELEASE OF EXPRESS EASEMENTS (the "Release") is made as of _____, 2024 (the "Effective Date"), by the CITY OF PLEASANT GROVE, UTAH, a municipal corporation under the laws of the State of Utah (the "City") in favor of LC RESERVE ONE, LLC, VALLEY GROVE EXCHANGE II, LLC, and VALLEY GROVE EXCHANGE II, LLC, each a Maryland limited liability company (together herein, "VGVI"). VGVI and City are sometimes referred to herein, individually, as a "Party" and collectively as the "Parties".

RECITALS:

- A. VGVI is the owner of real property located in Pleasant Grove, Utah, more particularly described on Exhibit A attached hereto (the "VGVI Property"), which VGVI Property comprises the subdivision boundary of the Valley Grove Business Park Plat "P" less and excepting Lot 34.
- B. The Parties have agreed that certain existing express easements in favor of the City which cross the Property (the "Existing Express Easements") will be released and terminated, in part or in full, as set forth below.
- C. The Existing Express Easements arise from two recordings, a 2016 recording (the "2016 Express Easements") and six recordings in 2024 (the "2024 Express Easements").
- D. The 2016 Express Easements arise from a Grant of Easement dated October 24, 2016 executed by Jacqueline A. Dowdy, Successor Trustee of the Revocable Trust of John Q. Hammons, dated December 28, 1989, as amended and restated, and Gregory D. Groves, Successor Trustee of the Revocable Trust of John Q. Hammons, dated December 28, 1989, as amended and restated ("Hammons"), entered into that certain "Grant of Easement" dated October 24, 2016 in favor of City (the "Agreement"), which Agreement was recorded in the official records of the Utah County Recorder (the "Official Records") on November 8, 2016 as Entry No. 112585:2016, and which Agreement encumbers the VGVI Property.
- E. VGVI is the successor in interest to Hammons with regard to the 2016 Agreement.

- F. The 2016 Express Easements are described in “Exhibit B” to the Agreement as “Drainage Easement/Landscape Buffer Description (Area 1)” and “Drainage Easement Description (Area 2)” (the “2016 Easement Area”), which 2016 Easement area is described on Exhibit B attached hereto.
- G. A portion of the 2016 Easement Area crosses the VGVI Property (the “VGVI’s 2016 Easement Portion”). The remaining portion of the 2016 Easement Area crosses property owned by the Utah Department of Transportation (UDOT).
- A. The 2024 Express Easements arise from six perpetual easements (each a “Perpetual Easement”), executed by the Developer in favor of the City, dated March 13 and 15, 2024, and recorded in the Official Records on March 18, 2024, as follows:
- Perpetual Easement 920:EC, recorded as Entry No. 16965:2024
 Perpetual Easement 920:EC2, recorded as Entry No. 16940:2024
 Perpetual Easement 920:EC3, recorded as Entry No. 16949:2024
- Perpetual Easement 921:EC, recorded as Entry No. 16966:2024
 Perpetual Easement 921:EC2, recorded as Entry No. 16939:2024
 Perpetual Easement 921:EC3, recorded as Entry No. 16948:2024
- H. VGVI and the City have determined that it is in their mutual best interests to vacate, release, and terminate VGVI’s 2016 Easement Portion and the 2024 Express Easements.
- I. A new easement across the VGVI Property, which serves the needs of the City for storm drainage has been approved by the City and is shown and described on the Valley Grove Business Park Plat P (the “Plat”), which Plat has been recorded at the Utah County Recorder’s Office.

RELEASE:

Release of Easements. The City hereby vacates, releases, and terminates any and all of its rights to VGVI’s 2016 Easement Portion, consisting of all portions of the 2016 Easement which cross the VGVI Property, as such VGVI’s 2016 Easement Portion is more particularly described on Exhibit C and depicted on Exhibit D attached hereto (the “Released VGVI’s 2016 Easement & 2024 Express Easements”). The City also hereby vacates, releases, and terminates any and all of its rights to the 2024 Express Easements more particularly described on Exhibit D and depicted on Exhibit E attached hereto (the “Released VGVI’s 2016 & 2024 Easements”).

[Remainder of page intentionally left blank. Signature and notarization of following page.]

IN WITNESS WHEREOF, the City has executed this Partial Release of Easement as of the Effective Date set forth above.

CITY:

CITY OF PLEASANT GROVE, UTAH
a municipal corporation under the laws of
the State of Utah

By: _____

Print Name: _____

Title: _____

Attested by: City Recorder

City Attorney
Approved as to Form

ACKNOWLEDGMENT OF CITY

STATE OF UTAH)
); ss.
COUNTY OF UTAH)

The foregoing Partial Release of Easement was acknowledged before me this ____ day of _____, 2024, by _____, the _____ of the City of Pleasant Grove, Utah, a municipal corporation under the laws of the State of Utah.

NOTARY PUBLIC

Residing at: _____

My Commission Expires:

IN WITNESS WHEREOF, VGVI agrees to the foregoing Release as of the Effective Date set forth above.

VGVI:

LC RESERVE ONE, LLC
a Maryland limited liability company

By: ST. JOHN PROJECTS, LLC
a Delaware limited liability company
Its: Manager

By: EDWARD ST. JOHN, LLC,
a Delaware limited liability company
Its: General Manager

By: Edward A. St. John
Its: General Manager

STATE OF MARYLAND)
):ss
COUNTY OF BALTIMORE)

I HEREBY CERTIFY, that on this ____ day of _____, 2024, before me, the undersigned Notary Public of said State, personally appeared Edward A. St. John, who acknowledged himself to be the general manager of Edward St. John, LLC, which entity is the general manager of St. John Projects, LLC, which entity is the manager of LC Reserve One, LLC, known to me (or satisfactorily proven) to be the person whose name is subscribed to the within instrument, and acknowledged that he executed the same for the purpose therein contained.

WITNESS my hand and Notarial Seal:

NOTARY PUBLIC

My Commission Expires:

VALLEY GROVE EXCHANGE I, LLC,
a Maryland limited liability company

By: ST. JOHN PROJECTS, LLC
a Delaware limited liability company
Its: Manager

By: EDWARD ST. JOHN, LLC,
a Delaware limited liability company
Its: General Manager

By: Edward A. St. John
Its: General Manager

STATE OF MARYLAND)
):ss
COUNTY OF BALTIMORE)

I HEREBY CERTIFY, that on this ____ day of _____, 2024, before me, the undersigned Notary Public of said State, personally appeared Edward A. St. John, who acknowledged himself to be the general manager of Edward St. John, LLC, which entity is the general manager of St. John Projects, LLC, which entity is the manager of Valley Grove Exchange I, LLC, known to me (or satisfactorily proven) to be the person whose name is subscribed to the within instrument, and acknowledged that he executed the same for the purpose therein contained.

WITNESS my hand and Notarial Seal:

NOTARY PUBLIC

My Commission Expires:

VALLEY GROVE EXCHANGE II, LLC,
a Maryland limited liability company

By: ST. JOHN PROJECTS, LLC
a Delaware limited liability company
Its: Manager

By: EDWARD ST. JOHN, LLC,
a Delaware limited liability company
Its: General Manager

By: Edward A. St. John
Its: General Manager

STATE OF MARYLAND)
):ss
COUNTY OF BALTIMORE)

I HEREBY CERTIFY, that on this ____ day of _____, 2024, before me, the undersigned Notary Public of said State, personally appeared Edward A. St. John, who acknowledged himself to be the general manager of Edward St. John, LLC, which entity is the general manager of St. John Projects, LLC, which entity is the manager of Valley Grove Exchange II, LLC, known to me (or satisfactorily proven) to be the person whose name is subscribed to the within instrument, and acknowledged that he executed the same for the purpose therein contained.

WITNESS my hand and Notarial Seal:

NOTARY PUBLIC

My Commission Expires:

EXHIBIT A

LEGAL DESCRIPTION OF VGVI PROPERTY

Lot 32, Lot 33, Lot 35, Parcel A, and Parcel B of the Valley Grove Business Park Plat 'P' Subdivision as recorded at the Utah County Recorder's Office.

EXHIBIT B

LEGAL DESCRIPTION OF 2016 EASEMENT AREA

Drainage Easement/Landscape Buffer Description (Area 1)

A parcel of land situate in the Southwest Quarter of Section 30 and the North Half of Section 31, Township 5 South, Range 2 East, Salt Lake Base and Meridian, being more particularly described as follows:

Beginning at a point on the Northeasterly Line of Interstate 15 and the Southeasterly Line of the Grantor's property, said point being East 742.17 feet and South 1074.10 feet from the North Quarter Corner of Section 31, Township 5 South, Range 2 East, Salt Lake Base and Meridian, thence the following six (6) courses coincident with the Northeasterly Line of Interstate 15:

- 1) North 49°51'46" West 951.02 feet;
- 2) thence North 49°18'52" West 284.68 feet;
- 3) thence North 46°03'46" West 482.64 feet;
- 4) thence North 42°44'49" West 282.90 feet;
- 5) thence North 37°59'12" West 534.94 feet;
- 6) thence North 45°10'20" West 162.89 feet to the Easterly Line of Pleasant Grove Boulevard;

thence the following four (4) courses coincident with said Easterly Line of Pleasant Grove Boulevard:

- 1) North 34°31'31" East 336.67 feet;
- 2) thence North 31°28'29" East 366.84 feet;
- 3) thence North 88°05'02" East 38.91 feet;
- 4) thence North 38°18'48" East 14.10 feet;
- thence South 51°36'51" East 5.88 feet;
- thence South 31°28'29" West 402.61 feet;
- thence South 34°31'31" West 304.35 feet;
- thence South 45° 10'20" East 132.02 feet;
- thence South 37°59'12" East 535.79 feet;
- thence South 42°44'49" East 280.08 feet;
- thence South 46°03'46" East 480.35 feet;
- thence South 49°18'52" East 283.35 feet;
- thence South 49°51'46" East 939.24 feet;
- thence South 23°58'51" West 41.64 feet to the Point of Beginning.

Contains 135,113 Square Feet, 3.10 Acres.

Drainage Easement Description (Area 2)

A parcel of land situate in the South Half of Section 30 and the Northwest Quarter of Section 31, Township 5 South, Range 2 East, Salt Lake Base and Meridian, being more particularly described as follows:

Beginning at a point on the Southwesterly Line of a parcel of land defined in that certain Special Warranty Deed recorded April 23, 2008 as Entry No 48055:2008, said point being East 146.48 feet and North 365.12 feet from the North Quarter Corner of Section 31, Township 5 South, Range 2 East, Salt Lake Base and Meridian,

thence South $57^{\circ}17'03''$ West 500.70 feet;
thence South $30^{\circ}48'22''$ West 179.74 feet;
thence North $46^{\circ}03'46''$ West 35.94 feet;
thence North $30^{\circ}48'22''$ East 179.81 feet;
thence North $57^{\circ}17'03''$ East 513.83 feet to a point on said Southwesterly Line;
thence Southeasterly 35.34 feet along the arc of a 742.00 foot radius curve to the left (center bears North $66^{\circ}36'35''$ East and the chord bears South $24^{\circ}45'18''$ East 35.34 feet with a central angle of $02^{\circ}43'45''$) to the Point of Beginning.

Contains 24,042 Square Feet or 0.55 Acres.

EXHIBIT C

LEGAL DESCRIPTION OF RELEASED VGVTS 2016 EASEMENT PORTION

PG 2016 Easement Release No. 1

A parcel of land situate in the Southeast Quarter of Section 30 and the Northeast Quarter of Section 31, Township 5 South, Range 2 East, Salt Lake Base and Meridian. Being more particularly described as follows:

Beginning at a point on the Southwesterly line of Valley Grove Way, said point being North 89°37'36" East 1,925.16 feet along the section line and South 1,257.03 feet from the East Quarter Corner of Section 30, Township 5 South, Range 2 East, Salt Lake Base and Meridian; and running

thence South 51°36'51" East 5.88 feet along said Southwesterly line;

thence South 31°28'29" West 402.61 feet;

thence South 34°31'31" West 304.35 feet;

thence South 45°10'20" East 132.02 feet;

thence South 37°59'12" East 535.79 feet;

thence South 42°44'49" East 103.05 feet;

thence North 52°53'20" West 24.17 feet;

thence North 49°35'58" West 138.78 feet;

thence North 38°07'09" West 152.97 feet;

thence North 29°37'49" West 132.85 feet;

thence North 47°49'22" West 195.14 feet to the Northeasterly line of Interstate 15;

thence North 45°10'20" West 162.89 feet along said Northeasterly line to the Southeasterly line of Pleasant Grove Boulevard;

thence along said Southeasterly line the following four (4) courses:

(1) North 34°31'31" East 336.67 feet;

(2) North 31°28'29" East 366.84 feet;

(3) North 88°05'02" East 38.91 feet;

(4) North 38°18'48" East 14.08 feet to the point of beginning.

Contains 46,522 Square Feet or 1.068 Acres

PG 2016 Easement Release No. 2

A parcel of land situate in the Southeast Quarter of Section 30 and the Northeast Quarter of Section 31, Township 5 South, Range 2 East, Salt Lake Base and Meridian. Being more particularly described as follows:

Beginning at a point on the Southwesterly line of Valley Grove Way, said point being North 89°37'36" East 2,812.00 feet along the Section line and South 2,271.81 feet from the East Quarter Corner of Section 30, Township 5 South, Range 2 East, Salt Lake Base and Meridian; and running

thence Southeasterly 35.34 feet along the arc of a 791.82 foot radius curve to the left (center bears North 66°31'34" East and the chord bears South 24°45'10" East 35.34 feet with a central angle of 02°33'27") along said Southwesterly line;

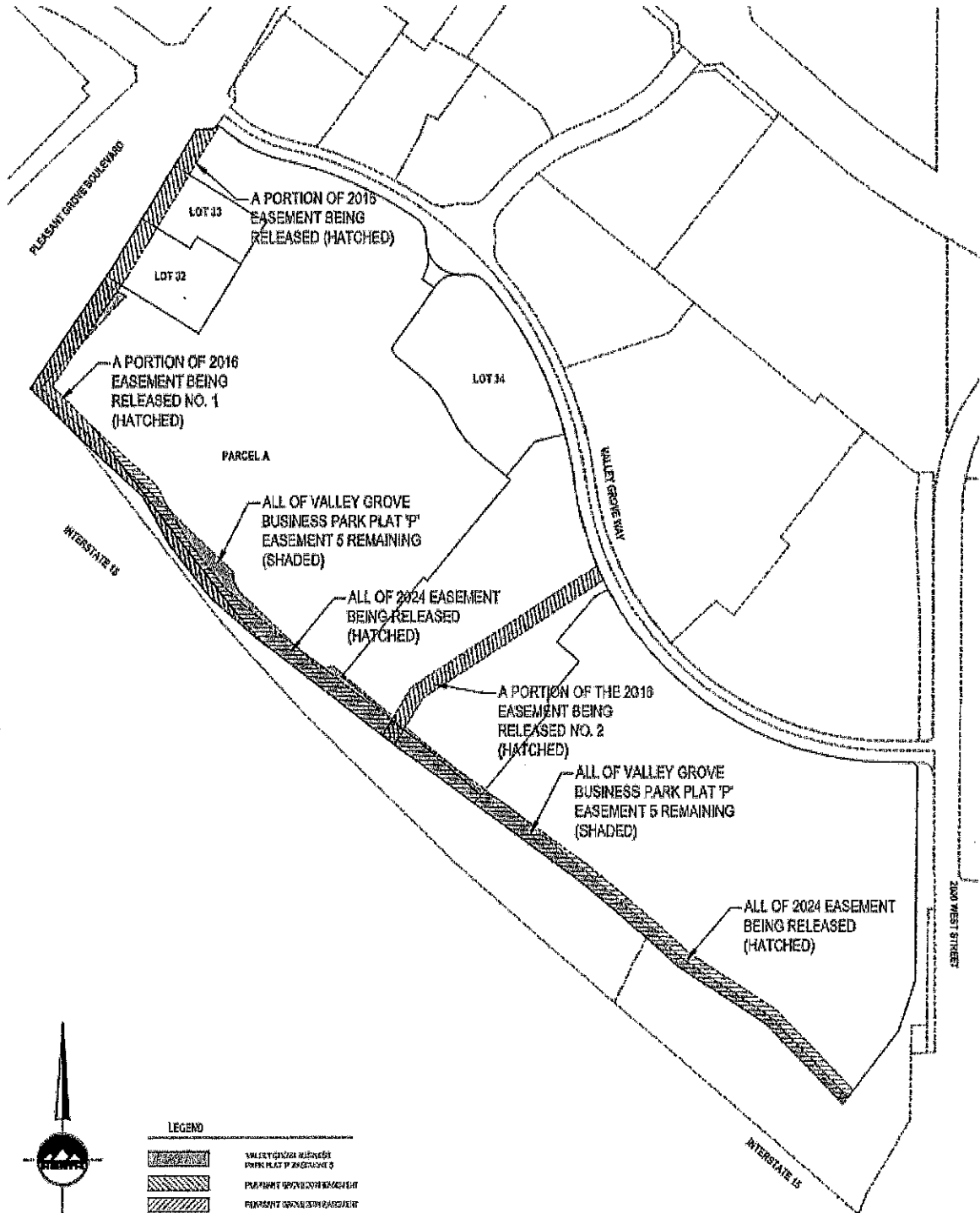
thence South 57°17'03" West 500.70 feet;

thence South $30^{\circ}48'22''$ West 123.01 feet;
thence North $52^{\circ}53'20''$ West 35.21 feet;
thence North $30^{\circ}48'22''$ East 127.38 feet;
thence North $57^{\circ}17'03''$ East 513.83 feet to the point of beginning.

Contains 22,132 Square Feet or 0.508 Acres

EXHIBIT D

DEPICTION OF RELEASED VGV'S 2016 & 2024 EXPRESS EASEMENTS



LEGEND

	VALLEY GROVE BUSINESS PARK PLAT 'P' EASEMENT 5
	PLEASANT GROVE EASEMENT
	PLEASANT GROVE EASEMENT

<p>PROJECT NUMBER: GAB5008 PROJECT VENDOR: SJA</p>	<p>PERIOD: 2024-05-09 DESIGNED BY: KFW</p>	<p>VALLEY GROVE BUSINESS PARK PLAT P VALLEY GROVE WAY PLEASANT GROVE, UTAH EASEMENT VACATION EXHIBIT - PLEASANT GROVE EASEMENT</p>	<p>ENSIGN THE STANDARD IN ENGINEERING</p> <p>Utah: 360.464.1100 Nevada: 702.464.1100 Texas: 972.464.1100 Arizona: 480.464.1100</p>	<p>SANDY 4700 W. 2000 S., Suite 500 Sandy, UT 84093 Phone: 801.255.0529 WWW.ENSIGNENG.COM</p>
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1 OF 1

EXHIBIT E

LEGAL DESCRIPTION OF RELEASED 2024 EXPRESS EASEMENTS

Beginning at the intersection of the northerly highway right of way and limited access line of said project and the easterly boundary line of said entire tract at a point 495.45 feet N.89°32'38"E. along the section line and 46.99 feet North and 557.93 feet S.26°20'54"W. from the South quarter corner of said Section 30 being the point of curvature of a non-tangent curve to the left with a radius of 3260.00 feet; and running thence northwesterly along said curve with an arc length of 209.49 feet, chord bears N.50°28'23"W. 209.46 feet; thence N.54°21'39"W. 505.61 feet; thence N.52°53'20"W. 395.20 feet to a point in an existing easement recorded as 112585:2016 in the Utah County Recorder's Office; thence along said existing easement the following three (3) courses and distances, (1) N.42°44'49"W. 103.14 feet; (2) thence N.37°59'12"W. 535.79 feet; (3) thence N.45°10'20"W. 3.49 feet to a point 150.43 feet perpendicularly distant northeasterly from the right of way control line of the northbound frontage road of said project, opposite approximate Engineers Station 324+68.04; thence S.47°49'22"E. 200.64 feet; thence S.29°37'49"E. 136.29 feet; thence S.38°07'09"E. 145.98 feet; thence S.49°35'58"E. 133.62 feet; thence S.52°53'20"E. 417.81 feet to a point 67.50 feet perpendicularly distant northeasterly from the right of way control line of the northbound frontage road of said project, opposite approximate Engineers Station 314+40.46; thence S.54°21'39"E. 505.80 feet to a point of curvature of a non-tangent curve to the right with a radius of 3300.00 feet; thence southeasterly along said curve with an arc length of 202.05 feet, chord bears S.50°34'21"E. 202.02 feet to a point in the easterly boundary line of said entire tract being 80.00 feet radially distant northeasterly from the right of way control line of the northbound frontage road of said project, opposite approximate Engineers Station 307+38.55; thence along said easterly boundary line S.26°20'54"W. 41.40 feet to the point of beginning.

The above described easement contains 57,339 square feet in area or 1.316 acres.

Also including the following:

Beginning at the intersection of the northerly highway right of way and limited access line of said project and the westerly boundary line of said entire tract at a point 495.45 feet N.89°32'38"E. along the section line and 46.99 feet North and 557.93 feet S.26°20'54"W. from the South quarter corner of said Section 30; and running thence along the westerly boundary line of said entire tract N.26°20'54"E. 41.40 feet to a point of curvature of a non-tangent curve to the right with a radius of 3300.00 feet at a point 80.00 feet radially distant northeasterly from the right of way control line of the northbound frontage road of said project, opposite approximate Engineers Station 307+38.55; thence southeasterly along said curve with an arc length of 104.12 feet, chord bears S.47°54'52"E. 104.12 feet; thence S.57°30'28"E. 240.93 feet to a point 130.00 feet perpendicularly distant northeasterly from the right of way control line of the northbound frontage road of said project, opposite Engineers Station 304+04.36; thence S.45°04'10"E. 259.18 feet to a point in said northerly highway right of way and limited access line at a point 130.00 feet perpendicularly distant northeasterly from the right of way control line of the northbound frontage road of said project, opposite approximate Engineers Station 301+45.18; thence running along said northerly right of way and limited access line the following four (4) courses and distances (1) S.37°33'28"W. 40.33 feet; (2) thence N.45°04'10"W. 260.00 feet; (3) thence N.57°30'28"W. 240.26 feet to a point of curvature of a non-tangent curve to the left with a radius of 3260.00 feet (4) thence northwesterly along said curve with an arc length of 95.93 feet, chord bears N.47°47'21"W. 95.92 feet; to the point of beginning as shown on the official map of said project on file in the office of the Utah Department of Transportation.

The above described easement contains 24,008 square feet in area or 0.551 acre.

After Recording, Return to:

LC Reserve One, LLC
Valley Grove Exchange I, LLC
Valley Grove Exchange II, LLC
c/o St. John Properties Utah, LLC
1064 S. North County Blvd., Suite 190
Pleasant Grove, UT 84062
Attn: Daniel Thomas

Tax Parcels: _____

PARTIAL RELEASE OF PRESCRIPTIVE EASEMENT

THIS PARTIAL RELEASE OF PRESCRIPTIVE EASEMENT (the "Release") is made as of _____, 2024 (the "Effective Date"), by the CITY OF PLEASANT GROVE, UTAH, a municipal corporation under the laws of the State of Utah (the "City") in favor of LC RESERVE ONE, LLC, VALLEY GROVE EXCHANGE II, LLC, and VALLEY GROVE EXCHANGE II, LLC, each a Maryland limited liability company (together herein, "VGVI").

RECITALS:

- A. VGVI is the owner of real property located in Pleasant Grove, Utah, more particularly described on Exhibit A attached hereto (the "VGVI Property"), which VGVI Property comprises the subdivision boundary of the Valley Grove Business Park Plat "P".
- B. There exists a certain unrecorded prescriptive easement in favor of the City comprising a ditch across the VGVI Property and adjacent properties that has been used by the City for storm drainage conveyance (the "Easement").
- C. VGVI and the City have determined that is in their mutual best interests to vacate, release, and terminate the portion of the Easement which crosses the VGVI Property, inasmuch as a substitute easement serving the needs of the City has been agreed upon and has been shown and described on the plat for Valley Grove Business Park Plat "P", which plat has been approved by the City and recorded with the Utah County Recorder.
- D. The portion of the Easement which crosses the VGVI Property (the "VGVI Easement Portion") is described on Exhibit B attached hereto.

RELEASE:

1. Release of Easement. The City hereby vacates, releases, and terminates any and all of its rights to the VGVI Easement Portion, consisting of the portion of the Easement which crosses the VGVI Property.

[Remainder of page intentionally left blank. Signatures and notarizations on following pages.]

IN WITNESS WHEREOF, the City has executed this Release as of the Effective Date set forth above.

CITY:

CITY OF PLEASANT GROVE, UTAH
a municipal corporation under the laws of
the State of Utah

By: _____

Print Name: _____

Title: _____

Attested by: City Recorder

City Attorney
Approved as to Form

ACKNOWLEDGMENT OF CITY

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

The foregoing Partial Release of Prescriptive Easement was acknowledged before me this ____ day of _____, 2024, by _____, the _____ of the City of Pleasant Grove, Utah, a municipal corporation under the laws of the State of Utah.

NOTARY PUBLIC

Residing at: _____

My Commission Expires:

IN WITNESS WHEREOF, VGVI agrees to the foregoing Release as of the Effective Date set forth above.

VGVI:

LC RESERVE ONE, LLC
a Maryland limited liability company

By: ST. JOHN PROJECTS, LLC
a Delaware limited liability company
Its: Manager

By: EDWARD ST. JOHN, LLC,
a Delaware limited liability company
Its: General Manager

By: Edward A. St. John
Its: General Manager

STATE OF MARYLAND)
):ss
COUNTY OF BALTIMORE)

I HEREBY CERTIFY, that on this ____ day of _____, 2024, before me, the undersigned Notary Public of said State, personally appeared Edward A. St. John, who acknowledged himself to be the general manager of Edward St. John, LLC, which entity is the general manager of St. John Projects, LLC, which entity is the manager of LC Reserve One, LLC, known to me (or satisfactorily proven) to be the person whose name is subscribed to the within instrument, and acknowledged that he executed the same for the purpose therein contained.

WITNESS my hand and Notarial Seal:

NOTARY PUBLIC

My Commission Expires:

VALLEY GROVE EXCHANGE I, LLC,
a Maryland limited liability company

By: ST. JOHN PROJECTS, LLC
a Delaware limited liability company
Its: Manager

By: EDWARD ST. JOHN, LLC,
a Delaware limited liability company
Its: General Manager

By: Edward A. St. John
Its: General Manager

STATE OF MARYLAND)
):ss
COUNTY OF BALTIMORE)

I HEREBY CERTIFY, that on this ____ day of _____, 2024, before me, the undersigned Notary Public of said State, personally appeared Edward A. St. John, who acknowledged himself to be the general manager of Edward St. John, LLC, which entity is the general manager of St. John Projects, LLC, which entity is the manager of Valley Grove Exchange I, LLC, known to me (or satisfactorily proven) to be the person whose name is subscribed to the within instrument, and acknowledged that he executed the same for the purpose therein contained.

WITNESS my hand and Notarial Seal:

NOTARY PUBLIC

My Commission Expires:

VALLEY GROVE EXCHANGE II, LLC,
a Maryland limited liability company

By: ST. JOHN PROJECTS, LLC
a Delaware limited liability company
Its: Manager

By: EDWARD ST. JOHN, LLC,
a Delaware limited liability company
Its: General Manager

By: Edward A. St. John
Its: General Manager

STATE OF MARYLAND)
):ss
COUNTY OF BALTIMORE)

I HEREBY CERTIFY, that on this ____ day of _____, 2024, before me, the undersigned Notary Public of said State, personally appeared Edward A. St. John, who acknowledged himself to be the general manager of Edward St. John, LLC, which entity is the general manager of St. John Projects, LLC, which entity is the manager of Valley Grove Exchange II, LLC, known to me (or satisfactorily proven) to be the person whose name is subscribed to the within instrument, and acknowledged that he executed the same for the purpose therein contained.

WITNESS my hand and Notarial Seal:

NOTARY PUBLIC

My Commission Expires:

EXHIBIT A

VGVI PROPERTY

Real property located in Utah County, Utah, and described as follows:

Lot 32, Lot 33, Lot 35, Parcel A, and Parcel B of the Valley Grove Business Park Plat 'P' Subdivision as recorded at the Utah County Recorder's Office.

EXHIBIT B

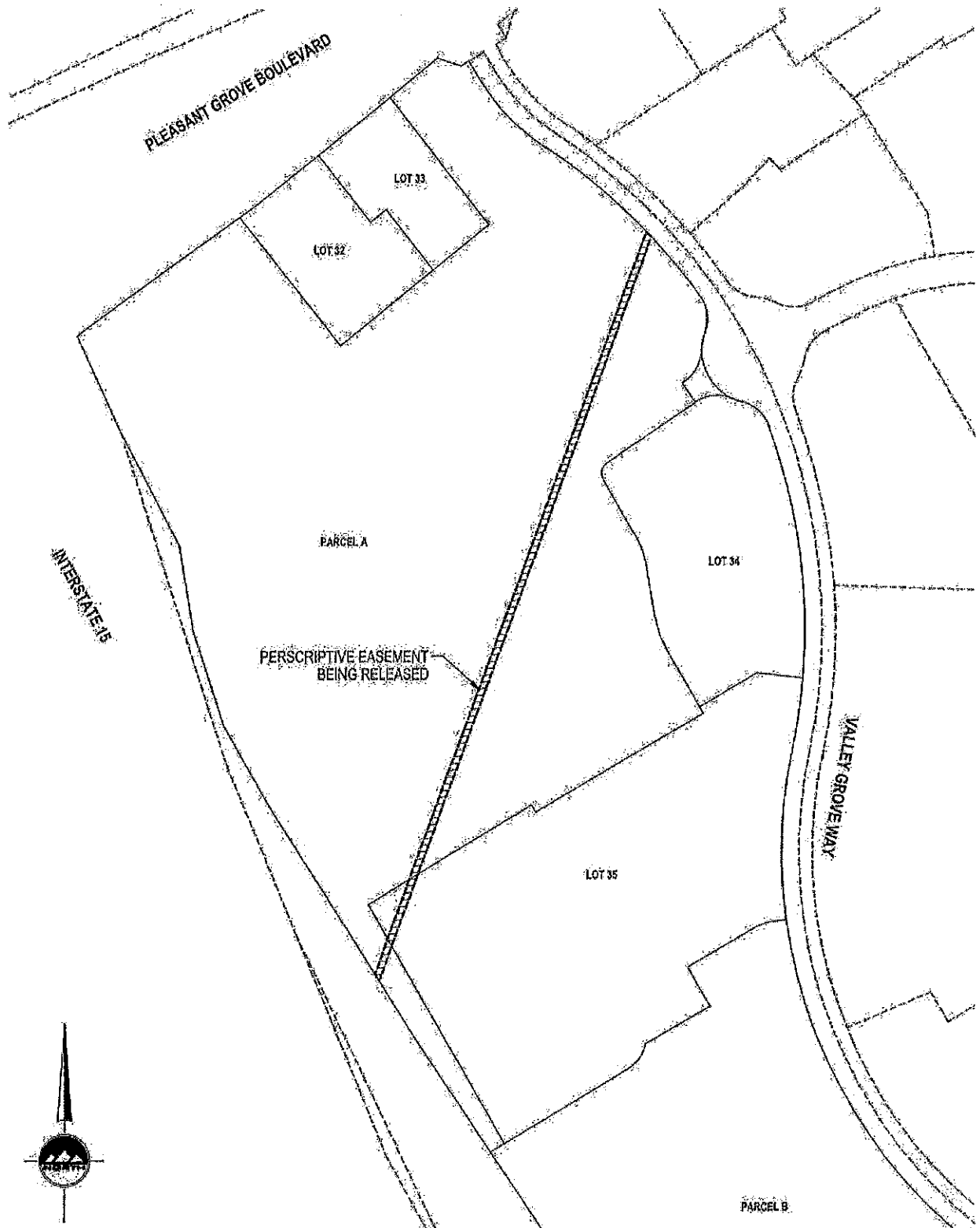
VGVI EASEMENT PORTION


Pleasant Grove Storm Drain Easement Vacation

A parcel of land situate in the Southeast Quarter of Section 30 and the Northeast Quarter of Section 31, Township 5 South, Range 2 East, Salt Lake Base and Meridian. The centerline of said parcel being an existing ditch being more particularly described as follows:

Beginning at a point on the Southwesterly line of Valley Grove Way, said point being North $89^{\circ}37'36''$ East 2,279.63 feet along the Section line and South 1,411.95 feet from the East Quarter Corner of Section 30, Township 5 South, Range 2 East, Salt Lake Base and Meridian; and running

thence South $00^{\circ}26'16''$ West 1,210.22 feet to the point of terminus.



PROJECT NUMBER R106288 PROJECT MANAGER SUL DESIGNED BY KFW	PRINT DATE 2024-03-18	VALLEY GROVE BUSINESS PARK PLAT P STREET PLEASANT GROVE, UTAH EASEMENT VACATION EXHIBIT - STORM DRAINAGE EASEMENT	 ENSIGN THE STAGMO, IN CORPORATION SANDY 46 W. 10010 S., Suite 800 Sandy, UT 84070 Phone: 801.254.4620 WWW.ENSIGNENR.COM OFFICE Phone: 801.254.4620 MOBILE Phone: 801.254.4620 FAX Phone: 801.254.4620
1 OF 1			

City Council Staff Report

May 21, 2024

FINAL COMMERCIAL SUBDIVISION PLAT

REQUEST 4-lot and 2-parcel commercial subdivision called Valley Grove Business Park Plat 'P'

APPLICANT St. John's Properties

ADDRESS Parcel #14:054:0162

ZONE The Grove – Valley Grove Mixed Use Overlay

STAFF RECOMMENDATION Approve the commercial Subdivision Plat

ATTACHMENTS Property Zoning Map	3
Property Aerial Map	4
Subdivision Plat	5

Background

The applicant is requesting approval of a 4-lot and 2-parcel commercial subdivision, called Valley Grove Business Park Plat 'P'. This property is currently vacant, but is adjacent to commercial development to the north and I-15 to the south.

Analysis

The proposed subdivision occupies a total area of 40.02 acres and consists of 4 lots and 2 parcels. The table below provides details for the size of each lot and parcel:

Lot/Parcel	Square Footage (Acres)
Lot 32	42,085 s.f. (0.966 ac)
Lot 33	34,734 s.f. (0.729 ac)
Lot 34	99,107 s.f. (2.275 ac)
Lot 35	246,989 s.f. (5.67 ac)

Parcel A	733,357 s.f. (16.836 ac)
Parcel B	588,300 s.f. (13.506 ac)

Access to proposed and future lots in this development area will primarily stem from Valley Grove Way and from internal private roads within the boundaries of the proposed plat. In The Grove – Interchange Subdistrict, there are no minimum requirements for lot area, width, or frontage. The setbacks for this property are different from what is typical in The Grove Zone, having a setback of 10 feet from the foundation of the building to the right of way along local roads or along Pleasant Grove Boulevard, or 20 feet along arterial roads. This setback excludes the area occupied by the gutter, curb, park-strip, and sidewalk. There are no setback requirements from private roads or in instances where the side or rear property line abuts a commercial or industrial zone. The proposed subdivision complies with the requirements for The Grove Interchange Subdistrict.

Because the proposed plat meets all the requirements for subdivisions and for The Grove Interchange Subdistrict, Planning Staff recommends the Planning Commission forward approval to the City Council for the proposed commercial plat with the following conditions:

All Final Planning, Engineering, and Fire Department requirements are met.

Recommendation from Planning Commission

Pleasant Grove City Planning Commission took the following action on the described application at their meeting on May 9, 2024.

**1. Public Hearing: Preliminary Subdivision Plat – Parcel #14:054:0162
(Sam White’s Lane Neighborhood)**

Public Hearing to consider the request of St. John’s Properties for a 4-lot and 2-parcel preliminary subdivision plat, called Valley Grove Business Park Plat ‘P’. This subdivision is approximately 40.02 acres in size and is located on property identified with Parcel #14:054:0162 and bounded by Valley Grove Way, Proctor Lane, I-15, and Pleasant Grove Boulevard, in The Grove Zone – Interchange Subdistrict. (Administrative Item)

RECOMMEND APPROVAL

MOTION: Commissioner Butler moved the Planning Commission recommend APPROVAL to the City Council for the request of St. John’s Properties for a 4-lot and 2-parcel preliminary subdivision plat, located on Parcel #14:054:0162 in The Grove Interchange Subdistrict; and adopting the exhibits, conditions, and findings of the Staff Report, and that all final Planning, Engineering, and Fire Department requirements are met.

Commissioner Fugal seconded the motion. The Commissioners unanimously voted “Yes”. The motion carried.

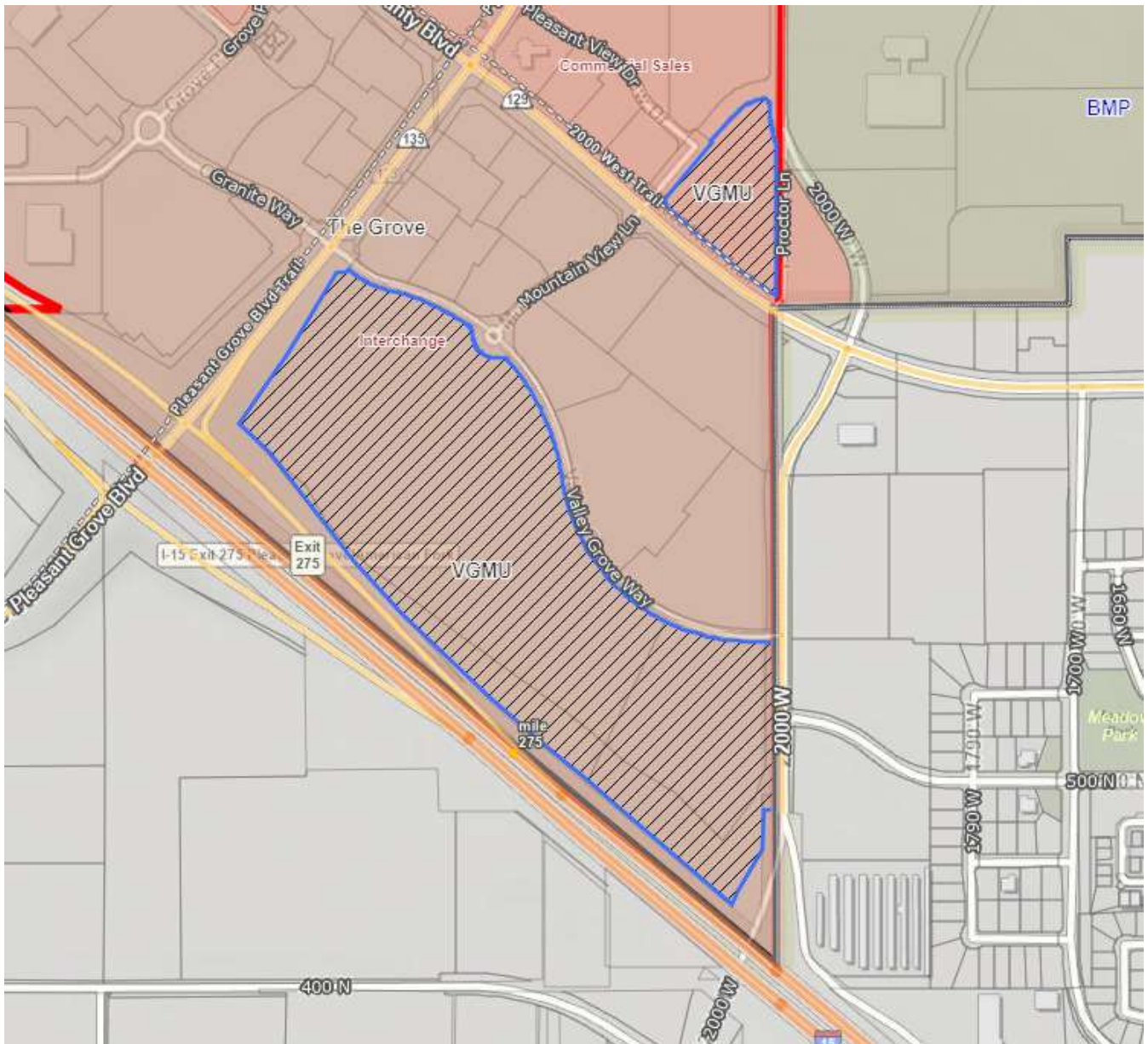
Motion by: Commissioner Butler

Seconded by: Commissioner Fugal

AYE VOTES: Chair Patten and Commissioners Butler, Fugal, Nelson, Shirley, Trickler

NAY VOTES:

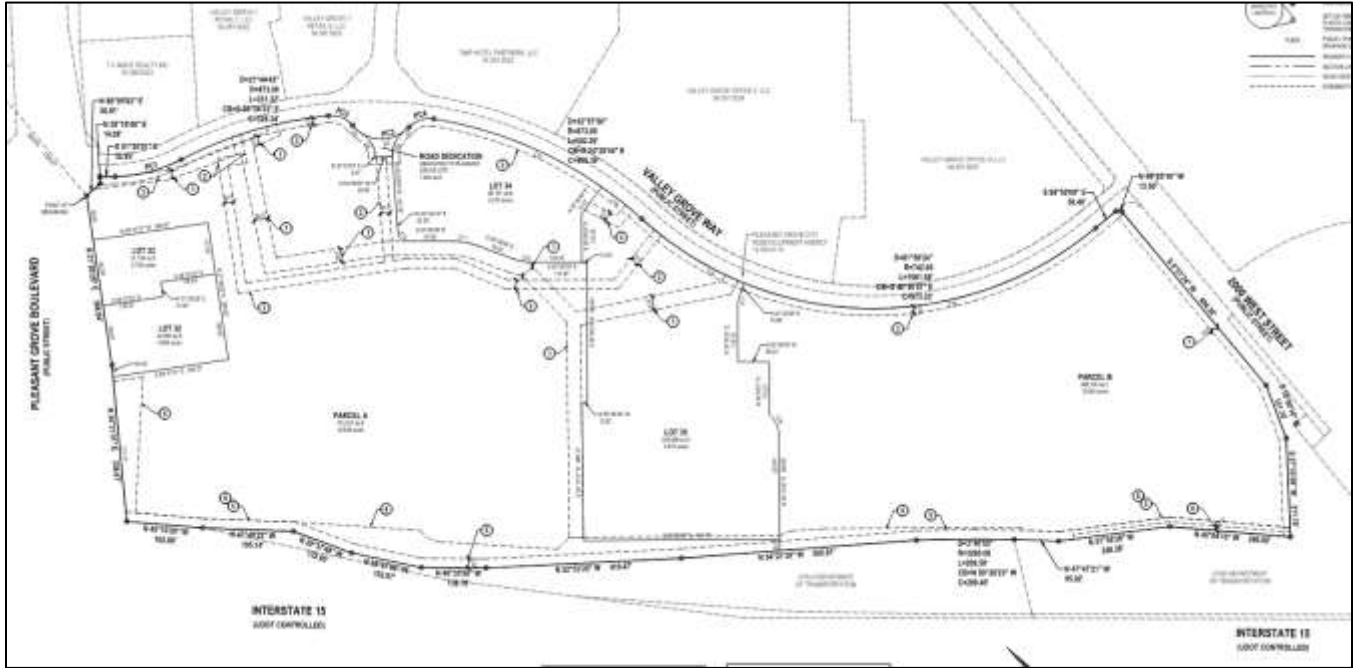
PROPERTY ZONING MAP



PROPERTY AERIAL MAP



COMMERCIAL PLAT – Valley Grove Business Park Plat 'P'



City Council Staff Report

May 9, 2024

SITE PLAN

REQUEST	Final commercial site plan for a hotel	
APPLICANT	Sequoia Development	
ADDRESS	Parcel #14:054:0162	
ZONE	The Grove – Interchange Subdistrict and the Valley Grove Mixed Use Overlay	
STAFF RECOMMENDATION	Approve the Commercial Site Plan	
ATTACHMENTS	Property Zoning Map	4
	Property Aerial Map	5
	Site Plan	6
	Open Space Calculations	7
	Landscaping Plan	8
	Elevation Plan	9

Background

The applicant first came before the Planning Commission in August 2023 for a site plan for this same proposed hotel. At that time, the applicant was anticipating on constructing their hotel at 1135 S Valley Grove Way. Since then, the applicant has moved their project just across the street, which required a new site plan application and review. No change has been made to the building itself.

The subject property is not currently subdivided; however the location for this project will be on the proposed Lot 34 of the Valley Grove Business Park Plat P Subdivision. This property is currently vacant and is zoned The Grove – Interchange Subdistrict.

Analysis

The applicant is requesting to build a five-story dual-brand hotel, with access from both South Valley Grove Way and the private drive for this development area.

Landscaping and Open Space:

Landscaping requirements within The Grove Zone – Commercial Sales Subdistrict require a mix of landscape elements, including evergreens. At least one tree is required per 1,000 SF of required landscaped areas, and at least 30% of the total number of required trees shall be evergreen. The proposed site plan has 29 trees total, 3 of which are evergreen (10.3%). The applicant requests to have fewer evergreen trees because evergreen trees in this area are less likely to survive because of the high water table. Landscaped parking islands are also provided at the edges of each parking area and for every 10 stalls.

Typically, a 25-foot landscape buffer is required between the back of the curb and the building, however the setbacks in the Valley Grove Mixed Use Overlay are reduced to “10 feet measured from the foundation to the right of way excluding the area occupied by the gutter, curb, park-strip, and sidewalk” for local roads. No setback requirement is provided from private roads. Because of this reduced setback requirement, the entire area between the building and the “area occupied by the gutter, curb, park-strip, and sidewalk” must be landscaped.

In total, the applicant provides for approximately 27,763 square feet (0.637 acres) of open space, which is 28% of the proposed site. Open space includes parks, plazas, courtyards, arcades, pedestrian walkways, natural areas and landscaped areas.

Use and parking:

The parking requirement for hotels is 1 parking space for every room. The applicant will have 143 rooms in the hotel, which in turn requires 143 parking spaces on the proposed site plan. Only 126 parking spaces are provided on site, and so the applicant will be required to provide a parking agreement for the remaining 17 spaces on an adjoining property. The applicant is working with the future site directly to the south for the remaining spaces.

Screening, height, and materials:

The maximum height for commercial buildings in The Grove Zone is 65 feet, although the Planning Commission may authorize heights up to a maximum of 100 feet through the issuance of a conditional use permit. The proposed building is approximately 65 feet tall at the highest roofline, with a couple sections that exceed the allowed height. Per Section 10-15-9, “spires, belfries, cupolas, domes, or other special architectural features not used for human occupancy, nor to chimneys, flues, ventilators, skylights, cornices without windows, antennas, radio towers, or properly screened mechanical appurtenances usually carried above the roof level of a building.”

The primary building material is fiber cement panels. As an accent material, the applicant is proposing to use EIFS on a few sections of the building.

Design Review Board:

The provided site plan was presented at the Design Review Board meeting on July 17, 2023. The Design Review Board found that the site and building met the requirements for urban design as well as building materials and design.

Planning Staff recommends the Planning Commission approve the proposed site plan and forward approval to the City Council for the site plan with the following condition:

1. All Final Planning, Engineering, and Fire Department requirements are met.

Recommendation from Planning Commission

Pleasant Grove City Planning Commission took the following action on the described application at their meeting on May 9, 2024.

2. Public Hearing: Site Plan – Parcel #14:054:0162 (Sam White’s Lane Neighborhood)

Public Hearing to consider the request of Sequoia Development for a commercial site plan for a hotel, located on property identified with Parcel #14:054:0162 and bounded by Valley Grove Way, Proctor Lane, I-15, and Pleasant Grove Boulevard, in The Grove Zone – Interchange Subdistrict. (Administrative Item)

RECOMMEND APPROVAL WITH CONDITIONS

MOTION: Commissioner Fugal moved the Planning Commission recommend APPROVAL to the City Council for the request of Sequoia Development for a commercial site plan for a hotel, located on the proposed Lot 34 of Valley Grove Business Park Plat ‘P’ on property zoned The Grove – Interchange Subdistrict; and adopting the exhibits, conditions, and findings of the Staff Report, and as modified by the condition(s) below:

- All Final Planning, Engineering, and Fire Department requirements are met.
- All landscaping requirements are met with the exception that there are no evergreen trees required.
- Any changes to the design are to be reviewed and approved by the Design Review Board.

Commissioner Trickler seconded the motion. The Commissioners unanimously voted “Yes”. The motion carried.

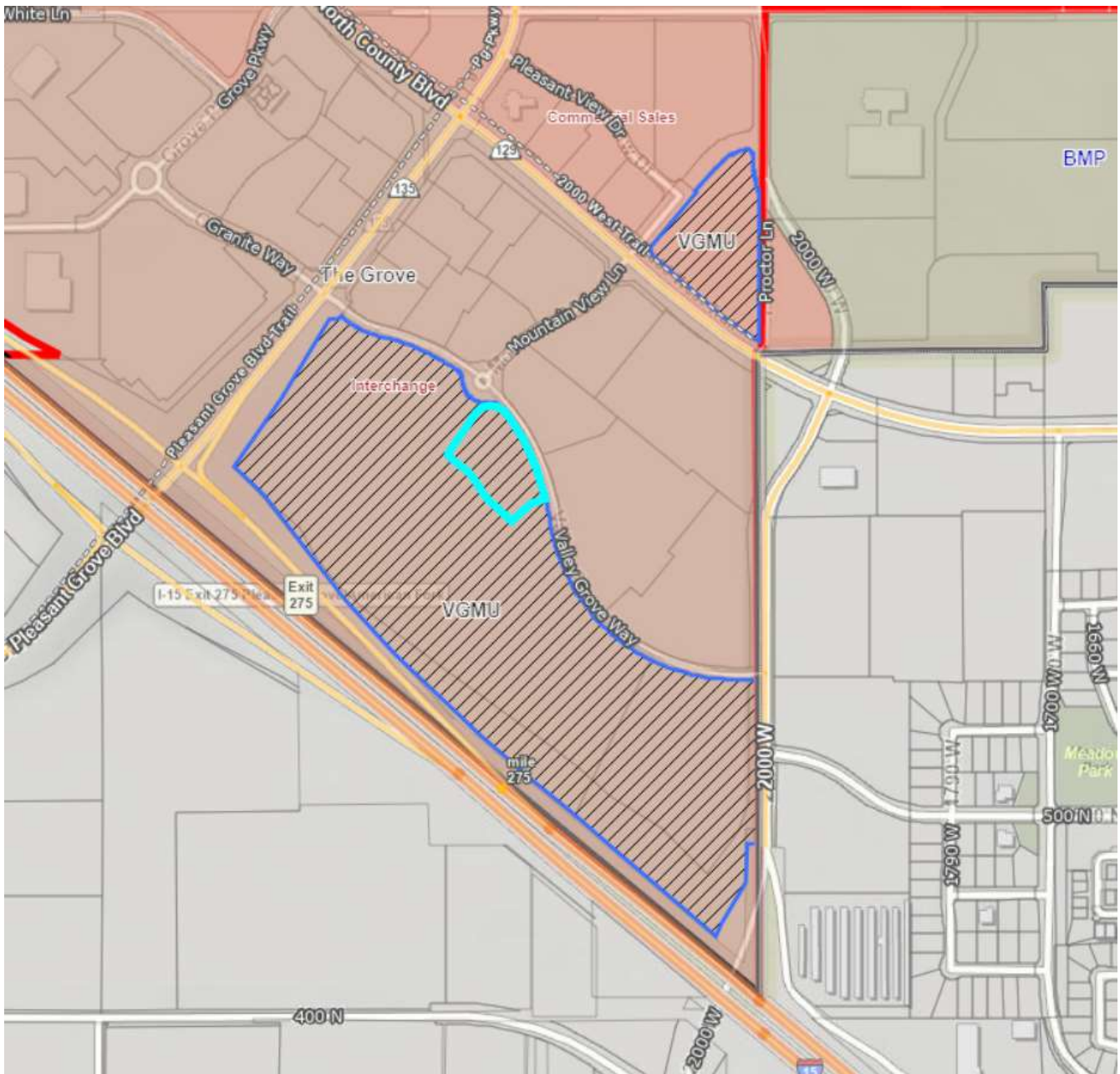
Motion by: Commissioner Fugal

Seconded by: Commissioner Trickler

AYE VOTES: Chair Patten and Commissioners Butler, Fugal, Nelson, Shirley, Trickler

NAY VOTES:

PROPERTY ZONING MAP



Authors: Daniel Cárdenas - Community Development Director and Jacob Hawkins - City Planner

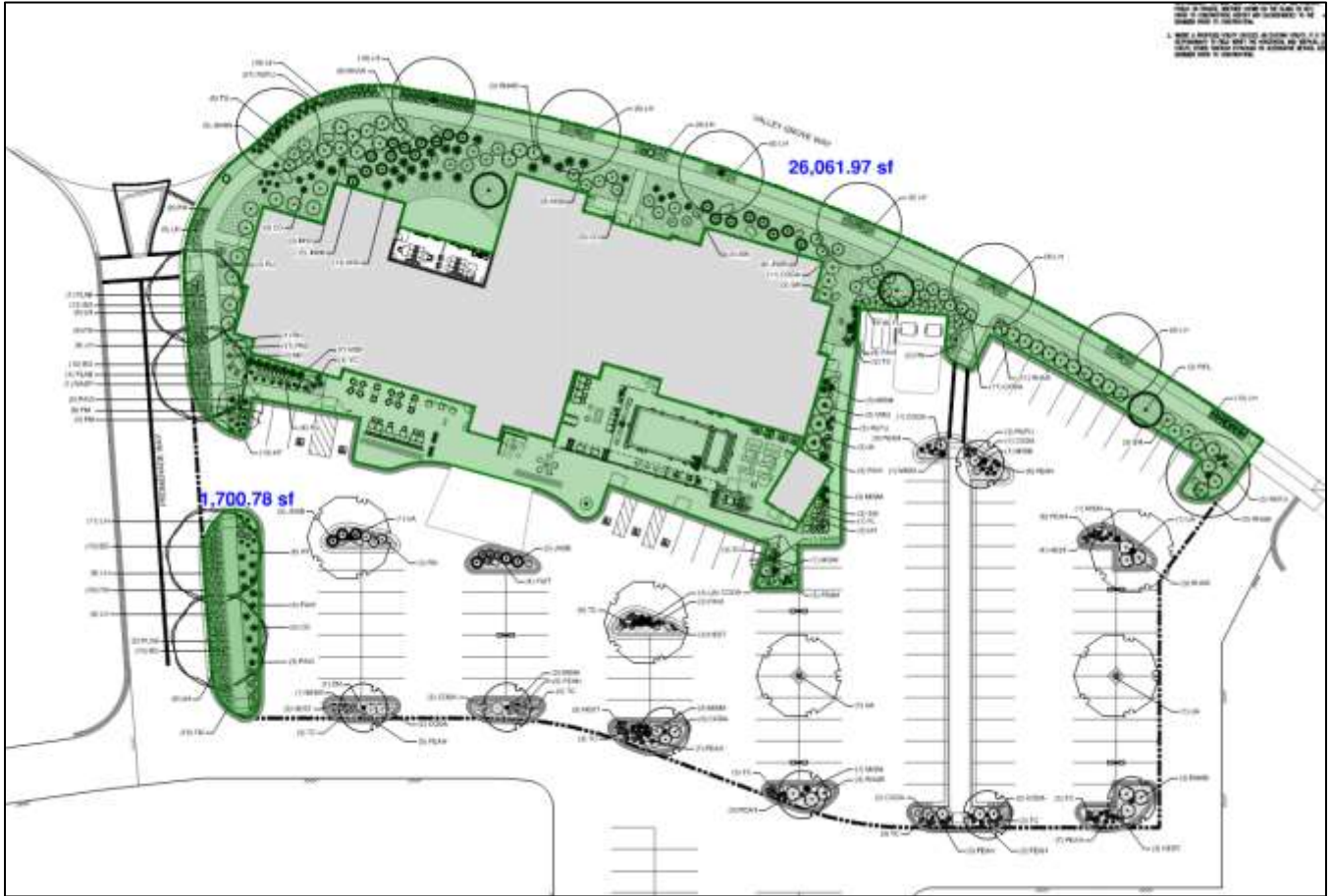
PROPERTY AERIAL MAP



SITE PLAN



LANDSCAPE PLAN



ELEVATION PLANS PRESENTED TO PLANNING COMMISSION



④ COLORED NORTH ELEVATION
3/32" = 1'-0"



③ COLORED SOUTH ELEVATION
3/32" = 1'-0"



① COLONIAL BROT ELEVATION
3/22-17

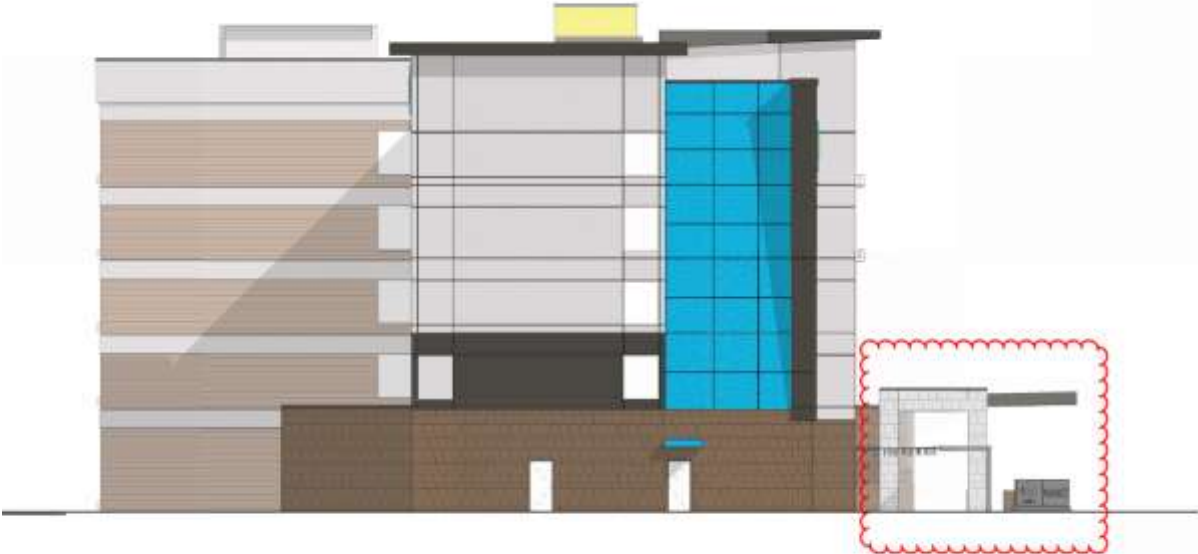
Facing Valley Grove Way



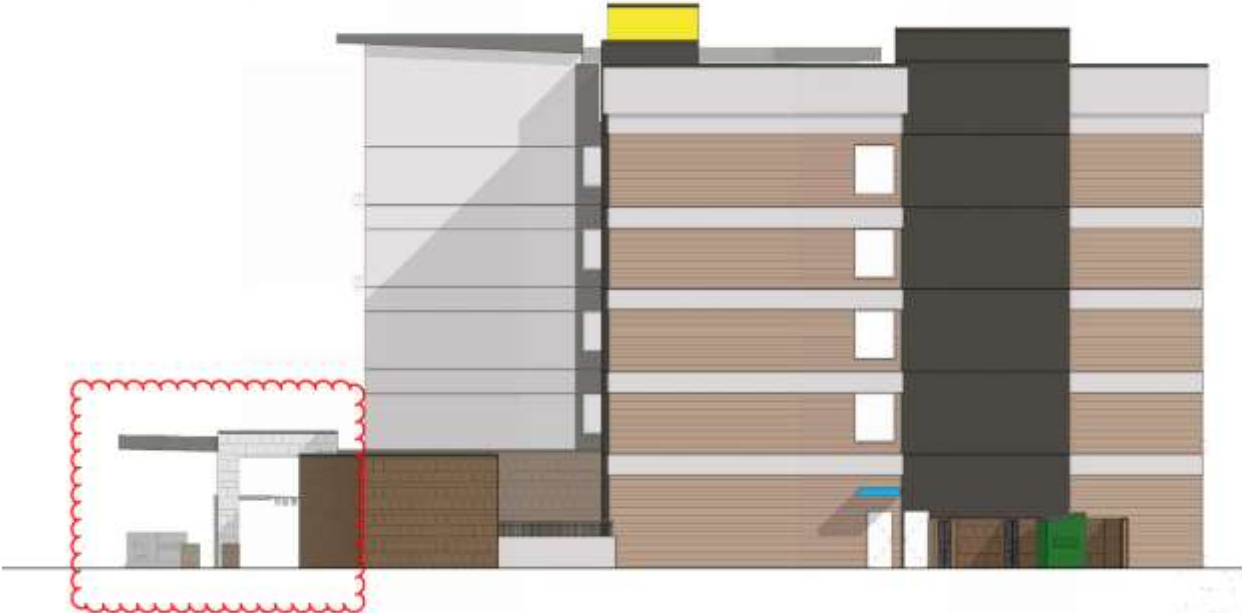
① COLONIAL BROT ELEVATION
3/22-17

Facing Parking Lot

FINAL ELEVATION PLANS



④ COLORED NORTH ELEVATION
3/32" = 1'-0"



③ COLORED SOUTH ELEVATION
3/32" = 1'-0"



Facing Valley Grove Way



Facing Parking Lot

RENDERINGS





**Pleasant Grove City
City Council Meeting Minutes
Work Session
Tuesday, April 9, 2024
4:30 p.m.**

Mayor: Guy L. Fugal

Council Members: Dianna Andersen
Eric Jensen
Cyd LeMone
Steve Rogers
Todd Williams

Staff Present: Scott Darrington, City Administrator
Deon Giles, Parks Director
Tina Petersen, City Attorney
Wendy Thorpe, City Recorder
Drew Engemann, Fire Chief
Sheri Britsch, Library and Arts Director
Kyler Brower, Assistant to the City Administrator
Britt Smith, Police Captain
Keldon Brown, Police Chief
Megan Zollinger, Recreation Director
Daniel Cardenas, Community Development Director
Neal Winterton, Public Works Director
David Packard, Human Resources Director

Excused: Denise Roy, Finance Director

The City Council and staff met in the Community Room, 108 South 100 East, Pleasant Grove, Utah.

4:30 P.M. WORK SESSION

Mayor Fugal called the meeting to order at 4:32 PM and welcomed those present. It is noted that J.C. Darrington is present to job shadow his father, Scott Darrington, for a school assignment.

a. Utah Recreation and Parks Association (“URPA”) Presentation.

City Administrator, Scott Darrington, introduced the Utah Recreation and Parks Association (URPA). Leann Powell, representing URPA, stated that it is a State organization with a membership of 1,800 park and recreational professionals. She asked the City Council to imagine Pleasant Grove without any recreational facilities or activities. That is impossible as “parks and recreation” are the heart and soul of the community and bring people together. This past March, at their annual Spring conference, elections were held for the incoming Board of Directors with three strong candidates on the ballot.

(The Board has 21 voting members.) She was pleased and excited to report that Recreation Director, Megan Zollinger has been elected as the incoming President. She met Director Zollinger when she interviewed her for Salt Lake County years ago. She still uses her interview as the gold star on how to interview for a job. She has followed Director Zollinger's progression in this field and finds her to be a true leader who is well-prepared in all that she does. Even before taking the role of President, she has been innovative and active in leading particularly in youth sports to make it more non-contentious. Her term of office will be three years (President-Elect; President; and Past President) which means she will be in an active leadership role during their 75th Anniversary celebration in 2026 and the National Recreation and Parks Association ("NRPA") meeting to be held in Salt Lake City in 2027. They are very excited to have Director Zollinger on board as she will do great things. Ms. Powell thanked the City Council for their support for recreation.

b. Review the Cook Family Park Financials.

Administrator Darrington reported that Public Works Director, Neal Winterton, will provide a budget update on the park, focusing on the traditional park (playground, splash pad, and the other amenities involved). That budget is approximately \$15 million. As a reminder, he noted that the park is one part of this development of the pipe plant property.

On the plan, Director Winterton identified the traditional park's location in the northwest corner. It is surrounded by a parking lot and cemetery to the east, soccer fields to the west, and reserved property for future use. The areas to be used at detention basins were identified. In general, the grading plan is complete, most of the work has been bid out, and construction has begun. Pipes have been installed throughout the site, which has required a lot of dirt to be moved from one place to another. The major features in the park are identified to include the basketball court, a pump track, a skate park, a splash pad, futsal courts, the playground, park shading and benches, an equipment building, a storage facility, parking lots, and landscaping. The only area remaining to be bid is the bottom landscaping park area. The budget for the landscaping site is \$2.6 million, of which \$750,000 has been spent related to the park area. Total numbers will be available shortly. Council is provided with each of the above feature's estimated price. During the presentation of that list of features, the following points were made:

- The pump track has been bid, and Horrocks Engineering will make a future presentation.
- The splash pad and playground total about \$4.6 million.
- The bathroom/equipment room is about \$1 million cost.
- Costs, in general, are spread out over the various features. For example, costs associated with building the splash pad are included in the pump room and equipment room (i.e., necessary pipes and filters). There are three family changing rooms, 8 female stalls, 3 male stalls, and 3 urinals which are all connected, cost-wise, with the pump room which has approximately 48 pipelines leading into it. Soccer equipment will be stored in the equipment room.
- When asked about costs associated with the house on the corner, Director Winterton stated that there will be some costs associated with grading and demolition. The house has already been moved, in preparation for placement of a future pump station, with a driveway and access area.
- The restroom area has been designed to be user-friendly. The restroom/equipment building is 28 feet wide and 92 feet long. All of the bathrooms have easy access, and there is adequate,

easy access to obtain equipment for use. He noted it was a privilege for him to work on the design with Megan, Deon, and the rest of the team, to get such a user-friendly building.

- The park will contain a lot of shade structures, including a large shade area for big groups. (30x60 feet cover, which is available to rent). This will be a well-shaded park.
- The skate park was discussed. Council Member Rogers stated that he had heard complaints about the design. Administrator Darrington did not know the design had been finalized to the extent that someone could have looked at it. The company designing the skate park are professionals with that specific type of experience. The City Council went on a field trip to see a pump track and skate park designed by them and were walked through the features. If Council Member Rogers was receiving that feedback, such has not been provided to them. He noted that the original design had to be scaled back because of costs. Council Member Andersen wondered how the public had seen the plans, as they have not yet been published. She also noted that the design was to be to Olympic and international standards. Council Member Rogers stated that he thought that the remarks possibly came from early viewings of the actual site. It looks different now. Director Winterton stated that the company doing the design is a national company that took a lot of time to get their feedback about what the park was to be. This skate park is not going to be an expert skateboard facility as the city did not want the liability. There will be no deep pits. It will, however, be a good place to brush up on skills. It was suggested that next time, they will have Horrocks Engineering come over and show renderings of the feature.
- The Pump track will have an asphalt track as was decided at a council meeting where all the surfaces, pros, and cons were discussed.
- The budget, which is 20 pages in length, addresses all the items, including trash cans, and toilet paper dispensers, which go into these amenities.
- Administrator Darrington stated that currently, they are looking at \$14,285,000 in costs. The budget is \$15 million. The skate park has an area that will need lights, at an additional cost of \$250,000. Once the landscaping bid is out, they will have the hard numbers, as all but the landscaping are hard numbers. It will be likely that the lights can be installed as there will be room in the budget. From his perspective, they are in a good space right now. They still need money for contingencies to cover change orders or unforeseen things, which change the scope. If they decide to have something changed, he thinks they are still okay.
- The splash pad will not be completed for use this summer, because of the past winter's wet weather. It will likely be completed in the fall but not opened until Spring of the following year. There will be an August opening.
- Mayor Fugal asked if they had many change orders when doing the sub-excavation. Director Winterton stated that they came upon a lot of unexpected, buried material which created some unexpected costs. The contingencies have covered what was discovered. He believes that they currently are on budget.

c. Budget Discussion

Moved to April 23, 2024, in the absence of Finance Director, Denise Roy.

d. Staff Business.

Human Resources Manager, David Packard, reported on the following:

- April 30th is the Annual Employee Recognition Event from 11:30 AM to 1:30 PM at the Recreation Center. Ballots for the full-time and the part-time employee of the year awards will be sent to City Council Members, the Mayor, and the Executive Staff to vote and are to be returned in one week. For all of the awards, he received 125 nominations. It was rewarding for him to see all of those names.
- Open enrollment for the next fiscal year will be held between May 9th and the 23rd. There will be two informational meetings to review benefits options and answer questions on May 14, 2024, at 2:00 PM and May 16, 2024, at 10:00 AM in the Community Room. The providers remain the same. There will be a small increase in the dental coverage.

Community Development Director, Daniel Cardenas, reported on the following:

- They will be combining each of the four division maps into one map, which will become a one-stop map. Work on that will begin on Monday. They have all of the data ready to be incorporated. The RAP sheet will be incorporated into the map.

Public Works Director, Neal Winterton, reported on the following:

- Staff has been busy working on red curbing on Pleasant Grove Boulevard and fixing potholes. As the weather warms up, asphalt and paint are becoming available for patching and use.
- A temporary patch has been placed on 1100 North. It needed patching to get a smoother transition where the contractor was dealing with a trench. There will be several Pressurized Irrigation (“PI”) trenches that need patching throughout the City.
- Geneva Rock has begun road rehabilitation (crack sealing). Some roads will receive three different treatments at different times consisting of (1) a leveling course or skin patch; (2) scrub sealing; and (3) micro-surfacing. He noted that a lot of road work is being done and he was impressed to see how much is being invested to improve the infrastructure in the community.
- The Boulevard Well is progressing as are the chlorinators. They pulled a well and are rehabilitating it.
- There will be two items on tonight’s agenda to be awarded, including Nathaniel Drive (a \$2 million project). Adding these awards to what has already been awarded results in total funded infrastructure work of \$60 to \$70 million.
- There was an after-hours water main break on State Street in front of McDonald’s. The Public Works Team mobilized and traffic control was put in place. A contractor also hit a water line on Orchard and Locust, which had to be shut down and repaired.
- Staff is for the City Cleanup. As the entire site is no longer available for vegetation piles, they are building new routes. There will be a map showing where materials can be placed. They also will be checking driver’s licenses and charging non-residents \$15. They are working on the logistics. He also noted that the area is being used for construction staging, which saves costs.
- When asked for a Utah Department of Transportation (UDOT) update, Director Winterton reported that he had no new information but agreed to pass relevant information along once received.

- When asked whether a citizen can use their own asphalt to repair a small storm drain that has sunk, Director Winterton reported that the citizen should take a picture of the issue and send it to him. He reminded the City Council that it is a resident's responsibility to install sidewalk, curb, and gutter. Sometimes the City has money to do that but balance is required.

Recreation Director, Megan Zollinger, reported on the following:

- The Recreation Program is going well. She was proud of the work the staff is doing with the community.
- A wide variety of sports activities are available and the equipment is really used, which creates scheduling issues at times.
- The survey results included concerns about parking and the need for more.
- With regard to the pool, Director Zollinger reported that what was done last year by Shawn to keep the pool open was phenomenal. There was discussion about contacting nearby communities about a possible Reciprocity Agreement to get general swim access. Council Member Williams asked about the possibility of getting resident rates from other cities. Administrator Darrington stated that they thought an offer of help from a nearby city might happen, but it has not. They may informally look into the matter for open swimming only.

Park Director, Deon Giles, reported on the following:

- The City experienced the first rash of vandalism this past week at a couple of parks in the restrooms (spray painting). The general restrooms will be opened on Friday for the season. A brief discussion of camera use was discussed to combat the issue.
- Staff has been working on the "Itty Bitty" trail, which may open this month. It is a loop trail for beginners.
- The first baseball game was last night. They are not happy with the quality of dirt used for the ballpark and will continue to work on that.
- The trails are getting a lot of use. Some service projects have been scheduled.

ADJOURNMENT

MOTION: At 5:32 p.m. Council Member Jensen moved to ADJOURN the Work Session. Council Member Andersen seconded the motion. The motion carried unanimously with Council Members Andersen, Jensen, LeMone, Rogers, and Williams voting "Yes".

Wendy Thorpe, CMC
 City Recorder
(Exhibits are in the Recorder's office.)

**Pleasant Grove City
City Council Meeting Minutes
Regular Session
Tuesday, April 9, 2024
6:00 p.m.**

Mayor: Guy L. Fugal

Council Members: Dianna Andersen
Eric Jensen
Cyd LeMone
Steve Rogers
Todd Williams

Staff Present: Scott Darrington, City Administrator
Deon Giles, Parks Director
Tina Petersen, City Attorney
Wendy Thorpe, City Recorder
Drew Engemann, Fire Chief
Sheri Britsch, Library and Arts Director
Kyler Brower, Assistant to the City Administrator
Britt Smith, Police Captain
Keldon Brown, Police Chief
Megan Zollinger, Recreation Director
Daniel Cardenas, Community Development Director
Neal Winterton, Public Works Director
David Packard, Human Resources Director

Excused: Denise Roy, Finance Director

The City Council and staff met in the Community Room, 108 South 100 East, Pleasant Grove, Utah.

6:00 P.M. REGULAR CITY COUNCIL MEETING

1) **CALL TO ORDER**

Mayor Guy Fugal called the meeting to order at 6:00 PM and welcomed those present.

2) **PLEDGE OF ALLEGIANCE**

The Pledge of Allegiance was led by Council Member Jensen.

3) **OPENING REMARKS**

The opening remarks were offered by Council Member LeMone.

4) APPROVAL OF MEETING AGENDA

City Administrator, Scott Darrington reported that Items 9B and 9C were noticed as two different public hearings but there is only one action item that covers both hearings. The public hearing on both will be held and then the one action vote will be addressed.

ACTION: Council Member Jensen moved to APPROVE the meeting agenda as noted by Administrator Darrington. Council Member Williams seconded the motion. The motion carried unanimously with Council Members Andersen, Jensen, Williams, LeMone, and Rogers voting “Yes”.

5) OPEN SESSION

Dianna Norris, a Pleasant Grove resident, and City employee, addressed a roundabout going into her front yard at 900 West 4000 North. She has not been contacted by anyone from the City about the roundabout but learned about it from her daughter who lives across the street who received notice. Ms. Norris was very opposed to the proposed roundabout as it takes almost nearly her entire yard. She brought a copy of the email, and copies of the plat and stated that it does not match what is on the title, photos of the proposed project line, and her easement line. She understands the easement part and has done much research. She read the entire 400-plus pages of the Road Master Plan which shows only seven or eight projected roundabouts, with this one being the only one in a residential area. She understands this is a Mountainland Association of Governments (“MAG”) project but stated that that involvement pertains only to funding and not the development. The impacted street is not busy and the four-way stop has never required flashing lights or crosswalks. The placement made no sense to her. She understands the City’s rights but hoped that she and the City can come up with a better alternative. She also stated that work has already begun on it.

Mayor Fugal stated that Ms. Norris was not provided notice as the project is in the design stage. Currently, only testing is being done and construction is a long way off. He requested that Public Works Director, Neal Winterton, speak with her in the hall. Ms. Norris gave her address, which is on the southwest side.

Lon Lewis reported that citizens have been encouraged to get involved with the City Council. At today’s Work Session, a huge amount of budget and plan information was provided about the park which he thought should have been provided during the regular meeting. He felt that generally the information given has been limited as he has only been able to see a rendering. He also wanted to clarify what is being done on the Nathaniel Drive Reconstruction Project. Although all of Nathaniel Drive is being redone, he thinks that the asphalt is being laid only on the area east of Murdock Drive. Both sections of the road are horrible and need complete rehabilitation. He also stated that based on the discussion about sidewalks, it appears that the City will not focus on sidewalk reconstruction on the road rebuild. There are some conditions where it is not the property owner’s responsibility for the sidewalks and the City needs to be involved with the sidewalks during reconstruction.

Craig Reiley reported that he speaks for the majority of citizens who believe the City Council is doing almost nothing to provide good roads in Pleasant Grove. As a result of public outcry, the City Council condescendingly took action; however, the action taken was to impose a Road Tax, which to him was a feeble approach to the road problems. The City’s roads are in deplorable condition and what is

being suggested is a drop in the bucket to the real needs which the City Council ignores. If the City Council drove along Main Street to the Cemetery, they would find the condition of the roads to be like those found on an Indian Reservation. The roads need to be repaired and replaced and not just painted black to make them look new. He stated that the City Council has extra money that is burning a hole in their pocket. He also thinks that buying a house to tear it down is a travesty. He stressed the need for affordable housing. Mr. Reiley stated that the owners of the home got tired of being hassled by the City and finally gave in and now the property is going to be used for a pump for the expensive park. A pump could have been put anywhere within 200 feet and would have worked just fine. The City should not tear down an affordable house. He stated that the City Council wants Pleasant Grove to be the envy of the neighboring cities. Mr. Reiley stated that the City known as the “City of Trees” destroyed 252 beautiful mature trees in the process. He considered Mayor Fugal to be straightforward but was sorry for some of the people he has to work with.

There were no further public comments. The Open Session was closed.

6) **CONSENT ITEMS**

- A. **City Council Minutes:
City Council Minutes for the February 9, 2024, Budget and Planning Meeting.
City Council Minutes for the February 21, 2024, Meeting.**
- B. **To Consider for Approval Contract Change Order No. 2 for J. Lyne Robert & Sons for the Chlorination System Installation Atwood Well and Gibson Well, Anderson Well and Adams Well Project.**
- C. **To Consider for Approval of Payment No. 4 to J. Lyne Robert & Sons for the Chlorination System Installation Atwood Well and Gibson Well, Anderson Well, and Adams Well Project.**
- D. **To Consider for Approval of Payment Reports for March 21, 2024, and April 4, 2024.**

ACTION: Council Member Andersen moved to APPROVE the Consent Items. Council Member LeMone seconded the motion. The motion carried unanimously with Council Members Andersen, Jensen, Williams, LeMone, and Rogers voting “Yes”.

7) **BOARD, COMMISSION, COMMITTEE APPOINTMENTS**

- A. **To Consider for Approval the Appointment of Denise Trickler and Kenna Nelson as Alternates to the Pleasant Grove Planning Commission.**

Mayor Fugal reported that two candidates were being considered for appointments as Alternates to the Pleasant Grove Planning Commission. He asked that they introduce themselves. Denise Trickler reported that she has been a resident for 15 years and is active in various City activities. She was excited to be involved in the work of the Planning Commission. Kenna Nelson stated that she has lived here for nearly five years and has generational family ties to the City. She wants to be involved in community service. Mayor Fugal thanked both for their willingness to serve.

ACTION: Council Member Jensen moved to APPROVE the appointment of Denise Trickler and Kenna Nelson as alternates to the Pleasant Grove Planning Commission. Council Member Williams

seconded the motion. The motion carried unanimously with Council Members Andersen, Jensen, Williams, LeMone, and Rogers voting “Yes”.

8) **PRESENTATIONS**

A. Municipal Wastewater Planning Program Presentation: Presenter: *Director Winterton.*

The above item was taken out of order and presented at the end of the public hearing and action item portions of the meeting.

The State Division of Water Quality requires that the Municipal Wastewater Planning Program be presented to the governing body. Once completed, the presentation will be submitted to the Division of Water Quality by email. Director Winterton reported that the State Division of Water Quality oversees the sewer systems State-wide. The only section of the program that is applicable to Pleasant Grove is the section on collection systems, as it does not operate as a treatment facility. The Timpanogos Special Service District (“TSSD”) serves as the City’s treatment facility. The City is billed quarterly and the charge is passed on to the residents. The City receives no income from that source. He commented that TSSD has increased its rates to all served cities by as much as 40%. When the new rates are presented to the customer, that increase will be noted. A report of events was displayed.

On page 5 of the exhibit, Director Winterton identified the section that addresses Sanitary Sewer Overflows (“SSO”) that occurred when a sewer overflow event reached the surface level during a measurement period. Pleasant Grove had no such events, which he attributed to the preventative measures they take, the sewer liner projects being done, and the department addressing issues and problems quickly. Sewer Foreman, Jerry Barnett, is dedicated to inspections, reviews, addressing problems, and maintaining a coordination relationship with TSSD. Staff also has individuals who are sewer-certified, which is a difficult certification to obtain. The Sewer Section is under the Water and Sewer Division, which is run efficiently. A sewer project was to begin within the next few months to fix ongoing sewer problems involving grading issues. This project is in the several million-dollar range.

There was discussion about the Cured-In-Place Pipe (“CIPP”) linings. They use Insituform, which can be put in without digging. It is fed into the pipe and once installed, the pipe acts like a new line. Issues arise if the grading is incorrect. With grading issues, digging and pipe repair or replacement are required. Sewer lines are usually placed deep, cross a number of utilities, and cannot be placed within 10 feet of a water line. All of those conditions make it challenging to redo the lines. The area around 1100 North, 600 West, and 1160 North has serious sewer problems that have been present for years. They are now being fixed.

Council Member Rogers referred to the sections of the report that address Capital Improvement Reserve Funds and asked what the plan is to increase those reserve funds. Director Winterton stated that given the wording, he was not aware of a single entity that can say they have five years’ worth of Capital Reserve Funds in their reserves. For Pleasant Grove, the annual assessment cost is \$3.7 million based on a 2% Replacement Plan for a system that costs \$185 million plus the cost of manholes and pipes. That figure would need to be multiplied by five to have a five-year reserve.

Pleasant Grove does not have that amount of money in reserve. Council Member Rogers asked if that was cause for concern. Director Winterton stated that the City's practice for all activities is to operate on a year-to-year basis, saving up for big projects. Administrator Darrington stated that if the City gets a revenue bond for a sewer or water project, they are asked to have one year of reserve to cover operating revenues to obtain the highest bond rating for a city of Pleasant Grove's size. The City tries to keep that one-year amount in their reserves. It also was noted that the question is old and outdated.

9) **PUBLIC HEARING ITEMS**

- A. **To Consider for Adoption an Ordinance (2024-07) for a Zone Change from R1-9 (Single-Family Residential) Zone to R1-8 (Single-Family Residential) Zone, on approximately 1.86 Acres of Land located at 642 South 780 East. Additional Addresses in this Rezone include 770 and 758 East Orchard Drive, and 635, 649, and 679 South Spruce Avenue (Michael & Kori Richins Applicants). *Presenter: Director Cardenas.***

Community Development Director, Daniel Cardenas, reported that as Pleasant Grove is nearly built out, particularly in the single-family residential zones, more applicants will be approaching the City about subdividing property. Subdivisions require zoning requirements to be met and address how the land can be divided. If the lot size meets the zoning requirements, the development can go forward. If the lot does not meet the required area, then a request for rezone may be brought forward. In this case, the subject property is about 17,570 square feet in size and is in the R1-9 Zone. To subdivide, it would need to be a minimum of 18,000 square feet. If the zoning were R1-8, the lot could be subdivided. As a rezone for one lot does not make sense, the applicant has spoken with neighbors. Some expressed support and joined in the request for the rezone. It was noted that the area was previously part of a subdivision. All of the properties around the subject property and the neighboring lots are zoned R1-8. Director Cardenas identified the area involved on the zoning map. He also noted that for the applicants to subdivide their lot, they will need to acquire additional property to meet the width requirements.

When staff considers rezones, they refer to the General Plan to determine compatibility. In this case, the General Plan shows that the property has a single-family medium-density land use designation that includes R1-10, R1-9, and R1-8 zones. The total acreage is 1.86 acres and involves six lots. All requirements are met. The application has been reviewed by the Planning Commission who approved the rezone. There was no opposition at the Planning Commission level.

Mayor Fugal opened the public hearing. There were no public comments. The public hearing was closed.

Council Member Andersen reported that the land forms a peninsula and asked if that makes it difficult. City Attorney, Tina Petersen, confirmed that her concern was with spot zoning and stated that the State law was changed a few years ago and spot zoning is no longer illegal. Director Cardenas reported that this issue is different as the peninsula is adjacent to the same zoning. Street access was also discussed. In this case, all of the properties have street access. The houses facing east have access on the cul-de-sac and the homes facing west have access on Spruce Street. The only

undeveloped portion is a small area to the southeast near a backyard that is being addressed. That space would involve a different request.

ACTION: Council Member Jensen moved to ADOPT Ordinance 2024-07 for a zone change from R1-9 (Single-Family Residential) Zone to R1-8 (Single-Family Residential) Zone, on approximately 1.86 acres of land located at 642 South 780 East. Additional addresses in this rezone include 770 and 758 East Orchard Drive, and 635, 649, and 679 South Spruce Avenue. Council Member Andersen seconded the motion. Vote on motion: Dianna Andersen-Yes, Steve Rogers-Yes, Eric Jensen-Yes, Cyd LeMone-Yes, Todd Williams-Yes. The motion carried unanimously.

B. Public Hearing to Consider Adoption of an Ordinance (2024-08) to Amend City Code Section 10-19: Signs and Outdoor Advertising. The Applicant, Slope Construction, Proposes to Amend City Code Sections 10-19-7 and 10-19-13 to Remove Roof Signs from the Prohibited Signs Section and to Permit Roof Signs in Commercial Zones. Presenter: Director Cardenas

Director Cardenas reported that a few months prior Pleasant Grove revamped its Sign Ordinance. He was asked to speak about all the different signs at a recent meeting of the Association of Code Enforcement in St. George. There is only one roof sign in Pleasant Grove (picture shown); however, currently, roof signs are not allowed. The applicant seeks to amend the Code to allow roof signs, which are beneficial when the building does not have a lot of wall space. To support the application, the applicants provided renderings of what the roof sign would look like and have already installed it. Staff identified the requirements that would best serve Pleasant Grove. They include the following:

- The sign cannot exceed the peak of the roof;
- Only channeled or raised molded letters can be used; and
- Dimension regulations are identified to be the same as wall signs.

Mayor Fugal opened the public hearing. There were no public comments. The public hearing was closed.

C. Public Hearing to Consider Adoption of an Ordinance (2024-08) to Amend City Code Section 10-19: Signs and Outdoor Advertising. The Applicant, YESCO, LLC, Proposes to Amend City Code Section 10-19-9: Freestanding Signs to Increase the Permitted Sign Height and Square Footage of Pole Signs located on Properties Adjacent to I-15. Presenter: Director Cardenas.

Director Cardenas presented the Staff Report and stated that shortly after the Sign Ordinance was adopted, the City had discussions with a business that had been working on a specific sign for some time. It was determined that modifying it to comply with the current Code would be onerous. The location of the sign is proposed to be along the I-15 corridor on property that sits in a low spot. Because of the highway configuration, the maximum height limit for a pole or pylon sign in this setting would be insufficient to provide any kind of notice. The City has already made provisions for properties within a 150-foot parallel buffer to I-15 to have a higher sign. Consequently, staff has worked with the applicant to see what could be done to allow them a sign that would be effective. The following requirements were considered appropriate:

- The property involved must be within 150 feet of I-15;
- The square footage of the sign is 650 square feet with a maximum height of seven feet;
- Signs in the area are to be no closer than 700 feet from one another; and
- The sign is only to be for on-site advertisement.

Those requirements will help the applicant with advertisement and are found to be determinable by staff for compliance purposes. The proposed amendment will also help address signs for future development in the south. The buffer separation helps with the looks of the area. Both the roof ordinance and the increase in the pole sign height are separate parts of a single ordinance.

Mayor Fugal opened the public hearing. There were no public comments. The public hearing was closed.

Council Member Andersen asked for clarification on the vote. It was noted that the Ordinance is the same for both issues raised tonight.

ACTION: Council Member Williams moved to ADOPT Ordinance (2024-08) to amend City Code Section 10-19: Signs and Outdoor Advertising. The applicant, Slope Construction, Proposes to Amend City Code Sections 10-19-7 and 10-19-13 to Remove Roof Signs from the Prohibited Signs Section and to Permit Roof Signs in Commercial Zones.; as well as Amend City Code Section 10-19: Signs and Outdoor Advertising. The Applicant, YESCO, LLC, Proposes to Amend City Code Section 10-19-9: Freestanding Signs to Increase the Permitted Sign Height and Square Footage of Pole Signs located on Properties Adjacent to I-15. Council Member Jensen seconded the motion. Vote on motion: Dianna Andersen-Yes, Steve Rogers-Yes, Eric Jensen-Yes, Cyd LeMone-Yes, Todd Williams-Yes. The motion carried unanimously.

D. Public Hearing to Consider Adoption of an Ordinance (2024-09) to Amend City Code Section 10-14-28-6: Setbacks and Street Landscaping Buffers in the Valley Grove Mixed-Use Overlay. The Applicant, St. John’s Properties, Proposes to Adjust the Setback Requirements for Buildings Along Pleasant Grove Boulevard. Presenter: Director Cardenas.

Director Cardenas presented this item and stated that the Valley Grove Mixed Use Overlay (“VGMUO”) has already been approved for a new project coming to the City. He identified the areas involved on a map displayed. When they were working on the overlay, they determined that setbacks in front of arterioles or a Utah Department of Transportation (“UDOT”) right-of-way are to be 20 feet from the right-of-way to the building foundation, which allows for landscaping and sidewalks. For local roads with less traffic, the setback should be 10 feet. The applicant, St. John Properties (“SJP”) when working on the actual location of the buildings, realized that they needed more area along one of the major streets. Director Cardenas identified the specific area needing extra space and the proposed location of the buildings. They are proposing to move the setback from 20 feet to 10 feet in that area. The impact of the change softens the area because a huge UDOT landscaped area is already in place and creates a buffer. The UDOT buffer will likely be 10 to 15 feet wide, which when coupled with the applicant’s 10 feet, makes the buffer area adequate. They are requiring high-quality architectural standards for the buildings and the development in general. This matter has been before the Planning Commission which approved the change.

Mayor Fugal opened the public hearing.

Denise Trickler asked if the widening of Pleasant Grove Boulevard will affect the buffer since the road will only get busier over time. Director Cardenas stated that there are plans to increase the capacity but the buffer area is large. He identified the area that will be affected. Council Member Rogers asked about the height of any building that is within 10 feet of the right-of-way. Director Cardenas stated that the building height will be similar to the buildings in the area. He expected them to be a single story or possibly higher because of special features such as the restaurant use. The taller buildings will be located toward the center.

There were no further public comments. The public hearing was closed.

ACTION: Council Member Jensen moved to ADOPT Ordinance 2024-09 to Amend City Code Section 10-14-28-6: Setbacks and Street Landscaping Buffers in the Valley Grove Mixed-Use Overlay. The applicant, St. John Properties, proposes to adjust the setback requirements for Buildings along Pleasant Grove Boulevard. Council Member Steve Rogers seconded the motion. Vote on motion: Dianna Andersen-Yes, Steve Rogers-Yes, Eric Jensen-Yes, Cyd LeMone-Yes, Todd Williams-Yes. The motion carried unanimously.

10) ACTION ITEMS READY FOR VOTE

- A. To Consider for Adoption Resolution (2024-18) of the City Council of Pleasant Grove City, Utah County, Utah, Appointing a Judge Pro-Tem and Temporary Judges for the Pleasant Grove City Justice Court. *Presenter: Attorney Petersen.***

Attorney Petersen presented this item and stated that Pleasant Grove's Justice Court Judge, Randy Birch resigned effective March 13, 2024, as he has obtained a full-time position as a Judge with Utah County. Judge Brook Sessions has agreed to take his place in the interim until a permanent judge can be appointed. State Code requires that the City Council appoint a Judge Pro Tem and that there be a list of judges who can serve as conflict judges or substitutes if Judge Sessions is unavailable. The current list of judges includes names of judges who are no longer available. Judge Sessions has spoken to several judges regarding that service and provided a list of names for consideration. That list includes Judge Scott J. Mikelsen from the Bluffdale Justice Court; Judge Randy B. Birch from the Heber City and Utah County Justice Court; and the Honorable Barbara Finlinson from the Juab County and Nephi City Justice Courts.

ACTION: Council Member Andersen moved to ADOPT Resolution 2024-18 of the City Council of Pleasant Grove City, Utah County, Utah, appointing a Judge Pro-Tem and Temporary Judges for the Pleasant Grove City Justice Court. Council Member LeMone seconded the motion. Vote on motion: Dianna Andersen-Yes, Steve Rogers-Yes, Eric Jensen-Yes, Cyd LeMone-Yes, Todd Williams-Yes. The motion carried unanimously.

- B. To Consider a Permit to Exceed Noise Restrictions for Geneva Rock Products, Inc. *Presenter: Director Winterton.***

Director Winterton presented this item and stated that the roadway work is about to begin. Currently,

night work is not being considered, however, unforeseen events may arise that may create the need. The request is preemptive and the work schedule will remain unaffected. The project cost is approximately \$4.5 million. Council Member Rogers commented that notice of pending night work is required should that become a reality.

ACTION: Council Member LeMone moved to GRANT a permit to exceed noise restrictions for Geneva Rock Products, Inc. Council Member Jensen seconded the motion. The motion carried unanimously with Council Members Andersen, Jensen, LeMone, Rogers, and Williams voting “Yes”.

It was noted that the contractor has been, and will continue to provide notice, when applicable. There was brief discussion about the types of notice being provided.

C. To Consider the Notice of Award for the Nathaniel Drive Waterline and Roadway Project and Authorize the Mayor to Sign the Notice of Award. Presenter: Director Winterton.

Director Winterton presented this item and stated that very competitive bids were received on the project, which includes water lines and complete roadway work. Different pressure areas are involved making this more complicated. The accepted bid was under budget. The estimated project cost is \$1.9 million.

ACTION: Council Member Jensen moved to AWARD the Notice of Award for the Nathaniel Drive Waterline and Roadway Project and authorize the Mayor to sign the Notice of Award. Council Member Andersen seconded the motion. The motion carried unanimously with Council Members Andersen, Jensen, LeMone, Rogers, and Williams voting “Yes”.

Director Winterton suggested that for the work being done, they check up on all the contractors and subcontractors to make sure they are qualified and that everything is in order. This project was on the original three-year roadway plan and now nearly all of the original roadway plan is completed. When that plan was initially unveiled, all of the underground investigation had not yet been done. This is another example of keeping the original plan’s commitment and this roadway stretch from Murdock to the east, has been expanded around the tank. It has taken a lot of time and effort. Additional roadway surface treatments were anticipated to complete the area within about one year.

D. To Consider the Notice of Award for the Storm Drain Outfall Project, Otherwise known as Channel to the Lake be awarded to Acme Construction, Inc. and Authorize the Mayor to Sign the Notice of Award. Presenter: Director Winterton.

Director Winterton presented this item and stated that it has taken a lot of time and effort. The project involves an outfall project to transport storm drain water through another city, into another city, and eventually to the lake. Four bids were received of which three were competitive and in close range. Staff will continue to work to reduce the costs without reducing quality or project integrity. The open channel will be widened and a new culvert crossing created, which will enhance the stability of the slopes. The nearby road will also be protected.

The project is currently \$2.4 million over budget. The City’s intent is to change the scope, phase the work, or adjust some parameters. Director Winterton reported that part of the work involves sheet

piles, which are steel plates driven straight into the ground to stabilize the soil as the homeowners were not amenable to what was originally suggested for slope improvement. This work alone is around \$2.4 million. Other options were being considered for that portion. Director Winterton recommended that the bid be accepted as-is, as it was competitive bidding and there is an understanding that negotiations regarding change orders can lower the cost. The contractor was amenable to negotiations and discussing the issue.

Council Member Rogers asked if there was a contingency available if they cannot get the number down to the estimate. Administrator Darrington stated that the City works on contingencies and can put impact fees towards this if needed. Other options were available for consideration, if necessary; but the project itself has to go forward because of the water issues. He stated that they had a 90-minute meeting about one week ago to figure out value engineering and contingencies. Council Member Rogers thought the project was part of the bond money. Administrator Darrington explained that most of the funding is coming from federal money received three or four years ago (\$4.5 million), with the rest from the bond. They are exploring all options as this project needs to be done. The contractor will be working with the City on this issue.

ACTION: Council Member Andersen moved to AWARD the Notice of Award for the Storm Drain Outfall Project, otherwise known as Channel to the Lake, to be awarded to Acme Construction, Inc. and Authorize the Mayor to Sign the Notice of Award. Council Member LeMone seconded the motion. Vote on motion: Dianna Andersen-Yes, Steve Rogers-No, Eric Jensen-Yes, Cyd LeMone-Yes, Todd Williams-Yes. The motion carried unanimously. The motion passed 4-to-1.

11) ITEMS FOR DISCUSSION

A. Continued Items from the Work Session if needed.

Library and Arts Director, Sherri Britsch, reported on the following:

- The library staff is amazing and everything is running well.
- Staff is preparing for the May 4 week, which will include a week full of activities.
- Today is National Library Workers Appreciation Day.
- Tickets need to be reserved for the upcoming play.

Police Chief, Keldon Brown, reported on the following:

- The officers are enjoying the new cameras. There has been press coverage on their successes including their assistance in breaking up a baby formula-selling scam along the Wasatch Front. The Police Department was able to help identify and apprehend suspects through the use of license plate information, identifying their places of operation, and recovering stolen formula. An immigration hold has been placed on the suspects. The other event involved the burglary of a storage shed.
- There was a domestic violence incident with shots fired that resulted in an arrest.
- Alex Hitala is completing his academy work in three weeks and will replace Sergeant Harrison. They then will be back to full staff.

- The Swearing-In of the Cadets was to take place the following day at 7:00 PM at the High School.

Fire Chief, Drew Engemann, reported on the following:

- They have a new experienced firefighter who serving in the US National Guard. Just over 60 people applied.
- A Bike Safety Event was scheduled for the following Saturday from 1:00 and 3:00 PM at the Recreation Center.
- Two employees graduated from the Heavy Rescue five-week course and will receive certificates. Others were involved in recertifications.
- Staff assisted in a victim recovery following an explosion in American Fork. The event was under investigation.
- Staff was also involved in a trench rescue. Their captain was the first person in the hole and stayed with the victim for the 90 minutes spent getting him out. The victim was buried up to his face and was having difficulty breathing. They were able to get him stabilized. This type of event is very rare but the site is very dangerous. The victim survived.
- They finished their Wildland refresher work and are ready for the season.
- Training was to take place at Battle Creek in a few weeks. Notice will be provided as smoke from the training will be evident.
- The department is developing good working relationships with the other City firefighters as part of the mutual training.

Assistant to the City Administrator, Kyler Brower, reported on the following:

- The previous night's event was a success and involved the residents at the batting cages. The funding came from the Care Tax. Mayor Fugal considered the batting cages to be a good use of the Care Tax.

12) REVIEW AND DISCUSSION OF THE APRIL 23, 2024, CITY COUNCIL MEETING AGENDA.

Administrator Darrington reported that they will recognize another group of Leadership Academy graduates at the next Work Session. They also will be discussing the budget. The meeting will include amendments to the Animal Control Code and an agreement with Rocky Mountain Power on issues at the new Cook Park. He has the Code established for employee Rodeo tickets per an agreement with Strawberry Days. City Recorder, Wendy Thorpe will oversee how the tickets are obtained.

13) MAYOR AND COUNCIL BUSINESS.

Council Member Jensen reminded all of the Utah County Business Summit. The Chamber is in charge and has six dynamic speakers for the following day which is to take place on the fourth floor of the Keller Building. Breakfast and lunch were to be provided for the sold-out event. He wants to address things that were said earlier. He tries not to take things personally and understands that certain people are trying to create a narrative that the City Council does not care about the community, the roads, or

the infrastructure. Over the past 7 to 8 years, he has seen what the City Council has tried to accomplish. They are focused on the nine City Departments and roads. He lives on Main Street, which is not in great shape but is not terrible either. There are other roads that are in poor condition that are being taken care of this year. He commented on the Public Works Department and Director Winterton for the work being done. Council Member Jensen stated that when he took office only \$200,000 to \$300,000 was being put into roads. They are now spending tens of millions of dollars on roads. He takes unfounded criticism personally. With regard to the home purchase at the pipe plant, he stated that a lot of misinformation is being spread.

Council Member Rogers reported on the formation of a private Downtown Coalition that includes his business partner that is headed in a positive direction. His firm will volunteer its services to help the Coalition form a 501(c)(6) organization so they can accept donations. They want to focus on downtown events and key in on the first block on Main Street, as that is where most businesses are located. The major concern pertains to the degree of vacancies and lack of people downtown. They want the City to be firm about Code violations, which they feel will help clean up the area. He would like to talk to Director Cardenas about Code matters. Administrator Darrington asked if the Coalition would be amenable to having Director Cardenas serve as a member. Council Member Rogers thought that would be appropriate. Administrator Darrington stated that the Coalition should be advised to contact Director Cardenas about any Code-related issues. Council Member Rogers noted that about 12 were present.

14) SIGNING OF PLATS.

Plats were to be signed before Council Members leave.

15) REVIEW CALENDAR.

16) ADJOURN.

ACTION: At 7:40 PM Council Member Andersen moved to ADJOURN. Council Member Williams seconded the motion. The motion carried unanimously with Council Members Andersen, Jensen, Rogers, and Williams voting “Yes”. Council Member LeMone was not present for the vote.

The City Council Meeting Minutes of April 9, 2024, were approved by the City Council on _____, 2024.

Wendy Thorpe, CMC
City Recorder
(Exhibits are in the Recorder’s office.)

**Pleasant Grove City
City Council Meeting Minutes
Work Session
Tuesday, April 23, 2024
4:30 p.m.**

Mayor: Guy L. Fugal

Council Members: Dianna Andersen
Eric Jensen
Cyd LeMone
Steve Rogers
Todd Williams

Staff Present: Scott Darrington, City Administrator
Deon Giles, Parks Director
Tina Petersen, City Attorney
Wendy Thorpe, City Recorder
Sheri Britsch, Library and Arts Director
Kyler Brower, Assistant to the City Administrator
Keldon Brown, Police Chief
Megan Zollinger, Recreation Director
Daniel Cardenas, Community Development Director
Neal Winterton, Public Works Director
David Packard, HR Director

Excused: Denise Roy, Finance Director

The City Council and Staff met in the Community Room, 108 South 100 East, Pleasant Grove, Utah.

4:30 P.M. WORK SESSION

Mayor Guy Fugal called the meeting to order at 4:31 PM and welcomed those present. It was determined that the State of the Trash presentation would be heard ahead of the first agenda item.

a. Leadership Academy.

City Administrator, Scott Darrington, reported that the Leadership Academy is where individual employees are brought in for training. There are a few reasons this occurs. He explained that the City wants to train current supervisors and members of the leadership team on leadership principles. Most of the department heads have been through this program over the years. There is also a desire to see who the potential future leaders could be. This is the 12th iteration of the

Leadership Academy and Administrator Darrington has been involved in all of them. The Leadership Academy makes it possible to get to know employees better and to be more involved.

During the Leadership Academy, a book called *Endurance* by Alfred Lansing is read. The book is about a team of explorers who are stranded on an ice flow just outside of Antarctica and need to find out how to get back to civilization. The Leadership Academy participants looked at how the leader of the expedition handled the situation. Leadership principles are then studied. Participants choose a leadership principle and then train the rest of the group on that principle.

Administrator Darrington explained that once the Leadership Academy is finished, participants are invited to attend a City Council Meeting and be recognized as a graduate. He called the name of each graduate, presented a certificate, and then a photograph was taken. The graduates were:

- Wendy Thorpe;
- Tim Novinger;
- Sean Cho;
- Megan Crowley;
- Lauren Loch;
- Kylie Allen;
- Jared Barnett;
- Christina Gregory;
- Carter Bigger.

b. State of the Trash by Neil Schwendiman, District Manager, North Pointe Solid Waste Special Service District.

Public Works Director, Neal Winterton, reported that Neil Schwendiman was present to share information about the North Pointe Solid Waste Special Service District. Mr. Schwendiman shared some history about the Special Service District. It was created in 1976 and was originally called the Utah County Solid Waste Special Service District. In 1984, Springville, Spanish Fork, Salem, Mapleton, Elk Ridge, and Woodland Hills formed the South Utah Valley Solid Waste District. In 1993, the transfer station was built, and the landfill was closed. The waste was hauled by rail to the ECDC landfill in Carbon County. In 2001, the name was changed from Utah County Solid Waste to North Pointe Solid Waste Special Service District. In 2006, there was a switch from rail transport to truck transport. Waste was delivered to the Wasatch Regional Landfill.

In 2012, the District purchased a construction and demolition landfill in Fairfield. That is still owned, and waste is placed there. In 2013, the District updated the Interlocal Agreement with all of the member cities: American Fork, Cedar Hills, Highland, Lehi, Lindon, Orem, Pleasant Grove, Saratoga Springs, and Vineyard. In 2014, the District joined an interlocal agency called Northern Utah Environmental Resource Agency (“NUERA”). The NUERA members purchased the Bayview landfill in Elberta. In 2018, waste started to be shipped down to that landfill. In 2020, Mr. Schwendiman took on the position of General Manager. He shared a map with the Council to illustrate the location of the landfills. Becoming part of NUERA and transporting the waste down to Bayview created a shorter transport route than before, which reduced transportation costs.

Mr. Schwendiman reviewed some of the services and operations offered, which include:

- Municipal Solid Waste;
- Construction and Demolition Waste;
- Green Waste;
- Clean Concrete;
- Household Hazardous Waste;
- Recycling.

Information about each of the services was shared. Mr. Schwendiman explained that for the green waste, there is an agreement with a contractor to chip and grind the green waste and turn it into compost. Additionally, there is an agreement with a contractor for clean concrete to crush it into road base and drain rock. As for household hazardous waste, residents are allowed to drop off hazardous waste, such as paint, chemicals, cleaners, and batteries. He noted that lithium-ion batteries can be a problem in transfer stations. Most of the household hazardous waste drop-offs are free, but there are limits on the quantities that can be brought in because some small businesses like to take advantage of the drop-off system. It is free to drop off a certain amount and then there is a charge per gallon after that. He stated that tires, metals, and electronics are pulled for recycling.

Mr. Schwendiman presented Pleasant Grove information for 2023. The residential curbside waste that was brought in was 12,243 tons. For the public safety haul, 8,334 residents came into the transfer station. 187.15 tons were brought in from City vehicles. 259 customers took advantage of the coupon program. A graph illustrating the curbside tons in Pleasant Grove over the last several years was shared. Garbage collection peaked in 2020. This was a result of the COVID-19 pandemic, as everyone was home at that time. As for the coupon history, the use has been sporadic. There were 123 coupons used in 2022 and 259 used in 2023.

Administrator Darrington explained that the coupon used to be in the newsletter, but some residents photocopied it. The coupons were now printed and were available at the front desk. Residents can obtain one coupon per utility account. He noted that an expiration date has been added. Mr. Schwendiman explained that the expiration date is useful because it makes it easier for employees. He agreed that a lot of people will try to photocopy the coupons for free services.

There was discussion about the significant drop in coupons that occurred in 2013. It went from 2,038 in 2012 to 157 in 2013. Mr. Schwendiman explained that it might have to do with the way it was entered into the system. He reported that the City ultimately pays \$12 per coupon.

Mr. Schwendiman shared a chart with the transfer station tons over the years. It included information about municipal solid waste as well as construction and demolition waste. A lot of trash is moved through the facility. He next shared a chart that outlined the residential curbside fee history. The City is billed for the tons that are brought in from Pleasant Grove. In 2016, it was \$32, and it dropped to \$30.50 in 2020. It was currently \$34 per ton for the City waste, but he noted that the City should anticipate an increase in the future and factor that into budget discussions.

The future of the North Pointe Solid Waste Special Service District was discussed. Mr. Schwendiman reported that in 2021, an update to the Master Plan started, which was completed in

2022. The Master Plan looked at the feasibility of expanding the current location in Lindon versus building a second transfer station in the district. If it was feasible to expand the current facility, the request was to provide recommendations on that expansion. It was also requested that the condition of the facility be determined as well as recommended improvements and cost estimates.

Mr. Schwendiman reviewed some of the Master Plan findings, which were as follows:

- Installation of new stormwater infrastructure and paving repairs;
- Replace damaged siding to the transfer station buildings;
- Repair structural issues in transfer station buildings;
- Engineering assessment of concrete tipping floor is needed;
- Site operational improvements to improve workflow and customer services:
 - Relocate the Household Hazardous Waste Facility;
 - Relocate Compost Bunker;
 - Add Push Wall in Public Building.
- Two viable options exist to expand the current facility. This will handle the projected volumes for the next 25 years.
- Expanding the current site remains the most cost-effective option.

Photographs of the current facility were shared. Mr. Schwendiman also shared a rendering of what the facility could look like with improvements made. Additional information was shared about NUERA. In 2022, a new cell was lined, which is 26 acres, and it should be approximately five years before another cell needs to be lined. A gas collection system was installed as well, which is comprised of 19 wells, so the landfill gas can be extracted from the landfill. Recently, an additional 140 acres was acquired with SITLA on the lease of the Bayview landfill. That lease was extended through December 31, 2082. The estimated life of that landfill is over 100 years.

The estimated cost of the transfer station expansion is between \$10 million and \$15 million. Currently, work is being done to determine what the bonding needs will be. Permission is needed from the County to be able to bond. The Bayview landfill capacity allows NUERA to control the disposal rates for the foreseeable future. It currently costs \$10.50 per ton for the disposal. Mr. Schwendiman thanked the City Staff for the excellent relationship that is in place. Pleasant Grove has always been easy to work with, which is appreciated by everyone involved in the process.

Mr. Schwendiman shared some images of modern transfer stations for reference. The images were of the Pomona Valley Transfer Station and Factoria Recycling and Transfer Station. He next shared a video from South Utah Valley Solid Waste, which just built a new transfer station. Their grand opening will be on Thursday, and everyone is invited to attend. It is from 12:00 p.m. to 5:00 p.m. The ribbon-cutting ceremony will take place at 2:00 p.m. He scrolled through the video to show the Dry Creek Transfer Station. Information about the transfer station building was shared. Inside, there will be a lookout tower and there will also be monitoring for hot spots. It will be a state-of-the-art facility. He reiterated that the grand opening will take place on April 25, 2024.

Council Member Steve Rogers asked about the anticipated rate for this year. Mr. Schwendiman wanted it to be consistent with South Utah Valley Solid Waste. As a result, he will likely speak to the Board about raising the tipping fee at the transfer station to \$40. That would move the City

rate to \$36. That would assist with some of the improvements that need to be done as well. Council Member Cyd LeMone noted that this is a valued service in the community that is needed. Council Member Rogers asked for additional information about the bond. He wondered whether a significant increase in the fee is anticipated once the bond comes through. Mr. Schwendiman explained that the hope is for it to remain the same if there is an increase to \$40 starting in 2025.

c. Budget Discussion.

Administrator Darrington presented the budget information in the absence of Finance Director, Denise Roy. He explained that no decisions will be made during the current meeting, as this is simply a Work Session discussion. Council Members can provide feedback to Staff and can ask questions about the information presented. When this is ready to move forward, Director Roy will create the Tentative Budget. By law, the Tentative Budget needs to be adopted during the first meeting in May, which will be May 7, 2024. Once the Tentative Budget is adopted, there will be a public hearing at the first meeting in June. The last meeting in June will see the adoption of the Final Budget. At that point, the budget becomes final, and future changes require an amendment.

Council Members had the one-pager document, which is a synopsis of anything new that is happening in the General Fund budget. On the left-hand side, the revenues are listed. Administrator Darrington clarified that those are called new revenues and are revenues projected above and beyond current revenues. There is an increase in sales tax of \$480,000. Property tax new growth is listed as \$136,000 and charges for services are \$383,563. An expense review was conducted, which is done each year. That is when Director Roy looks at how line items have been spent in the past. Administrator Darrington stated that the revenues listed in the document were \$1,220,985.

On the right side of the one-pager document is what Staff is recommending as new expenses. For full-time wages, it is recommended that there be a 5.35% increase for the employees, which is in line with the surveying done with other cities. That would be a 3% cost of living adjustment (“COLA”) and a 2.35% merit. The COLA is something that will be given to every employee, while the merit percentage will be based on the evaluations that are conducted. This is the same for part-time wages. Administrator Darrington referenced some operational increases. He explained that these are requests from the department heads and the amount is \$76,968. There is a contribution listed to The Ruth Theater, which is a commitment made a few years back. In addition, it is recommended that there be two new Park Operators. A market analysis was done on the Fire Department wages and an adjustment needs to be made to bring those to market levels. He noted that every five years, a market analysis is done for each department. The total amount listed is \$1,220,985, which indicates a balanced budget between new revenues and proposed uses.

The Capital Supplemental Summary was reviewed. As part of this process, the department heads fill out a supplemental request, which is a budget request for any capital needs. Administrator Darrington explained that capital needs are one-time expenses. The list of requests was reviewed with the City Council approximately one month ago. He took time to highlight some of the more significant items on the list. He discussed the Nimer Battle Creek Trailhead Property and stated that there is a desire to build a parking lot. The property is currently in the process of being

purchased by a Federal agency and that will then be sold to Pleasant Grove for the intended use. It will cost \$75,000 to obtain the property. He clarified that the sale had not been finalized.

Another notable item on the list is the Outdoor Stage and Landscaping Modifications. Administrator Darrington reminded Council Members that this is the property to the east of the library. Some different options have been explored, but there is a desire to start with a pavilion. The pavilion would be strategically placed so if the City wanted to eventually create a mini amphitheater, there would still be the ability to do so. The number for the pavilion still needs to be finalized, but it is believed \$200,000 will be needed for that work. He noted that the pavilion will also have a bit of storage on the back end to store equipment items and library props.

There is \$620,000 requested to replace the Discovery Park ball diamonds with LED lights. There are currently old-fashioned lights there. Administrator Darrington acknowledged that the LED lights are expensive, but the lights can make a notable difference. Another significant item on the list has to do with the swimming pool. Last year, it was budgeted for with the knowledge that repairs will be needed. \$650,000 was budgeted last year for this purpose. Some of that money has been used for engineering and design. Another \$1.35 million is needed for a total of \$2 million. Currently, there are hard bids for most of that work and the amount is under \$2 million.

Administrator Darrington discussed the lobby in the Recreation Center. \$30,000 was set aside a few years ago for this project. There have been different iterations due to the price estimates. What is now being proposed will make it possible to control the people coming in to ensure that passes are either shown or purchased. There will also be extra space created. Staff will look at the concession area to see what the options are so the space can be used better. Currently, that space is not used very often. A plan will come back to the Council in the future. The last significant item on the list is a generator there is a desire to have at the Recreation Center. He explained that the Recreation Center is an emergency facility in the City, so a generator is important.

Council Member Rogers asked for a more comprehensive breakdown of the budget. Administrator Darrington reported that Director Roy will send out the actual budget document as soon as it is done. It will be in the next Meeting Materials Packet. He explained that changes can be made after the Tentative Budget has been adopted. However, it is also possible to sit down and review the information available so there is a greater level of comfort moving forward. Administrator Darrington noted that it is important for Council Members to feel comfortable with the budget.

Council Member LeMone explained that after the field trip to the Recreation Center, she had some concerns. From the beginning, she has not been in favor of the change. It seems like too much money to spend on something when there are no statistics to prove that this change is necessary. While there likely need to be some changes made, like an updated desk area, a scaled-down version of what is proposed makes the most sense. She is not necessarily in favor of extending the weight room. She suggested that another design be considered. Council Member Todd Williams understood the desire to scale back the plan for the Recreation Center. He thought it made sense to scale back there and increase the plan for the pool feature. There was discussion about what the Recreation Center design could look like. Some felt a different proposal might be worthwhile.

Administrator Darrington explained that the Recreation Center design will result in additional space. He wanted to understand what the Council wanted to see happen. Council Member LeMone preferred to focus on the pool right now but still supported the half wall and the desk in the lobby area. Administrator Darrington noted that a few Council Members did not feel the additional space was needed. Council Member Rogers thought the money was better spent on the pool. That is something that seems like a higher priority. It is likely possible to cut the Recreation Center budget for the lobby in half. Administrator Darrington confirmed that the bulk of the cost has to do with the additional space. He offered to take this back and look at a different design for the area.

Administrator Darrington further reviewed the Capital Supplemental Summary document. On the bottom half, there are projects funded outside of the Capital Projects Fund. He reported that there will be a roof replacement in the Senior Center. Donated money has been given to the Senior Center and that money will be used to fix the roof. With the Care Tax Fund, there is a desire to replace the playground at Discovery Park on the west side and add shade covers at Shannon Fields. He also noted that there is also a grant that will be used for Force Tracking software.

Council Member Dianna Andersen asked about the revenue increase on the Care Tax this year. Administrator Darrington stated that it is trending upwards. When it was initially adopted four years ago, the amount was about \$380,000 and now it is about \$600,000 per year. He is not sure what is being projected for Fiscal Year 2024. Council Member Rogers asked about the LED lights line item. He wanted to know the lifespan of the current lights and the potential power savings. Parks Director, Deon Giles, reported that the breakers at Discovery Park are no longer made. If one of those goes out, the diamond will be out for the season. There is not a retrofit for them. With LEDs, there will be cost savings. In addition, there will be less light pollution in the neighborhood. The technology is much better at addressing light pollution than it used to be. The hope is to schedule the work during down times. Director Giles explained that there was talk of another cell tower out in that area, so the schedule for all of the work would be coordinated.

d. Staff Business.

There was no Staff Business shared.

ADJOURNMENT

MOTION: At 5:34 p.m. Council Member Jensen moved to ADJOURN the Work Session. Council Member Andersen seconded the motion. The motion carried unanimously with Council Members Andersen, Jensen, Williams, LeMone, and Rogers voting “Yes”.

Wendy Thorpe, CMC
City Recorder

(Exhibits are in the City Council Minutes binders in the Recorder's office.)

**Pleasant Grove City
City Council Meeting Minutes
Regular Session
Tuesday, April 23, 2024
6:00 p.m.**

Mayor: Guy L. Fugal

Council Members: Dianna Andersen
Eric Jensen
Cyd LeMone
Steve Rogers
Todd Williams

Staff Present: Scott Darrington, City Administrator
Deon Giles, Parks Director
Tina Petersen, City Attorney
Wendy Thorpe, City Recorder
Sheri Britsch, Library and Arts Director
Kyler Brower, Assistant to the City Administrator
Keldon Brown, Police Chief
Megan Zollinger, Recreation Director
Daniel Cardenas, Community Development Director
Neal Winterton, Public Works Director
David Packard, HR Director

Excused: Denise Roy, Finance Director

The City Council and Staff met in the Community Room, 108 South 100 East, Pleasant Grove, Utah.

6:00 P.M. REGULAR CITY COUNCIL MEETING

1) CALL TO ORDER

Mayor Fugal called the meeting to order at 6:01 p.m.

2) PLEDGE OF ALLEGIANCE

The Pledge of Allegiance was led by Council Member Andersen.

3) **OPENING REMARKS**

The opening remarks were offered by Council Member Rogers.

4) **APPROVAL OF MEETING AGENDA**

ACTION: Council Member Williams moved to APPROVE the Meeting Agenda. Council Member Jensen seconded the motion. The motion carried unanimously with Council Members Andersen, Jensen, Williams, LeMone, and Rogers voting “Yes”.

It was noted that there will be a special presentation by Police Chief, Keldon Brown. Last year, the Honorary Colonels wanted to partner with the Police Department to create an award that is given out throughout the year. While there is an awards banquet once a year, the Honorary Colonels pointed out that a lot of good work happens throughout the year. As a result, there was a partnership with the Honorary Colonels last year to create an Employee of the Quarter Award. The latest awardee is Officer Costa, an officer with the Police Department for two and a half years.

At the Police Department, the officers have been challenged to provide exceptional service to citizens and to look for ways to expand their skill sets. Officer Costa has embraced this wholeheartedly. He is passionate about what he does for the citizens of Pleasant Grove. In the last quarter, he was an instrumental officer in several notable cases. The Flock camera located a plate there was interest in because it was involved in the theft of hundreds of cans of baby formula. The camera alert went off and let officers know that the vehicle was back in the area. Officer Costa was able to find the culprits. He also found someone who was writing bad checks. Additionally, he came up with a striping pattern for the changing fleet. Officer Costa was also recently involved in a high-profile situation where shots were fired. He rushed to the scene and assisted. Chief Brown explained that Officer Costa does not shy away from getting involved.

Officer Costa is the Employee of the Quarter and is being recognized by the Honorary Colonels and the Police Department. He was asked to share comments. Officer Costa introduced his family members to the Council and offered a brief introduction. He expressed appreciation for his wife. There was discussion about the baby formula theft. Officer Costa explained that it could be stolen to resell. However, based on research, there is a high chance it is being used to dilute drugs. Mayor Fugal thanked him for addressing the Council. A photograph was taken with Officer Costa.

5) **OPEN SESSION**

Mayor Fugal opened the Open Session. No comments were offered. The Open Session was closed.

6) **CONSENT ITEMS**

- A. **City Council Minutes:
City Council Minutes for the March 19, 2024, Meeting.**

- B. To Consider for Approval Payment No. 7 to Staker Parsons Materials and Construction, a CRH Company for the Pleasant Grove 2600 North Roadway Improvements Project.**
- C. To Consider for Approval Payment No. 5 to HydroVak Excavation for the Pressurized Irrigation Meters Installation Project.**
- D. To Consider for Approval Payment No. 6 to Big-D Construction for the Cook Family Park.**

ACTION: Council Member Jensen moved to APPROVE the Consent Items. Council Member Williams seconded the motion. The motion carried unanimously with Council Members Andersen, Jensen, Williams, LeMone, and Rogers voting “Yes”.

7) BOARD, COMMISSION, COMMITTEE APPOINTMENTS

None at this time.

8) PRESENTATIONS

There were no presentations.

9) PUBLIC HEARING ITEMS

There were no public hearing items.

10) ACTION ITEMS READY FOR VOTE

- A. To Consider for Adoption Resolution (2024-19) Authorizing the Mayor to Sign a Public Utility Easement in Favor of Rocky Mountain Power Regarding the Granting of a Public Utility Easement for Property Located at 600 North and 600 West in Pleasant Grove, Utah County, Utah, for the Cook Family Park Project. *Presenter: Attorney Petersen.***

City Attorney, Tina Petersen, shared a map of the area to illustrate where the easement will be. She explained that this is in connection with the Cook Family Park Project. To provide power to the park, a power pole needs to be moved and the source of power needs to be relocated. She noted that the park project is located at 600 West between 400 and 800 North. The LDS church on the west side of 600 West is where the power will be hooked up. An easement was purchased from the church in favor of Rocky Mountain Power so the power supplies could be located there. Across the street is where the easement will be granted in favor of Rocky Mountain Power so they can construct the necessary power supply. These areas were pointed out on the map.

ACTION: Council Member Jensen moved to Adopt Resolution (2024-19) Authorizing the Mayor to Sign a Public Utility Easement in Favor of Rocky Mountain Power Regarding the Granting of a Public Utility Easement for Property Located at 600 North and 600 West in Pleasant Grove, Utah County, Utah, for the Cook Family Park Project. Council Member Andersen seconded the motion. Vote on Motion: Dianna Andersen, Yes; Eric Jensen, Yes; Cyd LeMone, Yes; Steve Rogers, Yes; and Todd Williams, Yes. The motion carried unanimously.

B. To Consider for Adoption Resolution (2024-20) Authorizing the Mayor to Sign a General Service Contract Agreement with PacifiCorp dba Rocky Mountain Power to Provide Electric Service to the Cook Family Park Near 600 West 600 North, Pleasant Grove, Utah; and Providing for an Effective Date. *Presenter: Attorney Petersen.*

Attorney Petersen explained that this is a companion Action Item. Now that the easement has been granted, in order to install the infrastructure and necessary equipment, a contract needs to be entered into. Rocky Mountain Power will provide the three-phase electric service and is investing \$26,734.45, of which the City will be paying a portion. The City will be exercising the refund option and will be paying \$16,806.55. These kinds of contracts have been entered into in the past.

ACTION: Council Member LeMone moved to Adopt Resolution (2024-20) Authorizing the Mayor to Sign a General Service Contract Agreement with PacificCorp dba Rocky Mountain Power to Provide Electric Service to the Cook Family Park Near 600 West 600 North, Pleasant Grove, Utah; and Providing for an Effective Date. Council Member Williams seconded the motion. Vote on Motion: Dianna Andersen, Yes; Eric Jensen, Yes; Cyd LeMone, Yes; Steve Rogers, Yes; and Todd Williams, Yes. The motion carried unanimously.

C. To Consider for Adoption Ordinance (2024-10) Amending Title 5 Chapter 1C Section 1 “Conditions of Animal Ownership; 5-1C-6 “Cruelty to Animals”; 5-1C-12 “Livestock”; and 5-1F-4 “Isolation of Biting Animals or Suspected Rabid Animals”; and Providing for an Effective Date. *Presenter: Attorney Petersen*

Attorney Petersen reported that the Animal Control Ordinance was in need of an update. Occasionally, amendments are made to the ordinances and the Animal Control Ordinance has not been looked at in some time. The Animal Control Officer has come to the realization that there are certain elements that can be clarified. She asked the City to provide some tools that will enable her to do the job better. One request was to add some more details to section 5-1C-1: Conditions of Animal Ownership. Several proposed additions were drafted for that section:

- B - Humane Treatment: Animals shall be humanely treated at all times and no conditions shall be maintained or permitted that is or could be injurious to the animal. All animals shall be supplied with sufficient good and wholesome food and fresh water as often as the feeding habits of the respective animals require;
- D - Buildings Or Enclosures: Every building or enclosure wherein animals are maintained shall be constructed of a material easily cleaned and shall be kept in a sanitary condition. The building shall be properly ventilated to prevent drafts and to remove odors. Heating, cooling, and shelter shall be provided as required according to the physical need of the animal, with sufficient light to allow observation of animals and sanitation.
- E - Medical Treatment: Medical treatment shall be provided as necessary in order to maintain the health of the animals.
- F - Size of Accommodations: All animal rooms, cages, kennels, and runs shall be of sufficient size to provide adequate and proper accommodation for the animals kept therein.

According to the Animal Control Officer, sometimes it is difficult for her to explain to animal owners what “cruelty” means, so the additional language in B will be useful since it adds specificity. The County Animal Control Code was used as the guide for the additional language.

5-1C-6: Cruelty to Animals was reviewed next. Attorney Petersen explained that the definition was expanded to make sure it was clear to animal owners what constitutes cruelty to animals. Occasionally, possession needs to be taken of animals who are not being cared for. There is a section that discusses a lien for any costs that are incurred in providing care for those animals. Many years ago, there was an animal hoarder in Pleasant Grove. Hundreds of animals were confiscated from that property and one of the main issues had to do with covering the costs of care. This language provides a way for some of those costs to be returned to the City moving forward.

5-1C-12: Livestock was reviewed. Some language was added so the Animal Control Officer could do her job better. The language will add clarity, so owners understand what is necessary. Specifically, there was a desire to add clarity about the right to impound any animals not being taken care of properly. That was in there before, but the newly proposed language has more detail. The final proposed amendment is in 5-1F-4: Isolation of Biting Animals or Suspected Rabid Animals. The Animal Control Officer found that a lot of owners were not complying with the order of quarantine for animals that needed to be quarantined at home. This section was added:

- Refusal to comply with an order of quarantine. An owner who refuses to comply with an order issued under this section to deliver an animal to an officer, isolation facility, or veterinarian or who does not comply with the conditions of an order that an animal be quarantined shall be found in violation of this section.

Council Member Rogers explained that he lives in an area with livestock and animals that are fenced. He noted that sometimes, horses lay down with their legs straight out, and that can result in calls to the Animal Control Officer. He has some concerns about the language, as it does not account for those types of scenarios. As for building an enclosure, he wants to know where that would be applicable. Attorney Petersen explained that it applies to any enclosure where there is livestock. She added that the Animal Control Officer is trained and can properly assess situations. The officer can identify any issues and also speak with the owner. Council Member Rogers believed most animal owners are good and are doing their best. He does not want to create an overly cumbersome law based on people who are the exception rather than the rule.

Attorney Petersen explained that if there was a dispute between what the Animal Control Officer felt was necessary and what the owner felt was appropriate, a citation could be issued, and the owner then has the right to speak to the judge. Ultimately, a judge would make the determination. Council Member LeMone asked if the Animal Control Officer requested the update, which was confirmed. Council Member LeMone pointed out that the Animal Control Officer has seen firsthand what is happening in the community. She trusts the judgment of the Animal Control Officer when it comes to whether or not the ordinance language needs to be more detailed.

Council Member Williams understood the comments shared by Council Member Rogers about individual ownership rights. However, he does not believe this falls into that. The language essentially makes it possible for the Animal Control Officer to issue a citation when appropriate.

There was discussion about the impoundment section of the ordinance. Council Member Rogers mentioned the impracticality of an owner being able to defend themselves in a complex judicial system. He wants to ensure that the particulars of the law are written in a way that presumes the owner is trying their best. Some residents have indicated that they feel they were treated unfairly in the past. He stressed the importance of there being a balance between giving residents the benefit of the doubt and making sure animals in the community are not being treated poorly.

ACTION: Council Member Andersen moved to Adopt Ordinance (2024-10) Amending Title 5 Chapter 1C Section 1 “Conditions of Animal Ownership; 5-1C-6 “Cruelty to Animals”; 5-1C-12 “Livestock”; and 5-1F-4 “Isolation of Biting Animals or Suspected Rabid Animals”; and Providing for an Effective Date. Council Member Jensen seconded the motion. Vote on Motion: Dianna Andersen, Yes; Eric Jensen, Yes; Cyd LeMone, Yes; Steve Rogers, Yes; and Todd Williams, Yes. The motion carried unanimously.

11) ITEMS FOR DISCUSSION

A. **Continued Items from the Work Session if needed.**

There was additional discussion about the budget documents. Administrator Darrington referenced the Fiscal Year 2025 Proposed Utility Increases table. When he started 14 years ago, the City hadn’t changed their utility rates for some time and there was an issue where a particular fund was on the verge of bankruptcy due to the lack of revenue coming in. One of the commitments Staff and the City Council have made over time is that there be incremental changes to the rates. That has been the practice in recent years. There have been times when no increase is recommended due to the performance of a certain fund, but there are incremental increases when needed. Administrator Darrington explained that he can speak about the rates more generally. If there are specific questions from the Council, Director Winterton can address those.

Administrator Darrington reviewed the table and pointed out culinary water, storm drain, garbage, and recycling. There is a recommendation of a 3% increase there to assist with the costs. The table includes information from 2019 to 2025. He noted that the garbage rate had not changed for a long time, mainly because the fund was performing well. Two years ago, a change was made, and a fall cleanup was added. The fall and spring cleanup leads to a substantial cost to the City. While it is something popular that is done for residents, there are corresponding costs to cover.

The sewer rate was discussed next. Administrator Darrington noted that it has stayed fairly stable due to the health of that fund. However, there has been a significant change in the Timpanogos Special Service District (“TSSD”). For the most part, the City is taking care of the collection and TSSD is taking care of the treatment. He reported that there is a treatment plant to the west by Utah Lake. Some changes are happening at that level and that has increased rates. The recommended increase from TSSD is \$9.93 per month for residents. On the utility bill, there are two different sewer charges: TSSD and Pleasant Grove City. The TSSD charge will be the section

of rate that will increase. He acknowledged that it is a substantial increase. It is important to educate residents on the sewer costs, collection, and the treatment process. Administrator Darrington clarified that the increase being discussed is on the TSSD portion.

Director Winterton reported that TSSD held a public hearing in November because their rates are done on a calendar year. Their rate has already increased, and the City has been covering that because the fund was able to do so until now. TSSD charges \$3.07 per 1,000 gallons and that increased to \$4.30 per 1,000 gallons. There has not been an increase in those fees in 10 years.

A question was asked about the \$55.07 listed in the table and how much the Pleasant Grove portion was. Director Winterton explained that the \$55.07 is an average household based on approximately 7,000 gallons. The amount will depend on the gallons used per month. The proposal is \$32.28 for a base fee, and it is currently \$26.59 for a base fee. He doesn't have the exact number at the moment to indicate the percentage split between Pleasant Grove and TSSD.

Director Winterton shared additional information about the structure. Council Member Andersen noted that there is a TSSD line item on the utility bill. Council Members wanted to see the full TSSD amount listed rather than the City taking on some of that, as this can cause confusion.

Administrator Darrington reminded Council Members that this is a Work Session discussion item, and no action is being taken on proposed utility increases at the current time. City Staff will sit down and look more closely at the line item. He explained that TSSD is a base rate and is not based on consumption the way billing is done in the City. It was reiterated that City Staff will work on this and bring something back to the City Council at the next City Council Meeting.

Administrator Darrington explained that the budget will not be adopted until the end of June, so this will likely impact the August bills. There is still time to work through the concerns expressed. It was reiterated that there are concerns about how the numbers will appear on the bill. It is important to accurately inform citizens where the increases are coming from. Council Member Rogers pointed out that some residents live on fixed budgets. The increase may cause some difficulties. He asked if it is possible to spread the increase out over the next couple of years. Administrator Darrington offered to look into that possibility and bring the matter back to the Council.

12) REVIEW AND DISCUSSION OF THE MAY 7, 2024, CITY COUNCIL MEETING AGENDA.

Staff Reports were shared with the Council. HR Director, David Packard, reminded those present that the annual recognition event will take place on Tuesday from 11:30 a.m. to 1:30 p.m. There were a lot of nominations for deserving employees, so the Recognition Committee is hard at work.

Library and Arts Director, Sheri Britsch, reported that the Historic Preservation Commission held an event at Old Town Hall. The presentation was about the Pleasant Grove connections to the Mormon Battalion. There were many interesting stories shared and approximately 30 people attended. Director Britsch informed the Council that the Historic Preservation Commission won an award from the State Preservation Office and there will be a presentation of the award. "Drowsy

Chaperone” is currently playing, and the music is impressive. From May 1 through May 4, there will be Star Wars events happening. Every day, after school hours, there are Storm Troopers and Darth Vader at the library. There are a lot of fun and meaningful events happening in the community.

Director Giles thanked the Chamber for coming out yesterday to assist with the cleanup of the Discovery Park playground. The Itty-Bitty Trail was completed, which is a trail for young riders learning how to ride. He reported that Thursday is Arbor Day at Manila Creek and on Saturday there is the Velo LOVE event. Last year, there were 100 participants, and the hope is to see that many again this year. June 1 will be the annual trail day with the high school team. There are 134 in the Biking Vikings. Every high school group locally has over 100 members. Council Member Rogers discussed the Beautification Committee. The Committee is putting together the route for the Strawberry Days garden tour. Anyone with suggestions can reach out to the Committee.

Recreation Director, Megan Zollinger, reported that things are going well in the department. The spring sports programs are underway, including baseball, volleyball, and basketball. The rentals have increased, which is a revenue opportunity that will be capitalized on. The department is ready for summer and planning efforts are underway. There is a desire to add a Run Like a Viking 5K.

Chief Brown reported that a Facebook post was made last week about bicycles and the Murdock Trail. He clarified that the intention is to make sure the trail is safe and create a safe space for all.

Director Winterton stated that there are orange cones throughout the City, as there are a lot of projects taking place at the moment. There are 2,800 meters in the ground for the secondary system. Some leaks are currently being fixed. The system is approximately 95% filled, and by tomorrow, it will be 100% filled. This work will be done by the May 1 turn-on date for pressurized irrigation. Director Winterton reported that runoff is looking good, and monitoring is being done.

The City cleanup is underway and is going well so far. Director Winterton believed the notifications had been useful. He reported that open bids were done for the diversion project. It is a \$10 million project, and two bids were received, one for \$10 million and one for \$20 million. The irrigation companies will need to pay their portion. It will be brought forward once the financing has been finalized. Director Winterton stated that there is a lot of sidewalk replacement happening. There has never been this robust of a sidewalk or concrete replacement in the history of the City. A lot of calls have been received about the areas chosen, but he explained that roadway areas that were being rehabilitated were prioritized. The same will be done next year as well. He reported that a road plan will be produced and then some concrete work will be done in those areas.

Attorney Petersen stated that the property purchase on 600 West closed, and the deed was recorded.

Administrator Darrington reported that the Fire Department had a trench rescue a few weeks ago and likely saved the life of an individual. He thought it was important to recognize those involved. That will be arranged so others are aware of the wonderful service offered by the Fire Department. Administrator Darrington informed the Council that there is a ribbon-cutting ceremony on Friday at 11:00 a.m. for a mobile business. The ribbon cutting will take place in the Chamber Offices in

City Hall. He added that the Volunteer Dinner will take place on April 29, 2024, at Stonegate at 6:00 p.m. Council Members were asked to RSVP for the Volunteer Dinner.

There is a change to the June schedule. Normally, the City Council meets on the first and third Tuesday of the month. In June, the third Tuesday is Strawberry Days, so that meeting is generally moved to the fourth Tuesday. The first Tuesday in June will be the public hearing on the budget. The second meeting in June will be when the budget is adopted. However, the fourth Tuesday of the month is the primary election for State offices. The meeting needs to be moved to Monday, June 24, 2024, instead. Administrator Darrington will send out calendar reminders to the Council.

As for the next City Council Meeting, the Tentative Budget will be reviewed as well as some easements, and a Master Services Agreement. The Work Session will include a Fire Department presentation. There may be a few other items discussed during the Work Session as well.

13) MAYOR AND COUNCIL BUSINESS.

Council Member Andersen reported that she will be out of town for the next couple of weeks. She is disappointed that she will miss the Volunteer Dinner and the City Council Meeting.

Council Member Eric Jensen thanked those who attended the Utah County Business Summit. There were impressive speakers and panel discussions. He discussed a recent service project and expressed appreciation for the crew that helped out. It was also noted that there was a ribbon cutting recently. Council Member Jensen stated that he is excited about the employee appreciation lunch. He informed those present that the Chamber Golf Tournament is on May 17, 2024.

Council Member LeMone expressed her appreciation to the Chamber for their desire to support businesses. Her husband is now a business owner in Pleasant Grove and had a good experience with the City overall. She noted that there were some challenges with the County, but not the City.

Council Member Williams noted that feedback has been received from citizens about the Alpine School District split. He thought it was important for the City to get ahead of that as much as possible. There are a lot of proposals and there has been some discussion. He wanted the City Council to sit down and form a recommendation. From there, it will be possible to share that recommendation with others. It was noted that this can happen through Interlocal Agreements, or the matter can be put on the ballot. Other Council Members felt that more information was needed.

Council Member Williams wanted to understand what will happen if Orem, Lindon, Vineyard, Pleasant Grove, Lehi, Highland, and Alpine join in an Interlocal Agreement. For instance, how that will impact the revenue and the assets in those cities. Administrator Darrington noted that some information has been sent out and more information should be released shortly.

Administrator Darrington reported that the school district has hired a consultant to do an analysis and share different options. Each option has a financial impact. The City Council can have a robust discussion about this during a Work Session. Otherwise, he can meet with Council Members two at a time to review the consultant report so there is a basic understanding. The

school district sent out a survey to parents and stakeholders, so feedback is currently being received.

Cities have the power to create a school district and potentially have the power to come together and state what there is a desire to see in the district. If cities decide to take control of the process, that could undermine the process that the school district has underway. The first step is to educate Council Members on the current situation. There was support for a Work Session related to that.

Attorney Petersen reported that the school district has posted the presentation the consulting firm gave to the school district. The presentation reviews each of the options and there are also presentation slides available. The City Council can have a discussion, but according to the school district, the information has already been provided. Council Members expressed a desire to have Work Session discussions, so concerns can be shared, and a path forward can be contemplated.

Administrator Darrington thought it was best to educate Council Members on the report. However, he wants to be careful about an open discussion that mentions cities where there might be alignment. He does not want the City Council to be too far in front of this, as it is a process the City may or may not be able to fully control. The presentation materials mentioned earlier could be shared with Council Members. It was suggested that an education session take place at the next Work Session and some of the options be discussed. The next steps can be determined at that time.

Council Member Rogers noted that during the retreat, there were discussions about the downtown area. He wanted to meet with Administrator Darrington to see if there were any funds the City could allocate towards events specific to the downtown. Administrator Darrington reported that a certain amount was set aside for events, so there can be discussions with the Coalition.

Council Member Rogers went to some presentations about open and public meetings. Something that was talked about was free speech during public meetings. He learned more about the legal standards that Council Members need to uphold. He stressed the importance of leading with kindness, even when that kindness is not given to the Council. Another part of the presentation had to do with social media accounts. Any posts made on personal social media accounts can become discoverable through a GRAMA request if the account deals with City business.

Administrator Darrington offered to research further so there is clarity about what is and is not a record. Council Member Rogers noted that one of the speakers stated that if something is posted on a personal page that relates to City business, it opens up the personal messages on that account if those deal with City business. Administrator Darrington shared an example where a citizen was blocked from the social media page of a City Manager. The City Manager posted on their page about City business, and the citizen criticized the manager and was blocked. The citizen then sued.

There was discussion about the example scenario shared. Administrator Darrington explained that during the presentation he attended, it was stated that an individual Council Member is not authorized to speak for the City. As a result, there was not as much clarity about social media use for the Council. Council Member Rogers asked that additional research be done for clarity.

Council Member LeMone does not feel Council Members should have to deal with profanity or obscenities. She treats others with kindness, but it is not appropriate to ask the Council to tolerate profanity from residents. Council Member Rogers clarified that his earlier comment about that came from court language during the presentation. Mayor Fugal stated that residents have not been prevented from addressing the Council. Council Member Rogers reiterated that he simply chose to read the court rule for education purposes. It was not directed at anyone in particular.

14) SIGNING OF THE GORDON GROVE SUBDIVISION PLAT B.

The Mayor and Council signed the Gordon Grove Subdivision Plat B.

15) REVIEW CALENDAR.

16) ADJOURN.

ACTION: At 7:40 p.m. Council Member Williams moved to ADJOURN. Council Member Jensen seconded the motion. The motion carried unanimously with Council Members Andersen, Jensen, Williams, LeMone, and Rogers voting “Yes”.

The City Council Minutes of April 23, 2024, were approved by the City Council on _____, 2024.

Wendy Thorpe, CMC

City Recorder

(Exhibits are in the City Council Minutes binders in the Recorder’s office.)

**Pleasant Grove City
City Council Special Meeting Minutes
Tuesday, April 30, 2024
6:00 p.m.**

Mayor: Guy L. Fugal

Council Members: Eric Jensen
Cyd LeMone
Steve Rogers
Todd Williams

Staff Present: Scott Darrington, City Administrator
Wendy Thorpe, City Recorder
Kyler Brower, Assistant to the City Administrator

Excused: Dianna Andersen, Council Member
Tina Petersen, City Attorney

The City Council and staff met in the Community Room, 108 South 100 East, Pleasant Grove, Utah.

1) **CALL TO ORDER**

Mayor Guy Fugal called the special meeting to order at 6:00 PM.

2) **DISCUSSION ON POTENTIAL ALPINE SCHOOL DISTRICT SPLIT.
PRESENTER, CITY ADMINISTRATOR DARRINGTON.**

City Administrator, Scott Darrington, reported that in all of his years as a City Administrator, he never thought he would address the City Council regarding a possible school district split. The Alpine School District, in considering a possible split, has engaged a consulting firm MGT who is experienced in splitting school districts to prepare an MGT Study to address the impact of splitting the school district and identify multiple options for consideration. A few issues have arisen which will be discussed.

Although the MGT Study contains a lot of material, this presentation focuses on the District's options. Six options were addressed in the study with each identifying a proposed financial amount for operations, capital projects, and the resulting impact. One option keeps the district intact while two options split the district into two. The other three options split the district into three districts. The presentation will concentrate on Options 1, 3, and 4, as they are the options being considered by the District. Options 2, 5, and 6 were not being considered to his knowledge. The following was a brief description of each of the three options.

- **Option 1** - Keep the School District whole. Staying together as one district makes the most financial sense because the cost can be spread out among numerous taxpayers, as opposed to fewer taxpayers if the district is split.

- **Option 3** – Splits the District into two as follows:

West Side: Cedar Fork, Fairfield, Eagle Mountain, and Saratoga Springs; and

East Side: All the remaining cities, which is referred to as the Lehi to Orem split.

- **Option 4** – Splits the District into three school districts as follows:

-

East District: Orem, Vineyard, Lindon, and Pleasant Grove;

West District: Cedar Fork, Fairfield, Eagle Mountain, and Saratoga Springs; and

Central District: Lehi, Alpine, Highland, American Fork, Cedar Hills, and Draper. (A portion of Draper is in Utah County and is considered part of the Alpine School District.)

The Role of the City

Cities play a role in a school district split, which was the reasoning behind this meeting. The State Legislature now gives cities the authority to create their own school district either as a stand-alone city or through an Interlocal Agreement with other cities. The authority, in this case, means that the City can put the matter on the ballot for ratification. To have a stand-alone school district, a city must meet certain criteria including a minimum population number, which Pleasant Grove does not meet. Interlocal Agreements among cities also require ballot ratification.

As of this morning, the Alpine School District voted to present Options 3 and 4 for public comment. Once the options are declared, the County is notified and a 45-day period for public comment is set before action can be taken. This 45-day period includes two public hearings, which are currently set for June 11, 2024, and June 25, 2024. Once the public comment period ends, the District will then decide to remain as one district or decide which Option to put before the voters.

Other responses to the proposed split have surfaced. Yesterday, the following two separate city groups entered into Interlocal Agreements:

1. Saratoga Springs, Eagle Mountain, Cedar Fork, and Fairfield entered into an Interlocal Agreement to create their own school district. The makeup is similar to the group in Alpine School District's Option 3.
2. Lehi, Highland, Alpine, Cedar Hills, and American Fork entered into an Interlocal Agreement to create their own school district. This agreement contains a slightly different makeup than what is listed in the Alpine School District's Option 4.

Both of the Interlocal Agreements require a 45-day public hearing period with two public hearings before they can be put on the ballot. If both Interlocal Agreements are put on the ballot, the result will likely be three school districts. The vote, however, is limited to the cities that are participating

in the Interlocal Agreement. Voters who fall within the boundaries of the Alpine School District are eligible to vote on the District ballot.

With the addition of the two Interlocal Agreements, the citizens will be faced with conflicting ballot propositions. If nothing passes, the School District remains whole. Administrator Darrington was unsure how the issue will be resolved if conflicting ballots win. The thought was put forward and later confirmed, that the ballot with the most votes will win, although the possibility of legislative involvement to resolve the issue could arise. Specifically, if Option 3 wins, it conflicts with the Interlocal Agreements if they pass. If the Alpine School District's ballot choice fails and the Interlocal Agreements pass, the remaining schools, including Pleasant Grove, Lindon, Orem, and Vineyard, would be left as a district.

Political Issues

Administrator Darrington reported that there are political considerations. The City Council, in determining its role, needs to address what is best for the students, faculty, parents of school-age children, and taxpayers of the school district. Different interests will be expressed by the various groups as to how this split should be done, if at all. The study addressed these issues in the survey information, which will help guide the District in decision-making. The District staff recommendation was for Option 3, which received unanimous support. Option 4 was added as an option with a 4-to-3 vote.

The best option, financially, was identified as Option 1, with the next best being Option 3, which splits the district into two. The worst options were those that split the school district into three, as the overhead triples. Administrator Darrington reviewed the related financial information and reported that the numbers that impact Pleasant Grove are based on the numbers in the MGT Study provided six weeks earlier. At the School Board Meeting held earlier in the day, the numbers referenced were slightly different. The following financial information was highlighted:

- Even with Option 1, a tax increase will be needed as there is a \$200 million bond to refurbish schools and new construction. Taxes would increase by \$5.84 per month per household, based on a property valuation of \$500,000.
- With Option 3, Cedar Fork, Saratoga Springs, Eagle Mountain, and Fairfield split off to form their own district. The estimated property tax increase was \$31 per month per household. When considering only the operational figure, that district will be fine. Looking at capital costs, however, there will be about 70,000 people in the district, which provides less room to spread the capital costs around.
- With Option 4 taxes in Cedar Hills, Lehi, Highland, Alpine, and American Fork will increase by \$20 per month. For Cedar Fork, Saratoga Springs, Eagle Fork, and Fairfield, the numbers remain the same for Options 3 and 4. For Pleasant Grove, Lindon, Orem, and Vineyard, the taxes would increase by \$23 per month.
- Option 5 in the Study was not being considered but places Pleasant Grove in with Lehi, Highland, Alpine, Cedar Hills, and American Fork. The cost increase in that case is \$11.83 per month, which is less than the \$23 per month with Option 4.

Administrator Darrington explained that if Pleasant Grove is interested in aligning with Lehi, Highland, Alpine, Cedar Hills, and American Fork there are two ways to make that happen. The Alpine School District could have presented this as an option to be voted on; however, it was not considered. Otherwise, Pleasant Grove would need to be a part of the Interlocal Agreement with the other five cities. Pleasant Grove was not invited to be a part of that agreement. He did not know why that did not happen but stated that the City Council can approach the other City Councils. The decision appears to be political and not based on data. As a City Administrator, he makes recommendations based on data. He was, however, is not familiar with school districts and how they operate and was not familiar with the political reasoning. He did not believe Pleasant Grove can get into that group. Three districts may offer more latitude to certain communities in saying what goes on in schools, which may be why individual Council Members voted the way they did on the Interlocal Agreements.

The decision about what goes on the District ballot is not Pleasant Grove's to make, which somewhat limits their options. Residents should be engaged and participate in the public comment hearings and sessions. If Pleasant Grove supports Option 3 with one of the districts being Lehi to Orem, the school district needs to know their preference so that it can be considered when the decision is made. If Pleasant Grove were part of the Interlocal Agreement, the discussion would be different. Currently, the issue rests with the District and ultimately the voters. The public needs to know about the tax implications. The City Council may also find out what is driving these decisions so they can better know how to be positioned.

Board Representative, Mark Clement

Alpine School District Board of Education Member, Mark Clement, reported that the study is intended to be as exact as possible with a moving target. The reality is, if the district is split, what happens in the future depends on the new school board that is elected. He confirmed, according to the Board's legal counsel, that when conflicting ballot measures pass, the proposition with the most votes prevails. There are legislators, however, who will hurry up and call a special session and pass a new bill. The District staff's recommendation was to do nothing. He did not know what the voters will vote for, but he was are that the teachers do not want any change and will likely be talking to their neighbors.

Mayor Fugal hoped that Option 3 gets on the ballot to reduce confusion. Board Member Clement agreed that Option 3 will most likely be put on the ballot because the survey recipients expressed a desire to have something on the ballot. He noted that a majority of the board also voted for no change, which makes the results difficult to interpret.

Board Member Clement reported that he just got out of an Orem City Council Meeting and spoke with some of the City Council Members who stated that because they have failed before by proposing their own school district, they do not want to be part of an Interlocal Agreement. There was brief discussion about the various possible outcomes should all of these issues be up for vote. One outcome mentioned was if only the Lehi vote prevailed. Under that scenario, a non-contiguous district would result, which would likely be challenged.

Council Member LeMone asked who the citizens should reach out to and what residents should do if they have concerns or are unable to attend and how they can participate in the process. Board Member Clement stated that they will send out an email survey to get that information. He added that feedback given on the School District's website usually gets an administrative response within 24 hours. The District is figuring out how to get information to taxpayers who do not have children.

There was discussion about the teacher's perspective. Although, clearly what is in the children's best interest is most important, teachers may be concerned about their salary with the new district or retirement and what might happen to administrative positions and positions such as coaching. Board Member Clement pointed out that any change may not go into effect until 2028. Looking at the financial information provided in the study, it is apparent that what is being done with the Interlocal Agreements of the various cities is not based on finances.

Board Member Clement reported that the data he pays the most attention to is what happened in two other districts (Canyons and Jordan) which recently split their districts. After talking with them, he found that once everything is done both districts had about a 20% increase in property taxes. He read that as being a likely result here. He also noted that the MGT Study assumed that overhead would remain the same even though the districts would be smaller. Internally, they reviewed other districts that would be similar in size to the proposed districts and found the average overhead to be higher. Internally, they concluded that the split will actually cost more as they are smaller districts with less to amortize.

Alpine School District Board of Education Member, Ada Wilson was present but did not speak. Board Member Clement appreciated the Pleasant Grove City Council's consistency and stable voice for education and for working with them. Those with questions were invited to contact him. Administrator Darrington closed the presentation and hoped to be able to reach a resolution. This issue is in the public's hands to voice how they feel and eventually vote. The public should know that the City Council is very limited in terms of what they can do. He urged residents to be engaged.

Council Member Williams' preference was to have two districts. He contended that this is a power grab that took place six weeks earlier during the early days of the legislation. He considered it to be a push for control that is not in the best interest of either the students or teachers. If Eagle Mountain and Saratoga break off, that makes a lot of sense for them because of their growth and aptitude for revenue generation. The Lehi push for an Interlocal Agreement, however, appears to be based on a need to control. That is not, and should not be, what school districts or city councils are about. His preference was for the two districts with one being Lehi to Orem.

Council Member Rogers was in favor of information, which currently is lacking as they do not know what option the Alpine School District will put on the ballot. The goal is to provide the best education to students, which is more likely to occur when most of the resources are dedicated to students and not administration or overhead. That outcome was identified in Option 1. If he were pressed to vote today, he would vote everything down. He wanted more information and did not know or care about Lehi's motivations. He cares about what is possible for the schools that his children attend. He has children in various grades and wants them to get the best education from

the best teachers. He realized that the City Council has no power to make these decisions but they do have the power to voice opinions. He was not prepared to definitively state what he supports because he does not know what options will be selected. He wanted to hear feedback from the public. As far as the City's messaging, the message should be whatever is best for the students which would be to have great, consistent teachers who are paid what they deserve. This outcome is more likely with a large district that can allocate those resources. He was not in favor of an Interlocal Agreement and would not encourage looking into that option. He looked forward to hearing the public comments.

Council Member LeMone reported that they have 370 pages of information and links to meetings. They should talk with the voters using the information available, give their opinion as a Member of the City Council, and get feedback. The City will not be providing public hearings; however, the public still needs the information to vote on the District measure. She encouraged the public to participate in the public hearings. Option 1 clearly is possible; however, Saratoga Springs and Eagle Mountain are growing to the point where it could hurt Pleasant Grove to include them. She did not want Pleasant Grove to be separated from Lehi, Cedar Hills, and Highland. Because Pleasant Grove is not growing enough that means that students will be hurt if Pleasant Grove is on its own with Orem, Vineyard, and Lindon. She was disappointed that they were not included in the Interlocal Agreement discussion but agreed that what was done was political and not in the best interest of the students. The information needs to be provided to the public and each Council Member needs to read and fully understand the study in order to have meaningful discussions with the public. The City Council needs to be able to form an opinion and vocally stand by it, as the citizens look to their elected officials for guidance. She did not run for the School Board, is not a School Board professional, and has no experience in that regard, which makes it very disappointing to not be included in some of the discussions. She wanted to support the Alpine School District as the Board Members have the most experience and know what is best for the students and the teachers. She would continue to gather and review information, attend meetings, and share her opinions with those who ask. She recognizes that these changes will affect students and teachers. She wanted what is best for the students and teachers, which she considered to be Option 3. She was open to Option 1 as well.

Council Member Jensen was astonished to be addressing this matter as a City Council Member, which affects the future of students, parents, and teachers. Unfortunately, the State Legislature made the situation political. Cities have turned it into a politically motivated control issue that will affect Pleasant Grove. Lehi contacted the other cities and pursued Option 4. Meetings were held one month ago and the previous Friday night. Pleasant Grove was not aware of or invited to attend. Council Member Jensen clarified that he was not invited. They attended the Friday night meeting in Cedar Hills where there was civil discussion. He learned, however, that decisions had already been made by the Lehi City Council. It was evident that the issue had been discussed for some time and that Pleasant Grove was not included. At no time did he hear discussion regarding the impact on students. He agreed with Council Member Williams that this is about control. He heard about how City Council Members were disheartened by certain Board Members wanting more control over how things had gone with Orem's bond vote, and they watched how Pleasant Grove voted on the bond.

There was a lot of confusion regarding the bond. He suggested that the City Council focus on what is best for students. He considered the best choice to be Option 3. Saratoga Springs and Eagle Mountain are growing and want a change. They have made decisions that are in their best interest but not in the best interest of the children, parents, or teachers. Had they put the best interest of students first, they would have chosen Option 5, which includes Pleasant Grove and reduces the surplus deficit from \$8 million to \$1 million. He recommended that everyone attend and speak at the District public meetings in June and the public meetings in Lehi, Cedar Hills, and American Fork. He did not want to enter into an Interlocal Agreement.

Mayor Fugal commented that the City Council is not in favor of an Interlocal Agreement. Council Member Rogers asked that a procedure be in place allowing the public to contact City Council Members of the City Administrator and access to links and materials to allow them to participate fully. Administrator Darrington stated that the Board's decision was just done this morning and the details are still being worked out. He will be in close contact with Board Member Clement who will provide updates. Once the information about the public meetings is formalized, that information will be put on social media along with links specific to the school district.

There was discussion regarding various vote outcomes. Council Member Williams stated it is important for citizens to know the basis for the City Council's position. The discussion turned to what should be included in the City's statement about the split. Administrator Darrington suggested that the following day a statement be made to encourage residents to support Option 3 and engage in the public hearing process. It was suggested that a statement be made regarding the City Council's role. Council Member Rogers asked that the statement strongly encourage public participation. He did not want any statement to go out before the two hearing dates are finalized. Noting the date the information was finalized, Administrator Darrington reported that a draft statement will be sent out for City Council review the following morning before being published.

3) **ADJOURN.**

ACTION: At 7:10 p.m. Council Member Jensen moved to ADJOURN. Council Member Williams seconded the motion. The motion carried unanimously with Council Members Jensen, Rogers, LeMone, and Williams voting "Yes".

The City Council minutes of April 30, 2024, were approved by the City Council on _____, 2024.

Wendy Thorpe, CMC
City Recorder

(Exhibits are in the City Council Minutes binders in the Recorder's office.)

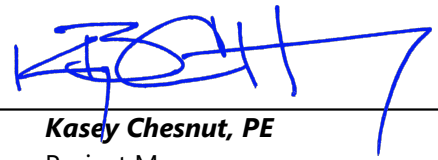
**PARTIAL PAYMENT ESTIMATE
NO. 6**

Name of Contractor: HydroVac Excavation		
Name of Owner: Pleasant Grove City		
Date of Completion:	Amount of Contract:	Dates of Estimate:
Original 29-Aug-25	Original: \$6,993,404.00	From: 15-Apr-24
Revised:	Revised: \$7,463,541.00	To: 15-May-24
Description of Job: Pressurized Irrigation Meters Installation		
Amount	This Period	Total To Date
Amount Earned	\$302,010.00	\$2,360,940.00
Retainage Being Held	\$15,100.50	\$118,047.00
Retainage Being Released	\$0.00	\$0.00
Previous Payments		\$1,955,983.50
Change Orders (7)	\$22,128.50	\$92,137.00
COs Paid to date		\$70,008.50
Amount Due	\$309,038.00	\$309,038.00

I hereby certify that I have carefully inspected the work and as a result of my inspection and to the best of my knowledge and belief, the quantities shown in this estimate are correct and have not been shown on previous estimates and the work has been performed in accordance with the Contract Documents.

Recommended by Horrocks Engineers

Date: 5/15/2024


Kasey Chesnut, PE
Project Manager

Accepted by: **HydroVac Excavation**

Date: 5/15/2024

Shyloh Muhlestein
Shyloh Muhlestein
Project Manager

Approved By: **Pleasant Grove City**

Date: _____

Guy Fugal
Mayor

Budget Code _____ Staff Initial _____

PROJECT: Pressurized Irrigation Meters Installation

PAY PERIOD: 6

May-24

ITEM NO.	NATURE OF WORK	CONTRACT ITEMS				QUANTITY		EARNINGS	
		Qty	Units	Unit Price	Bid Amt.	This Month	To Date	This Month	To Date
	Bid Schedule A								
1	Mobilization	1.00	LS	\$160,000.00	\$160,000.00	0	0.4		\$64,000.00
2	Category 1-5	6946.00	EA	\$650.00	\$4,514,900.00	217	2279	\$141,050.00	\$1,481,350.00
3	Category 6	50.00	EA	\$2,700.00	\$135,000.00	0	0		\$0.00
4	Category 7	160.00	EA	\$2,700.00	\$432,000.00	0	0		\$0.00
5	Installation of 1.5-inch meter	139.00	EA	\$300.00	\$41,700.00	4	32	\$1,200.00	\$9,600.00
6	Installation of 2-inch meter	95.00	EA	\$1,200.00	\$114,000.00	2	20	\$2,400.00	\$24,000.00
7	Surface Restoration - Lawn, sod	6408.00	EA	\$90.00	\$576,720.00	424	1153	\$38,160.00	\$103,770.00
8	Surface Restoration - paved areas	44.00	EA	\$90.00	\$3,960.00	0	0		\$0.00
9	Surface Restoration - unimproved areas, landscape	704.00	EA	\$90.00	\$63,360.00	0	0		\$0.00
10	Add 1" locking ball valve	600.00	EA	\$260.00	\$156,000.00	95	542	\$24,700.00	\$140,920.00
11	Concrete Driveway Removal and Replacement	8000.00	SF	\$20.00	\$160,000.00	0	0		\$0.00
12	Contingent Sum Pay	1.00	LS	\$635,764.00	\$635,764.00	0	0		\$0.00
13	Black Poly (change order)	140.00	EA	\$2,700.00	\$378,000.00	35	199	\$94,500.00	\$537,300.00
	Subtotal				\$6,993,404.00			\$302,010.00	\$2,360,940.00

Change Orders

No.	Description								
1	1304 - T&M - outside categories bid	paid Feb 2024			\$16,784.00	0	1	\$0.00	\$16,784.00
2	1306 - Meter Jumpers	paid Feb 2024			\$5,000.00	0	1	\$0.00	\$5,000.00
3	1312 - T&M - outside categories bid	paid Feb 2024			\$10,123.00	0	1	\$0.00	\$10,123.00
4	1314 - T&M - outside categories bid	paid Mar 2024			\$10,380.00	0	1	\$0.00	\$10,380.00
5	partial 1313 - Item #102 labor per man/per hour per Jason P	paid Mar 2024			\$350.00	0	1	\$0.00	\$350.00
6	1322 - T&M - outside categories bid	paid April 2024			\$27,371.50	0	1	\$0.00	\$27,371.50
7	1329 - T&M - outside categories bid				\$22,128.50	1	1	\$22,128.50	\$22,128.50
	Total Change Orders to Date				\$92,137.00				

Total

\$7,463,541.00

	TOTAL		
		\$302,010.00	\$2,360,940.00
AMOUNT RETAINED		\$15,100.50	\$118,047.00
RETAINAGE RELEASED			
Change Orders		\$22,128.50	\$92,137.00
COs Paid to date			\$70,008.50
PREVIOUS RETAINAGE			
PREVIOUS PAYMENTS			\$1,955,983.50
AMOUNT DUE		\$309,038.00	\$309,038.00



Invoice

Date	Invoice #
5/15/2024	1327

1193 N. 2300 W.
Lehi, Ut. 84043

Bill To
Pleasant Grove City 323 W. 700 S. Pleasant Grove, UT 84062

P.O. No.	Terms	Date of Service
Billing #7	Due on receipt	

Description	Qty	Rate	Amount
Pressurized Irrigation Meters Installation			
Section Week 24			
Cat. 1-5	57	650.00	37,050.00
Surface Restoration	28	90.00	2,520.00
Add 1-inch locking ball valve (normal angle)	8	260.00	2,080.00
1.5" Charge (Increase over 1" charge)	0	300.00	0.00
2" Charge (Increase over 1" charge)	0	1,200.00	0.00
Section Week 25			
Cat. 1-5	36	650.00	23,400.00
Surface Restoration	33	90.00	2,970.00
Add 1-inch locking ball valve (normal angle)	25	260.00	6,500.00
1.5" Charge (Increase over 1" charge)	0	300.00	0.00
2" Charge (Increase over 1" charge)	0	1,200.00	0.00
Section Week 26			
Cat. 1-5	85	650.00	55,250.00
Surface Restoration	27	90.00	2,430.00
Add 1-inch locking ball valve (normal angle)	31	260.00	8,060.00
1.5" Charge (Increase over 1" charge)	0	300.00	0.00
2" Charge (Increase over 1" charge)	1	1,200.00	1,200.00
Black Poly Meters List			
No New Service Meters Only			
Section 16=1, Week 23=2, Route 25=1			
Cat. 1-5	4	650.00	2,600.00
Surface Restoration	2	90.00	180.00
Add 1-inch locking ball valve (normal angle)	1	260.00	260.00

Total
Payments/Credits
Balance Due



Invoice

Date	Invoice #
5/15/2024	1327

1193 N. 2300 W.
Lehi, Ut. 84043

Bill To
Pleasant Grove City
323 W. 700 S.
Pleasant Grove, UT 84062

P.O. No.	Terms	Date of Service
Billing #7	Due on receipt	

Description	Qty	Rate	Amount
Black Poly Meter			
Section week 17=9, 23=13, Route 25=13			
Cat. 1-5	35	650.00	22,750.00
Surface Restoration	10	90.00	900.00
Add 1-inch locking ball valve (normal angle)	30	260.00	7,800.00
1.5" Charge (Increase over 1" charge)	4	300.00	1,200.00
2" Charge (Increase over 1" charge)	1	1,200.00	1,200.00
1.5" Valve	4	0.00	0.00
2" Valve	1	0.00	0.00
Grass			
Surface Restoration	324	90.00	29,160.00

For all billing questions please contact our office manager Haylie at (801)520-5973 or e-mail her at hydrovacutah@gmail.com
Make all checks payable to Hydro Vac Excavation LLC
Thank you for your business!

Total	\$207,510.00
Payments/Credits	\$0.00
Balance Due	\$207,510.00



Invoice

Date	Invoice #
5/15/2024	1328

1193 N. 2300 W.
Lehi, Ut. 84043

Bill To
Pleasant Grove City
323 W. 700 S.
Pleasant Grove, UT 84062

P.O. No.	Terms	Date of Service
	Due on receipt	

Description	Qty	Rate	Amount
Black Poly			
Section Week 17			
55 W. 400 N.			
Line item #7 Replacement of 1" Black Poly service line	1	2,700.00	2,700.00
53 W. 400 N.			
Line item #7 Replacement of 1" Black Poly service line	1	2,700.00	2,700.00
15 W. 400 N.			
Line item #7 Replacement of 1" Black Poly service line	1	2,700.00	2,700.00
40 E. 400 N. (50 E.)			
Line item #7 Replacement of 1" Black Poly service line	1	2,700.00	2,700.00
80 E. 400 N.			
Line item #7 Replacement of 1" Black Poly service line	1	2,700.00	2,700.00
155 W. 400 N.			
Line item #7 Replacement of 1" Black Poly service line	1	2,700.00	2,700.00
125 W. 400 N.			
Line item #7 Replacement of 1" Black Poly service line	1	2,700.00	2,700.00
140 W. 400 N.			
Line item #7 Replacement of 1" Black Poly service line	1	2,700.00	2,700.00
152 W. 400 N.			
Line item #7 Replacement of 1" Black Poly service line	1	2,700.00	2,700.00
Section Week #23			
850 E. 100 N.			
Line item #7 Replacement of 1" Black Poly service line	1	2,700.00	2,700.00
860 E. 100 N.			
Line item #7 Replacement of 1" Black Poly service line	1	2,700.00	2,700.00
860 E. 100 N. (2ND LINE)			
Line item #7 Replacement of 1" Black Poly service line	1	2,700.00	2,700.00
924 E. 100 N.			
Line item #7 Replacement of 1" Black Poly service line	1	2,700.00	2,700.00
934 E. 100 N.			

Total
Payments/Credits
Balance Due



Invoice

Date	Invoice #
5/15/2024	1328

1193 N. 2300 W.
Lehi, Ut. 84043

Bill To
Pleasant Grove City 323 W. 700 S. Pleasant Grove, UT 84062

P.O. No.	Terms	Date of Service
	Due on receipt	

Description	Qty	Rate	Amount
Line item #7 Replacement of 1" Black Poly service line 940 E. 100 N.	1	2,700.00	2,700.00
Line item #7 Replacement of 1" Black Poly service line 948 E. 100 N.	1	2,700.00	2,700.00
Line item #7 Replacement of 1" Black Poly service line 962 E. 100 N.	1	2,700.00	2,700.00
Line item #7 Replacement of 1" Black Poly service line 976 E. 100 N.	1	2,700.00	2,700.00
Line item #7 Replacement of 1" Black Poly service line 1003 E. 100 N.	1	2,700.00	2,700.00
Line item #7 Replacement of 1" Black Poly service line 987 E. 100 N.	1	2,700.00	2,700.00
Line item #7 Replacement of 1" Black Poly service line 955 E. 100 N.	1	2,700.00	2,700.00
Line item #7 Replacement of 1" Black Poly service line 148 N. 950 E.	1	2,700.00	2,700.00
Line item #7 Replacement of 1" Black Poly service line Route #25 642 S. LOADER AVE.	1	2,700.00	2,700.00
Line item #7 Replacement of 1" Black Poly service line 720 S. LOADER AVE.	1	2,700.00	2,700.00
Line item #7 Replacement of 1" Black Poly service line 750 S. LOADER AVE.	1	2,700.00	2,700.00
Line item #7 Replacement of 1" Black Poly service line 780 S. LOADER AVE.	1	2,700.00	2,700.00
Line item #7 Replacement of 1" Black Poly service line 810 S. LOADER AVE.	1	2,700.00	2,700.00
Line item #7 Replacement of 1" Black Poly service line 860 S. LOADER AVE.	1	2,700.00	2,700.00
Line item #7 Replacement of 1" Black Poly service line	1	2,700.00	2,700.00

Total
Payments/Credits
Balance Due



Invoice

Date	Invoice #
5/15/2024	1328

1193 N. 2300 W.
Lehi, Ut. 84043

Bill To
Pleasant Grove City
323 W. 700 S.
Pleasant Grove, UT 84062

P.O. No.	Terms	Date of Service
	Due on receipt	

Description	Qty	Rate	Amount
1035 E. 900 S. Line item #7 Replacement of 1" Black Poly service line	1	2,700.00	2,700.00
825 S. LOADER AVE. Line item #7 Replacement of 1" Black Poly service line	1	2,700.00	2,700.00
795 S. LOADER AVE Line item #7 Replacement of 1" Black Poly service line	1	2,700.00	2,700.00
755 S. LOADER AVE Line item #7 Replacement of 1" Black Poly service line	1	2,700.00	2,700.00
735 S. LOADER AVE. Line item #7 Replacement of 1" Black Poly service line	1	2,700.00	2,700.00
715 S. LOADER AVE. Line item #7 Replacement of 1" Black Poly service line	1	2,700.00	2,700.00
700 S. LOADER AVE. Line item #7 Replacement of 1" Black Poly service line	1	2,700.00	2,700.00
Line item #7 Replacement of 1" Black Poly service line	1	2,700.00	2,700.00

For all billing questions please contact our office manager Haylie at (801)520-5973 or e-mail her at hydrovacutah@gmail.com
Make all checks payable to Hydro Vac Excavation LLC
Thank you for your business!

Total	\$94,500.00
Payments/Credits	\$0.00
Balance Due	\$94,500.00



Invoice

Date	Invoice #
5/15/2024	1329

1193 N. 2300 W.
Lehi, Ut. 84043

Bill To
Pleasant Grove City
323 W. 700 S.
Pleasant Grove, UT 84062

P.O. No.	Terms	Date of Service
Change Order #4	Due on receipt	

Description	Qty	Rate	Amount
Pressurized Irrigation Meters Installation **Change Order			
717 S. 1100 E.			
1" compression by compression fitting	1	50.00	50.00
Per ft. pipe	3	1.00	3.00
Item #103 Excavation Equipment	1	300.00	300.00
Item #102 Labor per man/per hour	2	50.00	100.00
Item #101 Forman	1	90.00	90.00
927 E. 100 N.			
1 1/2 " SERVICE REPLACING BLACK POLY	1	5,458.50	5,458.50
Add 1.5-inch locking ball valve (normal angle)	1	750.00	750.00
925 E. 100 N.			
1 1/2 " SERVICE REPLACING BLACK POLY	1	5,458.50	5,458.50
Add 1.5-inch locking ball valve (normal angle)	1	750.00	750.00
860 E. 100 N.			
1 1/2 " SERVICE REPLACING BLACK POLY	1	5,458.50	5,458.50
Add 1.5-inch locking ball valve (normal angle)	1	750.00	750.00
Replacement New 1" Service	1	2,700.00	2,700.00
Add 1" locking ball valve	1	260.00	260.00

For all billing questions please contact our office manager Haylie at (801)520-5973 or e-mail her at hydrovacutah@gmail.com
Make all checks payable to Hydro Vac Excavation LLC
Thank you for your business!

Total	\$22,128.50
Payments/Credits	\$0.00
Balance Due	\$22,128.50

DOCUMENT 00990

CONTRACT CHANGE ORDER

Project: BLVD Well Facilities Project
 Location: Pleasant Grove City
 Change Order No.: 1
 To: J. Lyne Roberts and Sons, Inc.

Date: May 15, 2024

You are hereby requested to comply with the following changes from the contract plans and specifications:

Item No.	Description of Changes, Quantities, Units, Unit Prices, Change in Completion Schedule, etc.	Decrease In Contract Price	Increase In Contract Price
1	14" Butterfly Valve Change, 1 LS @ \$1,320.14		\$1,320.14
2	Artesian Relief Line, 1 LS @ \$31,311.36		\$31,311.36
3	Repair and Extend Damaged Casing, 1 LS @ \$1,092.50		\$1,092.50
	Change in contact price due to this Change Order:		
	Total Decrease	\$0.00	
	Total Increase		\$33,724.00
	Net increase (decrease)		\$33,724.00

The sum of \$33,724.00 is hereby added to, the total contract price and the total adjusted contract price to date thereby is \$2,092,048.34.

The time provided for completion in the contract is **Increased by 32 Calendar Days**
 This document shall become an amendment to the contract & all provisions of the contract will apply hereto.

Accepted by: _____
 Contractor Date

Recommended by: _____
 Resident Engineer Date

Approved by: _____
 Owner Date

J. Lyne Roberts & Sons, Inc

There is no substitute for quality

1052 S. 250 E.
Provo, UT 84606
O. 801-373-5642



Proposed Change Order

Pleasant Grove Blvd. Well Facilities
DATE: 4/1/2024
Proposed Change Order # 3
Pleasant Grove Blvd. Well Facilities

Proposal for:	Pleasant Grove City 70 S. 100 E. Pleasant Grove, Utah	Quotation valid until:	5/3/2024
		Prepared by:	0 Project Manager J. Lyne Roberts & Sons Inc. 801-373-5642

Change Order Description:						
No.	Description	Quantity	Unit	Unit Cost	Amount	
3	1 Original 14" VAG Butterfly Valve	1	EA	\$ (5,691.87)	\$	(5,691.87)
3	2 14" Avtek Butterfly Valve	1	EA	\$ 8,332.16	\$	8,332.16
3	3 Cost Share	-0.5	LS	\$ 2,640.30	\$	(1,320.15)
	Profit & Overhead				\$	-

Proposed Change Order Total					\$	1,320.14
Original Contract And Approved Change Orders					\$	2,058,324.34
Contract With Proposed Change Order					\$	2,059,644.48

Proposal Notes:

Impact to Schedule: _____ days

Approved by Owner x _____

Date x _____

THANK YOU FOR YOUR BUSINESS!

J. Lyne Roberts & Sons, Inc

There is no substitute for quality

1052 S. 250 E.
Provo, UT 84606
O. 801-373-5642



Proposed Change Order

Pleasant Grove Blvd. Well Facilities

DATE: 4/23/2024

Proposed Change Order # 7

Pleasant Grove Blvd. Well Facilities

Proposal for:	Pleasant Grove City 70 S. 100 E. Pleasant Grove, Utah	<i>Quotation valid until:</i>	5/23/2024
		<i>Prepared by:</i>	Alex Stucki Project Manager J. Lyne Roberts & Sons Inc. 801-373-5642

Change Order Description:

No.	Description	Quantity	Unit	Unit Cost	Amount
7	1 Fabricated Steel Spool Welded to Casing/ Pressure Bolting For Pump	1	EA	\$ 4,615.38	\$ 4,615.38
7	2 Hot Tap Casing	1	LS	\$ 800.00	\$ 800.00
7	3 Relief Pumping	1	WK	\$ 2,831.96	\$ 2,831.96
7	4 Temporary Discharge Piping Into Flush Vault	1	LS	\$ 2,692.90	\$ 2,692.90
7	5 Ductile Iron Pipe w/Gate Valve (Material/Delivery)	1	LS	\$ 9,602.11	\$ 9,602.11
7	6 Additional Forming/Insulation through Foundation	1	LS	\$ 450.00	\$ 450.00
7	7 Crew Lead	16	HR	\$ 75.00	\$ 1,200.00
7	8 2 Laborers	48	HR	\$ 55.00	\$ 2,640.00
7	9 Trackhoe	8	HR	\$ 230.00	\$ 1,840.00
7	10 Pipe Encasement (Labor, Rebar, and Concrete)	1	LS	\$ 554.90	\$ 554.90
	Profit & Overhead				\$ 4,084.11

Proposed Change Order Total \$ 31,311.36

Original Contract And Approved Change Orders \$ 2,058,324.34

Contract With Proposed Change Order \$ 2,089,635.70

Proposal Notes:

The above pricing is to run pipe to the retention pond. If instead we are able to run the temporary discharge into the flush vault and discharge into the new drain pipe, it would result in a cost savings of about \$8600.00.

Impact to Schedule: 25 Business days

Approved by Owner x

Date x

THANK YOU FOR YOUR BUSINESS!



453 W. 700 S.
Pleasant Grove, UT 84062
Phone (801) 321-8242
sales@rhinopumps.com

RHINOPUMPS

Quote

Customer ID	Quote Date
0407	4/18/2024
Attn	cc

Quote Number
FQ1409
Job Number
F1229

Customer Information

Pleasant Grove
323 W. 700 S.
PLEASANT GROVE, UT 84062

Ship To Information

Pleasant Grove
323 W. 700 S.
PLEASANT GROVE, UT 84062

Quote By:	Bryan Martinez
PO #:	
RFQ #:	
Salesperson:	Bryan Martinez
Phone:	
Fax:	
Terms:	Net 30

Nameplate Information

ID FE1206

Quote Information

Comments: - Installation of 20" casing extension and sole plate
- Installation of 10" pipe and 10" 150# RF Flange on 20" casing with sealed blind flange
- Modify sole plate fo include pressure bolting to discharge head

Material

This is for the blind flange to go on the sole plate when the pump isn't in place.

Unit Price	Ext Price
Total for Material :	
	615.38

Other

	Unit Price	Ext Price
1 Well casing extension and sole plate installation	3,576.02	3,576.02
1 Install 10" pipe & 10" 150# RF Flange in 20" Casing	1,692.31	1,692.31
1 Adding sole plate drill & tap for pressure bolting to discharge head	2,307.69	2,307.69
Total for Other :		7,576.92

Quotes Do Not Include Sales Tax or Freight, Unless Otherwise Noted.
We Are not Responsible For Items Left Over 60 Days.
Quote is valid for 30 days.

\$4615.38

Subtotal : ~~8,192.30~~

Lead Time

Total for Quote FQ1409 : ~~8,192.30~~

SIGNATURE: _____

DATE: _____

PO# (IF NOT ALREADY ISSUED):

Ship Via: _____

Our Tax ID: 46-3826223

Your Tax ID:

Sales Tax Code 1: Sales Tax



PC#: 1581
 2595 S 3270 W
 SALT LAKE CITY, UT 84119 1142
 TELEPHONE: 801-606-4235

SUNBELT RENTALS, INC.
 Salesman: 158103 LENKEVICH, BRAD (15)
 Typed By: BLENKEVICH

Job Site:
 J LYNE ROBERTS & SONS INC.
 150 S PLEASANT GROVE BLVD
 PLEASANT GROVE, UT 84062

 C#: 801-404-1752 J#: 801-404-1752

Customer: 726546
 J LYNE ROBERTS & SONS INC.
 2705 NORTH 550 EAST
 PROVO, UT 84604

QUOTE

Contract #.. 153019651
 Contract dt. 4/17/24
 Date out.... 4/17/24 2:10 PM
 Est return.. 5/15/24 2:10 PM
 Job Loc..... 150 S PLEASANT GROVE BLVD, PLEAS
 Job No..... 23- J LYNE ROBERTS &
 P.O. #..... QUOTE
 Ordered By.. STUCKI, ALEX
 NET 30

QTY	EQUIPMENT #	Min	Day	Week	4 Week	Amount										
1.00	6X6X11 SOLIDS VAC PUMP 0410150	415.80	415.80	1015.20	2624.40	2624.40										
5.00	6X20 BLK RBR OIL SUC/DIS BAUER	20.00	20.00	60.00	180.00	900.00										
1.00	8X20 BLK RBR OIL SUC/DIS BAUER	80.00	80.00	240.00	720.00	720.00										
1.00	6" 90-DEG ELB BAUER	20.33	20.33	46.01	130.54	130.54										
1.00	8X6 REDUCER CONC BAUER F X M	19.26	19.26	47.08	131.61	131.61										
1.00	8" STRAINER	16.05	16.05	42.80	114.49	114.49										
<p>*** EQP MSG *** 8 Hrs/Day 40 Hrs/Wk = 1.0x Rate 9-16 Hrs/Day 41-80 Hrs/Wk = 1.5x Rate 17+ Hrs/Day 81+ Hrs/Wk = 2.0x Rate DURING COLD WEATHER CUSTOMER IS RESPONSIBLE TO DRAIN WATER FROM PUMP TO PREVENT FREEZING EQUIPMENT IN THIS CONTRACT MAY REQUIRE THE USE OF DIESEL EXHAUST FLUID (DEF). DEF CONSUMPTION RATES ARE DIRECTLY RELATED TO ENGINE SIZE/ENGINE LOAD AND WILL VARY. DEF IS A CONSUMABLE ITEM. CUSTOMER IS RESPONSIBLE FOR PROPER DEF LEVEL MAINTENANCE AND ANY DOWNTIME AND DEF SYSTEM DAMAGES THAT MAY OCCUR IF NOT MAINTAINED. CONTACT YOUR SALES REPRESENTATIVE WITH ANY QUESITONS.</p>																
<p>SALES ITEMS:</p> <table border="1"> <thead> <tr> <th>Qty</th> <th>Item number</th> <th>Unit</th> <th>Price</th> <th>Amount</th> </tr> </thead> <tbody> <tr> <td>1</td> <td>DLPKSRCHG</td> <td>EA</td> <td>144.400</td> <td>144.40</td> </tr> </tbody> </table>							Qty	Item number	Unit	Price	Amount	1	DLPKSRCHG	EA	144.400	144.40
Qty	Item number	Unit	Price	Amount												
1	DLPKSRCHG	EA	144.400	144.40												

x5=\$300.00

Certain equipment above requires scheduled Preventive Maintenance. Sunbelt Rentals will monitor the operation time and perform PM service as required in accordance with manufacturers specifications. Customer shall be charged for each PM service performed during rental period.

- IF THE EQUIPMENT DOES NOT WORK PROPERLY, NOTIFY THE OFFICE AT ONCE
- MULTIPLE SHIFTS OR OVERTIME RATES MAY APPLY
- CUSTOMER IS RESPONSIBLE FOR REFUELING, DAMAGES AND REPAIRS
- The total charges are an estimate based on the estimated rental period and other information provided by Customer.
 - Customer assumes all risks associated with the Equipment during the Rental Period, including injury and damage to persons, property and the Equipment.
 - Customer is responsible for and shall only permit properly trained, Authorized Individuals to use the Equipment.
 - If the Equipment does not operate properly, is not suitable for Customer's intended use, does not have operating and safety instructions or Customer has any questions regarding use of the Equipment, Customer shall not use the Equipment and shall contact Sunbelt immediately.
 - Equipment misuse or using damaged or malfunctioning Equipment may result in serious bodily injury or death and Customer agrees that Customer (i) assumes all risk associated thereunder, and (ii) indemnifies Sunbelt Entities for all claims or damages as a result of misuse or use of damaged or malfunctioning Equipment.
 - Customer has received, read, understands and agrees to the estimated charges and all the terms on this page, plus all sections on the reverse side of this Contract ("Sections"), including Release and Indemnification in Section 8 and Environmental Fee in Section 16, which can also be found at www.sunbeltrentals.com/rentalcontract. *Delivery/Pickup Surcharge fee explanation is available at www.sunbeltrentals.com/surcharge.
 - Customer must contact Sunbelt to request pickup of Equipment, retain the Pick-Up Number given by Sunbelt and will be responsible for Equipment until actually retrieved by Sunbelt.
 - Customer waives its right to a jury trial in any dispute as set forth in Section 19.
 - At the election of Sunbelt or Customer, Customer agrees to submit every dispute to arbitration and waives any right to bring a class action as set forth in Section 20.

Customer is declining Rental Protection Plan (see Reverse side for details) _____ (Customer Initials)

Continued on the next page...



PC#: 1581
 2595 S 3270 W
 SALT LAKE CITY, UT 84119 1142
 TELEPHONE: 801-606-4235

SUNBELT RENTALS, INC.
 Salesman: 158103 LENKEVICH, BRAD (15)
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Job Site:
 J LYNE ROBERTS & SONS INC.
 150 S PLEASANT GROVE BLVD
 PLEASANT GROVE, UT 84062

 C#: 801-404-1752 J#: 801-404-1752

Customer: 726546
 J LYNE ROBERTS & SONS INC.
 2705 NORTH 550 EAST
 PROVO, UT 84604

QUOTE



Contract #.. 153019651
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 Job Loc..... 150 S PLEASANT GROVE BLVD, PLEAS
 Job No..... 23- J LYNE ROBERTS &
 P.O. #..... QUOTE
 Ordered By.. STUCKI, ALEX
 NET 30

QTY	EQUIPMENT #	Min	Day	Week	4 Week	Amount
SALES ITEMS:						
Qty	Item number	Unit	Price			
1	TRANSPORTATION SURCHARGE	EA	51.170			51.17
	2133XXX000 ENVIRON/HAZMAT/DISPOSAL FEE					
	DELIVERY CHARGE					380.00
	PICKUP CHARGE					380.00
				Sub-total:		2646.66 5576.61
				Tax:		185.30 386.86
				Total:		2831.96 5963.47

All amounts are in USD

Certain equipment above requires scheduled Preventive Maintenance. Sunbelt Rentals will monitor the operation time and perform PM service as required in accordance with manufacturers specifications. Customer shall be charged for each PM service performed during rental period.

.....

IF THE EQUIPMENT DOES NOT WORK PROPERLY, NOTIFY THE OFFICE AT ONCE	MULTIPLE SHIFTS OR OVERTIME RATES MAY APPLY	CUSTOMER IS RESPONSIBLE FOR REFUELING, DAMAGES AND REPAIRS
1. The total charges are an estimate based on the estimated rental period and other information provided by Customer. 2. Customer assumes all risks associated with the Equipment during the Rental Period, including injury and damage to persons, property and the Equipment. 3. Customer is responsible for and shall only permit properly trained, Authorized Individuals to use the Equipment. 4. If the Equipment does not operate properly, is not suitable for Customer's intended use, does not have operating and safety instructions or Customer has any questions regarding use of the Equipment, Customer shall not use the Equipment and shall contact Sunbelt immediately. 5. Equipment misuse or using damaged or malfunctioning Equipment may result in serious bodily injury or death and Customer agrees that Customer (i) assumes all risk associated thereunder, and (ii) indemnifies Sunbelt Entities for all claims or damages as a result of misuse or use of damaged or malfunctioning Equipment. 6. Customer has received, read, understands and agrees to the estimated charges and all the terms on this page, plus all sections on the reverse side of this Contract ("Sections"), including Release and Indemnification in Section 8 and Environmental Fee in Section 16, which can also be found at www.sunbeltrentals.com/rentalcontract . *Delivery/Pickup Surcharge fee explanation is available at www.sunbeltrentals.com/surcharge . 7. Customer must contact Sunbelt to request pickup of Equipment, retain the Pick-Up Number given by Sunbelt and will be responsible for Equipment until actually retrieved by Sunbelt. 8. Customer waives its right to a jury trial in any dispute as set forth in Section 19. 9. At the election of Sunbelt or Customer, Customer agrees to submit every dispute to arbitration and waives any right to bring a class action as set forth in Section 20.		
Customer is declining Rental Protection Plan (see reverse side for details) _____ (Customer Initials)		
Customer Signature	Date	Name Printed
		Delivered By
		Date



Customer: BIDDING CONTRACTORS
Estimator: Kaleb Miller
Job Name: 10" PG BLVD WELL FACILITIES TEMP PIPING
Location: PLEASANT GROVE, UTAH

Estimate: E550776
Bid Date: 4/22/2024

Line	Qty	UoM	Description	Unit Price	Extended Price
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10" Temporary Piping

1	1	EA	10" MJ X FL ADAPTER DI, AWWA C153, C/L LESS ACCESSORIES (75 LBS)	365.23	365.23
2	160	FT	10" CL235 DR18 C900 GASKETED PVC PIPE 20' LENGTH	32.51	5,201.60 650.20
3	2 1	EA	10" MJ 90 ELBOW DI, AWWA C153, C/L LESS ACCESSORIES (136 LBS)	400.05	800.10 400.05
4	3	EA	10" EZ GRIP MJ WEDGE RESTRAINT SERIES EZP FOR PVC WITH ACCESSORIES EZPVCUP10 SIP	151.00	453.00
5	1	EA	10" 1/8" FULL FACE GASKET, NSF-61 EPDM, 150#	24.52	24.52
6	1	EA	10" PLATED BOLT & NUT KIT, A307 GRADE A, (12EA 7/8" X 3-3/4" BOLTS WITH NUTS) IMPORT	48.53	48.53

Subtotal				2341.58	6,492.93
10" Temporary Piping Subtotal					6,492.93
Approximate Grand Total					6,492.93

Tax: 163.91
Freight: 187.41
Total: 2692.90



Customer: BIDDING CONTRACTORS
Estimator: Nick Searcy
Job Name: PLEASANT GROVE WELL (ARTESIAN CHANGE)
Location: PLEASANT GROVE UTAH

Estimate: E549727
Bid Date: 4/12/2024

Line	Qty	UoM	Description	Unit Price	Extended Price
<u>DI SPOOLS</u>					
2	1	EA	10" X 12'2" DI SPOOL FL X FL, CML, PRIME COATED	2,569.41	2,569.41
1	1	EA	10" X 8'5" DI SPOOL FL X FL, C/L, TN140 PRIME COATED	1,992.94	1,992.94
			Subtotal		4,562.35
3	1	EA	10" BLIND FLANGE DI, AWWA C110, NORMALLY BARE FINISH (62 LBS)	345.80	345.80
4	5	EA	10" BOLT KIT,304 STAINLESS STEEL, 12 EA- 7/8" X 3-3/4" BOLT WITH NUT,IMPORT	80.00	400.00
5	5	EA	10" 1/8" FULL FACE GASKET, NSF-61 EPDM, 150#	24.52	122.60
			Subtotal		868.40
			DI SPOOLS Subtotal		5,430.75
<u>GATE VALVE</u>					
6	1	EA	10" FL X FL RESILIENT WEDGE GATE VALVE W/2" OP-NUT AFC MODEL 2510, AWWA C515, NRS	2,771.55	2,771.55
7	1	EA	16" CI VALVE BOX TOP SLIP TYPE M-8058 D&L	51.31	51.31
8	1	EA	5-1/4" CI VALVE BOX LID MARKED WATER	20.00	20.00
9	1	EA	36" VALVE BOX BASE	76.05	76.05
			Subtotal		2,918.91
			GATE VALVE Subtotal		2,918.91
			Approximate Grand Total		8,349.66

Tax: 584.48
Freight: 667.97
Total: 9602.11

J. Lyne Roberts & Sons, Inc

There is no substitute for quality
 1052 S. 250 E.
 Provo, UT 84606
 O. 801-373-5642



Proposed Change Order

Pleasant Grove Blvd. Well Facilities
 DATE: 4/12/2024
 Proposed Change Order # 5
 Pleasant Grove Blvd. Well Facilities

Proposal for:	Pleasant Grove City 70 S. 100 E. Pleasant Grove, Utah	Quotation valid until: 5/12/2024 Prepared by: 0 Project Manager J. Lyne Roberts & Sons Inc. 801-373-5642
---------------	---	--

Change Order Description:							
No.	Description	Quantity	Unit	Unit Cost	Amount		
5	1						
	Remove Casing Damaged Prior to Project, Weld Extension to Required Height	1	LS	\$ 950.00	\$		950.00
	Profit & Overhead				\$		142.50
Proposed Change Order Total						\$	1,092.50
Original Contract And Approved Change Orders						\$	2,058,324.34
Contract With Proposed Change Order						\$	2,059,416.84

Proposal Notes:

Impact to Schedule: _____ days

Approved by Owner x _____

Date x _____

THANK YOU FOR YOUR BUSINESS!

CONTRACT CHANGE ORDER

Date: Thursday, May 16, 2024

Project: Nathaniel Drive Waterline and Roadway Improvements

Location: Pleasant Grove City

Change Order No.: One

Contractor: Kilgore Contracting

Item No.	Description of Changes, Quantities, Units, Unit Prices, Change in Completion Schedule, etc.	Decrease In Contract Price	Increase In Contract Price
22	Add 12 manhole lid adjustments at original bid amount		\$ 12,000.00
23	Add 10 Valve Box lid adjustments at original bid amount		\$ 9,000.00
33	remove all 1422 SY of "Class A Road Repair"	\$ 73,944.00	
1000 South and 500 North Edge Mill and Overlay items			
202	Asphalt Removal - Priced For Average Of 4" Of Asphalt Removal From Road at \$0.65 per SF, Estimated Qunatity of 92,688 SF		\$ 60,247.20
203	Road Base Touch Up - Priced On Placing 2" Of Road Base To Fine Tune Road at \$45 per ton. Estimated quantity of 950 tons		\$ 42,750.00
204	Fine Grade Road Base at \$0.15 per SF. Estimated quntity of 92,688 SF.		\$ 13,903.20
205	Asphalt Resurfacing Roadway, 4" HMA (Placed In 2 Lifts) at \$107 per ton. Estimated Qoutntity of 2,300 tons.		\$ 246,100.00
Change in Contract Price Due To This Change Order			
	Total Increase	-	\$ 384,000.40
	Total Decrease	\$ 73,944.00	-
	Net	\$	310,056.40

The sum of \$310,056.40 is hereby added to the total contract price and the total adjusted contract price to date thereby is \$ 2,215,675.40 .

The number of construction days in the contract has been extended to 45 days west of the canal. The final completion day will remain unchanged.

This Document shall become an amendment to the contract & all provisions of the contract will apply hereto.

Accepted BY: Matt Rentschler Kilgore Contracting 16-M

Contractor Date

Recommended BY: _____

Engineer Date

Approved BY: _____

Owner Date



Kilgore Contracting
 P.O. Box 869 Magna, Utah 84044
 801-250-0132 Office 801-250-0083 Fax

To:	Pleasant Grove City	Contact:	Britton Tveten
Address:	70 South 100 East Pleasant Grove, UT 84062	Phone:	(801) 785-5045
		Fax:	(801) 785-8925
Project Name:	PG NATHANIEL DRIVE WATERLINE & ROADWAY IMPROVEMENTS	Bid Number:	1409088
Project Location:	Nathaniel Drive, Pleasant Grove, UT	Bid Date:	4/2/2024

Line #	Item #	Item Description	Estimated Quantity	Unit	Unit Price	Total Price
	22	Manhole Lid Adjustment	12.00	EACH	\$1,000.00	\$12,000.00
	23	Valve Box Lid Adjustment	10.00	EACH	\$900.00	\$9,000.00
	33	Class A Road Repair - Credit Back (Consists Of Removing 4" Of Road Base From Trench, And Paving Back 4" Of Asphalt Into The Trench T-Patch.)	1,422.00	SY	(\$52.00)	(\$73,944.00)
	40	Asphalt Removal - Priced For Average Of 4" Of Asphalt Removal From Road	92,688.00	SF	\$0.65	\$60,247.20
	41	Road Base Touch Up - Priced On Placing 2" Of Road Base To Fine Tune Road. (UDOT SPEC ROAD BASE THAT HAS BEEN APPROVED)	950.00	TON	\$45.00	\$42,750.00
	42	Fine Grade Road Base	92,688.00	SF	\$0.15	\$13,903.20
	43	Asphalt Resurfacing Roadway, 4" HMA (Placed In 2 Lifts)	2,300.00	TON	\$107.00	\$246,100.00

Total Bid Price: \$310,056.40

Notes:

- All grades are plus or minus 0.10 feet.
- Water required for compaction and dust control will be available on-site at no charge.
- All utility lines are to be 5' outside building. Connections are by others. All existing utilities shall not be in conflict with new construction.
- This bid proposal excludes winter conditions costs and snow / frost removal.
- Kilgore Contracting is not responsible for re-grading / re-compaction of disturbed areas caused by other trades, such as electricians, plumbers, etc.
- This bid proposal is based on the acceptance of all items detailed above. This proposal is strictly limited to the scope of work outlined above, and defined by this proposal. If accepted, this proposal will be included in, and become part of any subcontract.
- This bid is based on the cost of fuel, oil, cement, steel, and PVC on bid day. Any increase in prices will be passed through to the owner.
- This bid must be accepted within 10 days of the Bid Date to be considered valid.
- Contractor License Number is: 7741778-5501
- This ESCALATION CLAUSE will become part of the contract.

The price stated is based on Kilgore Contracting's ability to purchase required materials, in particular the asphalt manufacturer's liquid asphalt. At the date of this proposal, Kilgore Contracting's purchase price for liquid asphalt oil (PG 64-22 or PG 58-28) is \$ 550.00 per ton. Any increase in price, including freight and taxes, which Kilgore Contracting must pay, will be passed on to and paid for by the owner.

- We do not guarantee drainage on grade if less than 1%.
- Bid includes one mobilization. Additional mobilization cost will be negotiated.
- Bid excludes demolition, rock excavation and or blasting, shoring, disposal of un-identified debris, survey, construction staking, bonds, permits, fees, testing, striping, signs, prime coat, seal coat, chip seal, slurry seal, herbicide, sawcutting, traffic control, construction water, light poles, landscaping, blueboard, vapor barrier, and SWPPP/NOI/SWPPP inspections unless otherwise noted on the proposal.
- All existing utilities shall not be in conflict with new construction.
- Due to Current SUPPLY CHAIN DISRUPTIONS, all materials are subject to pricing at the time of shipment. Material availability and timeliness CANNOT BE GUARANTEED. This term supersedes all other contractual obligations.

Payment Terms:

All credit extended shall be on the basis of repayment of all sums due net 30 days from invoice date. All amounts not paid shall be subject to a finance charge of 2% per month on the unpaid balance. Payment by credit card may be accepted.

Oral statements or commitments to extend credit or to alter the terms of this Agreement and any other Agreement between the parties, this Agreement controls. Seller conditions prevail in governing all aspects of this agreement.

Seller may retain an attorney or collection agency to collect amounts that are past due hereunder. Purchaser shall pay all collection costs and reasonable attorney fees incurred by Seller, whether or not suit is brought, to collect any money due hereunder, including post-judgment costs and attorney fees. Any or all aspects of this Agreement shall be governed by the laws of the state in which the credit application is delivered. Seller shall designate the venue of any suit.

<p>ACCEPTED: The above prices, specifications and conditions are satisfactory and hereby accepted.</p> <p>Buyer: _____</p> <p>Signature: _____</p> <p>Date of Acceptance: _____</p>	<p>CONFIRMED: Kilgore Contracting</p> <p>Authorized Signature: <u><i>Matt Rentschler</i></u> <small>Matt Rentschler (May 16, 2024 07:48 MDT)</small></p> <p>Estimator: Josh Weight Josh.Weight@kilgorecontracting.com</p>
---	---

PROJECT NAME: PLEASANT GROVE 2600 NORTH ROADWAY IMPROVEMENTS
 CONTRACTOR: STAKER PARSON MATERIALS AND CONSTRUCTION, A CRH Company
 89 West 13490 South, Ste. 100
 Draper, Utah 84020
 (385) 214-6186

DATE: May 15, 2024
 ESTIMATE CLOSING: May 11, 2024
 PARTIAL ESTIMATE NO. 8

INVOICE NO. 215973

CONTRACTOR'S APPLICATION FOR PAYMENT

	CUMULATIVE	PREVIOUS PERIOD	CURRENT PERIOD
SCHEDULE NO. 1 - BASE BID			
ORIGINAL CONTRACT AMOUNT	\$6,230,865.00		
NET CHANGE TO SCHEDULE NO. 1 BY CHANGE ORDERS	\$161,232.50	\$161,232.50	\$0.00
CURRENT CONTRACT AMOUNT (INC. CHANGE ORDERS)	\$6,392,097.50		
SCHEDULE NO. 1 - SUBTOTAL WORK COMPLETED TO DATE	\$4,453,360.90	\$4,185,106.52	\$268,254.38
COMPLETE PROJECT			
ORIGINAL CONTRACT AMOUNT	\$6,230,865.00		
NET CHANGE BY CHANGE ORDERS	\$161,232.50	\$161,232.50	\$0.00
CURRENT CONTRACT AMOUNT	\$6,392,097.50		
TOTAL WORK COMPLETED TO DATE	\$4,453,360.90		
RETENTION (5 PERCENT)	\$222,668.04		
TOTAL LESS RETENTION	\$4,230,692.85		
LESS PREVIOUS PAYMENTS	\$3,975,851.19		
LESS LIQUIDATED DAMAGES	\$0.00		
LESS PAYMENT FOR MATERIALS ON HAND	\$0.00		
NET PAYMENT TO CONTRACT	\$254,841.66		
SUMMARY OF CHANGE ORDERS			
	BID SCHEDULE	ADDITION	DELETION
TOTAL CHANGE ORDERS		\$261,302.50	-\$100,070.00
CO NO. 1-A - MILL AND FILL WEST PROJECT LIMIT TO AF CITY LIMIT	SCHEDULE 1	\$42,321.20	\$0.00
CO NO. 1-B - ADD CUSTOM BUSINESS ACCESS SIGNS	SCHEDULE 1	\$1,793.00	\$0.00
CO NO. 1-C - NIXON ABANDON SEPTIC AND CONNECT SEWER	SCHEDULE 1	\$16,456.00	\$0.00
CO NO. 1-D - 180 WEST SIDEWALK	SCHEDULE 1	\$31,832.55	\$0.00
CO NO. 2-A - ABANDON OLIPHANT - NICKELL IRRIGATION LATERAL	SCHEDULE 1	\$26,707.15	-\$100,070.00
CO NO. 2-B - ADDED CITY UTILITY WORK	SCHEDULE 1	\$28,588.00	\$0.00
CO NO. 2-C PETERSON DETENTION BASIN	SCHEDULE 1	\$113,604.60	\$0.00

WE CERTIFY THE ABOVE IS A TRUE STATEMENT OF WORK COMPLETE

APPROVED BY:
 CONTRACTOR'S REPRESENTATIVE

RECOMMENDED BY:
 RESIDENT ENGINEER

APPROVED BY:
 PLEASANT GROVE CITY - PROJECT MANAGER

APPROVED BY:
 PLEASANT GROVE CITY - MAYOR

BY: VICTORIA GUERRERA
 TITLE: STAKER PARSON PROJECT MANAGER
 DATE:

BY: SCOTT HENDRICKS
 TITLE: RESIDENT ENGINEER
 DATE:

BY: BRITTON TVETEN
 TITLE: STAFF ENGINEER \ PROJECT MANAGER
 DATE:

BY: GUY FUGAL
 TITLE: PLEASANT GROVE CITY MAYOR
 DATE:

BY:
 TITLE:
 DATE:

Bid Item			Estimated Value				Quantity			Amount in \$			Remaining Work		
Bid #	PLAN SYMBOL	Activity ID	COMPLETE?	Unit Cost	Est Qty	Item Unit	Est. Cost	From Prev.	Current	Cummulative	From Prev.	Current	Cummulative	Quantity	Value
SIGNING / STRIPING															
0104	0601	REMOVE SIGN		\$97.75	1	EACH	\$ 97.75	1.00	0.00	1.00	\$ 97.75	\$ -	\$ 97.75	0	\$ -
0105	0602	RELOCATE SIGN		\$259.00	6	EACH	\$ 1,554.00	2.00	0.00	2.00	\$ 518.00	\$ -	\$ 518.00	4	\$ 1,036.00
0106	0603	SIGN TYPE A-2, 30 INCH X 30 INCH (W11-2)		\$489.00	6	EACH	\$ 2,934.00	2.00	0.00	2.00	\$ 978.00	\$ -	\$ 978.00	4	\$ 1,956.00
0107	0604	SIGN TYPE A-2, 24 INCH X 12 INCH (W16-7P)		\$132.00	5	EACH	\$ 660.00	2.00	0.00	2.00	\$ 264.00	\$ -	\$ 264.00	3	\$ 396.00
0108	0605	REMOVE PAVEMENT MARKINGS		\$0.60	2,000	FOOT	\$ 1,200.00	0.00	0.00	0.00	\$ -	\$ -	\$ -	2,000	\$ 1,200.00
0109	0606	PAVEMENT MARKING PAINT		\$45.35	230	GAL	\$ 10,430.50	77.80	0.00	77.80	\$ 3,528.23	\$ -	\$ 3,528.23	152	\$ 6,907.27
0110	0607	PAVEMENT MESSAGE PAINT		\$30.30	116	EACH	\$ 3,514.80	20.00	0.00	20.00	\$ 606.00	\$ -	\$ 606.00	96	\$ 2,908.80
0111	0608	RECTANGULAR RAPID FLASHING BEACON (SOLAR)		\$15,850.00	2	EACH	\$ 31,700.00	0.00	0.00	0.00	\$ -	\$ -	\$ -	2	\$ 31,700.00
SUBTOTAL SIGNING / STRIPING							\$ 52,091.05				\$ 5,991.98	\$ -	\$ 5,991.98		\$ 46,099.07
TEMPORARY CONTROLS															
0112	0701														\$ -
NOT USED															
0113	0702	SILT FENCE		\$3.35	6,625	FOOT	\$ 22,193.75	1347.50	0.00	1347.50	\$ 4,514.13	\$ -	\$ 4,514.13	5,278	\$ 17,679.63
0114	0703	GUTTER INLET BARRIER		\$207.00	30	EACH	\$ 6,210.00	18.00	0.00	18.00	\$ 3,726.00	\$ -	\$ 3,726.00	12	\$ 2,484.00
0115	0704	EROSION CONTROL BLANKET		\$3.40	1,700	SQ. YD.	\$ 5,780.00	0.00	0.00	0.00	\$ -	\$ -	\$ -	1,700	\$ 5,780.00
SUBTOTAL TEMPORARY CONTROLS							\$ 34,183.75				\$ 8,240.13	\$ -	\$ 8,240.13		\$ 25,943.63
CHANGE ORDER NO. 1-A - MILL AND FILL WEST PROJECT LIMIT TO AMERICAN FORK CITY LIMIT															
0116		ROTO MILLING - 1 INCH	COMPLETE	\$2.28	3,090	SQ. YD.	\$ 7,045.20	3090.00	0.00	3090.00	\$ 7,045.20	\$ -	\$ 7,045.20		\$ -
0117		TRAFFIC CONTROL - CHANGE ORDER 1A ADDED WORK	COMPLETE	\$766.00	1	DAY	\$ 766.00	1.00	0.00	1.00	\$ 766.00	\$ -	\$ 766.00		\$ -
SUBTOTAL CHANGE ORDER NO. 1-A - MILL AND FILL WEST PROJECT LIMIT TO AMERICAN FORK CITY LIMIT							\$ 7,811.20				\$ 7,811.20	\$ -	\$ 7,811.20		\$ -
CHANGE ORDER NO. 1B - ADD CUSTOM BUSINESS ACCESS SIGNS FOR TRAFFIC CONTROL															
0118		CUSTOM TRAFFIC CONTROL SIGN - 48 INCH X 48 INCH	COMPLETE	\$448.25	4	EACH	\$ 1,793.00	4.00	0.00	4.00	\$ 1,793.00	\$ -	\$ 1,793.00		\$ -
SUBTOTAL CHANGE ORDER NO. 1-B - ADD CUSTOM BUSINESS ACCESS SIGNS FOR TRAFFIC CONTROL							\$ 1,793.00				\$ 1,793.00	\$ -	\$ 1,793.00		\$ -
CHANGE ORDER NO. 1-C - NIXON ABANDON SEPTIC AND CONNECT SEWER															
0119		ABANDON SEPTIC SYSTEM & CONNECT TO SEWER LATERAL	COMPLETE	\$4,606.00	1	LUMP	\$ 4,606.00	1.00	0.00	1.00	\$ 4,606.00	\$ -	\$ 4,606.00		\$ -
0120		4 INCH SEWER PIPE	COMPLETE	\$79.00	150	FOOT	\$ 11,850.00	150.00	0.00	150.00	\$ 11,850.00	\$ -	\$ 11,850.00		\$ -
SUBTOTAL CHANGE ORDER NO. 1-C - NIXON ABANDON SEWER AND CONNECT SIDEWALK							\$ 16,456.00				\$ 16,456.00	\$ -	\$ 16,456.00		\$ -
CHANGE ORDER NO. 1-D - 180 WEST SIDEWALK															
0121		REMOVE AND SALVAGE CORRAL PANEL GATES		\$788.00	1	EACH	\$ 788.00	0.00	0.00	0.00	\$ -	\$ -	\$ -	1	\$ 788.00
0122		4 FT. FIELD WIRE MEST FENCE WITH SCH 40 STEEL POSTS		\$52.00	40	FOOT	\$ 2,080.00	0.00	0.00	0.00	\$ -	\$ -	\$ -	40	\$ 2,080.00
0123		TRAFFIC CONTROL - CHANGE ORDER NO. 1-D ADDED WORK		\$2,690.00	1	LUMP	\$ 2,690.00	0.00	0.50	0.50	\$ -	\$ 1,345.00	\$ 1,345.00	1	\$ 1,345.00
SUBTOTAL CHANGE ORDER NO. 1-D - 180 WEST SIDEWALK							\$ 5,558.00				\$ -	\$ 1,345.00	\$ 1,345.00		\$ 4,213.00
CHANGE ORDER NO. 2-A - ABANDON OILPHANT - NICKELL IRRIGATION LATERAL															
0124		REMOVE AND SALVAGE EXISTING SCREW GATE	COMPLETE	\$698.00	2	EACH	\$ 1,396.00	2.00	0.00	2.00	\$ 1,396.00	\$ -	\$ 1,396.00	0	\$ -
0125		SAW CUT AND REMOVE DIVERSION BOX TOP	COMPLETE	\$2,782.00	3	EACH	\$ 8,346.00	3.00	0.00	3.00	\$ 8,346.00	\$ -	\$ 8,346.00		\$ -
0126		REMOVE PRECAST DIVERSION BOX TOP	COMPLETE	\$304.00	4	EACH	\$ 1,216.00	5.00	0.00	5.00	\$ 1,520.00	\$ -	\$ 1,520.00		\$ -
SUBTOTAL CHANGE ORDER NO. 2-A ABANDON OLIPHANT - NICKELL IRRIGATION LATERAL							\$ 10,958.00				\$ 11,262.00	\$ -	\$ 11,262.00		\$ -
CHANGE ORDER NO. 2-B - ADDED CITY UTILITY WORK															
0127		INSTALL CITY FURNISHED WATER VALVE (OPEN EXCAVATION)	COMPLETE	\$855.00	8	EACH	\$ 6,840.00	6.00	0.00	6.00	\$ 5,130.00	\$ -	\$ 5,130.00	2	\$ -
0128		INSTALL CITY FURNISHED WATER VALVE (INC. EXCAV. AND BACKFILL)	COMPLETE	\$1,100.00	5	EACH	\$ 5,500.00	3.00	0.00	3.00	\$ 3,300.00	\$ -	\$ 3,300.00	2	\$ -
0129		DIRECTED EXPLORATORY / TROUBLESHOOTING CREW TIME	COMPLETE	\$677.00	24	EACH	\$ 16,248.00	17.00	0.00	17.00	\$ 11,509.00	\$ -	\$ 11,509.00	7	\$ -
SUBTOTAL CHANGE ORDER NO. 2-B ADDED CITY UTILITY WORK							\$ 28,588.00				\$ 19,939.00	\$ -	\$ 19,939.00	\$ 11.00	\$ -
CHANGE ORDER NO. 2-C - PETERSON DETENTION BASIN															
0130		CLEARING AND GRUBBING CO 2-C ADDED WORK	COMPLETE	\$9,700.00	1	LUMP	\$ 9,700.00	1.00	0.00	1.00	\$ 9,700.00	\$ -	\$ 9,700.00	0	\$ -
0131		INSTALL CITY FURNISHED 18 INCH CONCRETE END SECTION	COMPLETE	\$598.00	1	EACH	\$ 598.00	1.00	0.00	1.00	\$ 598.00	\$ -	\$ 598.00		\$ -
0132		CONTRACTOR FURNISHED 18 INCH REINFORCED CONCRETE PIPE	COMPLETE	\$89.00	24	FOOT	\$ 2,136.00	24.00	0.00	24.00	\$ 2,136.00	\$ -	\$ 2,136.00		\$ -
0133		INSTALL CITY FURNISHED 18 INCH REINFORCED CONCRETE PIPE	COMPLETE	\$59.85	200	FOOT	\$ 11,970.00	201.00	0.00	201.00	\$ 12,029.85	\$ -	\$ 12,029.85		\$ -
0134		4 FT. X 4 FT. STORM DRAIN BOX	COMPLETE	\$8,285.00	1	EACH	\$ 8,285.00	1.00	0.00	1.00	\$ 8,285.00	\$ -	\$ 8,285.00		\$ -
0135		OUTLET BOX MODIFICATIONS		\$11,950.00	1	LUMP	\$ 11,950.00	0.00	0.00	0.00	\$ -	\$ -	\$ -		\$ 11,950.00
0136		EXCAVATION / EMBANKMENT (PLAN QUANTITY) <i>(inc. revised plan quantity per Horrocks' 10/31/23 revised plan quantity of 3498.88 CU YD)</i>	COMPLETE	\$20.95	3,248	EACH	\$ 68,045.60	3498.88	0.00	3498.88	\$ 73,301.54	\$ -	\$ 73,301.54		\$ -
SUBTOTAL CHANGE ORDER NO. 2-C PETERSON DETENTION BASIN							\$ 112,684.60				\$ 106,050.39	\$ -	\$ 106,050.39		\$ 11,950.00
TOTAL OF ALL SCHEDULES							\$ 6,392,097.50				\$ 4,185,106.52	\$ 268,254.38	\$ 4,453,360.90		\$ 1,892,122.87

Report Criteria:

Invoices with totals above \$0 included.
 Only unpaid invoices included.

Vendor	Vendor Name	Invoice Number	Description	Invoice Date	Net Invoice Amount	Amount Paid	Date Paid
GENERAL FUND							
10-13100 ACCTS REC.- CITY EMPLOYEES							
3080	FRATERNAL ORDER OF	04192024	PD/DUES	04/19/2024	506.00	.00	
7505	SKAGGS COMPANIES, IN	450A2170492	PD/PERSONAL SUPPLIES	04/10/2024	110.00	.00	
7505	SKAGGS COMPANIES, IN	450A2211711	PD/PERSONAL SUPPLIES	04/08/2024	145.80	.00	
7505	SKAGGS COMPANIES, IN	450A2270841	PD/PERSONAL SUPPLIES	04/24/2024	250.93	.00	
10-21250 LIFE INSURANCE PAYABLE							
8265	THE LINCOLN NATIONAL	05012024	INSURANCE PREMIUM	05/01/2024	6,440.24	.00	
10-21355 CASH BONDS (NEW)							
7470	SIRQ, INC	05012024	LANDSCAPING BOND RELEASE	05/01/2024	60,600.00	.00	
7470	SIRQ, INC	05022024	LANDSCAPE BONDE RELEASE INT	05/01/2024	297.58	.00	
10-24260 AMER. FAMILY LIFE PAYABLE							
309	AM. FAMILY LIFE ASSUR	655639	SUSPENSE PREMIUM	04/11/2024	255.54	.00	
10-24350 SENIOR CITIZEN CLEARING							
5478	MOUNTAINLAND ASSOCI	04162024	SR. CNTR/CONTRIBUTION	04/16/2024	1,973.00	.00	
10-34-280 AMBULANCE FEES							
8813	UTAH DEPT OF HEALTH	24H5000552	AMBULANCE ASSESSMENT 2024 Q	04/25/2024	7,366.03	.00	
Total :					77,945.12	.00	
JUDICIAL							
10-42-330 PROFESSIONAL SERVICES							
2280	DASILVA, MONICA	04172024	JUDICIAL/INTERPRETER	04/17/2024	103.50	.00	
Total JUDICIAL:					103.50	.00	
NON-DEPARTMENTAL							
10-43-310 LEGAL SERVICES							
7983	STEVENS & GAILEY	12855	LEGAL SERVICES	05/01/2024	558.00	.00	
10-43-330 PROFESSIONAL SERVICES							
2949	FLINDERS, LISA	0424	CONTRACTED SERVICES	05/01/2024	2,610.00	.00	
10-43-760 TECHNOLOGY							
4092	ICONNECT STRATAGIES,	240401	WEBSITE RETAINER AGREEMENT	05/02/2024	583.00	.00	
4092	ICONNECT STRATAGIES,	240501	WEBSITE RETAINER AGREEMENT	05/02/2024	583.00	.00	
10-43-770 Public Safety Trust Fund							
3792	HEALTHIER YOU COUNS	05012024	FIRST RESPONDERS COUNSELING	05/01/2024	238.28	.00	
Total NON-DEPARTMENTAL:					4,572.28	.00	
ADMINISTRATIVE SERVICES							
10-46-610 MISCELLANEOUS EXPENSE							
5033	MACEYS	346646	ADM/COOKIES DEPT LUNCH MEETI	04/23/2024	23.96	.00	
10-46-760 TECHNOLOGY							
4747	LES OLSON COMPANY	DS651364	ADM/PRINTER	04/17/2024	330.28	.00	
4747	LES OLSON COMPANY	EA1396921	ADM/PRINTER	04/15/2024	1,780.81	.00	
Total ADMINISTRATIVE SERVICES:					2,135.05	.00	
FACILITIES							
10-47-480 DEPARTMENTAL SUPPLIES							
970	BJ PLUMBING SUPPLY	001025118	BUILDING MAINTENANCE	04/15/2024	8.96	.00	
970	BJ PLUMBING SUPPLY	001025247	BUILDING MAINTENANCE	04/16/2024	32.73	.00	

Vendor	Vendor Name	Invoice Number	Description	Invoice Date	Net Invoice Amount	Amount Paid	Date Paid
970	BJ PLUMBING SUPPLY	001025278	BUILDING MAINTENANCE	04/16/2024	5.53	.00	
10-47-530 CITY HALL - BLDG MAINTENANCE							
8678	UNIFIRST CORPORATIO	04292024	RUG CLEANING	04/29/2024	140.90	.00	
10-47-560 PARKS - BUILDING MAINTENANCE							
970	BJ PLUMBING SUPPLY	001024798	BUILDING MAINTENANCE	04/12/2024	32.73	.00	
970	BJ PLUMBING SUPPLY	001025118	BUILDING MAINTENANCE	04/15/2024	31.98	.00	
970	BJ PLUMBING SUPPLY	001025146	BUILDING MAINTENANCE	04/15/2024	74.32	.00	
970	BJ PLUMBING SUPPLY	001025247	BUILDING MAINTENANCE	04/16/2024	32.73	.00	
970	BJ PLUMBING SUPPLY	001025373	BUILDING MAINTENANCE	04/17/2024	125.00	.00	
970	BJ PLUMBING SUPPLY	001025492	BUILDING MAINTENANCE	04/18/2024	83.77	.00	
1870	CODALE ELECTRIC SUP	S008459186.0	BUILDING MAINTENANCE	04/22/2024	88.05	.00	
5482	MOUNTAINLAND SUPPLY	S106086510.0	BUILDING MAINTENANCE	04/12/2024	438.89	.00	
10-47-610 POLICE - POWER							
7062	ROCKY MOUNTAIN POW	04162024	PD/ELECTRICITY EXPENSE	04/16/2024	2,335.35	.00	
10-47-660 FIRE/AMBULANCE - BLDG MAINT							
8678	UNIFIRST CORPORATIO	04292024	RUG CLEANING	04/29/2024	592.60	.00	
10-47-670 FIRE/AMBULANCE - BLDG IMPROVE							
8678	UNIFIRST CORPORATIO	04292024	RUG CLEANING	04/29/2024	213.75	.00	
10-47-700 CEMETERY BLDG - BLDG MAINT							
8678	UNIFIRST CORPORATIO	04292024	RUG CLEANING	04/29/2024	115.40	.00	
10-47-730 LIBRARY/SENIOR - BLDG MAINT							
5470	MOUNTAIN ALARM FIRE	4598042	LIB/FIRE ALARM EXPENSE	05/01/2024	210.00	.00	
5470	MOUNTAIN ALARM FIRE	4598043	LIB/ELEVATOR ALARM SERVICE	05/01/2024	78.00	.00	
8678	UNIFIRST CORPORATIO	04292024	RUG CLEANING	04/29/2024	102.80	.00	
10-47-830 SR CENTER - BLDG MAINT							
8678	UNIFIRST CORPORATIO	04292024	RUG CLEANING	04/29/2024	90.75	.00	
Total FACILITIES:					4,834.24	.00	
ENGINEERING							
10-51-240 OFFICE EXPENSE							
974	BISCO	1687478	ENG/SUPPLIES	04/18/2024	826.18	.00	
10-51-250 VEHICLE EXPENSE							
6278	PLEASANT GROVE BIG O	044250-65119	ENG/FLAT REPAIR	04/22/2024	24.95	.00	
10-51-300 PPE SAFETY & UNIFORM							
1368	C-A-L RANCH STORES	14374/8	ENG/CLOTHING	04/22/2024	75.18	.00	
1368	C-A-L RANCH STORES	14391/8	ENG/CLOTHING	04/27/2024	167.16	.00	
Total ENGINEERING:					1,093.47	.00	
COMMUNITY DEVELOPMENT							
10-52-332 PROFESSIONAL SERVICES							
9365	WEST COAST CODE CO	UT24-599-001	COM DEV/INSPECTION SERVICES	04/02/2024	3,012.25	.00	
10-52-340 PLANNING SERVICES							
5139	MCGEE'S STAMP & TROP	129575	COM DEV/NAME PLATES	04/22/2024	28.00	.00	
Total COMMUNITY DEVELOPMENT:					3,040.25	.00	
POLICE DEPARTMENT							
10-54-240 OFFICE EXPENSE							
990	BLUEFIN OFFICE GROUP	019019.00	PD/OFFICE SUPPLIES	04/12/2024	88.84	.00	
10-54-250 VEHICLE EXPENSE							
2441	DISCOUNT TIRE CO.	8152910	PD/VEHICLE EXPENSE	04/10/2024	672.00	.00	
3468	GREASE MONKEY #790	299884	PD/VEHICLE MAINTENANCE	04/10/2024	90.45	.00	
3468	GREASE MONKEY #790	300093	PD/VEHICLE MAINTENANCE	04/16/2024	90.45	.00	
3468	GREASE MONKEY #790	300593	PD/VEHICLE MAINTENANCE	04/29/2024	37.80	.00	
5833	O'REILLY AUTOMOTIVE I	3623-127557	PD/VEHICLE EXPENSE	04/21/2024	205.09	.00	

Vendor	Vendor Name	Invoice Number	Description	Invoice Date	Net Invoice Amount	Amount Paid	Date Paid
10-54-480 DEPARTMENTAL SUPPLIES							
3012	FORENSIC NURSING SE	1611	PD/SPECIMEN COLLECTION	04/10/2024	245.00	.00	
9031	UTAH VETERINARY DIAG	8015283	PD/DIAGNOSITC FEES	03/31/2024	201.50	.00	
10-54-490 SCHOOLING & TRAINING							
7220	SALT LAKE WHOLESALE	67419	PD/AMMUNITION	04/25/2024	940.23	.00	
10-54-650 NOVA EXPENSES (DARE)							
6343	PLEASANT GROVE PRIN	8745	PD/CERTIFICATES	01/18/2024	28.40	.00	
6343	PLEASANT GROVE PRIN	8746	PD/NOVA SUPPLIES	01/18/2024	210.00	.00	
10-54-655 CADET PROGRAM							
7505	SKAGGS COMPANIES, IN	450A2206071	PD/UNIFORM EXPENSE	04/08/2024	134.00	.00	
7505	SKAGGS COMPANIES, IN	450A2206072	PD/CADET UNIFORMS	04/08/2024	662.37	.00	
7505	SKAGGS COMPANIES, IN	450A2206073	PD/CADET UNIFORMS	04/10/2024	104.26	.00	
7505	SKAGGS COMPANIES, IN	450A2238841	PD/CADET UNIFORMS	04/09/2024	46.04	.00	
10-54-740 EQUIPMENT							
7505	SKAGGS COMPANIES, IN	450A22145222	PD/EQUIPMENT	04/08/2024	97.93	.00	
7505	SKAGGS COMPANIES, IN	450A2270861	PD/EQUIPMENT	04/24/2024	205.88	.00	
Total POLICE DEPARTMENT:					4,060.24	.00	
FIRE DEPARTMENT							
10-55-250 VEHICLE EXPENSE							
3468	GREASE MONKEY #790	300284	FIRE/VEHICLE EXPENSE	04/22/2024	152.10	.00	
10-55-300 UNIFORM EXPENSE							
4614	L.N. CURTIS & SONS	813167	FIRE/EQUIPMENT EXPENSE	04/15/2024	182.67	.00	
10-55-480 DEPARTMENTAL SUPPLIES							
1060	BOUNDTREE MEDICAL, L	85321699	FIRE/DEPARTMENTAL SUPPLIES	04/22/2024	177.74	.00	
1060	BOUNDTREE MEDICAL, L	85321700	FIRE/DEPARTMENTAL SUPPLIES	04/22/2024	80.52	.00	
1060	BOUNDTREE MEDICAL, L	85329911	FIRE/DEPARTMENTAL SUPPLIES	04/29/2024	600.76	.00	
3841	HENRY SCHEIN INC.	82726281	FIRE/DEPARTMENTAL SUPPLIE	04/16/2024	276.69	.00	
3841	HENRY SCHEIN INC.	83616907	FIRE/DEPARTMENTAL SUPPLIE	04/22/2024	40.23	.00	
3841	HENRY SCHEIN INC.	84178946	FIRE/DEPARTMENTAL SUPPLIE	04/25/2024	136.25	.00	
5033	MACEYS	346647	FIRE/DEPARTMENTAL SUPPLIES	04/23/2024	135.36	.00	
9342	WAXIE'S SANITARY SUPP	82424238	FIRE/DEPARTMENTAL SUPPLIES	04/19/2024	496.01	.00	
9342	WAXIE'S SANITARY SUPP	82444768	FIRE/BUILDING MAINTENANCE SU	04/30/2024	192.88	.00	
10-55-611 MEDICAL DIRECTOR							
3543	GRSEP, INC.	04182024	FIRE/MEDICAL DIRECTOR SERVICE	04/18/2024	5,500.00	.00	
10-55-740 EQUIPMENT							
4614	L.N. CURTIS & SONS	814402	FIRE/EQUIPMENT EXPENSE	04/17/2024	751.89	.00	
Total FIRE DEPARTMENT:					8,723.10	.00	
STREETS							
10-60-480 DEPARTMENTAL SUPPLIES							
974	BISCO	1686080	STR/DEPARTMENTAL SUPPLIES	04/23/2024	163.96	.00	
974	BISCO	1687662	STR/DEPARTMENTAL SUPPLIES	04/23/2024	17.00	.00	
1368	C-A-L RANCH STORES	14367/8	STR/DEPARTMENTAL SUPPLIES	04/18/2024	79.98	.00	
1368	C-A-L RANCH STORES	14378/8	STR/DEPARTMENTAL SUPPLIES	04/23/2024	44.98	.00	
1368	C-A-L RANCH STORES	14379/8	STR/DEPARTMENTAL SUPPLIES	04/23/2024	3.75-	.00	
5870	OUT BACK GRAPHICS LL	20737	STR/DEPARTMENTAL SUPPLIES	04/18/2024	164.40	.00	
Total STREETS:					466.57	.00	
LIBRARY							
10-65-240 OFFICE EXPENSE							
5729	ODP BUSINESS SOLUTIO	357209213001	LIB/OFFICE SUPPLIES	04/19/2024	62.10	.00	
10-65-480 BOOKS							
4159	INGRAM LIBRARY SERVI	81489228	LIB/BOOKS	04/16/2024	478.49	.00	

Vendor	Vendor Name	Invoice Number	Description	Invoice Date	Net Invoice Amount	Amount Paid	Date Paid
4159	INGRAM LIBRARY SERVI	81546701	LIB/BOOKS	04/19/2024	281.64	.00	
4159	INGRAM LIBRARY SERVI	81571338	LIB/BOOKS	04/22/2024	406.48	.00	
4159	INGRAM LIBRARY SERVI	81594032	LIB/BOOKS	04/23/2024	260.77	.00	
4159	INGRAM LIBRARY SERVI	81611572	LIB/BOOKS	04/24/2024	217.40	.00	
6094	THE PENWORTHY COMP	0599123	LIB/BOOKS	04/23/2024	371.30	.00	
10-65-485 AUDIO/VISUAL MATERIALS							
6270	PLAYAWAY PRODUCTS L	459662	LIB/AUDIO MATERIALS	04/24/2024	1,217.58	.00	
Total LIBRARY:					3,295.76	.00	
PARKS							
10-70-200 MOWER EXPENSE							
2178	CUTLERS, INC.	662850	PARK/MOWER EXPENSE	04/16/2024	120.33	.00	
8576	TURF EQUIPMENT	3022992.00	PARK/DEPARTMENTAL SUPPLIES	04/29/2024	181.19	.00	
10-70-210 MEETINGS & MEMBERSHIPS							
5033	MACEYS	382554	PARKS/DEPARTMENTAL SUPPLIES	04/25/2024	49.94	.00	
10-70-250 VEHICLE EXPENSE							
675	AUTO ZONE STORES, IN	6231390541	PARK/VEHICLE EXPENSE	04/17/2024	28.11	.00	
10-70-310 BEAUTIFICATION							
8375	THRIVE NURSERY	39487	PARKS/TREES	04/24/2024	632.00	.00	
10-70-320 SPRINKLER & LANDSCAPE							
970	BJ PLUMBING SUPPLY	1025295	PARK/DEPARTMENTAL SUPPLIES	04/16/2024	71.64	.00	
2766	EWING IRRIGATION PRO	22094506	PARK/DEPARTMENTAL SUPPLIES	04/24/2024	53.64	.00	
2766	EWING IRRIGATION PRO	22110379	PARK/DEPARTMENTAL SUPPLIES	04/25/2024	112.50	.00	
3470	GREAT BASIN TURF PRO	475822	PARK/DEPARTMENTAL SUPPLIES	04/16/2024	587.96	.00	
3470	GREAT BASIN TURF PRO	475910	PARKS/DEPARTMENTAL SUPPLIES	04/23/2024	532.97	.00	
8522	TREE SOURCE - PLEASA	11225461	PARK/SHRUBS	04/29/2024	65.20	.00	
10-70-330 PLAYGROUND SUPPLIES							
6450	PREVENTIVE PEST CON	479105	PARK/PEST CONTROL	04/18/2024	84.00	.00	
10-70-480 DEPARTMENTAL SUPPLIES							
5033	MACEYS	382553	PARKS/DEPARTMENTAL SUPPLIES	04/25/2024	67.74	.00	
10-70-670 SAFETY EQUIP. & SUPPLIES							
1760	CINTAS CORP	5208485977	PARK/DEPARTMENTAL SUPPLIES	04/25/2024	78.22	.00	
Total PARKS:					2,665.44	.00	
LEISURE SERVICES							
10-72-480 DEPARTMENTAL SUPPLIES							
2766	EWING IRRIGATION PRO	22037012	PARK/SUPPLIES	04/18/2024	345.05	.00	
Total LEISURE SERVICES:					345.05	.00	
Total GENERAL FUND:					113,280.07	.00	
CLASS C ROAD FUND							
EXPENDITURES							
20-40-480 DEPARTMENTAL SUPPLIES							
3312	GENEVA ROCK PRODUC	102435	CLASS C ROADS/ASPHALT	04/16/2024	610.40	.00	
3312	GENEVA ROCK PRODUC	102733	CLASS C ROADS/ASPHALT	04/17/2024	364.20	.00	
3312	GENEVA ROCK PRODUC	103124	CLASS C ROADS/ASPHALT	04/18/2024	613.20	.00	
3312	GENEVA ROCK PRODUC	104010	CLASS C ROADS/ASPHALT	04/22/2024	217.00	.00	
3312	GENEVA ROCK PRODUC	104794	CLASS C ROADS/ASPHALT	04/24/2024	431.90	.00	
20-40-808 2600 North Reconstruction							
6760	RB & G ENGINEERING, I	240035	CLASS C ROADS/2600 N STREET I	04/26/2024	7,337.50	.00	
7852	STAKER & PARSON COM	215599	CLASS C ROADS/2600 N PROJECT	04/17/2024	196,071.23	.00	

Vendor	Vendor Name	Invoice Number	Description	Invoice Date	Net Invoice Amount	Amount Paid	Date Paid
Total EXPENDITURES:					205,645.43	.00	
Total CLASS C ROAD FUND:					205,645.43	.00	
CEMETERY							
22-70-320 SPRINKLER & LANDSCAPE							
2610	EC LANDSCAPING LLC	2996	CEM/WEED CONTROL	04/25/2024	1,700.00	.00	
7069	ROCKY MOUNTAIN TURF	2015	CEM/GRASS SEED	04/19/2024	365.00	.00	
22-70-482 TREE MAINTENANCE							
7385	SEVEN TREES COMPAN	1537745	CEM/TREE REMOVAL	04/30/2024	1,030.00	.00	
Total :					3,095.00	.00	
Total CEMETERY:					3,095.00	.00	
STORM DRAIN UTILITY FUND							
GENERAL GOVERNMENT							
48-41-480 DEPARTMENTAL SUPPLIES							
5715	NORTH POINTE SOLID W	116525-043020	STRM DRN/SWEEPING DISPOSAL F	04/30/2024	69.00	.00	
Total GENERAL GOVERNMENT:					69.00	.00	
Total STORM DRAIN UTILITY FUND:					69.00	.00	
CAPITAL PROJECTS FUND							
49-60-824 POOL LEVELING PROJECT							
6760	RB & G ENGINEERING, I	240031	POOL DECK GRADES DESIGN	04/26/2024	2,227.50	.00	
49-60-920 KINDNESS PARK							
887	BIG D CONSTRUCTION	73405	KINDNESS PARK	03/31/2024	52,285.79	.00	
Total :					54,513.29	.00	
Total CAPITAL PROJECTS FUND:					54,513.29	.00	
WATER FUND							
EXPENDITURES							
51-40-340 TESTING & ANALYSIS							
6938	RICHARDS LABORATORI	44506	WATER/TESTING	04/23/2024	275.00	.00	
6938	RICHARDS LABORATORI	44554	WATER TESTING	05/01/2024	650.00	.00	
51-40-480 DEPARTMENTAL SUPPLIES							
5482	MOUNTAINLAND SUPPLY	S106081036.0	WATER/DEPARTMENTAL SUPPLIES	04/29/2024	1,972.61	.00	
51-40-600 REPAIR & MAINTENANCE							
688	B AND D PUMP & ELECT	3633	WATER/WELL MAINTENANCE	02/28/2024	475.00	.00	
688	B AND D PUMP & ELECT	3668	WATER/WELL MAINTENANCE	03/11/2024	80.00	.00	
688	B AND D PUMP & ELECT	3689	WATER/WELL MAINTENANCE	03/27/2024	779.50	.00	
688	B AND D PUMP & ELECT	3748	WATER/WELL MAINTENANCE	04/22/2024	29,660.30	.00	
3305	GENEVA PIPE COMPANY	429008	WATER/DEPARTMENTAL SUPPLIES	04/16/2024	660.12	.00	
5482	MOUNTAINLAND SUPPLY	S106091034.0	WATER/DEPARTMENTAL SUPPLIES	04/15/2024	1,651.26	.00	
5482	MOUNTAINLAND SUPPLY	S106110996.00	WATER/DEPARTMENTAL SUPPLIES	04/23/2024	543.14	.00	
5482	MOUNTAINLAND SUPPLY	S106111001.00	WATER/SUPPLIES	04/23/2024	99.91	.00	
5590	NATIONAL TRENCH SAFE	822425	WATER/EQUIPMENT	04/17/2024	584.50	.00	
6134	PETERSON PLUMBING S	3239781	WATER/DEPARTMENTAL SUPPLIES	04/23/2024	484.03	.00	
9260	WASATCH BARRICADE	W0056730	WATER/ASSORTED SIGNS	04/22/2024	893.31	.00	
9430	WETCO, INC.	2136	WATER/SCADA MAINTENANCE	04/29/2024	5,702.00	.00	

Vendor	Vendor Name	Invoice Number	Description	Invoice Date	Net Invoice Amount	Amount Paid	Date Paid
51-40-740 EQUIPMENT							
9451	WHEELER MACHINERY C	SS000487662	WATER/EQUIPMENT REPAIR	04/30/2024	1,162.76	.00	
Total EXPENDITURES:					44,587.16	.00	
WATER CAPITAL PROJECTS							
51-70-925 BATTLECREEK SPRING TURBIDITY							
9430	WETCO, INC.	2137	WATER/PRV PROJECT	04/29/2024	6,400.00	.00	
51-70-943 PRV REPLACEMENT							
9430	WETCO, INC.	2138	WATER/PRV PROJECT	04/29/2024	7,050.00	.00	
51-70-964 Gibson Chlorinator							
520	AQUA ENVIRONMENTAL	2570	WELL SITES CHLORINATION	04/29/2024	45,098.40	.00	
51-70-969 ANDERSON CHLORINATOR							
3327	GILES, CRAIG KAY	692978	WATER/WELL HOUSES NEW LOCK	03/23/2024	676.00	.00	
51-70-971 ADAMS CHLORINATOR							
520	AQUA ENVIRONMENTAL	2570	WELL SITES CHLORINATION	04/29/2024	45,098.40	.00	
Total WATER CAPITAL PROJECTS:					104,322.80	.00	
Total WATER FUND:					148,909.96	.00	
SEWER FUND EXPENDITURES							
52-40-240 OFFICE EXPENSE							
6343	PLEASANT GROVE PRIN	9819	SEWER/BUSINESS CARDS	04/20/2024	165.00	.00	
52-40-250 VEHICLE EXPENSE							
6278	PLEASANT GROVE BIG O	044250-65284	SEWER/NEW TIRES	04/22/2024	24.95	.00	
Total EXPENDITURES:					189.95	.00	
Total SEWER FUND:					189.95	.00	
SECONDARY WATER EXPENDITURES							
54-40-270 POWER EXPENSE							
7062	ROCKY MOUNTAIN POW	04242024	WALKER BOOSTER PUMP	04/24/2024	126.20	.00	
54-40-480 DEPARTMENTAL SUPPLIES							
2853	FERGUSON ENTERPRIS	1236198-1	SEC WATER/DEPARTMENTAL SUPP	04/23/2024	325.00	.00	
54-40-600 REPAIR & MAINTENANCE							
2672	ELGIN SAPARATION SOL	858601	SEC WATER/FLAT ACREEN ASSEM	04/25/2024	21,435.21	.00	
3525	GRISWOLD INDUSTRIES	892319	SEC WATER/SUPPLIES	04/29/2024	450.00	.00	
5482	MOUNTAINLAND SUPPLY	S1060661786.	SEC WATER/DEPARTMENTAL SUPP	04/22/2024	4,281.98	.00	
Total EXPENDITURES:					26,618.39	.00	
CAPITAL PROJECTS							
54-70-945 SECONDARY METERING							
4040	HYDRO SPECIALTIES CO	28138	SEC WATER/BADGER METERS	04/12/2024	561,003.84	.00	
4040	HYDRO SPECIALTIES CO	28139	SEC WATER/BADGER METERS	04/15/2024	281,214.72	.00	
4040	HYDRO SPECIALTIES CO	28147	SEC WATER/BADGER METERS	04/25/2024	93,738.24	.00	
4040	HYDRO SPECIALTIES CO	28148	SEC WATER/BADGER METERS	04/25/2024	75,772.80	.00	
4043	HYDRO VAC EXCAVATIO	1320	PRESSURIZED IRRIGATION METER	04/15/2024	853,976.00	.00	
5482	MOUNTAINLAND SUPPLY	S106096381.0	SEC WATER/DEPARTMENTAL SUPP	04/17/2024	6,959.25	.00	
5482	MOUNTAINLAND SUPPLY	S106096645.0	SEC WATER/DEPARTMENTAL SUPP	04/17/2024	6,959.25	.00	
5482	MOUNTAINLAND SUPPLY	S106115768.00	SEC WATER/DEPARTMENTAL SUPP	04/29/2024	20,400.00	.00	

Vendor	Vendor Name	Invoice Number	Description	Invoice Date	Net Invoice Amount	Amount Paid	Date Paid
Total CAPITAL PROJECTS:					1,900,024.10	.00	
Total SECONDARY WATER:					1,926,642.49	.00	
CAPITAL EQUIPMENT							
58-40-610 FLEET PURCHASES							
4523	KEN GARFF FORD	2024-1FT1607	NEW FORD TRUCKS	04/18/2024	224,454.00	.00	
Total :					224,454.00	.00	
Total CAPITAL EQUIPMENT:					224,454.00	.00	
SANITATION FUND EXPENDITURES							
62-40-432 TIPPING FEES							
5715	NORTH POINTE SOLID W	116520-04-30-	RESIDENTIALGARBAGE DISPOSAL	04/30/2024	34,405.18	.00	
62-40-437 CITY CLEANUP							
5715	NORTH POINTE SOLID W	116521-043020	CITY CLEAN EXPENSE	04/30/2024	540.00	.00	
Total EXPENDITURES:					34,945.18	.00	
Total SANITATION FUND:					34,945.18	.00	
COMMUNITY CENTER							
72-71-062 COMMUNITY CTR - BLDG MAINT							
8678	UNIFIRST CORPORATIO	04292024	RUG CLEANING	04/29/2024	325.30	.00	
72-71-420 CONTRACTED SERVICES							
2647	EDWARDS, GRACE	04162024	REC/CONTRACTED SERVICES	04/26/2024	75.00	.00	
2647	EDWARDS, GRACE	04182024	REC/CONTRACTED SERVICES	04/18/2024	125.00	.00	
4693	LAW, ALLISON	04182024	REC/CONTRACTED SERVICES-REF	04/18/2024	112.50	.00	
4693	LAW, ALLISON	04252024	REC/CONTRACTED SERVICES-REF	04/25/2024	112.50	.00	
4699	LECKIE, BRENT	04172024	REC/CONTRACTED SERVICES	04/17/2024	100.00	.00	
4699	LECKIE, BRENT	04242024	REC/CONTRACTED SERVICES	04/24/2024	106.25	.00	
4975	LOVEALL, HOLLY	04162024	REC/CONTRACTED SERVICES	04/16/2024	75.00	.00	
4975	LOVEALL, HOLLY	04232024	REC/CONTRACTED SERVICES	04/23/2024	112.50	.00	
4975	LOVEALL, HOLLY	04252024	REC/CONTRACTED SERVICES	04/25/2024	100.00	.00	
5684	NITTA, JOHN	04232024	REC/CONTRACTED SERVICES	04/23/2024	112.50	.00	
9548	WINITANA, DAVID LANDO	04172024	REC/CONTRACTED SERVICES-REF	04/17/2024	106.25	.00	
9548	WINITANA, DAVID LANDO	04242024	REC/CONTRACTED SERVICES-REF	04/24/2024	100.00	.00	
Total :					1,562.80	.00	
Total COMMUNITY CENTER:					1,562.80	.00	
CULTURAL ARTS PROGRAM EXPENDITURES							
73-71-552 PG PLAYERS							
2763	EVERETT, VANCE L.	04232024	PG PLAYERS/REIMB FOR EXPENSE	04/23/2024	2,450.00	.00	
Total PROGRAM EXPENDITURES:					2,450.00	.00	
Total CULTURAL ARTS:					2,450.00	.00	

Vendor	Vendor Name	Invoice Number	Description	Invoice Date	Net Invoice Amount	Amount Paid	Date Paid
RECREATION							
CARE TAX							
76-76-705 RECREATION							
4800	LIFETIME VIBE	2808	REC/LIFETIME VIBE MACHINE	04/12/2024	3,399.00	.00	
Total CARE TAX:					3,399.00	.00	
Total RECREATION:					3,399.00	.00	
Grand Totals:					2,719,156.17	.00	

Dated: _____

Mayor: _____

City Council: _____

City Recorder: _____

City Finance Director: _____

Report Criteria:

Invoices with totals above \$0 included.

Only unpaid invoices included.

Report Criteria:

Invoices with totals above \$0 included.
Only unpaid invoices included.

Vendor	Vendor Name	Invoice Number	Description	Invoice Date	Net Invoice Amount	Amount Paid	Date Paid
GENERAL FUND							
10-21355 CASH BONDS (NEW)							
3018	FORREST CALL REAL ES	05072024	CONSTRUCTION BOND RELEASE	05/07/2024	220,000.00	.00	
Total :					220,000.00	.00	
Total GENERAL FUND:					220,000.00	.00	
Grand Totals:					220,000.00	.00	

Dated: _____

Mayor: _____

City Council: _____

City Recorder: _____

City Finance Director: _____

Report Criteria:

Invoices with totals above \$0 included.
 Only unpaid invoices included.

Vendor	Vendor Name	Invoice Number	Description	Invoice Date	Net Invoice Amount	Amount Paid	Date Paid
GENERAL FUND							
10-13100 ACCTS REC.- CITY EMPLOYEES							
3080	FRATERNAL ORDER OF	05032024	PD/DUES	05/03/2024	506.00	.00	
7505	SKAGGS COMPANIES, IN	450A2254361	PD/PERSONAL SUPPLIES	04/16/2024	139.20	.00	
7505	SKAGGS COMPANIES, IN	450A2254362	PD/PERSONAL SUPPLIES	04/22/2024	183.98	.00	
7505	SKAGGS COMPANIES, IN	450A2294351	PD/PERSONAL SUPPLIES	05/09/2024	195.98	.00	
10-21245 VISION INSURANCE PAYABLE							
8070	SUPERIOR VISION SERVI	818533	VISION INSURANCE	05/01/2024	1,648.02	.00	
10-21355 CASH BONDS (NEW)							
6335	PLEASANT GROVE MIXE	0505024	CONSTRUCTION BOND INTEREST	05/05/2024	1,203.04	.00	
6335	PLEASANT GROVE MIXE	05062024	CONSTRUCTION BOND RELEASE	05/06/2024	23,000.00	.00	
10-24260 AMER. FAMILY LIFE PAYABLE							
9288	WASHINGTON NATIONAL	P2427573	INSURANCE PREMIUM	05/01/2024	309.90	.00	
10-24300 COURT CHARGES CLEARING-35%							
9003	UTAH STATE TREASURE	04302024	COURT/STATE FUNDS	04/30/2024	2,339.54	.00	
10-24302 COURT SECURITY SURCHARGE-STATE							
9003	UTAH STATE TREASURE	04302024	COURT/STATE FUNDS	04/30/2024	4,659.60	.00	
10-24305 COURT CHARGES CLEARING-85%							
9003	UTAH STATE TREASURE	04302024	COURT/STATE FUNDS	04/30/2024	1,854.77	.00	
10-24306 COURT CLEARING 100%							
9003	UTAH STATE TREASURE	04302024	COURT/STATE FUNDS	04/30/2024	5.00	.00	
10-24350 SENIOR CITIZEN CLEARING							
5478	MOUNTAINLAND ASSOCI	05152024	SR. CNTR/CONTRIBUTION	05/15/2024	2,461.00	.00	
10-34-280 AMBULANCE FEES							
3350	GOLD CROSS SERVICES	3692	AMBULANCE BILLING SERVICES	04/30/2024	5,442.35	.00	
Total :					43,948.38	.00	
JUDICIAL							
10-42-240 OFFICE EXPENSE							
2122	CULLIGAN BOTTLED WA	465X24644603	JUDICIAL/DRINKING WATER	04/30/2024	34.60	.00	
10-42-280 TELEPHONE EXPENSE							
1480	CENTRACOM INTERACTI	05012024	JUDICIAL/PHONE EXPENSE	05/01/2024	118.44	.00	
Total JUDICIAL:					153.04	.00	
NON-DEPARTMENTAL							
10-43-220 PRINTING AND PUBLICATION							
3151	FREEDOM MAILING SER	47798	NEWSLETTERS	05/03/2024	82.85	.00	
8730	UPPER CASE PRINTING,	1773	MENU PRINTING EXPENSE	05/06/2024	266.80	.00	
8730	UPPER CASE PRINTING,	1773	NEWSLETTER PRINTING	05/06/2024	1,168.40	.00	
10-43-310 LEGAL SERVICES							
4376	JOHN H. JACOBS P.C.	04302024	LEGAL SERVICES	04/30/2024	6,629.35	.00	
10-43-330 PROFESSIONAL SERVICES							
9018	UTAH TRANSPARENCY S	2024-0078	QUARTERLY UPLOAD	05/14/2024	250.00	.00	
10-43-350 FOX HOLLOW CONTRIBUTION							
3055	FOX HOLLOW GOLF CLU	239	SPRING 2024 CONTRIBUTION	03/01/2024	45,000.00	.00	
10-43-760 TECHNOLOGY							
1480	CENTRACOM INTERACTI	05012024	INTERNET SERVICE	05/01/2024	755.00	.00	
4747	LES OLSON COMPANY	EA1407907	MONTHLY CONTRACTED SERVICE	05/08/2024	1,530.23	.00	
7070	ROCK MOUNTAIN TECHN	7644	CUSTOM SERVICE AGREEMENT	05/01/2024	11,061.00	.00	
9040	UTOPIA FIBER	CIV202405-03	INTERNET SERVICE	05/01/2024	1,020.00	.00	

Vendor	Vendor Name	Invoice Number	Description	Invoice Date	Net Invoice Amount	Amount Paid	Date Paid
10-43-770 Public Safety Trust Fund							
3792	HEALTHIER YOU COUNS	05152024	FIRST RESPONDERS COUNSELING	05/15/2024	22.68	.00	
Total NON-DEPARTMENTAL:					67,786.31	.00	
LEGAL SERVICES							
10-44-240 OFFICE EXPENSE							
5729	ODP BUSINESS SOLUTIO	367527989001	LEGAL/OFFICE SUPPLIES	05/15/2024	30.77	.00	
10-44-760 TECHNOLOGY							
6845	RELX INC.	3095097979	LEGAL/SUBSCRIPTION	04/30/2024	251.00	.00	
Total LEGAL SERVICES:					281.77	.00	
ADMINISTRATIVE SERVICES							
10-46-240 OFFICE EXPENSE							
1760	CINTAS CORP	9270052780	ADM/FIRST AID SUPPLIES	05/01/2024	191.52	.00	
5139	MCGEE'S STAMP & TROP	128332	ADM/NAME PLATE	03/28/2024	14.00	.00	
5729	ODP BUSINESS SOLUTIO	367527989001	ADM/OFFICE SUPPLIES	05/15/2024	15.57	.00	
6645	QUADIENT FINANCE USA	04292024	POSTAGE	04/29/2024	1,100.00	.00	
10-46-250 VEHICLE EXPENSE							
3166	FUELMAN	66401166	MULTI DEPT/VEHICLE FUEL EXPEN	05/06/2024	59.23	.00	
10-46-280 TELEPHONE EXPENSE							
1480	CENTRACOM INTERACTI	05012024	CITY HALL/PHONE EXPENSE	05/01/2024	379.35	.00	
10-46-330 PROFESSIONAL SERVICES							
4595	KRESSER, KATHY T	05152024	ADM/CONTRACTER SERVICES	05/15/2024	80.00	.00	
10-46-740 EQUIPMENT							
7070	ROCK MOUNTAIN TECHN	7644	ADM/DESKTOP COMPUTER	05/01/2024	1,274.57	.00	
10-46-930 COMMUNITIES THAT CARE GRANT							
3406	GORSKI, KIRSTEN	0144	CTC/SHIRTS	04/10/2024	212.00	.00	
7265	SHELIN, CORTNEY DA	05022024	CTC/SOCIAL MEDIA & WEBSITE MA	05/02/2024	750.00	.00	
8056	SUNDRY STREET LLC	05012024	CTC/MARKETING SERVICES	05/01/2024	240.00	.00	
Total ADMINISTRATIVE SERVICES:					4,316.24	.00	
FACILITIES							
10-47-250 VEHICLE							
3166	FUELMAN	66401166	MULTI DEPT/VEHICLE FUEL EXPEN	05/06/2024	121.98	.00	
10-47-480 DEPARTMENTAL SUPPLIES							
239	ALLRED ACE HARDWAR	04302024	MULT DEPT/DEPARTMENT SUPPLI	04/30/2024	54.78	.00	
10-47-560 PARKS - BUILDING MAINTENANCE							
239	ALLRED ACE HARDWAR	04302024	MULT DEPT/DEPARTMENT SUPPLI	04/30/2024	80.59	.00	
970	BJ PLUMBING SUPPLY	001028193	BUILDING MAINTENANCE	05/06/2024	24.92	.00	
10-47-570 COMM DEV - BLDG MAINTENANCE							
1870	CODALE ELECTRIC SUP	S008483022.0	BUILDING MAINTENANCE	05/02/2024	30.24	.00	
1870	CODALE ELECTRIC SUP	S008483022.0	BUILDING MAINTENANCE	05/02/2024	221.76	.00	
10-47-660 FIRE/AMBULANCE - BLDG MAINT							
2035	CRAWFORD DOOR SAL	46079	FIRE/DOOR REPAIR	04/30/2024	584.00	.00	
10-47-730 LIBRARY/SENIOR - BLDG MAINT							
239	ALLRED ACE HARDWAR	04302024	MULT DEPT/DEPARTMENT SUPPLI	04/30/2024	23.02	.00	
10-47-800 GENERAL MAINTENANCE EXPENSES							
1870	CODALE ELECTRIC SUP	S008483022.0	BUILDING MAINTENANCE	05/02/2024	50.40	.00	
10-47-830 SR CENTER - BLDG MAINT							
1522	CERTIFIED ALARM SERVI	22564	MONITORING SERVICES	05/10/2024	38.00	.00	
1870	CODALE ELECTRIC SUP	S008496889.0	BUILDING MAINTENANCE	05/01/2024	132.26	.00	
1870	CODALE ELECTRIC SUP	S008496889.0	BUILDING MAINTENANCE-CREDIT	05/01/2024	62.28-	.00	
1870	CODALE ELECTRIC SUP	S008498215.0	BUILDING MAINTENANCE	05/02/2024	106.99	.00	

Vendor	Vendor Name	Invoice Number	Description	Invoice Date	Net Invoice Amount	Amount Paid	Date Paid
10-47-840 LIONS/SPORTSMAN - BLDG MAINT							
239	ALLRED ACE HARDWAR	04302024	MULT DEPT/DEPARTMENT SUPPLI	04/30/2024	37.09	.00	
Total FACILITIES:					1,443.75	.00	
ENGINEERING							
10-51-250 VEHICLE EXPENSE							
3166	FUELMAN	66401166	MULTI DEPT/VEHICLE FUEL EXPEN	05/06/2024	596.00	.00	
10-51-285 CELLULAR SERVICES							
9131	VERIZON WIRELESS	9962464965	MULTI DEPT/CELL PHONE EXEPNS	04/23/2024	69.05	.00	
10-51-332 PROFESSIONAL SERVICES							
3970	HORROCKS ENGINEERS	85395	MULTI DEPT ENGINEERING	04/22/2024	4,564.79	.00	
3970	HORROCKS ENGINEERS	85395	MULTI DEPT ENGINEERING	04/22/2024	72.20	.00	
3970	HORROCKS ENGINEERS	85395	MULTI DEPT ENGINEERING	04/22/2024	346.78	.00	
10-51-745 SIGNALS & FLASHERS							
6239	PINE TOP ENGINEERING	5166	ENG/PEDESTRIAN CROSSING MAI	04/30/2024	492.88	.00	
Total ENGINEERING:					6,141.70	.00	
COMMUNITY DEVELOPMENT							
10-52-250 VEHICLE EXPENSE							
3166	FUELMAN	66401166	MULTI DEPT/VEHICLE FUEL EXPEN	05/06/2024	148.83	.00	
3468	GREASE MONKEY #790	300724	COM DEV/VEHICLE EXPENSE	05/02/2024	60.75	.00	
3468	GREASE MONKEY #790	300733	COM DEV/VEHICLE EXPENSE	05/02/2024	112.05	.00	
3468	GREASE MONKEY #790	300954	COM DEV/VEHICLE EXPENSE	05/08/2024	37.80	.00	
10-52-280 TELEPHONE EXPENSE							
1480	CENTRACOM INTERACTI	05012024	COM DEV/PHOENE EXPENSE	05/01/2024	225.84	.00	
10-52-760 TECHNOLOGY							
4286	IWORQ SYSTEMS INC.	203323	COM DEV/INTERNET SOFTWARE M	05/01/2024	1,500.00	.00	
Total COMMUNITY DEVELOPMENT:					2,085.27	.00	
POLICE DEPARTMENT							
10-54-250 VEHICLE EXPENSE							
1442	CASCADE GLASS LLC	13594	PD/WINDSHIELD REPLACED	05/10/2024	659.38	.00	
2441	DISCOUNT TIRE CO.	8155227	PD/VEHICLE EXPENSE	05/07/2024	1,170.24	.00	
3166	FUELMAN	66401166	MULTI DEPT/VEHICLE FUEL EXPEN	05/06/2024	8,232.85	.00	
3166	FUELMAN	66401166	MULTI DEPT/VEHICLE FUEL EXPEN	05/06/2024	290.70-	.00	
3468	GREASE MONKEY #790	300417	PD/VEHICLE MAINTENANCE	04/25/2024	112.94	.00	
3468	GREASE MONKEY #790	300657	PD/VEHICLE MAINTENANCE	05/01/2024	90.45	.00	
3468	GREASE MONKEY #790	300882	PD/VEHICLE MAINTENANCE	05/06/2024	90.45	.00	
5833	O'REILLY AUTOMOTIVE I	3623-129861	PD/VEHICLE EXPENSE	05/07/2024	205.09	.00	
5833	O'REILLY AUTOMOTIVE I	3623-129958	PD/VEHICLE EXPENSE	05/07/2024	235.49	.00	
5833	O'REILLY AUTOMOTIVE I	3623-129992	PD/CREDIT	05/08/2024	235.49-	.00	
10-54-280 TELEPHONE EXPENSE							
1480	CENTRACOM INTERACTI	05012024	PD/PHONE EXPENSE	05/01/2024	760.26	.00	
1518	CENTURY LINK	04282024	PD/ALARM PHONE LINE	04/28/2024	86.76	.00	
1518	CENTURY LINK	04282024	PD/ALARM PHONE LINE	04/28/2024	86.76	.00	
1518	CENTURY LINK	04282024	PD/ELEVATOR PHONE LINE	04/28/2024	74.18	.00	
10-54-440 K9 SUPPLIES							
8394	TIMPANOGOS ANIMAL H	913830858	PD/CANINE EXAM	05/02/2024	556.60	.00	
10-54-480 DEPARTMENTAL SUPPLIES							
813	COBBLESTONE GROUP I	P72389972	PD/NEW BATTERY	05/01/2024	247.90	.00	
2122	CULLIGAN BOTTLED WA	465X24613608	PD/BOTTLED WATER	04/30/2024	66.70	.00	
4655	LANGUAGE LINE SERVIC	11292589	PD/INTERPRETATION	04/30/2024	292.19	.00	
5033	MACEYS	345162	PD/DEPARTMENTAL SUPPLIES	05/07/2024	59.92	.00	
8361	THOMSON REUTERS - W	850115678	PD/SOFTWARE SUBSCRIPTION	05/01/2024	258.30	.00	

Vendor	Vendor Name	Invoice Number	Description	Invoice Date	Net Invoice Amount	Amount Paid	Date Paid
10-54-610 MISCELLANEOUS EXPENSE							
4225	INTERMOUNTAIN WORK	OR3507297	PD/DRUG SCREEN	05/01/2024	124.00	.00	
10-54-740 EQUIPMENT							
682	AXON ENTERPRISE, INC.	INUS169139	PD/EQUIPMENT	07/01/2023	2,805.02	.00	
Total POLICE DEPARTMENT:					15,689.29	.00	
FIRE DEPARTMENT							
10-55-250 VEHICLE EXPENSE							
3166	FUELMAN	66401166	MULTI DEPT/VEHICLE FUEL EXPEN	05/06/2024	2,673.66	.00	
3468	GREASE MONKEY #790	300958	FIRE/VEHICLE EXPENSE	05/08/2024	110.25	.00	
4674	LARRY H MILLER SUPER	689115	FIRE/VEHICLE REPAIR	05/08/2024	3,367.16	.00	
9451	WHEELER MACHINERY C	001676764	FIRE/VEHICLE EXPENSE	04/03/2024	91.20	.00	
10-55-280 TELEPHONE EXPENSE							
1480	CENTRACOM INTERACTI	05012024	FIRE/PHONE EXPENES	05/01/2024	209.32	.00	
10-55-300 UNIFORM EXPENSE							
4614	L.N. CURTIS & SONS	812767	FIRE/UNIFORM EXPENSE	04/12/2024	378.89	.00	
4614	L.N. CURTIS & SONS	822144	FIRE/UNIFORM EXPENSE	05/08/2024	580.00	.00	
7505	SKAGGS COMPANIES, IN	450A2290531	FIRE/UNIFORM EXPENSE	05/07/2024	354.99	.00	
10-55-480 DEPARTMENTAL SUPPLIES							
239	ALLRED ACE HARDWAR	04302024	MULT DEPT/DEPARTMENT SUPPLI	04/30/2024	18.34	.00	
2123	CULLIGAN WATER COND	465X24603807	FIRE/DEPARTMENTAL SUPPLIES	04/30/2024	147.50	.00	
4019	HUMPHRIES, INC.	2009867	MULTI DEPT/CYLINDER RENTAL	04/30/2024	11.40	.00	
8170	TELEFLEX LLC	9508373253	FIRE/DEPARTMENTAL SUPPLIES	04/29/2024	562.50	.00	
9831	ZOLL MEDICAL CORPOR	3964945	FIRE/DEPARTMENTAL SUPPLIES	05/01/2024	749.00	.00	
10-55-740 EQUIPMENT							
239	ALLRED ACE HARDWAR	04302024	MULT DEPT/DEPARTMENT SUPPLI	04/30/2024	14.92	.00	
Total FIRE DEPARTMENT:					9,269.13	.00	
ANIMAL CONTROL							
10-57-250 VEHICLE EXPENSE							
3166	FUELMAN	66401166	MULTI DEPT/VEHICLE FUEL EXPEN	05/06/2024	119.14	.00	
Total ANIMAL CONTROL:					119.14	.00	
STREETS							
10-60-250 VEHICLE EXPENSE							
239	ALLRED ACE HARDWAR	04302024	MULT DEPT/DEPARTMENT SUPPLI	04/30/2024	56.80	.00	
675	AUTO ZONE STORES, IN	6231394970	STR/VEHICLE EXPENSE	04/24/2024	95.94	.00	
2681	ELITE REPAIRS AND SPE	2143	STR/VEHICLE REPAIR	05/07/2024	138.95	.00	
3166	FUELMAN	66401166	MULTI DEPT/VEHICLE FUEL EXPEN	05/06/2024	1,173.94	.00	
5185	METALMART INC.	283907	STR/VEHICLE EXPENSE	05/03/2024	149.43	.00	
5833	O'REILLY AUTOMOTIVE I	3623-130018	STR/VEHICLE EXPENSE	05/08/2024	19.99	.00	
6889	RHINEHART OIL COMPA	032893.-24	STR/DEPARTMENTAL SUPPLIES	04/24/2024	946.26	.00	
7169	SAFETY SUPPLY & SIGN	189219	STR/VEHICLE EXPENSE	04/24/2024	3,927.36	.00	
9451	WHEELER MACHINERY C	SS000488856	STREETS/EQUIPMENT REPAIR	05/09/2024	4,700.43	.00	
10-60-275 STREET LIGHT POWER							
7062	ROCKY MOUNTAIN POW	05012024	STREET LIGHTS	05/01/2024	93.19	.00	
10-60-280 TELEPHONE EXPENSE							
1480	CENTRACOM INTERACTI	05022024	PUBLIC WORKS/PHONE EXPENSE	05/01/2024	98.09	.00	
10-60-285 CELLULAR SERVICES							
9131	VERIZON WIRELESS	9962464965	MULTI DEPT/CELL PHONE EXEPNS	04/23/2024	414.30	.00	
10-60-330 ENGINEERING SERVICES							
4292	J.U.B. ENGINEERS, INC.	0172610	GENERAL SERVICES	05/02/2024	353.90	.00	
10-60-480 DEPARTMENTAL SUPPLIES							
239	ALLRED ACE HARDWAR	04302024	MULT DEPT/DEPARTMENT SUPPLI	04/30/2024	138.13	.00	

Vendor	Vendor Name	Invoice Number	Description	Invoice Date	Net Invoice Amount	Amount Paid	Date Paid
974	BISCO	1687662-1	STR/DEPARTMENTAL SUPPLIES	05/13/2024	34.00	.00	
1368	C-A-L RANCH STORES	14407/8	STR/DEPARTMENTAL SUPPLIES	05/06/2024	195.72	.00	
4019	HUMPHRIES, INC.	2009867	MULTI DEPT/CYLINDER RENTAL	04/30/2024	45.60	.00	
4208	INTERMOUNTAIN FARME	1020746358	STR/DEPARTMENTAL SUPPLIES	04/29/2024	747.90	.00	
Total STREETS:					13,329.93	.00	
LIBRARY							
10-65-240 OFFICE EXPENSE							
3571	GURR'S COPYTEC	67042	LIB/RACK CARDS	05/09/2024	207.62	.00	
5729	ODP BUSINESS SOLUTIO	358459423001	LIB/OFFICE SUPPLIES	03/15/2024	178.14	.00	
5729	ODP BUSINESS SOLUTIO	358460204001	LIB/OFFICE SUPPLIES	03/15/2024	41.66	.00	
10-65-280 TELEPHONE EXPENSE							
1480	CENTRACOM INTERACTI	05012024	LIB/PHONE EXPENSE	05/01/2024	270.80	.00	
1518	CENTURY LINK	04282024	LIB/ELEVATOR LINE	04/28/2024	92.50	.00	
10-65-480 BOOKS							
1472	CAVENDISH SQUARE	3471351	LIB/BOOKS	04/19/2024	204.44	.00	
10-65-640 PROCESSING							
2395	DEMCO, INC.	7476737	LIB/ASSORTED SUPPLIES	04/30/2024	849.53	.00	
Total LIBRARY:					1,844.69	.00	
SR. CITIZEN CTR & AUDITORIUM							
10-67-240 OFFICE EXPENSE							
1760	CINTAS CORP	5210837960	SC/FIRST AID SUPPLIES	05/09/2024	108.87	.00	
10-67-280 TELEPHONE EXPENSE							
1480	CENTRACOM INTERACTI	05012024	SC/PHONE EXPENSE	05/01/2024	75.48	.00	
Total SR. CITIZEN CTR & AUDITORIUM:					184.35	.00	
PARKS							
10-70-200 MOWER EXPENSE							
3166	FUELMAN	66401166	MULTI DEPT/VEHICLE FUEL EXPEN	05/06/2024	421.07	.00	
6278	PLEASANT GROVE BIG O	044250-65817	PARKS/TIRE EXPENSE	05/02/2024	207.94	.00	
8576	TURF EQUIPMENT	3023045-00	PARK/MOWER EXPENSE	05/01/2024	13.31	.00	
8576	TURF EQUIPMENT	3023045-01	PARK/MOWER EXPENSE	05/03/2024	35.56	.00	
10-70-250 VEHICLE EXPENSE							
3166	FUELMAN	66401166	MULTI DEPT/VEHICLE FUEL EXPEN	05/06/2024	1,810.44	.00	
10-70-280 TELEPHONE							
1480	CENTRACOM INTERACTI	05012024	CEM/PHONE EXPENS	05/01/2024	54.00	.00	
10-70-320 SPRINKLER & LANDSCAPE							
81	ACE INTERMOUNTAIN R	17133	PARKS/WASTE REMOVAL	04/30/2024	156.07	.00	
239	ALLRED ACE HARDWAR	04302024	MULT DEPT/DEPARTMENT SUPPLI	04/30/2024	63.30	.00	
970	BJ PLUMBING SUPPLY	001025295CR	PARK/CREDIT FOR DOUBLE PAYME	04/16/2024	71.64	.00	
970	BJ PLUMBING SUPPLY	001027384	PARKS/DEPARTMENTAL SUPPLIES	05/01/2024	82.40	.00	
970	BJ PLUMBING SUPPLY	001027476	PARKS/DEPARTMENTAL SUPPLIES	05/01/2024	434.45	.00	
970	BJ PLUMBING SUPPLY	001027538	PARKS/DEPARTMENTAL SUPPLIES	05/02/2024	67.63	.00	
970	BJ PLUMBING SUPPLY	001027617	PARKS/DEPARTMENTAL SUPPLIES	05/02/2024	150.00	.00	
970	BJ PLUMBING SUPPLY	001028597	PARKS/DEPARTMENTAL SUPPLIES	05/09/2024	93.73	.00	
2766	EWING IRRIGATION PRO	22173196	PARK/DEPARTMENTAL SUPPLIES	05/02/2024	317.69	.00	
10-70-330 PLAYGROUND SUPPLIES							
8375	THRIVE NURSERY	39875	PARK/PLAYGROUND CHIPS	05/02/2024	120.00	.00	
8375	THRIVE NURSERY	39878	PARK/PLAYGROUND CHIPS	05/02/2024	120.00	.00	
10-70-340 DIAMOND CREW SUPPLIES							
239	ALLRED ACE HARDWAR	04302024	MULT DEPT/DEPARTMENT SUPPLI	04/30/2024	24.95	.00	
10-70-480 DEPARTMENTAL SUPPLIES							
239	ALLRED ACE HARDWAR	04302024	MULT DEPT/DEPARTMENT SUPPLI	04/30/2024	441.67	.00	

Vendor	Vendor Name	Invoice Number	Description	Invoice Date	Net Invoice Amount	Amount Paid	Date Paid
4019	HUMPHRIES, INC.	2009867	MULTI DEPT/CYLINDER RENTAL	04/30/2024	34.20	.00	
4208	INTERMOUNTAIN FARM	1020621464	PARKS/FISH FOOD	04/11/2024	32.99	.00	
10-70-650 GREENHOUSES							
5772	OLSON'S GARDEN SHOP	SI-7212	PARK/FLOWERS	05/06/2024	10,421.48	.00	
10-70-751 TRAIL IMPROVEMENTS							
8856	UTAH COUNTY AUDITOR	60814	MURDOCK TRAIL EXPENSE 01-24--	04/30/2024	4,518.59	.00	
Total PARKS:					19,549.83	.00	
RECREATION							
10-71-240 OFFICE EXPENSE							
5729	ODP BUSINESS SOLUTIO	363956630001	REC/OFFICE SUPPLIES	05/09/2024	244.93	.00	
5729	ODP BUSINESS SOLUTIO	364122204001	REC/OFFICE SUPPLIES	04/26/2024	122.42-	.00	
10-71-280 TELEPHONE EXPENSE							
1480	CENTRACOM INTERACTI	05012024	REC/PHONE EXPENSE	05/01/2024	244.80	.00	
1518	CENTURY LINK	04282024	REC/MONITORING & ALARM LINES	04/28/2024	297.24	.00	
10-71-410 PROGRAM SUPPLIES & EQUIPMENT							
1219	BSN SPORTS COLLEGIA	925264730	REC/PROGRAM SUPPLIES	04/26/2024	1,719.87	.00	
10-71-480 DEPARTMENTAL SUPPLIES							
3571	GURR'S COPYTEC	66556	REC/A FRAME	04/09/2024	640.00	.00	
4019	HUMPHRIES, INC.	2009867	MULTI DEPT/CYLINDER RENTAL	04/30/2024	11.40	.00	
10-71-740 EQUIPMENT							
1219	BSN SPORTS COLLEGIA	923892686	REC/PROGRAM SUPPLIES	12/22/2023	2,618.22-	.00	
Total RECREATION:					417.60	.00	
LEISURE SERVICES							
10-72-250 VEHICLE							
3166	FUELMAN	66401166	MULTI DEPT/VEHICLE FUEL EXPEN	05/06/2024	134.57	.00	
10-72-480 DEPARTMENTAL SUPPLIES							
239	ALLRED ACE HARDWAR	04302024	MULT DEPT/DEPARTMENT SUPPLI	04/30/2024	45.63	.00	
Total LEISURE SERVICES:					180.20	.00	
CUSTODIAL SERVICES							
10-74-250 VEHICLE							
3166	FUELMAN	66401166	MULTI DEPT/VEHICLE FUEL EXPEN	05/06/2024	120.78	.00	
10-74-420 CONTRACTED SERVICES							
4316	JANI-KING OF SALT LAKE	SLC05240111	CLEANING SERVICES	05/01/2024	1,350.00	.00	
4316	JANI-KING OF SALT LAKE	SLC05240242	CLEANING SERVICES	05/01/2024	2,821.50	.00	
10-74-480 DEPARTMENTAL SUPPLIES							
239	ALLRED ACE HARDWAR	04302024	MULT DEPT/DEPARTMENT SUPPLI	04/30/2024	76.52	.00	
1113	BRADY INDUSTRIES OF	8839890	BUILDING MAINTENANCE	05/02/2024	1,325.41	.00	
9342	WAXIE'S SANITARY SUPP	82432846	BUILDING MAINTENANCE SUPPLIE	04/24/2024	2,425.22	.00	
10-74-481 CHEMICALS							
1113	BRADY INDUSTRIES OF	8839890	BUILDING MAINTENANCE	05/02/2024	52.04	.00	
9342	WAXIE'S SANITARY SUPP	82432846	BUILDING MAINTENANCE SUPPLIE	04/24/2024	366.72	.00	
10-74-740 EQUIPMENT							
1113	BRADY INDUSTRIES OF	8831206	BUILDING MAINTENANCE	04/30/2024	207.24	.00	
Total CUSTODIAL SERVICES:					8,745.43	.00	
Total GENERAL FUND:					195,486.05	.00	

**CLASS C ROAD FUND
 EXPENDITURES**

Vendor	Vendor Name	Invoice Number	Description	Invoice Date	Net Invoice Amount	Amount Paid	Date Paid
20-40-480 DEPARTMENTAL SUPPLIES							
3312	GENEVA ROCK PRODUC	105163	CLASS C ROADS/ASPHALT	04/25/2024	361.20	.00	
3312	GENEVA ROCK PRODUC	105164	CLASS C ROADS/ASPHALT	04/25/2024	180.00	.00	
3312	GENEVA ROCK PRODUC	106515	CLASS C ROADS/ASPHALT	05/01/2024	398.72	.00	
20-40-809 1300 West MAG							
3970	HORROCKS ENGINEERS	85393	MULTI DEPT ENGINEERING	04/22/2024	66.02	.00	
20-40-810 1300 East Roadway							
827	BD BUSH EXCAVATION	9-04302024	1300 E IMPROVEMENT PROJECT	04/30/2024	10,525.50	.00	
3970	HORROCKS ENGINEERS	85393	MULTI DEPT ENGINEERING	04/22/2024	276.99	.00	
20-40-812 Orchard Drive SRTS							
6537	PRONGHORN CONSTRU	1-04302024	ORCHARD DR & LOCUST AVE SAFE	04/30/2024	122,353.54	.00	
Total EXPENDITURES:					134,161.97	.00	
Total CLASS C ROAD FUND:					134,161.97	.00	
CEMETERY							
22-70-250 VEHICLE							
3166	FUELMAN	66401166	MULTI DEPT/VEHICLE FUEL EXPEN	05/06/2024	886.53	.00	
22-70-480 DEPARTMENTAL SUPPLIES							
3571	GURR'S COPYTEC	67100	CEM/LAMINATION	05/09/2024	59.40	.00	
22-70-550 HEADSTONE REPAIR							
9210	WALKER MONUMENT IN	7600	CEM/REINSTALL WALL SLAB & ENG	04/15/2024	636.00	.00	
Total :					1,581.93	.00	
Total CEMETERY:					1,581.93	.00	
DONATIONS							
23-40-315 Donations-Trails							
239	ALLRED ACE HARDWAR	04302024	MULT DEPT/DEPARTMENT SUPPLI	04/30/2024	29.74	.00	
Total :					29.74	.00	
Total DONATIONS:					29.74	.00	
LOCAL BLDG AUTH OF P.G. FUND EXPENDITURES							
42-40-490 THE RUTH (HCT) PROJECT							
2587	EARTHTEC ENGINEERIN	4152	HALE CENTER THEATER PROJECT	03/31/2024	8,159.46	.00	
2587	EARTHTEC ENGINEERIN	4478	HALE CENTER THEATER PROJECT	04/30/2024	6,781.03	.00	
4691	LAYTON CONSTRUCTIO	04302024	HALE THEATER	04/30/2024	2,700,207.00	.00	
Total EXPENDITURES:					2,715,147.49	.00	
Total LOCAL BLDG AUTH OF P.G. FUND:					2,715,147.49	.00	
STORM DRAIN UTILITY FUND GENERAL GOVERNMENT							
48-41-250 VEHICLE EXPENSE							
3166	FUELMAN	66401166	MULTI DEPT/VEHICLE FUEL EXPEN	05/06/2024	2,051.11	.00	
48-41-280 TELEPHONE EXPENSE							
1480	CENTRACOM INTERACTI	05022024	PUBLIC WORKS/PHONE EXPENSE	05/01/2024	41.76	.00	
48-41-285 CELLULAR SERVICES							
9131	VERIZON WIRELESS	9962464965	MULTI DEPT/CELL PHONE EXPENS	04/23/2024	414.30	.00	

Vendor	Vendor Name	Invoice Number	Description	Invoice Date	Net Invoice Amount	Amount Paid	Date Paid
48-41-330 ENGINEERING SERVICES							
3970	HORROCKS ENGINEERS	85395	MULTI DEPT ENGINEERING	04/22/2024	227.42	.00	
48-41-370 DUMP FEE							
2330	DCD TRANSFER -LINDON	22603-I	STRM DRN/CONCRETE	04/30/2024	31.74	.00	
48-41-480 DEPARTMENTAL SUPPLIES							
239	ALLRED ACE HARDWAR	04302024	MULT DEPT/DEPARTMENT SUPPLI	04/30/2024	47.99	.00	
5482	MOUNTAINLAND SUPPLY	S106144646.0	STRM DRN/DEPARTMENTAL SUPPL	05/07/2024	585.93	.00	
48-41-610 MISCELLANEOUS EXPENSE							
993	BLUE STAKES OF UTAH 8	202401007	EXCAVATION MARKING SERVICES	04/30/2024	130.11	.00	
3151	FREEDOM MAILING SER	47798	UTILITY BILL MAILING	05/03/2024	624.82	.00	
Total GENERAL GOVERNMENT:					4,155.18	.00	
STORM DRAIN PROJECTS							
48-70-930 I-15 TO UTAH LAKE OUTFALL							
3970	HORROCKS ENGINEERS	84969	PG BLVD PROCTOR LANE OUTFAL	04/09/2024	18,252.87	.00	
Total STORM DRAIN PROJECTS:					18,252.87	.00	
Total STORM DRAIN UTILITY FUND:					22,408.05	.00	
CAPITAL PROJECTS FUND							
49-60-402 FACILITIES 2024							
9040	UTOPIA FIBER	CIV202405-03	INTERNET INSTALLATION	05/01/2024	35,865.00	.00	
49-60-403 PARKS 2024							
8576	TURF EQUIPMENT	3017170-00	PARKS/SUNSHADES	04/02/2024	90,843.20	.00	
49-60-920 KINDNESS PARK							
3970	HORROCKS ENGINEERS	85393	MULTI DEPT ENGINEERING	04/22/2024	99,268.87	.00	
Total :					225,977.07	.00	
Total CAPITAL PROJECTS FUND:					225,977.07	.00	
WATER FUND							
EXPENDITURES							
51-40-240 OFFICE EXPENSE							
3151	FREEDOM MAILING SER	47798	UTILITY BILL MAILING	05/03/2024	1,249.63	.00	
51-40-250 VEHICLE EXPENSE							
675	AUTO ZONE STORES, IN	6231381077	WATER/SUPPLIES	04/02/2024	12.26	.00	
3166	FUELMAN	66401166	MULTI DEPT/VEHICLE FUEL EXPEN	05/06/2024	1,368.75	.00	
51-40-280 TELEPHONE EXPENSE							
1480	CENTRACOM INTERACTI	05022024	PUBLIC WORKS/PHONE EXPENSE	05/01/2024	8.24	.00	
51-40-285 CELLULAR SERVICES							
9131	VERIZON WIRELESS	9962464965	MULTI DEPT/CELL PHONE EXPENS	04/23/2024	445.00	.00	
51-40-335 PROFESSIONAL ENGINEERING							
3970	HORROCKS ENGINEERS	85395	MULTI DEPT ENGINEERING	04/22/2024	1,598.26	.00	
3970	HORROCKS ENGINEERS	85395	MULTI DEPT ENGINEERING	04/22/2024	5,230.66	.00	
51-40-340 TESTING & ANALYSIS							
239	ALLRED ACE HARDWAR	04302024	MULT DEPT/DEPARTMENT SUPPLI	04/30/2024	13.42	.00	
1590	CHEMTECH-FORD INC.	24D2115	WATER/ANALYSIS	05/06/2024	18.00	.00	
6938	RICHARDS LABORATORI	44593	WATER TESTING	05/09/2024	325.00	.00	
8233	THATCHER COMPANY	202410010635	WATER/CHLORINE	05/03/2024	214.80	.00	
51-40-420 STREET REPAIRS							
3312	GENEVA ROCK PRODUC	106892	WATER/DEPARTMENTAL SUPPLIES	05/02/2024	159.60	.00	
51-40-480 DEPARTMENTAL SUPPLIES							
239	ALLRED ACE HARDWAR	04302024	MULT DEPT/DEPARTMENT SUPPLI	04/30/2024	284.62	.00	

Vendor	Vendor Name	Invoice Number	Description	Invoice Date	Net Invoice Amount	Amount Paid	Date Paid
2015	CORE & MAIN LP	U685780	WATER/DEPARTMENTAL SUPPLIES	04/25/2024	1,047.00	.00	
2192	D AND L SUPPLY CO., IN	159128	WATER/DEPARTMENTAL SUPPLIES	05/07/2024	205.00	.00	
5482	MOUNTAINLAND SUPPLY	S106128534.0	WATER/DEPARTMENTAL SUPPLIES	05/07/2024	517.03	.00	
51-40-550 BOND AGENT FEES							
8741	US BANK	7303730	ADMIN FEE FOR WATER REV BON	04/25/2024	1,750.00	.00	
51-40-600 REPAIR & MAINTENANCE							
993	BLUE STAKES OF UTAH 8	202401007	EXCAVATION MARKING SERVICES	04/30/2024	130.10	.00	
6134	PETERSON PLUMBING S	3240700	WATER/DEPARTMENTAL SUPPLIES	05/01/2024	1,756.34	.00	
6134	PETERSON PLUMBING S	3245498	WATER/DEPARTMENTAL SUPPLIES	05/03/2024	127.92-	.00	
6134	PETERSON PLUMBING S	3250715	WATER/DEPARTMENTAL SUPPLIES	05/14/2024	2,014.67	.00	
7075	ROCKY MOUNTAIN VALV	001897	WATER/DEPARTMENTAL SUPPLIES	05/06/2024	4,331.86	.00	
51-40-760 TECHNOLOGY							
9040	UTOPIA FIBER	CIV202405-03	INTERNET SERVICE	05/01/2024	428.01	.00	
Total EXPENDITURES:					22,963.85	.00	
WATER CAPITAL PROJECTS							
51-70-927 WTR DEVELOPMENT/SPECIAL PRJCT							
6537	PRONGHORN CONSTRU	1-04302024	ORCHARD DR & LOCUST AVE SAFE	04/30/2024	6,000.00	.00	
51-70-960 GATEWAY WELL							
3970	HORROCKS ENGINEERS	85157	GENERAL ENGINEERING	04/12/2024	13,828.68	.00	
4369	J. LYNE ROBERTS AND S	2-04302024	BLVD WELL PROJECT	04/30/2024	18,541.35	.00	
51-70-964 Gibson Chlorinator							
3627	HANSEN, ALLEN & LUCE,	51962	WATER/CHLORINATION FACILITY	05/09/2024	1,595.00	.00	
51-70-969 ANDERSON CHLORINATOR							
3627	HANSEN, ALLEN & LUCE,	51957	WATER/CHLORINATION FACILITY	05/09/2024	474.70	.00	
Total WATER CAPITAL PROJECTS:					40,439.73	.00	
Total WATER FUND:					63,403.58	.00	
SEWER FUND							
52-21320 ACCTS PAYABLE-TIMP SERV DIST.							
8422	TIMP. SPECIAL SERVICE	04302024	IMPACT FEES	04/30/2024	24,905.00	.00	
Total :					24,905.00	.00	
EXPENDITURES							
52-40-240 OFFICE EXPENSE							
3151	FREEDOM MAILING SER	47798	UTILITY BILL MAILING	05/03/2024	1,249.63	.00	
52-40-250 VEHICLE EXPENSE							
675	AUTO ZONE STORES, IN	6231403160	SEC WATER/VEHICLE MAINTENAN	05/07/2024	15.51	.00	
2681	ELITE REPAIRS AND SPE	2058	SEC WATER/VEHICLE REPAIR	04/15/2024	106.70	.00	
3166	FUELMAN	66401166	MULTI DEPT/VEHICLE FUEL EXPEN	05/06/2024	1,368.75	.00	
52-40-280 TELEPHONE EXPENSE							
1480	CENTRACOM INTERACTI	05022024	PUBLIC WORKS/PHONE EXPENSE	05/01/2024	41.75	.00	
52-40-285 CELLULAR SERVICES							
9131	VERIZON WIRELESS	9962464965	MULTI DEPT/CELL PHONE EXPENS	04/23/2024	414.30	.00	
52-40-350 CHARGES FOR TREATMENT							
1780	CITY OF CEDAR HILLS	04302024	WEDGEWOOD DRIVE SEWER	04/30/2024	156.35	.00	
8422	TIMP. SPECIAL SERVICE	04292024	WASTEWATER TREATMENT	04/30/2024	298,517.23	.00	
52-40-480 DEPARTMENTAL SUPPLIES							
239	ALLRED ACE HARDWAR	04302024	MULT DEPT/DEPARTMENT SUPPLI	04/30/2024	162.15	.00	
52-40-600 REPAIR & MAINTENANCE							
993	BLUE STAKES OF UTAH 8	202401007	EXCAVATION MARKING SERVICES	04/30/2024	130.10	.00	

Vendor	Vendor Name	Invoice Number	Description	Invoice Date	Net Invoice Amount	Amount Paid	Date Paid
Total EXPENDITURES:					302,162.47	.00	
Total SEWER FUND:					327,067.47	.00	
SECONDARY WATER EXPENDITURES							
54-40-250 VEHICLE							
3166	FUELMAN	66401166	MULTI DEPT/VEHICLE FUEL EXPEN	05/06/2024	1,368.75	.00	
54-40-280 TELEPHONE EXPENSE							
1480	CENTRACOM INTERACTI	05022024	PUBLIC WORKS/PHONE EXPENSE	05/01/2024	8.24	.00	
54-40-285 CELLULAR SERVICES							
9131	VERIZON WIRELESS	9963043067	SEC WATER PUMP HOUSE	05/01/2024	50.18	.00	
54-40-330 ENGINEERING							
3970	HORROCKS ENGINEERS	85395	MULTI DEPT ENGINEERING	04/22/2024	227.42	.00	
54-40-480 DEPARTMENTAL SUPPLIES							
239	ALLRED ACE HARDWAR	04302024	MULT DEPT/DEPARTMENT SUPPLI	04/30/2024	184.55	.00	
974	BISCO	1688365	SEC WATER/DEPARTMENTAL SUPP	05/09/2024	724.30	.00	
1368	C-A-L RANCH STORES	14421/8	SEC WATER/DEPARTMENTAL SUPP	05/09/2024	89.99	.00	
5482	MOUNTAINLAND SUPPLY	S106145811.00	WATER/DEPARTMENTAL SUPPLIES	05/07/2024	415.21	.00	
54-40-600 REPAIR & MAINTENANCE							
239	ALLRED ACE HARDWAR	04302024	MULT DEPT/DEPARTMENT SUPPLI	04/30/2024	113.35	.00	
993	BLUE STAKES OF UTAH 8	202401007	EXCAVATION MARKING SERVICES	04/30/2024	130.10	.00	
5482	MOUNTAINLAND SUPPLY	S106130748.0	SEC WATER/DEPARTMENTAL SUPP	05/01/2024	2,296.10	.00	
5482	MOUNTAINLAND SUPPLY	S106130748.0	SEC WATER/DEPARTMENTAL SUPP	05/02/2024	281.46	.00	
5482	MOUNTAINLAND SUPPLY	S106130748.0	SEC WATER/DEPARTMENTAL SUPP	05/07/2024	2,135.78	.00	
5482	MOUNTAINLAND SUPPLY	S106163168.0	SEC WATER/DEPARTMENTAL SUPP	05/14/2024	453.27	.00	
Total EXPENDITURES:					8,462.22	.00	
CAPITAL PROJECTS							
54-70-937 Mill Ditch Canal Piping							
3970	HORROCKS ENGINEERS	84967	GENERAL ENGINEERING	04/09/2024	15,568.46	.00	
54-70-945 SECONDARY METERING							
239	ALLRED ACE HARDWAR	04302024	MULT DEPT/DEPARTMENT SUPPLI	04/30/2024	146.49	.00	
970	BJ PLUMBING SUPPLY	001028602	SEC WATER/METERING	05/09/2024	109.16	.00	
3970	HORROCKS ENGINEERS	84969	CONSTRUCTION MANAGEMENT	04/09/2024	10,698.74	.00	
5254	MILLCREEK EXCAVATING	125094	SEC WATER/EXCAVATION SERVICE	05/03/2024	450.00	.00	
5482	MOUNTAINLAND SUPPLY	S105971804.0	SEC WATER/METERING	05/08/2024	10,337.68	.00	
6537	PRONGHORN CONSTRU	1-04302024	ORCHARD DR & LOCUST AVE SAFE	04/30/2024	2,850.00	.00	
Total CAPITAL PROJECTS:					40,160.53	.00	
Total SECONDARY WATER:					48,622.75	.00	
UNEMPLOY & DISAB RESERVE FUND EXPENDITURES							
55-40-180 UNEMPLOYMENT RESERVE EXPENSE							
8920	UTAH DEPT OF WORKFO	04302024	UNEMPLOYMENT INSURANCE	04/30/2024	43.38	.00	
Total EXPENDITURES:					43.38	.00	
Total UNEMPLOY & DISAB RESERVE FUND:					43.38	.00	
SWIMMING POOL							
SWIMMING POOL							

Vendor	Vendor Name	Invoice Number	Description	Invoice Date	Net Invoice Amount	Amount Paid	Date Paid
71-73-280 TELEPHONE EXPENSE							
1480	CENTRACOM INTERACTI	05012024	POOL/PHONE EXPENSE	05/01/2024	75.48	.00	
Total SWIMMING POOL:					75.48	.00	
Total SWIMMING POOL:					75.48	.00	
COMMUNITY CENTER							
72-71-062 COMMUNITY CTR - BLDG MAINT							
3327	GILES, CRAIG KAY	692958	REC/NEW DOOR LOCKS	03/06/2024	5,978.00	.00	
3327	GILES, CRAIG KAY	793007	REC/RESTROOM LOCKS	04/28/2024	180.00	.00	
72-71-410 PROGRAM SUPPLIES & EQUIPMENT							
1219	BSN SPORTS COLLEGIA	925459050	REC/EQUIPMENT	04/12/2024	316.73	.00	
1219	BSN SPORTS COLLEGIA	925569920	REC/EQUIPMENT	04/24/2024	649.03	.00	
1219	BSN SPORTS COLLEGIA	925672701	REC/EQUIPMENT	05/06/2024	181.73	.00	
5549	NATIONAL BACKGROUN	1412	REC/BACKGROUND SCREENING	05/01/2024	234.60	.00	
7420	SHIELD-SAFETY, LLC	02212803907	REC/FIRST AID SUPPLIES	03/29/2024	272.55	.00	
7530	SMASH ATHLETICS, INC.	18774	REC/BASEBALL UNIFORMS	04/04/2024	10,148.09	.00	
8219	TEXTILE TEAM OUTLET	6553	REC/UNIFORMS	10/11/2023	10.00	.00	
8219	TEXTILE TEAM OUTLET	6984	REC/UNIFORMS	02/09/2024	1,340.80	.00	
8219	TEXTILE TEAM OUTLET	6985	REC/UNIFORMS	02/09/2024	1,418.96	.00	
8219	TEXTILE TEAM OUTLET	7126	REC/UNIFORMS	03/29/2024	2,748.90	.00	
8219	TEXTILE TEAM OUTLET	7129	REC/UNIFORMS	03/29/2024	2,932.16	.00	
8219	TEXTILE TEAM OUTLET	7130	REC/UNIFORMS	03/29/2024	1,764.00	.00	
8219	TEXTILE TEAM OUTLET	7151	REC/UNIFORMS	04/05/2024	1,869.00	.00	
8219	TEXTILE TEAM OUTLET	7179	REC/UNIFORMS	04/12/2024	411.63	.00	
8219	TEXTILE TEAM OUTLET	7203	REC/UNIFORMS	04/18/2024	547.60	.00	
8219	TEXTILE TEAM OUTLET	7207	REC/UNIFORMS	04/19/2024	49.86	.00	
8219	TEXTILE TEAM OUTLET	7210	REC/UNIFORMS	04/19/2024	295.04	.00	
8219	TEXTILE TEAM OUTLET	7211	REC/UNIFORMS	04/19/2024	853.26	.00	
8219	TEXTILE TEAM OUTLET	7233	REC/UNIFORMS	04/24/2024	13.09	.00	
8932	UTAH JAZZ	JJ506	REC/JR JAZZ FEES	05/01/2024	35,139.50	.00	
72-71-420 CONTRACTED SERVICES							
1219	BSN SPORTS COLLEGIA	925569932	REC/EQUIPMENT	04/24/2024	282.65	.00	
1522	CERTIFIED ALARM SERVI	22570	MONITORING SERVICES	05/10/2024	38.00	.00	
1522	CERTIFIED ALARM SERVI	22578	MONITORING SERVICES	05/10/2024	33.00	.00	
1890	COLLEDGE, SYDNEY	05072024	REC/CONTRACTED SERVICES	05/07/2024	100.00	.00	
3544	GONZALEZ, ROGELIO	05022024	REC/CONTRACTED SERVICES	05/02/2024	100.00	.00	
4693	LAW, ALLISON	05072024	REC/CONTRACTED SERVICES-REF	05/07/2024	100.00	.00	
4699	LECKIE, BRENT	04102024	REC/CONTRACTED SERVICES	04/10/2024	125.00	.00	
4699	LECKIE, BRENT	05012024	REC/CONTRACTED SERVICES	05/01/2024	100.00	.00	
4699	LECKIE, BRENT	05082024	REC/CONTRACTED SERVICES	05/08/2024	100.00	.00	
4740	LES MILLS UNITED STAT	SIV0399881	REC/LES MILLS BASIC	05/06/2024	617.00	.00	
4975	LOVEALL, HOLLY	04302024	REC/CONTRACTED SERVICES	04/30/2024	100.00	.00	
4975	LOVEALL, HOLLY	05022024	REC/CONTRACTED SERVICES	05/02/2024	75.00	.00	
4975	LOVEALL, HOLLY	05092024	REC/CONTRACTED SERVICES	05/09/2024	75.00	.00	
5150	MECHAM, KATHRYN R	05072024	REC/CONTRACTED SERVICES	05/07/2024	100.00	.00	
6752	RAWSON, CAROL	04302024	REC/CONTRACTED SERVICES	04/30/2024	100.00	.00	
8071	SUPERIOR WATER & AIR,	292689408	REC/BOTTLED WATER	05/01/2024	30.00	.00	
9548	WINITANA, DAVID LANDO	05012024	REC/CONTRACTED SERVICES-REF	05/01/2024	100.00	.00	
9548	WINITANA, DAVID LANDO	05082024	REC/CONTRACTED SERVICES-REF	05/08/2024	100.00	.00	
72-71-740 Equipment							
78	ACE RENTS, INC	347466-1	REC/LIFT RENTAL	05/09/2024	51.75	.00	
1219	BSN SPORTS COLLEGIA	925615055	REC/EQUIPMENT	04/29/2024	3,631.36	.00	

Vendor	Vendor Name	Invoice Number	Description	Invoice Date	Net Invoice Amount	Amount Paid	Date Paid
Total :					73,313.29	.00	
Total COMMUNITY CENTER:					73,313.29	.00	
CULTURAL ARTS							
PROGRAM EXPENDITURES							
73-71-552 PG PLAYERS							
239	ALLRED ACE HARDWAR	04302024	MULT DEPT/DEPARTMENT SUPPLI	04/30/2024	190.36	.00	
4317	JARDINE, CHAD	05142024	PG PLAYERS/GRAPHICS-PROGRA	05/14/2024	450.00	.00	
4866	LITTLE, KATHRYN LAYCO	05132024	PG PLAYERS/DIRECTOR	05/14/2024	3,600.00	.00	
4866	LITTLE, KATHRYN LAYCO	05142024	PG PLAYERS/REIMB. FOR EXPENS	05/14/2024	412.62	.00	
6602	PURDIE, MOLLY JUNE	05142024	PG PLAYERS/HOUSE MANAGER	05/14/2024	300.00	.00	
Total PROGRAM EXPENDITURES:					4,952.98	.00	
Total CULTURAL ARTS:					4,952.98	.00	
75-40-484 NATHANIEL - MURDOCK T0 1300 E							
3970	HORROCKS ENGINEERS	85395	MULTI DEPT ENGINEERING	04/22/2024	136.50	.00	
75-40-485 ROAD REHAB							
2192	D AND L SUPPLY CO., IN	158967	WATER/DEPARTMENTAL SUPPLIES	05/03/2024	8,290.00	.00	
3312	GENEVA ROCK PRODUC	1-04302024	2024 PAVEMENT PRESERVATION	04/30/2024	777,823.81	.00	
6537	PRONGHORN CONSTRU	1-04292024	2024 C&G AND SIDEWALK PROJEC	04/30/2024	109,130.22	.00	
Total :					895,380.53	.00	
Total :					895,380.53	.00	
RECREATION							
CARE TAX							
76-76-704 LIBRARY							
1390	JASON FUN MAGIC	2407	LIB/MAGICIAN	05/06/2024	175.00	.00	
76-76-805 BATTING CAGES							
973	BLACK CANYON SIGNS, I	5333	PARKS/ASSORTED SIGNS	05/09/2024	533.00	.00	
Total CARE TAX:					708.00	.00	
Total RECREATION:					708.00	.00	
Grand Totals:					4,708,359.76	.00	

Vendor	Vendor Name	Invoice Number	Description	Invoice Date	Net Invoice Amount	Amount Paid	Date Paid
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Dated: _____

Mayor: _____

City Council: _____

City Recorder: _____

City Finance Director: _____

Report Criteria:

Invoices with totals above \$0 included.

Only unpaid invoices included.
