



7505 S Holden Street
Midvale, UT 84047
801-567-7200
Midvale.Utah.gov

MIDVALE CITY COUNCIL REGULAR MEETING

AGENDA

MAY 7, 2024

****AMENDED****

PUBLIC NOTICE IS HEREBY GIVEN that the **Midvale City Council** will hold a regular meeting on the **7th day of May 2024** at Midvale City Hall, 7505 South Holden Street, Midvale, Utah as follows:

Electronic & In-Person City Council Meeting

This meeting will be held electronically and in-person. **Public comments may be submitted electronically to the City Council at www.Midvale.Utah.gov by 5:00pm on May 2nd and will be included in the record.**

The meeting will be broadcast on the following: **You Tube: Midvale.Utah.gov/YouTube**

6:00 PM – WORKSHOP

- Bureau of Justice Assistance Grant Program Update
- Strategic Plan Follow-up

6:30 PM - REGULAR MEETING

I. GENERAL BUSINESS

- A. WELCOME AND PLEDGE OF ALLEGIANCE
- B. ROLL CALL
- C. Unified Fire Authority Report [*Chief Brad Larson*]

II. PUBLIC COMMENTS

Any person wishing to comment on any item not otherwise scheduled for a public hearing on the agenda may address the City Council at this point by stepping to the microphone and giving his or her name for the record. **Comments should be limited to not more than three (3) minutes unless additional time is authorized by the Governing Body.** Citizen groups will be asked to appoint a spokesperson. This is the time and place for any person who wishes to comment on non-hearing, non-Agenda items. Items brought forward to the attention of the City Council will be turned over to staff to provide a response outside of the City Council meeting.

III. MAYOR REPORT

- A. Mayor Marcus Stevenson

IV. COUNCIL REPORTS

- A. Council Member Bonnie Billings
- B. Council Member Paul Glover
- C. Council Member Heidi Robinson
- D. Council Member Bryant Brown
- E. Council Member Dustin Gettel

V. CITY MANAGER REPORT

- A. Matt Dahl

VI. PUBLIC HEARINGS

- A. Consider Rezone request to add the Regional Commercial Residential Overlay Zone to a property located at 7001 S. 900 E. - ***[Wendelin Knobloch, Planning Director]***

ACTION: Consider Ordinance No. 2024-O-09 Authorizing a Zone Map Amendment for Approximately 2.37 Acres Located at 7001 South 900 East to Add the Regional Commercial Residential Overlay Zone

- B. Midvale City initiated Rezone request to remove the 7200 S. Overlay from the northeast and southeast corners of State Street and Fort Union Blvd. – ***[Elizabeth Arnold, Senior Planner]***

ACTION: Consider Ordinance No. 2024-O-10 Rezoning approximately 6.78 Acres of Properties located at 7157 S State St., 75 E Fort Union Blvd., 25-33 E Fort Union Blvd., 7211 S State St., 7227 S State St., and 7263 S State St., Removing the 7200 S. Overlay Zone.

- C. Midvale City initiated request to amend Sections 17-7-7.1, 17-7-7.4, 17-7-7.5, and 17-7-7.8 of the State Street (SSC) zone of the Midvale City Municipal Code – ***[Elizabeth Arnold, Senior Planner]***

ACTION: Consider Ordinance No. 2024-O-11 Amending Sections 17-7-7.1, 17-7-7.4, 17-7-7.5, and 17-7-7.8 Relating to the Purpose, Lot and Development Standards, Architectural Standards, and Parking in the State Street Commercial Zone of the Midvale City Municipal Code.

- D. Midvale City initiated amendment that creates Chapter 17-6 Supplementary Regulations within the Midvale Municipal Code adopting the Jordan Valley Water Conservancy District Water Efficiency Standards - ***[Wendelin Knobloch, Planning Director]***

ACTION: Consider Ordinance No. 2024-O-12 Creating Chapter 17-6 Supplementary Regulations within the Midvale Municipal Code adopting the Jordan Valley Water Conservancy District Water Efficiency Standards

- E. Public hearing to receive public comment regarding the FY2025 Tentative Budget for Midvale City beginning July 1, 2024 and ending June 30, 2025 ***[Mariah Hill, Administrative Services Director]***

ACTION: Consider Resolution No. 2024-R-21 Adopting the FY2025 Tentative Budget of Midvale City beginning July 1, 2024 and ending June 30, 2025

VII. CONSENT

- A. Consider Minutes of April 16, 2024 - ***[Rori Andreason, H.R. Director/City Recorder]***
- B. Set date and time [May 21, 2024 at 7:00 p.m.] for a public hearing to Consider Adoption of the Fiscal Year 2025 Budget for Midvale City beginning July 1, 2024 and ending June 30, 2025 ***[Mariah Hill, Administrative Services Director]***

VIII. ACTION ITEMS

- A. Consider **Resolution No. 2024-R-22** Authorizing the Mayor to sign a Letter of Concurrence with Wasatch Front Regional Council (WFRC) for a Parks and Open Space Plan – ***[Adam Olsen, Community Development Director]***

- B. Consider **Resolution No. 2024-R-23** Authorizing the Mayor to sign a Letter of Concurrence with Wasatch Front Regional Council (WFRC) for the Porter Rockwell Trail Plan – **[Jonathan Anderson, Planner II]**

IX. DISCUSSION ITEM

- A. Discussion on amending Private Street standards to meet Public Street standards – **[Adam Olsen, Community Development Director]**

X. POSSIBLE CLOSED SESSION

The City Council may, by motion, enter into a Closed Session for:

- A. Discussion of the Character, Professional Competence or Physical or Mental Health of an Individual;
B. Strategy sessions to discuss pending or reasonably imminent litigation;
C. Strategy sessions to discuss the purchase, exchange, or lease of real property;
D. Discussion regarding deployment of security personnel, devices, or systems; and
E. Investigative proceedings regarding allegations of criminal misconduct.

XI. ADJOURN

In accordance with the Americans with Disabilities Act, Midvale City will make reasonable accommodations for participation in the meeting. Request assistance by contacting the City Recorder at 801-567-7207, providing at least three working days advance notice of the meeting. TTY 711

A copy of the foregoing agenda was provided to the news media by email and/or fax; the agenda was posted in the City Hall Lobby, the 2nd Floor City Hall Lobby, on the City's website at Midvale.Utah.gov and the State Public Notice Website at <http://pmn.utah.gov>. Council Members may participate in the meeting via electronic communications. Council Members' participation via electronic communication will be broadcast and amplified so other Council Members and all other persons present in the Council Chambers will be able to hear or see the communication.

DATE POSTED: MAY 2, 2024

**RORI L. ANDREASON, MMC
H.R. DIRECTOR/CITY RECORDER**



7505 S Holden Street
Midvale, UT 84047
801-567-7200
www.MidvaleCity.org

MIDVALE CITY COUNCIL STAFF REPORT 05/07/2024

SUBJECT

Consider Ordinance No. 2024-O-09 Authorizing a Zone Map Amendment for Approximately 2.37 Acres Located at 7001 South 900 East to Add the Regional Commerical Residential Overlay Zone.

SUBMITTED BY

Wendelin Knobloch, Planning Director

BACKGROUND AND ANALYSIS

This application proposes to add the Regional Commercial Residential Overlay Zone (RCRO) to a 2.4-acre parcel zoned Regional Commercial (RC) that used to contain a medical office building until it burnt down on January 17, 2021.

The parcel is located on the eastern side of 900 E, one tenth of a mile north of the intersection with Fort Union Blvd. A one-story office building borders the parcel to the north, a fast-food restaurant to the south, and the Essex Court Condominium Community to the east.

Originally, the item was placed on the March 13, 2024 Planning Commission agenda until the applicant withdrew it and made revisions to the concept. It was then readvertised for the April 10, 2024 Planning Commission agenda and received considerable written and verbal public comment which is captured in the [Planning Commission minutes](#). Please note that verbal comment was captured as part of the minutes for this item, written comment was placed at the end of the minutes. The Planning Commission unanimously recommended denial of the application after thorough consideration and debate.

The hearing was advertised in the following manner: (1) a sign that was placed on the property, (2) a notice posted at City Hall, on the City Website, and on the Utah Public Notice website, and (3) a notice letter that was sent out to property owners within 500 feet of the subject property. The advertising process was conducted for each public meeting that showed this application on its agenda, i.e. three times (for the 3/13/2024, 4/11/2024, and 5/7/2024 meetings).

Midvale Municipal Code (MMC) Section 17-3-1(E) and the RCRO Zone (MMC 17-7-12.1.1) outline the criteria and required findings necessary for granting a zone map

amendment as shown below, with bold sections added for emphasis; yellow sections are staff responses for the March 13, 2024 Planning Commission meeting, and green sections show staff responses that refer to the new concept for the April 10, 2024 Planning Commission and May 7, 2024 City Council meetings:

MMC Section 17-3-1(E): Amendments to the Zoning Code or Map

E. Criteria/Required Findings. The city's zoning is the result of a detailed and comprehensive appraisal of the city's present and future land use allocation needs. In order to establish and maintain sound, stable, and desirable development within the city, **rezoning of land is to be discouraged and allowed only under the limited circumstances herein described.** Therefore, the planning commission may recommend, and the city council may grant, **a rezoning application only if it determines, in written findings, that the proposed rezoning is consistent with the policies and goals of the general plan** and that the applicant has demonstrated that the:

1. Proposed rezoning is necessary either **to comply with the general plan proposed land use map** or to **provide land for a community need** that was not anticipated at the time of adoption of the general plan;

Staff Response: While this zone map amendment is not necessary to comply with the 2016 General Plan because it is not included in the Fort Union Opportunity Area, it would contribute to the fulfillment of the community need for housing and commercial development through its residential component and stand-alone commercial structure shown in the concept plan.

Update 4/10/2024: The revised concept internalizes the commercial use into the main structure. The current zoning on the property, Regional Commercial (RC), allows for high intensity commercial development similar in massing and height to the structures allowed in the Regional Commercial Residential Overlay zone (RCRO).

Update 5/7/2024: The Planning Commission indicates in its 4/10/2024 motion that it does not believe that this criterion has been met.

2. Existing zoning was either the result of a **clerical error or a mistake of fact**, or that it failed to take into account the constraints on development created by the natural characteristics of the land, including but not limited to, steep slopes, flood plain, unstable soils, and inadequate drainage; or

Staff Response: The existing zoning is well reasoned and does not represent a clerical error or mistake of fact.

3. **Land or its surrounding environs has changed or is changing** to such a degree that it is in the **public interest to encourage redevelopment** of the area or to recognize the changed character of the area.

Staff Response: This parcel of land has clearly changed due to the disastrous fire in 2021 and redevelopment is in the public interest, however, the concept may not be conducive to the specific goals set in the RCRO Zone as detailed below.

Update 4/10/2024: The revised concept addresses many of the concerns expressed in the first version of the staff report.

Update 5/7/2024: The Planning Commission indicates in its 4/10/2024 motion that it does not believe that this criterion has been met.

MMC 17-7-12.1.1 Regional Commercial Residential Overlay

To utilize the regional commercial residential overlay, it must be demonstrated the proposed development fulfills the following goals:

A. Provides critical mass necessary to help facilitate the transition of regional commercial shopping centers into vibrant mixed-use developments;

Staff Response: This parcel sits at the outer edge of the shopping center and may contribute to the overall health of the area, but it also has residential neighbors that are directly impacted by a high intensity use.

B. Creates a consistently high quality urban environment;

Staff Response: The attached concept plan is not binding and expresses the wishes of the applicant with a seven-story residential structure and a separate drive-through commercial use. The concept does not acknowledge the immediate presence of residential neighbors to the east and its separated drive-through discourages walkability on this corridor.

Update 4/10/2024: The revised concept shows a structure with an altered footprint that internalizes 4500 square feet of commercial square footage into the southwestern corner of the building, omits the separated drive-through use and wraps 58 parking stalls around the building. Five 2-bedroom dwelling units and a leasing office complete the 900 West street frontage. The rear of the structure now includes parking and additional distance from the neighboring property.

C. Enhances the investment of those locating within the regional commercial zone;

Staff Response: This proposal may enhance the investment of the current neighboring businesses, but it does not contribute as much as it could to the enhancement of the corridor into the future and may negatively impact the investment of the residential neighbors to the east.

Update 4/10/2024: The revised concept moves the building further away from the eastern property line and introduces some commercial space on the main floor along 900 East.

D. Promotes economic development by increasing the utilization of existing parcels within current developments;

Staff Response: This proposal increases the utilization of the existing parcel because the previous development burnt down, and the parcel is currently vacant.

E. Eliminates large, underutilized surface parking areas by utilizing alternate parking methods, including but not limited to structured parking and shared parking;

Staff Response: This proposal internalizes the majority of the parking into the podium of the structure and lines the western elevation along 900 E with residential units; the north, east, and south, however, are not lined and present blank windowless walls. The concept plan, as presented, appears to be about 50 spaces short of the required 328 stalls for the residential structure.

Update 4/10/2024: The revised concept plan appears to come close to providing sufficient spaces for the residential and commercial uses, especially if shared parking is utilized.

F. Provides compatibility between residential and commercial uses to create a comfortable environment for both shoppers and residents; and

Staff Response: The monolithic nature of the structure shown on the concept plan does not acknowledge the residential environment to the east.

Update 4/10/2024: The revised concept introduces an additional 30-40 feet of setback between the building and the property line to the east.

G. Provides pedestrian connections within and among developments to support pedestrian activity in existing auto-oriented developments and encourages pedestrian movement. (Ord. 2016-07 § 1 (Att. A (part)))

Staff Response: The drive-through restaurant use negatively impacts walkability on the site and the overall design does not encourage pedestrian movement because the apartment building does not offer dedicated commercial space on the main floor.

Update 4/10/2024: The revised concept omits the drive-through restaurant use and adds 4,500 square feet of commercial space on the main floor. The commercial use and the leasing office make up about 50% of the 900 W street frontage with the balance being depicted as 2-bedroom apartments.

STAFF RECOMMENDATION

This application can also be analyzed in context of the currently established RC zone on this parcel since both zones allow high intensity development. The current zone (RC) allows for a variety of uses that include offices, restaurants, retail, and hotels with a height of up to 75 feet.

The proposed RCRO zone allows multifamily and mixed-use developments at a height of 85 feet to the highest floor plate (with additional height allowance for the roof, elevator etc.) with a density cap of 85 units per acre. The concept plan shows a height of approximately 83 feet. Therefore, projects in either zone could be quite similar in their appearance, height, and massing.

If the City Council believes that satisfying the community need for housing is the main consideration in this case and outweighs burdens associated with dense development, then, based on MMC 17-3-1 and 17-7-12.1.1, Staff advises that the City Council recommend approval of the Zone Map Amendment.

If the City Council believes that adding the RCRO zone would result in burdens that are not outweighed by potential benefits of this zone change then, based on MMC 17-3-1 and 17-7-12.1.1, Staff advises that the City Council recommend denial of the Zone Map Amendment.

Potential findings could be as follows:

1. The subject property abuts the northern edge of the Fort Union Opportunity area within the 2016 General Plan.

2. The application does/does not fulfill the City Code requirements (MMC 17-3-1 (E), MMC 17-7-12.1.1) for a zone map amendment.

RECOMMENDED MOTION

I move that we approve/deny Ordinance No. 2024-O-09 authorizing a Zone Map Amendment for approximately 2.37 Acres located at 7001 South 900 East to add the Regional Commercial Residential Overlay Zone with the findings listed in the staff report.

ATTACHMENTS

1. Site Concept & Landscaping Concept
2. Elevations & Massing Study
3. Public Comment received for 5/7/2024 City Council Meeting

ORDINANCE NO. 2024-O-09

AN ORDINANCE AUTHORIZING A ZONE MAP AMENDMENT FOR APPROXIMATELY 2.37 ACRES LOCATED AT 7001 S 900 E TO ADD THE REGIONAL COMMERCIAL RESIDENTIAL OVERLAY ZONE (RCRO).

WHEREAS, pursuant to Utah Code Annotated Sections 10-9a-501 through 10-9a-503, Midvale City (“the City”) has authority to make and amend a zoning plan which divides the City into zoning districts and within those districts to regulate the erection, construction, reconstruction, alteration, and uses of buildings and structures and the uses of land; and

WHEREAS, a request has been made for a change of zoning on the property described in Exhibit A; and

WHEREAS, the Planning Commission held a public hearing on April 10, 2024, to review the request for rezone and, after considering all of the information received, made a recommendation to deny the rezone request thereon to the City Council; and

WHEREAS, the City Council of Midvale City, Utah held a public hearing on May 7, 2024; and

WHEREAS, after taking into consideration citizen testimony, planning and demographic data, the desires of the owners of the property, and the Planning Commission’s recommendation as part of its deliberations, the City Council determined the following:

1. The subject property comprises a combined 2.37 acres of land and provides for a logical placement of a mixed-use structure adjacent to a state road and the Fort Union shopping area.
2. The zone map amendment implements City policy by providing for the community need of housing that was not anticipated at the time of adoption of the General Plan.
3. It is in the public interest to redevelop the property because a fire destroyed the previously existing office development.
4. The application complies with the amendment process outlined in Midvale Municipal Code Section 17-3-1.

NOW, THEREFORE, BE IT ORDAINED by the City Council of Midvale City, Utah as follows:

Section 1. The zoning ordinance, which sets forth the zone districts within Midvale City which portion of the said zoning ordinance is established by a zoning map, is hereby amended as follows:

The property (Parcel No. 22-20-377-004-0000) described in Exhibit A attached hereto

and by this reference made a part hereof, which property is located at 7001 South 900 East, Midvale, Utah, and is currently zoned Regional Commercial (RC), shall be zoned Regional Commercial (RC) and Regional Commercial Residential Overlay (RCRO).

ZONING PRIOR TO EFFECTIVE DATE OF THIS ORDINANCE:

Regional Commercial (RC)

ZONING AFTER EFFECTIVE DATE OF THIS ORDINANCE:

Regional Commercial (RC) and Regional Commercial Residential Overlay (RCRO).

Section 2. This ordinance shall take effect immediately.

PASSED AND APPROVED this ____ day of _____, 20__.

Marcus Stevenson, Mayor

ATTEST:

Rori Andreason, MMC
City Recorder

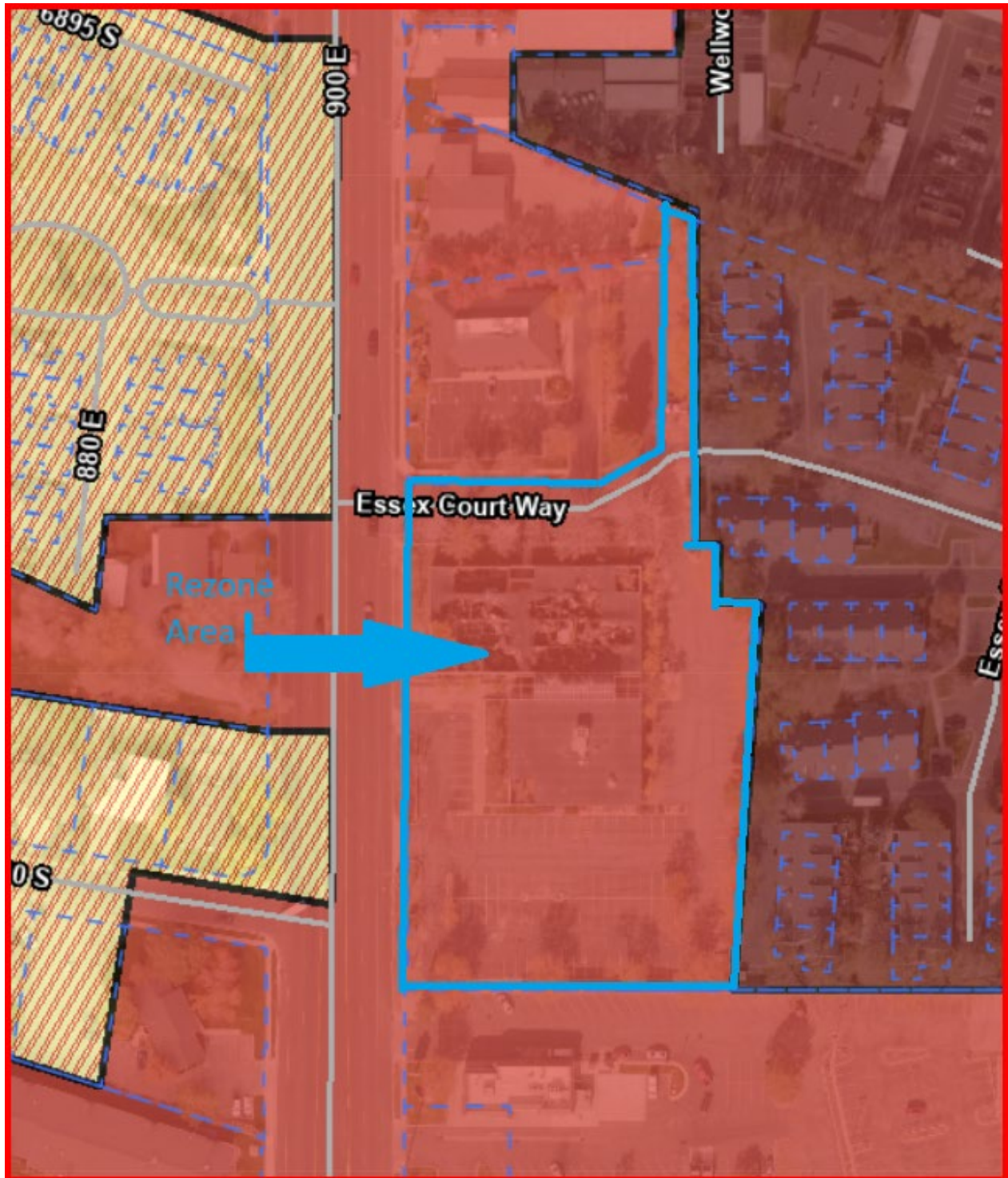
Voting by City Council
Bonnie Billings
Paul Glover
Heidi Robinson
Bryant Brown
Dustin Gettel

“Aye”

“Nay”

Date of first publication: _____

“EXHIBIT A”
(Ordinance No. 2024-O-09)



PROJECT INFORMATION

SITE AREA: 102,495 SF = 2.35 ACRES
BUILDING FOOTPRINT: 53,133 SF (Including 4,500 SF RETAIL)
NUMBER OF STORIES: 7 STORIES ABOVE GRADE (~83')

ZONING INFORMATION
ZONE - REZONE TO REGIONAL COMMERCIAL RESIDENTIAL OVERLAY (RCRO)
MAX DWELLING UNITS/ACRE 85 (2.35*85 = 200 UNITS ALLOWED)
BUILDING HEIGHT LIMIT: 115'-0"
FRONT SETBACK: 15'
SIDE SETBACK: 0'
REAR SETBACK: 0'

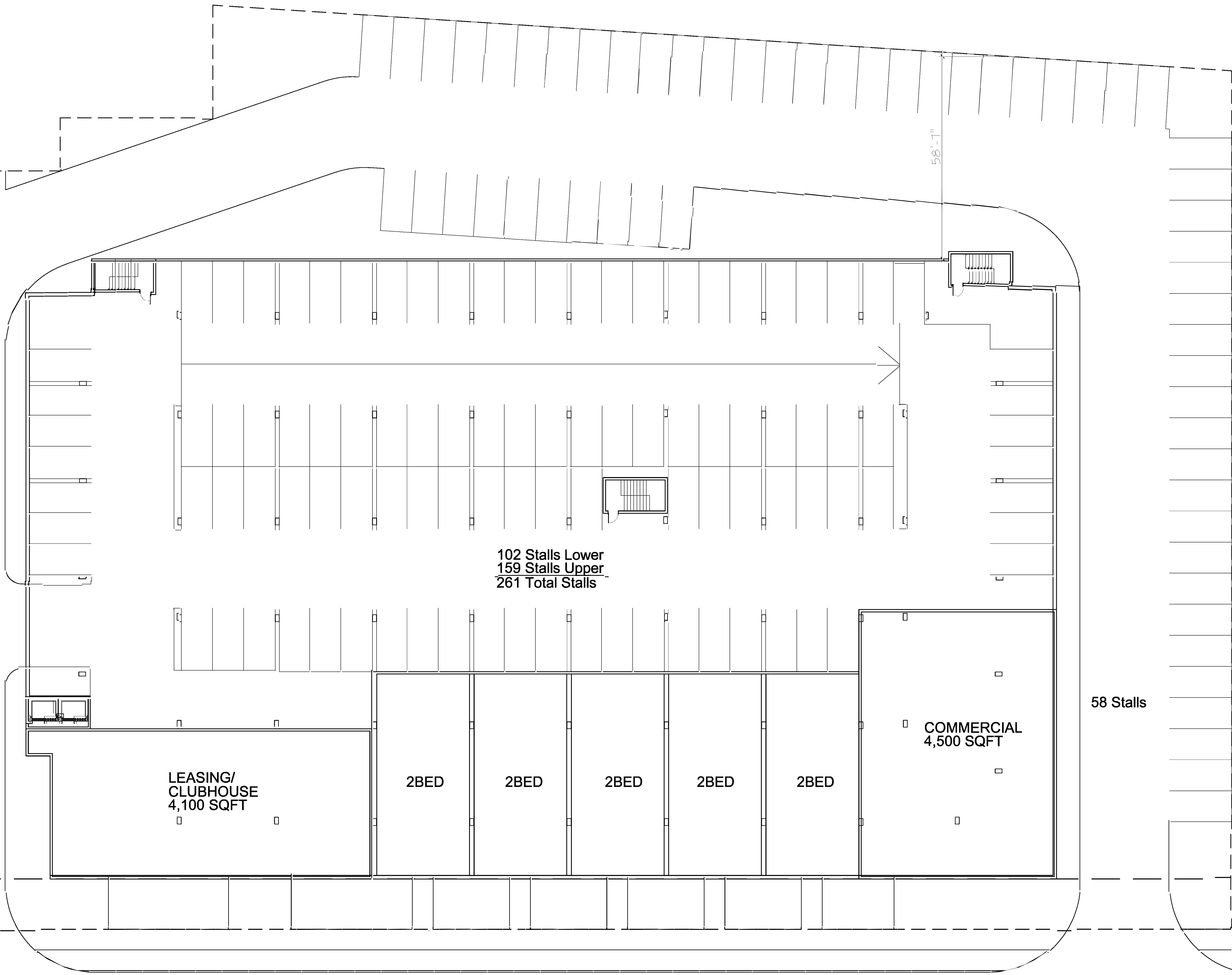
OPEN SPACE MIN. = 30% OF SITE (INCLUDING ELEVATED PLAZAS)

UNIT MIX:	STUDIOS	24 (12%)
	1-BEDS	112 (56%)
	2-BEDS	64 (32%)
	TOTAL	200

PARKING REQUIRED: STUDIOS & 1-BEDS = 1 STALL/UNIT
2-BEDS = 2 STALLS/UNIT
264 STALLS REQUIRED

PARKING PROVIDED: 267 (PARKING STRUCTURE)
22 (SURFACE)
287 TOTAL PROVIDED Drawing shows 58 STALLS

GUEST STALLS REQUIRED: 1 STALL/4 UNITS
200 / 4 = 50 STALLS



58'-7"

58 Stalls

COMMERCIAL
4,500 SQFT

LEASING/
CLUBHOUSE
4,100 SQFT

2BED

2BED

2BED

2BED

2BED

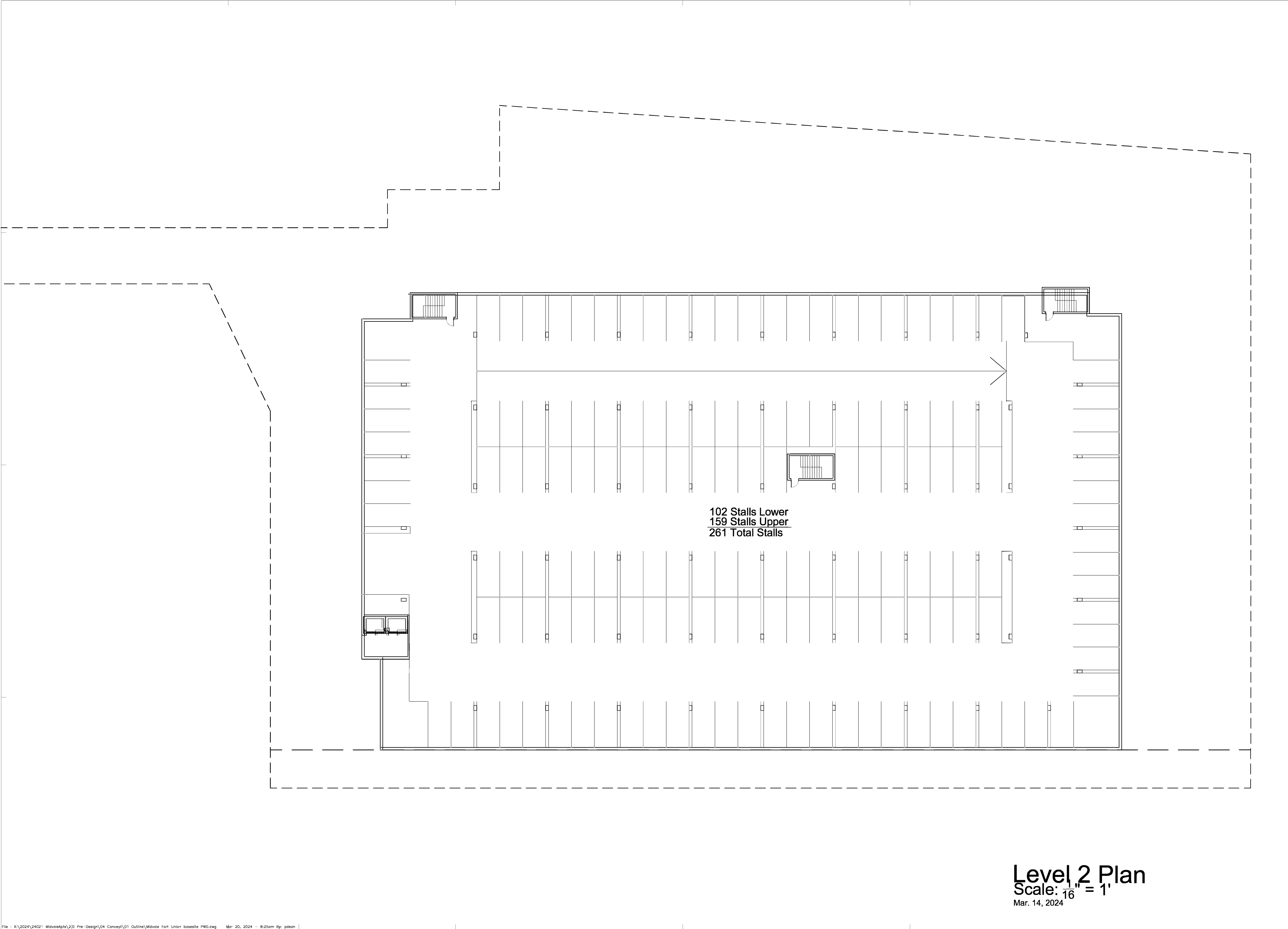
Level 1 Plan
Scale: 1/16" = 1'
Mar. 14, 2024

Midvale Fort Union Apts.

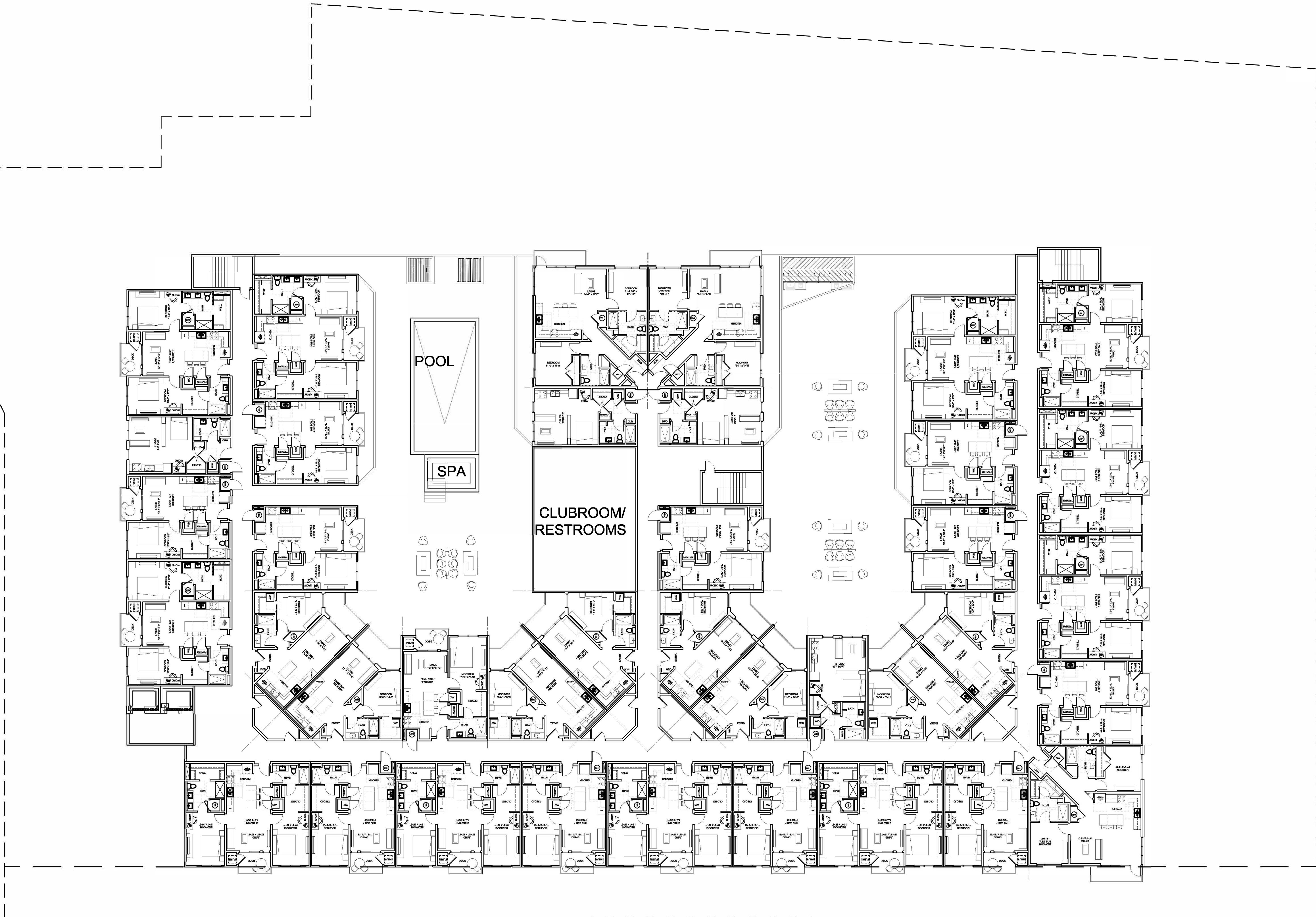
Midvale, UT

FFKR ARCHITECTS

730 Pacific Avenue • Salt Lake City, Utah 84104
801.521.6186 • FFKR.COM



Level 2 Plan
Scale: $\frac{1}{16}" = 1'$
Mar. 14, 2024



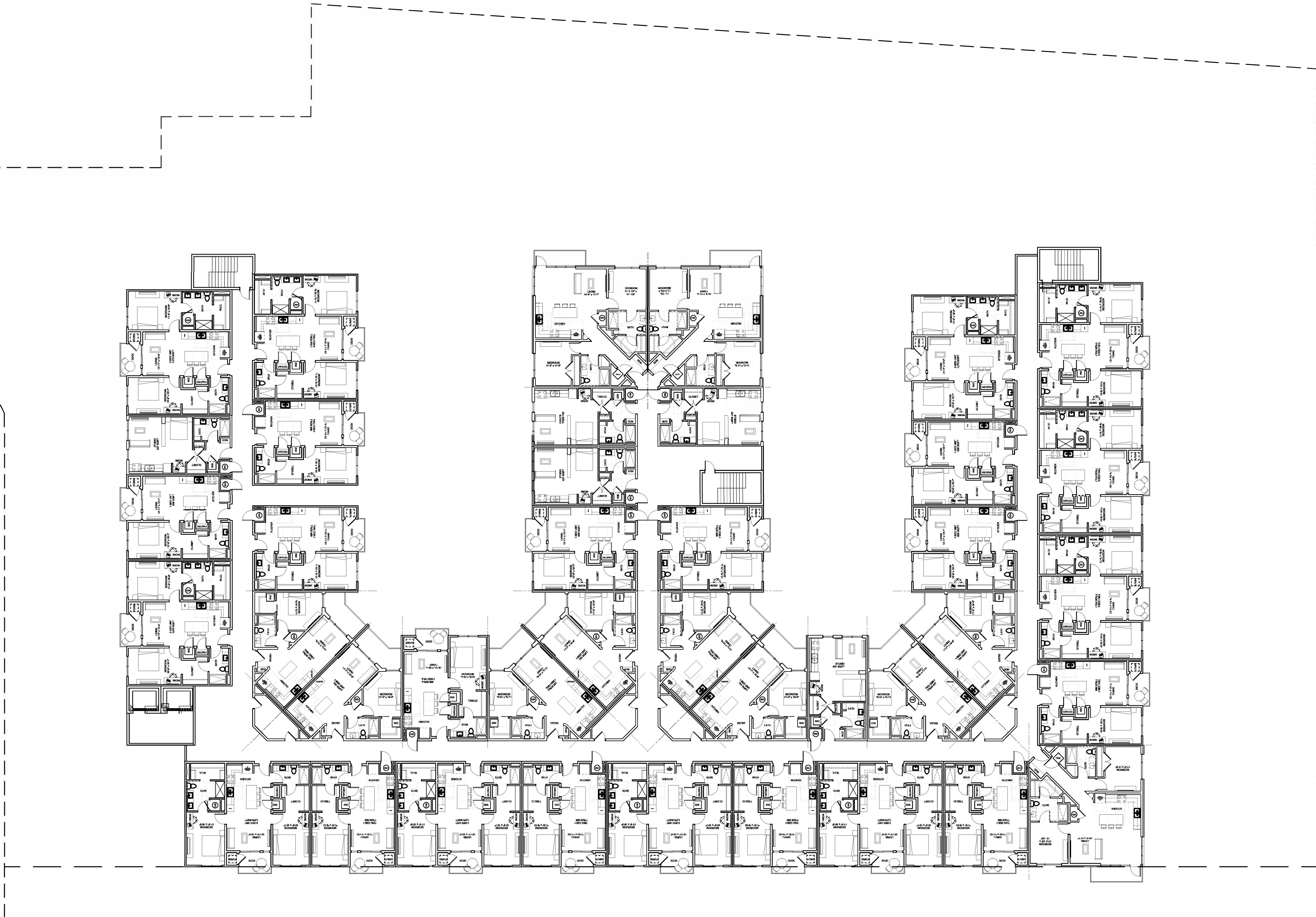
200 TOTAL UNITS (5 STORIES)

Level 3 Plan
Scale: $\frac{1}{16}" = 1'$
Mar. 14, 2024

Midvale Fort Union Apts.
Midvale, UT

FFKR ARCHITECTS
730 Pacific Avenue • Salt Lake City, Utah 84104
O 801.521.6186 • FFKR.COM

PROJECT #
DATE STATUS



Levels 4-6 Plan
Scale: $\frac{1}{4}'' = 1'$
Mar. 14, 2024

Midvale Fort Union Apts.
Midvale, UT

SEAL

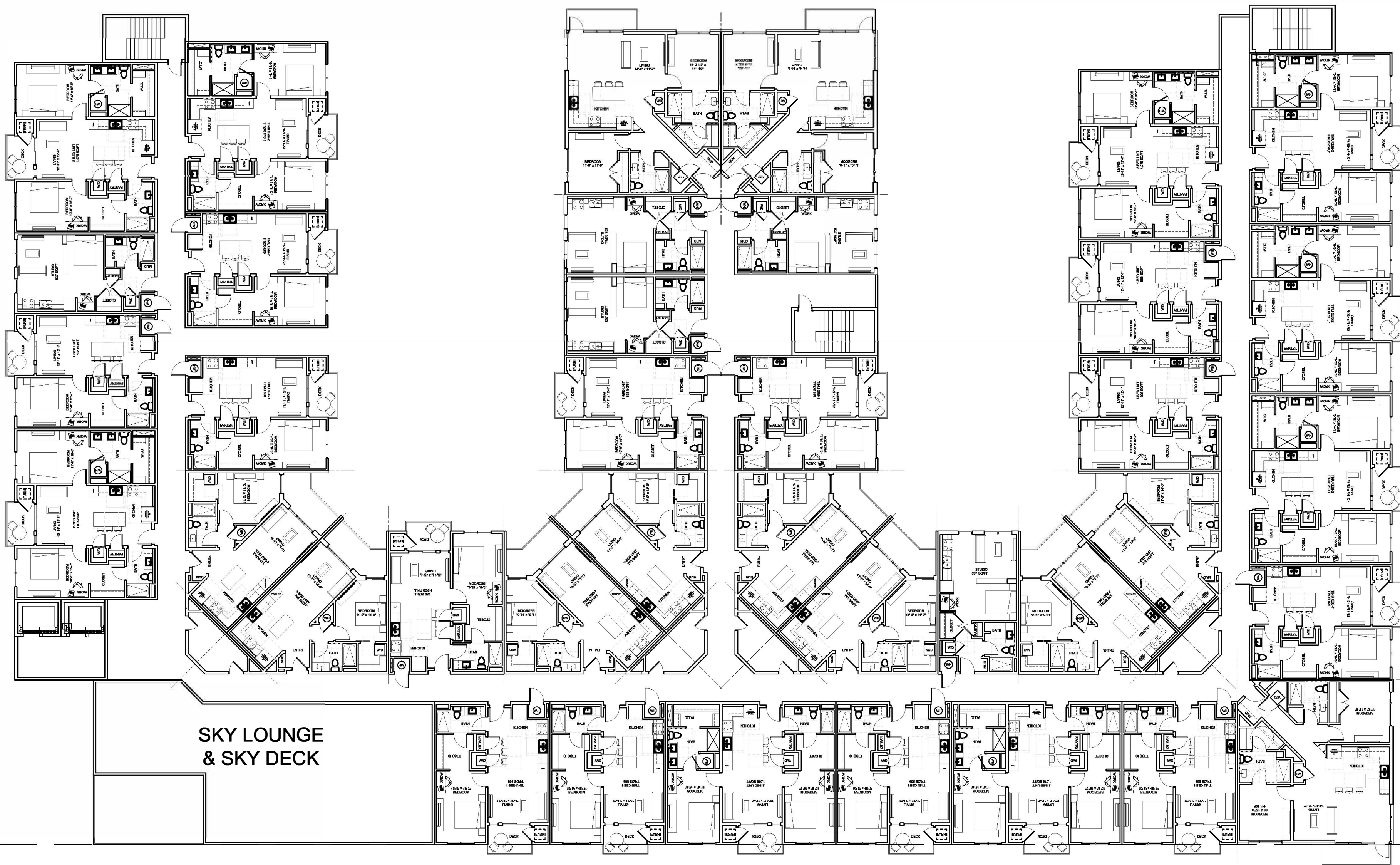
PROJECT #

DATE

STATUS

FFKR ARCHITECTS

730 Pacific Avenue • Salt Lake City, Utah 84104
O 801.521.6186 • FFKR.COM



Level 7 Plan
Scale: $\frac{1}{16}" = 1'$
Mar. 14, 2024

Midvale Fort Union Apts.
Midvale, UT

FFKR ARCHITECTS
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56'-6"

POOL

SPA

58 Stalls

Landscape Plan
Scale: $\frac{1}{16}" = 1'$
Mar. 14, 2024

Midvale Fort Union Apts.
Midvale, UT

SEAL

PROJECT #

DATE

STATUS

FFKR ARCHITECTS

730 Pacific Avenue - Salt Lake City, Utah 84104
O 801.521.6186 • FFKR.COM



Concept Images



Precedent Images

PROJECT INFORMATION (IF OFFICE USE IN RC ZONE)

SITE AREA: 102,495 SF = 2.35 ACRES
BUILDING FOOTPRINT: 70,000 SF

NUMBER OF STORIES: 6 STORIES ABOVE GRADE (75')

ZONING INFORMATION

ZONE - RC
MAX DWELLING UNITS/ACRE 85 (2.35*85 = 200 UNITS ALLOWED)

BUILDING HEIGHT LIMIT: 75'-0"
FRONT SETBACK: 15'
SIDE SETBACK: 10' (IF IN PUBLIC VIEW)
REAR SETBACK: 30' (LANDSCAPE BUFFER)

LANDSCAPING MIN. = 15% OF SITE

USE: OFFICE 70,000 SQFT/FLOOR
280,000 SQFT. (4 FLOORS)

PARKING REQUIRED: 3 STALLS / 1,000 SQFT.
840 STALLS REQUIRED

PROJECT INFORMATION (PROPOSED APARTMENT BDLG)

SITE AREA: 102,495 SF = 2.35 ACRES
BUILDING FOOTPRINT: 53,133 SF (Including 4,500 SF RETAIL)

NUMBER OF STORIES: 7 STORIES ABOVE GRADE (~75')

ZONING INFORMATION

ZONE - REZONE TO REGIONAL COMMERCIAL RESIDENTIAL OVERLAY (RCRO)
MAX DWELLING UNITS/ACRE 85 (2.35*85 = 200 UNITS ALLOWED)
BUILDING HEIGHT PROPOSED: 75'-0"
FRONT SETBACK PROPOSED: 15'
SIDE SETBACK PROPOSED: 35' (NORTH) 50' (SOUTH)
REAR SETBACK PROPOSED: 55'-60'

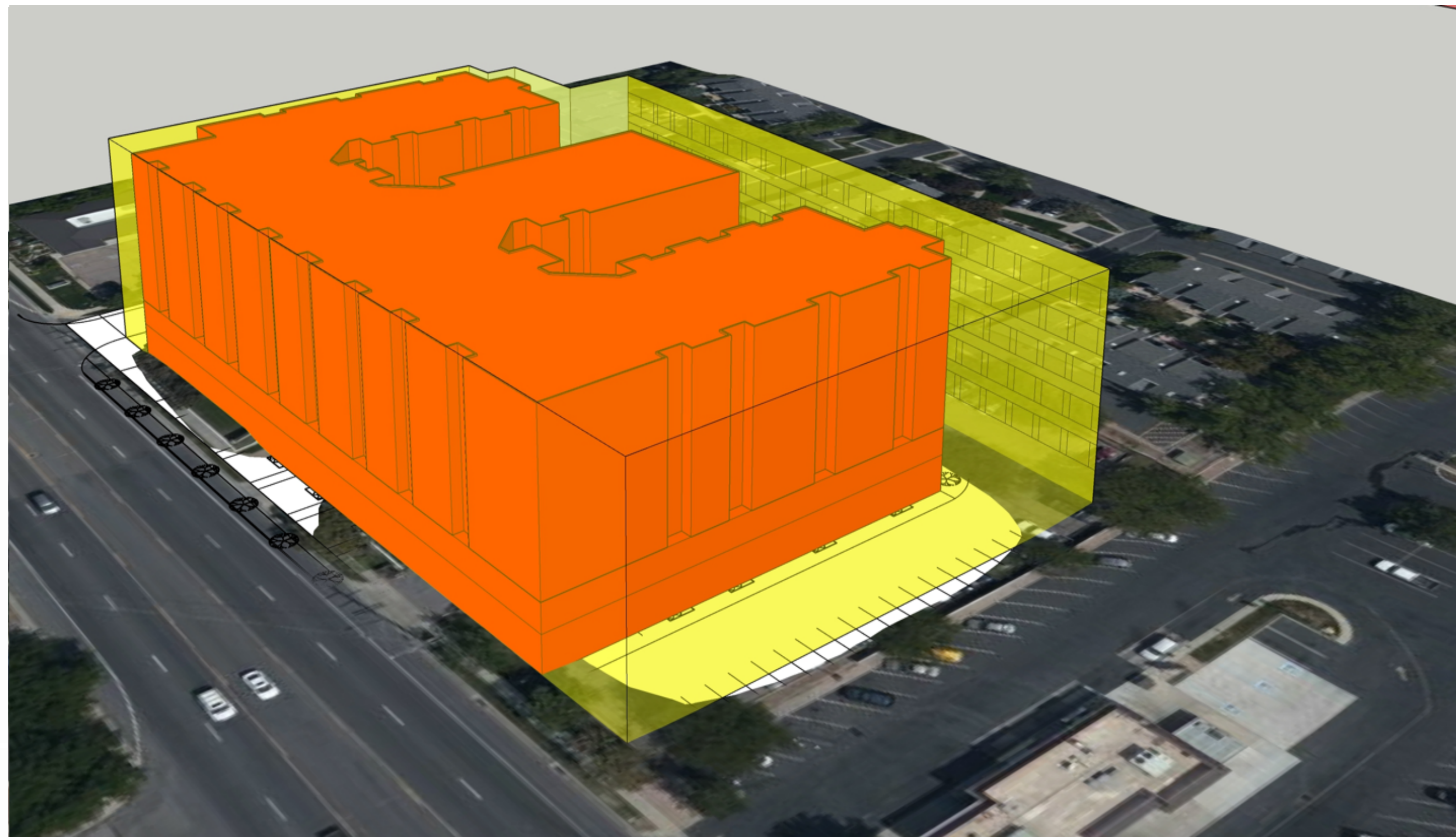
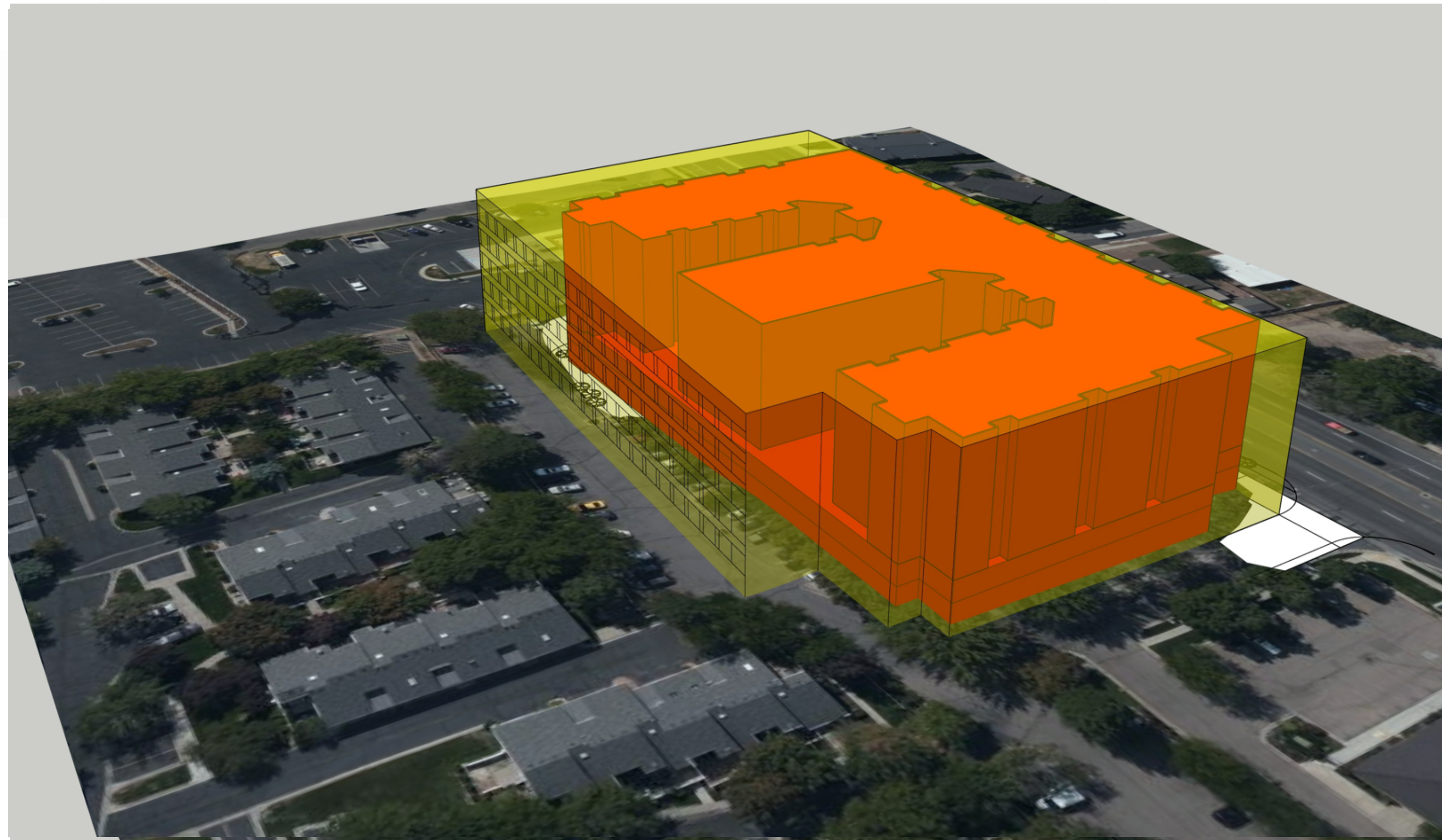
OPEN SPACE MIN. = 30% OF SITE (INCLUDING ELEVATED PLAZAS)

UNIT MIX: STUDIOS 24 (12%)
 1-BEDS 112 (56%)
 2-BEDS 64 (32%)
 TOTAL 200

PARKING REQUIRED: STUDIOS & 1-BEDS = 1 STALL/UNIT
 2-BEDS = 2 STALLS/UNIT
 264 STALLS REQUIRED

GUEST STALLS REQUIRED: 1 STALL/4 UNITS
200 / 4 = 50 STALLS

PARKING PROVIDED: 261 (PARKING STRUCTURE)
 58 (SURFACE)
 319 TOTAL PROVIDED



RC Zone Analysis

FW: Public Comments for 5.7.24 City Council Hearing zoning change request for 7001 S 900 E

Midvale Planning Mailbox <Planning@midvale.com>

Tue 4/30/2024 4:11 PM

To:Wendelin Knobloch <wknobloch@midvale.com>

📎 1 attachments (94 KB)

Cowan Response zone ammendment 7001S 900E.pdf;



Jonathan Anderson

Planner II

Midvale City

7505 S Holden Street

Midvale, UT 84047

janderson@midvale.com

Hours: M-Th, 8am to 6pm

801-567-7238

From: MARK COWAN <MOOCOWAN@msn.com>

Sent: Tuesday, April 30, 2024 2:45 PM

To: Midvale Planning Mailbox <Planning@midvale.com>

Subject: Public Comments for 5.7.24 City Council Hearing zoning change request for 7001 S 900 E

Midvale City Council,

I am a home owner in the Essex Court complex located adjacent to the property seeking the zoning change at 7001 S 900E. The members of our community expressed our concerns during the planning and zoning meeting held a few weeks ago. The planning and zoning committee rightfully declined to recommend this zoning change to the council. Listed below are a few of my concerns and thoughts regarding this proposed change;

17-7-12.3 **Development standards.**

D. *Height.* The maximum height for the zone is forty-five feet for a sloped roof or forty-two feet for a flat roof and may extend up to seventy-five feet for a sloped roof or seventy-two feet for a flat roof for portions of the structure more than one hundred feet from a single family residential zoning district.

The proposed development is higher than any development in the surrounding area and if developed as proposed will be outside the maximum height standards for this zone.

17-7-12.7 An applicant for new development must provide off-street parking with adequate provisions for independent ingress and egress by automobiles and other motorized vehicles.

The proposed design does not provide adequate provisions for independent ingress and egress by automobiles and other motorized vehicles. During the planning and zoning meeting several people testified to the difficulties with the access for the existing residences in the area. The applicant should have a traffic study completed prior to the council approving any zoning amendment for this parcel.

17-7-12.9Conditional use standards of review.

The city shall not issue a conditional use permit unless the community and economic development department, in the case of an administrative conditional use, or the planning commission, for all other conditional uses, concludes that the application mitigates adverse

impacts and complies with the following general standards applicable to all conditional uses, as well as the specific standards for the use.

During the planning and zoning meeting there were several concerned community members who spoke out against this proposed zoning change along with the proposed development. The proposed development is outside the scope of the RCRO zoning and will require "conditional use" exemptions for parking and height variances. There was not one "community" member who was in favor of this proposal. If this zone change is approved it will be in violation of code 17-7-12.9

17-7-12.9 A 2 The structures associated with the use are compatible with surrounding structures in terms of use, scale, mass and circulation;

The proposed development is significantly larger than any development withing several miles of the surrounding area and is in violation of this ordinance.

I would encourage you to listen to the voice of your constituents, and the community at large who have indicated very clearly that this type of development and zoning are not complimentary to the existing community. In fact this change could create serious health and safety issues for pedestrians and vehicular traffic. I would also highly recommend you have the fire and police inspectors visit this location to watch the traffic flows into and out of the Essex Court complex. This is a small ingress and egress that is the only emergency access to and from the Essex Court complex. Should another emergency arise similar to the fire that burned down the building on the proposed development site, there will be no way for residents of both communities to safely leave and for emergency responders to access the area. During the recent fire that occurred on this property residents of Essex Court were not able to enter or depart the property in their vehicles for a significant amount of time. While this was inconvenient and possibly life threatening to anyone who may have needed any emergency services at this time, it highlights the already poor accessibility of the properties sharing this access.

It is my conclusion that this request is outside the intended scope of 17-7-12.1 and should be rejected.

Thank you,
Mark Cowan
991 Essex Court Way
Midvale, UT 84047
307-389-4480

1. Proposed rezoning is necessary either **to comply with the general plan proposed land use map** or to **provide land for a community need** that was not anticipated at the time of adoption of the general plan;

Staff Response: While this zone map amendment is not necessary to comply with the 2016 General Plan because it is not included in the Fort Union Opportunity Area, it would contribute to the fulfillment of the community need for housing and commercial development through its residential component and stand-alone commercial structure shown in the concept plan.

Update 4/10/2024: The revised concept internalizes the commercial use into the main structure. The current zoning on the property, Regional Commercial (RC), allows for high intensity commercial development similar in massing and height to the structures allowed in the Regional Commercial Residential Overlay zone (RCRO).

Cowan Response: The original zoning (RC) assumes traffic patterns that are different from (RCRO) zones. This zoning change will bring significant residential traffic at hours outside the hours seen in the RC zoning.

2. Existing zoning was either the result of a **clerical error or a mistake of fact**, or that it failed to take into account the constraints on development created by the natural characteristics of the land, including but not limited to, steep slopes, flood plain, unstable soils, and inadequate drainage; or

Staff Response: The existing zoning is well reasoned and does not represent a clerical error or mistake of fact.

Cowan Response: Existing zoning has been functional and does not warrant changing to RC

3. **Land or its surrounding environs has changed or is changing** to such a degree that it is in the **public interest to encourage redevelopment** of the area or to recognize the changed character of the area.

Staff Response: This parcel of land has clearly changed due to the disastrous fire in 2021 and redevelopment is in the public interest, however, the concept may not be conducive to the specific goals set in the RCRO Zone as detailed below.

Update 4/10/2024: The revised concept addresses many of the concerns expressed in the first version of the staff report.

Cowan Response: The parcel of land has not changed nor have any of the traffic or safety issues drafted in the original zoning of this parcel. The community is not encouraging a zoning change. In fact the overwhelming public comments are encouraging a replacement of the commercial structure originally approved in the RC zoning.

MMC 17-7-12.1.1 Regional Commercial Residential Overlay

To utilize the regional commercial residential overlay, it must be demonstrated the proposed development fulfills the following goals:

A. Provides critical mass necessary to help facilitate the transition of regional commercial shopping centers into vibrant mixed-use developments;

Staff Response: This parcel sits at the outer edge of the shopping center and may contribute to the overall health of the area, but it also has residential neighbors that are directly impacted by a high intensity use.

Cowan Response: The limited commercial space in the proposed development does not encourage vibrant mixed use and will likely only be able to cater to the residents of the complex due to lack of adequate parking and traffic patterns that are not conducive to any type of retail development.

B. Creates a consistently high quality urban environment;

Staff Response: The attached concept plan is not binding and expresses the wishes of the applicant with a seven-story residential structure and a separate drive-through commercial use. The concept does not acknowledge the immediate presence of residential neighbors to the east and its separated drive-through discourages walkability on this corridor.

Update 4/10/2024: The revised concept shows a structure with an altered footprint that internalizes 4500 square feet of commercial square footage into the southwestern corner of the building, omits the separated drive-through use and wraps 58 parking stalls around the building. Five 2-bedroom dwelling units and a leasing office complete the 900 West street frontage. The rear of the structure now includes parking and additional distance from the neighboring property.

Cowan Response: The limited commercial space in the proposed development does not encourage vibrant mixed use and will likely only be able to cater to the residents of the complex due to lack of adequate parking and traffic patterns that are not conducive to any type of retail development.

C. Enhances the investment of those locating within the regional commercial zone;

Staff Response: This proposal may enhance the investment of the current neighboring businesses, but it does not contribute as much as it could to the enhancement of the corridor into the future and may negatively impact the investment of the residential neighbors to the east.

Update 4/10/2024: The revised concept moves the building further away from the eastern property line and introduces some commercial space on the main floor along 900 East.

Cowan Response: The high density residential development will decrease property values and not provide any noticeable enhancement to the zone. Further investment in the area will likely be decreased due to lack of proper walkability and vehicular traffic corridors.

D. Promotes economic development by increasing the utilization of existing parcels within current developments;

Staff Response: This proposal increases the utilization of the existing parcel because the previous development burnt down, and the parcel is currently vacant.

Cowan Response: The parcel can be replaced with a similar commercial structure which would encourage access to local healthcare and other services that were provided in the burnt down building. Replacing the building with residential units will provide increased property tax revenue at the cost of removing access to commercial spaces that encourage economic growth.

E. Eliminates large, underutilized surface parking areas by utilizing alternate parking methods, including but not limited to structured parking and shared parking;

Staff Response: This proposal internalizes the majority of the parking into the podium of the structure and lines the western elevation along 900 E with residential units, the north, east, and south, however, are not lined and present blank windowless walls. The concept plan, as presented, appears to be about 50 spaces short of the required 328 stalls for the residential structure.

Update 4/10/2024: The revised concept plan appears to come close to providing sufficient spaces for the residential and commercial uses, especially if shared parking is utilized.

Cowan Response: The parking and traffic patterns for the proposed development are grossly inadequate especially if there are proposed development is to offer 4500 sq feet of commercial space. Further and new RC development would be required to use parking areas for commercial development.

F. Provides compatibility between residential and commercial uses to create a comfortable environment for both shoppers and residents; and

Staff Response: The monolithic nature of the structure shown on the concept plan does not acknowledge the residential environment to the east.

Update 4/10/2024: The revised concept introduces an additional 30-40 feet of setback between the building and the property line to the east.

Cowan Response: The proposed development is not compatible with the existing residential and commercial spaces. The development is a typical high density development that may be well suited for areas zoned for these developments. Walking and driving in the area will become hazardous do to increased traffic along a road with higher speed limits than are typical for ingress and egress in RCRO zones.

G. Provides pedestrian connections within and among developments to support pedestrian activity in existing auto-oriented developments and encourages pedestrian movement. (Ord. 2016-07 § 1 (Att. A (part)))

Staff Response: The drive-through restaurant use negatively impacts walkability on the site and the overall design does not encourage pedestrian movement because the apartment building does not offer dedicated commercial space on the main floor.

Update 4/10/2024: The revised concept omits the drive-through restaurant use and adds 4,500 square feet of commercial space on the main floor. The commercial use and

the leasing office make up about 50% of the 900 W street frontage with the balance being depicted as 2-bedroom apartments.

Cowan Response: The dedicated commercial space does nothing to encourage pedestrian traffic and will only increase vehicular traffic in the area



7505 S Holden Street
Midvale, UT 84047
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MIDVALE CITY COUNCIL STAFF REPORT 5/7/2024

SUBJECT

Midvale City initiated Rezone request to remove the 7200 S Overlay from the northeast and southeast corners of State Street and Fort Union Blvd.

SUBMITTED BY

Elizabeth Arnold, Senior Planner

BACKGROUND AND ANALYSIS

Throughout 2022, Midvale City, in tandem with a consulting team, conducted the Midvale State Street Corridor Study. At the conclusion of the study, recommendations were provided to the City with potential changes that could be implemented to improve the State Street area by encouraging development that aligns with the City's vision for State Street. One recommendation was to remove the 7200 S Overlay from the northeast and southeast corners of State Street and Fort Union Blvd. The 7200 S Overlay zone was developed to supplement the Mixed-Use (MU) zone. Given that the subject area does not have MU zoning and is zoned for State Street Commercial, the 7200 S Overlay is restricting development in ways that are not conducive to the City's goals.

Midvale City Code 17-3-1(E.) outlines the criteria necessary for granting a rezone as follows:

17-3-1 Criteria/Required Findings. ...rezoning of land is to be discouraged and allowed only under the limited circumstances herein described. Therefore, the planning commission may recommend, and the city council may grant, a rezoning application only if it determines, in written findings, that the proposed rezoning is consistent with the policies and goals of the general plan and that the applicant has demonstrated that the:

- 1. Proposed rezoning is necessary either to comply with the general plan proposed land use map or to provide land for a community need that was not anticipated at the time of adoption of the general plan;*
- 2. Existing zoning was either the result of a clerical error or a mistake of fact, or that it failed to take into account the constraints on development created by the natural characteristics of the land, including but not limited to, steep slopes, flood plain, unstable soils, and inadequate drainage; or*

3. *Land or its surrounding environs has changed or is changing to such a degree that it is in the public interest to encourage redevelopment of the area or to recognize the changed character of the area.*

The proposed rezone request satisfies Goal #2 listed above. As the 7200 S Overlay was designed to supplement the MU zone, and there is no MU in this area, this appears to be the result of a clerical error.

Public notice has been sent to property owners within 500 feet of the subject area. No written objections have been received as of the writing of this report.

STAFF RECOMMENDATION

Staff recommends the City Council approve the Rezone request with the following findings:

1. Removing the 7200 S Overlay will allow for development that aligns with Midvale City's vision for the State Street area.
2. The request complies with the rezone procedure outlined in Midvale City Code 17-3-1(E).

Planning Commission Recommendation

Recommend Approval.

RECOMMENDED MOTION

"I move that we approve Ordinance 2024-O-10 removing the 7200 S Overlay from the northeast and southeast corners of State Street and Fort Union Blvd, as provided in the attachments, with the findings noted in the staff report."

ATTACHMENTS

1. Draft Ordinance

ORDINANCE NO. 2024-O-10

AN ORDINANCE REZONING APPROXIMATELY 6.78 ACRES OF PROPERTIES LOCATED AT 7157 S STATE ST, 75 E FORT UNION BLVD, 25-33 E FORT UNION BLVD, 7211 S STATE ST, 7227 S STATE ST, AND 7263 S STATE ST, REMOVING THE 7200 S OVERLAY ZONE.

WHEREAS, pursuant to Utah Code Annotated Sections 10-9a-501 through 10-9a-503, Midvale City (“the City”) has authority to make and amend a zoning plan which divides the City into zoning districts and within those districts to regulate the erection, construction, reconstruction, alteration, and uses of buildings and structures and the uses of land; and

WHEREAS, a request has been made for a change of zoning on the property described in Exhibit A; and

WHEREAS, the Planning Commission held a public hearing on April 10, 2024 to review the request for rezone and, after considering all of the information received, made a recommendation to approve the rezone request thereon to the City Council; and

WHEREAS, the City Council of Midvale City, Utah held a public hearing on May 7, 2024 and approved the rezone request; and

WHEREAS, after taking into consideration citizen testimony, planning and demographic data, the desires of the owners of the property, and the Planning Commission’s recommendation as part of its deliberations, the City Council determined the following:

1. Removing the 7200 S Overlay will allow for development that aligns with Midvale City’s vision for the State Street area.
2. The project complies with the rezone procedure outlined in Midvale City Code 17-3-1(E).

NOW, THEREFORE, BE IT ORDAINED by the City Council of Midvale City, Utah as follows:

Section 1. The zoning ordinance, which sets forth the zone districts within Midvale City which portion of the said zoning ordinance is established by a zoning map, is hereby amended as follows:

The properties described in Exhibit A attached hereto and by this reference made a part hereof, which properties are located at approximately 7157 S State St, 75 E Fort Union Blvd, 25-33 E Fort Union Blvd, 7211 S State St, 7227 S State St, and 7263 S State St, Midvale, Utah, and are currently zoned Clean Industrial (CI), shall be zoned Main Street Form Based Code (MS-FBC).

ZONING PRIOR TO EFFECTIVE DATE OF THIS ORDINANCE:

State Street Commercial (SSC) and 7200 S Overlay

ZONING AFTER EFFECTIVE DATE OF THIS ORDINANCE:

State Street Commercial (SSC)

Section 2. This ordinance shall take effect immediately.

PASSED AND APPROVED this ____ day of _____, 2024.

Marcus Stevenson, Mayor

ATTEST:

Rori Andreason, MMC
City Recorder

Voting by City Council

Bonnie Billings

Paul Glover

Heidi Robinson

Bryant Brown

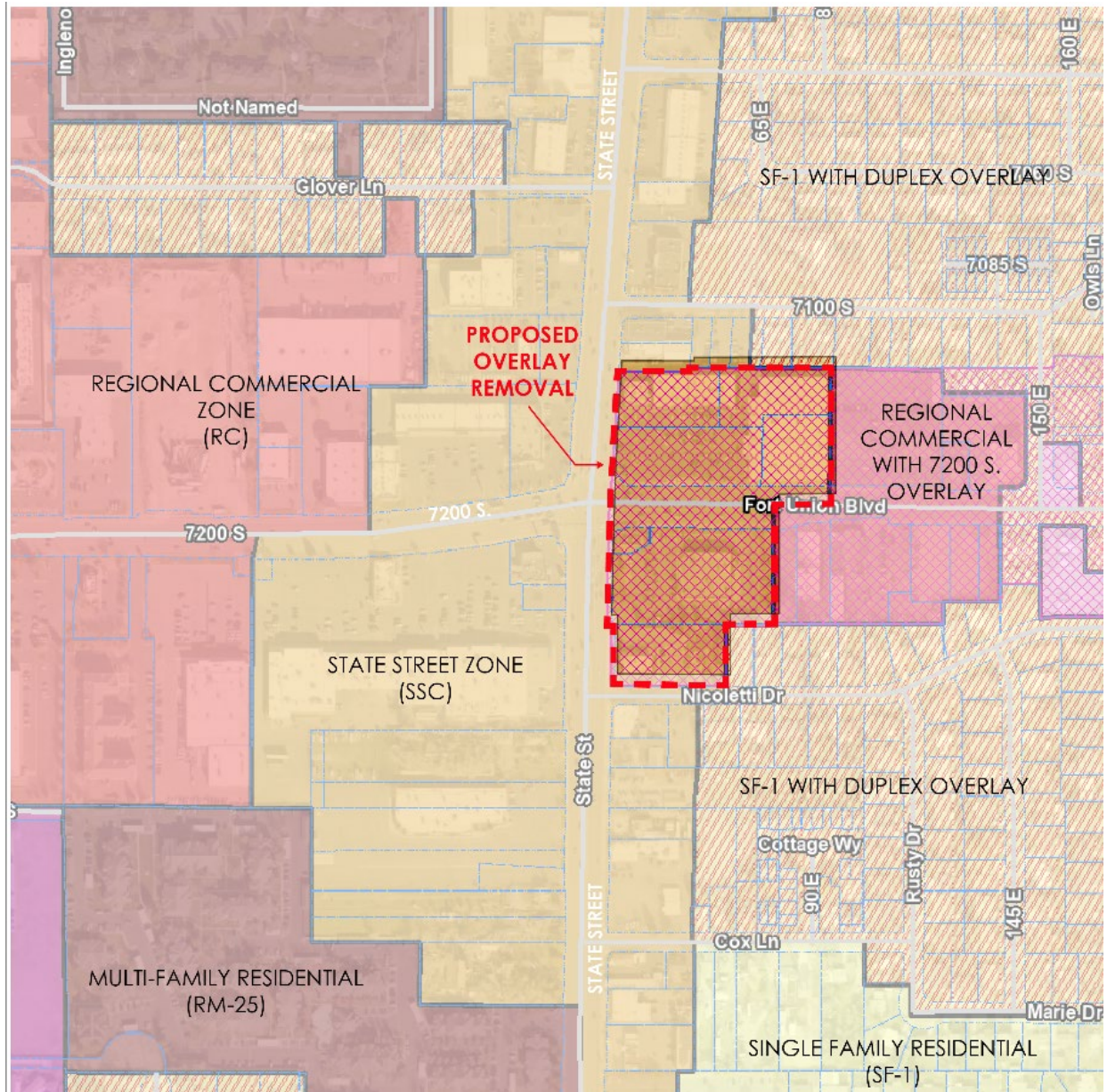
Dustin Gettel

“Aye”

“Nay”

Date of first publication: _____

Attachment A:





7505 S Holden Street
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MIDVALE CITY COUNCIL STAFF REPORT 5/7/2024

SUBJECT

Midvale City initiated request to amend Sections 17-7-7.1, 17-7-7.4, 17-7-7.5, and 17-7-7.8 of the State Street (SSC) zone of the Midvale City Municipal Code.

SUBMITTED BY

Elizabeth Arnold, Senior Planner

BACKGROUND AND ANALYSIS

Throughout 2022, Midvale City, in tandem with a consulting team, conducted the Midvale State Street Corridor Study. At the conclusion of the study, recommendations were provided to improve the State Street area by encouraging development that aligns with the City's vision for State Street. The Study explored land use concepts that addressed streetscape, building frontage, development type and form, and rear-yard development. The proposed text amendments will encourage enhanced building frontages and increased activation of outdoor spaces.

Public notice has been sent to affected entities as required in 17-3-9.B of the Municipal Code. No comments have been received as of the writing of this report.

-AMENDMENTS TO THE ZONING CODE OR MAP-

Midvale City Code 17-3-1 outlines the criteria necessary for amendments to the zoning code or map (Staff responses in **bold**):

17-3-1.E Amendments to the Zoning Code or Map.

1. Proposed rezoning is necessary either to comply with the general plan proposed land use map or to provide land for a community need that was not anticipated at the time of adoption of the general plan;

Response: The request is not for a rezone; rather, an amendment that addresses streetscape, building frontage, development type and form, and rear-yard development in the SSC zone and satisfies ongoing community needs.

2. Existing zoning was either the result of a clerical error or a mistake of fact, or that it failed to take into account the constraints on development created by the natural characteristics of the land, including but not limited to, steep slopes, flood plain, unstable soils, and inadequate drainage; or,

Response: This criterion is not applicable.

3. Land or its surrounding environs has changed or is changing to such a degree that it is in the public interest to encourage redevelopment of the area or to recognize the changed character of the area;

Response: This criterion is not applicable.

STAFF RECOMMENDATION

Staff recommends the City Council approve the text amendment with the following finding:

1. The amendment complies with Midvale City Code 17-3-1(E)(1).

Planning Commission Recommendation

Recommend Approval.

RECOMMENDED MOTION

“I move that we approve Ordinance 2024-O-11 amending Sections 17-7-7.1, 17-7-7.4, 17-7-7.5, and 17-7-7.8 of the State Street (SSC) zone of the Midvale City Municipal Code as provided in the attachments, with the finding noted in the staff report.”

ATTACHMENTS

1. Draft Ordinance

ORDINANCE NO. 2024-O-11

AN ORDINANCE AMENDING SECTIONS 17-7-7.1, 17-7-7.4, 17-7-7.5, AND 17-7-7.8 RELATING TO THE PURPOSE, LOT AND DEVELOPMENT STANDARDS, ARCHITECTURAL STANDARDS, AND PARKING IN THE STATE STREET COMMERCIAL ZONE OF THE MIDVALE CITY MUNICIPAL CODE.

WHEREAS, pursuant to Utah Code Annotated Sections 10-8-84 and 10-9a-501 through 10-9a-503, Midvale City (“the City”) has authority to make and amend any regulation of or within zoning districts or any other provision of the land use ordinance to promote the prosperity, improve the morals, peace and good order, comfort, convenience, and aesthetics of the municipality; and

WHEREAS, on January 2, 2002, the Midvale City Zoning Ordinance, Title 17 of the Midvale City Municipal Code (the “Code”), became effective and is subject to amendments from time to time pursuant to Section 17-3-1 the Code; and

WHEREAS, pursuant to Section 16-04-010 of the Code, the City desires to promote the protection of public health, life and safety; protect the character and social and economic stability of all parts of the city; protect and preserve the value of land throughout the municipality; guide public and private policy and action; establish responsible standards; prevent pollution and degradation of air, streams, and ponds; preserve the natural beauty and topography; and provide for open spaces through the most effect design and layout of the land;

WHEREAS, pursuant to Section 17-1-1 of the Code, the City desires to promote coordinated development, redevelopment, effective use of land, and site planning; protect and promote public safety, health, and general welfare by providing adequate light and air, water and sewage control, police, fire and wetlands protection; and secure economy in governmental expenditures; and

WHEREAS, the City desires to amend Sections 17-7-7.1, 17-7-7.4, 17-7-7.5, and 17-7-7.8 of the State Street (SSC) zone relating to the Purpose, Lot and Development Standards, Architectural Standards, and Parking in the State Street Commercial zone; and

WHEREAS, the Planning Commission held a public hearing on April 10, 2024, to review the request for amendments and, after considering all the information received, made a recommendation to approve the amendment request to the City Council; and

WHEREAS, the City Council of Midvale City, Utah held a public hearing on May 7, 2024 and

WHEREAS, after taking into consideration citizen testimony, planning analysis, and the Planning Commission’s recommendation as part of its deliberations, the City Council finds it is appropriate and within the best interest of the City to make changes to the Code.

NOW, THEREFORE, BE IT ORDAINED by the City Council of Midvale City, Utah

as follows:

Section 1. The following sections of the Midvale City Municipal Code are hereby amended as included in the following attachments to this document:

- Attachment A: Amending Sections 17-7-7.1, 17-7-7.4, 17-7-7.5, and 17-7-7.8 of the State Street (SSC) zone relating to the Purpose, Lot and Development Standards, Architectural Standards, and Parking in the State Street Commercial zone.

Section 2. This ordinance shall take effect upon the date of first publication.

PASSED AND APPROVED this ____ day of _____, 2024.

Marcus Stevenson, Mayor

ATTEST:

Rori Andreason, MMC
City Recorder

Voting by City Council
Bonnie Billings
Paul Glover
Heidi Robinson
Bryant Brown
Dustin Gettel

“Aye”

“Nay”

Date of first publication: _____

Attachment A:

Chapter 17-7-7 STATE STREET ZONE (SSC)

Sections:

- 17-7-7.1 Purpose.**
- 17-7-7.4 Lot and development standards.**
- 17-7-7.5 Architectural standards.**
- 17-7-7.8 Parking.**

17-7-7.1 Purpose.

This chapter provides standards for the development of land parcels within the State Street zone and is intended to facilitate development that promotes quality growth, fosters complementary development, increases property values, and catalyzes new opportunities for retail, residential, and other commercial uses. This chapter informs owners of the standards that will be applied in approving or disapproving proposed developments. The goal is to:

- A. Facilitate transition of the State Street corridor from underdeveloped commercial parcels to a more vibrant mix of commercial and residential uses;
- B. Provide an identifiable entry corridor for the city;
- C. Assure and enhance the investment of State Street property owners;
- D. Promote economic development;
- E. Protect surrounding neighborhoods from the potential adverse effects of more intense land uses; and
- F. Require thematic landscaping to provide a distinctive visual quality to the area. (Ord. 11-20-2001 § 2 (part))

G. Promote enhancement of building frontages and side yards to activate storefronts and ground level facades, to increase sidewalk widths to provide additional space for gathering, dining, shopping, and other amenities which encourage a walkable pedestrian realm.

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17-7-7.4 Lot and development standards.

The following development standards apply to all new development in the zone:

A. *Setbacks.* New development shall comply with the following setbacks:

1. *Front.* The minimum front yard setback is ~~ten~~**fifteen** feet, which shall consist of a ten-foot wide sidewalk, ~~a five-foot park strip, and tree wells, subject to the following exceptions: with tree wells and other urban design amenities. Additional setback beyond ten feet are encouraged~~**is permitted if the additional area provides space for outdoor dining, gathering, shopping, or other activating uses outlined in this Chapter. Setbacks beyond ten feet are subject to the following exceptions:**
 - a. *Corner Lot Rule.* Corner lots have two front yards, with a ~~tent~~**twenty-five** foot setback.
 - b. *Projections.* Skylights, sills, cornices, chimneys, flues and ornamental features may project into the front yard up to two and one-half feet. Eaves and awnings may project into the front yard up to eight feet so long as the eaves or awnings are at least eight feet above ground.
2. *Side.* There is no side setback requirement, except as required by the International Building Code and landscape buffers. ~~Allowed uses within the side setback include outdoor dining, gathering, and shopping.~~
3. *Rear.* There is no rear setback requirement, except as required by the International Building Code and landscape buffers.

Table 17-7-7.4. Lot and Development Standards

Building Type		Lot Width	Lot Depth	Max. Footprint	Impervious Surface/ Coverage	Setbacks Front/Side/Rear	Build-To Line	Height Max.
Commercial	Standards	50'	100'	n/a	Up to 80% coverage of	1020' 0' / 020'	1020' 0' ≥ 50% of	55' to

Building Type		Lot Width	Lot Depth	Max. Footprint	Impervious Surface/Coverage	Setbacks Front/Side/Rear	Build-To Line	Height Max.
					lot area		the front facade w/ 3' of BTL	cornice 52' flat
	Exceptions	No	≥ 80' if lot width ≥ 75'	No	No	F: Projection ≤ 2.5' Awning ≤ 8' S/R: Stairs and balconies ≤ 3' Corner 2 FY 25'	<u>1025'/30'</u> for corner lots	35' w/ 50' SF
Mixed-Use	Standards	50'	100'	20,000 s.f.	Up to 80% coverage of lot area	<u>1020'/0'/020'</u>	<u>1020'</u> ≥ 50% of the front facade w/ 3' of BTL	75' to cornice 72' flat
	Exceptions	No	≥ 80' if lot width ≥ 75'	No	No	F: Projection ≤ 2.5' Awning ≤ 8' S/R: Stairs and balconies ≤ 3' MU parking Corner 2 FY 25'	<u>1025'/30'</u> for corner lots	35' w/ 50' SF

(Ord. 11-20-2001 § 2 (part))

17-7-7.5 Architectural standards.

B. *Walls*. All exterior walls shall be constructed in compliance with the following:

3. *Facades*. Each facade facing a public right-of-way or a pedestrian pathway shall shift at least five feet every thirty linear feet. No facade facing a public right-of-way or a pedestrian pathway shall be blank (without fenestration) for more than thirty feet. For building sides 50' in length, building breaks in the façade are required. These may include building articulations, balconies, or changes in material.

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H. *Corner Lot Improvements*. ~~Where appropriate, New~~ development of corner lots shall include curb extensions in conjunction with on-street parking. All curb cuts shall be placed on each street frontage, and not at a central location at the apex of the corner radius. Building corners must be enhanced by utilizing at least three of the following: railings, coordinated pavers, public art, signage, lighting, or planters.

I. *Street Furniture*. Each new mixed-use or pedestrian-oriented commercial development shall include all-weather benches and shall incorporate trash receptacles and raised planters along the front facades of structures, interior to the development. Street furniture shall coordinate with one another and with adjacent mixed-use developments, and shall not be used for advertisement. Sidewalk dining is allowed on any street, to within five feet of the curb.

J. *Outdoor Dining*. Outdoor dining is allowed provided it on any street upon approval of the City. Each application for an outdoor dining use shall comply with the following:

1. The dining area shall be located on private property or leased public property and shall not diminish required parking or landscaping.

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2. The dining area shall not impede pedestrian circulation or emergency access. A minimum of a 5 foot walk aisle must be provided.

3. The dining area shall not impede emergency access or circulation.

4. The outdoor furnishings shall be compatible with the streetscape and associated building.

5. No music or noise shall be in excess of the City noise ordinance. Outdoor music shall not be audible off premises.

6. No use after ten-thirty p.m. and before seven a.m.

7. No part of the outdoor dining area shall be located within ~~twentyone hundred feet~~ of any existing residential use (measured from the edge of the outdoor dining area to the closest property line of the residential use), unless the residential use is part of a mixed-use building or the outdoor dining area is separated from the residential use by a commercial building.

8. Cooking facilities shall be located within the primary building. No cooking utilities, including grills, shall be permitted in the outdoor dining area.

9. The outdoor dining area shall be kept in a clean condition and free of litter and food items which constitute a nuisance to public health, safety and welfare.

17-7-7.8 Parking.

C. *Parking Ratio Requirements for Specific Land Use Categories.* All new development shall provide parking according to the following standards. If a project incorporates two uses, the use requiring the higher number of parking spaces shall govern. Whenever the calculation results in a fractional number, the number of spaces required must be rounded up to the next whole number.

4. *Street Access and Circulation.* New commercial development shall provide the following:

a. *Off-Street Parking.* Off-street parking areas must have unobstructed access to a street or alley. The parking area design for five or more vehicles must not encourage cars to back onto adjoining public sidewalks, parking strips, or roadways. With the exception of permitted tandem parking, parking spaces shall be independently accessible and unobstructed. All off-street and structured/garage parking shall be located to the side or rear of the building to preserve street facing facades for transparency and pedestrian activity. Structured parking that faces a street shall be wrapped with commercial or office uses. Surface parking lots are not allowed if visible from the adjacent street. Guest parking shall not require a fee.



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MIDVALE CITY COUNCIL STAFF REPORT 05/07/2024

SUBJECT

Consider Ordinance No. 2024-O-12 Creating Chapter 17-6 Supplementary Regulations within the Midvale Municipal Code adopting the Jordan Valley Water Conservancy District Water Efficiency Standards.

SUBMITTED BY

Wendelin Knobloch, Planning Director

BACKGROUND AND ANALYSIS

This city-initiated request to amend the Midvale City Municipal Code provided in Exhibit A creates Chapter 17-6 and will be entitled “Supplementary Regulations”. The purpose of this chapter is to consolidate supplementary regulations that have general applicability across multiple zones into one location within the code.

One of these supplementary regulations with general applicability across multiple zones concerns Water Conservation Standards which are administered through the Jordan Valley Water Conservancy District (JWVCD) and can be found at this [link](#).

Midvale residents are eligible for full landscaping conversion incentives through JWVCD as soon as the City adopts the above linked document. The following cities have already adopted the JWVCD Water Conservation Standards, leaving Midvale as one of the few holdouts: Bluffdale, Draper, Herriman, Kearns, Magna, Riverton, South Jordan, Taylorsville, West Jordan, West Valley City, White City.

The standards are not in conflict with Midvale’s zoning requirements; they simply add recommendations and requirements that emphasize the responsible use of water, especially with regard to the use of turf.

Public notice has been sent to affected entities as required in Section 17-3-9 of the Midvale Municipal Code. At the time of this writing no public comment has been received.

Midvale City Code 17-3-1 outlines the criteria necessary for amendments to the zoning code or map:

MMC Section 17-3-1(E): Amendments to the Zoning Code or Map

E. Criteria/Required Findings. The city's zoning is the result of a detailed and comprehensive appraisal of the city's present and future land use allocation needs. In order to establish and maintain sound, stable, and desirable development within the city, **rezoning of land is to be discouraged and allowed only under the limited circumstances herein described.** Therefore, the planning commission may recommend, and the city council may grant, **a rezoning application only if it determines, in written findings, that the proposed rezoning is consistent with the policies and goals of the general plan** and that the applicant has demonstrated that the:

1. Proposed rezoning is necessary either **to comply with the general plan proposed land use map** or to **provide land for a community need** that was not anticipated at the time of adoption of the general plan;

Staff Response: This criterion is not applicable because the request is not for a rezone; rather, an amendment to the municipal code.

2. Existing zoning was either the result of a **clerical error or a mistake of fact**, or that it failed to take into account the constraints on development created by the natural characteristics of the land, including but not limited to, steep slopes, flood plain, unstable soils, and inadequate drainage; or

Staff Response: This criterion is not applicable because the request is not for a rezone; rather, an amendment to the municipal code.

3. **Land or its surrounding environs has changed or is changing** to such a degree that it is in the **public interest to encourage redevelopment** of the area or to recognize the changed character of the area.

Staff Response: This criterion is not applicable because the request is not for a rezone; rather, an amendment to the municipal code.

STAFF RECOMMENDATION

Based on the requirements of Section 17-3-1.E of the Midvale City Municipal Code and the City's wish to conserve water resources and for its residents to be eligible for landscaping conversion incentives, Staff recommends adoption of the amendments shown in Exhibit A with the following finding for your consideration:

- Adopting the JWWCD Water Conservation Standards emphasizes the need to conserve water and provides the citizens of Midvale the opportunity to be eligible for landscaping conversion incentives.

RECOMMENDED MOTION

I move that we approve Ordinance No. 2024-O-12 creating Chapter 17-6 Supplementary Regulations within the Midvale Municipal Code adopting the Jordan Valley Water Conservancy District Water Efficiency Standards.

ATTACHMENTS

1. Exhibit A-Ordinance
2. JVVCD Water Efficiency Standards

Exhibit A – Ordinance

MIDVALE CITY

ORDINANCE NO. 2024-O-12

AN ORDINANCE CREATING CHAPTER 17-6 OF THE MIDVALE CITY MUNICIPAL CODE AND ENACTING THE JORDAN VALLEY WATER CONSERVANCY DISTRICT’S WATER EFFICIENCY STANDARDS.

WHEREAS, pursuant to Utah Code Annotated Sections 10-8-84 and 10-9a-501 through 10-9a-503, Midvale City (“the City”) has authority to make and amend any regulation of or within zoning districts or any other provision of the land use ordinance to promote the prosperity, improve the morals, peace and good order, comfort, convenience, and aesthetics of the municipality; and

WHEREAS, on January 2, 2002, the Midvale City Zoning Ordinance, Title 17 of the Midvale City Municipal Code (the “Code”), became effective and is subject to amendments from time to time pursuant to Section 17-3-1 the Code; and

WHEREAS, pursuant to Section 17-1-1 of the Code, the City desires to promote coordinated development, redevelopment, effective use of land, and site planning; protect and promote public safety, health, and general welfare by providing adequate light and air, water and sewage control, police, fire and wetlands protection; and secure economy in governmental expenditures; and

WHEREAS, the City desires to create Chapter 17-6 to add supplementary regulations that have a general applicability across multiple zones; and

WHEREAS, the City desires to implement water conservation standards for the benefit of the City, its residents, and the State; and

WHEREAS, Utah Code Ann. § 73-10-37 and Utah Administrative Code R653-11 also require the City to adopt Jordan Valley Water Conservancy District’s (JVWCD) Water Efficiency Standards in order for its residents to be eligible for landscaping conversion incentives; and

WHEREAS, the City wants its residents to eligible for landscaping conversion incentives; and

WHEREAS, the JVWCD Water Efficiency Standards have general applicability across multiple zones; and

WHEREAS, the Planning Commission held a public hearing on April 10, 2024, to review the request for text amendments and, after considering all the information received, made a recommendation to approve the text amendments to the City Council; and

WHEREAS, the City Council of Midvale City, Utah held a public hearing on April 16, 2024; and

WHEREAS, after taking into consideration citizen testimony, planning analysis, and the Planning Commission’s recommendation as part of its deliberations, the City Council finds it is appropriate and within the best interest of the City to enact Chapter 17-6 to provide supplementary regulations that have a general applicability across multiple zones and to adopt JVWCD’s Water Efficiency Standards .

NOW, THEREFORE, BE IT ORDAINED by the City Council of Midvale City, Utah,
as follows:

Section 1. The following chapter of the Midvale City Municipal Code is hereby enacted as included in the following attachment:

- Attachment A: Chapter 17-6 Supplementary Regulations

Section 2. A violation of this ordinance includes the possibility of fines or imprisonment. Midvale City is required, under Utah Code Annotated Section 78B-22-301, to provide for indigent legal defense, as that term is defined in Utah Code Annotated Section 78B-22-102.

Section 3. This ordinance is effective upon publication in accordance with Utah Code Annotated Section 10-3-711.

PASSED AND APPROVED this ____ day of _____, 2024.

Marcus Stevenson, Mayor

SEAL

Voting by City Council	“Aye”	“Nay”
Bonnie Billings	_____	_____
Paul Glover	_____	_____
Heidi Robinson	_____	_____
Bryant Brown	_____	_____
Dustin Gettel	_____	_____

ATTEST:

Rori L. Andreason, MMC
City Recorder

Published this ____ day of _____, 2024, on the Utah Public Notice Website.

Attachment A: Chapter 17-6 Supplementary Regulations

Chapter 17-6 Supplementary Regulations

Sections

- 17-6-1 Applicability of this Chapter
- 17-6-2 Water Conservation Standards

17-6-1 Applicability of this Chapter

The intent of this section is to provide for miscellaneous land development standards which are applicable in Title 17. An individual is required to follow all applicable standards under Title 17. When a conflict exists between these supplementary regulations in Chapter 17-6 and an individual zone, the standards of the individual zone shall supersede these supplementary regulations unless otherwise stated.

17-6-2 Water Conservation Standards

All new landscaping in all zones in the City shall conform with the Jordan Valley Water Conservancy District Water Efficiency Standards as published on the District's website (jvwcd.org). This requirement shall supersede individual zone requirements notwithstanding Section 17-6-1.

JVWCD Water Efficiency Standards

WATER EFFICIENCY STANDARDS

1. Purpose

The purpose of these Water Efficiency Standards is to conserve the public's water resources by establishing water conservation standards for indoor plumbing fixtures and outdoor landscaping.

2. Applicability

The following standards shall be required for all developer/contractor installed residential, commercial, institutional, and industrial construction, as applicable. The Outdoor Landscaping Standards shall also be required for new landscaping construction installed by homeowners.

3. Indoor Fixture Requirements

It is recommended and encouraged, but not mandated, that all new and future construction and future additions, remodels, or refurbishments install plumbing fixtures that have the WaterSense label, including: lavatory faucets, shower heads, sink faucets, water closets (tank and flushometer-valve toilets), and urinals, to the extent Utah law allows municipalities or local districts to require these fixtures.

4. Outdoor Landscaping Standards

All new and rehabilitated landscaping for public agency projects, private development projects, developer-installed landscaping in multi-family and single-family residential projects within the front and side yards, and homeowner provided landscape improvements within the front and side yards of single and two-family dwellings shall comply with the landscaping standards below:

Definitions

- A. Activity Zones: Portions of the landscape designed for recreation or function, such as storage areas, fire pits, vegetable gardens, and playgrounds.
- B. Active Recreation Areas: Areas of the landscape dedicated to active play where Lawn may be used as the playing surface (ex. sports fields and play areas).
- C. Central Open Shape: An unobstructed area that functions as the focal point of Localscapes and is designed in a shape that is geometric in nature.
- D. Gathering Areas: Portions of the landscape that are dedicated to congregating, such as patios, gazebos, decks, and other seating areas.
- E. Hardscape: Durable landscape materials, such as concrete, wood, pavers, stone, or compacted inorganic mulch.

- F. Lawn: Ground that is covered with grass or turf that is regularly mowed.
- G. Locascapes®: A landscaping approach designed to create locally adapted and sustainable landscapes through a basic 5-step approach (central open shape, gathering areas, activity zones, connecting pathways, and planting beds).
- H. Mulch: Any material such as rock, bark, compost, wood chips or other materials left loose and applied to the soil.
- I. Park Strip: A typically narrow landscaped area located between the back-of-curb and sidewalk.
- J. Paths: Designed routes between landscape areas and features.
- K. Planting Bed: Areas of the landscape that consist of plants, such as trees, ornamental grasses, shrubs, perennials, and other regionally appropriate plants.
- L. Total Landscaped Area: Improved areas of the property that incorporate all of the completed features of the landscape. The landscape area does not include footprints of buildings or structures, sidewalks, driveways, and other non-irrigated areas intentionally left undeveloped.

5. Landscaping Requirements

- A. All irrigation shall be appropriate for the designated plant material to achieve the highest water efficiency. Drip irrigation or bubblers shall be used except in Lawn areas. Drip irrigation systems shall be equipped with a pressure regulator, filter, flush-end assembly, and any other appropriate components.
- B. Each irrigation valve shall irrigate landscaping with similar site, slope and soil conditions, and plant materials with similar watering needs. Lawn and Planting Beds shall be irrigated on separate irrigation valves. In addition, drip emitters and sprinklers shall be placed on separate irrigation valves.
- C. Landscaped areas shall be provided with a WaterSense labeled smart irrigation controller which automatically adjusts the frequency and/or duration of irrigation events in response to changing weather conditions. All controllers shall be equipped with automatic rain delay or rain shut-off capabilities.
- D. At least 3-4 inches of Mulch, permeable to air and water, shall be used in Planting Beds to control weeds and improve the appearance of the landscaping.
- E. At maturity, landscapes are recommended to have enough plant material (perennials and shrubs) to create at least 50% living plant cover at maturity at the ground plane, not including tree canopies.

- F. Lawn shall not be installed in Park Strips, Paths, or on slopes greater than 25% or 4:1 grade, and be less than 8 feet wide at its narrowest point. To the extent reasonably practicable, Lawn shall be free from obstructions (trees, signs, posts, valve boxes, etc.).
- G. In residential landscapes, the landscaping shall adhere to the following Localscapes requirements:
- i. If size permits, the landscaped areas of the front yard and back yard shall include a designed Central Open Shape created by using Lawn, Hardscape, groundcover, gravel, or Mulch.
 - ii. Gathering Areas shall be constructed of Hardscape and placed outside of the Central Open Shape. In a landscape without Lawn, Gathering Areas may function as the Central Open Shape.
 - iii. Activity Zones shall be located outside of the Central Open Shape and shall be surfaced with materials other than Lawn.
 - iv. Paths shall be made with materials that do not include Lawn, such as Hardscape, Mulch, or other groundcover.
 - v. Lawn areas shall not exceed the greater of 250 square feet, or 35% of the Total Landscaped Area.
 - vi. Small residential lots, which have no back yards, which the Total Landscaped Area is less than 250 square feet, and which the front yard dimensions cannot accommodate the minimum 8 feet wide Lawn area requirement of the Landscaping Requirements in section F, are exempt from the 8 feet minimum width Lawn area requirement.
- H. In commercial, industrial, institutional, and multi-family development common area landscapes, Lawn areas shall not exceed 20% of the Total Landscaped Area, outside of Active Recreation Areas.
- I. Certain special purpose landscape areas (e.g. stormwater management areas, etc.) may receive exceptions from the slope limitations and other elements of the Landscaping Requirements (see Paragraph F, above). Applications to receive exceptions are to be considered on a case-by-case basis.
- J. These outdoor standards are not intended to be in conflict with other landscaping requirements as defined by Utah law, including stormwater retention requirements and low-impact development guidelines. Notwithstanding these outdoor standards, whenever any requirement may be in conflict with Utah law, such conflicting requirements shall not apply.



MIDVALE CITY COUNCIL SUMMARY REPORT

Meeting Date: May 7, 2024

ITEM TYPE: Public Hearing and Action

SUBJECT: Consider Resolution 2024-R-21 Adopting the Midvale City Fiscal Year 2025 Tentative Budget Beginning July 1, 2024 and Ending June 30, 2025.

SUBMITTED BY: Mariah Hill, Administrative Services Director

SUMMARY:

The process of adopting the fiscal year 2025 budget requires several steps that you, as a City Council, are required to take to be compliant with state statute. UCA 10-6-111(1) requires the Budget Officer to present a tentative budget for each fund within the City. The budgets must be submitted no later than the first regularly scheduled meeting in May. I will present budgets for each fund on Tuesday, May 7th on behalf of the Budget Officer (City Manager). At that time, I will brief you on fiscal year 2024 revenue estimates, provide a brief overview of expenditures, and present budget highlights along with any proposed program changes.

UCA 10-6-111(3) further requires the City Council to adopt the tentative budget at this meeting. The Council will then review and amend, if necessary, the budgets prior to their final adoption. As a reminder, the purpose of a tentative budget is to have a working tool from which we can start the formal adoption process. The budget document can be amended prior to final adoption. At the time of final adoption, all budgets must be balanced with expenditures equaling revenues.

PLAN COMPLIANCE: N/A

FISCAL IMPACT:

The tentative budget provides a starting point to discuss the operating budget for Fiscal Year 2025 prior to final approval.

STAFF'S RECOMMENDATION AND MOTION:

Staff recommends approval of Resolution 2024-R-21.

I move that we adopt Resolution 2024-R-21, a budget appropriation resolution adopting the Midvale City Tentative Operating and Capital Budgets for the fiscal year ending June 30, 2025.

Attachments:

Resolution 2024-R-21

FY2025 Tentative Budget Book

**MIDVALE CITY, UTAH
RESOLUTION NO. 2024-R-21**

**A RESOLUTION ADOPTING THE TENTATIVE OPERATING AND CAPITAL
BUDGETS FOR MIDVALE CITY, STATE OF UTAH, FOR THE FISCAL YEAR 2025.**

WHEREAS, State law requires the filing of a tentative budget for each municipality located within the State of Utah; and

WHEREAS, the tentative budget complies with the requirements set out in U.A.C. § 10-6-111; and

WHEREAS, the budget shall be reviewed, considered, and tentatively adopted by the governing body and may be amended or revised in such manner as is considered advisable prior to final adoption.

NOW, THEREFORE BE IT RESOLVED BY THE CITY COUNCIL OF MIDVALE CITY, STATE OF UTAH, as follows:

SECTION ONE: That Midvale City, a municipal corporation, hereby adopts the following tentative budgets for the fiscal year beginning July 1, 2024 and ending June 30, 2025:

1. General Fund, Section 10-6-109, UCA
2. Debt Service Fund, Section 10-6-109, UCA
3. Capital Projects Fund, Section 10-6-109, UCA
4. Public Utilities Fund (Water and Sewer), Section 10-6-135, UCA
5. Storm Water Utility Fund, Section 10-6-135, UCA
6. Street Lighting Fund, Section 10-6-135, UCA
7. Sanitation Fund, Section 10-6-135, UCA
8. Telecommunications Fund 10-6-135, UCA
9. Fleet Management Fund, Section 10-6-135, UCA
10. Information Technology Fund, Section 10-6-135, UCA

SECTION TWO: That this Resolution shall become effective immediately upon the passage thereof.

PASSED AND ADOPTED BY THE CITY COUNCIL OF MIDVALE CITY, STATE OF UTAH, this 7th day of May 2024.

Marcus Stevenson, Mayor

BUDGET OFFICER CERTIFICATION:

ATTEST:

Matt Dahl, Budget Officer

Rori L. Andreason, MMC
Midvale City Recorder

Voting by City Council:	“Aye”	“Nay”
Bonnie Billings	_____	_____
Paul Glover	_____	_____
Heidi Robinson	_____	_____
Bryant Brown	_____	_____
Dustin Gettel	_____	_____



Fiscal Year 2024-2025

Midvale City, Utah

Tentative Budget



July 1, 2024 to June 30, 2025

Midvale City, Utah

Tentative Budget

Fiscal Year 2024-2025

Prepared by:
Midvale City Administration
7505 S Holden St
Midvale, UT 84047-7180



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Introduction



Elected Officials and Leadership Team

Elected Officials



Mayor
Marcus Stevenson



Councilmember
Bonnie Billings
District 1



Councilmember
Paul Glover
District 2



Councilmember
Heidi Robinson
District 3



Councilmember
Bryant Brown
District 4

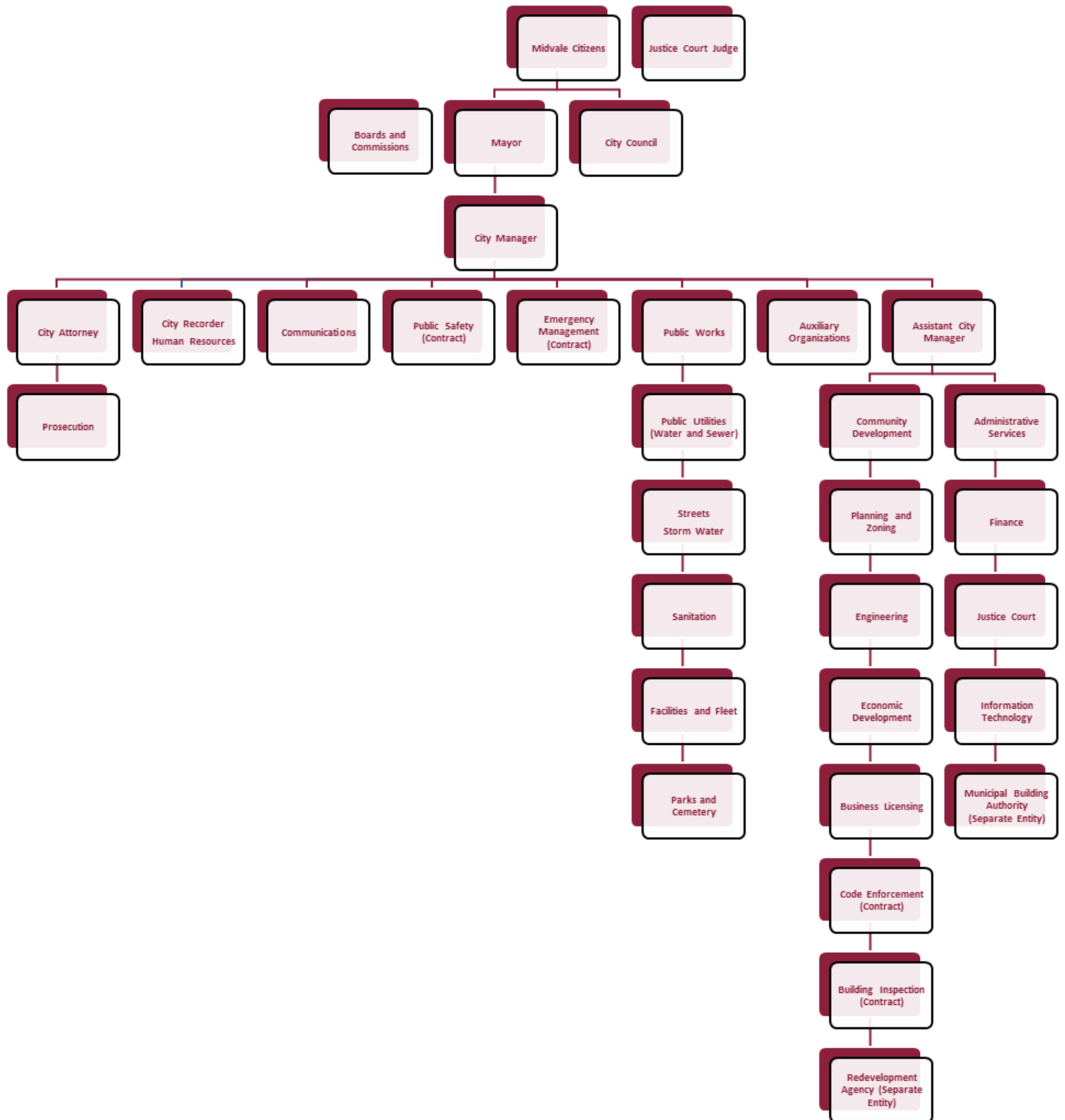


Councilmember
Dustin Gettel
District 5

Leadership Team

City Manager	Matt Dahl
Assistant City Manager.....	Nate Rockwood
City Attorney	Garrett Wilcox
City Recorder/HR Director	Rori Andreason
Communications Director.....	Laura Magness
Public Works Director.....	Glen Kennedy
Community Development Director	Adam Olsen
Administrative Services Director	Mariah Hill

Organizational Chart



City Manager's Budget Message



OVERVIEW

I am presenting the Midvale City Corporation budgets for Fiscal Year 2025 for your consideration, in compliance with Utah Code Annotated (UCA) Title 10-6-111. This message, along with the accompanying budget book, provides a detailed explanation of the City's

financial policies and projections for revenue and expenditures for the upcoming fiscal year. These budgets were developed by Midvale City management and staff, drawing on the best available information on ongoing and one-time revenues, as well as expenditure projections from Fiscal Year 2024.

The annual budget serves as a strategic tool that reflects the City's values, guides operations, and allocates resources, considering past, present, and future needs. It is crafted based on a year's worth of data, public input, policymaker priorities, regulatory changes, and strategic plans, all aimed at balancing the aspirations of the community with resource and regulatory constraints.

The post-pandemic economy has brought new uncertainties to budget planning. Despite expectations of a recession since 2020, the anticipated downturn did not materialize; instead, business cycles have shifted, suggesting a new normal. Given these uncertainties, Midvale City has approached the annual budgeting process with caution—limiting funding requests, restructuring departmental budgets, and employing conservative revenue growth estimates. This cautious approach, alongside Midvale's resilient economy, has enabled the City to maintain service levels and continue significant capital projects. However, persistent inflation and rising interest rates are beginning to impact our primary revenue source, sales tax. After initially seeing double-digit increases post-pandemic, sales tax growth slowed in 2024 and is expected to increase by only 1% in Fiscal Year 2025, contributing to an overall projected revenue growth of \$813,424. We are also contending with increased expenses due

to aging infrastructure, employee retention challenges, rising service demands, and inflationary pressures. As of March 2023, the Consumer Price Index for the Western Region stood at 3.6%, above the Federal Reserve's 2% inflation target, and the Prime Interest Rate is at 8.5%.

EMPLOYEE RETENTION

As both the public and private sectors compete for talented and experienced staff, Midvale City recognizes that our greatest asset is our highly trained and dedicated workforce. To remain competitive in the market and support the needs of our employees, the budget proposes a 3% cost of living adjustment and a 2% merit increase for all employees, at a cost of approximately \$175,000 to the General Fund. Additionally, wage adjustments for four employees are included, costing an additional \$27,740.

LAW ENFORCEMENT

The most substantial budget increase is attributed to the Unified Police Department (UPD), with Midvale's service fee set to rise by \$1,780,272 due to the effects of House Bill 341 (HB341), enacted in 2022. HB341 led to the removal of the Salt Lake County Sheriff as CEO of UPD and prompted Salt Lake County's withdrawal from the organization, reducing the number of members contributing to shared services and increasing costs for the remaining members. Despite these challenges, UPD has actively sought cost-saving measures to reduce the overall financial impact on its members, while also working to maintain the high level of law enforcement service our community expects.

FISCAL OUTLOOK AND PROPOSALS

Overall, the non-law enforcement cost increase to the General Fund was well within the revenue projections for Fiscal Year 2025. Unfortunately, the law enforcement increase alone exceeds the \$806,201 in new revenue projected for Fiscal Year 2025. In order to balance the General Fund and cover the increase in the UPD member fee we are proposing a 32% property tax increase. This increase would result in approximately a \$69 annual increase in property taxes for an average home in Midvale. A property tax increase would allow the city to fund the anticipated expenses

City Manager's Budget Message

through on-going revenue and limit the use of one-time funds (e.g., fund balance) for operations, which would exacerbate this year's fiscal challenges and push them to the future.

ENTERPRISE FUNDS

In addition to the General Fund, Midvale City operates several enterprise funds for specific services, funded through service fees. These funds include Water, Sewer, Storm Water, Street Lighting, Sanitation, and Telecommunications. Most of these funds are in strong financial condition and are expected to operate within their previously approved fee schedules. The exceptions are Sanitation, Street Lighting, and Storm Water.

The Sanitation Fund is anticipated to face cost increases related to fee increases from Midvale City's sanitation services providers. To cover these fee increases, staff is proposing a 4% increase in fees. This will increase the monthly residential fee for garbage service from \$12.11 to \$12.59 and recycling service from \$4.14 to \$4.31.

The Street Light Utility Fund collects street light user fees, which are used to pay debt service on the Series 2012 MBA Bond and street lighting expenses, such as electricity and maintenance. The bonds will be paid off in Fiscal Year 2024. Rather than letting the user fees expire, staff is proposing to retain the fees and use them to maintain and expand the current street lighting system.

Midvale's storm water system is antiquated and in need of significant repairs. Maintaining the system in its current condition is inefficient and labor intensive. During Fiscal Year 2024, the Storm Water Fund commenced a master plan and fee rate analysis with the goal of creating a strategy for upgrading the system and ensuring compliance with all state and federal regulations. The master plan will be completed in Fiscal Year 2025 and the focus of the division will be to implement its recommendations including an increase in user fees.

OTHER FUNDS

Midvale operates several additional, non-enterprise funds for various administrative purposes. These

funds include Internal Services, Debt Service, Capital Projects, and the Municipal Building Authority. These funds each have an operational or accounting purpose that is detailed in the budget document. These funds will not have significant changes in Fiscal Year 2025. However, of note this year is a significant increase in our Capital Project Fund budget. This increase includes revenue and expenditure projections for major projects including approximately \$1 million for sidewalk and street replacement, \$19 million for a new public works building, and approximately \$7 million for a Center Street Project. These projects will be funded in a variety of ways, including grants, bonds, fund balance, and sales tax.

PUBLIC ENGAGEMENT AND FEEDBACK

We will hold public hearings on the budget May 7 and May 21, 2024, to gather feedback and finalize the budget. Your contributions to this process have been invaluable, and I look forward to continuing our work together to set priorities for Fiscal Year 2025.

Thank you for your ongoing support. The Assistant City Manager, the Director of Administrative Services, and I are available to discuss any concerns or suggestions you might have.

Sincerely,



Matt Dahl

City Manager

Budget and Financial Overview



Budget Process

OVERVIEW

Midvale City's budget process complies with the Utah Fiscal Procedures Act. The City seeks to maintain budgetary control by monitoring monthly revenues and expenditures, and by holding each department responsible for costs incurred within budgeted limits. Financial information and reports are provided to the City Manager, department heads, department directors, department managers, and other City staff to assist them in monitoring expenditures and keeping expenditures within approved limits. In addition, the City Council is provided a monthly budget versus actual report. Transactions are uploaded to the state of Utah's transparency website quarterly as prescribed by state law. The fiscal year 2024-2025 budget was developed in compliance with state law and will be approved by the City Council after a public hearing is held. The tentative fiscal year 2024-2025 budget for each division, department, and fund includes actual expenditures for the past two years, the current year's anticipated revenues and expenditures, and the tentative budget for the upcoming fiscal year. The Fiscal Year 2024-2025 Tentative Budget was created after thoroughly reviewing policy issues related to the budget and proposals to assist the City in achieving program objectives for the upcoming year. The budget process is intended to provide an opportunity for public participation and full disclosure to the residents of Midvale City as to the intent of the City Council in funding the City's various programs and services.

BASIS OF BUDGETING

The City's proprietary funds (enterprise and internal service) are budgeted on a modified accrual basis, but reported in the City's Comprehensive Annual Financial Report (or basic financial statements) on a full accrual basis. On a modified accrual basis, revenues are recognized when susceptible to accrual

(measurable and available). "Measurable" means the amount of the transaction can be determined, and "available" means the amount is collectible within the current period or soon enough thereafter to be used to pay the liabilities for the current period. In a full accrual basis of accounting, revenues are recorded when earned and expenses are recorded when a liability is incurred, regardless of the timing of the related cash flows. The City's internal monthly reporting for these funds is done on a modified accrual basis, with year-end adjustments to present statements on a full accrual basis for the ACFR (or basic financial statements). The major year-end adjustments include: Capitalizing fixed assets purchased during the year, reversing principal debt payments, recording depreciation, and recording developer contributions (donated infrastructure).

Fund Type	Accounting Basis	Budgeting Basis
General Fund	Modified Accrual	Modified Accrual
Special Revenue Funds	Modified Accrual	Modified Accrual
Capital Project Fund	Modified Accrual	Modified Accrual
Proprietary Funds	Full Accrual	Modified Accrual

BUDGET AMENDMENTS

Budget amendments are made only with the approval of the City Council upon recommendation by the Budget Officer (City Manager). Financial controls are intended to be a resource for effective financial management, rather than a barrier to achieving results that are consistent with the City's overall mission. At the same time, the City must comply with the Utah Fiscal Procedures Act and may not expend monies

Budget Process

in excess of those authorized by the City Council. The City Council has authority to transfer budget appropriations between individual departments of any budgetary fund. The Budget Officer (City Manager) has authority to transfer budget appropriations between line items within any department of any budgetary fund. Budgets may be amended throughout the fiscal year. The City Council may amend the budget after holding a public hearing, giving residents at least seven days notice. A copy of the proposed budget amendment shall be made available to residents for their review ten days before the public hearing.

BUDGET TIMELINE

The following are the procedures and timeline followed by the City in the budget process:

January February	Revenue projections for all funds are made after reviewing current budget year revenue collection trends, state of Utah revenue projections, and consultation with the Administrative Services Director, City Manager, and Department Heads.
February	Department Heads submit proposed budget requests to the Administrative Services Director.
February March	The City Manager, Assistant City Manager, and Administrative Services Director meet with each Department Head to review their proposed budgets and projects.
March or April	A retreat is held with the Mayor, City Council, City Manager, Assistant City Manager, Department Heads, and other key staff to outline priorities, goals, and initiatives for the upcoming budget year.

May

During the first City Council meeting in May, a tentative budget is presented to the City Council. The budget document includes the proposed amounts to be spent for operating needs of each department as well as capital needs for all fund types.

June-August

Assuming a property tax increase is not being proposed, on or before June 30, a balanced budget is adopted for the fiscal year beginning July 1 after a public hearing is held to receive input from the residents of Midvale City on all aspects of the proposed budget. The hearing is advertised in a local newspaper at least seven days before it is held, and budget documents are available for inspection at least ten days prior to the public hearing. In addition, the City Council adopts the Certified Tax Rate by June 22nd to be used by the City for property tax (assuming no proposed property tax increase).

If a property tax increase is being proposed, the City will adopt a proposed tax rate by June 22nd. The County Auditor must be notified of the tax increase proposal. Working with the County Auditor, the City will publish multiple advertisements regarding the proposed tax increase. Before September 1st, the City shall adopt a budget and property tax rate, and file a copy with the State Auditor's Office.

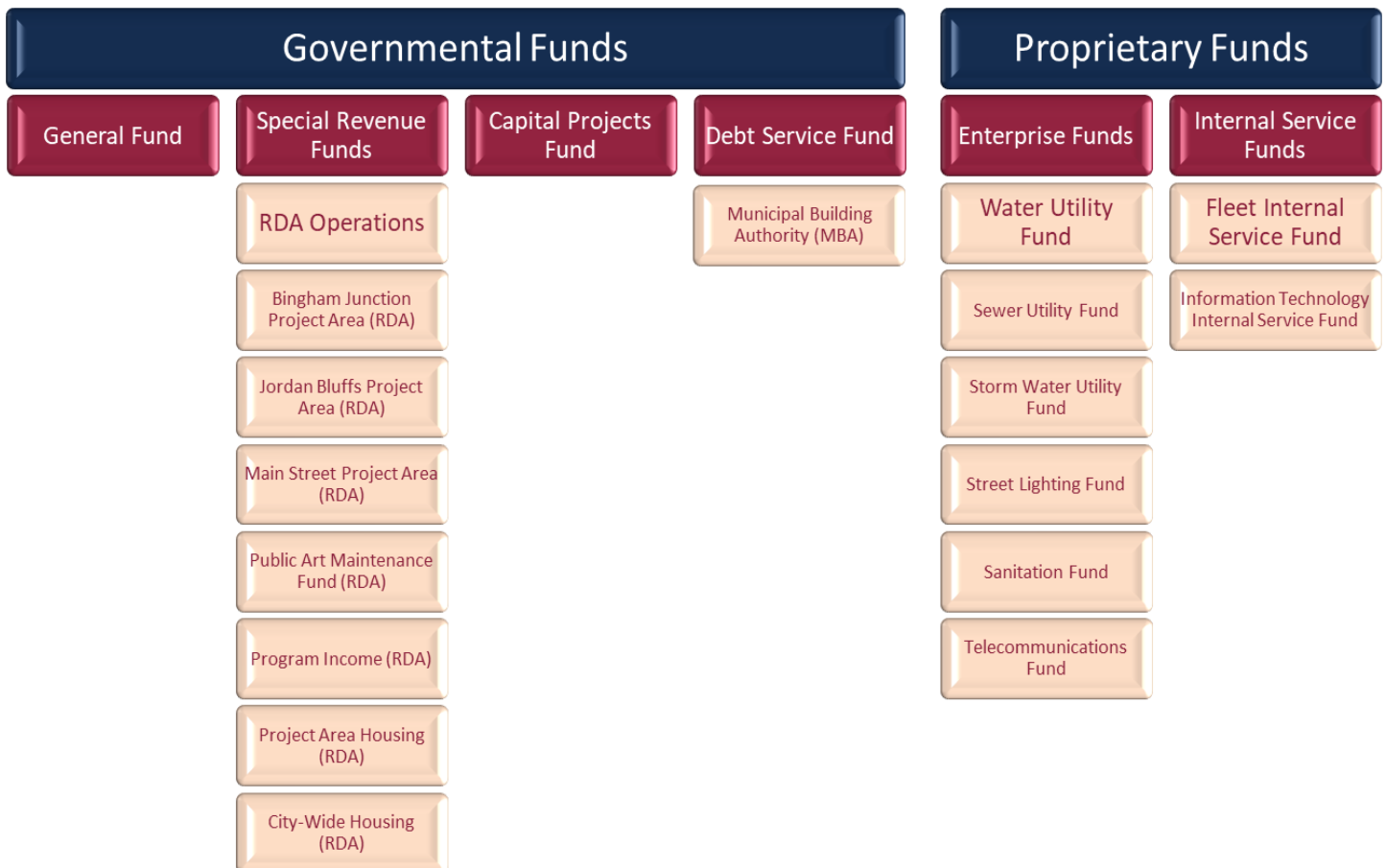
July-June

Budgetary control is maintained at the department level after the budget is approved by the City Council. The Budget Officer (City Manager) has the authority to transfer budget appropriations between individual line items within any department of any budgetary fund. All other amendments must be approved by the City Council after a public hearing.

Financial Structure

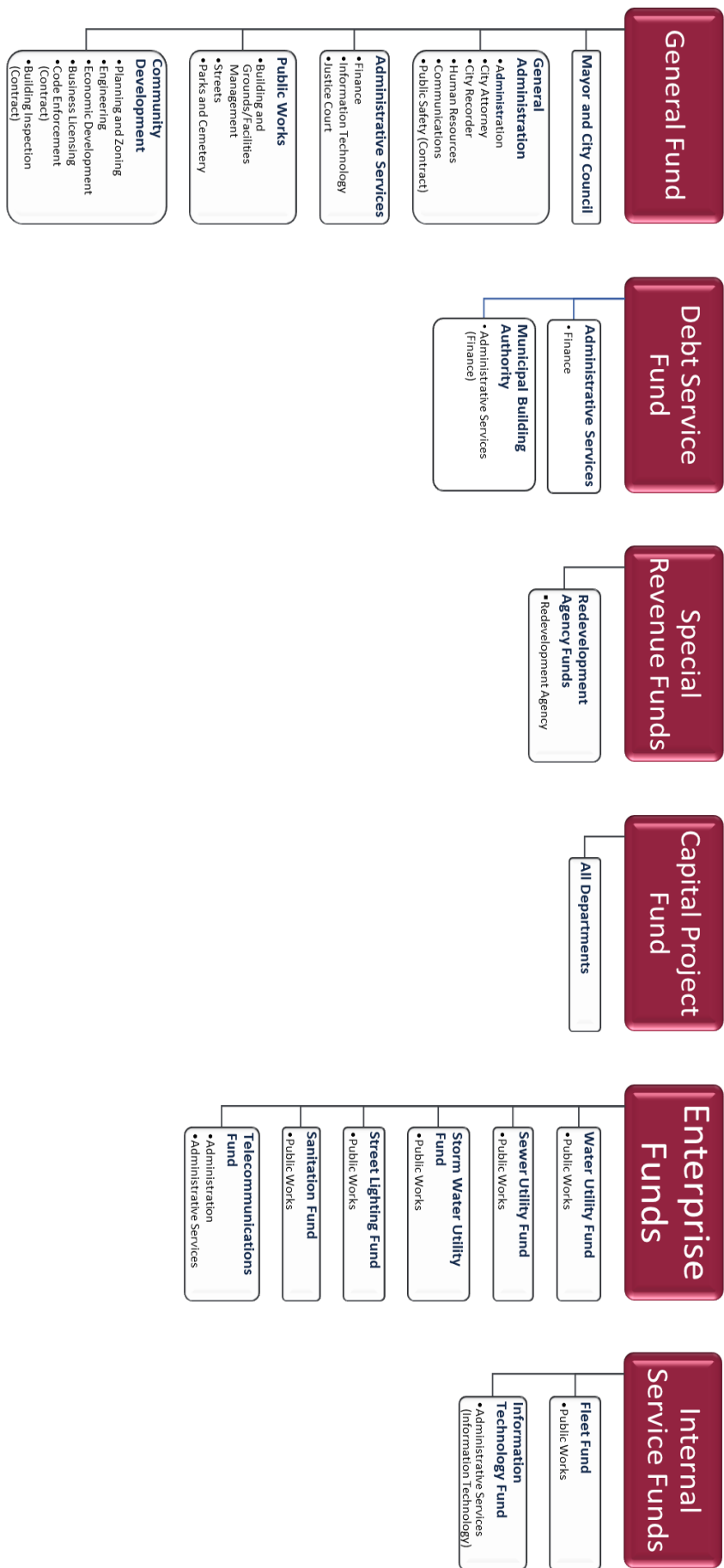
The City's departments are organized groups with similar functions or programs to manage operations more efficiently. The City's financial structure is organized into various funds within departments used for accounting and reporting. This provides a framework for the budget that is easier to understand. The majority of this document is organized by department to provide budgetary information.

The following is a graphical representation of the funds subject to appropriation that make up the City's financial structure:



On the following page is a chart showing the relationship between funds and operational departments. Departments are further broken down into divisions in the General Fund:

Fund and Operational Department Relationship



Fund Types and Descriptions

GOVERNMENTAL FUNDS

Major Funds

General Fund—Used to account for resources traditionally associated with a government which are not required legally or by sound financial management to be accounted for in another fund.

Capital Projects Fund—Used to account for the construction of capital projects of the City. Grants, bond proceeds, transfers from other funds, and interest earnings are the principal sources of funding.

Redevelopment Agency (RDA) Funds—The RDA funds are used to account for the activities of the Redevelopment Agency. The RDA was established to prepare and carry out plans to improve, rehabilitate, and redevelop blighted areas within the City. Although a legally separate entity, the RDA is reported in the financial statements and budget document as if it were part of the primary government due to the control the City has over the Agency. For budgeting purposes, each redevelopment agency fund is budgeted separately, but rolled together for financial reporting purposes. The City has the following Redevelopment Agency funds:

- RDA Operations Fund
- Bingham Junction Project Area Fund
- Jordan Bluffs Project Area Fund
- Main Street Project Area Fund
- City-Wide Housing Fund

Municipal Building Authority (MBA) - Used to account for the activities of financing and constructing municipal buildings that are then leased to the City. The MBA is governed by a five-member board of trustees comprised of the City Council. Although it is a legally separate entity of the City, the MBA is reported as if it were part of the primary government because of the

City's ability to impose its will upon the operations of the MBA.

PROPRIETARY FUNDS

Major Funds

Water Utility Fund—Accounts for the activities of the City's water distribution system.

Sewer Utility Fund—Accounts for the construction, maintenance, and operations of the City's sewer system.

Storm Water Utility Fund—Accounts for the construction, maintenance, and operations of the City's sewer system.

Nonmajor Funds

Street Lighting Fund—Accounts for the activities of the City's street lighting services.

Sanitation Fund—Accounts for the activities of the City's sanitation collection operations.

Telecommunications Fund—Accounts for the activities of the City's UTOPIA operations.

Internal Service Funds

Fleet Fund—The Fleet Fund accounts for the acquisition and maintenance of the City's vehicle fleet.

Information Technology Fund—This fund accounts for the acquisition and maintenance of the City's information technology.

Debt Service Fund

Accounts for debt principal and interest payments for general obligations not tied to the RDA, MBA, or Enterprise funds.

PURPOSE

The purpose of Financial Policies is to set forth parameters and guidelines for prudent fiscal operational practices and management. These policies were developed by Midvale's Department of Administrative Services with assistance from the Government Finance Officers Association publication "Financial Policies" by Shayne C. Kavanaugh and the City's Financial Advisor, LRB Public Finance. These policies have been approved by executive management, and formally adopted by resolution by the Midvale City Council.

FORMAL ADOPTION OF FINANCIAL POLICIES

These Midvale City Financial Policies were updated and adopted by a resolution of the Midvale City Council (2023-R-30) on June 20, 2023.

GENERAL FUND RESERVE POLICIES

Purpose

- Comply with Utah state law.
- Plan for contingencies.
- Maintain good standing with rating agencies.
- Avoid interest expense.
- Generate investment income.
- Ensure cash availability when revenue is unavailable.
- Create a better working relationship between the governing board and staff.

Policies

Utah Code § 10-6-116 requires municipalities maintain an unrestricted (committed, assigned, and unassigned) general fund balance between five and thirty five percent of general fund revenues. Midvale City will maintain a General Fund fund balance (reserve) of fifteen percent of budgeted general fund revenues. The amount in reserves will be calculated by adding the fiscal year ending committed, assigned, and un-

signed fund balances less fund balance appropriated in subsequent fiscal year. Midvale City will maintain a General Fund balance (reserve) of fifteen percent of budgeted general fund revenues, though the City Council may direct staff to reserve up to the State limit of thirty five percent.

The reserve may be used at the discretion of the City Council for unanticipated, non-recurring needs, temporary shortfalls, or if the Mayor declares a state of disaster. Fund balances should not be used for normal or recurring annual operating expenditures. Once used, reserves should be replenished in a timely manner. Unassigned general fund balance in excess of fifteen percent may be used for one-time purchases.

RESERVE POLICIES IN OTHER FUNDS

Purpose

- Provide working capital
- Support continuity of operations
- Maintain a stable fee structure
- Provide capital replacement funds
- Maintain good standing with rating agencies
- Create a better working relationship between the governing board and staff

Policies

Capital Projects Fund

This fund is used to track spending on major capital projects, therefore; there is no need to maintain a budgetary cushion.

Internal Service Funds (Fleet, IT)

The purpose of the Fleet and IT Internal Service Funds is to accumulate resources to replace vehicles and computer equipment according to assigned replacement schedules and to recover the operating costs of both funds. City funds are charged replacement costs pro rata over the life of the vehicle or computer

equipment based upon estimated replacement cost less estimated sales proceeds. Internal Service Funds recover operations costs in the year they are incurred by charging City funds their pro rata share of the operations costs. Interest earned on investment of reserves is used to offset the cost of annual operations. Fund balance for Internal Service Funds represent resources collected from City funds to be used for future purchases of vehicles and computer equipment. Reserves for future operations costs are not needed because operations costs are funded in the year they are incurred.

Enterprise Funds (Public Utilities, Storm Water Utility, Sanitation, Street Lighting, Telecommunications)

Midvale City will strive to maintain working capital (current assets less current liabilities) of no less than 60 days worth of annual operating expenses for the Sanitation, Street Lighting and Telecommunications Funds, and no less than 180 days worth of annual operating expenses for the Public Utilities and Storm Water Utility Funds.

In an effort to maintain adequate reserves, the City shall conduct an analysis of its utility rates on an annual basis. Rate increases, if needed, shall be proposed to City Council during the annual budgeting process.

In order to substantiate the value of Accounts Receivable in the enterprise funds, the City will enforce aggressive collection practices, including termination of service for accounts 60 days past due.

The minimum working capital reserve may be used at the discretion of the City Council for temporary shortfalls or to downsize operations. Once used, the reserve should be replenished in a timely manner. If reserves fall below the 60 day minimum, a plan for replenishment should be included in the subsequent year's budget planning process. Excess working capi-

tal may be used for capital improvements or for one-time purchases.

Other Funds

Adequate reserves will be considered.

REVENUE POLICIES

Purpose

- Ensure sufficient and stable revenues in order to consistently produce desired programs and services.
- Develop and maintain revenue sources that are fair and consistent.

Policies

Midvale City strives to achieve diversification and stabilization of the revenue base. While recognizing that property taxes are the most stable, the City will not increase property taxes when other revenues such as sales tax and franchise fees are adequately funding operations.

The City will not use one-time revenues towards ongoing expenditures. User fees will be charged to obtain cost recovery for regulatory services such as building permits, plan checks, and business licensing. Administrative fees will be charged by the General Fund to the Enterprise Funds in order to recapture direct and indirect costs which benefit all funds.

These fees will be reviewed annually in association with the budget process. A municipal fee schedule shall be reviewed and adopted by the City Council annually in conjunction with the operating and capital budgets.

Before applying for and accepting intergovernmental aid, the City will assess the merits of a particular program as if it were funded with local tax dollars. Local tax dollars will not be used to make up for losses of intergovernmental aid without first reviewing the program and its merits as a budgetary increment.

A conservative approach will be used to forecast revenues. However, when such an approach leads to considerations of raising taxes or cutting services, a more objective approach will be analyzed in order to avoid unpopular budget-balancing measures that later prove unnecessary. Multi-year forecasts will be prepared and presented to the Council annually as part of the budget process.

EXPENDITURE POLICIES

Purpose

- Ensure that public funds are spent with integrity, directness, and transparency
- Ensure that expenditures are directed to services that citizens prefer

Policies

Ongoing expenditures will not expand beyond the City's ability to pay for them with current revenues. When practical, resources should be used for preventative investments that can be made to avoid even larger costs in the future. Funding for new programs and services should be limited to the extent that they can be reasonably funded over the near-to-long term given the current revenue stream.

Increasing efficiencies and effectiveness of the delivery of City services through process review, technology improvements, or outsourcing must be considered before adding permanent staff. Staff shall prepare an analysis of costs borne by the General Fund which benefit other funds, most importantly, enterprise funds. Enterprise Funds will reimburse the General Fund for these costs through administrative fees, which are appropriated as part of the budget each year.

Efforts will be made to maintain compensation packages that are sufficient to attract and retain quality employees. Salary range structures shall be evaluated periodically to determine the relative competitive-

ness of the pay structure to the job market. The midpoint of the salary range is the market value against which the City will assess its pay plan relative to the job market. If the midpoint of the City's salary range is more than five percent below market for any given position, the grade of that particular position shall be adjusted upward. The City's pay plan shall be reviewed and adopted annually by the City Council in conjunction with the annual budget. Staffing shall not exceed the authorized level, and all new positions must be approved by City Council before they are filled.

OPERATING BUDGET POLICIES

Purpose

- Acknowledge that the operating budget is among the most important public documents produced by the City.
- Ensure the budget sets forth the City's taxing and spending direction.
- Establish policies that allow leeway for the inevitable give-and-take of politics.

Policies

Midvale will adopt an annual operating budget for all funds. Budgets are prepared on a modified accrual basis. Under the modified accrual basis, capital expenditures and the redemption of bonds are recorded as expenditures. Depreciation and amortization costs are not budgeted since these costs are non-cash transactions. However, staff will perform an analysis to ensure each proprietary fund will not go over budget when depreciation expense is factored.

Budget policies define the broad guidelines under which the budget process will operate. Staff is then responsible for designing a process that conforms to the policies. Because the City's budget is a spending plan, and because circumstances change throughout the fiscal year, staff may propose budget adjustments

for any or all funds throughout the year. Those adjustments require discussion and adoption by the City Council to become effective.

The City Administrator has authority to reallocate line items within a department budget, but any inter-departmental budget adjustments must be approved by the City Council. Grants, additional personnel, new programs, etc. must be appropriated by the City Council.

The City Administrator, after meeting with all City departments, will present a balanced budget for adoption to the Mayor and City Council in May of each year. This document will serve as a working tool for the City Council in developing their operating budget. Consistent with Utah Code § 10-6-111, a tentative budget will be prepared and filed with the City's elected officials on or before the first regularly scheduled meeting of the governing body in May of the current period. The tentative budget will be reviewed and discussed in Council meetings throughout May and June. A public hearing will be held prior to the adoption of the final budget. Citizen participation and comment is encouraged. Consistent with Utah Code § 10-6-118, the City Council will adopt a final budget before June 30 of each fiscal period, or, in the case of a property tax increase, before September 1 of the year for which a property tax increase is proposed. The City Council will adopt its certified property tax rate on the same date as the final budget is adopted.

CAPITAL ASSET MANAGEMENT POLICIES

Purpose

- Recognize the major impact capital projects have on the quality of local government services, the community's economic vitality, and the overall quality of life for citizens.
- Stimulate informed debate and to help leaders make optimal choices.
- The City will develop and maintain a Capital Im-

provement Plan which includes a realistic project timing and scope, and operating budget impacts.

Policies

The City will develop and maintain a Capital Improvement Plan which includes realistic project timing, scope, and operating budget impacts. Appropriations for capital projects are for the period of construction or acquisition, and do not lapse at the end of the fiscal year. Funds remaining in the project budget after its completion may be appropriated for other capital projects or revert to the General Fund.

Appropriate ongoing funding for maintenance is a high priority. Deferring maintenance or asset replacement has the potential for reducing a government's ability to provide services and/or threatening public health, safety and overall quality of life. In addition, as the physical condition of an asset declines, deferring maintenance and/or replacement may increase long-term costs and liabilities.

The City has established an Internal Service Fund for the purpose of accumulating resources to replace vehicles according to a replacement schedule established by the Fleet Manager, and to recover fleet operating costs from appropriate funds. The City has also established an Internal Service Fund for the purpose of accumulating resources to replace computer equipment according to a replacement schedule established by the Information Technology Manager, and to recover IT operating costs from appropriate funds.

Department managers/heads shall exercise supervision of all inventories of tangible City property within the control of or assigned to their departments, this includes ensuring all City assets are safeguarded and kept in good working condition. All City property located in warehouse(s) or storage areas shall be inventoried annually, and accountability for the property shall reside with the respective department head.

LONG-TERM FINANCIAL PLANNING POLICIES

Purpose

- Assist the government in providing stable tax and service levels to the community over a multi-year period
- Uncover minor problems which, left unresolved, could require dramatic action later
- Demonstrate a sound commitment to sound financial management and a willingness to control spending

Policies

Each year, staff shall develop a forecast of operating expenditures and revenue for the next five years. The presentation and discussion of the forecast and resulting long-term financial plan will be an integral part of the annual budget process. Midvale City will address imbalances in future revenues and expenditures in establishing property tax rates.

DEBT POLICIES

Purpose

- Ensure that debt is used wisely and that future financial flexibility remains relatively unconstrained.
- Establish criteria for the issuance of debt obligations so that acceptable levels of indebtedness are maintained.
- Transmit the message to investors and rating agencies that the City is committed to sound financial management.
- Provide consistency and continuity to public policy development.

Policies

The City may use debt to help distribute the payments for a capital asset over its useful life so that benefits more closely match costs. The City may also use pay-as-you-go financing, in that it helps to keep the City's debt burden down. As there are merits to

both methods of financing, Midvale may use a combination of debt and pay-as-you-go to finance capital assets.

Using long-term debt for operations is discouraged. Issuing debt with a longer amortization period than the life of the asset it is financing is prohibited.

Debt service as a percent of general expenditures of the General Fund shall not exceed fifteen percent. Capitalization of interest, the practice of using bond proceeds to pay the interest due on debt during the construction period of an asset, is generally acceptable. Long-term financing must comply with federal, state, and local legal requirements.

The City will consider debt issuance (rather than paying cash) when interest rates are low. The City might use its debt capacity to acquire capital assets for a lower total cost when construction costs are increasing or are very low. The City shall engage the following outside professionals to assist with bond sales, as bond sales are not a routine activity for most local governments:

- Financial Advisor
- Bond Counsel
- Underwriter
- Paying Agent/Registrar

Bond proceeds will be invested in accordance with the City's general investment policy. Staff must take steps to minimize arbitrage liability on bond proceeds in order to avoid penalties. Refunding bonds will be considered when there is an interest rate savings, a change in anticipated revenues, or when the City Council desires a change in the provisions of a bond covenant.

Midvale City shall comply with all ongoing disclosure conditions and shall file such required documents in a timely manner. Interfund loans are contemplated for

short-term use only. Any transfers between funds where reimbursement is not expected within one fiscal year shall not be recorded as interfund borrowings; they shall be recorded as interfund operating transfers.

ACCOUNTING, AUDITING, AND FINANCIAL REPORTING POLICIES

Purpose

- Set the tone at the top for how the City will account for its financial resources and be accountable for making financial information available to the public.
- Satisfy external financial reporting requirements as well as meet the City's managerial needs.

Policies

Midvale City has established an Audit Committee to serve as a practical means for the City to provide independent review and oversight of the government's financial reporting processes, framework of internal control, and independent auditors. The Audit Committee shall report to the City Council at least annually.

Accounting records will be maintained in accordance with state and federal law and regulations. Midvale adopts the Government Finance Officers Association recommendation that governments use a multi-year audit contract for a period of no less than five years. Annual financial reporting in compliance with generally accepted accounting principles (GAAP) is required.

Monthly revenue and expenditure reports for each fund shall be presented to the City Council. A listing of checks issued shall be supplied to the City Council monthly. Midvale City will strive for transparency and shall comply with all state records transparency requirements.

Capital assets are defined as assets costing at least \$5,000 with an expected useful life in excess of one year. Sensitive non-capitalized items such as computers shall be inventoried and controlled.

INTERNAL CONTROL AND RISK MANAGEMENT POLICIES

Purpose

- Protect assets in order to ensure continuity of service.
- Maintain a safe work and service environment.
- Ensure the efficiency of risk management activities.

Policies

The City shall work closely with its insurer to accomplish goals stated above and to minimize the cost of risk management activities. The Human Resources Director shall be designated as the Risk Manager. Senior Staff shall serve as the risk management committee. Meetings shall be held quarterly to review insurance claims and reported incidents.

Employees will be provided with the official Midvale City Policies and Procedures Manual regarding employment, and shall file an acknowledgment of receipt and understanding of the manual with the Human Resources department annually. City employees and councilmembers are required to report conflicts of interest and to refrain from participating in or deliberating on any matters regarding such interest. Sexual Harassment training shall be conducted annually for all employees.

The City shall appoint an Emergency Operations Manager who is responsible for maintaining the City's Emergency Management Plan. Midvale City staff shall participate in regional and statewide safety exercises in coordination with area police and fire.

Internal Controls shall be developed to:

- Segregate duties
- Provide security over assets and records
- Ensure periodic reconciliation and verification
- Assure proper authorization

LOCAL ECONOMIC DEVELOPMENT FINANCE POLICIES

Purpose

- Improve local economic conditions through direct and indirect intervention

Policies

Midvale City's Redevelopment Agency may use tax increment financing to improve designated project areas within the City. Midvale City will strive to attract businesses that pay a salary equal to or above the average wage level for Midvale, and businesses that provide healthcare and retirement benefits to their employees.

Although some taxing entities within Midvale City boundaries may charge impact fees, Midvale City itself does not charge impact fees. The City employs an Economic Development Director who is charged with attracting new businesses to the City, as well as serving as a liaison between the private sector (in many cases, the developer) and City staff.

PROCUREMENT POLICIES

Purpose

- Ensure that the procurement process is fair.
- Ensure good stewardship over public funds.
- Help clarify the goals of the purchasing system.

Policies

The City will strive to consider full lifecycle costs of a good or service rather than simply accepting the lowest initial purchase price. Quality should be an integral evaluation component when reviewing vendor

proposals. Purchasing decisions will be based on best value, not lowest cost. Procurements will be conducted fairly and the process and results will be open to the public. Training on Midvale's purchasing ordinance will be provided to City staff on a regular basis, at least once every two years.

Midvale City staff and elected officials shall comply with Midvale Municipal Code § 3.02 regarding procurement. Important purchasing thresholds for expenditures for supplies, services or construction are described below:

- Expenditures of fifty thousand dollars or more shall be made pursuant to the formal bidding procedures set forth in Midvale Municipal Code § 3.02.110. An expenditure of fifty thousand dollars or more must be approved by the City Administrator. Any expenditure of one hundred thousand dollars or more must be approved by the City Council.
- Expenditures for seven thousand five hundred dollars or more, but less than fifty thousand dollars, shall be made pursuant to the informal bidding procedures set forth in Midvale Municipal Code § 3.02.100.
- The following expenditures of the City shall be referred to as "exempt expenditures" and may be made without formal or informal bidding procedures, but should be made with as much competition as practicable under the circumstances.
 - ◇ Minor. Any expenditure amounting to less than seven thousand five hundred dollars.
 - ◇ Sole Source. An expenditure where a service, product, or requirement is only available from a single vendor. Examples include a supply or service of a unique or specialized nature, and only one known vendor is available to meet the need, and specific parts, accessories, equipment, materials, services, proprietary commodities,

or other commodities needed to meet the city's needs. Sole source procurements must be approved in writing by the department head, the procurement officer, and either another department head or a representative from the finance department or city attorney's office. See Midvale Municipal Code § 3.02.070 for procedures to follow.

- ◇ State Bidding. Any expenditure for which competitive bidding or price negotiation has already occurred on the state level. In the event state contract vendors are unable to fulfill the contract in a reasonable time frame, the City may purchase from another potential vendor willing to honor all aspects of the state contract.
- ◇ Interlocal Cooperation. Any expenditure made in conjunction with an agreement approved by resolution of the City Council between the City and another city or governmental entity.
- ◇ Joinder. Any expenditure made by joining or using a contract originated by another government entity or national cooperative organization with the approval of the city council.
- ◇ Professional Services. Any expenditure for professional services which by their nature are not reasonably adapted to award by competitive bidding and require elevated degree of specialized knowledge and discretion, including labor, effort, or work. Examples of expenditures qualifying for a professional services exemption include:
 - ◆ a. Accounting;
 - ◆ b. Architecture;
 - ◆ c. Artistic endeavors;
 - ◆ d. Auditing;
 - ◆ e. City planning;
 - ◆ f. Construction design and management;
 - ◆ g. Engineering;
 - ◆ h. Financial services;
 - ◆ i. Information technology;
 - ◆ j. Law;
 - ◆ k. Materials testing;
 - ◆ l. Medicine;
 - ◆ m. Psychiatry;
 - ◆ n. Surveying; and
 - ◆ o. Underwriting.
- ◇ Contracts for such expenditures shall be awarded at the discretion of the city manager based on the recommendation of the department head or procurement officer. If the city manager determines that competitive bidding for certain professional services would benefit the city, the procedures set forth in Section 3.02.130 must be followed.
- ◇ Special Sale. Any expenditure made in conjunction with any public auction, closeout sale, bankruptcy sale or other similar sale when the procurement officer determines in writing that such purchase may be made at a cost below the market cost for the same or similar goods and such determination is reviewed and approved by the City Council.
- ◇ Exchanges. Any exchange of supplies, materials, property, or equipment between the City and any other public or private party made by mutual agreement of the respective parties.
- ◇ Federal or State Funds. In cases where federal or state funds are being used and where federal or state purchasing laws or procedures govern the types of goods or

services being procured, the city shall follow the applicable federal or state purchasing law or procedures in lieu of the procedures set forth in this policy.

- ◇ Gift or Bequest. In complying with the terms and conditions of any bequest to the city, if such action is approved by the city manager in writing and is otherwise consistent with law, the department buyer may procure without competitive bids.
- ◇ Compatibility Parts and Training. A department head or designee may procure without competitive bids equipment and supplies which, by reason of the training of city personnel who service such equipment, or which is an addition to or for the repair or maintenance of equipment owned by the city which may be more efficiently added to, repaired, or maintained by a certain brand, person or firm. In such cases the department head shall submit written documentation to the procurement officer.
- ◇ Utah Correctional Industries. Supplies, services, or construction produced by Utah Correctional Industries may be purchased without seeking competitive quotes or bids.

The Mayor is the only individual with authority to bind the City. The Mayor's signature is required on all City contracts.

CASH RECEIPTING AND DEPOSIT POLICY

Purpose

- Establish a uniform control design for all departments of Midvale City that receive cash

Policies

All funds received are entered into the accounting

system at the time of the transaction or if the transaction occurs at a location without access to the accounting system the funds will be logged into a receipt book with enough detail to determine where/who the funds came from, the purpose for receiving the funds, the method of payment; cash, check, credit card, etc., and designate the appropriate account. Manual receipts should have two copies; a customer copy and a Treasurer copy (Which can be kept electronically). Mail will be opened in the presence of two or more employees and any correspondence containing payments will be removed and processed before distributing mail to individual persons or departments.

For any funds received where the general ledger account is unknown, the person receiving the funds should coordinate with the City Treasurer or a member of the finance department to get a general ledger account to code the funds to upon receipt. Funds should not be held or delayed from being deposited for any reason. Cash must be secured during hours of operations, all cash stored overnight or during the weekend should be kept in a secure locked safe or vault. Access to the safes/vaults must be limited to approved employees. Two employees preferably employees who are not responsible for cash, must perform counts each quarter to verify the opening amounts of cash on hand for each cash drawer.

At the end of each day, the person responsible for receiving cash will close out their cash drawer and reconcile the system-generated report to the cash, checks, and credit card receipts in the drawer. Place cash, checks, and credit card receipts received along with the report in a deposit bag and placed them in a secure (locked) safe/vault for a deposit on the next business day.

Void/adjusted transactions. If a transaction needs to be voided or adjusted, it should be done by someone

who does not receive cash. The system should be designed to generate a report of all adjusted/voided transactions to facilitate monitoring of this process. All voided receipts in the accounting software must be made the same day by the senior accountant or Administrative Service Director. Credit card transactions can be voided on the terminal. A copy of the voided transaction receipt is given to the customer and a duplicate copy of the voided receipt must be attached to the original transaction receipt and included with the daily batches.

At the beginning of each day, the Treasurer or Designee will compile all cash and checks received from the previous day, match the total to the total receipts in the accounting system, create a deposit, and create a daily deposit report. Merchant transaction reports will be reconciled to the credit card/ACH receipts in the accounting system. Deposits are to be made within three banking days of receipt according to the Utah Money Management Act. Any discrepancy in the funds being deposited and the supporting documentation should occur when daily reconciliation takes place.

The Midvale City Treasurer, or designee, takes funds to the bank. Midvale City maintains surveillance systems in offices receiving funds. The accounting system generates cash and deposit reports that will be reconciled to the bank statements by the Senior Accountant.

Every effort should be made to ensure large quantities of cash are not on hand at any location overnight. If a location has a large transaction or series of transactions leaving cash on hand over \$5,000.00 the deposit should be made the same day.

General Fund Budgets



General Fund Summary

General Fund Summary - FY2025 Tentative Budget

	Actual FY2022	Actual FY2023	Amended FY2024	Tentative FY2025	Difference	Percent Change
Revenues:						
Taxes	16,553,308	17,986,217	16,816,351	19,098,786	2,282,435	13.6%
Licenses and Permits	711,320	892,307	830,000	730,000	(100,000)	-12.0%
Intergovernmental Revenue	2,814,343	3,537,359	4,196,802	3,876,626	(320,176)	-7.6%
Charges for Services	2,138,921	2,303,659	2,375,539	2,349,528	(26,011)	-1.1%
Fines and Forfeitures	830,411	829,335	847,000	815,000	(32,000)	-3.8%
Miscellaneous Revenue	18,921	302,033	172,978	173,935	957	0.6%
Use of Fund Balance	-	-	211,723	3,260,500	3,048,777	1440.0%
TOTAL REVENUES	\$ 23,067,224	\$ 25,850,910	\$ 25,450,393	\$ 30,304,376	\$ 4,853,983	19.1%
Expenditures:						
Mayor and City Council	334,117	349,366	378,603	399,551	20,948	5.5%
Administration	634,386	666,684	1,027,861	1,042,052	14,191	1.4%
Non-Departmental	133,617	140,292	158,097	172,603	14,506	9.2%
Community & Intergovernmental Relations	227,996	181,418	234,234	235,986	1,752	0.7%
Public Safety	10,324,209	11,790,301	12,350,696	14,199,145	1,848,449	15.0%
City Attorney	626,333	790,813	982,689	1,052,973	70,284	7.2%
Communications	176,574	228,647	272,038	220,838	(51,200)	-18.8%
Harvest days	83,360	95,638	91,000	90,000	(1,000)	-1.1%
Human Resources	124,608	118,526	144,773	155,680	10,907	7.5%
Employee services	34,357	47,638	65,800	57,300	(8,500)	-12.9%
Grants	-	12,500	-	-	-	0.0%
City Recorder	338,531	318,805	403,052	369,099	(33,953)	-8.4%
Administrative Services	\$ 13,038,088	\$ 14,740,628	\$ 16,108,843	\$ 17,995,227	\$ 1,886,384	11.7%
Administrative Services	165,748	197,348	208,696	218,935	10,239	4.9%
Finance	459,282	514,752	454,364	431,009	(23,355)	-5.1%
Justice Court	773,653	973,692	1,078,217	1,142,749	64,532	6.0%
Information Technology	739,297	834,096	867,397	837,372	(30,025)	-3.5%
Total Administrative Services	\$ 2,137,980	\$ 2,519,888	\$ 2,608,674	\$ 2,630,066	\$ 21,392	0.8%
Public Works						
Public Works Administration	309,183	342,223	388,218	410,448	22,230	5.7%
Facilities	642,994	683,685	849,440	870,723	21,283	2.5%
Streets	892,581	943,786	1,043,183	1,087,054	43,871	4.2%
Parks	488,753	636,505	853,513	872,696	19,183	2.2%
Total Public Works	\$ 2,333,511	\$ 2,606,199	\$ 3,134,354	\$ 3,240,922	\$ 106,568	3.4%
Community Development						
Community Development Admin	700,961	695,965	685,497	678,389	(7,108)	-1.0%
Engineering	170,427	180,442	219,179	194,500	(24,679)	-11.3%
Planning	396,705	372,812	476,713	439,812	(36,901)	-7.7%
Code Enforcement	3,008	3,679	2,082	1,702	(380)	-18.3%
Building Inspection	211,760	290,470	349,714	349,708	(6)	0.0%
Total Community Development	1,482,861	1,543,368	1,733,185	1,664,110	(69,075)	-4.0%
Transfers Out	3,225,993	4,056,145	1,830,337	4,774,051	2,943,714	160.8%
TOTAL EXPENDITURES	\$ 22,218,433	\$ 25,466,228	\$ 25,415,393	\$ 30,304,376	\$ 4,888,983	19.2%
FUND BALANCE - CONTRIBUTION TO (USE OF)	\$ 848,791	\$ 384,682	\$ 35,000	\$ (0)	\$ (35,000)	-100.0%

General Fund Financing Sources

General Fund Financing Sources

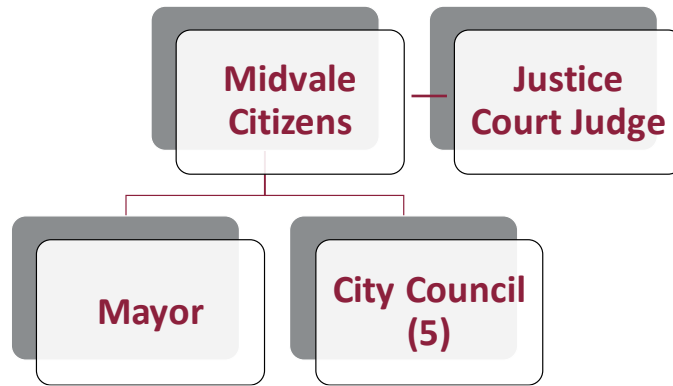
	Actual FY2022	Actual FY2023	Amended FY2024	Tentative FY2025	Difference	Percent Change
Taxes:¹						
Property tax	2,661,325	2,982,791	3,087,606	4,110,264	1,022,658	33.1%
Delinquent/surplus prop tax	55,783	51,867	35,000	35,000	-	0.0%
Sales tax	11,036,201	11,282,449	10,762,277	11,395,273	632,996	5.9%
Franchise tax	2,062,780	2,774,920	2,242,945	2,774,920	531,975	23.7%
Telecommunications tax	190,229	312,092	168,523	190,000	21,477	12.7%
Transient room tax	217,639	236,504	190,000	248,329	58,329	30.7%
Motor vehicle in lieu of	329,351	345,594	330,000	345,000	15,000	4.5%
TOTAL TAXES	\$ 16,553,308	\$ 17,986,217	\$ 16,816,351	\$ 19,098,786	\$ 2,282,435	13.6%
Licenses and Permits:²						
Business licenses	286,211	307,873	280,000	330,000	50,000	17.9%
Building permits	379,723	538,277	500,000	350,000	(150,000)	-30.0%
Road cut fees	35,414	38,011	40,000	40,000	-	0.0%
ROW occupancy permits	7,600	7,500	7,500	7,500	-	0.0%
Sign fees	2,372	646	2,500	2,500	-	0.0%
TOTAL LICENSES AND PERMITS	\$ 711,320	\$ 892,307	\$ 830,000	\$ 730,000	\$ (100,000)	-12.0%
Intergovernmental:³						
JAG Grant	30,441	-	-	-	-	0.0%
CARES Act Grant	-	-	-	-	-	0.0%
EPA Inst Controls Grant	145,139	142,752	150,626	150,626	-	0.0%
Grant-JVWCD (EPA Pass Thru)	5,000	-	-	-	-	0.0%
State of Utah Misc Grant	7,500	-	-	-	-	0.0%
B&C road funds	1,326,959	1,388,823	1,237,190	1,400,000	162,810	13.2%
Liquor funds allocation	55,020	63,876	63,986	56,000	(7,986)	-12.5%
State Homeless Initiative	1,244,284	1,941,908	2,610,000	2,100,000	(510,000)	-19.5%
Coalition Coordinator Grant	-	-	135,000	170,000	35,000	25.9%
TOTAL INTERGOVERNMENTAL	\$ 2,814,343	\$ 3,537,359	\$ 4,196,802	\$ 3,876,626	\$ (320,176)	-7.6%
Charges for Services:⁴						
Zoning/development fees	30,908	41,159	40,000	10,000	(30,000)	-75.0%
Plan check fees	210,175	348,837	250,000	200,000	(50,000)	-20.0%
Maps and publications	37	354	500	500	-	0.0%
Notary/background check fees	55	-	20	20	-	0.0%
Code enforcement fees	7,247	1,171	1,000	1,000	-	0.0%
Rents and concessions	6,032	5,401	5,000	5,000	-	0.0%
Credit card service fees	14,283	15,158	15,000	15,000	-	0.0%
Cemetery lot sales	-	(1,300)	-	-	-	0.0%
Cemetery service fees	34,790	28,150	27,000	27,000	-	0.0%
Admin fee - Water	651,862	671,418	696,926	675,879	(21,047)	-3.0%
Admin fee - Sewer	341,000	351,230	400,361	420,865	20,504	5.1%
Admin fee - Storm Water	407,473	390,999	408,911	408,380	(531)	-0.1%
Admin fee - Sanitation	80,465	82,879	103,959	109,397	5,438	5.2%
Admin fee - RDA	233,158	241,591	292,787	319,523	26,736	9.1%
Admin fee - Streetlighting	31,092	33,702	33,196	31,960	(1,236)	-3.7%
Admin fee - Fleet	89,684	92,375	100,879	125,005	24,126	23.9%
Harvest Days activities	660	535	-	-	-	0.0%
TOTAL CHARGES FOR SERVICES	\$ 2,138,921	\$ 2,303,659	\$ 2,375,539	\$ 2,349,528	\$ (26,011)	-1.1%

General Fund Financing Sources

General Fund Financing Sources						
	Actual FY2022	Actual FY2023	Amended FY2024	Tentative FY2025	Difference	Percent Change
Fines and Forfeitures:⁵						
Fines and forfeitures	719,517	723,870	800,000	768,000	(32,000)	-4.0%
Bad Debt Collections	88,853	83,000	35,000	35,000	-	0.0%
Attorney fees recovered	20,166	20,905	10,000	10,000	-	0.0%
Traffic school	1,875	1,560	2,000	2,000	-	0.0%
TOTAL FINES AND FORFEITURES	\$ 830,411	\$ 829,335	\$ 847,000	\$ 815,000	\$ (32,000)	-3.8%
Miscellaneous:						
Interest revenue	(22,190)	228,979	160,000	160,000	-	0.0%
Interest on restricted funds	-	-	-	-	-	0.0%
Proceeds from insurance	30,426	19,049	-	-	-	0.0%
Proceeds from sale of assets	207	17,970	-	-	-	0.0%
Sundry revenues	2,369	26,367	5,000	5,000	-	0.0%
ULGT dividend/grant	7,253	7,978	7,978	8,935	957	12.0%
Cash Over & Short	86	(5)	-	-	-	0.0%
Event Application Fee Revenue	770	1,695	-	-	-	0.0%
TOTAL MISCELLANEOUS:	\$ 18,921	\$ 302,033	\$ 172,978	\$ 173,935	\$ 957	0.6%
USE OF FUND BALANCE	\$ -	\$ -	\$ 211,723	\$ 3,260,500	\$ 3,048,777	1440.0%
TOTAL GENERAL FUND FINANCING SOURCES	\$ 23,067,224	\$ 25,850,910	\$ 25,450,393	\$ 30,304,376	\$ 4,853,983	19.1%

- 1 Property Taxes include a 1% increase for growth and 32% property tax increase (approximately \$69 annually for the average household); Sales tax includes a 1% increase from FY23 actuals; All other taxes are increased to reflect actual data
- 2 Licenses and Permits have been adjusted to reflect actual data
- 3 Intergovernmental has been adjusted to include new grant information for FY25
- 4 Charges for Services have been adjusted to reflect actual data
- 5 Fines and Forfeitures have been adjusted to reflect actual data

Mayor and City Council



DEPARTMENT DESCRIPTION

Midvale City operates under a six-member council form of government. The Mayor votes on each matter where there is a tie-vote of the Council, on ordinances that enlarge or restrict the Mayor's powers, duties, or functions; and in the appointment or dismissal of a City Manager. The Mayor serves as the Chief Executive Officer and the City Manager serves as the Chief Administrative Officer overseeing the day-to-day administrative functions of the City.

The City Council serves as the Board of Trustees for the Midvale City Redevelopment Agency. The Mayor serves as Chief Administrative Officer and the City Manager serves as the Executive Director. The members of the City Council act as the governing body of the Agency and City staff provide management support and technical assistance to the Agency.

BUDGET

Mayor and City Council						
	Actual FY2022	Actual FY2023	Amended FY2024	Tentative FY2025	Difference	Percent Change
Personnel						
Salaries ¹	155,547	165,400	176,003	186,656	10,653	6.1%
Benefits ²	148,143	159,775	168,253	148,255	(19,998)	-11.9%
Car Allowance	4,984	4,984	4,800	4,800	(0)	0.0%
Total Personnel	308,674	330,159	349,056	339,712	(9,344)	-2.7%
Operating						
Subscriptions and Memberships	-	-	-	-	-	0.0%
Education and Travel	2,224	2,345	3,500	3,500	-	0.0%
Information Technology Equipment (Interfund) ³	13,101	9,267	7,894	14,186	6,292	79.7%
Communications and Telephone	564	419	403	403	-	0.0%
Professional Services	-	-	-	-	-	0.0%
Education and Training	-	-	-	-	-	0.0%
Miscellaneous Supplies	9,463	5,921	6,750	6,750	-	0.0%
City Council Priorities	-	947	5,000	5,000	-	0.0%
Mayor's Priorities ⁴	-	-	5,000	25,000	20,000	400.0%
Miscellaneous Services ⁵	91	308	1,000	5,000	4,000	400.0%
Total Operating	25,443	19,207	29,547	59,839	30,292	102.5%
TOTAL EXPENDITURES	\$ 334,117	\$ 349,366	\$ 378,603	\$ 399,551	\$ 20,948	5.5%

At a Glance:

Total Budget: \$399,551 | Elected Officials: 6

Mayor and City Council

BUDGET CONTINUED

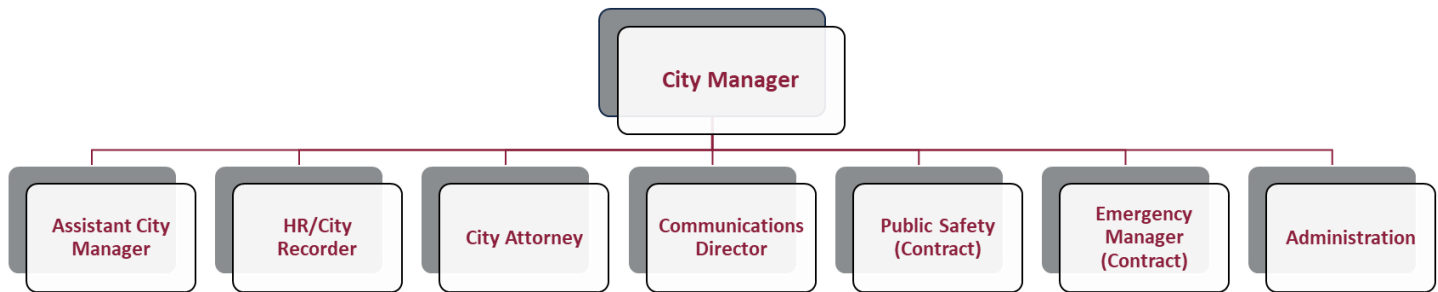
- 1 FY2025 Market, COLA, & Merit Salary Adjustments
- 2 New benefit selection for new councilmember
- 3 Distributing City-wide software to departments
- 4 \$20K one-time request for Renewable Energy Program
- 5 Transfer from Inter-departmental

STAFFING

Position	FY2022	FY2023	FY2024	Tentative FY2025
Part-Time				
Mayor	0.50	0.50	0.50	0.50
City Council Members	2.50	2.50	2.50	2.50
TOTAL MAYOR AND CITY COUNCIL	3.00	3.00	3.00	3.00

*Note: For FTE purposes, the Mayor and City Council are counted as 0.5 FTE. The Mayor and Council member's compensation is not based on hours worked.

Administration



The Administration Department consists of the City Manager, Assistant City Manager, Policy & Project Manager, Coalition Coordinator, Administration Administrative Assistant, and the City Manager/Assistant City Manager Executive Assistant. The City Manager administers the day-to-day functions of the City and make executive-level decisions regarding operations.

BUDGET

Administration						
	Actual FY2022	Actual FY2023	Amended FY2024	Tentative FY2025	Difference	Percent Change
Personnel						
Salaries ¹	380,363	388,247	585,335	612,075	26,740	4.6%
Benefits ²	146,618	172,098	297,782	279,575	(18,207)	-6.1%
Car Allowance	8,885	8,654	9,000	9,000	(0)	0.0%
Total Personnel	535,866	568,999	892,117	900,650	8,533	1.0%
Operating						
Subscriptions and Memberships	2,432	1,062	3,550	3,550	-	0.0%
Education and Travel	663	4,052	6,000	7,000	1,000	16.7%
Information Technology Equipment (Interfund) ³	5,685	4,321	6,228	10,886	4,658	74.8%
Communications and Telephone	791	744	966	966	-	0.0%
Professional Services	84,996	84,996	115,000	115,000	-	0.0%
Education and Training	-	-	-	-	-	0.0%
Miscellaneous Supplies	2,687	2,383	3,500	3,500	-	0.0%
Miscellaneous Services	1,266	127	500	500	-	0.0%
Total Operating	98,520	97,685	135,744	141,402	5,658	4.2%
TOTAL EXPENDITURES	\$ 634,386	\$ 666,684	\$ 1,027,861	\$ 1,042,052	\$ 14,191	1.4%

At a Glance:

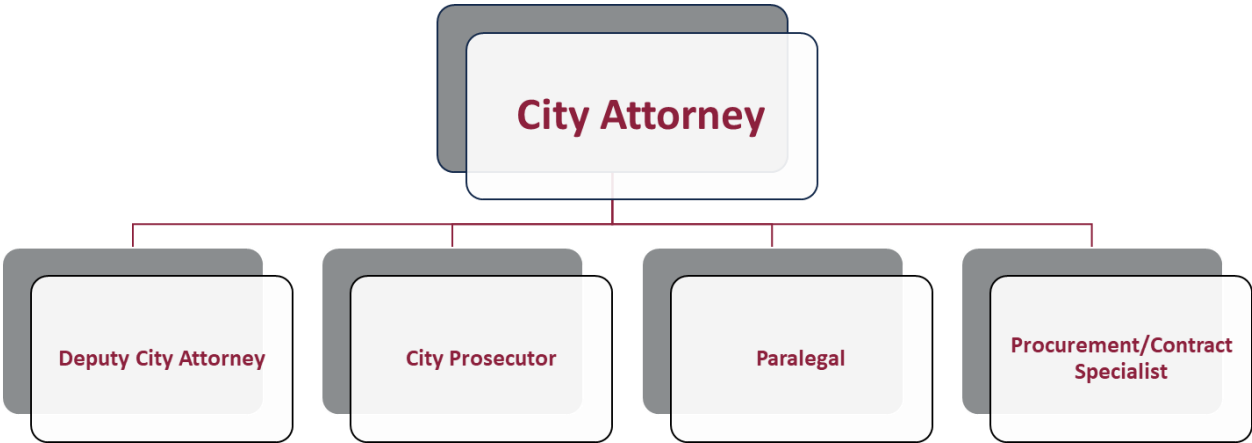
Total Budget: \$1,042,052 | Full-Time Equivalent Employees: 5.5

BUDGET CONTINUED

- 1 FY2025 Market, COLA, & Merit Salary Adjustments
- 2 Represents actual benefit elections for new employees
- 3 Distributing City-wide software to departments

STAFFING

Position	FY2022	FY2023	FY2024	Tentative FY2025
City Manager	1.00	1.00	1.00	1.00
Assistant City Manager	1.00	1.00	1.00	1.00
Administrative Assistant	-	1.00	1.00	1.00
Executive Assistant	1.00	0.50	0.50	0.50
Policy & Program Manager	-	-	1.00	1.00
Coalition Coordinator	-	-	1.00	1.00
TOTAL ADMINISTRATION	3.00	3.50	5.50	5.50



DEPARTMENT DESCRIPTION

The City Attorney’s office administers the legal affairs of the City. The department consists of the City Attorney, Deputy City Attorney, Prosecutor, and Paralegal. The department duties include providing legal counsel to the Mayor and City Council, the City Manager, City boards and commissions, and City officers in relation to their official duties; drafting and reviewing legal contracts; drafting and reviewing municipal ordinances; managing outside legal counsel; and prosecuting cases in the Midvale City Justice Court.

BUDGET

City Attorney						
	Actual FY2022	Actual FY2023	Amended FY2024	Tentative FY2025	Difference	Percent Change
Personnel						
Salaries ¹	335,886	449,779	534,933	552,099	17,166	3.2%
Overtime	-	-	5,000	3,000	(2,000)	-40.0%
Benefit ²	151,991	205,899	257,657	297,175	39,518	15.3%
Car Allowance	6,000	6,173	6,000	6,000	(0)	0.0%
Total Personnel	493,877	661,851	803,590	858,273	54,683	6.8%
Operating						
Subscriptions and Memberships ³	6,878	7,534	15,500	17,500	2,000	12.9%
Education and Travel ³	2,285	6,972	9,500	10,500	1,000	10.5%
Information Technology Equipment (Interfund) ⁴	6,776	5,043	6,599	9,200	2,601	39.4%
Communications and Telephone	910	1,127	1,500	1,500	-	0.0%
Professional Services ³	43,376	23,016	60,000	70,000	10,000	16.7%
Legal Defenders	-	-	-	-	-	0.0%
Education and Training	71,730	84,415	85,000	85,000	-	0.0%
Miscellaneous Supplies	501	855	1,000	1,000	-	0.0%
Total Operating	132,456	128,962	179,099	194,700	15,601	8.7%
TOTAL EXPENDITURES	\$ 626,333	\$ 790,813	\$ 982,689	\$ 1,052,973	\$ 70,284	7.2%

At a Glance:

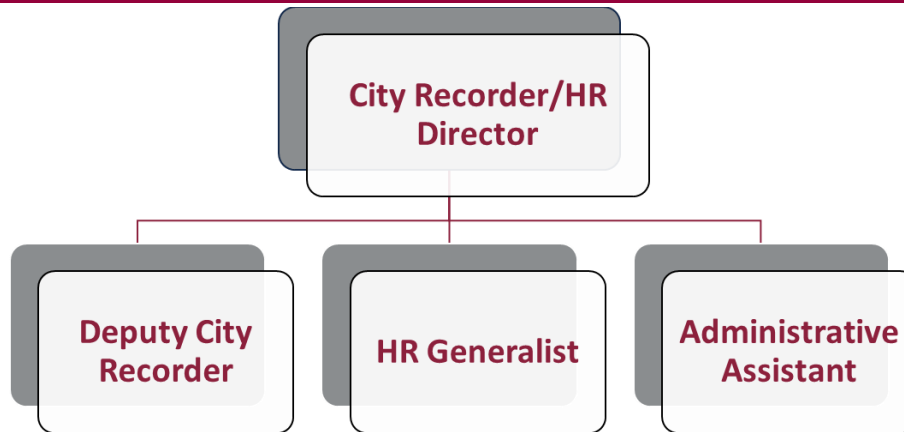
Total Budget: \$1,052,973 | Full-Time Equivalent Employees: 5

BUDGET CONTINUED

- 1 FY2025 Market, COLA, & Merit Salary Adjustments
- 2 Represents actual benefit elections for new employees
- 3 Increase in operating costs
- 4 Distributing City-wide software to departments

STAFFING

Position	FY2022	FY2023	FY2024	Tentative FY2025
City Attorney	1.00	1.00	1.00	1.00
Deputy City Attorney	1.00	1.00	1.00	1.00
Paralegal/Executive Assistant	1.00	1.00	1.00	1.00
City Prosecutor	-	-	1.00	1.00
Procurement/Contract Specialist	-	-	1.00	1.00
TOTAL CITY ATTORNEY	3.00	3.00	5.00	5.00



DEPARTMENT DESCRIPTION

The City Recorder's Office is responsible for maintaining all City records and files, both paper and electronic. The Recorder's Office also manages municipal elections, GRAMA (Government Records Access Management Act) requests, public notices, public meeting agendas, minutes, and recordings.

BUDGET

City Recorder						
	Actual FY2022	Actual FY2023	Amended FY2024	Tentative FY2025	Difference	Percent Change
Personnel						
Salaries ¹	198,827	213,602	231,379	237,373	5,994	2.6%
Overtime	376	-	200	200	-	0.0%
Benefits ²	82,915	86,742	93,408	98,912	5,504	5.9%
Car Allowance	3,000	3,115	3,000	3,000	(0)	0.0%
Total Personnel	285,118	303,459	327,987	339,484	11,497	3.5%
Operating						
Subscriptions and Memberships	575	1,390	500	500	-	0.0%
Public Notices	1,907	1,541	7,500	7,500	-	0.0%
Education and Travel ³	965	2,526	1,000	4,500	3,500	350.0%
Repairs, Maintenance, and Supplies	1,035	-	-	-	-	0.0%
Information Technology Equipment (Interfund) ⁴	5,966	5,008	4,265	6,815	2,550	59.8%
Communications and Telephone	403	419	600	600	-	0.0%
Professional Services	-	-	-	-	-	0.0%
Codification	16,325	5,183	8,200	8,200	-	0.0%
Election Supplies	25,860	-	52,000	500	(51,500)	-99.0%
Miscellaneous Supplies	377	(844)	500	500	-	0.0%
Miscellaneous Services	-	123	500	500	-	0.0%
Total Operating	53,413	15,346	75,065	29,615	(45,450)	-60.5%
TOTAL EXPENDITURES	\$ 338,531	\$ 318,805	\$ 403,052	\$ 369,099	\$ (33,953)	-8.4%

At a Glance:

Total Budget: \$369,099 | Full-Time Equivalent Employees: 2

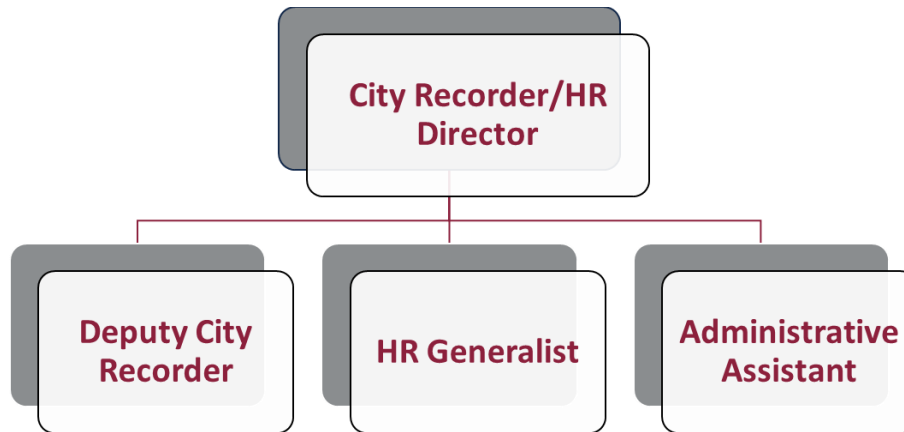
BUDGET CONTINUED

- 1 FY2025 Market, COLA, & Merit Salary Adjustments
- 2 FY25 Benefit Increases
- 3 Increase in operating costs
- 4 Distributing City-wide software to departments

STAFFING

Position	FY2022	FY2023	FY2024	Tentative FY2025
HR Director/City Recorder	1.00	1.00	1.00	1.00
Deputy City Recorder	1.00	1.00	1.00	1.00
TOTAL CITY RECORDER	2.00	2.00	2.00	2.00

Human Resources



DEPARTMENT DESCRIPTION

The Human Resources Department provides city-wide support of personnel and benefits for all departments and employees. This support includes: recruitment, application processing, background investigations, drug testing, policy development, benefit administration, research and compliance with state and federal laws, investigation and dispute resolution, recognition programs, classification and compensation maintenance, and in-house training programs.

The department also provides risk management/safety support to all departments and employees. This support includes: safety inspections of facilities, accident review, claims processing, workers compensation claims, safety training, and safety incentives.

BUDGET

Human Resources						
	Actual FY2022	Actual FY2023	Amended FY2024	Tentative FY2025	Difference	Percent Change
Personnel						
Salaries ¹	71,991	77,863	85,939	81,143	(4,796)	-5.6%
Benefits ²	29,667	30,919	39,238	50,788	11,550	29.4%
Total Personnel	101,658	108,782	125,177	131,932	6,755	5.4%
Operating						
Subscriptions and Memberships	2,287	816	2,500	2,500	-	0.0%
Public Notices - Job Postings ³	1,398	1,450	1,500	2,000	500	33.3%
Education and Travel	2,605	1,954	5,000	5,000	-	0.0%
Repairs, Maintenance, and Supplies	-	-	-	-	-	0.0%
Information Technology Equipment (Interfund) ⁴	1,844	2,195	996	3,848	2,852	286.3%
Communications and Telephone	-	-	-	-	-	0.0%
Professional Services	3,594	1,696	4,000	4,000	-	0.0%
Software	8,259	1,295	3,900	3,900	-	0.0%
Miscellaneous Supplies ³	2,924	280	1,200	1,500	300	25.0%
Miscellaneous Services	39	58	500	500	-	0.0%
Total Operating	22,950	9,744	19,596	23,248	3,652	18.6%
TOTAL EXPENDITURES	\$ 124,608	\$ 118,526	\$ 144,773	\$ 155,180	\$ 10,407	7.2%

At a Glance:

Total Budget: \$155,180 | Full-Time Equivalent Employees: 1

BUDGET CONTINUED

- 1 FY2024 Budgeted leave time payout for employee retirement
- 2 Represents actual benefit elections for new employees
- 3 Increase in operating costs
- 4 Distributing City-wide software to departments

STAFFING

Position	FY2022	FY2023	FY2024	Tentative FY2025
HR Generalist	1.00	1.00	1.00	1.00
TOTAL HUMAN RESOURCES	1.00	1.00	1.00	1.00

Employee Services

DEPARTMENT DESCRIPTION

The Employee Services department accounts for costs associated with miscellaneous programs benefitting Midvale City employees. These programs include:

- Employee Assistance Program
- Benefit administration costs
- Education reimbursement program
- Employee Association
- Employee recognition

BUDGET

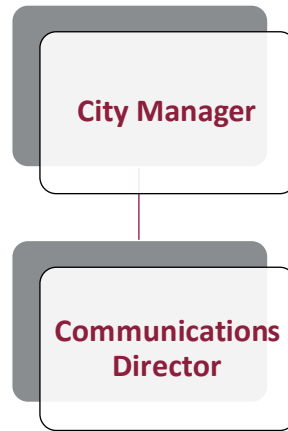
Employee Services						
	Actual FY2022	Actual FY2023	Amended FY2024	Tentative FY2025	Difference	Percent Change
Operating						
Employee Assistance Program	4,000	4,000	4,000	4,000	-	-100.0%
Flex Spending Plan Admin Fee	2,018	1,676	2,100	2,100	-	-100.0%
Drug Screening Services ¹	2,982	3,903	3,200	3,500	300	-91.4%
Education Reimbursement Program	1,098	3,914	10,000	10,000	-	-100.0%
Unemployment Insurance	617	1,490	6,000	6,000	-	-100.0%
Miscellaneous Supplies ²	1,274	135	13,000	500	(12,500)	-2600.0%
Miscellaneous Services	50	-	1,000	1,000	-	-100.0%
Employee Association ³	22,318	22,810	17,300	21,000	3,700	-82.4%
Employee Recognition Program	-	3,300	2,000	2,000	-	-100.0%
Safety Award Program	-	6,410	7,200	7,200	-	-100.0%
TOTAL EXPENDITURES	\$ 34,357	\$ 47,638	\$ 65,800	\$ 57,300	\$ (8,500)	-114.8%

- 1 Increase in turnover costs
- 2 Removal of one-time appropriation in FY2024
- 3 New programming for the Employees Association

At a Glance:

Total Budget: \$57,300 | Full-Time Equivalent Employees: 0

Communications



DEPARTMENT DESCRIPTION

The Communications Department works to provide accurate, timely information in a professional manner to residents, businesses, City employees, and the news media by utilizing a number of mediums, including: social media, City website, newsletters, e-mail notifications, direct mailings, videos, etc.

BUDGET

Communications						
	Actual FY2022	Actual FY2023	Amended FY2024	Tentative FY2025	Difference	Percent Change
Personnel						
Salaries ¹	89,368	97,495	103,073	107,749	4,676	4.5%
Benefits ²	49,873	51,764	56,936	58,595	1,659	2.9%
Car Allowance	3,000	3,115	3,000	3,000	(0)	0.0%
Total Personnel	142,241	152,374	163,009	169,344	6,335	3.9%
Operating						
Subscriptions and Memberships	1,294	2,047	1,200	1,200	-	0.0%
Education and Travel	2,563	1,840	2,600	2,600	-	0.0%
Information Technology						
Equipment (Interfund) ³	1,684	1,310	726	5,471	4,745	653.6%
Communications and Telephone	403	419	403	403	-	0.0%
Professional Services ⁴	3,009	2,360	10,600	6,000	(4,600)	-43.4%
Newsletter	24,161	26,272	24,000	24,000	-	0.0%
Public Relations	-	-	-	-	-	0.0%
Software ⁵	-	38,136	67,900	36,000	(31,900)	-47.0%
City Celebration	68	-	-	-	-	0.0%
Miscellaneous Supplies ⁴	1,151	2,910	1,000	2,000	1,000	100.0%
Miscellaneous Services	-	18	600	600	-	0.0%
Volunteer Appreciation	-	961	-	-	-	0.0%
Total Operating	34,333	76,273	109,029	78,274	(30,755)	-28.2%
TOTAL EXPENDITURES	\$ 176,574	\$ 228,647	\$ 272,038	\$ 247,618	\$ (24,420)	-9.0%

At a Glance:

Total Budget: \$247,618 | Full-Time Equivalent Employees: 1

BUDGET CONTINUED

- 1 FY2025 Market, COLA, & Merit Salary Adjustments
- 2 FY2025 Benefit Increase
- 3 Distributing City-wide software to departments
- 4 Changes to operating costs
- 5 Removal of new website set-up costs, adds new software

STAFFING

Position	FY2022	FY2023	FY2024	Tentative
				FY2025
Communications Director	1.00	1.00	1.00	1.00
TOTAL COMMUNICATIONS	1.00	1.00	1.00	1.00

DEPARTMENT DESCRIPTION

The Harvest Days department includes all costs for the City’s annual Harvest Days celebration. Over the years, the City has come together to celebrate the harvest of friendship and community found “in the middle of everything.”

BUDGET

Harvest Days						
	Actual FY2022	Actual FY2023	Amended FY2024	Tentative FY2025	Difference	Percent Change
Operating						
Permits	1,558	1,274	1,500	1,500	-	0.0%
Equipment	10,617	18,898	12,000	12,000	-	0.0%
Supplies and Advertising	3,094	11,832	12,000	12,000	-	0.0%
Professional Services ¹	-	10,000	20,000	25,000	5,000	25.0%
Entertainment	24,632	16,231	16,000	16,000	-	0.0%
Parade	5,774	10,439	5,000	5,000	-	0.0%
Fireworks	13,000	13,000	13,000	13,000	-	0.0%
Other Activities	7,452	8,265	5,500	5,500	-	0.0%
City Float	12,233	699	6,000	-	(6,000)	-100.0%
TOTAL EXPENDITURES	\$ 78,360	\$ 90,638	\$ 91,000	\$ 90,000	\$ (1,000)	-1.1%

1 Increase in Hoopes Events contract

At a Glance:

Total Budget: \$90,000 | Full-Time Equivalent Employees: 0

Community & Intergovernmental Relations

DEPARTMENT DESCRIPTION

The Community & Intergovernmental Relations budget includes programs and grants to support the residents of Midvale City. Included in this department are functions that support Salt Lake County's Midvale Senior Center, and grants to the Boys & Girls Club, Arts Council, museum, and CBC.

BUDGET

Community and Intergovernmental Relations						
	Actual FY2022	Actual FY2023	Amended FY2024	Tentative FY2025	Difference	Percent Change
Personnel						
Salaries ¹	35,296	35,449	37,778	39,527	1,749	4.6%
Overtime	-	-	-	-	-	0.0%
Part-Time Salaries	4,646	958	-	-	-	0.0%
Benefits	9,288	8,362	9,779	9,841	62	0.6%
Uniform Allowance	-	-	300	300	-	0.0%
Total Personnel	49,230	44,769	47,857	49,668	1,811	3.8%
Operating						
Subscriptions and Memberships	30,046	28,544	31,500	30,500	(1,000)	-3.2%
Information Technology Equipment (Interfund)	1,604	998	1,619	1,675	56	3.5%
Vehicle Operating Costs (Interfund)	10,142	11,247	12,576	13,661	1,085	8.6%
Communications and Telephone	480	380	500	500	-	0.0%
Professional Services	2,736	-	2,200	2,000	(200)	-9.1%
CARES Act Projects	-	-	-	-	-	0.0%
Cinco De Mayo Celebration	-	-	200	200	-	0.0%
Grant to Boys & Girls Club	40,000	-	40,000	40,000	-	0.0%
Grant to Arts Council	45,000	45,000	45,000	45,000	-	0.0%
Grant to CBC	40,000	40,000	40,000	40,000	-	0.0%
Miscellaneous Supplies	126	348	1,000	1,000	-	0.0%
Miscellaneous Services	-	-	1,000	1,000	-	0.0%
Senior Citizens Miscellaneous	-	-	-	-	-	0.0%
Hillcrest Sports Grants	2,850	4,350	5,000	5,000	-	0.0%
Total Operating	172,984	130,867	180,595	180,536	(59)	0.0%
Capital						
Fleet Vehicle Replacement (Interfund)	5,782	5,782	5,782	5,782	-	0.0%
TOTAL EXPENDITURES	\$ 227,996	\$ 181,418	\$ 234,234	\$ 235,986	\$ 1,752	0.7%

At a Glance:

Total Budget: \$235,986 | Full-Time Equivalent Employees: .75

Community & Intergovernmental Relations

BUDGET CONTINUED

1 FY2025 Market, COLA, & Merit Salary Adjustments

STAFFING

Position	FY2022	FY2023	FY2024	Tentative FY2025
Part-Time				
Van Driver/Maintenance Worker	0.75	0.75	0.75	0.75
Receptionist - Museum	0.25	0.25	-	-
TOTAL COMMUNITY AND INTERGOVERNMENTAL RELATIONS	1.00	1.00	0.75	0.75

DEPARTMENT DESCRIPTION

The Public Safety department includes expenditures the City contracts for Emergency Management (Unified Fire Authority), Police (Unified Police Department), Code Enforcement (Unified Police Department), and Animal Control (Salt Lake County).

BUDGET

Public Safety						
	Actual FY2022	Actual FY2023	Amended FY2024	Tentative FY2025	Difference	Percent Change
Information Technology Equipment (Interfund)	1,978	1,488	2,113	1,893	(220)	-10.4%
Operating						
Professional Services ¹	34,940	50,618	54,100	58,457	4,357	8.1%
Unified Police Department Contract ²	9,874,517	11,351,484	11,951,605	13,731,877	1,780,272	14.9%
Animal Control Contract ³	297,060	312,197	342,578	406,618	64,040	18.7%
Miscellaneous Supplies	-	-	300	300	-	0.0%
Miscellaneous Services	76,045	74,514	-	-	-	0.0%
Total Operating	10,284,540	11,790,301	12,350,696	14,199,145	1,848,449	15.0%
Capital						
Public Safety Grant Passthrough	39,669	-	-	-	-	0.0%
Total Capital	39,669	-	-	-	-	0.0%
TOTAL EXPENDITURES	\$ 10,324,209	\$ 11,790,301	\$ 12,350,696	\$ 14,199,145	\$ 1,848,449	15.0%

1 Increase in Emergency Manager contract

2 UPD PBIM Budget

3 Increase in Animal Control Contract

At a Glance:

Total Budget: \$14,199,145 | Full-Time Equivalent Employees: 0

Non-Departmental

DEPARTMENT DESCRIPTION

The Non-Departmental budget includes charges that benefit departments City-wide.

BUDGET

Non-Departmental						
	Actual FY2022	Actual FY2023	Amended FY2024	Tentative FY2025	Difference	Percent Change
Operating						
Office supplies	32,686	36,739	40,000	40,000	-	0.0%
Postage	15,447	14,492	15,000	15,000	-	0.0%
Bank charges	10,053	13,911	15,680	15,680	-	0.0%
Vehicle operating costs	4,057	4,499	5,030	5,464	434	8.6%
Insurance and surety ¹	64,529	63,203	68,800	78,800	10,000	14.5%
Trustee and bond related fees	-	-	-	-	-	0.0%
Loss contingency	-	282	8,200	8,200	-	0.0%
Miscellaneous supplies ²	1,705	-	500	5,500	5,000	1000.0%
Miscellaneous services ³	3,000	1,964	2,000	1,700	(300)	-15.0%
Total Operating	131,477	135,090	155,210	170,344	15,134	9.8%
Capital						
Fleet Vehicle Replacement	2,140	5,202	2,887	2,259	(628)	-21.8%
Debt Service						
Lease Payment to MBA	-	-	-	-	-	0.0%
Debt Service Principal	-	-	-	-	-	0.0%
Debt Service Interest	-	-	-	-	-	0.0%
Total Debt Service	-	-	-	-	-	0.0%
TOTAL EXPENDITURES	\$ 133,617	\$ 140,292	\$ 158,097	\$ 172,603	\$ 14,506	9.2%

1 Increase in Insurance Costs

2 City Hall Art Program

3 Transfer to City Council Budget & Plant Care Addition

At a Glance:

Total Budget: \$172,603 | Full-Time Equivalent Employees: 0

DEPARTMENT DESCRIPTION

The Contributions budget includes transfers made from the General Fund to other Funds.

BUDGET

Contributions						
	Actual FY2022	Actual FY2023	Amended FY2024	Tentative FY2025	Difference	Percent Change
Transfer to Capital Projects ¹	1,249,526	1,987,600	-	3,000,000	3,000,000	0.0%
Transfer to Capital Projects	-	-	-	-	-	0.0%
Transfer to IT Fund ²	-	200,000	-	32,000	32,000	0.0%
Transfer to RDA	-	-	-	-	-	0.0%
Transfer to Debt Service Fund	1,156,098	1,157,961	1,134,725	1,063,210	(71,515)	-6.3%
Transfer to Telecomm Fund	820,369	702,484	695,612	678,841	(16,771)	-2.4%
Transfer to Sanitation Fund	-	8,100	-	-	-	0.0%
TOTAL CONTRIBUTIONS	\$ 3,225,993	\$ 4,056,145	\$ 1,830,337	\$ 4,774,051	\$ 2,943,714	160.8%

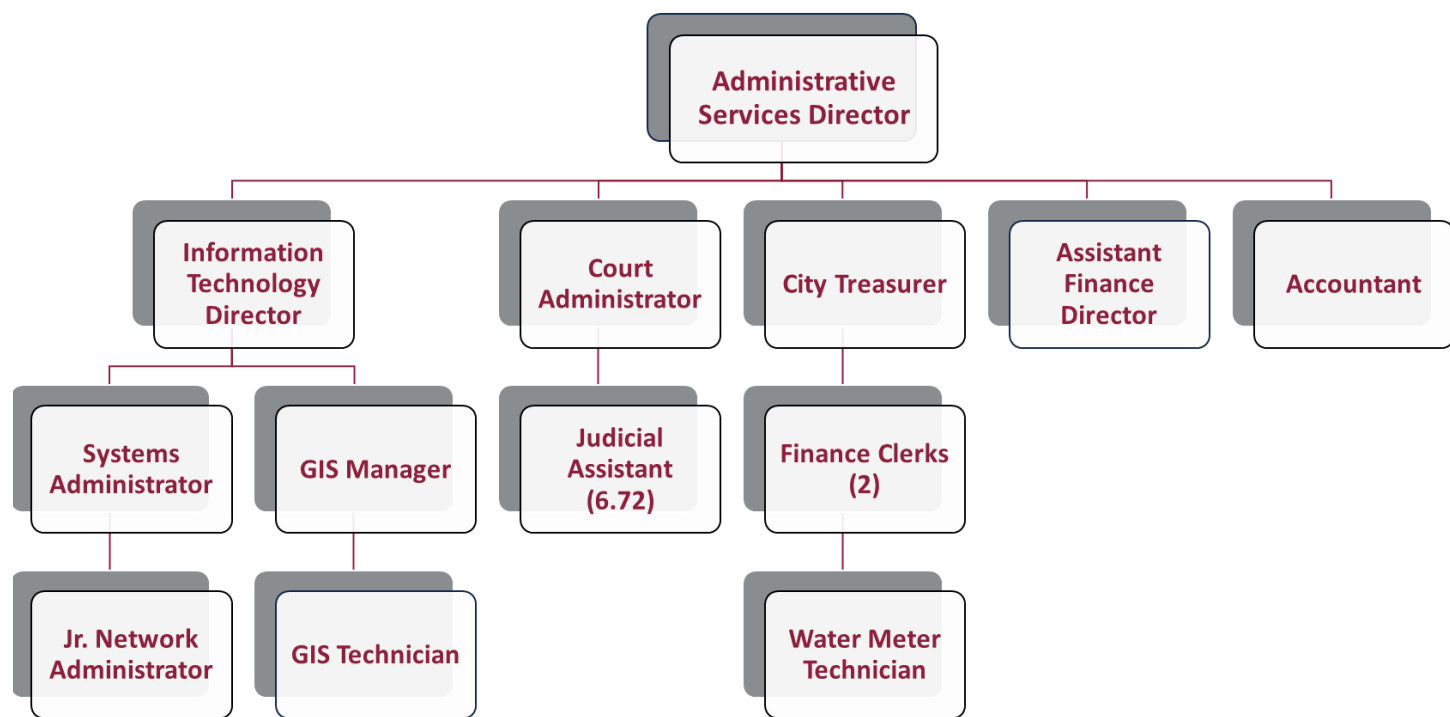
1 Transfer of Fund Balance for PW Building

2 One-Time funds to purchase three new copiers

At a Glance:

Total Budget: \$4,774,051 | Full-Time Equivalent Employees: 0

Administrative Services—Administration



DEPARTMENT DESCRIPTION

The Administrative Services Director oversees the Information Technology Department, which includes GIS, Finance Department, and Justice Court.

At a Glance:

Total Budget: \$218,935 | Full-Time Equivalent Employees: 1

Administrative Services—Administration

BUDGET

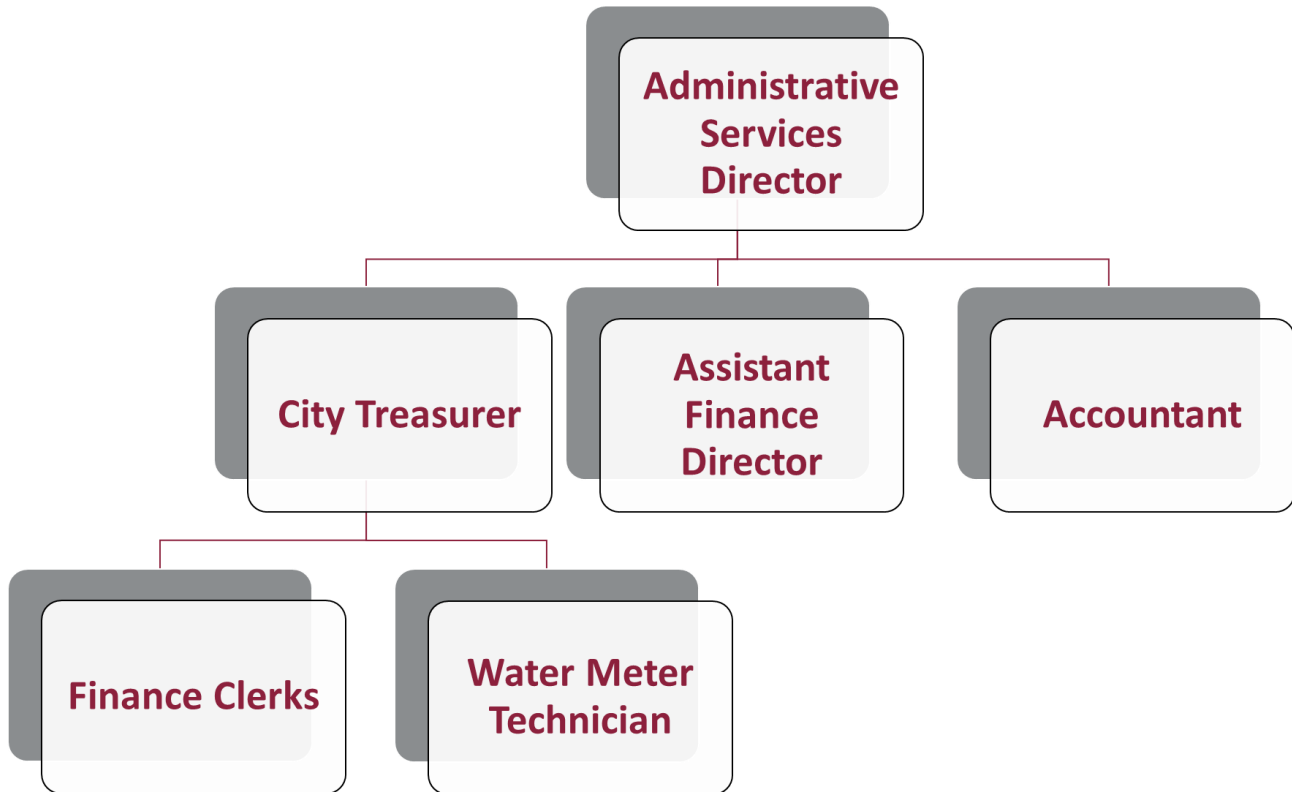
Administrative Services - Administration						
	Actual FY2022	Actual FY2023	Amended FY2024	Tentative FY2025	Difference	Percent Change
Personnel						
Salaries ¹	114,152	135,950	143,804	150,229	6,425	4.5%
Benefits ²	44,058	53,168	57,364	60,409	3,045	5.3%
Car Allowance	2,654	3,115	3,000	3,000	(0)	0.0%
Total Personnel	160,864	192,233	204,168	213,638	9,470	4.6%
Operating						
Subscriptions and Memberships	150	76	400	400	-	0.0%
Education and Travel	-	1,052	1,000	1,500	500	50.0%
Repairs, Maintenance, and Supplies	-	-	-	-	-	0.0%
Information Technology Equipment (Interfund) ³	3,237	3,236	1,228	1,497	269	21.9%
Communications and Telephone	356	419	400	400	-	0.0%
Professional Services	445	-	500	500	-	0.0%
Miscellaneous Supplies	641	244	500	500	-	0.0%
Miscellaneous Services	55	88	500	500	-	0.0%
Total Operating	4,884	5,115	4,528	5,297	769	17.0%
TOTAL EXPENDITURES	\$ 165,748	\$ 197,348	\$ 208,696	\$ 218,935	\$ 10,239	4.9%

- 1 FY2025 Market, COLA, & Merit Salary Adjustments
- 2 FY2025 Increase in benefit cost
- 3 Distributing City-wide software to departments

STAFFING

Position	FY2022	FY2023	FY2024	Tentative FY2025
Administrative Services Director	1.00	1.00	1.00	1.00
TOTAL ADMINISTRATIVE SERVICES ADMIN	1.00	1.00	1.00	1.00

Administrative Services—Finance



DEPARTMENT DESCRIPTION

The Finance Department encompasses the City's Finance and Utility Billing functions. The Finance division oversees all financial functions for the City, which include the City's Annual Comprehensive Financial Report (ACFR), the annual budget, and all accounting functions. The Utility Billing division, under direction of the City Treasurer, creates and maintains all customer utility accounts. Customers are billed monthly for usage of culinary water, sewer, garbage (sanitation), storm drain, and street lighting. Additionally, Utility Billing division bills and collects fees on behalf of UTOPIA (Utah Telecommunication Open Infrastructure Agency) users.

At a Glance:

Total Budget: \$431,009 | Full-Time Equivalent Employees: 3.35

Administrative Services—Finance

BUDGET

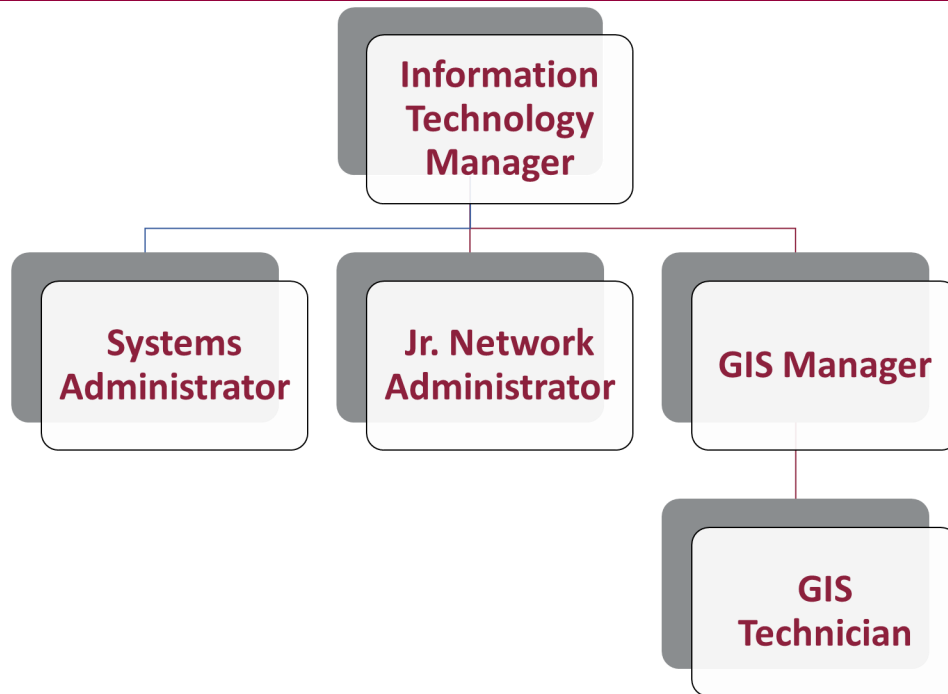
Administrative Services - Finance						
	Actual FY2022	Actual FY2023	Amended FY2024	Tentative FY2025	Difference	Percent Change
Personnel						
Salaries ¹	262,721	299,247	269,292	259,329	(9,963)	-3.7%
Benefits ¹	144,773	164,130	138,678	121,940	(16,738)	-12.1%
Car Allowance	-	-	-	-	-	0.0%
Uniforms	1,244	733	675	675	-	0.0%
Total Personnel	408,738	464,110	408,645	381,944	(26,701)	-6.5%
Operating						
Subscriptions and Memberships	873	756	1,100	1,100	-	0.0%
Education and Travel	1,903	4,168	4,500	4,500	-	0.0%
Repairs, Maintenance, and Supplies	29	148	400	400	-	0.0%
Information Technology Equipment (Interfund) ²	18,656	14,050	8,619	11,965	3,346	38.8%
Communications and Telephone	886	1,015	1,000	1,000	-	0.0%
Professional Services	24,030	27,030	27,600	27,600	-	0.0%
Software	-	-	-	-	-	0.0%
Tool allowance	3,033	2,916	1,500	1,500	-	0.0%
Miscellaneous Supplies	666	436	500	500	-	0.0%
Miscellaneous Services	468	123	500	500	-	0.0%
Total Operating	50,544	50,642	45,719	49,065	3,346	7.3%
TOTAL EXPENDITURES	\$ 459,282	\$ 514,752	\$ 454,364	\$ 431,009	\$ (23,355)	-5.1%

- 1 Procurement/Contract Analyst moved to Legal
- 2 Distributing City-wide software to departments

STAFFING

Position	FY2022	FY2023	FY2024	Tentative FY2025
Assistant Finance Director	1.00	1.00	1.00	1.00
Procurement/Contract Specialist	1.00	1.00	1.00	-
City Treasurer	0.35	0.35	0.35	0.35
Accountant	-	-	1.00	1.00
Finance Clerk	2.00	2.00	1.00	1.00
TOTAL FINANCE	4.35	4.35	4.35	3.35

Administrative Services—Information Technology



DEPARTMENT DESCRIPTION

The Information Technology department is responsible for managing the technology and network infrastructure, maintaining information system security, promoting technology education, and overseeing data disaster recovery planning. The City's GIS team is also housed in the Information Technology Department.

At a Glance:

Total Budget: \$837,372 | Full-Time Equivalent Employees: 4.3

Administrative Services—Information Technology

BUDGET

Administrative Services - Information Technology						
	Actual FY2022	Actual FY2023	Amended FY2024	Tentative FY2025	Difference	Percent Change
Personnel						
Salaries ¹	338,328	370,507	325,417	332,450	7,033	2.2%
Overtime	221	32	400	-	(400)	-100.0%
Benefits ²	161,684	157,970	139,152	153,759	14,607	10.5%
Car Allowance	3,000	3,115	3,000	3,000	(0)	0.0%
Total Personnel	503,233	531,624	467,969	489,208	21,239	4.5%
Operating						
Subscriptions and Memberships	161	-	300	3,500	3,200	1066.7%
Education and Travel	8,949	6,035	15,000	15,000	-	0.0%
Information Technology Equipment (Interfund) ³	14,118	38,123	12,738	16,144	3,406	26.7%
Internet and Wireless ³	16,392	20,851	22,700	4,500	(18,200)	-80.2%
Communications and Telephone	25,608	26,147	32,195	32,695	500	1.6%
Professional Services ⁴	35,574	21,155	56,325	53,325	(3,000)	-5.3%
Computer Equipment	7,552	9,989	15,000	15,000	-	0.0%
Network Equipment ³	2,477	2,205	47,000	-	(47,000)	-100.0%
Software ³	288	9,970	19,920	2,000	(17,920)	-90.0%
Software Support ⁴	124,571	167,486	177,250	205,000	27,750	15.7%
Miscellaneous Supplies	-	466	500	500	-	0.0%
Miscellaneous Services	374	45	500	500	-	0.0%
Total Operating	236,064	302,472	399,428	348,164	(51,264)	-12.8%
TOTAL EXPENDITURES	\$ 739,297	\$ 834,096	\$ 867,397	\$ 837,372	\$ (30,025)	-3.5%

1 FY2025 Merit, COLA, & Market Adjustments

2 FY2025 Increase in benefit cost

3 Moving costs to IT Internal Service Fund

4 Operating cost changes and new event software

STAFFING

Position	FY2022	FY2023	FY2024	Tentative FY2025
Information Technology Director	1.00	1.00	1.00	1.00
Systems Administrator	1.00	1.00	1.00	1.00
Network Administrator	1.00	1.00	0.00	0.00
Information Technology Technician	0.60	0.60	0.00	0.00
Jr. Network Administrator	0.00	0.00	0.60	0.60
GIS Manager	0.35	0.35	0.35	0.35
GIS Technician	0.35	0.35	0.35	0.35
TOTAL INFORMATION TECHNOLOGY	4.30	4.30	3.30	3.30

Administrative Services—Justice Court



DEPARTMENT DESCRIPTION

The Midvale Justice Court has jurisdiction over Class B and C misdemeanors, small claims, and infractions committed within the boundaries of Midvale City. These include all traffic, parking, and criminal offenses. The Justice Court is devoted to providing the best service possible. Of Court staff, four are fluent in Spanish, providing excellent service to different parts of our diverse community.

At a Glance:

Total Budget: \$1,142,749 | Full-Time Equivalent Employees: 8.72

Administrative Services—Justice Court

BUDGET

Administrative Services - Justice Court						
	Actual FY2022	Actual FY2023	Amended FY2024	Tentative FY2025	Difference	Percent Change
Personnel						
Salaries ¹	454,498	558,988	600,190	616,351	16,161	2.7%
Overtime ²	230	-	300	100	(200)	-66.7%
Part-Time Wages ²	21,801	27,017	32,005	30,943	(1,062)	-3.3%
Benefits ³	218,720	278,734	300,105	348,603	48,498	16.2%
Car Allowance	3,000	3,115	3,000	3,000	(0)	0.0%
Total Personnel	698,249	867,854	935,600	998,996	63,396	6.8%
Operating						
Subscriptions and memberships	459	-	400	400	-	0.0%
Education and Travel	2,242	2,315	2,500	2,500	-	0.0%
Bank and card processing fees	13,513	12,362	15,000	15,000	-	0.0%
Repairs/maintenance/supplies	3,771	-	1,000	1,000	-	0.0%
Information Technology Equipment (Interfund) ⁴	25,295	18,851	19,417	21,053	1,636	8.4%
Communications/telephone	806	837	800	800	-	0.0%
Warrants enforcement ²	2,100	-	2,000	1,000	(1,000)	-50.0%
Judge pro tem fees ²	1,050	75	2,000	3,000	1,000	50.0%
Transport Fees ²	1,582	4,107	8,000	4,000	(4,000)	-50.0%
Witness fees	222	167	700	700	-	0.0%
Bailiff fees	9,409	53,344	78,200	78,200	-	0.0%
Interpreter fees ²	8,069	11,985	11,000	14,000	3,000	27.3%
Juror fees and supplies	1,488	609	600	600	-	0.0%
Miscellaneous supplies ²	951	773	500	750	250	50.0%
Miscellaneous services ²	440	413	500	750	250	50.0%
Capital purchases	4,007	-	-	-	-	0.0%
Total Operating	75,404	105,838	142,617	143,753	1,136	0.8%
TOTAL EXPENDITURES	\$ 773,653	\$ 973,692	\$ 1,078,217	\$ 1,142,749	\$ 64,532	6.0%

Administrative Services—Justice Court

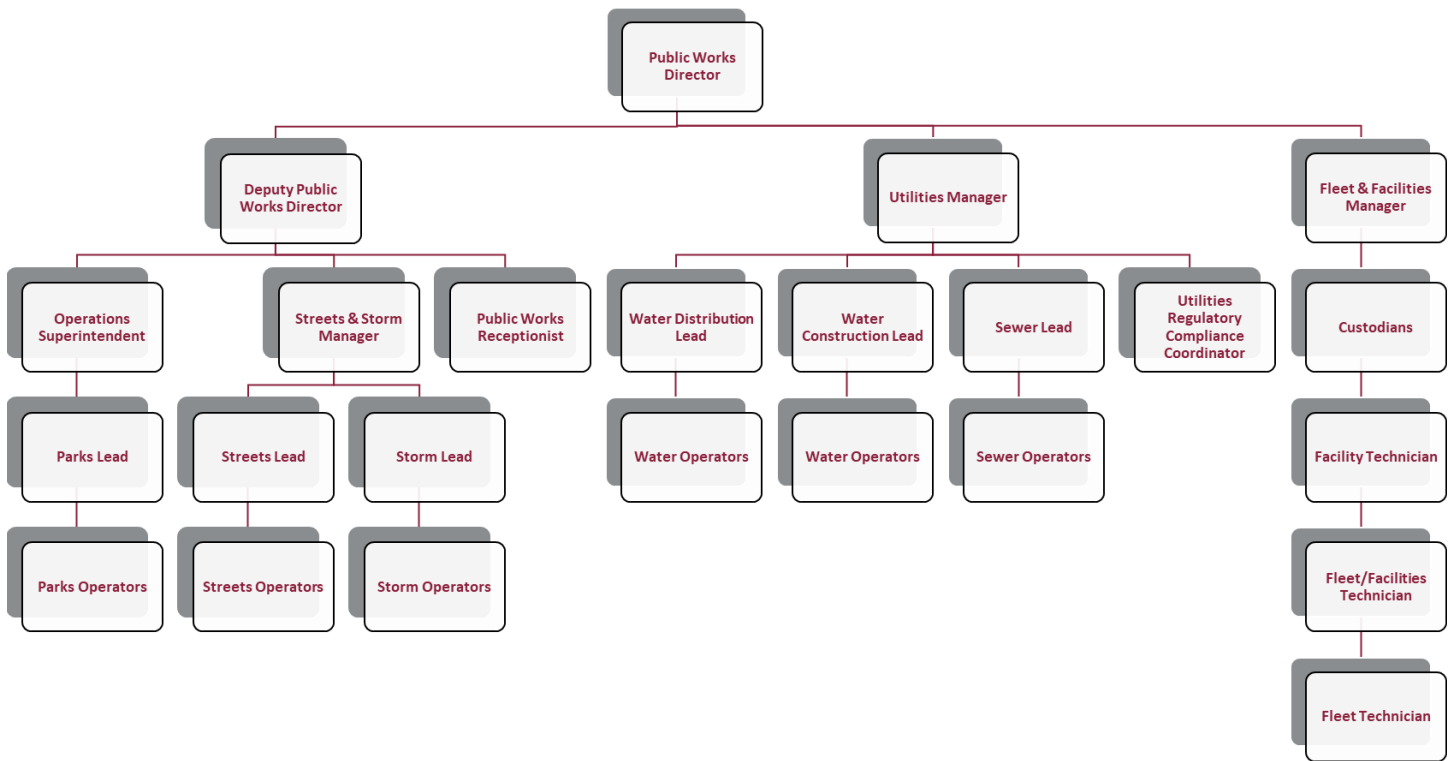
BUDGET CONTINUED

- 1 FY2025 Market, COLA, & Merit Salary Adjustments
- 2 Operating cost changes
- 3 FY2025 Increase in benefit cost
- 4 Distributing City-wide software to departments

STAFFING

Position	FY2022	FY2023	FY2024	Tentative FY2025
Judge	1.00	1.00	1.00	1.00
Court Administrator	1.00	1.00	1.00	1.00
Judicial Assistant I/II/III	6.00	6.00	6.00	6.00
Part-Time				
Judicial Assistant	0.72	0.72	0.72	0.72
TOTAL JUSTICE COURT	8.72	8.72	8.72	8.72

Public Works—Administration



DIVISION DESCRIPTION

The Public Works Administration division assists all divisions within Public Works through office support and first contact communications with the public. Public Works Administration manages all public works invoices, cemetery filings, burial scheduling, hydrant meter rentals, and all other walk-in public needs.

At a Glance:

Total Budget: \$410,448 | Full-Time Equivalent Employees: 2.4

Public Works—Administration

BUDGET

Public Works Administration						
	Actual FY2022	Actual FY2023	Amended FY2024	Tentative FY2025	Difference	Percent Change
Personnel						
Salaries ¹	191,513	214,143	229,417	236,494	7,077	3.1%
Overtime ²	-	703	800	1,050	250	31.3%
Part-Time Salaries	-	-	-	-	-	0.0%
Benefits ³	88,610	103,824	124,799	129,703	4,904	3.9%
Total Personnel	280,123	318,670	355,016	367,247	12,231	0.0%
Operating						
Subscriptions and memberships	242	187	700	700	-	0.0%
Education and Travel	7,500	2,198	8,000	8,000	-	0.0%
Repairs/maintenance/supplies	170	69	500	500	-	0.0%
Med/safety supplies	-	140	-	-	-	0.0%
I.T. equipment ⁴	10,756	8,012	8,517	10,799	2,282	26.8%
Vehicle operating costs ²	6,085	6,748	7,546	8,196	650	8.6%
Communications/telephone	564	586	1,000	1,000	-	0.0%
Miscellaneous supplies	863	997	1,500	1,500	-	0.0%
Miscellaneous services	255	177	1,000	1,000	-	0.0%
Total Operating	26,435	19,114	28,763	31,695	2,932	0.0%
Capital						
Fleet Vehicle Replacement (Interfund)	2,625	4,439	4,439	11,507	7,068	0.0%
TOTAL EXPENDITURES	\$ 309,183	\$ 342,223	\$ 388,218	\$ 410,448	\$ 22,230	0.0%

- 1 FY2025 Market, COLA, & Merit Salary Adjustments
- 2 Change in operating costs
- 3 FY2025 Increase in benefit cost
- 4 Distributing City-wide software to departments

STAFFING

Position	FY2022	FY2023	FY2024	Tentative FY2025
Public Works Director	0.30	0.30	0.30	0.30
Public Works Deputy Director	0.95	0.95	0.95	0.95
Operations Superintendent	0.15	0.15	0.15	0.15
Parks & Operations Support Manager	0.00	0.00	0.00	0.00
Public Works Receptionist	1.00	1.00	1.00	1.00
TOTAL PUBLIC WORKS ADMIN	2.40	2.40	2.40	2.40

Public Works—Streets



DIVISION DESCRIPTION

The Streets Division is responsible for maintaining safe vehicle and pedestrian routes. Duties include snow plowing and salting, asphalt repair and maintenance, concrete repair and maintenance pertaining to sidewalk and curb and gutter, and property maintenance for City Right-of-Ways. The division also maintains street signage and oversees the streetlight and traffic signal programs contracted through Salt Lake County.

At a Glance:

Total Budget: \$1,087,054 | Full-Time Equivalent Employees: 5.45

Public Works—Streets

BUDGET

Streets						
	Actual FY2022	Actual FY2023	Amended FY2024	Tentative FY2025	Difference	Percent Change
Personnel						
Salaries ¹	260,378	286,629	293,664	329,368	35,704	12.2%
Overtime	7,908	9,766	10,900	10,900	-	0.0%
Benefits ²	185,567	179,709	208,112	215,249	7,137	3.4%
Uniform Allowance ³	3,309	3,278	4,000	4,650	650	16.3%
Total Personnel	457,162	479,382	516,676	560,167	43,491	8.4%
Operating						
Subscriptions and Memberships	131	-	100	100	-	0.0%
Education and Travel	2,288	4,095	8,800	8,800	-	0.0%
Repairs, Maintenance, and Supplies ⁴	10,694	8,250	28,500	10,400	(18,100)	-63.5%
Medical and Safety Supplies	1,725	893	2,200	2,200	-	0.0%
Information Technology Equipment (Interfund) ⁵	5,254	3,745	4,926	7,744	2,818	57.2%
Vehicle Operating Costs (Interfund) ³	134,385	149,019	166,632	181,003	14,371	8.6%
Lease of Public Works Space	28,000	28,000	28,000	28,000	-	0.0%
Electricity - Signals ³	5,609	7,345	6,900	7,500	600	8.7%
Communications and Telephone	2,655	2,376	4,660	4,660	-	0.0%
Professional Services	-	95	-	-	-	0.0%
Contract Labor	-	-	-	-	-	0.0%
Special Highway Support	17,087	18,291	22,100	22,100	-	0.0%
Signal Maintenance ³	39,673	56,652	50,500	56,000	5,500	10.9%
Asphalt/Concrete	27,395	19,572	22,500	22,500	-	0.0%
Salt	17,721	46,791	27,600	27,600	-	0.0%
Signage	35,335	9,726	20,100	20,100	-	0.0%
Software	-	-	-	-	-	0.0%
Miscellaneous Supplies	219	-	8,000	8,000	-	0.0%
Miscellaneous Services	-	-	1,000	1,000	-	0.0%
Total Operating	328,171	354,850	402,518	407,707	5,189	1.3%
Capital						
Fleet Vehicle Replacement (Interfund)	107,248	109,554	123,989	119,180	(4,809)	-3.9%
Other Capital Outlay	-	-	-	-	-	0.0%
TOTAL EXPENDITURES	\$ 892,581	\$ 943,786	\$ 1,043,183	\$ 1,087,054	\$ 43,871	4.2%

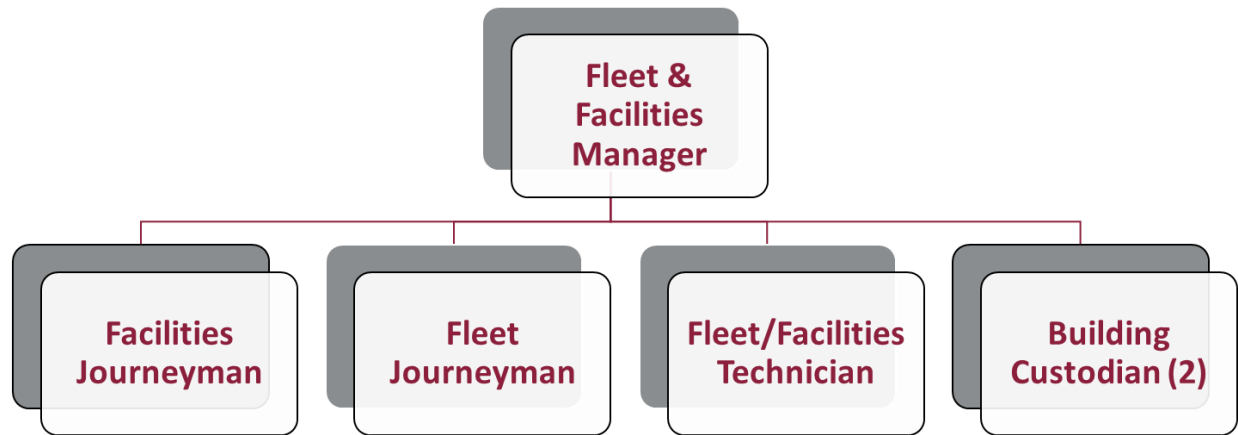
BUDGET CONTINUED

- 1 FY2025 Market, COLA, & Merit Salary Adjustments
- 2 FY2025 Increase in benefit cost
- 3 Change in operating costs
- 4 Removal of one-time cost
- 5 Distributing City-wide software to departments

STAFFING

Position	FY2022	FY2023	FY2024	Tentative FY2025
Streets and Storm Water Manager	0.45	0.45	0.45	0.45
Streets Crew Lead	1.00	1.00	1.00	1.00
Equipment Operator I/II	4.00	4.00	4.00	4.00
TOTAL STREETS	5.45	5.45	5.45	5.45

Public Works—Facilities



DIVISION DESCRIPTION

The Facilities Division is responsible for the maintenance and cleaning of all City owned and operated facilities and surrounding grounds.

BUDGET

Facilities						
	Actual FY2022	Actual FY2023	Amended FY2024	Tentative FY2025	Difference	Percent Change
Personnel						
Salaries ¹	186,369	199,169	240,840	258,703	17,863	7.4%
Overtime ²	894	418	700	900	200	28.6%
Benefits ³	126,863	133,312	169,566	183,830	14,264	8.4%
Uniform Allowance	1,125	1,062	1,200	1,200	-	0.0%
Total Personnel	315,251	333,961	412,306	444,633	32,327	7.8%
Operating						
Travel ²	1,494	657	400	800	400	100.0%
Repairs, Maintenance, and Supplies	65,856	51,659	58,700	58,700	-	0.0%
Medical and Safety Supplies	295	286	300	300	-	0.0%
Information Technology Equipment (Interfund) ⁴	1,917	1,572	1,274	5,376	4,102	322.0%
Vehicle Operating Costs (Interfund) ²	15,213	16,870	18,864	20,491	1,627	8.6%
Electricity ²	57,231	61,448	60,600	65,000	4,400	7.3%
Rental property - Rep/maint/sup	-	-	-	-	-	-
Natural Gas ²	30,042	41,515	30,200	35,000	4,800	15.9%
Water and Sewer (Interfund)	85,828	94,616	126,370	126,370	-	0.0%
Communications and Telephone	2,982	2,951	3,412	3,412	-	0.0%
Professional Services ²	71	-	4,300	2,000	(2,300)	-53.5%
Contract labor	9,976	-	10,400	10,400	-	0.0%
Insurance - property	35,400	38,634	36,800	36,800	-	0.0%
Miscellaneous supplies	179	-	500	500	-	0.0%
Miscellaneous services ²	9,417	16,171	30,000	22,500	(7,500)	-25.0%
Total Operating	315,901	326,379	382,120	387,649	5,529	1.4%
Capital						
Building Improvements	-	10,256	31,900	24,500	(7,400)	-23.2%
Contingency	-	-	-	-	-	0.0%
Fleet Vehicle Replacement (Interfund)	11,842	13,089	23,114	13,941	(9,173)	-39.7%
Total Capital	11,842	23,345	55,014	38,441	(16,573)	-30.1%
TOTAL EXPENDITURES	\$ 642,994	\$ 683,685	\$ 849,440	\$ 870,723	\$ 21,283	2.5%

At a Glance:

Total Budget: \$870,723 | Full-Time Equivalent Employees: 4.20

Public Works—Facilities

BUDGET CONTINUED

- 1 FY2025 Market, COLA, & Merit Salary Adjustments
- 2 Change in operating costs
- 3 FY2025 Increase in benefit cost
- 4 Distributing City-wide software to departments

STAFFING

Position	FY2022	FY2023	FY2024	Tentative FY2025
Fleet/Facilities Manager	0.50	0.50	0.50	0.50
Facilities Journeyman	1.00	1.00	1.00	1.50
Apprentice Mechanic	0.20	0.20	0.20	0.20
Building Custodian	2.00	2.00	2.00	2.00
TOTAL BUILDING & GROUNDS	3.70	3.70	3.70	4.20

Public Works—Parks and Cemetery



DIVISION DESCRIPTION

The Parks and Cemetery Division is responsible for the maintenance of all City owned recreational open space including the Cemetery, parks, and trails. The division is also responsible for maintaining the landscaped medians and park strips within Midvale, and for overseeing the contract with the landscape company contracted by the City. The Parks and Cemetery Division maintains and cleans all associated park facilities including: restrooms, playground equipment, splash pad, sporting courts, and landscape irrigation maintenance. The division also performs all burials and coordinates all funerals and cemetery work.

At a Glance:

Total Budget: \$872,696 | Full-Time Equivalent Employees: 4

Public Works—Parks and Cemetery

BUDGET

Parks and Cemetery						
	Actual FY2022	Actual FY2023	Amended FY2024	Tentative FY2025	Difference	Percent Change
Personnel						
Salaries ¹	147,235	167,970	215,871	242,019	26,148	12.1%
Overtime	4,728	12,239	8,700	8,200	(500)	-5.7%
Benefits	66,244	96,169	142,768	130,744	(12,024)	-8.4%
Uniform Allowance ²	2,121	1,733	2,000	2,650	650	32.5%
Total Personnel	220,328	278,111	369,339	383,613	14,274	3.9%
Operating						
Subscriptions and Memberships	355	592	1,500	1,500	-	0.0%
Education and Travel	1,533	4,114	5,600	5,600	-	0.0%
Repairs, Maintenance, and Supplies ²	22,937	28,974	20,900	23,400	2,500	12.0%
Soft Fall Fill	-	1,168	9,000	9,000	-	0.0%
Splash Pad Maintenance & Repair	-	-	5,000	5,000	-	0.0%
Playground Equipment Maintenance	-	-	20,000	20,000	-	0.0%
Medical and Safety Supplies	343	340	1,000	1,000	-	0.0%
Information Technology Equipment (Interfund) ³	7,835	5,284	6,873	8,074	1,201	17.5%
Vehicle Operating Costs (Interfund) ²	10,142	11,247	12,576	13,661	1,085	8.6%
Small Capital Purchases	313	-	-	-	-	0.0%
Electricity ²	18,569	21,783	19,400	21,000	1,600	8.2%
Communications and Telephone	1,260	1,317	2,170	2,170	-	0.0%
Contract Labor	191,180	219,569	330,000	330,000	-	0.0%
Software	-	796	-	-	-	0.0%
Miscellaneous Supplies	-	-	500	500	-	0.0%
Miscellaneous Services	619	14,883	2,000	2,000	-	0.0%
Total Operating	255,086	310,067	436,519	442,905	6,386	1.5%
Capital						
Building Improvements	522	6,897	8,000	8,000	-	0.0%
Fleet Vehicle Replacement (Interfund)	12,817	41,430	39,655	38,179	(1,476)	-3.7%
Total Capital	13,339	48,327	47,655	46,179	(1,476)	-3.1%
TOTAL EXPENDITURES	\$ 488,753	\$ 636,505	\$ 853,513	\$ 872,696	\$ 19,183	2.2%

1 FY2025 Market, COLA, & Merit Salary Adjustments

2 Change in operating costs

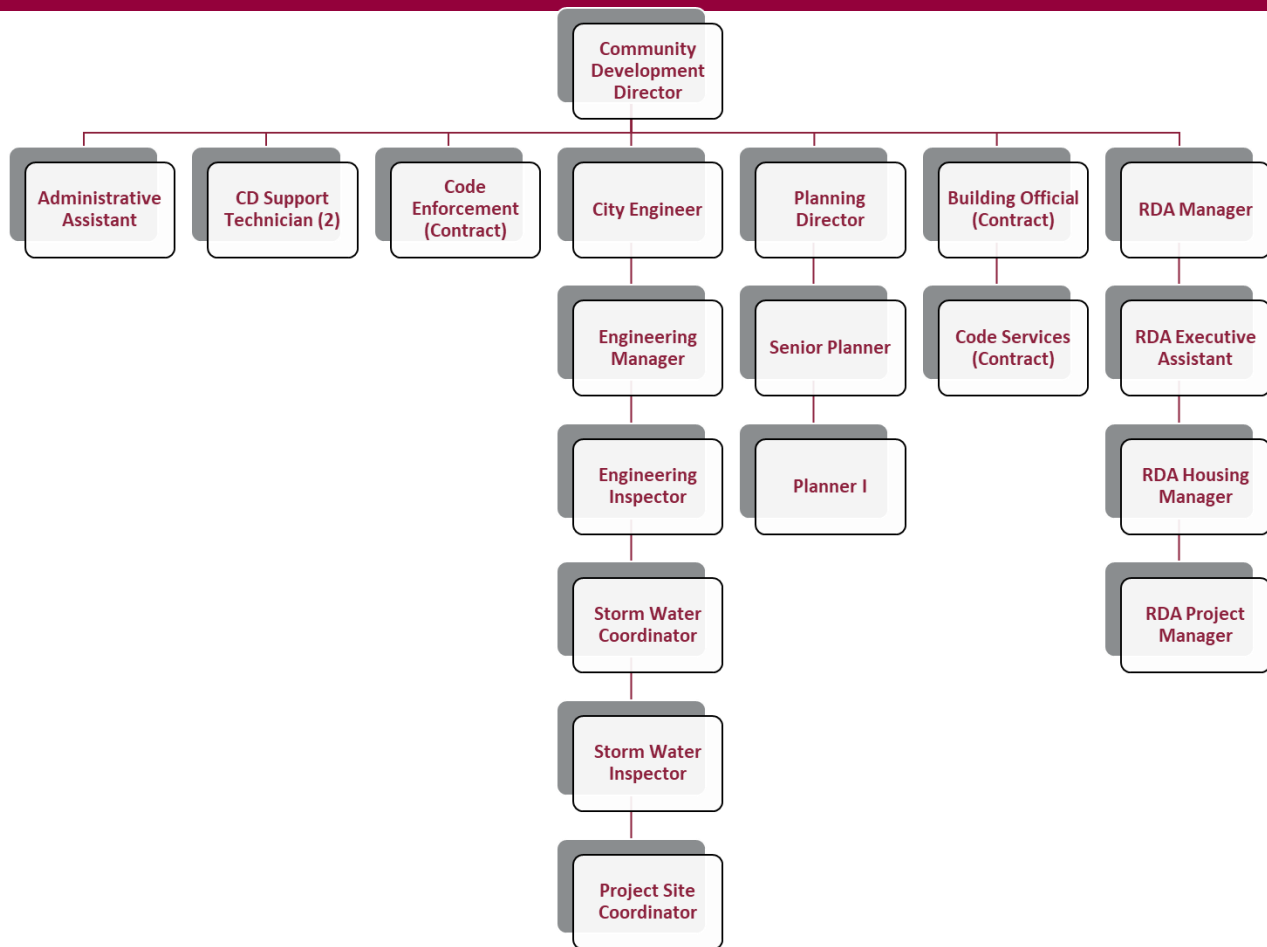
3 Distributing City-wide software to departments

Public Works—Parks and Cemetery

STAFFING

Position	FY2022	FY2023	FY2024	Tentative FY2025
Operations Support Supervisor	0.55	0.00	0.00	0.00
Parks Crew Lead	1.00	1.00	1.00	1.00
Parks Maintenance I	1.00	1.00	1.00	1.00
Parks Maintenance I	0.00	0.00	0.50	1.00
Equipment Operator I	1.00	1.00	1.00	1.00
TOTAL PARKS & CEMETERY	3.55	3.00	3.50	4.00

Community Development—Administration



DEPARTMENT DESCRIPTION

Community Development Administration includes overall support for the divisions within Community Development, economic development, business licensing, and a grant funded Project Site Coordinator.

At a Glance:

Total Budget: \$678,389 | Full-Time Equivalent Employees: 4.5

Community Development—Administration

BUDGET

Community Development Administration						
	Actual FY2022	Actual FY2023	Amended FY2024	Tentative FY2025	Difference	Percent Change
Personnel						
Salaries ¹	435,723	452,359	385,263	402,671	17,408	4.5%
Overtime ²	237	1,036	1,000	1,500	500	50.0%
Benefits ³	202,179	178,988	177,331	191,480	14,149	8.0%
Car Allowance	6,000	4,038	3,000	3,000	(0)	0.0%
Total Personnel	644,139	636,421	566,594	598,651	32,057	5.7%
Operating						
Subscriptions and Memberships	2,045	2,483	3,000	3,000	-	0.0%
Education and Travel ²	6,192	3,108	6,500	7,000	500	7.7%
Bank Charges	7,649	11,435	12,820	12,820		0.0%
Information Technology Equipment (Interfund) ⁴	15,192	11,880	9,361	13,287	3,926	41.9%
Vehicle Operating Costs (Interfund) ²	5,071	5,623	6,288	6,830	542	8.6%
Communications and Telephone	1,339	1,485	1,193	1,193	-	0.0%
Professional Services ²	12,375	-	36,500	10,000	(26,500)	-72.6%
Special Development Projects ²	2,435	9,224	28,340	10,000	(18,340)	-64.7%
Economic Development Promotions	-	10,060	10,000	10,000	-	0.0%
Miscellaneous Supplies	1,023	845	1,000	1,000	-	0.0%
Miscellaneous Services	1,385	-	500	500	-	0.0%
Total Operating	54,706	56,143	115,502	75,630	(39,872)	-34.5%
Capital						
Fleet Vehicle Replacement (Interfund)	2,116	3,401	3,401	4,108	707	20.8%
TOTAL EXPENDITURES	\$ 700,961	\$ 695,965	\$ 685,497	\$ 678,389	\$ (7,108)	-1.0%

1 FY2025 Market, COLA, & Merit Salary Adjustments

2 Change in operating costs

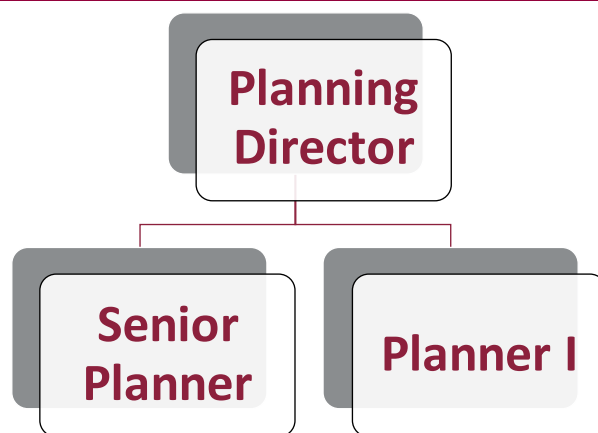
3 FY2025 Increase in benefit cost

4 Distributing City-wide software to departments

STAFFING

Position	FY2022	FY2023	FY2024	Tentative FY2025
Community Development Director	1.00	1.00	1.00	1.00
Economic Development Director	1.00	1.00	1.00	0.00
Executive Assistant	1.00	0.50	0.50	0.50
Project Site Coordinator*	1.00	1.00	1.00	1.00
Community Development Support Technician	2.00	2.00	2.00	2.00
TOTAL COMMUNITY DEVELOPMENT ADMIN	6.00	5.50	5.50	4.50

Community Development—Planning and Zoning



DEPARTMENT DESCRIPTION

The Planning and Zoning Division is responsible for providing effective, transparent, and efficient professional services to the public. The Division also ensures compliance with Midvale City’s Municipal Code for all building plans, subdivision plans, land use and zone amendments, *etc.* In addition, the division is charged with creation and modification of the City’s General Plans and other planning documents.

BUDGET

Planning and Zoning						
	Actual FY2022	Actual FY2023	Amended FY2024	Tentative FY2025	Difference	Percent Change
Personnel						
Salaries ¹	242,369	226,194	259,018	260,585	1,567	0.6%
Overtime ²	280	1,652	400	2,000	1,600	400.0%
Benefits ³	109,584	123,540	151,708	145,915	(5,793)	-3.8%
Total Personnel	352,233	351,386	411,126	408,500	(2,626)	-0.6%
Operating						
Subscriptions and Memberships	618	1,690	2,000	2,000	-	0.0%
Education and Travel	878	1,565	7,500	7,500	-	0.0%
Repairs, Maintenance, and Supplies	-	-	-	-	-	0.0%
Information Technology Equipment (Interfund) ⁴	13,275	8,537	9,187	8,812	(375)	-4.1%
Communications and Telephone	326	388	1,500	1,500	-	0.0%
Professional Services ²	28,381	5,550	39,400	5,000	(34,400)	-87.3%
Contract Labor	-	-	-	-	-	
Special Development Projects	-	-	-	-	-	0.0%
Miscellaneous Supplies	994	2,061	2,000	2,000	-	0.0%
Miscellaneous Services	-	1,635	500	500	-	0.0%
Planning Commision Misc	-	-	3,500	4,000	500	14.3%
Total Operating	44,472	21,426	65,587	31,312	(34,275)	-52.3%
TOTAL EXPENDITURES	\$ 396,705	\$ 372,812	\$ 476,713	\$ 439,812	\$ (36,901)	-7.7%

At a Glance:

Total Budget: \$439,812 | Full-Time Equivalent Employees: 3

Community Development—Planning and Zoning

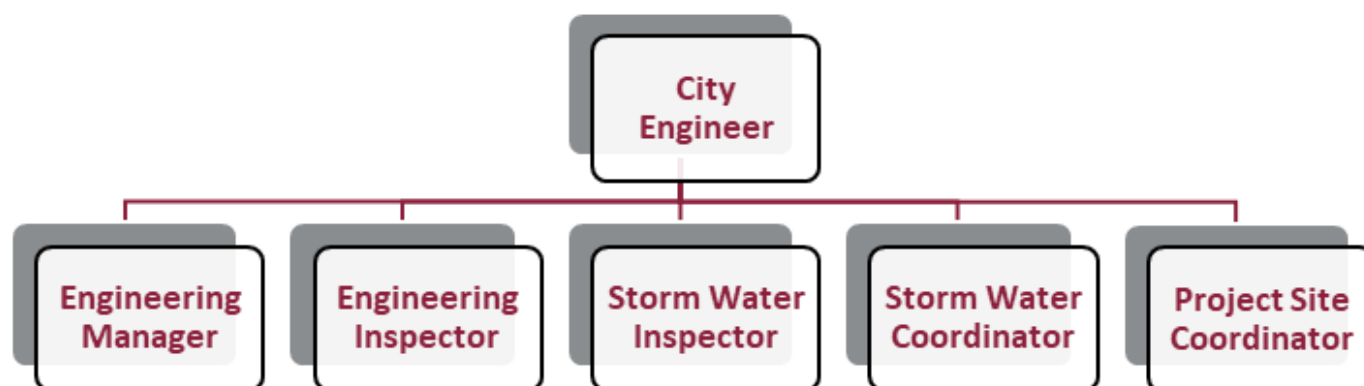
BUDGET CONTINUE

- 1 FY2025 Market, COLA, & Merit Salary Adjustments
- 2 Change in operating costs
- 3 FY2025 New employee benefit selection
- 4 Distributing City-wide software to departments

STAFFING

Position	FY2022	FY2023	FY2024	Tentative
				FY2025
City Planner	1.00	1.00	1.00	1.00
Senior Planner	1.00	1.00	1.00	1.00
Planner I/II	1.00	1.00	1.00	1.00
TOTAL PLANNING AND ZONING	3.00	3.00	3.00	3.00

Community Development—Engineering



BUDGET

Engineering						
	Actual FY2022	Actual FY2023	Amended FY2024	Tentative FY2025	Difference	Percent Change
Personnel						
Salaries ¹	79,649	85,802	89,370	94,719	5,349	6.0%
Benefits ²	23,795	24,103	25,972	26,953	981	3.8%
Uniform Allowance	2,409	2,395	3,500	3,500	-	0.0%
Total Personnel	105,853	112,300	118,842	125,172	6,330	5.3%
Operating						
Subscriptions and Memberships	210	274	600	600	-	0.0%
Education and Travel ³	9,408	6,617	7,500	9,500	2,000	26.7%
Information Technology Equipment (Interfund) ⁴	14,380	10,103	6,150	8,410	2,260	36.7%
Vehicle Operating Costs (Interfund) ³	10,142	11,247	12,576	13,661	1,085	8.6%
Communications and Telephone ³	2,649	2,853	10,000	4,000	(6,000)	-60.0%
Professional Services ³	3,052	12,092	45,800	18,900	(26,900)	-58.7%
Engineering Supplies	550	1,193	1,000	1,000	-	0.0%
Computer Software	9,826	-	-	-	-	0.0%
Miscellaneous Supplies	923	322	500	500	-	0.0%
Miscellaneous Services	-	650	500	500	-	0.0%
Total Operating	51,140	45,351	84,626	57,071	(27,555)	-32.6%
Capital						
Fleet Vehicle Replacement (Interfund)	13,434	22,791	15,711	12,257	(3,454)	-22.0%
TOTAL EXPENDITURES	\$ 170,427	\$ 180,442	\$ 219,179	\$ 194,500	\$ (24,679)	-11.3%

At a Glance:

Total Budget: \$194,500 | Full-Time Equivalent Employees: .75

Community Development—Engineering

BUDGET CONTINUED

- 1 FY2025 Market, COLA, & Merit Salary Adjustments
- 2 FY2025 Increase in benefit cost
- 3 Change in operating costs
- 4 Distributing City-wide software to departments

STAFFING

Position	FY2022	FY2023	FY2024	Tentative FY2025
City Engineer	0.25	0.25	0.25	0.25
Engineering Manager	0.50	0.50	0.50	0.50
GIS Manager	0.35	0.35	0.00	0.00
GIS Specialist I	0.35	0.35	0.00	0.00
TOTAL ENGINEERING	1.45	1.45	0.75	0.75

Community Development—Code Enforcement

DEPARTMENT DESCRIPTION

Code Enforcement is provided by the Unified Police Department, which is funded in the Public Safety budget.

BUDGET

Code Enforcement						
	Actual FY2022	Actual FY2023	Amended FY2024	Tentative FY2025	Difference	Percent Change
Personnel						
Salaries	-	-	-	-	-	0.0%
Benefits	-	-	-	-	-	0.0%
Total Personnel	-	-	-	-	-	0.0%
Operating						
Subscriptions and Memberships	-	-	-	-	-	0.0%
Education and Travel	-	-	-	-	-	0.0%
Information Technology Equipment (Interfund) ¹	3,008	2,101	582	202	(380)	-65.3%
Vehicle Operating Costs (Interfund)	-	-	-	-	-	0.0%
Miscellaneous Supplies	-	115	500	500	-	0.0%
Miscellaneous Services	-	1,463	1,000	1,000	-	0.0%
Total Operating	3,008	3,679	2,082	1,702	(380)	-18.3%
TOTAL EXPENDITURES	\$ 3,008	\$ 3,679	\$ 2,082	\$ 1,702	\$ (380)	-18.3%

1 Distributing City-wide software to departments

At a Glance:

Total Budget: \$1,702 | Full-Time Equivalent Employees: 0

Community Development—Building Inspection

DEPARTMENT DESCRIPTION

The City has historically contracted out the bulk of their building inspection services to a professional engineering company. However, in Fiscal Year 2025 the City is planning on hiring an in-house Building Official and Building Plan Reviewer. In addition to FTEs, the department's budget includes payments to the engineering company and other incidental costs related to the building inspection process.

BUDGET

Building Inspection						
	Actual FY2022	Actual FY2023	Amended FY2024	Tentative FY2025	Difference	Percent Change
Personnel						
Salaries ¹	-	-	42,279	174,556	132,277	312.9%
Benefits ¹	-	-	17,487	104,031	86,544	494.9%
Total Personnel	-	-	59,766	278,587	218,821	366.1%
Operating						
Uniform allowance ¹	-	-	600	600	-	0.0%
Subscriptions and memberships ¹	-	-	200	200	-	0.0%
Travel ¹	-	443	1,000	1,000	-	0.0%
Repairs, Maintenance, and Supplies	-	-	-	-	-	0.0%
Information Technology Equipment (Interfund)	16	32	180	174	(6)	-3.3%
Communications and Telephone	-	-	68	68	-	0.0%
Professional Services ¹	211,744	289,995	286,900	68,079	(218,821)	-76.3%
Miscellaneous Supplies	-	-	500	500	-	0.0%
Miscellaneous Services	-	-	500	500	-	0.0%
Total Operating	211,760	290,470	289,948	71,121	(218,827)	-75.5%
Capital						
Fleet Vehicle Replacement (Interfund)	-	-	-	-	-	0.0%
TOTAL EXPENDITURES	\$ 211,760	\$ 290,470	\$ 349,714	\$ 349,708	\$ (6)	0.0%

1 Bringing building inspection services in-house by hiring a building official and building plan reviewer

STAFFING

Position	FY2022	FY2023	FY2024	Tentative FY2025
Building Official	0.00	0.00	0.00	1.00
Building Plan Reviewer	0.00	0.35	0.60	1.00
TOTAL BUILDING INSPECTION	0.00	0.35	0.60	2.00

At a Glance:

Total Budget: \$349,708 | Full-Time Equivalent Employees: 2

Debt Service Funds



Debt Service Fund

DESCRIPTION

The Debt Service Fund is provided to account for the revenues and expenditures related to long-term debt that is not accounted for in the Enterprise or Special Revenue Funds. This includes accounting for bond principal, interest, and other debt related expenditures. Any changes in the budget reflect scheduled debt payments.

BUDGET

Debt Service Fund						
	Actual FY2022	Actual FY2023	Amended FY2024	Tentative FY2025	Difference	Percent Change
Revenues:						
Interest Revenue	275	3,690	-	-	-	0.0%
Loan Payment - Developer	245,331	46,281	245,331	245,331	-	0.0%
Transfer From General Fund	1,156,098	1,157,961	1,134,725	1,063,210	(71,515)	-6.3%
Transfer from Jordan Bluffs	-	449,132	449,131	449,131	-	0.0%
TOTAL REVENUES	1,401,704	1,657,064	1,829,187	1,757,672	(71,515)	-3.9%
Expenditures:						
Trustee and Bond Related Fees	4,550	4,550	6,000	5,000	(1,000)	-16.7%
Lease Payment to MBA	372,898	374,961	352,724	279,008	(73,716)	-20.9%
Debt Service Principal	703,717	1,027,432	1,060,149	1,098,906	38,757	3.7%
Debt Service Interest	318,814	444,031	410,314	374,758	(35,556)	-8.7%
TOTAL EXPENDITURES	1,399,979	1,850,974	1,829,187	1,757,672	(71,515)	-3.9%
FUND BALANCE - CONTRIBUTION TO (USE OF)	1,725	(193,910)	-	-	-	

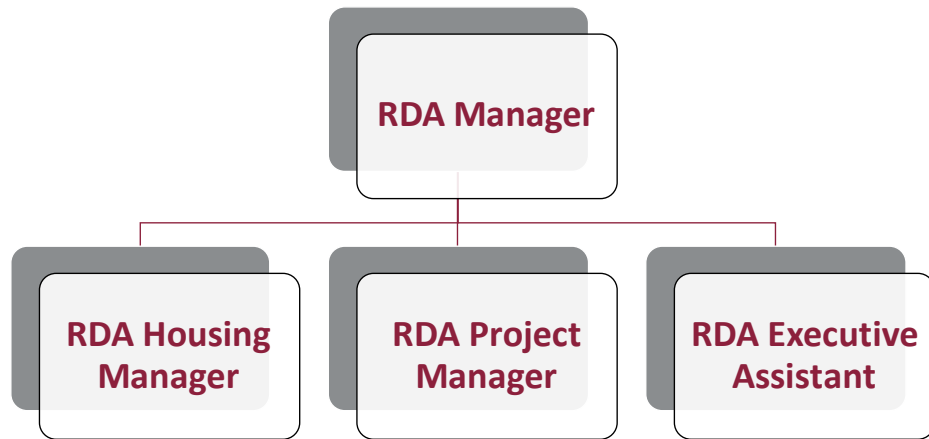
At a Glance:

Total Budget: \$1,757,672 | Full-Time Equivalent Employees: 0

Special Revenue Funds



Redevelopment Agency—Operations



BUDGET

Redevelopment Agency - Operations

	Actual FY2022	Actual FY2023	Amended FY2024	Tentative FY2025	Difference	Percent Change
Revenues:						
Interest Earnings ¹	(1,814)	10,367	2,000	10,000	8,000	400.0%
Miscellaneous revenue	200	-	-	-	-	0.0%
Transfer from other RDA accts ²	790,264	735,752	729,103	771,103	42,000	5.8%
TOTAL REVENUES	\$ 788,650	\$ 746,119	\$ 731,103	\$ 781,103	\$ 50,000	6.8%
Expenditures:						
Personnel						
Salaries ³	189,489	272,204	297,991	314,482	16,491	5.5%
Benefits ⁴	98,152	142,349	155,483	164,357	8,874	5.7%
Total Personnel	287,641	414,553	453,474	478,839	25,365	5.6%
Operating						
Subscriptions and Memberships ⁵	920	1,333	1,200	6,000	4,800	400.0%
Education and Travel	977	4,550	15,000	15,000	-	0.0%
Equipment, Supplies, and Maintenance ⁵	3,161	406	3,000	4,500	1,500	50.0%
Information Technology Equipment (Interfund) ⁶	8,977	6,025	6,009	9,975	3,966	66.0%
Communications and Telephone ⁵	1,093	2,034	1,267	1,500	233	18.4%
Professional Services ⁵	58,002	53,100	72,600	60,000	(12,600)	-17.4%
Administrative Fee (Interfund) ⁵	233,158	241,591	292,787	319,523	26,736	9.1%
Total Operating	306,288	309,039	391,863	416,498	24,635	6.3%
TOTAL EXPENDITURES	\$ 593,929	\$ 723,592	\$ 845,337	\$ 895,337	\$ 50,000	5.9%
FUND BALANCE - CONTRIBUTION TO (USE OF)	\$ 194,721	\$ 22,527	\$ (114,234)	\$ (114,234)	\$ (0)	

At a Glance:

Total Budget: \$895,337 | Full-Time Equivalent Employees: 3.4

Redevelopment Agency—Operations

BUDGET CONTINUED

- 1 Increased to reflect actuals
- 2 Increased because expenses in RDA operations are covered by the project area accounts
- 3 FY2025 Market, COLA, & Merit Salary Adjustments
- 4 FY2025 Increase in benefit cost
- 5 Changes in operating costs
- 6 Distributing City-wide software to departments

STAFFING

Position	FY2022	FY2023	FY2024	Tentative FY2025
RDA Manager	1.00	1.00	1.00	1.00
RDA Housing Project Manager	1.00	0.40	0.40	0.40
RDA Project Manager	1.00	0.50	1.00	1.00
Executive Assistant	1.00	0.50	0.50	0.50
CD Executive Assistant	0.00	0.50	0.50	0.50
TOTAL BUSINESS LICENSING	4.00	2.90	3.40	3.40

Redevelopment Agency—Bingham Junction

FUND DESCRIPTION

The Bingham Junction Project Area was adopted by the Redevelopment Agency of Midvale City and the Board of Directors on August 10, 2004. The project area encompasses 390 acres in the northwest corner of the City. This project area consists primarily of the Midvale Slag Superfund Site, which completed major cleanup activities by 2007.

The Bingham Junction Project Area provides for collection of 80 percent of the property tax increment generated for a period of 25 years. The primary purpose of the project area is to address the extraordinary costs imposed on the property as a former Superfund site, as well as the construction of infrastructure to prepare the area for development activities.

BUDGET

Redevelopment Agency - Bingham Junction Project Area						
	Actual FY2022	Actual FY2023	Amended FY2024	Tentative FY2025	Difference	Percent Change
Revenues:						
Tax Increment Revenue ¹	586,421	602,046	618,516	645,112	26,596	4.3%
Contributions From Other Governments (Tax Increment) ¹	6,893,701	6,890,093	7,311,175	7,625,556	314,381	4.3%
Interest Earnings ²	12,818	277,989	80,000	100,000	20,000	25.0%
Bond Interest Revenue	-	-	-	-	-	0.0%
Transfer from other RDA accts	50,207	-	-	-	-	0.0%
Sundry Revenues	-	-	-	-	-	0.0%
TOTAL REVENUES	\$ 7,543,147	\$ 7,770,128	\$ 8,009,691	\$ 8,370,668	\$ 360,977	4.5%
Expenditures:						
Professional Services ³	1,000	1,000	150,000	15,000	(135,000)	-90.0%
Developer reimbursement	1,586,103	685,629	800,000	800,000	-	0.0%
Public Art - P/Y	-	39,490	170,000	170,000	-	0.0%
Infrastructure imprvmnts - C/Y	4,694	-	-	-	-	0.0%
City Hall Plaza Project ³	-	-	1,475,000	1,620,406	145,406	9.9%
Public Improvements	-	102,790	75,000	75,000	-	0.0%
Debt service principal ⁴	2,039,000	2,120,000	2,207,000	2,307,000	100,000	4.5%
Interest on bonds ⁴	1,439,715	1,359,992	1,275,772	1,176,173	(99,599)	-7.8%
Transfer to Administration ³	571,123	620,502	579,103	603,929	24,826	4.3%
Transfer to Citywide Housing ⁵	1,952,000	1,520,000	1,982,423	2,067,667	85,244	4.3%
Transfer to Jordan Bluffs Proj	-	-	-	-	-	0.0%
Transfer to Main St Proj ³	1,631,730	50,000	550,000	1,100,000	550,000	100.0%
Transfer to BJ Bond Proj Fund	-	-	-	-	-	0.0%
TOTAL EXPENDITURES	\$ 9,225,365	\$ 6,499,403	\$ 9,264,298	\$ 9,935,175	\$ 670,877	7.2%
FUND BALANCE - CONTRIBUTION TO (USE OF)	(1,682,218)	1,270,725	(1,254,607)	(1,564,507)	(309,900)	

At a Glance:

Total Budget: \$9,935,175 | Full-Time Equivalent Employees: 0

Redevelopment Agency—Bingham Junction

BUDGET CONTINUED

- 1 Growth in project area
- 2 Increase to reflect actuals
- 3 Changes in operating costs and projects
- 4 Schedule long-term debt payments
- 5 Mandatory contribution to housing fund

Redevelopment Agency—Jordan Bluffs

FUND DESCRIPTION

The Jordan Bluffs Project Area was adopted by the Redevelopment Agency of Midvale City and the Board of Directors on August 10, 2004. The project area encompasses 268 acres in the southwest corner of the City. This project area consists primarily of the Midvale Slag Superfund Site, which completed major cleanup activities by 2007.

The Jordan Bluffs Project Area provides for collection of 80 percent of the property tax increment generated for a period of 25 years. The primary purpose of the project area is to address the extraordinary costs imposed on the property as a former Superfund site, as well as the construction of infrastructure to prepare the area for development activities.

BUDGET

Redevelopment Agency - Jordan Bluffs Project Area						
	Actual FY2022	Actual FY2023	Amended FY2024	Tentative FY2025	Difference	Percent Change
Revenues:						
Contributions from Other Governments ¹	1,237,271	2,001,541	2,968,543	3,146,656	178,113	6.0%
Property Tax Revenue ¹	105,142	175,177	251,457	266,544	15,087	6.0%
Interest revenue ²	(2,810)	53,625	20,000	40,000	20,000	100.0%
Transfer from other RDA funds	-	-	-	-	-	0.0%
TOTAL REVENUES	\$ 1,339,603	\$ 2,230,343	\$ 3,240,000	\$ 3,453,200	\$ 213,200	6.6%
Expenditures:						
Infrastructure	71,676	-	-	-	-	0.0%
Professional Services	121,775	112,000	112,000	112,000	-	0.0%
Developer Reimbursement	-	341,045	1,100,000	1,100,000	-	0.0%
Taxing Entity Tax Payments ¹	268,493	435,593	644,000	682,640	38,640	6.0%
Public Art	-	-	50,000	50,000	-	0.0%
Public Improvements	-	-	50,000	50,000	-	0.0%
Transfer to Administration ³	43,603	115,250	150,000	167,174	17,174	11.4%
Transfer to Citywide Housing	174,413	368,000	515,200	515,200	-	0.0%
Transfer to Debt Service Fund	-	449,132	449,132	449,132	-	0.0%
TOTAL EXPENDITURES	\$ 679,960	\$ 1,821,020	\$ 3,070,332	\$ 3,126,146	\$ 55,814	1.8%
FUND BALANCE - CONTRIBUTION TO (USE OF)	659,643	409,323	169,668	327,054	157,386	

1 Growth in project area

2 Increase to reflect actuals

3 Changes in operating costs

At a Glance:

Total Budget: \$3,126,146 | Full-Time Equivalent Employees: 0

Redevelopment Agency—Main Street

FUND DESCRIPTION

The Main Street Community Development Area was adopted by the Redevelopment Agency of Midvale City and the Board of Directors on November 17, 2015. In 2021, the taxing entities entered into Interlocal Cooperation Agreements with the Agency whereby they participate 60 percent of their tax increment for 20 years. The Area was triggered to begin collecting tax increment and will receive it's first distribution of tax increment from TY2025 payments.

The Redevelopment Agency's goal in this project is to create an arts and culture district. This will be accomplished by stabilizing the housing stock, upgrading infrastructure, improving parking, and adding new commercial uses through rehabilitation of existing buildings and new development. The Agency also has a sharp focus on community engagement, outreach, events, and supporting public art initiatives.

BUDGET

Redevelopment Agency - Main Street Project Area						
	Actual FY2022	Actual FY2023	Amended FY2024	Tentative FY2025	Difference	Percent Change
Revenues:						
Salt Lake County Grant Revenue ¹	-	5,000	200,000	100,000	(100,000)	-50.0%
Rent and Concessions ¹	2,600	-	-	14,400	14,400	0.0%
Revolving Loan Program ¹	-	33,138	77,968	80,000	2,032	2.6%
Interest Revenue	(4,413)	46,624	30,000	30,000	-	0.0%
Sale of Properties Held for Resale	-	-	288,000	-	(288,000)	-100.0%
Transfer from other RDA A/C ¹	1,631,730	50,000	550,000	1,100,000	550,000	100.0%
Transfer from General Fund	-	-	-	-	-	0.0%
TOTAL REVENUES	\$ 1,629,917	\$ 134,762	\$ 1,145,968	\$ 1,324,400	\$ 178,432	15.6%
Expenditures:						
Project Area improvements ¹	177	-	389,000	670,000	281,000	72.2%
Professional Services ¹	34,765	95,131	20,000	-	(20,000)	-100.0%
Miscellaneous Supplies	1,536	213	2,000	2,000	-	0.0%
Revolving Loan Program ¹	20	251,212	450,000	1,000,000	550,000	122.2%
Property Acquisition ¹	148	-	-	340,000	340,000	0.0%
Public Art ¹	147,130	46,850	115,000	135,000	20,000	17.4%
Events and Promotion ¹	6,894	27,463	30,000	36,000	6,000	20.0%
Parking Structure	-	-	250,000	250,000	-	0.0%
TOTAL EXPENDITURES	\$ 190,670	\$ 420,869	\$ 1,256,000	\$ 2,433,000	\$ 1,177,000	93.7%
FUND BALANCE - CONTRIBUTION TO (USE OF)	1,439,247	(286,107)	(110,032)	(1,108,600)	(998,568)	

1 Changes in operating costs and projects

At a Glance:

Total Budget: \$2,433,000 | Full-Time Equivalent Employees: 0

Redevelopment Agency—City-Wide Housing

FUND DESCRIPTION

The Redevelopment Agency of Midvale City is charged with leading the City's housing-related efforts through the establishment of policies and the administration of programs, including the preparation and implementation of the Midvale City Housing Plan and the Neighborhood Housing Improvement Program. The Agency has assumed the lead role in housing policy and development, because it is the primary funding source for moderate to low-income housing in Midvale. These housing funds are primarily generated by a required 20 percent housing set-aside in the Bingham Junction Project Area and Jordan Bluffs Project Area.

BUDGET

Redevelopment Agency - City-Wide Housing						
	Actual FY2022	Actual FY2023	Amended FY2024	Tentative FY2025	Difference	Percent Change
Revenues:						
Interest revenue	(17,488)	121,907	40,000	40,000	-	0.0%
Lease revenue - Applewood	17,897	-	14,055	1,500	(12,555)	-89.3%
Transfer from other RDA account	2,325,097	1,888,000	2,497,623	2,629,742	132,119	5.3%
Grants Slco Affordable Housing	-	-	100,000	100,000	-	0.0%
Loan revenue - Sunset Gardens	-	39,425	-	1,982,577	1,982,577	0.0%
TOTAL REVENUES	\$ 2,325,506	\$ 2,049,332	\$ 2,651,678	\$ 4,753,819	\$ 2,102,141	79.3%
Expenditures:						
Salaries	37,326	45,739	48,345	50,543	2,198	4.5%
Benefits	17,669	17,435	19,606	19,921	315	1.6%
Equipment, Supplies, and Maint	1,800	-	2,000	2,100	100	5.0%
Communications/Telephone	159	251	242	254	12	5.0%
Housing Programs Administrative Services (contra)	-	-	35,000	35,000	-	0.0%
Affordable Housing Incentives	135,527	170,661	2,600,000	4,000,000	1,400,000	53.8%
Housing Programs	-	(87,278)	285,000	285,000	-	0.0%
Recreation Amenity Program	-	-	100,000	100,000	-	0.0%
Homeownership/Landlord Education	-	-	1,000	1,000	-	0.0%
Home Repair Loan Program	-	-	260,000	260,000	-	0.0%
TOTAL EXPENDITURES	\$ 192,481	\$ 146,808	\$ 3,351,193	\$ 4,753,819	\$ 1,402,626	41.9%
FUND BALANCE - CONTRIBUTION TO (USE OF)	2,133,025	1,902,524	(699,515)	0	699,515	

STAFFING

Position	FY2022	FY2023	FY2024	Tentative FY2025
RDA Housing Project Manager	0.60	0.60	0.60	0.60
TOTAL BUSINESS LICENSING	0.60	0.60	0.60	0.60

At a Glance:

Total Budget: \$4,753,819 | Full-Time Equivalent Employees: .60

Municipal Building Authority (MBA)

FUND DESCRIPTION

The MBA issued bonds in October 2012 which provided construction funds of \$7,653,500. Midvale City contributed \$1,506,500 to the MBA from the sale of the former City Hall property (655 W Center St) and the Fire Station at 607 E 7200 S. Contributions from other City funds totaled \$606,800. Combining these funding sources, \$9,766,800 was available for three major capital projects: City Hall/Justice Court, City Park improvements, and City-wide Street Lighting. All three projects were completed in fiscal year 2015.

Debt service on the MBA bonds is paid by the MBA with lease revenue from other City funds. In 2013, the MBA acquired a building in the City Park and leased it to the Boys & Girls Club. In 2017, the MBA acquired the former Midvale Middle School seminary building on Wasatch St. and leased it to the Community Action Program. Revenue from these leases reduces the annual lease payment required from the General Fund.

BUDGET

Municipal Building Authority						
	Actual FY2022	Actual FY2023	Amended FY2024	Tentative FY2025	Difference	Percent Change
Revenues:						
Lease Revenue - Boys and Girls Club	70,308	70,308	70,308	70,308	-	0.0%
Lease Revenue - Streetlighting Fund ¹	211,000	211,000	211,000	-	(211,000)	-100.0%
Lease Revenue - Midvale City ¹	372,898	374,961	352,724	279,008	(73,716)	-20.9%
Lease Revenue - Head Start	24,000	24,150	24,000	24,000	-	0.0%
Interest revenue - Bond Proceeds	-	-	-	-	-	-
Interest Earnings	147	25,150	18,000	18,000	-	0.0%
TOTAL REVENUES	\$ 678,353	\$ 705,569	\$ 676,032	\$ 391,316	\$ (284,716)	-42.1%
Expenditures:						
Operating						
Professional Services	2,520	3,020	3,100	3,100	80	0.0%
Debt Service						
Debt Service - Principal ¹	500,000	510,000	520,000	245,000	(265,000)	-52.9%
Debt Service - Interest ¹	175,906	165,169	152,932	143,216	(21,953)	-6.4%
Total Debt Service	675,906	675,169	672,932	388,216	(286,953)	-42.3%
TOTAL EXPENDITURES	\$ 678,426	\$ 678,189	\$ 676,032	\$ 391,316	\$ (286,873)	-42.1%
FUND BALANCE - CONTRIBUTION TO (USE OF)	(73)	27,380	-	-		

1 The streetlight portion of the Series 2012 Bonds has matured

At a Glance:

Total Budget: \$391,316 | Full-Time Equivalent Employees: 0

Capital Projects



Capital Projects

FUND DESCRIPTION

The Capital Projects fund accounts for financial resources to be used for the acquisition of major capital facilities (other than those financed by enterprise or internal service fund activities).

BUDGET

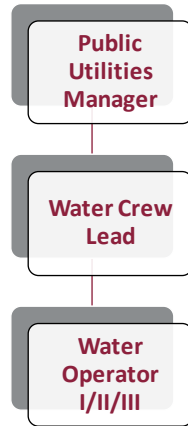
Capital Projects Fund						
	Actual FY2022	Actual FY2023	Amended FY2024	Tentative FY2025	Difference	Percent Change
Revenues:						
Sales tax	1,000,875	1,024,138	1,000,000	1,030,000	30,000	3.0%
CDBG Grant	160,000	58,397	-	-	-	0.0%
State Transportation Funds	500,000	-	-	-	-	0.0%
UDOT Grant	69,000	-	600,000	-	(600,000)	-100.0%
WFRC Grant	-	-	275,000	65,000	(210,000)	-76.4%
TRCC Grant	-	-	240,000	-	(240,000)	-100.0%
Interest Earnings	(4,206)	164,898	-	100,000	100,000	0.0%
Proceeds from sale of assets	-	-	-	-	-	0.0%
Proceeds from borrowings ¹	5,500,000	-	-	14,500,000	14,500,000	0.0%
Transfer from GF ²	1,249,526	1,987,600	-	3,000,000	3,000,000	0.0%
Transfer from Water Fund ³	-	-	-	4,000,000	4,000,000	0.0%
Contribution - Highway Funds ⁴	-	500,000	500,000	2,460,000	1,960,000	392.0%
TOTAL REVENUES	\$ 8,475,195	\$ 3,735,033	\$ 2,615,000	\$ 25,155,000	\$ 22,540,000	862.0%
Expenditures:						
City Bldg Improvements	-	24,306	-	-	-	0.0%
Sidewalk/Curb/Gutter replace	-	195,310	215,200	215,000	(200)	-0.1%
General Plan Update	-	-	150,000	-	(150,000)	-100.0%
Facility Maintenance	-	35,139	95,425	40,225	(55,200)	-57.8%
Art House Improvements	1,253	12,683	-	-	-	0.0%
Public Works Building Renovation	-	4,739	10,000	19,000,000	18,990,000	189900.0%
Midvale City Park improvements	29,087	-	-	-	-	0.0%
Parks Master Plan/Impact Fee Study	-	-	80,000	-	(80,000)	-100.0%
Transportation Master Plan/Impact Fee Study	-	51,000	189,000	-	(189,000)	-100.0%
Main Street Utility Upgrades	-	-	200,000	-	(200,000)	-100.0%
7200 S. Gateway Project	-	-	166,000	-	(166,000)	-100.0%
WFRC Visioning Grant Match	14,000	-	-	-	-	0.0%
UDOT Canal Trails Grant Match	-	74,998	925,000	-	(925,000)	-100.0%
Jordan River trail improvement	41,945	-	-	-	-	0.0%
Fort Union Corridor Study	-	-	115,000	-	(115,000)	-100.0%
Porter Rockwell Trail Study	-	-	-	75,000	75,000	0.0%
Christmas decorations	4,664	17,003	-	-	-	0.0%
Midvale Mural Program	1,500	-	43,000	20,000	(23,000)	-53.5%
Recreation Center	-	-	200,000	-	(200,000)	-100.0%
CDBG Project - ADA Ramps	242,529	-	-	-	-	0.0%
Parking Structure Loans	5,500,000	-	-	-	-	0.0%
Pavement Management	36,721	1,165,655	1,755,000	815,000	(940,000)	-53.6%
Bridge over the Salt Lake and Jordan Canal on 8000 South	-	-	115,090	-	(115,090)	-100.0%
HB244 Transportation Projects - Center Street	-	-	1,000,000	7,960,000	6,960,000	696.0%
TOTAL EXPENDITURES	\$ 5,971,699	\$ 1,580,833	\$ 5,258,715	\$ 28,125,225	\$ 22,866,510	434.8%
FUND BALANCE - CONTRIBUTION TO (USE OF)	2,503,496	2,154,200	(2,643,715)	(2,970,225)	(326,510)	

- 1 \$5.5M for Center Street, \$9M for PW Building
- 2 Fund balance from the general fund for the PW Building
- 3 ARPA funding from Water Fund for PW Building
- 4 Additional state funding of \$1.96M for Center Street Project

Enterprise Funds



Public Works—Water



DIVISION DESCRIPTION

The Water Division is accountable for providing safe and reliable culinary water to the nearly 9000 metered connections within Midvale, in compliance with all state and federal standards.

The division is responsible for all water system maintenance and operations, responding to emergency calls and system needs 24 hours a day, seven days a week.

At a Glance:

Total Budget: \$11,378,834 | Full-Time Equivalent Employees: 11.20

Public Works—Water

BUDGET

Water Utility Fund

	Actual FY2022	Actual FY2023	Amended FY2024	Tentative FY2025	Difference	Percent Change
Revenues:						
Water User Charges ¹	2,537,554	2,751,138	2,963,063	3,200,108	237,045	8.0%
Water user charges - Consumption ¹	2,869,641	3,162,599	3,737,059	3,998,653	261,594	7.0%
Water User Charges-City Owned ²	45,594	28,555	100,081	70,000	(30,081)	-30.1%
Water Connection Fees ²	51,500	30,864	61,800	63,600	1,800	2.9%
Water Reconnection Fees	8,400	4,250	10,000	10,000	-	0.0%
Service Charges	48,629	50,649	55,790	54,120	(1,670)	-3.0%
Impact Fees ²	-	-	152,395	100,000	(52,395)	-34.4%
Hydrant Rental	8,073	5,991	10,000	10,000	-	0.0%
Miscellaneous	(41)	(7)	-	-	-	0.0%
Interest Revenue ²	(3,335)	176,806	100,000	300,000	200,000	200.0%
Bond Premium Amortization	40,224	87,355	-	-	-	0.0%
American Rescue Plan Act	2,019,299	-	-	-	-	0.0%
Proceeds from sale of bonds	-	-	7,855,500	-	(7,855,500)	-100.0%
TOTAL REVENUES	\$ 7,625,538	\$ 6,298,200	\$ 15,045,688	\$ 7,806,481	\$ (7,239,207)	-48.1%

Expenditures:

Personnel						
Salaries ³	709,155	698,009	712,003	811,801	99,798	14.0%
Overtime ⁴	15,896	19,798	20,500	21,700	1,200	5.9%
Benefits ⁵	377,622	359,185	357,480	423,574	66,094	18.5%
Pension Expense	(124,122)	(67,175)	-	-	-	0.0%
Uniform Allowance ⁴	3,980	5,839	6,400	7,050	650	10.2%
Total Personnel	982,531	1,015,656	1,096,383	1,264,125	167,742	15.3%
Operating						
Subscriptions and Memberships	1,613	2,486	2,500	2,500	-	0.0%
Education and Travel	15,310	10,427	16,000	16,000	-	0.0%
Postage	33,944	22,452	20,400	20,400	-	0.0%
Bank Charges	46,027	43,979	42,940	42,940	-	0.0%
Equipment and Building - Repairs, Maintenance, and Supplies ⁴	55,274	48,789	63,800	78,800	15,000	23.5%
Medical and Safety Supplies	1,603	2,854	3,000	3,000	-	0.0%
Information Technology Equipment (Interfund) ⁶	10,607	7,994	13,006	19,917	6,911	53.1%
Vehicle Operating Costs (Interfund) ⁴	86,209	95,597	106,896	116,115	9,219	8.6%
Lease of Public Works Space (Interfund)	14,000	14,000	14,000	14,000	-	0.0%
Electricity ⁴	175,287	182,132	192,600	211,000	18,400	9.6%
Communications and Telephone	7,141	6,529	6,558	6,558	-	0.0%
Professional Services ⁴	9,846	28,459	36,600	27,600	(9,000)	-24.6%
Administrative Charge (Interfund) ⁴	651,862	671,418	696,926	675,879	(21,047)	-3.0%
Water Sampling	20,742	28,151	27,700	30,700	3,000	0.0%
Backflow Testing ⁴	159	-	1,300	1,300	-	93.8%
Well Equipment and Maintenance ⁴	7,698	15,126	16,000	31,000	15,000	93.8%
Fluoridation System Maintenance ⁴	13,701	23,316	25,000	27,000	2,000	8.0%
System Maintenance, Repair, and Supplies	115,241	61,527	100,000	100,000	-	0.0%
Wholesale Water ⁴	1,249,684	1,714,875	1,773,900	1,688,421	(85,480)	-4.8%
Damage Contingency	-	1,300	-	-	-	0.0%
SCADA Maintenance	-	5,981	6,000	6,000	-	0.0%
Generator Maintenance	443	3,700	4,300	4,300	-	0.0%
Miscellaneous Services	92,420	4,133	7,500	7,500	-	0.0%
Bad Debt Expense	3,154	8,204	600	600	-	0.0%
Jordan Valley Water Conservancy District Storage ⁴	96,000	96,000	96,000	25,000	(71,000)	-74.0%
JVWCD Capital Projects ⁴	-	-	-	289,149	289,149	0.0%
Total Operating	2,707,965	3,099,429	3,273,526	3,445,678	172,152	5.3%

Public Works—Water

BUDGET CONTINUED

Water Utility Fund Continued

	Actual FY2022	Actual FY2023	Amended FY2024	Tentative FY2025	Difference	Percent Change
Capital Projects						
Fleet Vehicle Replacement (Interfund) ⁷	74,758	105,495	202,141	225,732	23,591	11.7%
Fleet Vehicle Additions	520,000	-	-	-	-	0.0%
Meters and Related Supplies	(214,723)	164,014	55,000	55,000	-	0.0%
Water Vault Upgrades	-	-	-	-	-	0.0%
700 W Vault	8,640	26,124	-	-	-	0.0%
Water Master Plan Projects	-	-	7,515,979	-	(7,515,979)	-100.0%
Other Capital Projects ⁷	12,868	50,174	750,000	1,000,000	250,000	33.3%
Depreciation	1,017,380	1,014,695	-	-	-	0.0%
Total Capital Projects	1,418,923	1,360,502	8,523,120	1,280,732	(7,242,388)	-85.0%
Debt Service						
Bond Issuance Costs	-	-	335,500	-	(335,500)	-100.0%
Debt Service - Principal ⁸	(32,420)	-	1,087,300	1,084,200	(3,100)	-0.3%
Debt Service - Interest ⁸	367,900	344,538	327,548	304,098	(23,450)	-7.2%
Amortization of Bond Discount and/or Premium	5,655	5,655	-	-	-	0.0%
Capitalized Interest	-	-	-	-	-	0.0%
Total Debt Service	341,135	350,193	1,750,348	1,388,298	(362,050)	-20.7%
Contribution to CIP ⁹	-	-	-	4,000,000	4,000,000	0.0%
TOTAL EXPENDITURES	\$ 5,450,554	\$ 5,825,780	\$ 14,643,377	\$ 11,378,834	\$ (3,264,543)	-22.3%
FUND BALANCE - CONTRIBUTION TO (USE OF)	2,174,984	472,420	402,311	(3,572,353)	(3,974,664)	

- 1 Scheduled water rate increases
- 2 Increased to reflect actuals
- 3 FY2025 Market, COLA, & Merit Salary Adjustments and return to full time water meter technician
- 4 Changes in operating costs
- 5 Reflects actual benefit selections and return to full time water meter technician
- 6 Distributing City-wide software to departments
- 7 Scheduled capital replacements
- 8 Scheduled long-term debt payments
- 9 Transfer of ARPA funds for PW Building

Public Works—Water

STAFFING

Position	FY2022	FY2023	FY2024	Tentative FY2025
Public Works Director	0.20	0.20	0.20	0.20
Operations Superintendent	0.25	0.25	0.25	0.25
Public Utilities Manager	0.50	0.50	0.50	0.50
City Engineer	0.25	0.25	0.25	0.25
Engineering Manager	0.10	0.10	0.10	0.10
GIS Manager	0.25	0.25	0.25	0.25
GIS Specialist I	0.25	0.25	0.25	0.25
Engineering Inspector I	0.40	0.40	0.40	0.40
Water Crew Lead	1.00	1.00	1.00	1.00
Wastewater Crew Lead	0.10	0.10	0.10	0.10
Sample Tech/Cross Connection Administrator	1.00	1.00	1.00	1.00
Water Operator I/II/III	4.50	4.50	4.10	4.10
Wastewater Operator I/II	0.30	0.30	0.30	0.30
City Treasurer	0.30	0.30	0.30	0.30
Water Meter Technician	1.00	1.00	0.40	1.00
Finance Clerk	0.70	0.70	0.70	0.70
Water Utility Construction Crew Lead	1.00	1.00	0.50	0.50
TOTAL WATER FUND	12.10	12.10	10.60	11.20

Public Works—Sewer



DIVISION DESCRIPTION

The Sewer Division provides wastewater collection service for approximately one-third of the City. The division is responsible for all maintenance and operation of the City’s sewer system. The Sewer Division conducts routine video inspection of the sewer lines to identify breaks, bellies, protruding laterals, blockages, and other needed repairs.

The division also operates and maintains three sewer lift stations that pump wastewater under the Jordan River to South Valley Water Reclamation Facility. The division routinely unplugs pump blockages and replaces parts.

At a Glance:

Total Budget: \$4,037,571 | Full-Time Equivalent Employees: 7.25

Public Works—Sewer

BUDGET

Sewer Utility Fund

	Actual FY2022	Actual FY2023	Amended FY2024	Tentative FY2025	Difference	Percent Change
Revenues:						
Sewer User Charges ¹	2,287,786	2,544,952	2,744,927	2,913,699	168,772	6.1%
Sewer User Charges-City Owned	2,529	3,803	8,712	4,500	(4,212)	-48.3%
Sewer User Charges - Consumption ¹	760,982	806,638	828,986	1,007,382	178,396	21.5%
Sewer Connection Fees	2,000	1,400	32,000	32,000	-	0.0%
Service Charges and Late Fees	19,464	17,435	15,706	19,990	4,284	27.3%
Interest Revenue ²	(1,631)	30,109	20,000	60,000	40,000	200.0%
Bond Premium Amortization	11,397	11,397	-	-	-	0.0%
Proceeds from bond issuance	-	-	1,744,500	-	(1,744,500)	-100.0%
TOTAL REVENUES	\$ 3,082,527	\$ 3,415,734	\$ 5,394,831	\$ 4,037,571	\$ (1,357,260)	-25.2%
Expenditures:						
Personnel						
Salaries ³	398,151	490,111	513,930	523,148	9,218	1.8%
Overtime ⁴	8,679	13,452	14,000	15,000	1,000	7.1%
Benefits ⁵	216,410	256,524	275,504	285,213	9,709	3.5%
Pension Expense	(71,003)	(16,742)	-	-	-	0.0%
Uniform Allowance ⁴	1,350	2,326	2,600	3,250	650	25.0%
Total Personnel	553,587	745,671	806,034	826,611	20,577	2.6%
Operating						
Subscriptions and Memberships	-	313	515	515	-	0.0%
Education and Travel	1,954	3,243	7,000	7,000	-	0.0%
Postage	14,851	10,734	8,400	8,400	-	0.0%
Bank and card processing fees ⁴	22,412	24,616	20,909	25,000	4,091	19.6%
Maintenance, Repairs, and Supplies	11,353	16,464	18,600	18,600	-	0.0%
Maintenance and Supplies - Lift Stations ⁴	20,951	17,971	20,500	30,500	10,000	48.8%
Medical and Safety Supplies	707	2,211	1,000	1,000	-	0.0%
Information Technology Equipment (Interfund) ⁶	6,014	3,837	5,866	10,978	5,112	87.1%
Vehicle Operating Costs (Interfund) ⁴	88,745	98,408	110,040	119,530	9,490	8.6%
Lease of Public Works Space (Interfund)	42,000	42,000	42,000	42,000	-	0.0%
Electricity ⁴	22,442	26,603	23,200	32,200	9,000	38.8%
City-Owned Utilities	1,068	1,144	1,296	1,296	-	0.0%
Communications and Telephone	2,864	3,628	2,219	2,219	-	0.0%
Professional Services ⁴	15,857	71,500	75,642	25,000	(50,642)	-66.9%
Administrative Charge (Interfund) ⁴	341,000	351,230	400,361	420,865	20,504	5.1%
Sewer Operations (South Valley Water Reclamation Facility) ⁴	1,271,543	1,376,434	1,401,888	1,547,250	145,362	10.4%
Damage Contingency	-	1,326	-	-	-	0.0%
Generator Maintenance	-	-	-	2,500	2,500	0.0%
SCADA System	-	2,056	5,000	5,000	-	0.0%
Total Operating	1,863,761	2,053,718	2,144,436	2,299,853	155,417	7.2%

Public Works—Sewer

BUDGET CONTINUED

Sewer Utility Fund Continued

	Actual FY2022	Actual FY2023	Amended FY2024	Tentative FY2025	Difference	Percent Change
Capital Projects						
Fleet Vehicle Replacement (Interfund) ⁷	59,510	60,796	142,517	118,429	(24,088)	-16.9%
Trash Pump	-	1,460	-	-	-	0.0%
Depreciation	134,264	134,975	-	-	-	0.0%
Sewer Line Replacement ⁷	-	-	164,160	116,986	(47,174)	-28.7%
Manhole Replacement	-	46,419	56,243	58,493	2,250	4.0%
Sewer Master Plan Projects	-	-	1,262,160	-	(1,262,160)	-100.0%
Capital contribution SVWRF	-	-	381,841	-	(381,841)	-100.0%
SVWRF Phosphorous/Grit Removal	-	-	-	-	-	0.0%
Total Capital Projects	193,774	243,650	2,006,921	293,908	(1,713,013)	-85.4%
Debt Service						
Debt Service - Principal	-	-	229,800	229,800	-	0.0%
Debt Service - Interest	135,593	128,373	115,222	115,222	-	0.0%
Capitalized Interest	-	-	-	-	-	0.0%
Amortization of Bond Discount and/or Premium	1,077	1,077	-	-	-	0.0%
Total Debt Service	136,670	129,450	419,522	345,022	(74,500)	-17.8%
TOTAL EXPENDITURES	\$ 2,747,792	\$ 3,172,489	\$ 5,376,913	\$ 3,765,395	\$ (1,611,518)	-30.0%
FUND BALANCE - CONTRIBUTION TO (USE OF)	334,735	243,245	17,918	272,176	254,258	

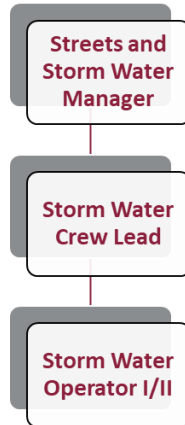
- 1 Scheduled sewer rate increases
- 2 Increased to reflect actuals
- 3 FY2025 Market, COLA, & Merit Salary Adjustments
- 4 Changes in operating costs
- 5 FY2025 Increase in benefit cost
- 6 Distributing City-wide software to departments
- 7 Scheduled capital replacements

Public Works—Sewer

STAFFING

Position	FY2022	FY2023	FY2024	Tentative FY2025
Public Works Director	0.20	0.20	0.20	0.20
Operations Superintendent	0.25	0.25	0.25	0.25
Public Utilities Manager	0.50	0.50	0.50	0.50
City Engineer	0.25	0.25	0.25	0.25
Engineering Manager	0.05	0.05	0.05	0.05
GIS Manager	0.25	0.25	0.25	0.25
GIS Specialist I	0.25	0.25	0.25	0.25
Engineering Inspector I	0.20	0.20	0.20	0.20
Wastewater Crew Lead	0.90	0.90	0.90	0.90
Water Operator I/II/III	0.50	0.50	0.90	0.90
Utility Technician I/II	0.00	0.00	0.00	0.00
Wastewater Operator I/II	2.70	2.70	2.70	2.70
City Treasurer	0.15	0.15	0.15	0.15
Finance Clerk	0.15	0.15	0.15	0.15
Water Utility Construction Crew Lead	0.00	0.00	0.50	0.50
TOTAL SEWER FUND	6.35	6.35	7.25	7.25

Public Works—Storm Water



DIVISION DESCRIPTION

The Storm Water division is responsible for the maintenance, cleaning, and inspection of all storm water infrastructure within the City. The goal is to ensure the storm water system is working properly during storm events to mitigate flooding and any subsequent damage. This includes street sweeping, which prevents debris from entering the storm drain system, thus hindering it from functioning. The Storm Water Division, in conjunction with the Engineering Division, is also responsible for maintaining compliance with Federal and State storm water permits. Some of the activities to maintain compliance include: Public education and outreach programs, investigating and eliminating illegal discharges into the storm drain system, monitoring and enforcing runoff and erosion control processes concerning construction activities, and minimizing adverse impacts on storm water quality after construction.

At a Glance:

Total Budget: \$2,324,490 | Full-Time Equivalent Employees: 8.45

Public Works—Storm Water

BUDGET

Storm Water Utility Fund

	Actual FY2022	Actual FY2023	Amended FY2024	Tentative FY2025	Difference	Percent Change
Revenues:						
Storm Water User Charges ¹	2,050,754	2,074,434	2,091,065	2,175,144	84,079	4.0%
User Fees-City Owned Properties	15,700	15,337	15,346	15,346	-	0.0%
Service fees/late charges ²	12,031	9,920	9,000	10,000	1,000	11.1%
Utility Billing Write-Offs	-	-	-	-	-	0.0%
Building Lease Revenue (Interfund)	84,000	84,000	84,000	84,000	-	0.0%
Sundry Revenue	-	-	-	-	-	0.0%
Interest Revenue ²	(2,968)	44,636	30,000	40,000	10,000	33.3%
Interest Revenue-Bond Proceeds	-	-	-	-	-	0.0%
TOTAL REVENUES	\$ 2,159,517	\$ 2,228,327	\$ 2,229,411	\$ 2,324,490	\$ 95,079	4.3%
Expenditures:						
Personnel						
Salaries ³	535,530	591,636	624,603	662,536	37,933	6.1%
Overtime ⁴	9,326	12,114	17,000	15,000	(2,000)	-11.8%
Benefits ⁵	310,076	333,506	360,777	359,642	(1,135)	-0.3%
Pension Expense	(91,391)	(47,800)	-	-	-	0.0%
Uniform Allowance ⁴	2,527	3,285	3,400	4,050	650	19.1%
Total Personnel	766,068	892,741	1,005,780	1,041,229	35,449	3.5%
Operating						
Subscriptions and Memberships	-	374	1,700	1,700	-	0.0%
Education and Travel ⁴	3,870	3,563	6,000	7,000	1,000	16.7%
Postage ⁴	11,766	13,596	18,540	17,540	(1,000)	-5.4%
Bank charges ⁴	14,176	16,492	13,225	15,225	2,000	15.1%
Maintenance, Repairs, and Supplies	33,293	24,828	35,600	35,600	-	0.0%
Medical and Safety Supplies	984	1,987	1,600	1,600	-	0.0%
Information Technology Equipment (Interfund) ⁶	10,670	7,704	7,974	14,653	6,679	83.8%
Vehicle Operating Costs (Interfund) ⁴	121,707	134,960	150,912	163,927	13,015	8.6%
Electricity ⁴	2,370	2,403	2,700	2,700	-	0.0%
Communications and Telephone ⁴	3,156	3,174	5,700	3,700	(2,000)	-35.1%
Professional Services ⁴	-	600	104,900	70,500	(34,400)	-32.8%
Administrative Charge (Interfund) ⁴	407,473	390,999	408,912	408,381	(531)	-0.1%
UPDES	17,890	7,416	33,600	33,600	-	0.0%
Bad Debt Expense	659	(290)	100	100	-	0.0%
Miscellaneous Services	250	-	500	500	-	0.0%
Total Operating	628,264	607,806	791,963	776,726	(15,237)	-1.9%
Capital Projects						
Fleet Vehicle Replacement (Interfund) ⁷	125,782	154,875	234,384	93,282	(141,102)	-60.2%
Depreciation	212,623	212,623	-	-	-	0.0%
Total Capital Projects	338,405	367,498	234,384	93,282	(141,102)	-60.2%
Debt Service						
Debt Service - Principal ⁸	32,420	-	348,500	386,000	37,500	10.8%
Debt Service - Interest ⁸	41,566	36,413	33,885	27,254	(6,631)	-19.6%
Total Debt Service	73,986	36,413	382,385	413,254	30,869	8.1%
TOTAL EXPENDITURES	\$ 1,806,723	\$ 1,904,458	\$ 2,414,512	\$ 2,324,490	\$ (90,022)	-3.7%
FUND BALANCE - CONTRIBUTION TO (USE OF)	352,794	323,869	(185,101)	(0)	185,101	

Public Works—Storm Water

BUDGET CONTINUED

- 1 Proposed Rate Increase - From \$9 to \$9.36 monthly
- 2 Increased to reflect actuals
- 3 FY2025 Market, COLA, & Merit Salary Adjustments
- 4 Changes in operating costs
- 5 Reflects actual benefit selections
- 6 Distributing City-wide software to departments
- 7 Scheduled capital replacements
- 8 Scheduled long-term debt payments

STAFFING

Position	FY2022	FY2023	FY2024	Tentative FY2025
Public Works Director	0.20	0.20	0.20	0.20
Deputy Director	0.05	0.05	0.05	0.05
Operations Superintendent	0.25	0.25	0.25	0.25
Streets and Storm Water Manager	0.50	0.50	0.50	0.50
City Engineer	0.25	0.25	0.25	0.25
Engineering Manager	0.35	0.35	0.35	0.35
GIS Manager	0.15	0.15	0.15	0.15
GIS Specialist I	0.15	0.15	0.15	0.15
Engineering Inspector I	0.40	0.40	0.40	0.40
Storm Water Crew Lead	1.00	1.00	1.00	1.00
Storm Water Operator I/II	2.00	2.00	3.00	3.00
Equipment Operator I/II	1.00	1.00	0.00	0.00
Storm Water Coordinator	1.00	1.00	1.00	1.00
Storm Water Inspector	1.00	1.00	1.00	1.00
City Treasurer	0.10	0.10	0.10	0.10
Finance Clerk	0.05	0.05	0.05	0.05
TOTAL STORM WATER FUND	8.45	8.45	8.45	8.45

Public Works—Sanitation

DIVISION DESCRIPTION

The Sanitation Division oversees all of the City's solid waste programs including curbside garbage and recycle pick-up, the bulky waste and glass recycling programs and manages the contract between the City and its contracted hauler.

BUDGET

Sanitation Utility Fund						
	Actual FY2022	Actual FY2023	Amended FY2024	Tentative FY2025	Difference	Percent Change
Revenues:						
Charges for Services-First Can and Recycle ¹	1,075,656	1,112,511	1,238,708	1,289,318	50,610	4.1%
Pickup Fee-Second Can ¹	199,943	215,170	230,631	255,996	25,365	11.0%
Utility Billing Write-Offs	-	-	-	-	-	0.0%
Sanitation Dumpster Fees	23,658	17,009	26,166	21,000	(5,166)	-19.7%
Service Charges and Late Fees	10,280	9,310	11,000	11,000	-	0.0%
Interest Revenue ²	(833)	2,962	2,500	3,000	500	20.0%
Investment Gain/(Loss)	181,786	185,021	-	-	-	0.0%
Contrib from General Fund	-	8,100	-	-	-	0.0%
TOTAL REVENUES	\$ 1,490,490	\$ 1,550,083	\$ 1,509,005	\$ 1,580,314	\$ 71,309	4.7%
Expenditures:						
Personnel						
Salaries ³	12,139	14,673	13,735	16,637	2,902	21.1%
Benefits ⁴	6,395	7,009	6,131	6,968	837	13.7%
Pension Expense	(2,244)	(2,725)	-	-	-	0.0%
Total Personnel	16,290	18,957	19,866	23,606	3,740	18.8%
Operating						
Postage	8,074	10,734	11,300	11,300	-	0.0%
Bank charges ⁵	9,124	10,469	8,512	11,000	2,488	29.2%
Communications and Telephone	32	42	40	40	-	0.0%
Administrative Charges ⁵	80,465	82,879	103,959	109,397	5,438	5.2%
Landfill Fees ⁶	214,661	223,584	264,000	320,000	56,000	21.2%
Waste Disposal Fees ⁶	563,868	626,928	720,700	746,700	26,000	3.6%
Bulky Waste Disposal Fees ⁶	77,071	55,058	70,659	73,259	2,600	3.7%
Recycling Disposal Fees ⁶	236,967	269,061	284,562	294,812	10,250	3.6%
Recycling Tipping Fees ⁶	1,594	10,815	22,000	24,500	2,500	11.4%
Bad Debt Expense	863	4,330	200	200	-	0.0%
Misc. Services	15	-	500	500	-	0.0%
Total Operating	1,192,734	1,293,900	1,486,432	1,591,708	105,276	7.1%
TOTAL EXPENDITURES	\$ 1,209,024	\$ 1,312,857	\$ 1,506,298	\$ 1,615,314	\$ 109,016	7.2%
FUND BALANCE - CONTRIBUTION TO (USE OF)	281,466	237,226	2,707	(35,000)	(37,707)	

At a Glance:

Total Budget: \$1,615,314 | Full-Time Equivalent Employees: 0.15

Public Works—Sanitation

BUDGET CONTINUED

- 1 Proposed Rate Increase - From \$12.11 to \$12.59 for Garbage and \$4.14 to \$4.31 for Recycling
- 2 Increased to reflect actuals
- 3 FY2025 Market, COLA, & Merit Salary Adjustments
- 4 FY2025 Increase in benefit cost
- 5 Changes in operating costs
- 6 Contractual increases and one-time amount of \$35,000 in Landfill Fees for landfill change

STAFFING

Position	FY2022	FY2023	FY2024	Tentative FY2025
Public Works Director	0.05	0.05	0.05	0.05
City Treasurer	0.05	0.05	0.05	0.05
Finance Clerk	0.05	0.05	0.05	0.05
TOTAL SANITATION FUND	0.15	0.15	0.15	0.15

Public Works—Street Lighting

DIVISION DESCRIPTION

The Streetlight Division oversees the maintenance, repairs and installation/removal of streetlights throughout the City. This work is contracted through Salt Lake County and coordinated by the Streets Division Manager and Lead.

BUDGET

Street Lighting Utility Fund						
	Actual FY2022	Actual FY2023	Amended FY2024	Tentative FY2025	Difference	Percent Change
Revenues:						
Street Lighting User Charges	400,868	401,104	413,875	413,875	-	0.0%
User Fees - City Owned Properties	4,023	4,718	3,888	3,888	-	0.0%
Utility Billing Write-Offs	-	-	-	-	-	0.0%
Service Charges and Late Fees	2,939	2,305	2,500	2,500	-	0.0%
Interest Revenue	(597)	5,338	3,678	4,000	322	8.8%
Proceeds from Insurance	-	-	-	-	-	0.0%
TOTAL REVENUES	\$ 407,233	\$ 413,465	\$ 423,941	\$ 424,263	\$ 322	0.1%
Expenditures:						
Personnel						
Salaries ¹	9,472	11,301	10,278	11,015	737	7.2%
Overtime	-	-	-	-	-	0.0%
Benefits ²	5,660	5,768	4,915	5,082	167	3.4%
Pension Expense	(1,694)	(642)	-	-	-	0.0%
Total Personnel	13,438	16,427	15,193	16,097	904	6.0%
Operating						
Postage	2,154	14,312	13,900	13,900	-	0.0%
Bank Charges ³	2,808	3,228	2,619	3,400	781	29.8%
Equipment, Supplies, and Maintenance	31,758	53,467	81,200	81,200	-	0.0%
Electricity ³	28,677	31,840	43,700	40,000	(3,700)	-8.5%
Communications/Telephone	32	42	40	40	-	0.0%
Administrative Charge (Interfund) ³	31,092	33,702	33,196	31,960	(1,236)	-3.7%
Bad Debt Expense	213	2,132	1,000	1,000	-	0.0%
Total Operating	96,734	138,723	175,655	171,500	(4,155)	-2.4%
Debt Service						
Lease Payment to MBA (Interfund) ⁴	211,000	211,000	211,000	-	(211,000)	-100.0%
TOTAL EXPENDITURES	\$ 321,172	\$ 366,150	\$ 401,848	\$ 187,597	\$ (214,251)	-53.3%
FUND BALANCE - CONTRIBUTION TO (USE OF)	86,061	47,315	22,093	236,666	214,573	

At a Glance:

Total Budget: \$187,597 | Full-Time Equivalent Employees: 0.15

Public Works—Street Lighting

BUDGET CONTINUED

- 1 FY2025 Market, COLA, & Merit Salary Adjustments
- 2 FY2025 Increase in benefit cost
- 3 Changes in operating costs
- 4 Bond matured in FY24

STAFFING

Position	Tentative			
	FY2022	FY2023	FY2024	FY2025
Streets and Storm Water Manager	0.05	0.05	0.05	0.05
City Treasurer	0.05	0.05	0.05	0.05
Finance Clerk	0.05	0.05	0.05	0.05
TOTAL STREET LIGHTING FUND	0.15	0.15	0.15	0.15

Telecommunications

FUND DESCRIPTION

The Telecommunications Fund was established to manage revenue and expenses from UTOPIA customers. UTOPIA (short for Utah Telecommunications Open Infrastructure Agency) was formed by 16 Utah cities as a way to provide critical telecommunications infrastructure to residents. UTOPIA builds and manages a fiber-to-the-premises network, offering today's fastest technology connected directly to residents' homes or offices without having to share bandwidth with others. The user fees collected by UTOPIA users are paid directly to UTOPIA to provide infrastructure for the system.

BUDGET

Telecommunications Fund						
	Actual FY2022	Actual FY2023	Amended FY2024	Tentative FY2025	Difference	Percent Change
Revenues:						
Interest revenue	(107)	4,152	7,500	10,000	2,500	33.3%
Miscellaneous	-	543,104	266,187	266,187	-	0.0%
User fees (CUE)	21,060	13,305	13,000	11,100	(1,900)	-14.6%
Service charges	198	(438)	100	100	-	0.0%
Transfer from General Fund	805,586	702,484	695,612	712,383	16,771	2.4%
TOTAL REVENUES	\$ 826,737	\$ 1,262,607	\$ 982,399	\$ 999,770	\$ 17,371	1.8%
Expenditures:						
Operating						
User Fee Payments to UTOPIA	21,837	14,436	12,570	10,545	(2,025)	-16.1%
Debt Service						
UTOPIA Pledge Payments (Debt Service)	913,892	950,813	969,829	989,225	19,396	2.0%
TOTAL EXPENDITURES	\$ 935,729	\$ 965,249	\$ 982,399	\$ 999,770	\$ 17,371	1.8%
FUND BALANCE - CONTRIBUTION TO (USE OF)	(108,992)	297,358	-	-	-	

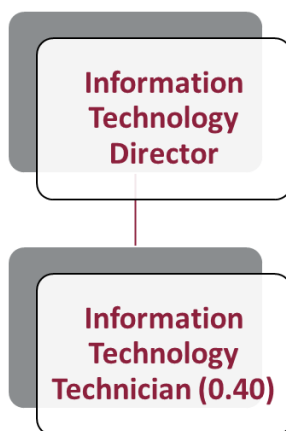
At a Glance:

Total Budget: \$999,770 | Full-Time Equivalent Employees: 0

Internal Service Funds



Internal Service Fund—Information Technology



FUND DESCRIPTION

The Information Technology Fund was established to provide maintenance for the City's information technology hardware, software, and infrastructure. The Information Technology fund collects an annual fee for this service. The Information Technology Fund also collects replacement funds for each department in anticipation of replacing computers at the end of their useful life (four years for desktop computers, three years for laptops).

At a Glance:

Total Budget: \$503,723 | Full-Time Equivalent Employees: 0.40

Internal Service Fund—Information Technology

BUDGET

Information Technology Internal Service Fund						
	Actual FY2022	Actual FY2023	Amended FY2024	Tentative FY2025	Difference	Percent Change
Revenues:						
General Fund contribution ¹	171,027	153,364	119,492	167,511	48,019	40.2%
Water contribution ¹	10,607	7,910	13,006	19,918	6,912	53.1%
Storm Water contribution ¹	10,670	7,704	7,974	14,653	6,679	83.8%
RDA contribution ¹	8,977	5,960	6,009	9,975	3,966	66.0%
Sewer contribution ¹	6,014	3,837	5,866	10,978	5,112	87.1%
Fleet contribution ¹	3,368	2,475	2,140	3,702	1,562	73.0%
Interest Earned	(657)	14,360	-	-	-	0.0%
Proceeds from sale of assets	372	2,788	3,500	3,600	100	2.9%
Transfer From Capital Projects Fund	100,000	-	-	-	-	0.0%
Transfer from other funds ²	-	200,000	-	32,000	32,000	0.0%
TOTAL REVENUES	\$ 310,378	\$ 398,398	\$ 157,987	\$ 262,337	\$ 104,350	66.0%
Expenditures:						
Personnel						
Salaries ³	19,028	23,306	25,175	26,062	887	3.5%
Overtime ⁴	148	21	1,000	-	(1,000)	-100.0%
Benefits ⁵	10,661	10,213	10,675	10,821	146	1.4%
Total Personnel	29,837	33,540	36,850	36,883	33	0.1%
Operating						
Communications and Telephone	155	167	161	161	-	0.0%
Capital Projects						
Hardware ⁶	43,112	32,294	70,600	72,200	1,600	2.3%
Software ¹	58,372	53,304	67,199	341,948	274,749	408.9%
City-Wide Software Initiative	-	-	-	-	-	-
Infrastructure	19,043	12,079	42,067	32,531	(9,536)	-22.7%
Internet ¹	-	-	-	20,000	20,000	0.0%
Depreciation Expense	13,412	25,868	-	-	-	0.0%
Total Capital Projects	133,939	123,545	179,866	466,679	286,813	159.5%
TOTAL EXPENDITURES	\$ 163,931	\$ 157,252	\$ 216,877	\$ 503,723	\$ 286,846	132.3%
FUND BALANCE - CONTRIBUTION TO (USE OF)	146,447	241,146	(58,890)	(241,386)	(182,496)	

1 Distributing City-wide software to departments - includes request for ESRI Enterprise and Proof Point Software

2 One -Time Funding for new copiers

3 FY2025 Market, COLA, & Merit Salary Adjustments

4 Change in operating costs

5 FY2025 Increase in benefit cost

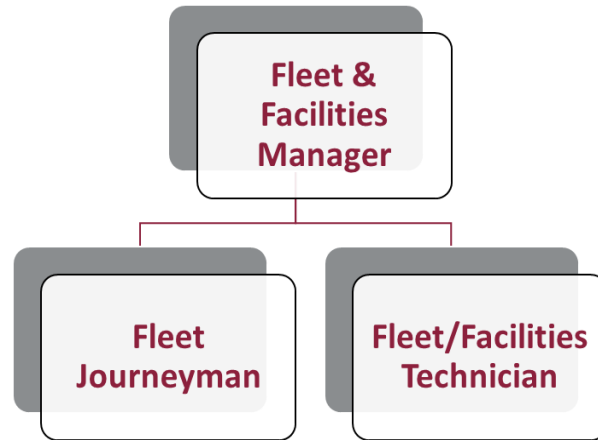
6 Regular computer replacement and request for new copiers

Internal Service Fund—Information Technology

STAFFING

Position	FY2022	FY2023	FY2024	Tentative FY2025
Information Technology Technician	0.40	0.40	0.40	0.40
TOTAL INFO TECHNOLOGY INTERNAL SERVICE FUND	0.40	0.40	0.40	0.40

Internal Service Fund—Fleet



FUND DESCRIPTION

The Fleet Division is responsible for providing safe and operable vehicles and equipment for use by all City Departments. This includes purchasing, maintenance and repairs, surplus and providing operator use and safety training. The division currently maintains 50 large and light duty vehicles and upwards of 45 small engine equipment.

At a Glance:

Total Budget: \$2,079,627 | Full-Time Equivalent Employees: 1.95

Internal Service Fund—Fleet

BUDGET

Fleet Internal Service Fund						
	Actual FY2022	Actual FY2023	Amended FY2024	Tentative FY2025	Difference	Percent Change
Revenues:						
General Fund Charges for Services - Operations ¹	195,237	216,500	242,088	262,967	20,879	8.6%
Water Utility Fund Charges for Services - Operations ¹	86,209	95,597	106,896	116,115	9,219	8.6%
Sewer Utility Fund Charges for Service - Operations ¹	88,745	98,408	110,040	119,530	9,490	8.6%
Storm Drain Utility Fund Charges for Service - Operations ¹	121,707	134,960	150,912	163,927	13,015	8.6%
General Fund Charges for Service - Capital ²	158,004	205,688	218,978	207,212	(11,766)	-5.4%
Water Utility Fund Charges for Services - Capital ²	74,758	105,495	202,141	225,732	23,591	11.7%
Sewer Utility Fund Charges for Services - Capital ²	59,510	60,796	142,517	118,429	(24,088)	-16.9%
Storm Drain Utility Fund Charges for Services - Capital ²	125,782	154,875	234,384	93,282	(141,102)	-60.2%
Proceeds From Insurance	560	6,700	-	-	-	0.0%
Interest Earnings	(5,449)	120,990	4,800	4,800	-	0.0%
Sales of Fixed Assets ²	71,820	7,010	362,522	599,583	237,061	65.4%
TOTAL REVENUES	\$ 976,883	\$ 1,207,019	\$ 1,775,278	\$ 1,911,578	\$ 136,300	7.7%
Expenditures:						
Personnel						
Salaries ³	98,166	107,483	137,795	152,975	15,180	11.0%
Overtime	976	1,392	1,800	1,800	-	0.0%
Benefits ⁴	51,724	49,867	72,262	62,174	(10,088)	-14.0%
Pension Expense	(16,640)	(8,473)	-	-	-	0.0%
Uniform Allowance ¹	1,274	1,254	1,200	1,850	650	54.2%
Total Personnel	135,500	151,523	213,057	218,799	5,742	2.7%
Operating						
Administrative Charge ¹	89,684	92,375	100,879	125,005	24,126	23.9%
Subscriptions and Memberships ¹	(4)	247	1,200	500	(700)	-58.3%
Tool Allowance ¹	962	1,019	1,000	1,500	500	50.0%
Travel	50	3,405	4,000	4,000	-	0.0%
Information Technology Equipment (Interfund) ⁵	3,368	2,475	2,140	3,702	1,562	73.0%
Communications and Telephone	620	733	3,100	3,100	-	0.0%
Education and Training	-	-	-	-	-	0.0%
Gasoline ¹	87,285	92,708	85,900	100,000	14,100	16.4%
Oil ¹	1,785	4,116	3,100	3,500	400	12.9%
Tires ¹	3,897	6,121	6,000	8,000	2,000	33.3%
Parts ¹	16,461	32,161	24,700	30,000	5,300	21.5%
Outside Repairs	11,523	6,948	15,000	15,000	-	0.0%
Shop Supplies	3,987	2,151	4,100	4,100	-	0.0%
Safety Equipment	-	-	600	600	-	0.0%
Insurance	121,068	142,638	150,000	150,000	-	0.0%
Total Operating	340,686	387,097	401,719	449,007	47,288	11.8%
Capital Projects						
Depreciation Expense	382,612	387,590	-	-	-	0.0%
Vehicle Purchases ²	-	-	1,406,952	1,411,822	4,870	0.3%
Total Capital Projects	382,612	387,590	1,406,952	1,411,822	4,870	0.3%
TOTAL EXPENDITURES	\$ 858,798	\$ 926,210	\$ 2,021,728	\$ 2,079,627	\$ 57,899	2.9%
FUND BALANCE - CONTRIBUTION TO (USE OF)	118,085	280,809	(246,450)	(168,050)	78,400	

Internal Service Fund—Fleet

BUDGET CONTINUED

- 1 Changes in operating costs
- 2 Scheduled vehicle replacement
- 3 FY2025 Market, COLA, & Merit Salary Adjustments
- 4 New employee actual benefit cost
- 5 Distributing City-wide software to departments

STAFFING

Position	FY2022	FY2023	FY2024	Tentative FY2025
Public Works Director	0.05	0.05	0.05	0.05
Operations Superintendent	0.10	0.10	0.10	0.10
Fleet/Facilities Manager	0.50	0.50	0.50	0.50
Apprentice Mechanic	0.80	0.80	0.80	0.80
Fleet/ Facilities Journeyman	0.00	0.00	0.00	0.50
TOTAL FLEET FUND	1.45	1.45	1.45	1.95

Midvale City
7505 S Holden St
Midvale, UT 84047-7180
(801) 567-7200
www.midvalecity.org



CITY COUNCIL MEETING *Minutes*

Tuesday April 16, 2024
Council Chambers
7505 South Holden Street
Midvale, Utah 84047

MAYOR: Mayor Marcus Stevenson

COUNCIL MEMBERS: Council Member Paul Glover
Council Member Bonnie Billings
Council Member Dustin Gettel
Council Member Bryant Brown
Council Member Heidi Robinson

STAFF: Matt Dahl, City Manager; Rori Andreason, HR Director/City Recorder; Garrett Wilcox, City Attorney; Glen Kennedy, Public Works Director; Nate Rockwood, Assistant City Manager; Mariah Hill, Administrative Services Director; Adam Olsen, Community Development Director; Laura Magness, Communications Director; Wendelin Knobloch, Planning Director; Cody Hill; Economic Development Manager; Elizabeth Arnold, Senior Planner; Erinn Summers, Project and Policy Manager; Chief Randy Thomas, UPD; Chief Brad Larson, UFA; and Matt Pierce, IT Director.

6:00 PM – WORKSHOP

- Discuss Proposed FY2025 Budget

Nate Rockwood discussed property taxes and the financial analysis of the City.

- Drone Demonstration – **[Chief Randy Thomas, Unified Police Department]**
Chief Thomas introduced officers who demonstrated a few different styles of drones and discussed their capabilities.

7:00 PM – REGULAR MEETING

Mayor Marcus Stevenson called the business meeting to order at 7:03 p.m.

I. GENERAL BUSINESS

A. WELCOME AND PLEDGE OF ALLEGIANCE

B. **ROLL CALL** - Council Members Heidi Robinson, Dustin Gettel, Bryant Brown, Bonnie Billings, and Paul Glover were present at roll call.

C. UNIFIED POLICE DEPARTMENT REPORT

Chief Randy Thomas gave a stat report for March. He reported that citations were down because the Selective Traffic Enforcement shifts were cut in half due to budget concerns.

He said that starting tomorrow the department is planning to work on some encampment mitigation efforts, cleaning up garbage along the rail lines. This was scheduled as close to the bulk pickup as possible because after bulk pickup they tend to see some of the garbage repurposed in the encampments.

He thanked Council Member Bonnie Billings for holding the recent town hall meeting. It was one of the highest attended town hall meetings he has seen during his time as Chief.

Chief Thomas announced that this week is National Public Safety Telecommunicators week. The fire and police dispatchers are never thanked enough so the department put together a gift basket that will be delivered to VECC in appreciation of the hard work they do.

He invited Dottie with UDOT to join him at the podium so he could present her with a certificate of appreciation for her efforts in helping solve the lighting and safety issues under the overpasses.

D. MIDVALE CITY PROCLAMATION IN SUPPORT OF THE COMMUNITY RENEWABLE ENERGY PROGRAM

Mayor Stevenson said this is Midvale City's first time being involved with The Next Gen Group. Beginning in October the students were asked what they would be interested in learning more about, they chose environmental air quality issues as something they would like to see Midvale City support.

Mayor Stevenson invited the young people in The Next Gen Group up to the microphone to present the proclamation they created. They each read a portion of the proclamation in support of the community renewable energy program. The Mayor and Council signed the proclamation.

E. RECOGNITION OF THE NEXT GEN GROUP

Mayor Marcus Stevenson and the Council recognized each member of the Next Gen Group and presented each of them with a certificate and Midvale branded mug.

F. LEGISLATIVE UPDATE

Dave and Ashley Spatafore discussed the 2024 Legislative Session and bills that could impact Midvale City. Dave thanked the Council for allowing them to work with Midvale City.

II. PUBLIC COMMENTS

Amanda Rabideau, District 5, said she was disappointed that Midvale City was not moving forward with the cease fire resolution. She expressed appreciation to Mayor Stevenson and Matt Dahl for listening to the concerns of those that support a cease fire resolution. She understands their concerns but wants to share some stories of how

Palestinian Americans across the country are being treated. She expressed those horrible things will continue to occur until people in positions of power speak out against the genocide.

III. MAYOR REPORT

Mayor Marcus Stevenson updated the Council on the progress of the Interlocal Cooperation Agreement with the Unified Police Department. He reported that all entities have signed the Interlocal Cooperation Agreement. The tentative budget for the Unified Fire Authority was distributed this morning, which has not been approved yet. The proposed fee increase is 5.5% across the board.

IV. COUNCIL REPORTS

A. **Council Member Bonnie Billings** – reported that the town hall meeting held last week went very well. She was excited to see so many residents come out to discuss issues that are important to them, and she hopes to continue those kinds of conversations. She thanked Chief Thomas, Midvale staff, and Mayor Stevenson for attending.

B. **Council Member Paul Glover** – Nothing to report.

C. **Council Member Heidi Robinson** – Nothing to report

D. **Council Member Bryant Brown** – thanked the Unified Fire Authority for inviting him to attend fire school, he had a great time. He said he asked the fire fighters if something could be improved what would it be, and the answer was retirement. He said the problem is not just with Unified Fire Authority, it's a statewide issue; other states offer better retirement options than Utah. He also reported that a storage unit off Holden Street has had a broken window since about 2019. It's an eyesore and he is wondering if there is something that can be done about it.

E. **Council Member Dustin Gettel** – wanted to point out that some of the issues from the last Planning and Zoning meeting will be coming before the Council. He gave a shout-out to Wendelin Knobloch and the Planning and Zoning Commissioners for handling some of the contentious, uncomfortable moments in the meeting professionally. He noted that Candice Erickson was elected Chair and Robyn Anderson was elected Vice Chair. The two women will oversee planning and zoning for this next year. He said he was asked by residents if he had new information on connecting the Jordan River and Bingham Junction Park trails.

Matt Dahl explained that the bridge budget has increased, and the City would likely have to fully fund that project. It is a complicated conversation, and it needs to be added to the transportation plan to be able to afford the project.

V. CITY MANAGER REPORT

A. Matt Dahl, City Manager asked Nate Rockwood to discuss the city hall plaza.

Nate Rockwood said the construction company will begin by putting in construction fencing on Friday or Monday. It's a big project. He discussed the project process, staging, and parking. The construction company is being very cautious not to block or prohibit the access to services at city hall or at the senior center, including parking. The project will be completed in phases. There will be weekly updates on the status of the project.

Council Member Dustin Gettel expressed concern about this construction project on top of the current construction around city hall impacting pedestrian safety and traffic.

Nate Rockwood said they are looking at all the construction schedules to make sure sidewalks are open.

VI. PUBLIC HEARINGS

A. CONSIDER A MIDVALE CITY INITIATED TEXT AMENDMENT REQUEST TO AMEND SECTIONS 17-7-1.2 AND 17-7-1.10 OF THE SINGLE FAMILY RESIDENTIAL-1 (SF-1) AND CREATE SECTION 17-7-1.2.1 OF THE MIDVALE CITY MUNICIPAL CODE. THIS AMENDMENT PROPOSES TO STREAMLINE THE REVIEW OF MANY USES IN THE SF-1 ZONE AND REORDERS PORTIONS OF THE TEXT TO MAKE IT EASIER TO FIND THE CORRECT INFORMATION.

Elizabeth Arnold said Midvale City requests an amendment to the above-listed chapter of the Midvale City Municipal Code. The amendments requested are to the Use Table and the Conditional Use Standards of Review sections. Additionally, it creates a section titled Specific Review Criteria for Certain Allowed Uses.

Conditional Uses are required to be approved by the Planning Commission if the applicant has demonstrated that the detrimental effects of the proposed use have been mitigated with the standards that are set forth in the zoning ordinance. Because the standards set forth are objective, staff feel that it would be better if certain uses were no longer conditional uses and instead were allowed uses within the zone provided that the use still meets the same criteria. As such, it is proposed that a new section be created that allows for this and some of the conditional uses are moved to this section. None of the criteria for the uses will change.

Public notice has been sent to affected entities as required in 17-3-9.B of the Municipal Code. No comments have been received as of the writing of this report.

-AMENDMENTS TO THE ZONING CODE OR MAP-

Midvale City Code 17-3-1 outlines the criteria necessary for amendments to the zoning code or map (Staff responses in **bold**):

17-3-1. E Amendments to the Zoning Code or Map.

1. Proposed rezoning is necessary either to comply with the general plan proposed land use map or to provide land for a community need that was not anticipated at the time of adoption of the general plan;

Response: The request is not for a rezone; rather, an amendment that moves some uses from conditional uses to allowed uses with specific review criteria.

2. Existing zoning was either the result of a clerical error or a mistake of fact, or that it failed to take into account the constraints on development created by the natural characteristics of the land, including but not limited to, steep slopes, flood plain, unstable soils, and inadequate drainage; or,

Response: This criterion is not applicable.

3. Land or its surrounding environs has changed or is changing to such a degree that it is in the public interest to encourage redevelopment of the area or to recognize the changed character of the area;

Response: This criterion is not applicable.

Council Member Dustin Gettel asked for an explanation of what the allowed private kennel use would allow.

Elizabeth Arnold said that a private kennel allows for 3 to 6 dogs for personal ownership only, there are no for-profit uses allowed.

The Council discussed concerns with private kennels and their desire for those to be closely monitored.

MOTION: Council Member Paul Glover MOVED to open the public comment portion of the public hearing. The motion was SECONDED by Council Member Heidi Robinson. Mayor Stevenson called for discussion on the motion. There being none, he called for a vote. The motion passed unanimously.

There were no public comments.

MOTION: Council Member Dustin Gettel MOVED to close the public hearing. The motion was SECONDED by Council Member Heidi Robinson. Mayor Stevenson called for discussion on the motion. There being none, he called for a vote. The motion passed unanimously.

ACTION: Approve Ordinance No. 2024-O-06 Amending Sections 17-7- 1.2 and 17-7-1.10 of the Single Family Residential-1 (SF-1) and Create Section 17-7-1.2.1 of the Midvale Municipal Code.

MOTION: Council Member Dustin Gettel MOVED to Approve Ordinance No. 2024-O-06 as provided in the attachments with the findings noted in the staff report. The motion was SECONDED by Council Member Heidi Robinson. Mayor Stevenson called for discussion on the motion.

There being none, he called for a roll call vote. The voting was as follows:

Council Member Bonnie Billings	Aye
Council Member Paul Glover	Aye
Council Member Heidi Robinson	Aye
Council Member Bryant Brown	Aye
Council Member Dustin Gettel	Aye

The motion passed unanimously.

B. CONSIDER A MIDVALE CITY INITIATED TEXT AMENDMENT REQUEST TO AMEND SECTIONS 17-7-2.10 OF THE SINGLE FAMILY RESIDENTIAL-2 (SF-2) AND VREATE SECTION 17-7-2.2.1 OF THE MIDVALE CITY MUNICIPAL CODE. THIS AMENDMENT PROPOSES TO STREAMLINE THE REVIEW OF MANY USES IN THE SF-2 ZONE AND REORDERS PORTIONS OF TE TEXT TO MAKE IT EASIER TO FIND THE CORRECT INFORMATION.

Elizabeth Arnold said Midvale City requests an amendment to the above-listed chapter of the Midvale City Municipal Code. The amendments requested are to the Use Table and the Conditional Use Standards of Review sections. Additionally, it creates a section titled Specific Review Criteria for Certain Allowed Uses.

Conditional Uses are required to be approved by the Planning Commission if the applicant has demonstrated that the detrimental effects of the proposed use have been mitigated with the standards that are set forth in the zoning ordinance. Because the standards set forth are objective, staff feel that it would be better if certain uses were no longer conditional uses and instead were allowed uses within the zone provided that the use still meets the same criteria. As such, it is proposed that a new section be created that allows for this and some of the conditional uses are moved to this section. None of the criteria for the uses will change.

Public notice has been sent to affected entities as required in 17-3-9.B of the Municipal Code. No comments have been received as of the writing of this report.

-AMENDMENTS TO THE ZONING CODE OR MAP-

Midvale City Code 17-3-1 outlines the criteria necessary for amendments to the zoning code or map (Staff responses in **bold**):

17-3-1.E Amendments to the Zoning Code or Map.

1. Proposed rezoning is necessary either to comply with the general plan proposed land use map or to provide land for a community need that was not anticipated at the time of adoption of the general plan;

Response: The request is not for a rezone; rather, an amendment that moves some uses from conditional uses to allowed uses with specific review criteria.

2. Existing zoning was either the result of a clerical error or a mistake of fact, or that it failed to take into account the constraints on development created by the natural characteristics of the land, including but not limited to, steep slopes, flood plain, unstable soils, and inadequate drainage; or,

Response: This criterion is not applicable.

3. Land or its surrounding environs has changed or is changing to such a degree that it is in the public interest to encourage redevelopment of the area or to recognize the changed character of the area;

Response: This criterion is not applicable.

MOTION: Council Member Dustin Gettel MOVED to open the public comment portion of the public hearing. The motion was SECONDED by Council Member Bryant Brown. Mayor Stevenson called for discussion on the motion. There being none, he called for a vote. The motion passed unanimously.

There were no public comments.

MOTION: Council Member Dustin Gettel MOVED to close the public hearing. The motion was SECONDED by Council Member Heidi Robinson. Mayor Stevenson called for discussion on the motion. There being none, he called for a vote. The motion passed unanimously.

ACTION: Approve Ordinance No. 2024-O-07 Amending Sections 17-7- 2.2 and 17-7-2.10 of the Single Family Residential-2 (SF-2) and Create Section 17-7-2.2.1 of the Midvale City Municipal Code.

MOTION: Council Member Dustin Gettel MOVED to Approve Ordinance No. 2024-O-07 Amending Sections 17-7-2.2 and 17-7-2.10 of the Single Family Residential-2 (SF-2) and Create Section 17-7-2.2.1 of the Midvale City Municipal Code. The motion was SECONDED by Council Member Heidi Robinson. Mayor Stevenson called for discussion on the motion. There being none, he called for a roll call vote. The voting was as follows:

Council Member Bonnie Billings	Aye
Council Member Paul Glover	Aye
Council Member Heidi Robinson	Aye
Council Member Bryant Brown	Aye
Council Member Dustin Gettel	Aye

The motion passed unanimously.

C. CONSIDER AMENDING TITLES 17-2-3 AND 17-2-16 OF THE MIDVALE MUNICIPAL CODE RELATED TO DEFINITIONS OF COMMERCIAL PARKING LOTS, PARKING LOTS, PARKING STRUCTURES, AND PRIVATE PARKING LOTS.

Adam Olsen said staff proposes amending definitions applying to several types of parking lots in the City. The proposed changes affect parking lot definitions in 17-2-3 and 17-2-16 of the Midvale Municipal Code; specifically, Commercial Parking Lots, Parking Lots, Parking Structures, and Private Parking Lots. The changes include the addition of the following language in each definition: “a vehicle may not be parked in a (commercial parking lot, parking lot, parking structure, private parking lot) for more than a total of 24 hours if the vehicle is inoperable, disassembled, dismantled, or in a state of disrepair”.

The proposed language will enhance the City’s ability to regulate and maintain parking lots by limiting their use for parking of inoperable vehicles. The change is needed to address issues of safety, stormwater contamination, aesthetics and overall property values city-wide.

At their February 27th meeting, the City Council approved temporary land use regulations adopting the changes to the above stated parking lot definitions. The temporary land use regulations are in effect for 180 days or until the Council adopts official revisions to the Code, whichever occurs first. Upon approval of the temporary land use regulations, staff initiated public notice for the standard process of adopting revisions, beginning with Planning Commission. The Planning Commission discussed the proposal at their March 13th meeting and forwarded a recommendation of approval to the City Council. An ordinance adopting the amendments is now before City Council for consideration.

Council Member Dustin Gettel asked if this would apply to private parking in apartment and townhome communities?

Adam Olsen said that all parking lots would be covered.

MOTION: Council Member Paul Glover MOVED to open the public comment portion of the public hearing. The motion was **SECONDED** by Council Member Bonnie Billings. Mayor Stevenson called for discussion on the motion. There being none, he called for a vote. The motion passed unanimously.

There were no public comments.

MOTION: Council Member Paul Glover MOVED to close the public hearing. The motion was **SECONDED** by Council Member Dustin Gettel. Mayor Stevenson called for discussion on the motion. There being none, he called for a vote. The motion passed unanimously.

ACTION: Approve Ordinance No. 2024-O-08 Amending Titles 17-2-3 and 17-2-16 of the Midvale Municipal Code related to definitions of

Commercial Parking Lots, Parking Lots, Parking Structures, and Private Parking Lots and Create Titles 17-2-3 and 17-2-16 of the Midvale City Municipal Code.

MOTION: Council Member Heidi Robinson **MOVED** to Approve Ordinance No. 2024-O-08 Amending Titles 17-2-3 and 17-2-16 of the Midvale Municipal Code related to definitions of Commercial Parking Lots, Parking Lots, Parking Structures, and Private Parking Lots and Create Titles 17-2-3 and 17-2-16 of the Midvale City Municipal Code. The motion was **SECONDED** by Council Member Dustin Gettel. Mayor Stevenson called for discussion on the motion. There being none, he called for a roll call vote. The voting was as follows:

Council Member Bonnie Billings	Aye
Council Member Paul Glover	Aye
Council Member Heidi Robinson	Aye
Council Member Bryant Brown	Aye
Council Member Dustin Gettel	Aye

The motion passed unanimously.

II. CONSENT AGENDA

A. CONSIDER MINUTES OF March 26, 2024, and April 2, 2024

Change to the minutes: Edit last meeting alcohol ordinance. Council Member Bonnie Billings moved to approve with Council Member Heidi Robinson seconding the motion.

MOTION: Council Member Paul Glover **MOVED** to Approve the Consent Agenda with the changes. The motion was **SECONDED** by Council Member Dustin Gettel. Mayor Stevenson called for discussion on the motion. There being none, he called for a roll call vote. The voting was as follows:

Council Member Bonnie Billings	Aye
Council Member Paul Glover	Aye
Council Member Heidi Robinson	Aye
Council Member Bryant Brown	Aye
Council Member Dustin Gettel	Aye

The motion passed unanimously.

VIII. ACTION ITEMS

A. CONSIDER RESOLUTION NO. 2024-R-20 ESTABLISHING THE 2024 FIREWORK RESTRICTIONS IN MIDVALE

Erinn Summers and Chief Brad Larson discussed the Utah State Code (State Code), which limits the authority of cities to prohibit fireworks, requires that specific conditions and timelines be observed. Midvale City staff and the Unified Fire Authority (UFA) are of the opinion that State Code §15A-5-202.5 and §53-7-225 grant the Midvale City Council

the authority to restrict fireworks at this time, based on a finding that “existing conditions” merit the restriction of fireworks in designated areas.

The process for expanding firework restrictions is found in Subsections 202.5(b)(1) and 202.5(b)(2) of State Code §15A-5-202.5, requiring that the legislative body:

- Only restrict fireworks around defined hazardous areas, which include wild land urban interfaces, and mountainous, brush-covered, forest-covered, or dry grass-covered areas; and
- Designate the restricted area along readily identifiable features like major roadways, waterways, or geographic features; and
- Ensure that the boundary of the designated restricted area is as close as is practical to the defined hazardous area, provided that the closed area may include areas outside of the hazardous area to facilitate a readily identifiable line; and
- Identify the restricted area through a written description or map that is readily available to the public

Midvale City currently has firework restrictions along the Jordan River, over Salt Lake County Parks within Midvale, and covering most of the Jordan Bluffs neighborhood (i.e., Holden Street to the Jordan River, south of 7800 South). This designation was made several years ago based on historic conditions as provided in State Code.

Based on the restrictions in State Code and existing conditions, the UFA Fire Marshal identified hazardous areas in Midvale. Midvale City staff, based on the written recommendation of the UFA Fire Marshal, propose that we expand the areas where fireworks are prohibited as follows:

- Buffer around the Jordan River: Staff proposes that we adjust the current firework restrictions near the Jordan River to run along readily identifiable roadways. As illustrated in the attached map, the proposed boundary extends to Euro Drive, starting on Center Street, heading northbound. It then runs along Tuscany Road eastbound, until Bingham Junction Blvd. The proposed boundary follows along Bingham Junction Blvd northbound until turning west and running along Junction View Drive. The proposed boundary then runs north along Fl Smidth Drive, across 7200 S, where the Road turns into River Gate Drive, finally turning west, running along River Reserve Ct. The adjustments to the boundaries would create a buffer around the Jordan River, a historical hazardous area, while keeping the restriction as close as is practical to the defined hazardous area.
- City Parks: The proposed boundaries extend the firework restrictions to Adams Street Park (a linear park running along I-15, just North of Copperview Recreation Center), Fire Station 126 Park (located behind the station), Fire Station 125 Park (located just East of the station), Constitution Park (Midvale City Hall), Fort Union Park (located in the Shops at Fort Union

complex), and to Midvale City Park and Cemetery. Midvale City Staff and UFA find the existing conditions merit the restriction of fireworks in these parks.

The Midvale City Council must make its own determination of the areas where fireworks will be restricted and pass a resolution or ordinance enacting the restrictions per State Code. Any action by the City Council enacting restrictions would need to make a finding regarding the existing conditions and meet the requirements of 202.5(b).

Chief Brad Larson reviewed the current firework restrictions in Midvale as well as the proposed amendments to the restrictions for this current year.

Council Member Dustin Gettel said he would like to see an enforcement component added to the boundary restrictions.

Chief Brad Larson said the fire department is planning to educate the public about where they can and can't use fireworks.

MOTION: Council Member Heidi Robinson **MOVED** to Suspend the Rules and Approve Resolution No. 2024-R-20 Establishing the 2024 Firework Restrictions Map in Midvale. The motion was **SECONDED** by Council Member Bonnie Billings. Mayor Stevenson called for discussion on the motion. There being none, he called for a roll call vote. The voting was as follows:

Council Member Bonnie Billings	Aye
Council Member Paul Glover	Aye
Council Member Heidi Robinson	Aye
Council Member Bryant Brown	Aye
Council Member Dustin Gettel	Aye

The motion passed unanimously.

IX. DISCUSSION ITEM

A. Communications Update [Laura Magness, Communications Director]

Laura Magness said that the city website is the primary hub for information and updates. The city's redesigned website launched 6 months ago and is available in more than 5 languages. The website aligns with Midvale City's brand values. engagemidvale.com has been active with surveys and applications for activities. The city also maintains a social media presence on Facebook, X (Twitter), Instagram, Nextdoor, and YouTube. The city also uses digital billboards, Midvale Journal, printed materials, public meetings, community partnerships, and local media to reach our residents.

Laura Magness said she is introducing some new communication channels the city would like to begin using, which are text messaging, email newsletter, direct mail, and Neighbors by Ring.

She demonstrated how TextMyGov addresses the need for immediate communication. She said the email marketing through Constant Contact will launch with a newsletter on July 1, 2024.

Mayor Stevenson and Council Member Bonnie Billings expressed their excitement for these messaging processes, particularly the texting option.

Council Member Dustin Gettel asked about emergency messages sent after hours.

Laura Magness said the program would recognize emergency messages and direct the sender to an after-hours number.

Council Member Dustin Gettel said he would like to share the results of the citizens' survey with the residents. He said he too loves all the other social media platforms.

Laura Magness said she is in the process of planning a space to share the survey results.

MOTION: Council Member Paul Glover **MOVED** to recess to hold the RDA meeting. The motion was **SECONDED** by Council Member Dustin Gettel. Mayor Stevenson called for discussion on the motion. There being none, he called for a vote. The motion passed unanimously.

The Council recessed at 9:16 p.m. and reconvened at 9:29 p.m.

X. CLOSED SESSION TO DISCUSS THE PURCHASE, EXCHANGE, OR LEASE OF REAL PROPERTY

MAYOR: Mayor Marcus Stevenson

COUNCIL MEMBERS: Council Member Paul Glover
Council Member Bonnie Billings
Council Member Dustin Gettel
Council Member Bryant Brown
Council Member Heidi Robinson

STAFF: Matt Dahl, City Manager; Rori Andreason, HR Director/City Recorder; Garrett Wilcox, City Attorney;

MOTION: Council Member Bryant Brown **MOVED** to go into a closed session to discuss the purchase, exchange, or lease of real property. The motion was **SECONDED** by Council Member Dustin Gettel. Mayor Stevenson called for discussion on the motion. There being none, he called for a roll call vote. The voting was as follows:

Council Member Bonnie Billings	Aye
Council Member Paul Glover	Aye
Council Member Heidi Robinson	Aye

Council Member Bryant Brown Aye
Council Member Dustin Gettel Aye
The motion passed unanimously.

MOTION: Council Member Paul Glover MOVED to reconvene into open session. The motion was SECONDED by Council Member Dustin Gettel. Mayor Stevenson called for discussion on the motion. There being none, he called for a vote. The motion passed unanimously.

The Council reconvened into open session at 9:51 p.m.

XI. ADJOURN

MOTION: Council Member Paul Glover MOVED to adjourn the meeting. The motion was SECONDED by Council Member Dustin Gettel. Mayor Stevenson called for discussion on the motion. There being none, he called for a vote. The motion passed unanimously.

The meeting adjourned at 9:51 p.m.

Rori L. Andreason, MMC
H.R. DIRECTOR/CITY RECORDER

Approved this 7th day of May 2024



MIDVALE CITY COUNCIL SUMMARY REPORT

May 7, 2024

SUBJECT: Consider Resolution 2024-R-22 authorizing the Mayor to sign a Letter of Concurrence with Wasatch Front Regional Council (WFRC) for a Parks and Open Space Master Plan.

SUBMITTED BY: Adam Olsen, Community Development Director

BACKGROUND:

Midvale City was awarded financial assistance through a Transportation and Land Use Connection (TLC) grant for a Parks and Open Space Master Plan. The Parks and Open Space Master Plan will be the first of its kind for Midvale, providing a comprehensive analysis and recommendations for the City's existing and future parks and open space network, including preparation of an Impact Fee Facilities Plan (IFFP), a required step in the preparation and implementation of a Parks and Open Space Impact Fee Analysis for the collection of development impact fees for improvement and expansion of the City's open space areas.

The scope of the project includes, among other things, an analysis of existing conditions, future needs analysis, an implementation plan, and an Impact Fee Facilities Plan (IFFP). Opportunity for public input and project updates to Planning Commission and City Council are included in the scope.

The City's required match is \$40,000. This amount was included in the FY 24 budget and carried over to the FY 25 budget, in anticipation of the plan.

The plan and associated IFFP will ultimately be approved by the City Council.

RECOMMENDED MOTION:

I move that we approve Resolution No. 2024-R-22 authorizing the Mayor to sign the Letter of Concurrence with Wasatch Front Regional Council (WFRC) for the Parks and Open Space Master Plan.

ATTACHMENTS:

- Resolution No. 2024-R-22
- Letter of Concurrence

**MIDVALE CITY, UTAH
RESOLUTION NO. 2024-R-22**

**A RESOLUTION AUTHORIZING THE MAYOR TO SIGN A LETTER OF
CONCURRENCE WITH WASATCH FRONT REGIONAL COUNCIL (WFRC) FOR A
PARKS AND OPEN SPACE MASTER PLAN**

WHEREAS, Midvale City (City) was awarded a Transportation and Land Use Grant from the Wasatch Front Regional Council (WFRC) to develop a city-wide Parks and Open Space Master Plan.

WHEREAS, the City will partner with WFRC to conduct said city-wide Parks and Open Space Master Plan; and,

WHEREAS, the outcome and findings of the Parks and Open Space Master Plan will include preparation of an Impact Fee Facilities Plan (IFFP); and,

WHEREAS, WFRC has prepared a Transportation and Land Use Connection Letter of Concurrence for signature by the Midvale City Mayor.

NOW THEREFORE BE IT RESOLVED, by the City Council of Midvale City, Utah to hereby approve the Transportation and Land Use Connection Letter of Concurrence between Midvale City and WFRC and authorize the Mayor to sign the letter, subject to any additional terms and conditions approved by the Midvale City Attorney's Office.

APPROVED AND ADOPTED this 7th day of May 2024.

Marcus Stevenson, Mayor

ATTEST:

Rori L. Andreason, MMC
City Recorder

Voting by the Council:	"Aye"	"Nay"
Bonnie Billings	_____	_____
Paul Glover	_____	_____
Heidi Robinson	_____	_____
Bryant Brown	_____	_____
Dustin Gettel	_____	_____



LETTER OF CONCURRENCE AND MATCH AGREEMENT

This Letter of Concurrence represents a formal agreement between the Wasatch Front Regional Council and Midvale City for the information below, consistent with the application submitted by Midvale to WFRC for assistance through Transportation and Land Use Connection.

PROJECT INFORMATION

Project Title:	Midvale Parks and Open Space Master Plan
Project Manager:	Adam Olsen
City Address:	7505 Holden St, Midvale, UT 84047
Manager Email:	aolsen@midvale.com
Manager Phone:	801-567-7231

LOCAL GOVERNMENT MATCH AGREEMENT

Cash Amount:	\$40,000
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Note: There is a minimum expectation that local government representatives are responsive to WFRC staff, participate and help to coordinate all project meetings, fulfill local government obligations in consultant advertisement and selection, accomplish necessary public noticing, and guide the project to a product that is to awarded community's satisfaction within scope limits, and ultimately support the adoption process if eligible.

TRANSPORTATION AND LAND USE CONNECTION RESOURCES

Financial Contributions:	\$110,000
Consultant Budget Total:	\$150,000

GENERAL TIMELINE

Start Date:	July 2024
End Date:	

DELIVERABLES

A Parks and Open Space Master Plan that details a future greenway system and an impact fee facilities plan that will help the City acquire and improve its future and existing parks.

As part of this agreement, it is understood that the governing body of the City of Midvale will in earnest consider the final work products for adoption. The City of Midvale will work with the Wasatch Front Regional Council on all matters of procurement; any consultant services procured independently by the City of Midvale will not be eligible for reimbursement of project funding.

Date

Mayor Stevenson



MIDVALE CITY COUNCIL SUMMARY REPORT

May 7, 2024

SUBJECT: Consider Resolution 2024-R-23 authorizing the Mayor to sign a Letter of Concurrence with Wasatch Front Regional Council (WFRC) for the Porter Rockwell Trail Plan.

SUBMITTED BY: Jonathan Anderson, Planner II

BACKGROUND:

Midvale City was awarded financial assistance through a Transportation and Land Use Connection (TLC) grant for the Porter Rockwell Trail Plan. The project would be to determine the feasibility of connecting to and continuing the Porter Rockwell trail from our southern border at Sandy, to the northern border with Murray City. This trail is identified as #142 in the Mid Valley Active Transportation Plan, and on WFRC's Regional Transportation Plan as a planned connection. This would be an important connection for a regional active transportation facility. Members of the Trails Division at UDOT suggested pursuing this to complete the northern portion of the Porter Rockwell trail.

The City's required match is \$10,000. This amount has been included in the FY 25 budget.

The Porter Rockwell Trail Plan will ultimately be considered by the City Council.

RECOMMENDED MOTION:

I move that we approve Resolution No. 2024-R-23 authorizing the Mayor to sign a Letter of Concurrence with Wasatch Front Regional Council (WFRC) for the Porter Rockwell Trail Plan.

ATTACHMENTS:

- Resolution No. 2024-R-23
- Letter of Concurrence

**MIDVALE CITY, UTAH
RESOLUTION NO. 2024-R-23**

**A RESOLUTION AUTHORIZING THE MAYOR TO SIGN A LETTER OF
CONCURRENCE WITH WASATCH FRONT REGIONAL COUNCIL (WFRC) FOR
THE PORTER ROCKWELL TRAIL PLAN**

WHEREAS, Midvale City (City) was awarded a Transportation and Land Use Grant from the Wasatch Front Regional Council (WFRC) to develop a Porter Rockwell Trail Plan; and,

WHEREAS, the City will partner with WFRC to conduct said Porter Rockwell Trail Plan; and,

WHEREAS, the outcome and findings of the Porter Rockwell Trail Plan will include preparation of a feasibility study for the trail; and,

WHEREAS, WFRC has prepared a Letter of Concurrence for signature by the Midvale City Mayor.

NOW THEREFORE BE IT RESOLVED, by the City Council of Midvale City, Utah to hereby approve the Letter of Concurrence between Midvale City and WFRC and authorize the Mayor to sign the Letter, subject to any additional terms and conditions approved by the Midvale City Attorney's Office.

APPROVED AND ADOPTED this 7th day of May 2024.

Marcus Stevenson, Mayor

ATTEST:

Rori L. Andreason, MMC
City Recorder

Voting by the Council:	"Aye"	"Nay"
Bonnie Billings	_____	_____
Paul Glover	_____	_____
Heidi Robinson	_____	_____
Bryant Brown	_____	_____
Dustin Gettel	_____	_____



LETTER OF CONCURRENCE AND MATCH AGREEMENT

This Letter of Concurrence represents a formal agreement between the Wasatch Front Regional Council and Midvale City for the information below, consistent with the application submitted by Midvale to WFRC for assistance through Transportation and Land Use Connection.

PROJECT INFORMATION

Project Title:	Porter Rockwell Trail Plan
Project Manager:	Jonathan Anderson
City Address:	7505 Holden St, Midvale, UT 84047
Manager Email:	janderson@midvale.com
Manager Phone:	801-567-7238

LOCAL GOVERNMENT MATCH AGREEMENT

Cash Amount:	\$10,000
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Note: There is a minimum expectation that local government representatives are responsive to WFRC staff, participate and help to coordinate all project meetings, fulfill local government obligations in consultant advertisement and selection, accomplish necessary public noticing, and guide the project to a product that is to awarded community's satisfaction within scope limits, and ultimately support the adoption process if eligible.

TRANSPORTATION AND LAND USE CONNECTION RESOURCES

Financial Contributions:	\$65,000
Consultant Budget Total:	\$75,000

GENERAL TIMELINE

Start Date:	July 2024
End Date:	

DELIVERABLES

A feasibility study and a final report to determine whether it is viable to connect the Porter Rockwell Trail as outlined in the Mid Valley Active Transportation Plan, and the next steps.

As part of this agreement, it is understood that the governing body of the City of Midvale will in earnest consider the final work products for adoption. The City of Midvale will work with the Wasatch Front Regional Council on all matters of procurement; any consultant services procured independently by the City of Midvale will not be eligible for reimbursement of project funding.

Date

Mayor Stevenson



7505 S Holden Street
Midvale, UT 84047
801-567-7200
www.MidvaleCity.org

MIDVALE CITY COUNCIL STAFF REPORT 5/7/2024

SUBJECT

Discussion on amending private street standards to meet public street standards.

SUBMITTED BY

Adam Olsen, Community Development Director

BACKGROUND AND OVERVIEW

Private streets in Midvale require a right-of-way width of 35' (20' pavement width). Public streets require a right-of-way width of 50' (25' pavement width). Sidewalks may be placed on one side or both sides of a private street; whereas, on a public street, they must be placed on both sides. Private streets have been proposed and approved for various infill developments throughout the City.

Staff recommends amending private street standards to match public street standards. This does not remove the option to provide private streets; rather, it requires private streets to match public street standards. This ensures that if private streets are one day turned over to the City—requested by property owners due to upkeep cost, for example—the City can more easily take over maintenance responsibilities.

The item was discussed at the April 10th Planning Commission meeting. Many Planning Commissioners felt the current reduced-width standards for private streets should remain, as it allows greater flexibility for infill development. However, they also understood staffs concern that, if the City takes over private streets in a development, having those streets constructed to public street standards would ensure a more smooth transition.

If the Council is amenable to amending the standards, staff will return with an ordinance reflecting such change.

ATTACHMENT

1. Proposed amendment

16.02.050 Design standards.

E. *Private Streets*. The applicant may propose private streets within the subdivision so long as the proposed street(s) match the standard right-of-way and cross section of a public street as provided in Title 18. ~~include a right-of-way width of thirty-five feet, with twenty feet of pavement installed to city specifications and fire code, two and one-half feet of curb and gutter on each side and either a five-foot sidewalk adjacent to the curb on both sides or a four-foot sidewalk and a five-foot park strip on one side.~~