



City Council Meeting/Work Session

Tuesday, August 22, 2023 at 7:00 pm

Attendees: Mayor Bayley Hedglin, Councilmember Kim Henderson,
Councilmember Ron Skinner, Councilmember Nathan Chamberlain,
Councilmember Kevin Dunn, Councilmember George Rice, City Manager
Kaeden Kulow, City Recorder Melissa Gill

Monticello City Council Meeting

Meeting Location: Hideout Community Center 648 S Main

1. **Call to Order/Invocation - Opening Remarks**
2. **Public Comment**
3. **Public Hearing for 149 E 400 S Conditional Use Permit**

Attachments:

- **Scott Jenkins supporting documents** (Scott_Jenkins_supporting_documents.pdf)

4. **Consider for Approval 149 E 400 S Conditional Use Permit (discussion/action)**
5. **Parks and Beautification Update/Proposal (discussion/action)**

Attachments:

- **Parks & Beautification** (Parks____Beautification.pdf)

6. **Consider for Approval Extending Water Services to 1848 E Center St. Monticello Ut (discussion/action)**

Roll Call Vote

Attachments:

- **Dale Brown Outside City Limits Connection Application** (Dale_Brown_Outside_City_Limits_Connection_Application.pdf)
- **DB Trucking Outside City Limits Utility Agreement** (DB_Trucking_Outside_City_Limits_Utility_Agreement.pdf)

7. **Consider for Approval Zone Change Application Fee (discussion/action)**

Attachments:

- **Monticello City Zone Change Application** (Monticello_City_Zone_Change_Application.docx)
- **Utah Code 10-9a-205** (Utah_Code_10-9a-205.pdf)

8. **Consider for Approval and Adoption of Resolution 2023-10: Amendment of Consolidated Fee Schedule; Rates for Land Use Permit Applications (discussion/action)**

Roll Call Vote

Attachments:

- **Resolution 2023-10** (Resolution_2023-10.docx)

- **2023-10** (2023-10.pdf)

9. Consider for Approval and Adoption of Resolution 2023-11: Check Deposit Regulations (discussion/action)

Roll Call Vote

Attachments:

- **Resolution 2023-11** (Resolution_2023-11.docx)
- **2023-11** (2023-11.pdf)

10. Consider for Approval Business Base Camp Sponsorship (discussion/action)

Attachments:

- **Sponsorship Form 2023** (Sponsorship_Form_2023.pdf)
- **Signed Sponsorship form** (Signed_Sponsorship_form.pdf)

11. Consider for Approval PTIF Notary Users (discussion/action)

Attachments:

- **Entity Resolution Form** (Entity_Resolution_Form.pdf)
- **Signed PER** (Signed_PER.pdf)

12. Solar Panel Project (discussion/action)

Roll Call Vote

Attachments:

- **Solar Project** (Solar_Project.pdf)

13. Administrative Communications

14. Consider Upcoming Agenda Items (action)

Recommendation: Motion to add _____ to the next agenda. Consensus

15. Adjournment (action)

AUDIO FILE

[https://soundcloud.com/user-250815044/2023-08-22-city-council?](https://soundcloud.com/user-250815044/2023-08-22-city-council?si=3c2ace1b630745c2b9469dbd4c5308fb&utm_source=clipboard&utm_medium=text&utm_campaign=social_sharing)

[si=3c2ace1b630745c2b9469dbd4c5308fb&utm_source=clipboard&utm_medium=text&utm_campaign=social_sharing](https://soundcloud.com/user-250815044/2023-08-22-city-council?si=3c2ace1b630745c2b9469dbd4c5308fb&utm_source=clipboard&utm_medium=text&utm_campaign=social_sharing)

NOTICE OF SPECIAL ACCOMMODATIONS

THE PUBLIC IS INVITED TO ATTEND ALL CITY MEETINGS In accordance with the Americans with Disabilities Act, anyone needing special accommodations to attend a meeting may contact the City Office, 587-2271, at least three working days prior to the meeting. City Council may adjourn to closed session by majority vote, pursuant to Utah Code §52-4-4 & 5. The order of agenda items may change to accommodate the needs of the City Council, the staff, and the public.

San Juan County
117 South Main Street
PO Box 338
Monticello UT 84535
(435) 587-3223

Receipt No: 25777
Receipt Date: 08/04/2023
Time of Receipt: 08/04/2023 08:29 AM

COPIES_STACY STEELE	3.50
	\$3.50
Cash	3.50
	\$3.50

SECTION 36 T33S, R23E, SALT LAKE MERIDIAN, UTAH

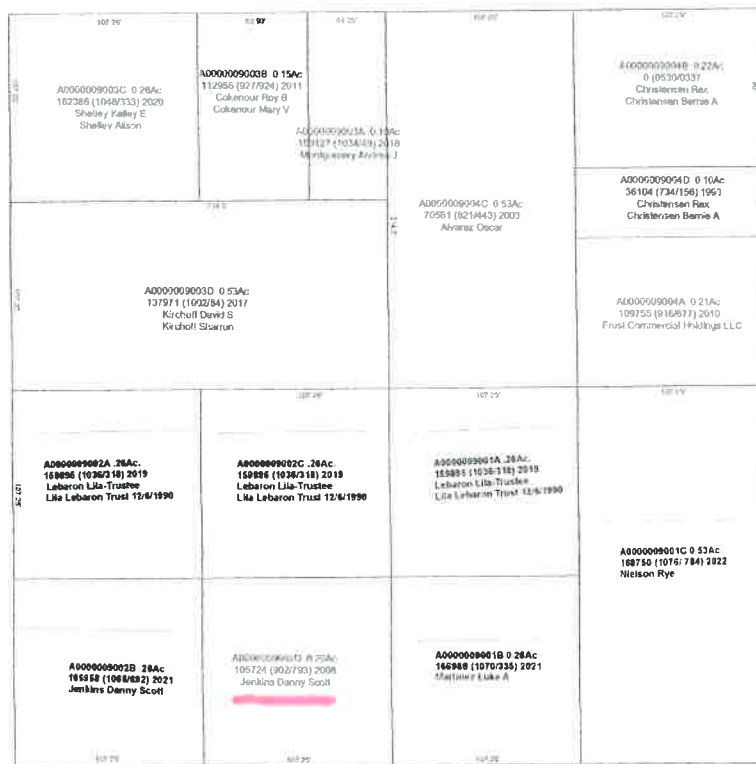
300 SOUTH

BLOCKS

100 EAST

200 EAST

150078



400 SOUTH

BLOCK 2

This plat was created pursuant to Utah Code Annotated 1953, as amended, section 17-21-21 solely for the purposes set forth therein and is based upon information provided by recorded deeds. San Juan County assumes no liability for errors, omissions, misstatements, or lack of information.



L	K	J	I	H	G	F
M	25	24	23	22	21	E
N	16	17	18	19	20	D
O	15	14	13	12	11	C
P	6	7	8	9	10	B
Q	5	4	3	2	1	A

Mail Tax Notice to:
Danny Scott Jenkins
P.O. Box 987
Monticello, Utah 84535

Ent 105724 Bk 902 Pg 793
Date: 24-NOV-2008 3:08PM
Fee: \$11.00 Check
Filed By: IH
LOUISE JONES, Recorder
SAN JUAN COUNTY CORPORATION
For: ANDERSON-OLIVER TITLE INSURANCE

WARRANTY DEED

Order No.: 6778

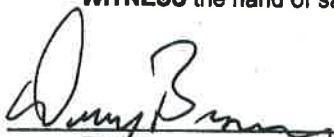
Doug Brown, GRANTOR, whose address is P.O. Box 1287, Monticello, Utah 84535 hereby **CONVEYS AND WARRANTS TO Danny Scott Jenkins, a married person, GRANTEE** whose address is 316 East 300 South, Monticello, Utah 84535, for the sum of (\$10.00) Ten Dollars and other good and valuable considerations the following described tract of land in San Juan County, State of Utah, to-wit:

Beginning at the Southwest corner of Lot 2, Block 9, MONTICELLO TOWNSITE SURVEY, Plat A, and running thence North 107.25 feet; thence East 107.25 feet; thence South 107.25 feet; thence West 107.25 feet to the point of beginning. (Parcel No. A0000009002B)

THIS ONE → Beginning at the Southeast corner of Lot 2, Block 9, MONTICELLO TOWNSITE SURVEY, Plat A, and running thence North 107.25 feet; thence West 107.25 feet; thence South 107.25 feet; thence East 107.25 feet to the point of beginning. (Parcel #A0000009002D)

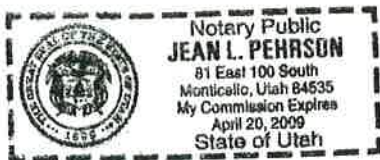
Subject to all restrictions, easements, and rights-of-way, however evidenced.

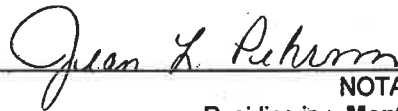
WITNESS the hand of said Grantor, this 24th day of November, 2008.


Doug Brown

County of San Juan)
)ss.
State of Utah)

On the 24th day of November, 2008, personally appeared before me, **Doug Brown**, the signer of the foregoing Warranty Deed who duly acknowledged before me that he executed the same.





NOTARY PUBLIC
Residing in : Monticello, Utah

SAN JUAN COUNTY CORPORATION
Tax Roll Master Record

August 4, 2023

8:21:53AM

Parcel: A0000009002D		Entry: 105724	
Name: JENKINS DANNY SCOTT			
c/o Name:		Property Address	
Address 1: PO BOX 114		149 E 400 S	
Address 2:			
City State Zip: MONTICELLO	UT 84535-0987	Acres: 0.26	
Mortgage Co:			
Status: Active	Year: 2023	District: 004 MONTICELLO CITY	0.013767

Owners	Interest	Entry	Date of Filing	Comment
JENKINS DANNY SCOTT		105724	11/24/2008	(0902/0793)

Property Information	2023 Values & Taxes				2022 Values & Taxes		
	Units/Acres	Market	Taxable	Taxes	Market	Taxable	Taxes
BC08 SHED	0.00	40,400	40,400	556.19	40,000	40,000	544.52
LS05 AG BLDGS ONLY	0.26	17,616	17,616	242.52	17,442	17,442	237.44
Totals:	0.26	58,016	58,016	798.71	57,442	57,442	781.96

Property Type	Year Built	Square Footage	Basement Size	Building Type
BC08 SHED	2020			METAL SHED

**** ATTENTION !! ****		2023 Taxes:	798.71	2022 Taxes:	781.96
Tax Rates for 2023 have NOT BEEN SET OR APPROVED! Any levied taxes or values shown on this printout for the year 2023 are SUBJECT TO CHANGE!! (Using Proposed Tax Rate)		Special Fees:	0.00	Review Date 02/09/2023	
		Penalty:	0.00		
		Abatements: (	0.00)		
		Payments: (	0.00)	NO BACK TAXES!	
		Amount Due:	798.71		

Back Tax Summary							
Year	Principal	Specials Total	Penalty	Interest Due	Interest Rate	Total Payments	Total Due
2007	0.00	0.00	0.00	0.00	10.25%	209.55	0.00
Totals:	0.00	0.00	0.00	0.00		209.55	0.00

DO NOT USE THIS TAXING DESCRIPTION FOR LEGAL PURPOSES OR OFFICIAL DOCUMENTS. For taxing purposes only. Consult property deeds for full legal description.

Taxing Description

MONTICELLO TOWNSITE SURVEY, PLAT A, BLOCK 9, LOT 2: BEG AT THE SE COR OF LOT 2, BLOCK 9, MONTICELLO TOWNSITE SURVEY, PLAT A, AND RNG TH N 107.25 FT, TH W 107.25 FT, TH S 107.25 FT, TH E 107.25 FT TO POB. (.26 AC) A0000009002D

History

WD FROM ERWIN P. RAMSAY ET AL 8/1/2006. 857/450. WD FROM DOUG BROWN, 11/24/2008, 902/793.

August 4, 2023

SAN JUAN COUNTY CORPORATION

Tax Roll Master Record

8:22:08AM

Parcel: A0000009002C		Entry: 159895	
Name: LEBARON LILA- TRUSTEE			
c/o Name:		Property Address	
Address 1: 9206 SOUTH 700 EAST #227			
Address 2:			
City State Zip: SANDY UT 84070-6262			
Mortgage Co:		Acres: 0.26	
Status: Active	Year: 2023	District: 004 MONTICELLO CITY	0.013767

Owners	Interest	Entry	Date of Filing	Comment
LEBARON LILA- TRUSTEE		159895	03/11/2019	(1036/0318)
LILA LEBARON TRUST 12/06/90		159895	03/11/2019	(1036/0318)

Property Information	2023 Values & Taxes				2022 Values & Taxes		
	Units/Acres	Market	Taxable	Taxes	Market	Taxable	Taxes
LV01 LAND VACANT	0.26	29,088	29,088	400.45	28,800	28,800	392.05
Totals:	0.26	29,088	29,088	400.45	28,800	28,800	392.05

**** ATTENTION !! ****		2023 Taxes:	400.45	2022 Taxes:	392.05
Tax Rates for 2023 have NOT BEEN SET OR APPROVED! Any levied taxes or values shown on this printout for the year 2023 are SUBJECT TO CHANGE!! (Using Proposed Tax Rate)		Special Fees:	0.00	Review Date 11/10/2021	
		Penalty:	0.00		
		Abatements: (	0.00)		
		Payments: (	0.00)	NO BACK TAXES!	
		Amount Due:	400.45		

Back Tax Summary							
Year	Principal	Specials Total	Penalty	Interest Due	Interest Rate	Total Payments	Total Due
2007	0.00	0.00	0.00	0.00	10.25%	189.02	0.00
2005	0.00	0.00	0.00	0.00	10.25%	275.56	0.00
2004	0.00	0.00	0.00	0.00	8.25%	220.11	0.00
2003	0.00	0.00	0.00	0.00	7.00%	245.67	0.00
Totals:	0.00	0.00	0.00	0.00		930.36	0.00

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Taxing Description

MONTICELLO TOWNSITE SURVEY, PLAT A, BLOCK 9, LOT 2: E½ OF LOT 2, BLOCK 9, MONTICELLO TOWNSITE SURVEY, PLAT A. (LESS): BEG AT THE SE COR OF LOT 2, BLOCK 9, MONTICELLO TOWNSITE SURVEY, PLAT A, RNG TH N 107.25 FT, TH W 107.25 FT, TH S 107.25 FT, TH E 107.25 FT TO POB. (.26 AC) A0000009002C

History

QCD FROM DAVID JOHN LAMB ET UX 11/26/01. 800/257. WD FROM ERWIN PETE RAMSAY ET AL 11/27/2001. 800/314. DEADFILE A0000009002D NOW INCLUDED ON A0000009002C. BALANCE AFTER WD TO DOUG BROWN 8/1/2006. 857/450. WD FROM ERWIN P. RAMSAY ET AL 125366 977/513 12/21/15. WD FROM LILA LEBARON, 159895, 1036/318, 3/11/19.

August 4, 2023

SAN JUAN COUNTY CORPORATION Tax Roll Master Record

8:22:28AM

Parcel: A0000009001B		Entry: 166986	
Name: MARTINEZ LUKE A			
c/o Name:		Property Address	
Address 1: PO BOX 233		165 E 400 S	
Address 2:		MONTICELLO	
City State Zip: MONTICELLO	UT 84535-0000	Acres: 0.26	
Mortgage Co:			
Status: Active	Year: 2023	District: 004 MONTICELLO CITY	0.013767

Owners	Interest	Entry	Date of Filing	Comment
MARTINEZ LUKE A		166986	10/28/2021	(1070/0335)

Property Information	2023 Values & Taxes				2022 Values & Taxes		
	Units/Acres	Market	Taxable	Taxes	Market	Taxable	Taxes
BR01 RESIDENTIAL	0.00	165,202	90,861	1,250.88	163,566	89,961	1,224.64
LR01 RESIDENT LOT	0.26	29,088	15,998	220.24	28,800	15,840	215.63
Totals:	0.26	194,290	106,859	1,471.12	192,366	105,801	1,440.27

Property Type	Year Built	Square Footage	Basement Size	Building Type
BR01 RESIDENTIAL	1970	1,216	912	1 STORY

**** ATTENTION !! ****		2023 Taxes:	1,471.12	2022 Taxes:	1,440.27
Tax Rates for 2023 have NOT BEEN SET OR APPROVED! Any levied taxes or values shown on this printout for the year 2023 are SUBJECT TO CHANGE!! (Using Proposed Tax Rate)		Special Fees:	0.00	Review Date 11/10/2021	
		Penalty:	0.00		
		Abatements: (	0.00)		
		Payments: (	0.00)	NO BACK TAXES!	
		Amount Due:	1,471.12		

Back Tax Summary							
Year	Principal	Specials Total	Penalty	Interest Due	Interest Rate	Total Payments	Total Due
2020	0.00	0.00	0.00	0.00	7.00%	1,277.94	0.00
2019	0.00	0.00	0.00	0.00	7.75%	1,256.52	0.00
Totals:	0.00	0.00	0.00	0.00		2,534.46	0.00

DO NOT USE THIS TAXING DESCRIPTION FOR LEGAL PURPOSES OR OFFICIAL DOCUMENTS. For taxing purposes only. Consult property deeds for full legal description.

Taxing Description

MONTICELLO TOWNSITE SURVEY, BLOCK 9, LOT 1: BEG AT SW COR LOT 1, BLOCK 9, MONTICELLO TOWNSITE SURVEY, PLAT A, RNG TH E 107.25 FT, N 107.25 FT, W 107.25 FT, S 107.25 FT TO POB. (.26 AC) A0000009001B

History

WD FROM RUSSELL JOHN HELQUIST ET AL 6/10/2005. 841/34. WD FROM JERRY M LEWIS- ET AL, 158960, 1032/420, 11/19/18. QCD FROM KRISTIE, 166986, 1070/335, 10/28/2021.

SAN JUAN COUNTY CORPORATION
Tax Roll Master Record

August 4, 2023

8:20:49AM

Parcel: A00000020030		Entry: 165165	
Name: BOONE ISAAC			
c/o Name: BOONE JAIMIE			
Address 1: PO BOX 627		Property Address 433 S 100 E MONTICELLO 84535-0000 Acres: 0.37	
Address 2:			
City State Zip: MONTICELLO UT 84535-0000			
Mortgage Co:			
Status: Active	Year: 2023	District: 004 MONTICELLO CITY	0.013767

Owners	Interest	Entry	Date of Filing	Comment
BOONE ISAAC		165165	04/27/2021	(1061/0293)
BOONE JAIMIE		165165	04/27/2021	(1061/0293)

Property Information	2023 Values & Taxes				2022 Values & Taxes		
	Units/Acres	Market	Taxable	Taxes	Market	Taxable	Taxes
BR15 MANUFACTURED HOME-RESIDENTIAL	0.00	104,110	57,261	788.31	103,079	56,693	771.76
LR01 RESIDENT LOT	0.37	32,421	17,832	245.49	32,100	17,655	240.34
Totals:	0.37	136,531	75,093	1,033.80	135,179	74,348	1,012.10

Property Type	Year Built	Square Footage	Basement Size	Building Type
BR15 MANUFACTURED HOME-RESIDENTIAL	2000	1,612		MANUFACT.HOME

**** ATTENTION !! ****		2023 Taxes:	1,033.80	2022 Taxes:	1,012.10
Tax Rates for 2023 have NOT BEEN SET OR APPROVED! Any levied taxes or values shown on this printout for the year 2023 are SUBJECT TO CHANGE!! (Using Proposed Tax Rate)		Special Fees:	0.00	Review Date 12/02/2021	
		Penalty:	0.00		
		Abatements: (	0.00)		
		Payments: (	0.00)	NO BACK TAXES!	
		Amount Due:	1,033.80		

Back Tax Summary							
Year	Principal	Specials Total	Penalty	Interest Due	Interest Rate	Total Payments	Total Due
2001	0.00	0.00	0.00	0.00	7.25%	707.84	0.00
Totals:	0.00	0.00	0.00	0.00		707.84	0.00

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Taxing Description

MONTICELLO TOWNSITE SURVEY, PLAT A, BLOCK 2, LOT 3: BEG AT THE NW COR OF LOT 3, BLOCK 2, MONTICELLO TOWNSITE SURVEY, AND RNG TH E 120.0 FT, TH S 134.5 FT, TH W 120.0 FT, TH N 134.5 FT TO THE PT OF BEG. (.37 AC)
A00000020030

History

SPECIAL WD FROM CITY OF MONTICELLO 8/22/03. 819/93. WD FROM RICARHD F BRUNST JR., 4/24/07, 871/410. BALANCE AFTER WD TO SHAWN BAILEY-ET AL, 9/17/07, 880/676. BALANCE AFTER WD TO SAMUEL A LONG-ET AL, 9/21/2007, 881/64. WD FROM DEREK LEHMAN HATCH-ET AL, 165165, 1061/293, 04/27/21.

SAN JUAN COUNTY CORPORATION
Tax Roll Master Record

August 4, 2023

8:21:13AM

Parcel: A0000002003A		Entry: 137687	
Name: CHAVIRA TONY LM			
c/o Name:		Property Address	
Address 1: PO BOX 204		164 E 400 S	
Address 2:		MONTICELLO 84535-0000	
City State Zip: MONTICELLO	UT 84535-0204	Acres: 0.29	
Mortgage Co:			
Status: Active	Year: 2023	District: 004 MONTICELLO CITY	0.013767

Owners	Interest	Entry	Date of Filing	Comment
CHAVIRA TONY LM		137687	07/11/2017	(1000/0779)

Property Information	2023 Values & Taxes				2022 Values & Taxes		
	Units/Acres	Market	Taxable	Taxes	Market	Taxable	Taxes
LV01 LAND VACANT	0.29	29,997	29,997	412.97	29,700	29,700	404.31
Totals:	0.29	29,997	29,997	412.97	29,700	29,700	404.31

**** ATTENTION !! ****		2023 Taxes:	412.97	2022 Taxes:	404.31
Tax Rates for 2023 have NOT BEEN SET OR APPROVED! Any levied taxes or values shown on this printout for the year 2023 are SUBJECT TO CHANGE!! (Using Proposed Tax Rate)		Special Fees:	0.00	Review Date	
		Penalty:	0.00	12/02/2021	
		Abatements: (	0.00)		
		Payments: (	0.00)		
		Amount Due:	412.97	NO BACK TAXES!	

Back Tax Summary							
Year	Principal	Specials Total	Penalty	Interest Due	Interest Rate	Total Payments	Total Due
2011	0.00	0.00	0.00	0.00	7.00%	255.18	0.00
2010	0.00	0.00	0.00	0.00	7.00%	277.88	0.00
2009	0.00	0.00	0.00	0.00	6.25%	255.75	0.00
2008	0.00	0.00	0.00	0.00	6.25%	254.34	0.00
Totals:	0.00	0.00	0.00	0.00		1,043.15	0.00

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Taxing Description

MONTICELLO TOWNSITE SURVEY, BLOCK 2, LOT 3: BEG AT THE NE COR OF LOT 3, BLOCK 2, MONTICELLO TOWNSITE SURVEY, RNG TH S 134.5 FT, TH W 94.5 FT, TH N 134.5 FT, TH E 94.5 FT TO THE POB. (ACCORDING TO THE OFFICIAL PLAT THEREOF, RECORDED 6/27/07, IN BK 876 AT PG 227, ENTRY NO. 095821, SAN JUAN COUNTY, UTAH). (SUBJECT TO): ALL WATER RIGHTS, THE WELL AND WELL EQUIPMENT LOCATED ON THE REAL PROPERTY AND A TWENTY (20 FT) ACCESS AND MAINTENANCE EASEMENT FOR INGRESS AND EGRESS AND FOR THE INSTALLATION AND MAINTENANCE OF UTILITY LINES ACROSS THE REAL PROPERTY FOR A PUBLIC STREET TO THE LOCATION OF THE WELL ON THE REAL PROPERTY AS DISCLOSED ON SPECIAL WD IN BOOK 819 AT PAGE 93, ENTRY NO. 069896. A0000002003A

History

WD FROM DEREK LEHMAN HATCH, ET AL, 9/17/2007, 880/676. WD FROM SHAWN BAILEY ET UX 2/26/2015, 123544, 969/955. QCD FROM JONATHAN D NIELSON, 137687, 1000/779, 7/11/17.

AFFIDAVIT

PROPERTY OWNER

STATE OF UTAH)
) ss
COUNTY OF SAN JUAN)

I (we), DANNY SCOTT JENKINS, being duly sworn, depose and say that I (we) am (are) the owner(s) of the property identified in the attached application and that the statements herein contained and the information provided in the attached plans and other exhibits are in all respects true and correct to the best of my (our) knowledge.

DANNY SCOTT JENKINS

(Property Owner)

(Property Owner)

Subscribed and sworn to me this 9 day of August, 2023.



Megan Hailey Gallegos

(Notary)

Residing in: San Juan County Utah

My commission expires: 12/23/2023

AGENT AUTHORIZATION

I (we), _____, the owner(s) of the real property described in the attached application, do authorize as my (our) agent(s) _____ to represent me (us) regarding the attached application and to appear on my (our) behalf before any administrative or legislative body in the City considering this application and to act in all respects as our agent in matters pertaining to the attached application.

(Property Owner)

(Property Owner)

Dated this _____ day of _____, 20____, personally appeared before me _____, the signer(s) of the above agent authorization who duly acknowledged to me that they executed the same.

(Notary)

Residing in: _____

My commission expires: _____

Dedicated with Gratitude to
The Men and Women Veterans of our Community and our Nation

*The Eagle - a symbol of Freedom * The Rock - a symbol of Foundation*

The qualities of courage, strength, determination, endurance and selflessness are needed to serve a cause greater than one's self. These qualities, embraced by our Veterans, should be a beacon for us all. We are the benefactors of a precious heritage of freedom passed onto us throughout the sacrifices of generations of Veterans, which has allowed us to stand in Freedom.

Presented by the Monticello Parks & Beautification Committee
to Veterans Park and the City of Monticello on the 14th day of June 2023.



OUTSIDE CITY LIMITS UTILITY AGREEMENT/APPLICATION

The applicant agrees and understands the following terms (Check each box):

- ☒ The City has a responsibility to meet the requirements of water users within the City limits, as well as those connected to the service within the future annexation area. However, in times of water shortage service to all such users may be curtailed with proper noticing.
- ☒ The City reserves the right to deny any application for connection to City utility lines, based on known or anticipated factors which might be considered detrimental to the City.
- ☒ The City has no obligation to extend, construct, or in any way provide water or sewer lines in addition to those already in existence.
- ☒ The applicant must agree to pay, in advance, the entire expense for extension of water or sewer lines or cause the lines to be constructed at the applicant's expense.
- ☒ The extended lines must be installed by a licensed contractor, according to City specifications, and must pass inspection by the City public works director and City engineer prior to final approval and acceptance by the City.
- ☒ The extended lines must be sized to meet the needs of future planned growth and infrastructure expansion as approved by the City Public Works department.
- ☒ The extended lines must be placed to meet the City's future planned growth and infrastructure needs, with consideration given to the Monticello City general plan and future road corridors, as reviewed and approved by the Planning & Zoning administrator.
- ☒ When complete, any water main extensions must be surrendered to City ownership along with all appropriate easements and rights-of-way.
- ☒ The extension must be individually reviewed and approved by the City Council.
- ☒ The applicant must agree to pay an additional fee for the provision of services outside City limits, with the rates to be reasonably set and justified by the City Council. Rates can be found in the City's consolidated fee schedule.
- ☒ Should the City institute an annexation which would include the property of the applicant, the applicant agrees to not resist or otherwise oppose such annexation.
- ☒ Water users outside the City limits will be required to follow the same water user restrictions as all other water users serviced by the City of Monticello.
- ☒ This agreement is for the current property owner. All future property owners must complete a new agreement/application.

Applicant RequestName of Applicant: DB Truck & Trailer RepairAddress of Service Location: 1848 E Center St Monticello, Ut. 84535Requested Services (circle): Water/SewerContractor: Sonderegger

Signing this document does not constitute services. It notifies the City Council that the applicant agrees to all terms above and has requested a connection. The applicant will be notified within 5 business days after the City Council has reached their decision. Once work has been completed a Utility Application will need to be submitted to open a Utility Account for proper billing.

Applicant Signature:  Date 8-17-23**Planning & Zoning Administrator Review**Administrator Signature: Megan Gallegos Date 08/17/2023**Public Works Director Review**Extension of Lines Required: Yes ☒ No ☐Reason: Not necessary at this time with only 2 connections.

Expected Expense of Extending Lines: \$ _____

Connection Fee: \$ 2,100.00 (To be paid to the City for Meter Installation)Director Signature:  Date 8/17/23**City Council Approval**

City Council Review Date _____

Approved or Denied _____

Mayor Signature: _____ Date _____





OUTSIDE CITY LIMITS UTILITY AGREEMENT/APPLICATION

The applicant agrees and understands the following terms (Check each box):

- ☒ The City has a responsibility to meet the requirements of water users within the City limits, as well as those connected to the service within the future annexation area. However, in times of water shortage service to all such users may be curtailed with proper noticing.
- ☒ The City reserves the right to deny any application for connection to City utility lines, based on known or anticipated factors which might be considered detrimental to the City.
- ☒ The City has no obligation to extend, construct, or in any way provide water or sewer lines in addition to those already in existence.
- ☒ The applicant must agree to pay, in advance, the entire expense for extension of water or sewer lines or cause the lines to be constructed at the applicant's expense.
- ☒ The extended lines must be installed by a licensed contractor, according to City specifications, and must pass inspection by the City public works director and City engineer prior to final approval and acceptance by the City.
- ☒ The extended lines must be sized to meet the needs of future planned growth and infrastructure expansion as approved by the City Public Works department.
- ☒ The extended lines must be placed to meet the City's future planned growth and infrastructure needs, with consideration given to the Monticello City general plan and future road corridors, as reviewed and approved by the Planning & Zoning administrator.
- ☒ When complete, any water main extensions must be surrendered to City ownership along with all appropriate easements and rights-of-way.
- ☒ The extension must be individually reviewed and approved by the City Council.
- ☒ The applicant must agree to pay an additional fee for the provision of services outside City limits, with the rates to be reasonably set and justified by the City Council. Rates can be found in the City's consolidated fee schedule.
- ☒ Should the City institute an annexation which would include the property of the applicant, the applicant agrees to not resist or otherwise oppose such annexation.
- ☒ Water users outside the City limits will be required to follow the same water user restrictions as all other water users serviced by the City of Monticello.
- ☒ This agreement is for the current property owner. All future property owners must complete a new agreement/application.

Applicant RequestName of Applicant: DB Truck & Trailer RepairAddress of Service Location: 1848 E Center St Monticello, Ut. 84535Requested Services (circle): Water/SewerContractor: Sonderregger

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Connection Fee: \$ 2,100.00 (To be paid to the City for Meter Installation)Director Signature: [Signature] Date 8/17/23**City Council Approval**City Council Review Date 08/22/23Mayor Signature: [Signature] Date 8/22/23

Approved or Denied



Monticello City
ZONE CHANGE
APPLICATION
Fee: \$500.00 (nonrefundable)



Name: _____ **Telephone:** _____

Address: _____

Agent (If Applicable): _____ **Telephone:** _____

Email: _____

Address/Location of Subject Property: _____

Parcel # of Subject Property: _____

Existing Zone: _____ **Requested Zone:** _____

Reason for the request (Describe, use extra sheet if necessary):

Submittal Requirements: The zone change applicant shall provide the following:

- a. The name and address of every person or company the applicant represents;
- b. An accurate property map showing the existing and proposed zoning classifications;
- c. All abutting properties showing present zoning classifications;
- d. An accurate legal description of the property to be rezoned;
- e. Names and addresses of all property owners within 300 feet of the boundaries of the property proposed for rezoning;
- f. Warranty deed or preliminary title report or other document (see attached Affidavit) showing evidence that the applicant has control of the property.

Additional fees may include the cost of amending the official zoning map, County recording fees, Attorney and engineering fees, General Plan and other city plan amendments.

Note: It is important that all applicable information noted above along with the fee is submitted with the application. An incomplete application will not be scheduled for Planning Commission consideration. Once your application is deemed complete, it will be put on the agenda for the next available Planning Commission meeting. A deadline missed or an incomplete application could result in a month's delay.

(Office Use Only)

DATE RECEIVED: _____ **COMPLETE:** YES _____ NO _____

DATE APPLICATION DEEMED TO BE COMPLETE: _____

COMPLETION DETERMINATION MADE BY: _____

Signature

ZONE CHANGE APPLICATION (General Information)

PURPOSE

All lands within the City are zoned for a specific type of land use (single family residential, multi-family, commercial, industrial, etc). Zoning occurs to provide for a relationship between various types of land uses which promotes the health, safety, welfare, order, economics, and aesthetics of the community. Zoning is one of the main tools used to implement the City's General Plan.

WHEN REQUIRED

A zone change request is required any time a property owner desires to make a significant change to the use of his/her land. The change may be from one zone density (say 1 acre lots) to smaller lots (10,000 square foot lots). Or, it may be to an entirely different type of use, such as a change from single family zoning to multiple family or commercial zoning. Since the zone applied to your land limits what you can do, a rezoning application is typically the first step toward a change.

REQUIRED CONSIDERATIONS TO APPROVE A ZONE CHANGE

When approving a zone change the following factors should be considered by the Planning Commission and City Council:

1. Whether the proposed amendment is consistent with the Goals, Objectives and Policies of the City's General Plan;
2. Whether the proposed amendment is harmonious with the overall character of existing development in the vicinity of the subject property;
3. The extent to which the proposed amendment may adversely affect adjacent property; and
4. The adequacy of facilities and services intended to serve the subject property, including, but not limited to roadways, parks and recreation facilities, police and fire protection, schools, storm water drainage systems, water supplies, and wastewater and refuse collection.

PROCESS

Contact the Planning Department for when the deadline for submission is. After it is deemed complete, staff will review the request, and prepare a report and recommendation for the Planning Commission. This will be reviewed at a public hearing where the applicant should attend, present the project, and respond to questions from the Planning Commission. Since it is a public hearing, members of the public may also have questions or comments. At the public hearing the Planning Commission will review the application and staff report and forward a recommendation to the City Council of approval, approval with modifications, or denial of the zone change application.

Upon receipt of the Planning Commission recommendation, the City Council will hold a public hearing to hear comments regarding the proposed zone change and to consider and act on the Commission's recommendation. The action of the City Council is final. If denied, a similar application generally cannot be heard for a year.

AFFIDAVIT
PROPERTY OWNER

STATE OF UTAH)
 :SS
)
COUNTY OF

I (we), _____, being duly sworn, depose and say that I (we) am (are) the owner(s) of the property identified in the attached application and that the statements herein contained, and the information provided identified in the attached plans and other exhibits are in all respects true and correct to the best of my (our) knowledge. I (we) also acknowledge that I have received written instructions regarding the process for which I am applying, and the Monticello City Planning staff have indicated they are available to assist me in making this application.

(Property Owner)

(Property Owner)

Subscribed and sworn to me this _____ day of _____ 20

(Notary Public)

Residing in: _____ My Commission Expires: _____

Agent Authorization

I (we), _____, the owner(s) of the real property described in the attached application, do authorize as my (our) agent(s) _____ to represent me (us) regarding the attached application and to appear on my (our) behalf before any administrative or legislative body in the City considering this application and to act in all respects as our agent in matters pertaining to the attached application.

(Property Owner)

(Property Owner)

Subscribed and sworn to me this _____ day of _____ 20

(Notary Public)

Residing in: _____ My Commission Expires: _____

PROFESSIONAL FEES AGREEMENT WITH MONTICELLO CITY

This agreement is entered into this ____ day of _____, _____ between _____ (name/s) of _____ (County) of _____ (State) (hereinafter referred to as "Applicant"), and Monticello City, a municipal corporation of the State of Utah, located in San Juan County (hereinafter referred to as the "City"). Subdivider, on behalf of it/himself, its/his heirs, successors and assigns, hereby acknowledges, covenants, and agrees that:

- 1) Applicant is aware of the City Code website page and shall in all respects comply with the provisions contained therein.
- 2) All on-site and off-site improvements required to be constructed in connection with said application shall be constructed and installed in accordance with current construction requirements and comply with the Monticello Standards and Specifications.
- 3) In the event that action is required to be taken by Monticello to enforce, approve, or double check the terms of this agreement, Applicant agrees that it/he shall be liable to pay all such costs and expenses incurred by Monticello City.
- 4) Applicant agrees to pay all fees associated with this application.

DATED this ____ day of _____, _____

Applicant

Applicant

City Representative Title

STATE OF UTAH)
S
S
COUNTY OF SAN JUAN)

On the _____ day of _____, _____, personally appeared before me, the signer(s) of the above instrument, who duly acknowledged to me that he/she executed the same on behalf of the Subdivider.

NOTARY PUBLIC

(SEAL)

My Commission Expires: _____

Effective 5/3/2023

10-9a-205 Notice of public hearings and public meetings on adoption or modification of land use regulation.

- (1) Each municipality shall give:
 - (a) notice of the date, time, and place of the first public hearing to consider the adoption or any modification of a land use regulation; and
 - (b) notice of each public meeting on the subject.
- (2) Each notice of a public hearing under Subsection (1)(a) shall be:
 - (a) mailed to each affected entity at least 10 calendar days before the public hearing; and
 - (b) provided for the area directly affected by the land use ordinance change, as a class B notice under Section 63G-30-102, for at least 10 calendar days before the day of the public hearing.
- (3) In addition to the notice requirements described in Subsections (1) and (2), for any proposed modification to the text of a zoning code, the notice posted in accordance with Subsection (2) shall:
 - (a) include a summary of the effect of the proposed modifications to the text of the zoning code designed to be understood by a lay person; and
 - (b) be provided to any person upon written request.
- (4) Each notice of a public meeting under Subsection (1)(b) shall be provided for the municipality, as a class A notice under Section 63G-30-102, for at least 24 hours before the meeting.
- (5)
 - (a) A municipality shall send a courtesy notice to each owner of private real property whose property is located entirely or partially within a proposed zoning map enactment or amendment at least 10 days before the scheduled day of the public hearing.
 - (b) The notice shall:
 - (i) identify with specificity each owner of record of real property that will be affected by the proposed zoning map or map amendments;
 - (ii) state the current zone in which the real property is located;
 - (iii) state the proposed new zone for the real property;
 - (iv) provide information regarding or a reference to the proposed regulations, prohibitions, and permitted uses that the property will be subject to if the zoning map or map amendment is adopted;
 - (v) state that the owner of real property may no later than 10 days after the day of the first public hearing file a written objection to the inclusion of the owner's property in the proposed zoning map or map amendment;
 - (vi) state the address where the property owner should file the protest;
 - (vii) notify the property owner that each written objection filed with the municipality will be provided to the municipal legislative body; and
 - (viii) state the location, date, and time of the public hearing described in Section 10-9a-502.
 - (c) If a municipality mails notice to a property owner in accordance with Subsection (2)(b) for a public hearing on a zoning map or map amendment, the notice required in this Subsection (5) may be included in or part of the notice described in Subsection (2)(b) rather than sent separately.

Amended by Chapter 435, 2023 General Session

CITY OF MONTICELLO

RESOLUTION 2023-10

TITLE: Amendment of Consolidated Fee Schedule; Rates for Land Use Applications

PURPOSE: To update the fee schedule to include the rates for land use permit applications

WHEREAS, respective departments of the City of Monticello have established set rates to cover operating costs; and

WHEREAS, City Staff and Council desire all charges to be listed in the same location and managed consistently; and

NOW, THEREFORE, be it resolved by the Monticello City Council that the following fees are hereby established:

Conditional Use Applications	\$150.00
Non-Conforming Use Applications	\$150.00
Portable Storage Container Applications	\$20.00
Temporary Use Applications	\$150.00
Variance Applications	\$150.00
Zone Change Applications	\$500.00

THIS RESOLUTION SHALL become effective on date of passage and shall supersede any previous Ordinance or Resolution in conflict with the provisions herein.

PASSED AND ADOPTED by the Monticello City Council this 22nd day of September 2023.

Signed:

Bayley Hedglin, Mayor

ATTEST:

Melissa Gill, City Recorder

CITY OF MONTICELLO

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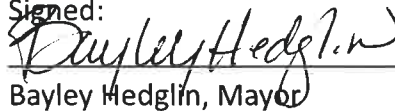
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Bayley Hedglin, Mayor

ATTEST:


Melissa Gill, City Recorder



CITY OF MONTICELLO

Resolution 2023-11

TITLE: Check Cashing Regulations

PURPOSE: To allow for checks issued by Monticello City to become null and void after 180 days if unclaimed/uncashed.

WHEREAS, the auditor consultants for Monticello City have expressed the need for Monticello City to clear unclaimed/uncashed checks from their accounting registers,

WHEREAS, Monticello City Administration have accounted for numerous checks that have been unclaimed/uncashed,

WHEREAS, a policy stating all checks will become null and void if unclaimed/uncashed after 180 days will allow unclaimed/uncashed checks to be reconciled in the Monticello City's accounting registers,

NOW, THEREFORE, be it resolved by the Monticello City Council that all checks written by Monticello City to vendors or customers will become null and void if unclaimed/uncashed within 180 days, and the statement "void if not cashed within 180 days" will be printed on all Monticello City checks.

THIS RESOLUTION shall become effective on date of passage and shall supersede all previously adopted policies and procedures, ordinances, or resolutions in conflict herewith.

PASSED and ADOPTED by the Monticello City Council this 22nd day of September 2023.

Bayley Hedglin, Mayor

ATTEST:

Melissa Gill, Recorder

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ATTEST:


Melissa Gill, Recorder





**SAN JUAN COUNTY
BUSINESS BASECAMP TRAINING
Conference & Expo**
Beginner to expert, we help you climb to success.

The San Juan County Business Basecamp Training Conference & Expo is an opportunity for our business community to dive into the real, messy, and ever-shifting business world. We have created a space where participants connect with like-minded individuals. Classes where they receive best practices and solutions to real-world problems.

The San Juan County Business Basecamp Training Conference & Expo created and hosted by San Juan County, Economic Development, will be held on November 03, 2023, 8:00 AM - 5:00 PM at the USU Blanding Campus Arts and Event Center.

Contact Elaine Gizler at 435-587-3235

■ Beginner to expert, we help you climb to success

SAN JUAN COUNTY
BUSINESS BASECAMP TRAINING
Conference & Expo

Sponsorship Form



Sponsor Contact Information :

First/Last Name : Kaeden Kulow

Phone No : 435-587-2271

Position Business : City Manager

E-Mail : kaeden@monticelloutah.org

Company Sponsorship Information :

Business Organization Name :

City of Monticello

Phone Number :

435-587-2271

Full Address :

17 N 100 E PO Box 606

City /State/Zip Code:

Monticello, UT 84535

Website

www.monticelloutah.org

☐ Yes I have a logo

Logos should be submitted as 72 dpi JPEG or PNG. Logos should be submitted to egizler@sanjuancounty.org

☐ No, I will not be submitting a logo

☐ Yes I would like to include a SWAG item.

☐ No thank you, we will NOT include a SWAG item.

Please Note: Logos will need to be received by September 31st. If you will be including swag items for the event, these will need to be delivered, mailed, or have pick up arranged by October 28th.

Sponsorship Package :

The sponsorship packages are made to help you throughout the event to start conversations, schedule meetings, create a relationship, and drive traffic to your social media and websites. Ready to become a sponsor? Complete the Sponsorship Form, select your sponsorship levels. Payments can be made online or mailed to San Juan County.

☐ **Gold** **\$1,500**

Brand visibility

- 8 Event tickets
- Preferred logo placement in event communication
- Banner ad in the event program
- Recognition during the conference
- 3 Social media shoutout posts

Speaking opportunity at the event

- 3-minute presentation to attendees

Lead generation

- Sponsored booth where attendees can get one-on-one time with your company. Each booth contains a six-foot table.
- Eligible to receive attendees' email information.

☐ **Silver** **\$500**

Brand visibility

- 4 Event tickets
- Logo on Event Banner
- Banner ad in the event program
- Interview on SJC Podcast

Lead generation

- Sponsored booth where attendees can get one-on-one time with your company. Each booth contains a six-foot table.

☐ **Bronze** **\$250**

Brand visibility

- 2 Event tickets
- Listed on event signage
- Pop-up Mini Banner

Lead generation

- The expo area will allow you to develop warm leads while creating networking and collaboration opportunities. Sponsored booth where attendees can get one-on-one time with your company. Each booth contains a six-foot table.

☐ **In-Kind**

Brand visibility

- 2 event tickets
- Listed on event signage

This is for small businesses that would like to participate through in-kind donations such as event snacks, services, products, swag, or give-a-ways for the event. This is an excellent opportunity to showcase in action. Please contact egizler@sanjuancounty.org or 435-587-3235.

Online Payment



<https://secureinstantpayment.s.com/sip/cart/event.php?EID=5099>



Email form to egizler@sanjuancounty.org

Check or Money Order



San Juan County
Mail form and payment to:



San Juan County
Attn: Elaine Gizler
PO Box 490
Monticello Utah 84535-009



Beginner to expert, we help you climb to success

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BUSINESS BASECAMP TRAINING
Conference & Expo

Sponsorship Form



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Phone No : 435-587-2271

Position Business : City Manager

E-Mail : kaeden@monticelloutah.org

Company Sponsorship Information :

Business Organization Name :

Phone Number :

City of Monticello

435-587-2271

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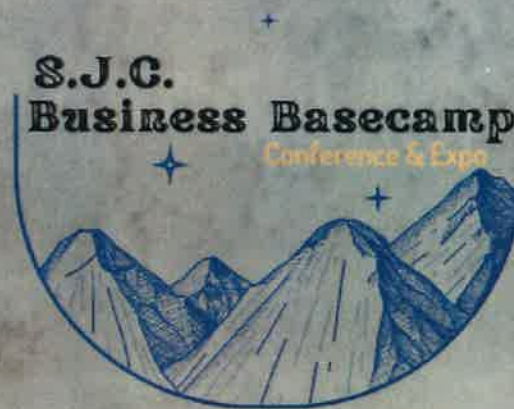
Check or Money Order



San Juan County
Mail form and payment to:



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Conference & Expo

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Office of the
State Treasurer

Public Entity Resolution

1. Certification of Authorized Individuals

I, Bayley Hedglin (Name) hereby certify that the following are authorized: to add or delete users to access and/or transact with PTIF accounts; to add, delete, or make changes to bank accounts tied to PTIF accounts; to open or close PTIF accounts; and to execute any necessary forms in connection with such changes on behalf of the City of Monticello (Name of Legal Entity). Please list at least two individuals. Each individual must have a unique email.

Name	Title	Email	Signature(s)
Kaeden Kulow	City Manager	kaeden@monticelloutah.org	
Megan Gallegos	Assistant City Manager	megang@monticelloutah.org	
Bayley Hedglin	Mayor	bayley@monticelloutah.org	

The authority of the named individuals to act on behalf of the City of Monticello (Name of Legal Entity) shall remain in full force and effect until written revocation from the City of Monticello (Name of Legal Entity) is delivered to the Office of the State Treasurer.

2. Signature of Authorization

I, the undersigned, Mayor (Title) of the above named entity, do hereby certify that the forgoing is a true copy of a resolution adopted by the governing body for banking and investments of said entity on the 22 day of August, 2023, at which a quorum was present and voted; that said resolution is now in full force and effect; and that the signatures as shown above are genuine.

Signature	Date	Printed Name	Title
	22 August 2023	Bayley Hedglin	Mayor

STATE OF UTAH)
)
COUNTY OF _____)

Subscribed and sworn to me on this 22 day of August, 2023, by
Bayley Hedglin (Name), as Mayor (Title) of
the City of Monticello (Name of Entity), proved to me on the basis of
satisfactory evidence to be the person(s) who appeared before me.

(seal)

Signature_____



Office of the
State Treasurer

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Megan Gallegos	Assistant City Manager	megang@monticelloutah.org	<i>Megan Gallegos</i>
Bayley Hedglin	Mayor	bayley@monticelloutah.org	<i>Bayley Hedglin</i>

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Signature	Date	Printed Name	Title
<i>Bayley Hedglin</i>	22 August 2023	Bayley Hedglin	Mayor

STATE OF UTAH)
COUNTY OF Salt Lake) §

Subscribed and sworn to me on this 22 day of August, 2023, by Bayley Hedglin (Name), as Mayor (Title) of the City of Monticello (Name of Entity), proved to me on the basis of satisfactory evidence to be the person(s) who appeared before me.

(seal)



Signature Melissa L. Gill

Solar Project – Monticello City Pool

The Original Numbers:

A 2018 study was done to size the Solar Panels and June and July have been selected for review.

Month	Usage (kWhr)	Usage Charge	Total Bill
June 2018	17,712	\$1,999.51	\$2,317.90
July 2018	19,111	\$2,157.44	\$2,496.64
Vs 2023			
June 2023	19,176	\$1,709.34	\$2,192.98
July 2023	18,800	\$1,712.58	\$2,235.36

*Part of the difference in numbers above is Empire started using On and Off-peak hours along with a Demand Charge for the 3 phase users for the 2021 bills and on.

Estimated cost of the Solar System: \$257,985.00 @ \$3.50/W

Payback period set to 19.6 years (if purchased solely by City)

Offset of Utilities set to 85.9%

Bill Example for June 2023 w/Solar using no build up over winter:

38.89% On Peak Usage; Rate @ 0.15612; Monday thru Saturday 12:00 PM to 10:00 PM
61.11% Off Peak Usage Rate @ 0.0465; All Other Times and Holidays

Expected Production of Electricity 9,677 kWhr produced approximately (\$0.04036/kwhr is the buy back)

Used Electricity: 19,176 kWhr used (\$1,709.34)

7,457.55 kWhr used (\$1,164.27) On Peak, 11,718.45 kWhr used (\$545.03)

Expected Bill: Used electricity: \$1,709.34 – Produced \$1,137.51 = \$571.83

\$571.83 + Demand Charge \$307.64 + Connection Fee \$51.87 + Franchise Fee \$124.13

Total Bill = \$1,055.47

Vs Old Bill of \$2,192.98

The Story:

The panels were delivered back in September 2022 and have been stored at the Airport Hanger until they could be properly installed. During that time a quote was received to install the panels and purchasing the needed materials for installation would be just below \$100,000. Along with the panel donation AES also supplied funds for a training course to aid in the installation. Approval is needed from the City Council to move forward with the project because it would potentially entail spending \$100,000 if other funding sources could not be secured. Along with the financial approval we also need to know what financial year this project should occur.

08/22/2023 10:02:40 am

CUSTOMER PROFILE/BILLING HIST

Page: 1

Customer: 32321

Name: MONTICELLO, CITY OF
Addl Name: PO BOX 457
Address: MONTICELLO UT 84535-0457

Home: Phone
Mobl: Ext
Busn: Home: Addl Phone
Fax: Busn: Ext

Account: 1476 Cycle Code: 4 Invoice Group: 60
Provider: EEA - ELECTRIC SERVICE Service: ELEC - ELECTRIC SERVICE

AR Information:

Total AR: .00 Budget Due: .00 Annual Due: .00
Total Current: .00 Curr Budget: .00 Curr Annual: .00
Total 30 Days: .00 Past Budget: .00 Past Annual: .00
Total 60 Days: .00
Total 90 Days: .00

Payment Information:

Payment Date: 08/15/2023 Payment Amt: -2,235.36

Location: 2371074

Srv Map Loc: 0889650461770
Srv Desc: Seasonal Pool
Srv Address: 333 W CENTER ST
Prim Rate Sched: GS3TO

Emergency Addr: 333 W CENTER ST
District Office: MC - MONTICELLO
Board Dist: 2 - ROBERT A BARRY
Srv Area: 3 - MONTICELLO

Billing History Usage Summary:

Rev YrMo	Usage	Act Dmd	Bld Dmd	KVAR Usage	KVA Use
Jul 2023	18,800	43,048	43,048	.000	.000
Jun 2023	19,176	38,455	38,455	.000	.000
May 2023	15,945	29,512	29,512	.000	.000
Apr 2023	9,989	30,297	30,297	.000	.000
Mar 2023	2,481	17,136	17,136	.000	.000
Feb 2023	1,256	2,937	2,937	.000	.000
Jan 2023	1,196	2,109	2,109	.000	.000
Dec 2022	1,697	8,395	8,395	.000	.000
Nov 2022	2,393	8,474	8,474	.000	.000
Oct 2022	1,199	7,408	7,408	.000	.000
Sep 2022	1,846	7,430	7,430	.000	.000
Aug 2022	3,052	8,740	8,740	.000	.000
Totals:	79,030	203,941	203,941	.000	.000
Averages:	6,586	16,995	16,995	.000	.000

Billing History Revenue Summary:

120% = 94,836 KWh's/year - Max Solar System Allowed



RESULTS

93,537 kWh/Year*

System output may range from 89,430 to 95,931 kWh per year near this location.

Cautions: Photovoltaic system performance predictions calculated by PVWatts® include many inherent assumptions and uncertainties and do not reflect variations between PV technologies nor site-specific characteristics except as represented by PVWatts® inputs. For example, PV modules with better performance are not differentiated within PVWatts® from lesser performing modules. Both NREL and private companies provide more sophisticated PV modeling tools (such as the System Advisor Model at sam.nrel.gov) that allow for more precise and complex modeling of PV systems.

The expected range is based on 30 years of actual weather data at the given location and is intended to provide an indication of the variation you might see. For more information, please refer to this NREL report: The Error Report.

Disclaimer: The PVWatts® Model ("Model") is provided by the National Renewable Energy Laboratory ("NREL"), which is operated by the Alliance for Sustainable Energy, LLC ("Alliance") for the U.S. Department Of Energy ("DOE") and may be used for any purpose whatsoever.

The names DOE/NREL/ALLIANCE shall not be used in any representation, advertising, publicity or other manner whatsoever to endorse or promote any entity that adopts or uses the Model. DOE/NREL/ALLIANCE shall not provide any support, consulting, training or assistance of any kind with regard to the use of the Model or any updates, revisions or new versions of the Model.

YOU AGREE TO INDEMNIFY DOE/NREL/ALLIANCE, AND ITS AFFILIATES, OFFICERS, AGENTS, AND EMPLOYEES AGAINST ANY CLAIM OR DEMAND, INCLUDING REASONABLE ATTORNEYS' FEES, RELATED TO YOUR USE, RELIANCE, OR ADOPTION OF THE MODEL FOR ANY PURPOSE WHATSOEVER. THE MODEL IS PROVIDED BY DOE/NREL/ALLIANCE 'AS IS' AND ANY EXPRESS OR IMPLIED WARRANTIES, INCLUDING BUT NOT LIMITED TO THE IMPLIED WARRANTIES OF MERCHANTABILITY AND FITNESS FOR A PARTICULAR PURPOSE ARE EXPRESSLY DISCLAIMED. IN NO EVENT SHALL DOE/NREL/ALLIANCE BE LIABLE FOR ANY SPECIAL, INDIRECT OR CONSEQUENTIAL DAMAGES OR ANY DAMAGES WHATSOEVER, INCLUDING BUT NOT LIMITED TO CLAIMS ASSOCIATED WITH THE LOSS OF DATA OR PROFITS, WHICH MAY RESULT FROM ANY ACTION IN CONTRACT, NEGLIGENCE OR OTHER TORTIOUS CLAIM THAT ARISES OUT OF OR IN CONNECTION WITH THE USE OR PERFORMANCE OF THE MODEL.

The energy output range is based on analysis of 30 years of historical weather data, and is intended to provide an indication of the possible interannual variability in generation for a Fixed (open rack) PV system at this location.

Month	Solar Radiation (kWh / m ² / day)	AC Energy (kWh)
January	4.14	6,011
February	5.02	6,450
March	6.34	8,802
April	6.80	8,913
May	7.18	9,469
June	7.86	9,677
July	6.91	8,667
August	6.47	8,178
September	6.20	7,788
October	5.60	7,644
November	4.72	6,450
December	3.79	5,488
Annual	5.92	93,537

Location and Station Identification

Requested Location	333 w center street Monticello Utah		
Weather Data Source	Lat, Lng: 37.89, -109.34	1.3 mi	
Latitude	37.89° N		
Longitude	109.34° W		

PV System Specifications

DC System Size	55 kW
Module Type	Standard
Array Type	Fixed (open rack)
System Losses	14.08%
Array Tilt	20°
Array Azimuth	180°
DC to AC Size Ratio	1.2
Inverter Efficiency	96%
Ground Coverage Ratio	0.4
Albedo	From weather file
Bifacial	No (0)

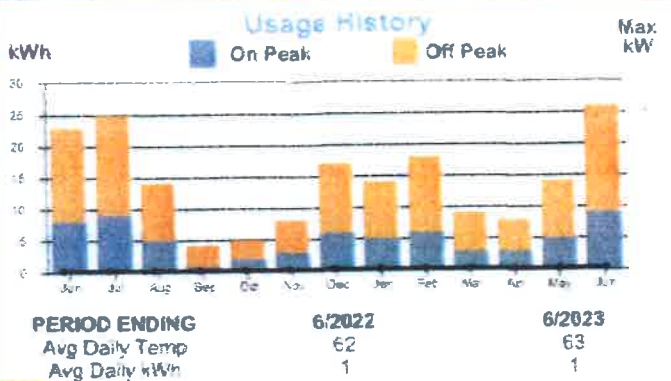
Monthly Irradiance Loss	Jan	Feb	Mar	Apr	May	June
	0%	0%	0%	0%	0%	0%
	July	Aug	Sept	Oct	Nov	Dec
	0%	0%	0%	0%	0%	0%

Account #	Description	Days	From	To	Previous	Present	Metered Usage	Meter Multiplier	Recorded Usage
140844783	On Peak	31	05/21/23	06/21/23	3921	2930	9	1	9
140844783	Off Peak	31	05/21/23	06/21/23	288	316	17	1	17

Previous Account Activity		
Previous Balance	\$35.39	
Payment Received - Thank You	-\$35.39	
Balance Before Current Charges	\$0.00	

Current Activity		
Grid Access Charge	\$32.00	
On Peak kWh	9 kWh @ 0.13200	\$1.19
Off Peak kWh	17 kWh @ 0.04339	\$0.74
Distribution Demand	0.038 kW @ 6.92000	\$0.26
PCA On Peak	9 kWh @ 0.00388	\$0.03
PCA Off Peak	17 kWh @ 0.00388	\$0.07
Monticello Franchise Fee	\$2.06	
Total Current Activity	\$36.35	

Total Amount Due **\$36.35**

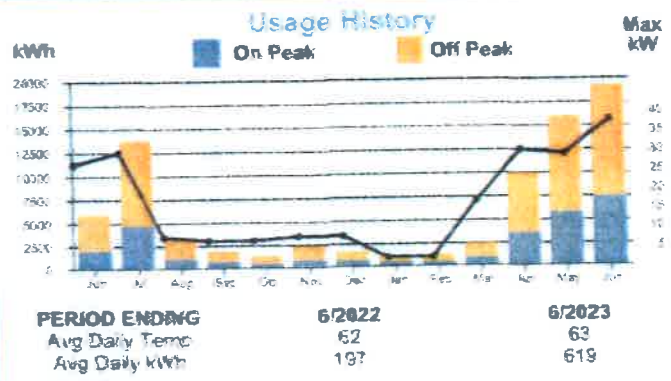


Account Number: 1476		Rate Description: GEN SERV 3PH TOU ON PEAK				Service Address: 333 W CENTER ST			
Meter #	Description	Days	From	To	Previous	Present	Metered Usage	Meter Multiplier	Recorded Usage
140787123	On Peak	31	05/21/23	06/21/23	61340	66798	7,458	1	7,458
140787123	Off Peak	31	05/21/23	06/21/23	6805	16523	11,718	1	11,718

Previous Account Activity		
Previous Balance	\$47.47	
No Payment Received	\$0.00	
Balance Before Current Charges	-\$47.47	

Current Activity		
Grid Access Charge	\$51.87	
On Peak kWh	7,458 kWh @ 0.15300	\$1,141.07
Off Peak kWh	11,718 kWh @ 0.04339	\$508.44
Distribution Demand - Stage 3	38,455 kW @ 8.00000	\$307.64
PCA On Peak	7,458 kWh @ 0.00312	\$23.27
PCA Off Peak	11,718 kWh @ 0.00312	\$36.56
Monticello Franchise Fee	\$124.13	
Total Current Activity	\$2,192.98	

Total Amount Due **\$2,145.51**



Fees to stay \$51.87 Grid Access Charge
 \$307.64 - Distribution Demand
 - Franchise Fee 6%.

City office @ \$167.63





Payment: 844-937-1658 Office: 970-565-4444
Hours: 7:30 a.m. - 5:30 p.m. Monday - Thursday
7:30 a.m. - 11:30 a.m. Friday

WAK 888 7000

On Peak hours are 12pm to 10pm, Monday through Saturday

Page 3 of 14

Account Number: 32321006 Rate Description: GEN SERV 1 PH TOUT ON PEAK Service Address: 64 W 100 S - SHOP

Meter #	Description	Days	Services		Readings		Metered Usage	Meter Multiplier	Recorded Usage
			From	To	Previous	Present			
140844783	On Peak	30	06/21/23	07/21/23	3930	3938	8	1	8
140844783	Off Peak	30	06/21/23	07/21/23	313	332	16	1	16

Previous Account Activity

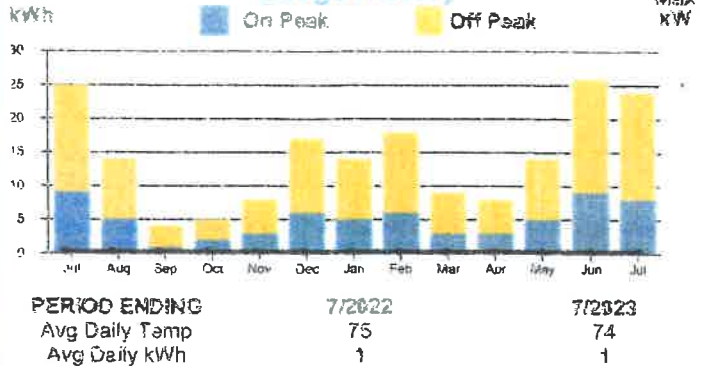
Previous Balance \$36.35
Payment Received - Thank You -\$36.35
Balance Before Current Charges \$0.00

Current Activity

Grid Access Charge \$32.00
On Peak kWh 8 kWh @ 0.13200 \$1.06
Off Peak kWh 16 kWh @ 0.04339 \$0.69
Distribution Demand 0.036 kW @ 6.92000 \$0.25
PCA On Peak 8 kWh @ 0.00388 \$0.03
PCA Off Peak 16 kWh @ 0.00388 \$0.06
Monticello Franchise Fee \$2.05
Total Current Activity \$36.14

Total Amount Due \$36.14

Usage History



Account Number: 1476 Rate Description: GEN SERV 3PH TOUT ON PEAK Service Address: 333 W CENTER ST

Meter #	Description	Days	Services		Readings		Metered Usage	Meter Multiplier	Recorded Usage
			From	To	Previous	Present			
140787123	On Peak	30	06/21/23	07/21/23	58798	76445	7,647	1	7,647
140787123	Off Peak	30	06/21/23	07/21/23	18523	29676	11,153	1	11,153

Previous Account Activity

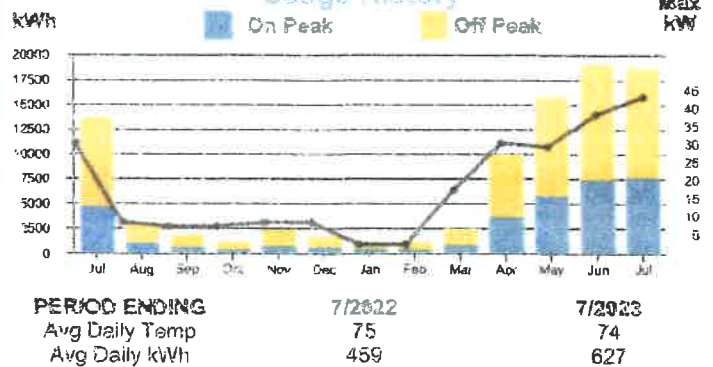
Previous Balance \$2,145.51
Payment Received - Thank You -\$2,145.51
Balance Before Current Charges \$0.00

Current Activity

Grid Access Charge \$51.87
On Peak kWh 7,647 kWh @ 0.15300 \$1,169.99
Off Peak kWh 11,153 kWh @ 0.04339 \$483.93
Distribution Demand 43.048 kW @ 8.00000 \$344.38
PCA On Peak 7,647 kWh @ 0.00312 \$23.86
PCA Off Peak 11,153 kWh @ 0.00312 \$34.80
Monticello Franchise Fee \$126.53
Total Current Activity \$2,235.36

Total Amount Due \$2,235.36

Usage History





801 North Broadway, Cortez, Colorado 81321-0676
 Phone: 970-565-4444 or 800-709-3726
 Website: www.eea.coop

Account #:
 Statement ID:
 Billing Cycle:

1476 June 18
 1001031739
 Utah

Service Address: 333 W CENTER ST

Billing Detail

Previous Amount Billed \$1,348.18
 Payment -- Thank You \$1,348.18 CR
 Balance Forward \$0.00
 New Charges
 Grid Access Charge \$51.87
 All kWh 17712 @ 0.11289 \$1,999.51
 Power Cost Adjustment : Current Rate \$135.32
 Monticello Franchise Fee @ 6.00% \$131.20
 Total New Charges \$2,317.90

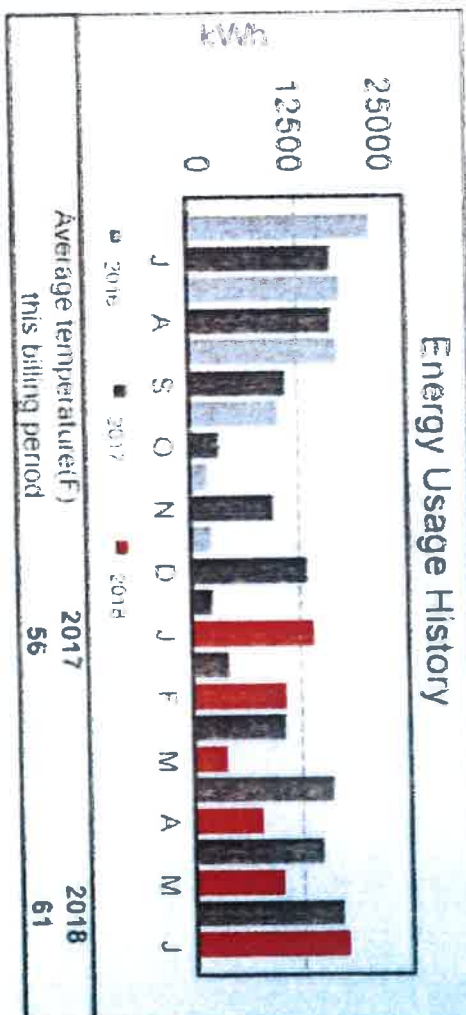
Total Account Balance Due: \$2,317.90
 DRAFT ACCOUNT - DO NOT PAY
 Draft Date: 07/13/18
 Thank you

JUST FOR YOU

Energy Outreach Colorado assists needy Coloradans with their home energy bills. You can help too with a tax-deductible contribution.
 Call 1-866-HEAT-HELP or log on to www.EnergyOutreach.org

✓ 9999

Meter Number	Rate	Present	Previous	Meter Present	Reading Previous	Mult	Usage kWh
140767123	C3	06/21/18	05/21/18	90963	73251	1	17712
Usage Comparisons							
Current Billing Period				31	17712		571.4
Previous Billing Period				28	10122		361.5
Same Period Last Year				31	17110		551.9





A Local Home Energy Cooperative

801 North Broadway, Cortez, Colorado 81321-0676
Phone: 970-565-4444 or 800-709-3726
Website: www.eea.coop

Service Address: 333 W CENTER ST

Billing Detail

Previous Amount Billed \$2,317.90
Payment -- Thank You \$2,317.90 CR

Balance Forward \$0.00

New Charges \$51.87

Grid Access Charge \$2,157.44

All kWh 19111 @ 0.11289 \$146.01

Power Cost Adjustment : Current Rate \$141.32

Monticello Franchise Fee @ 6.00%

Total New Charges \$2,496.64

Total Account Balance Due \$2,496.64

DRAFT ACCOUNT - DO NOT PAY

Draft Date: 08/14/18

Thank you

10-4562-280

JUST FOR YOU

EEA has teamed with National Cooperative Bank (NCB) to offer home energy upgrade loans for residential members, that include solar panels, windows, HVACs, geothermal units, and more. To learn more, visit www.ncb.coop/homeenergy or call (866) 499-3517.

Member:

City of Monticello

Account #:

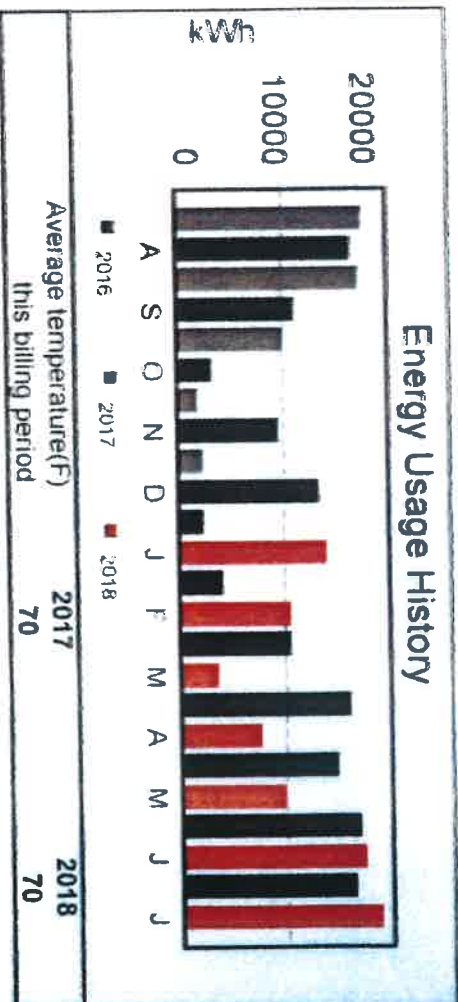
Statement ID:

Billing Cycle:

1476-4444

Urah

Meter Number	Reading Date	Meter Reading	Usage kWh
140787123	C3	07/23/18	08/21/18
		Present	Previous
		110074	90963
		Days of Service	1
		32	19111
		Current Billing Period	597.2
		Previous Billing Period	571.4
		Same Period Last Year	517.9
		31	17712
		32	16573



Energy Experts Working for You!



VAN BOERUM
& FRANK ASSOCIATES INC.
CONSULTING ENGINEERS



Corporate Office
Salt Lake City
130 S. 400 E.
Salt Lake City, UT 84143
T: 801.540.1740
F: 801.540.2150

MEMORANDUM

DATE: December 20, 2018

TO: Jeremy Avondet
The City of Monticello, Utah

St. George
230 N. 1680 E.
Bldg. V
St. George, UT 84790
T: 435.874.4800
F: 435.874.2008

FROM: James Kornhorn

PROJECT NO.: 18608

Logan
40 W. Lake Valley Blvd.
Building 1, Suite B
Logan, UT 84341
T: 435.752.5081
F: 435.752.6355

PROJECT: Monticello Pool, Monticello, Utah

RE: Photovoltaic Feasibility Study

Arizona
1602 S. Priest Drive
Suite 105
Tempe, AZ 85281
T: 480.889.5075
F: 480.889.5076

1. Scope

- a. This study contains recommendations for approximate photovoltaic system size of maximum value based on usage info provided by others and assumptions listed below
- b. It does not provide counsel regarding equipment requirements or potential mitigation costs from Empire Electric Association (EEA) from the installation of a distributed generation system. Installers shall refer to Rule R746-312 Electrical Interconnection in the Utah Administrative Code and EEA Requirements prior to submission of interconnection documentation.

2. Assumptions

- a. Array Tilt: 10°
- b. Array Azimuth: 181°
- c. Racking: Fixed Rooftop
- d. Rooftop area from provided Record Drawings
- e. Typical Meteorological Year (TMY2) data
 - i. TMY2 data derived from 1961-1990 National Solar Radiation Data Base
- f. System Losses: 14.08%
 - i. Includes losses from soiling, shading, wiring, light-induced degradation, etc.
 - ii. Does not account for age of system
- g. Module: 270 W, 60 Cell, Standard Efficiency (~15%)
- h. Inverter: 60 kW, 98.5% CEC Efficiency
- i. \$3.50 per Watt DC for estimated system cost. Based on my experience in North San Francisco Bay area. Adjust as needed for this location.

PRINCIPALS

Mechanical: Kim P. Harris, PE | Richard G. Reeder, PE, LEED AP BD+C | Byron R. Torgersen, PE | Jeffrey S. Watkins, PE | Donald K. Bradshaw, PE, CPD | Wade W. Bennion, PE, LEED AP | Steven T. Shepherd, PE, LEED AP | Benjamin L. Davis, PE | Ladd M. Birch, PE | Michael S. Mooney | Brad W. Rosenhan, PE | Roy D. Vernon, PE, LEED AP BD+C | Jed H. Lyman, PE | Scot E. Muir, PE, LEED AP BD+C | J. Howard Van Boerum, PE, FACHE (emeritus) | John D. Frank, PE (emeritus)
Electrical: Ryan C. Van Voast, PE
Civil and Fire Protection: David P. Baranowski, PE

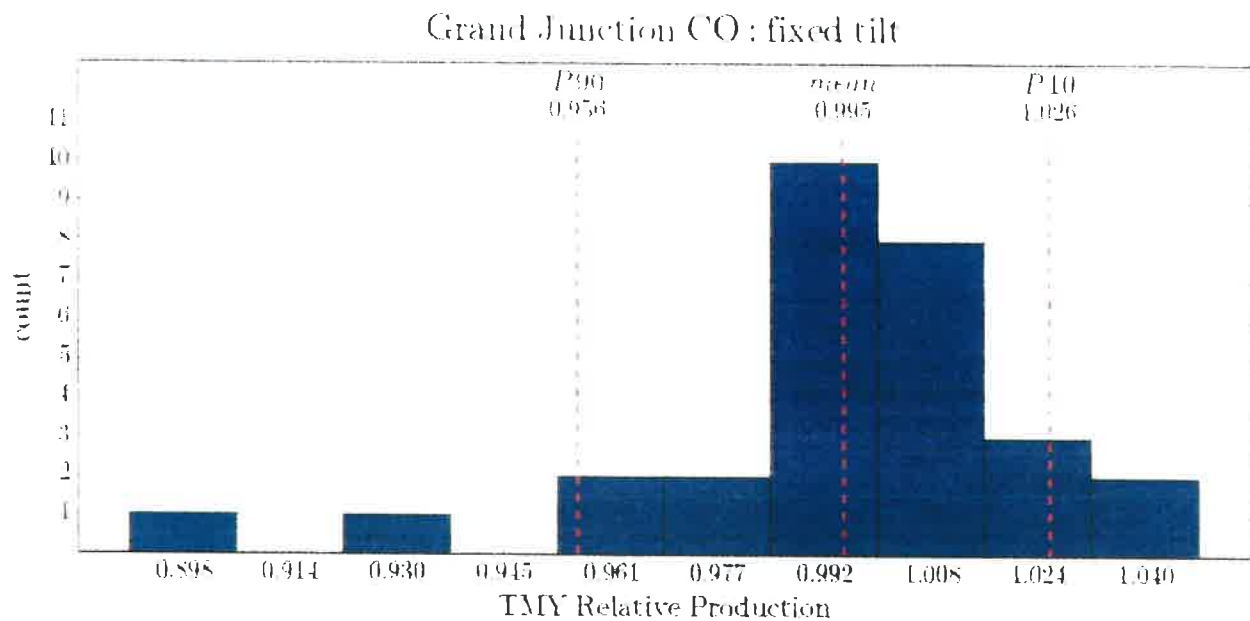


Figure 1 Interannual Variability of Solar Radiation (Example system has a 90% chance of generating at least 96% of a typical year's production and 10% chance of generating 103% of typical production)

4. Analysis

- a. A preliminary layout consisting of 273 modules (11 strings of 21 modules) is shown below with 4'-0" per meter access pathways along with 4'-0" mechanical equipment access and centerline access pathways. Arrays can typically span over vents.

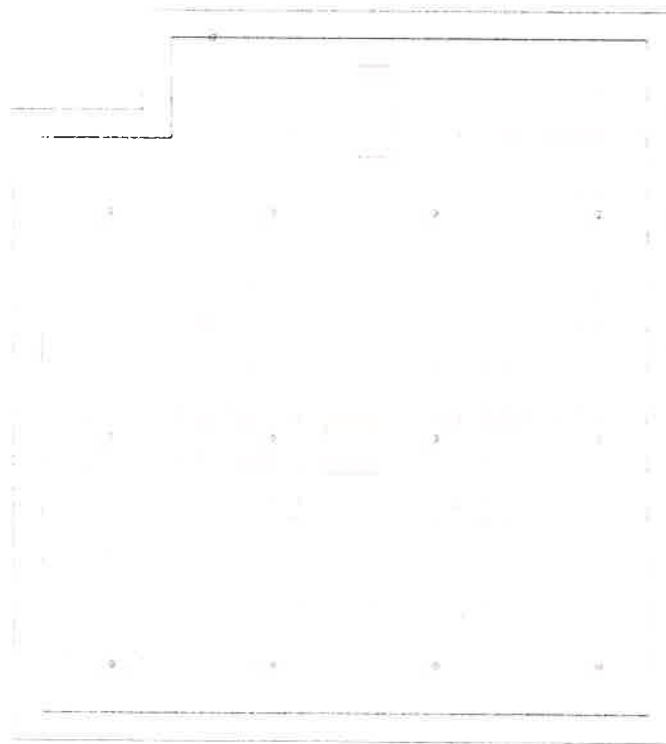


Figure 2 Example layout

Monticello Swimming Pool Solar



March 10, 2021



Land



→ Land needed

- Roof vs. Ground Mount
- .25 acres
- Westernmost 100'
- Easternmost 375' left

→ Fenced

- 6' high chain link



System



→ Size

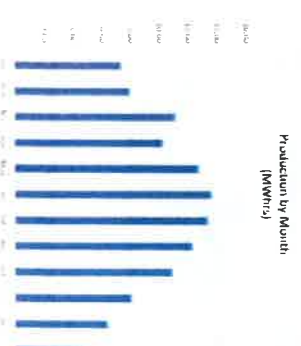
- 60 kilowatts
- 115,000 kWhr./year
- Current use 135,000 kWhr./year

→ Components

- Ground mounted fixed tilt
- Approximately 180 panels
- Fixed tilt racking system
- 60 kW Inverter



Monthly Production



→ Size of system

- 60 kilowatts
- 115,000 kWhr./year
- Current use 135,000 kWhr./year

→ Net Metering

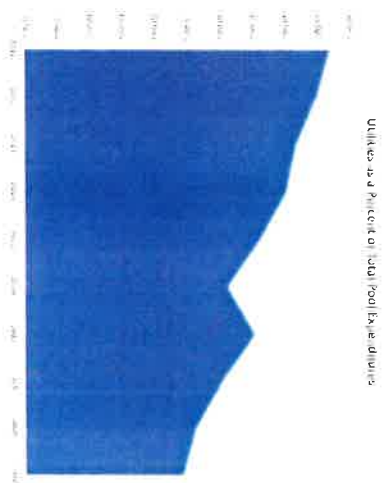
- Summer vs. Winter
- Production > consumption in summer
- Consumption > production in winter
- Net metering account





Current Conditions

- Seasonal indoor pool.
 - Not insulated for year-round use.
 - Open May – August.
- SPower (AES) completed a structural analysis.
 - Roof-mounted system not viable.
- Utilities (Electric)
 - Account for 35% on average of total pool expenditures the past 10 years.
 - Roughly \$25,000 per year.
 - Year-round use would not be possible without drastic changes in utility cost.
- End Goal
 - Fully operational pool all year.
 - Area of Concern
 - Electric utility charges are estimated to be \$70,000-\$85,000 annually



Students adjust a tilt-mount solar array. The adjustable array is one of three that Ben Graves' solar class has constructed outside of Delta High School in Colorado.
Luna Anna Archey/High Country News



Graves assists Allora McClellan as she tests the voltage of different solar panels.
Luna Anna Archey/High Country News



Benefits of Solar for the City Pool

- Benefits for the City
 - Offsets 80-90% of higher annual electrical cost.
 - Savings will be allocated towards insulation and HVAC.
- Benefits for the Residents
 - Access to exercise opportunities all year.
 - Employment opportunities
- Benefits to School District
 - Curriculum opportunities.
 - Year-round swimming opportunities for physical education programs.



Photo: Lisa and Albin over the last year or so



Will the School District Board allow the City to use the land and form an agreement for the use of this land for a solar installation?

