



PROVO MUNICIPAL COUNCIL

Redevelopment Agency Governing Board

Stormwater Service District Governing Board

Regular Meeting Agenda

5:30 PM, Tuesday, June 17, 2025

Council Chambers (Room 100)

Hybrid meeting: 445 W. Center Street, Provo, UT 84601 or

<https://www.youtube.com/provocitycouncil>

The in-person meeting will be held in the **Council Chambers**. **The meeting will be available to the public for live broadcast and on-demand viewing on YouTube and Facebook at: [youtube.com/provocitycouncil](https://www.youtube.com/provocitycouncil) and [facebook.com/provocouncil](https://www.facebook.com/provocouncil).** If one platform is unavailable, please try the other. If you do not have access to the Internet, you can join via telephone following the instructions below.

TO MAKE A VIRTUAL PUBLIC COMMENT:

To participate in the public comment portion(s) of the meeting, call in as an audience member as the presentation is wrapping up. Be sure to mute/silence any external audio on your end to reduce feedback (if you are viewing the live proceedings on YouTube, mute the YouTube video; you will be able to hear the meeting audio through the phone while you are on the line).

Press *9 from your phone to indicate that you would like to speak. When you are invited to speak, the meeting host will grant you speaking permission, calling on you by the last four digits of your phone number. Please begin by stating your first and last name, and city of residence for the record. After you have shared your comment, hang up. If you wish to comment on a later item, simply re-dial to rejoin the meeting for any subsequent comment period(s).

June 17 Council Meeting: Dial 346 248 7799. Enter Meeting ID 833 9747 5081 and press #. When asked for a participant ID, press #. **To join via computer, visit zoom.us and enter the meeting ID and passcode: 041849.**

Decorum

The Council requests that citizens help maintain the decorum of the meeting by turning off electronic devices, being respectful to the Council and others, and refraining from applauding during the proceedings of the meeting.

Opening Ceremony

Roll Call

Prayer

Pledge of Allegiance

Presentations, Proclamations, and Awards

- 1 Provo City Employee of the Month - June 2025 (25-007)
- 2 A presentation recognizing Provo Power line crew participants in the Light Up Navajo initiative (25-007)

Public Comment

Fifteen minutes have been set aside for any person to express ideas, concerns, comments, or issues that are not on the agenda:

Please state your name and city of residence into the microphone.

Please limit your comments to two minutes.

State Law prohibits the Council from acting on items that do not appear on the agenda.

Action Agenda

- 3 An ordinance amending Provo City Code regarding covered parking structures on historic landmark properties. (PLOT20250179)
- 4 A resolution approving the execution of an interlocal cooperation agreement to authorize Provo City's participation in the Utah Valley HOME Consortium (25-069)
- 5 An ordinance amending Provo City Code regarding certain employee retirement programs (25-064)
- 6 A public hearing regarding management salary increases (25-073)
- 7 An ordinance adopting a public safety impact fee combined table and amending city code in reference to it. (25-065)
- 8 An ordinance adopting a budget for Provo City for the fiscal year beginning July 1, 2025 and ending June 30, 2026, in the amount of \$319,675,508. (25-025)

Stormwater Service District

- 9 A resolution adopting a budget for the Provo City Stormwater Service District in the amount of \$3,377,755 for the fiscal year beginning July 1, 2025, and ending June 30, 2026. (25-025)

Redevelopment Agency of Provo

- 10 A resolution adopting a budget for the Redevelopment Agency of Provo City for the fiscal year beginning July 1, 2025, and ending June 30, 2026, in the amount of \$1,488,791. (25-025)

Adjournment

If you have a comment regarding items on the agenda, please contact Councilors at council@provo.gov or using their contact information listed at: provo.gov/434/City-Council

Materials and Agenda: agendas.provo.org

Council meetings are broadcast live and available later on demand at youtube.com/ProvoCityCouncil

To send comments to the Council or weigh in on current issues, visit OpenCityHall.provo.org.

The next Council Meeting will be held on Tuesday, July 8, 2025. The meeting will be held in the Council Chambers, 445 W. Center Street, Provo, UT 84601 with an online broadcast. Work Meetings generally begin between 12 and 4 PM. Council Meetings begin at 5:30 PM. The start time for additional meetings may vary. All meeting start times are noticed at least 24 hours prior to the meeting.

Notice of Compliance with the Americans with Disabilities Act (ADA)

In compliance with the ADA, individuals needing special accommodations (including auxiliary communicative aids and services) during this meeting are invited to notify the Provo Council Office at 445 W. Center, Provo, Utah 84601, phone: (801) 852-6120 or email kmartins@provo.gov at least three working days prior to the meeting. Council meetings are broadcast live and available for on demand viewing at youtube.com/ProvoCityCouncil.

Notice of Telephonic Communications

One or more Council members may participate by telephone or Internet communication in this meeting. Telephone or Internet communications will be amplified as needed so all Council members and others attending the meeting will be able to hear the person(s) participating electronically as well as those participating in person. The meeting will be conducted using the same procedures applicable to regular Municipal Council meetings.

Notice of Compliance with Public Noticing Regulations

This meeting was noticed in compliance with Utah Code 52-4-207(4), which supersedes some requirements listed in Utah Code 52-4-202 and Provo City Code 14.02.010. Agendas and minutes are accessible through the Provo City website at agendas.provo.org. Council meeting agendas are available through the Utah Public Meeting Notice website at utah.gov/pmn, which also offers email subscriptions to notices.

**PROVO MUNICIPAL COUNCIL
COUNCIL MEETING
STAFF REPORT**



Submitter: KNEVES
Presenter: Mayor Kaufusi and Director Gordon Haight
Department: Mayor Office
Requested Meeting Date: 06-17-2025
Requested Presentation Duration: 5 minutes
CityView or Issue File Number: 25-007

SUBJECT: 1 Provo City Employee of the Month - June 2025 (25-007)

RECOMMENDATION: The Provo City Public Works Department has selected an employee who exemplifies our city’s standard of Exceptional Care for an Exceptional Community. This outstanding individual will be recognized at the upcoming meeting in June.

BACKGROUND: Each month, a department director within the city nominates an employee who has demonstrated exceptional care for our community. This recognition highlights and celebrates the dedication and commitment of individuals who go above and beyond in their service to Provo.

FISCAL IMPACT: Employee appreciation and retention

COMPATIBILITY WITH GENERAL PLAN POLICIES, GOALS, AND OBJECTIVES: Mayor Kaufusi values employees' contributions to building an exceptional community and seeks to honor them publicly.

**PROVO MUNICIPAL COUNCIL
COUNCIL MEETING
STAFF REPORT**



Submitter: KNEVES
Presenter: Mayor Kaufusi and Scott Bunker, Director of Energy
Department: Mayor Office
Requested Meeting Date: 06-17-2025
Requested Presentation Duration: 10 minutes
CityView or Issue File Number: 25-007

SUBJECT: 2 A presentation recognizing Provo Power line crew participants in the Light Up Navajo initiative (25-007)

RECOMMENDATION: Presentation only

BACKGROUND: Provo Power line crews proudly took part in this year's Light Up Navajo VI initiative, helping bring electricity to underserved communities within the Navajo Nation. The crew—Alan Hone, Bryan Groesbeck, Elijah Konchar, and Braeden Walker—worked diligently installing poles, stringing conductor, and energizing homes. this initiative is focused on bringing electricity to underserved communities within the Navajo Nation. This ongoing partnership remains a meaningful and rewarding experience for all involved. The project underscores the challenges many families face living without basic utilities—conditions our crews are proud to help change. Their efforts not only brought power to homes but also left a lasting impact on the linemen who served.

FISCAL IMPACT: N/A

COMPATIBILITY WITH GENERAL PLAN POLICIES, GOALS, AND OBJECTIVES: Living true to our motto—exceptional care for an exceptional community—our employees extended that same quality of care to a community in need. Their work highlights the compassion, dedication, and pride our crews bring to every project. Not only did they help bring power to homes for the first time, but the experience left a lasting impact on both the residents and the linemen who served.

**PROVO MUNICIPAL COUNCIL
COUNCIL MEETING
STAFF REPORT**



Submitter: DWRIGHT
Presenter: Dustin Wright, Planner
Department: Development Services
Requested Meeting Date: 06-17-2025
Requested Presentation Duration: 5 minutes
CityView or Issue File Number: PLOTA20250179

SUBJECT: 3 An ordinance amending Provo City Code regarding covered parking structures on historic landmark properties. (PLOTA20250179)

RECOMMENDATION: Approval

BACKGROUND: The applicant owns a property that is on Provo's Historic Landmark Register. The property is in an area that allows accessory dwelling units (ADU), and she would like to establish one. One of the requirements for parking spaces to be counted on a driveway is that the driveway leads to the required covered parking (garage or carport). Like many historic properties, there is not an existing carport or garage on the property that meets code. Rather than trying to add a new carport to the historic property, staff suggested another approach would be to amend the City Code.

FISCAL IMPACT: None

COMPATIBILITY WITH GENERAL PLAN POLICIES, GOALS, AND OBJECTIVES:
This amendment aligns with, and helps carry out, goals in the General Plan including:
Chapter 4.1c Continue to examine zoning solutions in certain locations to promote Accessory Dwelling Units in residential areas.
Chapter 4.2c. Encourage "affordability through design" by using the best practices to improve efficiency in building and land use.

- 41 (a) Two (2) tandem parking spaces (front to rear) ~~are~~shall be permitted. ~~when the front~~
42 ~~and back spaces are both designated to serve either the ADU or the principal part of the~~
43 ~~dwelling unit.~~
- 44 (b) Parking spaces for a one (1) family dwelling with an associated ADU may be located
45 on a driveway in a required front yard ~~if;~~provided
- 46 (i) the driveway leads to the minimum number of required covered off-street
47 parking spaces; or
- 48 (ii) the property is listed on the Provo City Landmarks Registry.
- 49 (c) Parking spaces allowed under Subsection (b) may not be between the primary
50 dwelling and the street.
- 51 (d) In no case may~~shall~~ the number of off-street parking spaces be less than the number
52 of vehicles being maintained on the premises.
- 53 (e) Parking ~~must~~shall comply with all other regulations of PCC Chapter 14.37, ~~Provo~~
54 ~~City Code.~~

55 ...

56
57 PART II:

- 58
- 59 A. If a provision of this ordinance conflicts with a provision of a previously adopted
60 ordinance, this ordinance prevails.
- 61
- 62 B. This ordinance and its various sections, clauses, and paragraphs are severable. If any part,
63 sentence, clause, or phrase is adjudged to be unconstitutional or invalid, the remainder of
64 the ordinance is not affected by that determination.
- 65
- 66 C. This ordinance takes effect immediately after it has been posted or published in accordance
67 with Utah Code Section 10-3-711, presented to the Mayor in accordance with Utah Code
68 Section 10-3b-204, and recorded in accordance with Utah Code Section 10-3-713.
- 69
- 70 D. The Municipal Council directs that the official copy of Provo City Code be updated to
71 reflect the provisions enacted by this ordinance.

BACKGROUND

The applicant owns a property that is on Provo's Historic Landmark Register. The property is in an area that allows accessory dwelling units (ADU), and she would like to establish one. One of the requirements for parking spaces to be counted on a driveway is that the driveway leads to the required covered parking (garage or carport). Like many historic properties, there is not an existing carport or garage on the property that meets code. Rather than trying to add a new carport to the historic property, staff suggested another approach would be to amend the City Code.

CODE ANALYSIS

Sec. 14.020.020(2) establishes criteria for the amendments to the zoning title as follows: **(Staff response in bold type)**

Before recommending an amendment to this Title, the Planning Commission shall determine whether such amendment is in the interest of the public and is consistent with the goals and policies of the Provo City General Plan. The following guidelines shall be used to determine consistency with the General Plan:

(a) Public purpose for the amendment in question.

Staff response: The purpose of the amendment is to allow ADUs in historically significant buildings with minimal impact to the historic integrity of the property. This achieves two goals; increasing ADUs where they are allowed by zoning and to preserve the historic integrity of Landmark properties. Additionally, the required off-street parking would be provided.

(b) Confirmation that the public purpose is best served by the amendment in question.

Staff response: The amendment will allow property owners with historic properties to be able to establish legal ADU's where they are already allowed without needing to add new structures on the property that may detract from the historic character. This will help alleviate new development pressures to alter historic properties which will encourage efforts to preserve these community assets.

(c) Compatibility of the proposed amendment with General Plan policies, goals, and objectives.

Staff response: This amendment aligns with, and helps carry out, goals in the General Plan including:

Chapter 4.1c Continue to examine zoning solutions in certain locations to promote Accessory Dwelling Units in residential areas.

Chapter 4.2c. Encourage "affordability through design" by using the best practices to improve efficiency in building and land use.

(d) Consistency of the proposed amendment with the General Plan's "timing and sequencing" provisions on changes of use, insofar as they are articulated.

Staff response: The proposed amendment to the ordinance does not conflict with and timing and sequencing of the General Plan.

(e) Potential of the proposed amendment to hinder or obstruct attainment of the General Plan's articulated policies.

Staff response: Staff does not see any potential conflicts from the proposed amendment with the General Plan policies.

(f) Adverse impacts on adjacent landowners.

Staff response: No adverse impacts would be expected for adjacent landowners.

(g) Verification of correctness in the original zoning or General Plan for the area in question.

Staff response: N/A

(h) In cases where a conflict arises between the General Plan Map and General Plan Policies, precedence shall be given to the Plan Policies.

Staff response: No conflicts exist between the map and plan in relation to the proposed amendment.

STAFF ANALYSIS

Adding a new structure on a landmarked property is generally not desired as it may unnecessarily impact or alter the original historic setting and character of the property or detract from the original design and layout of the historic structure. We want to encourage the use and upkeep of our historic structures and not require things that would detract from the original character.

The proposed amendment (attachment 1) would add text in chapter 14.30 – Accessory Dwelling Units – to provide an exclusion to the covered parking requirement for historic properties. They would still need to provide the four (4) parking spaces as required in the code.

The proposed amendment would not allow ADUs where they are not already allowed. If a landmark property is in an area that currently does not allow an ADU, then this amendment would not change that. This would only be applicable for properties that are on the historic register and are also found in a zone that would allow an ADU, and all the requirements would have to be met.

This item does not go to the Landmarks Commission for a recommendation, but the Chair of the Landmarks Commission has provided a personal letter of support (attachment 2) for this proposed text amendment.

Currently, Provo has 47 homes that are on the Landmarks register and are in zones or areas where ADUs are permitted by right.

CONCLUSION

The proposed text amendment is something that staff supports as it will help to preserve the historic setting around historic homes and not detract from them with new additions. The parking that is required by code will still be provided and it will not allow ADU's in areas where they are not already allowed. The public purpose will be to help ensure that we are encouraging preservation and allowing for full use of the property while keeping adequate off-street parking.

STAFF RECOMMENDATION

Recommend approval to the Municipal Council for the proposed ordinance text amendment to Provo City Code 14.30, to allow for homes on the Landmarks Registry to be exempt from providing covered parking structures for Accessory Dwelling Units.

ATTACHMENTS

1. Proposed Text
2. Letter of Support

ATTACHMENT 1 – PROPOSED TEXT

14.30.030 Accessory Dwelling Unit (ADU) Development Standards.

ADUs shall be subject to the following development standards:

...

(5) Parking. A one (1) family dwelling with an ADU shall have at least four (4) off-street parking spaces.

(a) Two (2) tandem parking spaces (front to rear) shall be permitted when the front and back spaces are both designated to serve either the ADU or the principal part of the dwelling unit.

(b) Parking spaces for a one (1) family dwelling with an associated ADU may be located on a driveway in a required front yard, provided the driveway leads to the minimum number of required covered off-street parking spaces.

(i) Properties listed on the Provo City Landmarks Register are exempt from providing covered parking if the required number of parking spaces is met in approved parking locations.

(ii) No off-street parking spaces in the front yard are allowed between the primary dwelling and the street.

(c) In no case shall the number of off-street parking spaces be less than the number of vehicles being maintained on the premises.

(d) Parking shall comply with all other regulations of PCC Chapter 14.37, ~~Provo City Code~~.

...

ATTACHMENT 2 – LETTER OF SUPPORT

This statement serves to confirm my support, as chair of the Provo Historic Landmarks Commission, of the proposed amendment to Provo City Code 14.30. This change will provide an exemption from the requirement of covered parking structures for accessory dwelling units on properties listed in the Landmarks Registry.

I believe this amendment will be beneficial in preserving open space and reducing visual clutter around our historic buildings. Additionally, the amendment offers a distinct advantage and/or benefit to owners of landmark properties who would like to adapt their properties to meet contemporary needs.

Sincerely,

David Amott

Provo City Planning Commission

Report of Action

May 14, 2025

*ITEM 2 Wendy Holdaway requests Ordinance Text Amendments to Provo City Code 14.30 to allow for homes on the Landmarks Registry to be exempt from providing covered parking structures for Accessory Dwelling Units. Citywide Application. Dustin Wright (801) 852-6414 dwright@provo.gov PLOTA20250179

The following action was taken by the Planning Commission on the above described item at its regular meeting of May 14, 2025:

RECOMMENDED APPROVAL

On a vote of 5:0, the Planning Commission recommended that the Municipal Council approve the above noted application.

Motion By: Lisa Jensen

Second By: Daniel Gonzales

Votes in Favor of Motion: Lisa Jensen, Daniel Gonzales, Jonathon Hill, Anne Allen, Melissa Kendall

Jonathon Hill was present as Chair.

- Includes facts of the case, analysis, conclusions and recommendations outlined in the Staff Report, with any changes noted; Planning Commission determination is generally consistent with the Staff analysis and determination.

TEXT AMENDMENT

The text of the proposed amendment is attached as Exhibit A.

STAFF PRESENTATION

The Staff Report to the Planning Commission provides details of the facts of the case and the Staff's analysis, conclusions, and recommendations.

CITY DEPARTMENTAL ISSUES

- The Coordinator Review Committee (CRC) has reviewed the application and given their approval.

NEIGHBORHOOD MEETING DATE

- Citywide Application; all Neighborhood District Chairs received notification.

NEIGHBORHOOD AND PUBLIC COMMENT

- This item was City-wide or affected multiple neighborhoods.
- Neighbors or other interested parties were present or addressed the Planning Commission.

CONCERNS RAISED BY PUBLIC

Any comments received prior to completion of the Staff Report are addressed in the Staff Report to the Planning Commission. Key issues raised in written comments received subsequent to the Staff Report or public comment during the public hearing included the following:

- No comments from the public were made.

APPLICANT RESPONSE

Key points addressed in the applicant's presentation to the Planning Commission included the following:

- The applicant was unable to attend the hearing, so her sister and nephew were there to support the item and answer any questions.

- Her property does not have enough room for the garage or carport.
- Adding them to the property would detract from the structure.
- The home is made with adobe, and new construction would be challenging.

PLANNING COMMISSION DISCUSSION

Key points discussed by the Planning Commission included the following:

- Allowing this will help ensure that there is owner occupancy.
- There are less than fifty properties that this amendment could apply to, and not all of them would need to make use of it.
- This is a good incentive for keeping properties on the Historic Register.
- Historic properties with garages would potentially be able to use the existing garage space for an ADU.



Planning Commission Chair



Director of Development Services

See Key Land Use Policies of the Provo City General Plan, applicable Titles of the Provo City Code, and the Staff Report to the Planning Commission for further detailed information. The Staff Report is a part of the record of the decision of this item. Where findings of the Planning Commission differ from findings of Staff, those will be noted in this Report of Action.

Legislative items are noted with an asterisk (*) and require legislative action by the Municipal Council following a public hearing; the Planning Commission provides an advisory recommendation to the Municipal Council following a public hearing.

Administrative decisions of the Planning Commission (items not marked with an asterisk) **may be appealed** by submitting an application/notice of appeal, with the required application and noticing fees to the Development Services Department, 445 W Center Street, Provo, Utah, **within fourteen (14) calendar days of the Planning Commission's decision** (Provo City office hours are Monday through Thursday, 7:00 a.m. to 6:00 p.m.).

BUILDING PERMITS MUST BE OBTAINED BEFORE CONSTRUCTION BEGINS

EXHIBIT A

14.30.030 Accessory Dwelling Unit (ADU) Development Standards.

ADUs shall be subject to the following development standards:

...

(5) Parking. A one (1) family dwelling with an ADU shall have at least four (4) off-street parking spaces.

(a) Two (2) tandem parking spaces (front to rear) shall be permitted when the front and back spaces are both designated to serve either the ADU or the principal part of the dwelling unit.

(b) Parking spaces for a one (1) family dwelling with an associated ADU may be located on a driveway in a required front yard, provided the driveway leads to the minimum number of required covered off-street parking spaces.

(i) Properties listed on the Provo City Landmarks Register are exempt from providing covered parking if the required number of parking spaces is met in approved parking locations.

(ii) No off-street parking spaces in the front yard are allowed between the primary dwelling and the street.

(c) In no case shall the number of off-street parking spaces be less than the number of vehicles being maintained on the premises.

(d) Parking shall comply with all other regulations of [PCC Chapter 14.37](#), [Provo City Code](#).

...

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(ii) No off-street parking spaces in the front yard are allowed between the primary dwelling and the street.

(c) In no case shall the number of off-street parking spaces be less than the number of vehicles being maintained on the premises.

(d) Parking shall comply with all other regulations of [PCC Chapter 14.37](#), [Provo City Code](#).

...

**PROVO MUNICIPAL COUNCIL
COUNCIL MEETING
STAFF REPORT**



Submitter: MMCNALLEY
Presenter: Melissa McNalley, RDA Director
Department: Development Services
Requested Meeting Date: 06-17-2025
Requested Presentation Duration: 10-15 minutes
CityView or Issue File Number: 25-069

SUBJECT: 4 A resolution approving the execution of an interlocal cooperation agreement to authorize Provo City’s participation in the Utah Valley HOME Consortium (25-069)

RECOMMENDATION: Approval of the Resolution

BACKGROUND: Provo has been the recipient of HOME funding since its inception and acts as the Lead Entity for the Consortium. We renew our agreements with other Consortium Members in Utah County (Utah County, Lehi City, Eagle Mountain City, and Orem City). This funding provides over a million dollars a year to provide affordable housing options to low and moderate income households.

FISCAL IMPACT: Approximately 1.5 million per year in grant funds from HUD and Program Income from loans repaid to the Consortium.

COMPATIBILITY WITH GENERAL PLAN POLICIES, GOALS, AND OBJECTIVES: Provide affordable housing options within Provo City, as well as affordable options in other locations in Utah County.

1 RESOLUTION <<Document Number>>

2
3 A RESOLUTION APPROVING THE EXECUTION OF AN INTERLOCAL
4 COOPERATION AGREEMENT TO AUTHORIZE PROVO CITY'S
5 PARTICIPATION IN THE UTAH VALLY HOME CONSORTIUM UNDER
6 THE U.S. DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT'S
7 HOME INVESTMENT PARTNERSHIPS PROGRAM FOR FEDERAL FISCAL
8 YEARS 2026, 2027, 2028. (25-069)

9
10 RECITALS:

11
12 Provo City is proposing to enter into an Interlocal Cooperation Agreement with Orem
13 City, Lehi City, Eagle Mountain, and Utah County to continue participation in the Utah Valley
14 HOME Consortium;

15
16 This agreement allows the Consortium to qualify for and administer U.S. Department of
17 Housing and Urban Development (HUD) funding through the HOME Investment Partnerships
18 Program for federal fiscal years 2026, 2027 and 2028;

19
20 Provo City has participated in the Consortium in previous funding cycles, and continued
21 collaboration ensures ongoing access to federal funds that support affordable housing
22 development and preservation across Utah County;

23
24 This resolution authorizes the Mayor to execute the agreement, allowing the Consortium
25 to meet HUD's requirement for funding eligibility and implementation of HOME Program
26 funding during the next three-year period; and

27
28 On June 3 and June 17, 2025, the Municipal Council met to consider the facts regarding
29 this matter and receive public comment, which facts and comments are found in the public
30 record of the Council's consideration; and

31
32 After considering the facts presented to the Municipal Council, the Council finds that (i)
33 the proposed action should be approved as described herein, and (ii) such action furthers the
34 health, safety, and general welfare of the citizens of Provo City.

35
36 THEREFORE, the Provo Municipal Council resolves as follows:

37
38 PART I:

39

40 The Interlocal Cooperation Agreement entitled *HOME Investment Partnerships Program*
41 *Interlocal Cooperation Agreement* (Exhibit A), establishing and governing the Utah Valley
42 HOME Consortium for Federal Fiscal Years 2026, 2027 and 2028, is hereby approved. The
43 Mayor is authorized to execute the Agreement on behalf of Provo City.
44

45 PART II:

46
47 This resolution takes effect immediately.

HOME INVESTMENT PARTNERSHIPS PROGRAM
INTERLOCAL COOPERATION AGREEMENT

Relating to the establishment and conduct of the Utah Valley HOME Consortium
UNITED STATES HOUSING AND URBAN DEVELOPMENT HOME PROGRAM
for **FEDERAL FISCAL YEARS 2026, 2027, AND 2028**

THE AGREEMENT is effective as of October 1, 2025, and is entered into by and between Provo City (hereinafter “Provo”), a municipal corporation of the State of Utah, City of Orem (hereinafter “Orem”), City of Lehi (hereinafter “Lehi”), City of Eagle Mountain (hereinafter “Eagle Mountain”), and Utah County, an Urban County as defined by Section 102(a)(6) of the Housing and Community Development Act of 1974 as amended.

RECITALS:

- A. On November 28, 1990, the United States Congress enacted the Cranston-Gonzalez National Affordable Housing Act (Pub. L. 101-625, Nov. 28, 1990, 104 Stat. 4079). Title II of this legislation, known as the HOME Investment Partnerships Act (the “Act” or “HOME Program”), authorizes the Secretary of the Department of Housing and Urban Development (“HUD”) to make funds available to participating jurisdictions. These funds are intended to increase the number of families with access to decent, safe, sanitary, and affordable housing while also expanding the long-term supply of affordable housing in accordance with the Act.
- B. The primary objective of the HOME Program include: (1) Expanding the supply of decent, affordable housing for very low-and low-income families; (2) Building state

and local capacity to carry out affordable housing programs; (3) Providing for coordinated assistance to participants in the development of affordable low-income housing; (4) Affirmatively furthering fair housing by promoting non-discrimination in the sale, rental, and financing of dwellings, as well as other housing-related transactions, based on race, color, national origin, religion, sex, familial status (including children under the age of 18 living with parents or legal custodians, pregnant women, and individuals securing custody of children under the age of 18), and disability, and ensuring fair and equal housing opportunities for all.

- C. Under the Act, a consortium of geographically contiguous Units of General Local Government (hereinafter “UGLG”), which individually may not qualify to receive HOME funding, may enter into a cooperation agreement - provided it meets regulatory requirements - to collectively receive a HOME allocation and administer the HOME Program as a single Participating Jurisdiction (hereinafter “PJ”).
- D. A Metropolitan City as defined by the Community Development Block Grant (CDBG) Program, is a city that receives a CDBG entitlement grant. Provo, Orem, Lehi, and Eagle Mountain being designated as metropolitan cities, are eligible to join a HOME consortium to receive HOME funding.
- E. An Urban County is defined by Section 102(a)(6) of the Housing and Community Development Act (HCDA) of 1974, as amended, as a county that qualifies for and receives a CDBG entitlement grant. An Urban County includes UGLGs that have signed an Interlocal Cooperation Agreement with the Urban County to participate in the CDBG Program. Utah County, being designated as such, is eligible to join a HOME consortium to receive HOME funding.

1. When a UGLG agrees to be part of an Urban County for the CDBG program, it also agrees to participate in the HOME Program if the Urban County joins a HOME consortium. Accordingly, if an Urban County joins a HOME consortium, any UGLG that is a member of the Urban County is included in the consortium through its participation in the Urban County. All UGLGs within Utah County that sign an Interlocal Cooperation Agreement to be included as a part of the Urban County for the CDBG program qualification and grant calculation purposes must be included in the HOME Consortium, participating through Utah County.
 2. An UGLG that has chosen not to join the Urban County to participate in the CDBG Program may still choose to join the HOME Consortium by signing the HOME Consortium Agreement. By signing this agreement, the UGLG within the Urban County, while not participating in the CDBG Urban County, becomes a member of the HOME Consortium and is eligible to receive Home funding.
- F. Pursuant to the Act and HOME Program regulations, Provo, Orem, Lehi, Eagle Mountain, and Utah County intend to form a consortium that is eligible to receive entitlement grants as a PJ under the Act and must direct its activities to the alleviation of housing problems within the State.
- G. The Act requires UGLGs acting as a consortium to submit a Consolidated Plan (CP) that covers the entire geographic area encompassed by the consortium.
- H. In accordance with 24 CFR 91.402 all UGLGs that are members of the HOME Consortium must be on the same program year, which runs from July 1st to June 30th for both CDBG and HOME Programs.

- I. Pursuant to 24 CFR 92.101(a)(2)(ii), a HOME consortium must have one member UGLG authorized to act in a representative capacity for all members for the purposes of administering the HOME Program, and the representative member assumes overall responsibility for ensuring that the consortium’s HOME Program carried out in compliance with the requirements of the HOME Program, including requirements concerning the Consolidated Plan ; such member UGLG must hereinafter be referred to as “Lead Entity”.

- J. Under general provisions of Utah law governing contracting between governmental entities, and pursuant to the specific authority granted by the Interlocal Cooperation Act, Utah Code Annotated, §11-13-101, *et. seq.*, 1953, as amended, any two or more agencies of the State may enter into agreements for joint or cooperative action. Additionally, one or more agencies may contract with one another or with a legal or administrative entity created pursuant to that act to perform any governmental service, activity, or undertaking that each participating agency is legally authorized to perform.

- K. The parties hereto have determined that it will be mutually beneficial and in the public interest to enter into this Interlocal Cooperation Agreement regarding the formation and administration of a consortium under the Act.

NOW THEREFORE, in consideration of the premises and the cooperative actions contemplated hereunder, the parties agree as follows:

1. CONSORTIUM

- a. Provo, Orem, Lehi, Eagle Mountain, and Utah County agree to act jointly as a consortium to become a Participating Jurisdiction to be known as the **Utah Valley HOME Consortium** (hereinafter collectively “UVHC” or

“Consortium”; and individually “Consortium Members” or “Members”).

Provo, Orem, Lehi, Eagle Mountain, and Utah County must act jointly as the Consortium for the purposes of applying jointly for federal funding under the HOME Investment Partnerships Program and administering affordable housing programs, including undertaking or assisting in undertaking HOME eligible housing assistance activities described in Title II of the Act, the latter to include, but not be limited to, acquiring, rehabilitating, constructing affordable housing, providing down-payment assistance and tenant-based rental assistance to serve eligible, qualified beneficiaries.

- b. As provided in 24 CFR 92.101, the Consortium’s status must continue until HUD is notified that the Consortium is dissolved, or HUD revokes its designation as a PJ. A fully executed copy of this Interlocal Cooperation Agreement, together with the resolutions of all parties, must be submitted to HUD as part of the Consortium’s qualification documentation.
- c. The Consortium must be governed by a Board of Directors (hereinafter “Board”) comprised of representatives from each Consortium Member. Each Consortium Member may have one representative for up to 100,000 residents, with an additional representative for every additional increment for up to 100,000 residents within its jurisdiction.
- d. The Board must provide leadership and have overall management responsibility to direct the Consortium activities. Further, the Board must make appropriate policy assessments and decisions concerning issues including, but not limited

to, those relating to existing and potential HOME projects, programs, activities, and its policies and procedures.

- i. Each party to this Agreement must, within thirty (30) days from the date of execution thereof, appoint its Board of Directors representative(s) as follows:
 - I. The Board representative(s) must be a resident of the jurisdiction he or she represents, and
 - II. The Board representative(s) must be knowledgeable in housing issues, and
 - III. The Board representative(s) must be appointed as otherwise required by local law, and
 - IV. Written notice of appointment, together with a written acceptance of an appointee, must be provided by the Clerk or Recorder of each appointing party to the Provo City Recorder.
- ii. Each of the parties agrees that each member of the Board may cast one vote; and that the passage of any proposal by the Board must require the affirmative vote of a simple majority.

2. DESIGNATION OF A CONSORTIUM MEMBER REPRESENTATIVE TO HUD

- a. Provo, Orem, Lehi, Eagle Mountain, and Utah County agree that Provo City must serve as the Lead Entity and administer the Consortium through the staff of the Development Services Department, CDBG/HOME Division, of Provo City Corporation. Division staff must provide effective leadership, support, and management of the Consortium's required functions.

- b. Provo's HOME Program Administrator, as the Executive Director of the Consortium, must function as a consultant to Board members, providing direction and guidance on HOME regulations and policies, and assisting the Board in the determination of eligible projects and activities. The Executive Director is not a voting member of the Board.
- c. Provo may provide a recording secretary for each meeting who must be responsible for the recording of the meeting and for maintaining pertinent written and audio minutes. The secretary does not serve as an officer on the Board nor is he/she a voting member.

3. LEAD ENTITY RESPONSIBILITIES

- a. The parties hereto recognize and understand that the Lead Entity must be the governmental entity required to execute all grant agreements received from HUD pursuant to Lead Entity's request for HOME funds. The Lead Entity must thereby become and must be held by HUD to be legally liable and have full responsibility for the execution of the HOME Program. The Lead Entity must be responsible for the Consortium's Five-Year Consolidated Plan with an annual Action Plan component and annual Action Plans for the remaining four years, as required.
- b. All projects and project applicants must be reviewed and pre-screened for threshold criteria, compliance, and conformance with the relevant HOME rules, regulations, and guidelines by the Lead Entity, and only those which meet the requirements must be eligible to be reviewed for funding recommendations by the Board.

- c. The Lead Entity must utilize a pre-application process providing project assessment, technical assistance, and resource coordination to less experienced applicants.
- d. Threshold criteria developed for each funding round must be developed by the Lead Entity. Such criteria must be consistent with related plans from individual CDBG entitlement jurisdictions pursuant to §91.220 (hereinafter “Action Plans”) and individual housing elements in each jurisdiction’s master plans.
- e. The Lead Entity, in collaboration with Board members, or their designated representatives, may develop a fair and appropriate system to assist in the selection of projects; such system to reflect existing policy, priorities and criteria established by the jurisdictions’ comprehensive housing plans, Consolidated Plan and Action Plans. The Lead Entity, in collaboration with Board members, may develop appeals process by which proponents of a proposed project either not recommended for funding by the Board or recommended for funding at a lesser amount than requested may appeal to the Board for reconsideration.
- f. The Board must review eligible projects for conformity to the priorities and policies included in the Consolidated Plan, Action Plans, relevant jurisdictions’ comprehensive housing plans and/or specific self-directed priority project(s), and criteria established by the Board, including threshold criteria concerning periods of affordability, which may be stricter than those required by HOME regulations, as defined in §92.252(e). The Board must prioritize projects based

on the evaluation described in this paragraph and make funding recommendations as constrained by the availability of funds.

- g. Consortium Members agree that the recommendations made by the Board must be reviewed for final approval by each Member's legislative body subject to Paragraph 8 of this Agreement and other terms contained in this paragraph. All projects selected by the Board must conform to the jurisdictions' comprehensive housing plan, Consolidated Plan, related Action Plans, minimum criteria established and self-directed priority projects.
- h. The Lead Entity's program, supervisory and administrative obligations to Consortium Members must be limited to the performance of the administrative and program tasks necessary to make HOME funds available to them and to provide at least annual monitoring for the performance of their various projects funded with HOME funds throughout the corresponding period of affordability to ensure compliance with applicable Federal laws and regulations. The Lead Entity must be responsible for determining eligibility and confirming the compliance of the HOME projects with applicable Federal laws and regulations.
- i. The Lead Entity must make all its financial records related to the administration of the HOME funds available for inspection to all persons, including representatives from corporations and governments, in accordance with its own policies and regulations and with State law.
- j. The Lead Entity will act to protect the Consortium's interest in enforcing and reviewing contracts, agreements, memorandums, and or any other legal instruments entered into in the process of administering the HOME Program,

and utilizing legal counsel to represent the Consortium while protecting these interests. Orem, Lehi, Eagle Mountain, and Utah County agree to have Provo City Legal Department staff act as head counsel in these matters.

4. GENERAL ADMINISTRATION

- a. Provo, as the designated Lead Entity of the Consortium, has the ultimate and overall responsibility under the Act for ensuring that the HOME Program is carried out as required in 24 CFR, Part 92, including the submission and approval of a Comprehensive Housing Affordability Strategy for the use of HOME funds as set forth in Paragraph 5 below, which has been mutually agreed upon by all Consortium Members, and for providing all assurances or certifications as required under 24 CFR, Part 92. Therefore, Provo requires Orem, Lehi, Eagle Mountain, and Utah County, and Orem, Lehi, Eagle Mountain, and Utah County require Provo, to agree to strict adherence to the Program description as approved and to all assurances and certifications provided, including agreeing to take all actions necessary to assure compliance with Provo's certification under the Fair Housing Act of 1968 (Title VIII), Executive Order 11063 (Equal Opportunity in Housing), and Title VI of the Civil Rights Act of 1964, the Uniform Relocation Assistance and Real Property Acquisition Policies Act of 1970, and the Davis Bacon Act at 40 USC 276a, *et.seq.* Provo may not provide HOME funds for activities or support any Member that does not affirmatively further fair housing within its own jurisdiction or activities that impede Provo's action to comply with Fair Housing certification. In addition, the Lead Entity is responsible for taking all

required actions to comply with provisions of the National Environmental Policy Act of 1969. Orem, Lehi, Eagle Mountain, and Utah County must readily support the Lead Entity as requested to meet these requirements.

- b. Annual allocation of HOME funds to Consortium Members for self-directed projects must be based upon information listed by HUD's "HOME Consortia Participating Members Percentage Report" posted annually in HUD's HOME Consortia website for the corresponding Fiscal Year. Alternatively, should HUD delay a timely posting of such Report, the allocation may be based upon an approximation estimated from the previous Fiscal Year allocation. The funds dedicated to the PJ may be from any HOME funds, including program income, available to the Consortium. Consortium Members can self-direct funds by notifying the Board of their jurisdiction funding self-direction recommendations **thirty (30) business days** prior to the Board's final meeting to develop recommendations for funding. Any of the available self-directed funds not allocated by individual Consortium Members will no longer be dedicated to self-direction and will be made available for allocation by the Board. If funds are allocated to a jurisdiction, but not used timely by that jurisdiction, the Board must have the right to re-allocate those funds to other member jurisdictions in whole or in part.
- c. Disputes arising between Consortium Members regarding direction, policy, or procedure must be resolved by the Board. Should the Board be unable to agree upon the resolution, it must be referred to the Legislative bodies of the

Consortium Members for resolution. If no resolution is forthcoming, the parties may terminate this Agreement in accordance with Paragraph 6 below.

- d. Each Consortium Member is responsible for providing its own pro rata share of matching non-federal funds required by the Act for any HOME funds allocated and accepted for use by that Member.
- e. When conducting their own self-directed projects, Consortium Members must use their own jurisdictions' general funding for expenditures of HOME projects, and subsequently request reimbursement of HOME funds from the Lead Entity. The Lead Entity must review expenditure documentation prior to drawing down HOME funds from the U.S. Treasury and releasing those funds to the Consortium Member.
- f. Program Income. Program income as defined in 24 CFR 92.2, generated by any HOME project must be held by the Lead Entity. Program Income must be used first before any HOME funds are drawn or requested from HUD by the Lead Entity.
- g. Recaptured Funds. Recaptured funds received from any of the Consortium's homebuyer programs during the period of affordability must be held by the Lead Entity and must be used for eligible activities and in accordance with HOME requirements.
- h. Monitoring. The Lead Entity must be responsible for reviewing the performance of each Subrecipient and Developer at least annually and must continue to monitor projects and activities assisted with HOME funds during the corresponding period of affordability.

- i. When conducting their own self-directed projects, Consortium Members must provide the Lead Entity with a semi-annual HOME Program activity report of all HOME funded projects. Consortium Members must provide the Lead Entity with semi-annual reports that capture and identify Program Income derived from the funded activities.
- j. Consortium Members must cooperate with the Lead Entity for consolidation into one report the following reports, if applicable, for submission to HUD according to applicable deadlines: Impediments to Fair Housing, Citizen Participation Plan, Minority Business Enterprise/Women's Business Enterprise reports, Federal Cash Transaction reports, and annual HOME Consolidated Action Plan Evaluation Report(s) (CAPER) as well as preparing and submitting any other reports that are required by HUD.
- k. Repayments. Any HOME funds invested in housing that does not meet the affordability requirements, is terminated before completion, or is determined to be ineligible must be repaid to HUD by the Consortium. When conducting their own self-directed projects, each Consortium Member assumes full responsibility for repayment of HOME expenditures made within its jurisdiction that are disallowed by HUD.

5. AFFIRMATIVELY FURTHERING FAIR HOUSING

Each Consortium Member agrees to affirmatively further fair housing.

EFFECTIVE DATE, DURATION AND TERMINATION

- a. This Agreement must go into effect October 1, 2025 and must continue in full force and effect for the consecutive three Federal Fiscal Years 2026, 2027 and

2028 (hereinafter, “Qualification Period”) during which the Consortium qualifies to receive HOME funds and which will end on June 30, 2028, unless HUD revokes the Consortium’s designation as a PJ, or Utah County fails to re-qualify as an Urban County for a Fiscal Year included in the Consortium’s Qualification Period, or the Consortium fails to receive a HOME allocation for the first Federal Fiscal year of the Consortium’s Qualification Period and does not request to be considered to receive a HOME allocation in each of the subsequent two years. The terms of this Agreement cover the period necessary to carry out all activities that will be funded from funds awarded during the indicated qualification period. This Agreement shall remain in effect until the HOME funds received during each federal fiscal years of the Qualification Period are fully expended on eligible activities or returned to HUD, in accordance with the requirements of HOME Notice CPD 13-02, Section III.B(5).

- b. Pursuant to 24 CFR 92.101(e), during the Qualification Period additional UGLGs may join the Consortium, but no Consortium Members may withdraw from the Consortium or terminate this Agreement during the Qualification Period.
 - i. New members may be added to the Consortium upon consent of a simple majority of the Consortium Board of Directors. When a new member is added, the Agreement will be amended accordingly, and the parties agree to execute such further instruments as may be reasonably required to affect such

amendment. The Agreement will be amended in the Federal Fiscal Year before the year in which the new member is to be added.

6. AUTOMATIC RENEWAL PROVISION.

- a. This Agreement must automatically be renewed for the Consortium's participation in successive qualification periods of three federal fiscal years each. No later than the date specified by HUD's consortia designation notice or HOME Consortia web page, the Lead Entity must notify each Consortium Member in writing of its right to decide not to participate in the Consortium for the next Qualification Period and the Lead Entity must send a copy of each notification to the HUD field office.
- b. If a Consortium Member decides not to participate in the Consortium for the next Qualification Period, the Consortium Member must notify the Lead Entity, and the Lead Entity must notify the HUD Field Office, before the beginning of the new Qualification Period.
- c. Before the beginning of each new Qualification Period, the Lead Entity must submit to the HUD Field Office a statement of whether any amendments have been made to this Agreement, a copy of each amendment to this Agreement, and, if the Consortium's membership has changed, and the State certification required under 24 C.F.R. 92.101(a)(2)(i). The Consortium must adopt any amendments to this Agreement that are necessary to meet HUD requirements for consortium agreements in successive Qualification Periods.
- d. The automatic renewal of the Agreement will be void if:

- i. The Lead Entity fails to notify a Consortium Member, or the HUD Field Office as required under this automatic renewal provision; or
- ii. The Lead Entity fails to submit a copy of each amendment to this Agreement as required under this automatic renewal provision.

7. INTERLOCAL COOPERATION ACT.

The following provisions are included in this Agreement to comply with the requirements of the Interlocal Cooperation Act:

- a. Financing and Budget. The Provision for the financing of the cooperative actions contemplated by this Interlocal Cooperation Agreement and the budget thereof are found in Paragraph 4(b) hereof.
- b. Filing. The Parties must each file a copy of this Agreement with the keeper of records of each of the parties hereto.
- c. Authorizing Resolutions. The respective Legislative bodies of the parties must adopt resolutions authorizing this Agreement, which resolutions must include the authorization of the automatic renewal provision.
- d. Legal Opinion. Each of the parties has submitted this Agreement to its legal counsel for review as to proper form and compliance with applicable law.

8. INDEMNIFICATION.

All parties to this Agreement are governmental entities under the Utah Government Immunity Act as set forth in Title 63G, Chapter 7, Utah Code Ann., 1953 as amended. Consistent with the terms of that Act, it is mutually agreed that each party hereto must be responsible and liable for its own wrongful or negligent acts which it commits, or which are committed by its agents, officials, or employees.

None of the parties hereto waive any defenses otherwise available under the Utah Governmental Immunity Act.

9. LAWFUL AGREEMENT.

The parties represent each of them have lawfully entered into this Agreement, having complied with all relevant statutes, ordinances, resolutions, by-laws, and other legal requirements applicable to their operation.

10. UTAH LAW.

This Agreement must be interpreted pursuant to the laws of the State of Utah.

11. INTERPRETATION OF AGREEMENT.

The invalidity of any portion of this Agreement may not prevent the remainder from being carried into effect. Whenever the context of any provision must require it, the singular number must be held to include the plural number and vice versa, and the use of any gender must include any other and all genders. The paragraph and section headings in the Agreement are for convenience only and do not constitute a part of the provisions hereof.

12. AMENDMENTS.

No oral modifications or amendments to this Agreement shall be effective. This Agreement may be modified or amended in writing with the consent of all Consortium Members. However, the Consortium may authorize the Lead Entity to execute certain limited amendments to this Agreement without obtaining the signature of each Consortium Member, provided such amendments are necessary to comply with HUD requirements or are otherwise administrative in nature and do not materially alter the rights or obligations of the Members. Any amendment,

whether by all Members or by the Lead Entity under such authority, shall be in writing and may be subject to prior written approval by the Denver HUD Field Office as required. (See HOME Notice, Section III.B(8).)

IN WITNESS WHEREOF, the parties hereto have caused this Agreement to be duly authorized and executed by each jurisdiction on the date specified on the respective signature pages.

**SIGNATURE PAGE FOR PROVO CITY
HOME INVESTMENT PARTNERSHIPS PROGRAM
INTERLOCAL COOPERATION AGREEMENT
for FEDERAL FISCAL YEARS 2026, 2027, AND 2028**

Approved this _____ day of _____, 2025

By: _____

Michelle G. Kaufusi, Mayor

ATTEST: _____

Heidi Allman, City Recorder

ATTORNEY REVIEW

The undersigned, as the authorized attorney of Provo City, has reviewed the foregoing Interlocal Cooperation Agreement and finds it to be in proper form and in compliance with Utah Code 11-13-202. The terms and provisions of the Agreement are fully authorized under state and local law and the Agreement provides full legal authority for the Consortium to undertake or assist in undertaking housing assistance activities for the HOME Investment Partnerships Program.

Dated this _____ day of _____, 2025

By: _____

Legal Counsel for Provo City

SIGNATURE PAGE FOR **CITY of OREM**
HOME INVESTMENT PARTNERSHIPS PROGRAM
INTERLOCAL COOPERATION AGREEMENT
for FEDERAL FISCAL YEARS 2026, 2027, AND 2028

Approved this _____ day of _____, 2025

By: _____

David Young, Mayor

ATTEST: _____

Orem City Recorder

ATTORNEY REVIEW

The undersigned, as the authorized attorney of City of Orem, has reviewed the foregoing Interlocal Cooperation Agreement and finds it to be in proper form and in compliance with applicable Utah State law.

Dated this _____ day of _____, 2025

By: _____

Legal Counsel for Orem City

**SIGNATURE PAGE FOR CITY of LEHI
HOME INVESTMENT PARTNERSHIPS PROGRAM
INTERLOCAL COOPERATION AGREEMENT
for FEDERAL FISCAL YEARS 2026, 2027, AND 2028**

Approved this _____ day of _____, 2025

By: _____

Mark Johnson, Mayor

ATTEST: _____

Lehi City Recorder

ATTORNEY REVIEW

The undersigned, as the authorized attorney of City of Lehi, has reviewed the foregoing Interlocal Cooperation Agreement and finds it to be in proper form and in compliance with applicable Utah State law.

Dated this _____ day of _____, 2025

By: _____

Legal Counsel for Lehi City

SIGNATURE PAGE FOR **CITY of EAGLE MOUNTAIN**
HOME INVESTMENT PARTNERSHIPS PROGRAM
INTERLOCAL COOPERATION AGREEMENT
for FEDERAL FISCAL YEARS 2026, 2027, AND 2028

Approved this _____ day of _____, 2025

By: _____

Tom Westmoreland, Mayor

ATTEST: _____

Eagle Mountain City Recorder

ATTORNEY REVIEW

The undersigned, as the authorized attorney of City of Eagle Mountain, has reviewed the foregoing Interlocal Cooperation Agreement and finds it to be in proper form and in compliance with applicable Utah State law.

Dated this _____ day of _____, 2025

By: _____

Legal Counsel for Eagle Mountain

SIGNATURE PAGE FOR **UTAH COUNTY**
HOME INVESTMENT PARTNERSHIPS PROGRAM
INTERLOCAL COOPERATION AGREEMENT
for FEDERAL FISCAL YEARS 2026, 2027, AND 2028

Approved this _____ day of _____, 2025

BOARD OF COUNTY COMMISSIONERS
UTAH COUNTY, UTAH

By: _____

Brandon Gordon, Chair

ATTEST: _____

Utah County Clerk/Auditor

ATTORNEY REVIEW

The undersigned, as the authorized attorney of Utah County, has reviewed the foregoing Interlocal Cooperation Agreement and finds it to be in proper form and in compliance with applicable Utah State law.

Dated this _____ day of _____, 2025

By: _____

Utah County Attorney

**PROVO MUNICIPAL COUNCIL
COUNCIL MEETING
STAFF REPORT**



Submitter: DANIELS
Presenter: Daniel Softley, Director of Human Resources
Department: HR
Requested Meeting Date: 06-17-2025
Requested Presentation Duration: 10 minutes
CityView or Issue File Number: 25-064

SUBJECT: 5 An ordinance amending Provo City Code regarding certain employee retirement programs (25-064)

RECOMMENDATION: Approve the resolution to update 4.04.100.3.a to allow full-time employees who do not participate in the federal Social Security (OASDI) program to receive a matching 401(k) contribution from Provo City up to 4%.

BACKGROUND: Provo City currently participates in the federal Social Security (OASDI) program for all employees except sworn police officers and firefighters who opted out years ago. Ordinance 4.04.100.3.a currently allows all full-time employees to receive a matching 401(k) contribution from Provo City up to 2%, similar to what other agencies offer. Market data shows that agencies contribute a higher contribution match to employee groups that have opted out of the federal Social Security (OASDI) program. The recommended ordinance change would allow sworn police officers and firefighters to receive up to a 4% match from Provo City because they do not participate in Social Security.

FISCAL IMPACT: 282,000

COMPATIBILITY WITH GENERAL PLAN POLICIES, GOALS, AND OBJECTIVES:
Aligns with objective to remain competitive for employees.

EXHIBIT A

4.04.100 Employer Contributions for Provo City Employee Retirement Programs.

The following shall apply only to Provo City employees eligible to participate in the Utah Retirement System as defined in Title 49 of the Utah Code and elected officials:

- (1) Provo City shall contribute to the Utah Retirement System the required employer and employee defined benefit contributions for all employees defined as Tier I by the retirement system.
- (2) Provo City shall contribute to the Utah Retirement System the required employer amount for all employees defined as Tier II by the retirement system.
- (3) Provo City shall provide a matching contribution to employee's 401(k) defined contribution plan with the Utah Retirement System as follows:

(a) For employee classifications that participate in the federal Social Security (OASDI) program, the matching contribution by Provo City for a given pay period shall be equal to two percent (2%) of the employee's earnings in that pay period or the amount of the eligible contribution made by the employee for that pay period, whichever is less. For employee classifications that do not participate in the federal Social Security (OASDI) program, the matching contribution by Provo City for a given pay period shall be equal to four percent (4%) of the employee's earnings in that pay period or the amount of the eligible contribution made by the employee for that pay period, whichever is less.

(b) All matching contributions shall be based on an employee's earned base wages as set out in the Pay Range Table or as established in Section 4.04.110(1), Provo City Code, plus any eligible longevity and/or specialist pay, but shall not include any other earnings, payments, or reimbursements.

(c) Matching contributions shall commence with the pay period beginning June 26, 2011, for employees and elected officials hired or elected before July 1, 2011. For elected officials, the Chief Administrative Officer and appointed department directors as designated in Section 4.02.010(3), Provo City Code, who take office or are appointed on or after July 1, 2011, matching contributions shall commence with the pay period in which they take office or are appointed to the position. Except as otherwise provided herein, for employees who are appointed, hired, or

rehired on or after July 1, 2011, matching contributions shall commence with the first pay period after the employee has completed any required probationary period or one (1) year of service from the time of their appointment, hire, or rehire, whichever is longer.

(d) An employee drawing a pension from the Utah Retirement System is not eligible for a City contribution.

(e) All other defined contribution plan provisions are governed by the applicable Utah Retirement System defined contribution plan and Title 49 of the Utah Code.

(4) Employees that qualify for, and exempt out of, the Tier I retirement system may receive a contribution equivalent to the Tier I required employer and employee defined benefit contributions. Any such contribution shall be made to a defined contribution plan approved by Provo City.

(5) Provo City may also make other retirement related contributions as permitted and/or required by State or Federal law.

(6) For purposes of participation eligibility in the Utah Retirement System, the Mayor shall be certified as a full-time elected official, and the members of the Municipal Council shall be certified as part-time elected officials, and contributions to that system shall be made in accordance with the Utah State Retirement and Insurance Benefit Act.

**PROVO MUNICIPAL COUNCIL
COUNCIL MEETING
STAFF REPORT**



Submitter: KZARBOCK
Presenter: Daniel Softley, Human Resources Director
Department: Finance
Requested Meeting Date: 06-18-2024
Requested Presentation Duration: 5 min
CityView or Issue File Number: 25-073

SUBJECT: 6 A public hearing regarding management salary increases (25-073)

RECOMMENDATION: No action required. Public hearing only.

BACKGROUND: State law now requires a public hearing for management salary increases. The salary increases will be included in the FY26 budget.

FISCAL IMPACT:

COMPATIBILITY WITH GENERAL PLAN POLICIES, GOALS, AND OBJECTIVES:



ADMINISTRATIVE
SERVICES
TEL 801 852 6504
351 W CENTER ST
PO BOX 1849
PROVO, UT 84603

NOTICE OF PUBLIC HEARING BEFORE THE PROVO MUNICIPAL COUNCIL

Notice is hereby given that the Municipal Council of the City of Provo, Utah, will hold a public hearing on the following item during the Council Meeting that will take place on Tuesday, June 17, 2024, at 5:30 p.m. in the Council Chambers located at the Provo City Center Building, 445 West Center Street, Provo, Utah. Anyone interested is invited to attend.

Provo City Council will hold a public hearing regarding the disclosure of pay increases for management grade employees that are included in the FY2025-FY2026 budget.

The meeting will also be available to the public for live broadcast and on-demand viewing at: youtube.com/provocitycouncil. Those who would like to participate in the meetings virtually may do so via Zoom. To join the Zoom meetings, visit zoom.us/join and enter Meeting ID **833 9747 5081** and Passcode **041849**. To listen or comment via phone, dial **346-248-7799**, enter Meeting ID **833 9747 5081** and press #. Press # again for participant ID. Once connected, press *9 to indicate that you would like to comment. For more information regarding how to comment in the electronic meeting, visit agendas.provo.org and click on the meeting agenda.

Kelsey Zarbock, Budget Officer

**PROVO MUNICIPAL COUNCIL
COUNCIL MEETING
STAFF REPORT**



Submitter: JOHNB
Presenter: Brian Jones, City Attorney
Department: Administrative Services
Requested Meeting Date: 06-17-2025
Requested Presentation Duration: 15 Minutes
CityView or Issue File Number: 25-065

SUBJECT: 7 An ordinance adopting a public safety impact fee combined table and amending city code in reference to it. (25-065)

RECOMMENDATION: Attached is a table combining the Police and Fire Impact Fees into one Public Safety Impact Fee. I have also attached two documents; Public Safety IFA and IFFP that are to be used as exhibits to the combined table. I propose to amend 15.08.060 to refer to the Public Safety Impact Fee combined table based on the previously adopted IFA and IFFP.

I am recommending to the Municipal Council to agree to adjust the fee annually beginning in July 2026 based on the impact fee calculation for the 10-year period that was in the IFA that was approved by the Municipal Council on December 11, 2018.

BACKGROUND: Municipal Council adopted Police and Fire Impact Fees on December 11, 2018. On the November 19, 2024 the Municipal Council approved an ordinance amending City code to combined Fire and Police Impact Fees into one Public Safety Fee. I am recommending a follow-up from the November meeting to provide a combined Public Safety Fee table and proposed adjusting the fee annually per the IFA Study.

FISCAL IMPACT: Impact Fees provide funding for growth from those who are contributing to the growth

COMPATIBILITY WITH GENERAL PLAN POLICIES, GOALS, AND OBJECTIVES:
Consistent with General Plan and goals of the City.

41 PART II:

42

43 Provo City Code Section 15.08.060 is amended as follows:

44

45 **15.08.060. Impact Fee Calculations**

46 (1) The impact fees established by this Chapter may not exceed the highest fee justified by the
47 written analysis set forth in the Impact Fee Analysis and Impact Fee Facilities Plan (IFFP)
48 adopted by the Municipal Council on December 10, 2019, ~~for public facilities other than~~
49 ~~wastewater and water resources.~~ **except as follows:**

50

51 (a) For wastewater public facilities, the impact fees established by this Chapter may not
52 exceed the highest fee justified by the written analysis set forth in the Wastewater
53 Impact Fee Analysis and Sewer Impact Fee Facilities Plan (IFFP) adopted by the
54 Municipal Council on March 15, 2022.

55 (b) For water resources public facilities, the impact fees established by this Chapter may
56 not exceed the highest fee justified by the written analysis set forth in the Water
57 Impact Fee Analysis (WIFA) adopted by the Municipal Council on December 17,
58 2024.

59 (c) For Public Safety facilities, the impact fees established by this Chapter may not
60 exceed the highest fee shown on the Public Safety Impact Fee Combined Table
61 adopted by the Municipal Council on June 17, 2025, which consolidates data from the
62 Impact Fee Analysis and IFFP approved in 2019.

63

64 ...

65

66 PART III:

67

68 A. If a provision of this ordinance conflicts with a provision of a previously adopted
69 ordinance, this ordinance prevails.

70

71 B. This ordinance and its various sections, clauses, and paragraphs are severable. If any
72 part, sentence, clause, or phrase is judicially determined to be unconstitutional or
73 invalid, the remainder of the ordinance is not affected by that determination.

74

75 C. This ordinance takes effect immediately after it has been posted or published in
76 accordance with Utah Code Section 10-3-711, presented to the Mayor in accordance
77 with Utah Code Section 10-3b-204, and recorded in accordance with Utah Code
78 Section 10-3-713.

79

80 D. The Municipal Council directs that the official copy of Provo City Code be updated to
81 reflect the provisions of Part II of this ordinance.

EXHIBIT A

Public Safety Impact Fee Combined Table

EXHIBIT B

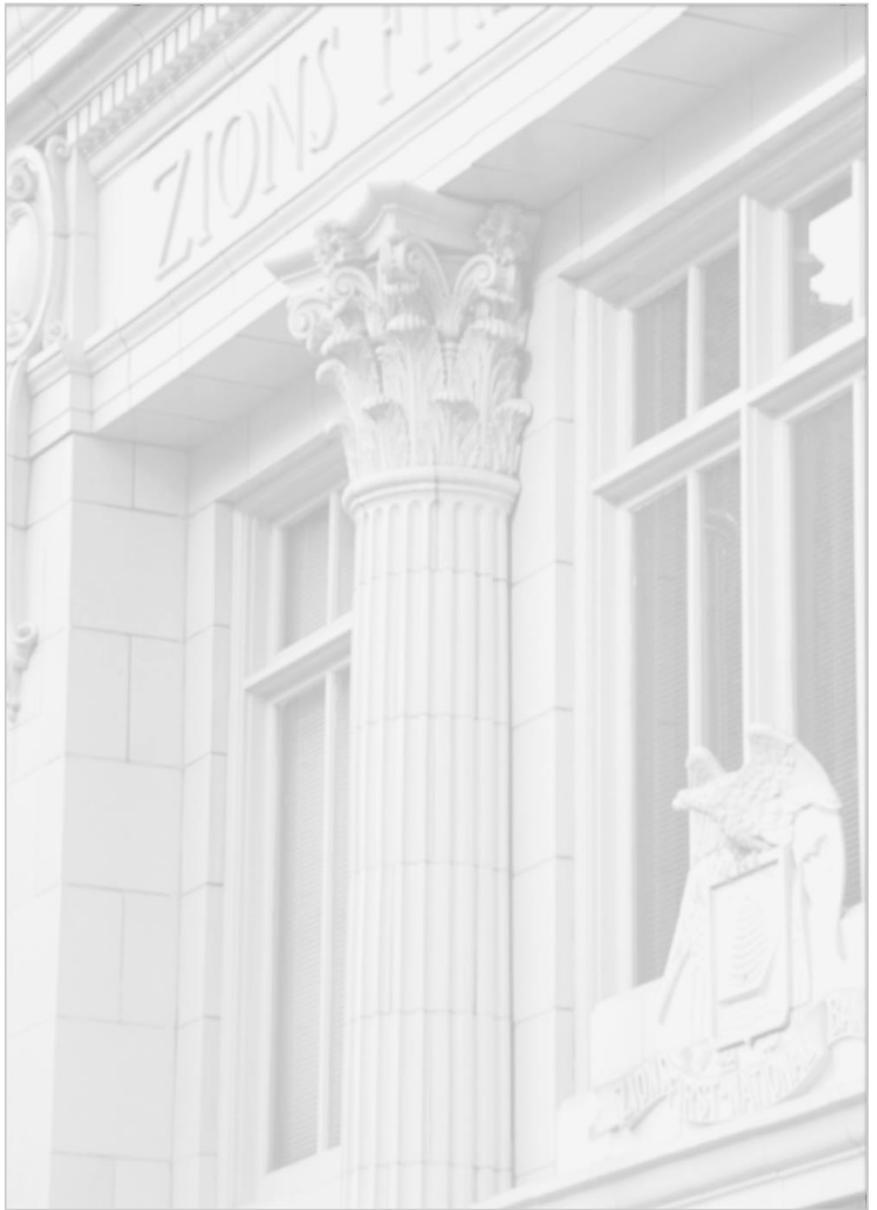
Public Safety Impact Fee Facilities Plan

EXHIBIT C

Public Safety Impact Fee Analysis

	Police	Fire	Public Safety Fee														
Single-Family	\$373.18	\$207.49	\$580.67														
Multi-Family	\$178.47	\$82.16	\$260.63														
Commercial	\$376.61	\$196.87	\$573.48														
Institutional	\$197.96	\$112.92	\$310.88														
Apparatus		\$69.62	\$69.62														
POLICE						FIRE					TOTAL				APPARATUS		Institutional/
	Cost per Call	Single-Family	Multi-Family	Commercial per 1000 sf	Institutional per 1000 sf	Cost per Call	Single-Family	Multi-Family	Commercial per 1000 sf	Institutional per 1000 sf	Single-Family	Multi-Family	Commercial per 1000 sf	Institutional per 1000 sf	Commercial w/ Apparatus	Apparatus	Apparatus
2019	\$246.72	\$373.18	\$178.47	\$376.61	\$197.96	\$794.25	\$207.49	\$82.16	\$196.87	\$112.92	\$580.68	\$260.63	\$573.48	\$310.88	\$643.10	\$380.50	\$380.50
2020	\$246.72	\$373.18	\$178.47	\$376.61	\$197.96	\$794.25	\$207.49	\$82.16	\$196.87	\$112.92	\$580.68	\$260.63	\$573.48	\$310.88	\$643.10	\$380.50	\$380.50
2021	\$250.23	\$378.49	\$181.01	\$381.97	\$200.78	\$815.30	\$212.99	\$84.34	\$202.09	\$115.91	\$591.48	\$265.35	\$584.06	\$316.69	\$653.68	\$386.31	\$386.31
2022	\$253.79	\$383.88	\$183.58	\$387.40	\$203.63	\$836.65	\$218.57	\$86.55	\$207.38	\$118.95	\$602.44	\$270.13	\$594.78	\$322.58	\$664.40	\$392.20	\$392.20
2023	\$257.39	\$389.33	\$186.19	\$392.90	\$206.53	\$858.28	\$224.22	\$88.79	\$212.75	\$122.02	\$613.55	\$274.98	\$605.65	\$328.55	\$675.27	\$398.17	\$398.17
2024	\$261.06	\$394.87	\$188.84	\$398.49	\$209.46	\$880.27	\$229.96	\$91.06	\$218.20	\$125.15	\$624.83	\$279.90	\$616.69	\$334.61	\$686.31	\$404.23	\$404.23
2025	\$264.78	\$400.50	\$191.53	\$404.17	\$212.45	\$902.63	\$235.80	\$93.38	\$223.74	\$128.33	\$636.30	\$284.91	\$627.91	\$340.78	\$697.53	\$410.40	\$410.40
2026	\$268.56	\$406.22	\$194.27	\$409.95	\$215.49	\$925.39	\$241.75	\$95.73	\$229.38	\$131.56	\$647.97	\$290.00	\$639.33	\$347.05	\$708.95	\$416.67	\$416.67
2027	\$272.42	\$412.05	\$197.06	\$415.83	\$218.58	\$948.56	\$247.80	\$98.13	\$235.12	\$134.86	\$659.85	\$295.18	\$650.96	\$353.44	\$720.58	\$423.06	\$423.06
2028	\$276.35	\$418.00	\$199.90	\$421.83	\$221.73	\$972.19	\$253.98	\$100.57	\$240.98	\$138.22	\$671.97	\$300.47	\$662.81	\$359.95	\$732.43	\$429.57	\$429.57
2029	\$280.36	\$424.06	\$202.80	\$427.95	\$224.95	\$996.31	\$260.28	\$103.07	\$246.96	\$141.65	\$684.34	\$305.87	\$674.91	\$366.60	\$744.53	\$436.22	\$436.22
2030	\$284.45	\$430.25	\$205.76	\$434.20	\$228.23	\$1,020.93	\$266.71	\$105.61	\$253.06	\$145.15	\$696.96	\$311.37	\$687.26	\$373.38	\$756.88	\$443.00	\$443.00
2031	\$288.63	\$436.57	\$208.78	\$440.58	\$231.59	\$1,046.09	\$273.28	\$108.22	\$259.30	\$148.72	\$709.85	\$317.00	\$699.87	\$380.31	\$769.49	\$449.93	\$449.93
2032	\$292.90	\$443.03	\$211.87	\$447.10	\$235.01	\$1,071.81	\$280.00	\$110.88	\$265.67	\$152.38	\$723.03	\$322.75	\$712.77	\$387.39	\$782.39	\$457.01	\$457.01
2033	\$297.27	\$449.65	\$215.04	\$453.77	\$238.52	\$1,098.17	\$286.88	\$113.60	\$272.21	\$156.13	\$736.53	\$328.64	\$725.98	\$394.65	\$795.60	\$464.27	\$464.27
2034	\$301.75	\$456.43	\$218.28	\$460.61	\$242.12	\$1,125.16	\$293.94	\$116.39	\$278.90	\$159.96	\$750.36	\$334.67	\$739.51	\$402.08	\$809.13	\$471.70	\$471.70
2035	\$306.35	\$463.37	\$221.60	\$467.62	\$245.80	\$1,152.84	\$301.17	\$119.26	\$285.76	\$163.90	\$764.54	\$340.86	\$753.38	\$409.70	\$823.00	\$479.32	\$479.32
2036	\$311.06	\$470.50	\$225.01	\$474.82	\$249.58	\$1,181.23	\$308.59	\$122.20	\$292.80	\$167.94	\$779.08	\$347.20	\$767.61	\$417.52	\$837.23	\$487.14	\$487.14
2037	\$315.89	\$477.81	\$228.50	\$482.19	\$253.46	\$1,210.38	\$316.20	\$125.21	\$300.02	\$172.08	\$794.01	\$353.71	\$782.21	\$425.54	\$851.83	\$495.16	\$495.16
2038	\$320.85	\$485.31	\$232.09	\$489.77	\$257.44	\$1,240.29	\$324.01	\$128.31	\$307.44	\$176.33	\$809.33	\$360.40	\$797.20	\$433.78	\$866.82	\$503.40	\$503.40
2039	\$325.95	\$493.03	\$235.78	\$497.55	\$261.53	\$1,271.05	\$332.05	\$131.49	\$315.06	\$180.71	\$825.07	\$367.27	\$812.61	\$442.24	\$882.23	\$511.86	\$511.86
2040	\$331.19	\$500.95	\$239.57	\$505.55	\$265.74	\$1,302.66	\$340.31	\$134.76	\$322.90	\$185.20	\$841.26	\$374.33	\$828.45	\$450.94	\$898.07	\$520.56	\$520.56
Calls per Unit	Police	Fire															
Single-Family	1.512575	0.261															
Multi-Family	0.723362	0.103															
Commercial	1.526453	0.248															
Institutional	0.802370	0.142															
SUMMARY	Residential	Multi-Family	Commercial	Institutional													
2025	\$636.30	\$284.91	\$697.53	\$410.40													
2026	\$647.97	\$290.00	\$708.95	\$416.67													
2027	\$659.85	\$295.18	\$720.58	\$423.06													
2028	\$671.97	\$300.47	\$732.43	\$429.57													
2029	\$684.34	\$305.87	\$744.53	\$436.22													
2030	\$696.96	\$311.37	\$756.88	\$443.00													
2031	\$709.85	\$317.00	\$769.49	\$449.93													
2032	\$723.03	\$322.75	\$782.39	\$457.01													

2033	\$736.53	\$328.64	\$795.60	\$464.27
2034	\$750.36	\$334.67	\$809.13	\$471.70
2035	\$764.54	\$340.86	\$823.00	\$479.32
2036	\$779.08	\$347.20	\$837.23	\$487.14
2037	\$794.01	\$353.71	\$851.83	\$495.16
2038	\$809.33	\$360.40	\$866.82	\$503.40
2039	\$825.07	\$367.27	\$882.23	\$511.86
2040	\$841.26	\$374.33	\$898.07	\$520.56



City of Provo

Public Safety Impact Fee Analysis

ZIONS  PUBLIC FINANCE, INC.

September 2018

CONTENTS

Executive Summary3

 Impact Fee Overview3

 Public Safety Overview3

 Impact Fee Service Area.....3

 Definition of a Police Service Call.....3

 Definition of a Fire/EMS Call4

 Level of Service: Police Floorspace per Call4

 Fire/EMS Floorspace per Call Level of Service4

 Current Four Minute Response Time4

 Police Impact Fee Calculation5

 Impact Fee Credit Calculation5

 2019 Impact Fee per Land Use.....5

 Fire /EMS Impact Fee Calculation5

 Impact Fee Credit Calculation6

 2019 Impact Fee per Land Use.....6

 Non-Standard Impact Fee Calculation7

Chapter 1: Introduction and Project Overview8

 Impact Fee Definition.....8

 Impact Fees Allocate Capital Costs to New Growth.....8

 Public Safety Service Area8

 Costs Included in the Impact Fee8

 Non-Qualifying Costs8

 Assessment of an Impact Fee8

Chapter 2: Land Use and Service Calls9

 Current and Future Development in Provo9

 Growth in Police Calls9

 Growth in Fire/EMS Calls9

Chapter 3: Infrastructure and Financing Costs11

 Existing & Future Public Safety Facilities11

 Existing Police Facilities.....11

 Future Police Facilities.....11

 Existing Fire/EMS Facilities11

 Future Fire/EMS Facilities12

 Debt Funding13

Chapter 4: Level of Service Analysis14

 Definition of a Police Service Call14



Floorspace per Call 14

Definition of a Fire/EMS Call 14

Level of Service Floorspace per Call 14

Current Four Minute Response Time 15

Growth’s Impact on Public Facilities 15

Chapter 5: Proportionate Share Analysis 16

 Manner of Financing Improvements 16

 Tax Revenues 16

 Federal and State Grants and Donations 16

 Developer Dedications and Exactions 16

 Impact Fees 16

 Proposed Credits Owed to Development 16

 Summary of Time Price Differential 16

 Equity of Impact Fees 17

 Calculation of Proportionate Share 17

Chapter 6: Apparatus Fee Calculation 19

 Impact Fee Qualifying Apparatus 19

 Apparatus Fee Calculation 19

Chapter 7: Impact Fee Calculation 20

 Maximum Legal Impact Fee - Police 20

 Credit Calculation 20

 Impact Fee Assessment by Development Type 20

 Maximum Legal Impact Fee - Fire 20

 Credit Calculation 21

 Impact Fee Assessment by Development Type 21

 Non-Standard Calculation 22

Impact Fee Certification 23

Police Appendix 24

Fire/EMS Appendix 25

EXECUTIVE SUMMARY

IMPACT FEE OVERVIEW

An impact fee is a payment of money imposed upon new development activity as a condition of development approval to mitigate the impact of the new development on public infrastructure. Impact fees collected for police, fire and emergency medical services (EMS) provide funding for essential public safety infrastructure needed by Provo (the City) to handle the increase in calls that new growth will generate.

The recommended impact fee structure presented in this analysis has been prepared to satisfy the Impact Fees Act, Utah Code Ann. § 11-36a-101 et. seq., and represents the maximum impact fees that the City may assess. Impact fees will only be used to perpetuate the current level of service, and the City will use other revenue sources to fund any portions of the projects identified in the IFFP that cure any existing deficiencies or increase the level of service for existing users.

Without impact fees, new development may not pay its fair share of the facilities built to support its demand. This would potentially require existing residents to pay for facilities and services that may only be needed to serve new development. Utilizing impact fees to pay the portion of the costs associated with future demand puts future users on an equal footing with existing users—who have been paying property taxes, sales taxes, and/or other revenue sources to generate the revenue required to provide needed services.

PUBLIC SAFETY OVERVIEW

IMPACT FEE SERVICE AREA

The proposed impact fees will be assessed throughout the entire City-wide Service Area (Service Area). The established service area is the same geographic area as the current City limits. The City does respond to calls through mutual aid agreements, but calls related to mutual aid are not assessed an impact fee and are not considered in the capacity calculations of the impact fee analysis.

Police. New growth adds pressure to the police department by increasing the call volume as the developed units and density of development increases—particularly in areas farther and farther away from the City center. This increases the personnel needs which in turn requires additional and/or expanded facilities. To meet the demands of future growth, the City anticipates constructing a new police headquarters building as part of a joint public safety facility with the fire/EMS department. With the completion of this project the City anticipates having adequate police station square footage to meet the 2060 demands.

Fire/EMS. A network of fire protection/EMS is required to ensure that the majority of development within the Service Area receives a first responder response time which adequately protects life and property. New growth adds pressure to the fire/EMS resources by increasing the call volume as the quantity and density of development increases—particularly in areas farther and farther away from the City center. This increases the crew and apparatus needs which in turn require additional and/or expanded facilities. To meet the demands of future growth, the City anticipates constructing an expansion to Stations 1 and 2, a joint public safety facility with the police department which will house fire/EMS administrative offices, and construction of a new station (Station 6). With the completion of these projects the City anticipates having adequate fire station square footage to meet the 2060 demands.

DEFINITION OF A POLICE SERVICE CALL

Police dispatch receives many non-emergency calls which do not result in an actual response. These non-emergency phone calls are not counted in the projected call counts. Service calls are considered to be the same as an actual police response rather than a phone call that is received by dispatch which may or may not result in a response.

DEFINITION OF A FIRE/EMS CALL

The impact fee is assessed according to service calls. Fire dispatch receives many non-emergency calls which do not result in an actual response. These non-emergency phone calls are not counted in the projected call counts. Service calls are considered to be the same as an actual fire or EMS response rather than a phone call that is received by dispatch which may or may not result in a response.

LEVEL OF SERVICE: POLICE FLOORSPACE PER CALL

Growth's use of existing police facilities and the need for future capital projects will be determined by the target level of service standards. The true LOS measure will be the square footage per call at 2060 since that is the call volume the police facilities are designed to serve. However, Figure ES.1 shows that the 2060 level of service of 0.592 square feet per call is higher than the currently observed LOS of 0.383 sq ft per call indicating that an existing LOS deficiency exists. A credit has been included in the impact fee calculation to offset the cost of curing the existing deficiency so that impact fee payers are not burdened with that cost.

FIGURE ES.1: POLICE LEVEL OF SERVICE

Time Frame	Floorspace (SF)	Calls	Sq Ft per Call
Current	29,972	78,259	0.383
Within 10 Years	46,257	90,874	0.509
2060	76,229	128,718	0.592
Impact Fee Level of Service Used	76,229	128,718	0.592

FIRE/EMS FLOORSPACE PER CALL LEVEL OF SERVICE

Growth's use of existing fire/EMS facilities and the need for future capital projects will be determined by the target level of service standards. The true LOS measure will be the sq ft per call at 2060 since that is the call volume the fire/EMS facilities are designed to serve. However, Figure ES.2 shows that the 2060 level of service of 2.33 sq ft per call is higher than the currently observed LOS of 1.74 sq ft per call indicating that an existing LOS deficiency exists. A credit has been included in the impact fee calculation to offset the cost of curing the existing deficiency so that impact fee payers are not burdened with that cost.

FIGURE ES.2: FIRE/EMS LEVEL OF SERVICE

Time Frame	Floorspace (SF)	Current/ Projected Calls	Sq Ft per Call
2016	20,358	11,718	1.74
Within 10 Years	44,475	13,567	3.28
2060	44,475	19,114	2.33
Impact Fee Level of Service Used	44,475	19,114	2.33

CURRENT FOUR MINUTE RESPONSE TIME

In addition to station square footage per call, the other key metric when evaluating fire/EMS level of service is call response time. When it comes to protecting property and especially life, zero loss would be the ideal goal. However, it is impossible to locate a fire station on every corner. Therefore, decisions on station placement must be made to enable the best protection possible under the circumstances. It is the goal of the City to respond to at least 90% of fire and EMS calls within four minutes.

POLICE IMPACT FEE CALCULATION

The impact fee cost per police call has been calculated to be \$331.19 as shown in Figure ES.3.

FIGURE ES.3: COST PER POLICE CALL CALCULATION

	Impact Fee Qualifying Cost	% Growth Related	Impact Fee Qualifying Cost Assigned to New Growth	Future Calls	Impact Fee Cost per Call
Police Facilities					
Existing Facilities	\$ 3,227,557	0.0%	\$ -	50,459	\$ -
Existing Debt Service (Interest)	-	0.0%	-	50,459	-
Future Facilities within 10 Years	29,001,096	39.2%	11,368,840	50,459	225.31
Future Debt Service (Interest)	13,578,534	39.2%	5,322,977	50,459	105.49
Total	\$ 45,807,186		\$ 16,691,817		\$ 330.80
Miscellaneous					
Professional Services	\$ 20,000	100%	\$ 20,000	50,459	\$ 0.40
Total Miscellaneous	\$ 20,000		\$ 20,000		\$ 0.40
Grand Total	\$ 45,827,186		\$ 16,711,817		\$ 331.19

IMPACT FEE CREDIT CALCULATION

An annual impact fee credit was calculated which considers the cost of curing the deficiency for existing users. The annual debt service payments will be made using property tax revenue. The impact fee credit is calculated annually and adjusted in accordance with the life of the bond and how many years the impact fee payee will be paying property tax that will go towards the annual debt service payments. A new development who joins the City in 2019 will pay all twenty years of property tax towards the debt service payment and will have a larger impact fee credit than a development joining the City at a later date. Therefore, the impact fee should be adjusted annually to incorporate the current year's impact fee credit. In 2019, once the impact fee credit has been applied, the cost per call drops from \$331.19 to \$246.72. See Police - Appendix K for the credit calculation.

2019 IMPACT FEE PER LAND USE

The impact fee cost per call will be assessed to each land use category according to the annual calls per unit. Figure ES.4 shows the calls per unit and resulting impact fee per unit for each land use category for fiscal year 2019. See Appendix L for the annual impact fee by development type for the years 2019-2028.

FIGURE ES.4: RECOMMENDED POLICE IMPACT FEE ASSESSMENT

Police	2019 Cost per Call	Calls per Unit	2019 Impact Fee per Unit
Residential			
Single Family Residential Unit	\$ 246.72	1.513	\$ 373.18
Multi-Family Residential Unit	246.72	0.723	178.47
Non Residential			
Commercial (per 1,000 SF)	\$ 246.72	1.526	\$ 376.61
Institutional (per 1,000 SF)	246.72	0.802	197.96

FIRE /EMS IMPACT FEE CALCULATION

The impact fee cost per fire/EMS call has been calculated to be \$1,302.66 as shown in Figure ES.5.

FIGURE ES.5: COST PER FIRE/EMS CALL CALCULATION

Expense	Impact Fee Qualifying Cost	% to Growth Related	Impact Fee Qualifying Cost Assigned to New Growth	New Growth Calls Added to Buildout	Impact Fee Cost per Call
Fire Stations					
Existing Facilities	\$ 8,816,861	0.00%	\$ -	7,396	\$ -
Existing Debt Service (Interest)	-	0.00%	-	7,396	-
Future Facilities within 10 Years	11,021,758	71.36%	7,864,936	7,396	1,063
Future Debt Service (Interest)	2,452,159	71.36%	1,749,818	7,396	237
Total	\$ 22,290,778		\$ 9,614,754		\$ 1,299.96
Miscellaneous					
Deficiency Credits					
Professional Services	20,000	100%	20,000	7,396	2.70
Total Miscellaneous	\$ 20,000		\$ 20,000		\$ 2.70
Grand Total	\$ 22,310,778		\$ 9,634,754		\$ 1,302.66

IMPACT FEE CREDIT CALCULATION

The annual debt service payments will be made using property tax revenue. Therefore, an annual impact fee credit was calculated which considers the cost of curing the deficiency for existing users. The impact fee credit is calculated annually and adjusted in accordance with the life of the bond and how many years the impact fee payee will be paying property tax that will go towards the annual debt service payments. For example, a new development who joins the City in 2019 will pay all twenty years of property tax towards the debt service payment and will have a larger impact fee credit than a development joining the City at a later date. Therefore, the impact fee should be adjusted annually to incorporate the current year's impact fee credit. In 2019, once the impact fee credit has been applied, the cost per call drops from \$1,302.66 to \$794.25. See Fire/EMS Appendix L for the credit calculation.

2019 IMPACT FEE PER LAND USE

The impact fee cost per call will be assessed to each land use category according to the annual calls per unit. Figure ES.6 shows the calls per unit and resulting impact fee per unit for each land use category for fiscal year 2019. See Fire - Appendix M for the annual impact fee by development type for the years 2019-2028.

FIGURE ES.6: RECOMMENDED FIRE/EMS IMPACT FEE ASSESSMENT (2019)

Fire / EMS	2019 Cost per Call	Calls per Unit	2019 Impact Fee per Unit
Residential			
Single Family Residential Unit	\$ 794	0.261	\$ 207.49
Multi-Family Residential Unit	794	0.103	82.16
Non Residential			
Commercial (per 1,000 SF)	\$ 794	0.248	\$ 196.87
Institutional (per 1,000 SF)	794	0.142	112.92
Commercial Apparatus Fee (kSF Floor Space)*		See Apparatus Fee Table	

*Apparatus Fee is charged to commercial land uses only

The Impact Fee Act allows for an apparatus fee to be calculated for any apparatus over \$500,000. The apparatus fee is assessed in addition to the impact fee, but the apparatus fee may only be assessed to commercial land uses. The apparatus fee per 1,000 sq ft of commercial floorspace is shown in Figure ES.7.

FIGURE ES.7: COMMERCIAL FIRE/EMS APPARATUS CALCULATION

Apparatus Fee			
Non-Residential Land Use	Apparatus Cost per Call	Calls per 1,000 SF	Apparatus Fee per 1,000 SF
General Commercial	\$ 280.85	0.248	\$ 69.62

NON-STANDARD IMPACT FEE CALCULATION

Occasionally a development is constructed which has a unique impact on the community and does not easily fit into any of the major land use categories used to assess impact fees or a development project may fit into one of the land use categories listed above but may have an unusually high or low number of anticipated calls. In these cases, the City reserves the right under the Impact Fees Act to assess an adjusted fee that more closely matches the true impact that a unique project may have upon police and fire/EMS services. Also, individuals and/or organizations subject to an impact fee have the ability to request the City to consider whether they qualify as an exception. Whichever party initiates the review for an exception has the burden of proof to justify the higher or lower fee in accordance with the non-standard impact fee formula. The non-standard impact fee formulas are found in Figures ES.8 and ES.9.

Police. The variable in the non-standard impact fee formula is the number of annual police calls projected to be generated by the non-standard use in question. The number of annual calls projected for a non-standard use should be well documented using specific and timely data from other developments within Provo or from relevant developments within other cities which closely resemble Provo in population and overall character.

FIGURE ES.8: NON-STANDARD USER IMPACT FEE FORMULA FOR POLICE (2019)

Police Cost Per Call (2019)		Non-Standard Development		Impact Fee Assessed (2019)
\$246.72	x	# of Annual Calls Projected to be Created	=	Non-Standard Impact Fee

Fire/EMS. The variable in the non-standard impact fee formula is the number of annual fire/EMS calls projected to be generated by the non-standard use in question. The number of annual calls projected for a non-standard use should be well documented using specific and timely data from other developments within Provo or from relevant developments within other cities which closely resemble Provo in population and overall character. The non-standard impact fee formula is found in Figure ES.9.

FIGURE ES.9: NON-STANDARD USER IMPACT FEE FORMULA FOR FIRE/EMS (2019)

Fire / EMS Cost Per Call		Non-Standard Development		2019 Impact Fee Assessed*
\$794.25	x	# of Projected Annual Calls Generated by Land Use	=	Non-Standard Impact Fee

*When a non-standard impact fee is calculated for a commercial land use apparatus fee will also be assessed

CHAPTER 1: INTRODUCTION AND PROJECT OVERVIEW

IMPACT FEE DEFINITION

An impact fee is a payment of money imposed upon new development activity as a condition of development approval to mitigate the impact of the new development on public infrastructure. Impact fees collected for police and fire/EMX services provide funding for essential public safety facilities needed by the City of Provo (the City) to handle the increase in police and fire/EMS calls that new growth will generate. The recommended impact fee structure presented in this analysis has been prepared to satisfy Utah State Code Title 11, Chapter 36a, Sections 1-5 (the Impact Fees Act).

IMPACT FEES ALLOCATE CAPITAL COSTS TO NEW GROWTH

Utilizing impact fees to pay for the growth-related portion of future facilities allows future users to fund the necessary improvements required to provide police and fire/EMS services to them. A city without impact fees requires all existing users to pay for their own needs plus the needs of new development.

PUBLIC SAFETY SERVICE AREA

The proposed impact fees will be assessed throughout the entire City-wide Service Area (Service Area). The established service area is the same geographic area as the current City limits. The City also responds to calls through mutual aid agreements. Calls related to mutual aid are not assessed an impact fee and are not considered in the capacity calculations of the impact fee analysis.

COSTS INCLUDED IN THE IMPACT FEE

The impact fees proposed in the Public Safety Impact Fee Analysis are calculated based upon the costs of constructing:

- New facilities required to maintain (but not exceed) the existing level of service;
- Interest costs related to existing or future debt used to fund police or fire/EMS;
- Historic costs of existing facilities that will serve new development; and
- Cost of professional services for engineering, planning, and preparation of the impact fee facilities plan and impact fee analysis.

NON-QUALIFYING COSTS

Non-qualifying costs which will be excluded from the impact fee calculation include:

- Operational and maintenance costs;
- Cost of any facilities constructed beyond 10 years;
- Any portion of future facilities required to cure an existing deficiency;
- Cost of facilities funded by grants or other funds which the City is not required to repay; and
- Cost of renovating or reconstructing facilities which do not provide new capacity or needed enhancement of services to future development.

ASSESSMENT OF AN IMPACT FEE

The final impact fee schedule found in Chapter 7 includes a combination of residential and non-residential developments within the City to develop a fair system of impact fees for each land use category.

The City will assess the impact fee as part of the building permit process. New development will pay the impact fee before a final building permit is issued. Residential impact fees will be assessed according to type of dwelling unit (single family or multi-family) and non-residential impact fees will be determined by land use type and assessed per 1,000 square feet of building floorspace.

CHAPTER 2: LAND USE AND SERVICE CALLS

CURRENT AND FUTURE DEVELOPMENT IN PROVO

The public safety impact fee will be assessed to residential and non-residential development. Residential will be assessed according to single family or multi-family units and non-residential development will be assessed according to general commercial or institutional.

The land use estimates that are used as a baseline in the impact fee calculation correlate with the 2016 police and fire/EMS call data provided by the City. The estimated number of current single-family units, multi-family units, and non-residential square footage and 2060 projections are shown in Figure 2.1. These estimates are used to identify capacity available in the current system and detail future capacity needs.

FIGURE 2.1: EXISTING AND FUTURE LAND USE

	Existing Development	Future Development to be Added	Existing + Growth to 2060
Residential Units	Total Units	Units	Total Units
Single Family	14,136	5,436	19,572
Multi-Family	21,309	24,360	45,668
Total	35,445	29,795	65,240
Private Non-Residential Units	Estimated kSF	Estimated kSF	Estimated kSF
Commercial	16,410	9,479	25,889
Institutional	7,872	4,547	12,419
Total	24,282	14,027	38,309

Source: Snideman Consulting

Single Family = single family detached, all others are considered "Multifamily" for impact fee assessment purposes

GROWTH IN POLICE CALLS

In 2016 the City received 78,259 total police calls. The population of Provo is expected to grow to 189,400 by 2060. As shown in Figure 2.2 it is anticipated that the annual call volume will grow to 128,718 calls - an increase of 50,459 annual calls.

FIGURE 2.2: FUTURE POLICE CALL PROJECTIONS

Growth in Police Calls	
2016 Calls	78,259
2060 Calls	128,718
Undeveloped Calls	50,459
% Undeveloped	39%
Calls Added at 2060	50,459

GROWTH IN FIRE/EMS CALLS

In 2016 the City received 11,718 total fire/EMS calls. By 2060, this is anticipated to grow to 19,114 calls which is an increase of 7,396 annual calls.

FIGURE 2.3: FUTURE FIRE CALL PROJECTIONS

Growth in Fire Calls	
2016 Calls	11,718
2060 Calls	19,114
Undeveloped Calls	7,396
% Undeveloped	39%
Calls Added By 2060	7,396

CHAPTER 3: INFRASTRUCTURE AND FINANCING COSTS

EXISTING & FUTURE PUBLIC SAFETY FACILITIES

EXISTING POLICE FACILITIES

With new development and growth, the police department will need to expand. The optimal size of the force, the necessary equipment, and the building space needed for this growth is much more difficult to assess than fire department needs. While a fire department’s needs can be linked to response time standards, the goals of a police department translate less easily into infrastructure requirements. One reason for this difference is the fact that the police units are not stationary apparatuses stored at one location, but instead smaller vehicles that are constantly moving within the City.

As a City grows and becomes more urbanized, commercial, and dense (with higher populations), police services generally become more complex. Urbanization requires more capacity for activities such as investigations, criminal processing, evidence storage, and various other police services. The City currently operates the police department from one existing headquarters station as shown in Figure 3.1.

FIGURE 3.1: SUMMARY OF EXISTING POLICE FACILITIES

Existing Facilities				
	Total Cost	Year Constructed	Total Building SF	Impact Fee Eligible
Police Station	\$ 3,227,557	1972	29,972	\$ 3,227,557
Total	\$ 3,227,557		29,972	\$ 3,227,557

FUTURE POLICE FACILITIES

Only facilities to be constructed within a ten-year horizon are considered in the calculation of impact fees. During the ten-year impact fee horizon, the City anticipates constructing a new and expanded police headquarters facility. Once the ten-year capital projects have been completed the City anticipates having sufficient capacity to meet the 2060 demands of the City-wide Service Area.

FIGURE 3.2: SUMMARY OF FUTURE POLICE FACILITIES

Project	Construction Year	Added Floorspace (Sq Ft)	Cost per Sq Ft	PV Project Expense \$	Construction Year Expense	% Impact Fee Eligible	Impact Fee Eligible Cost
Future Police Facilities Within 10 Years							
Public Safety Building Expansion Facility	2019	76,229	\$ 380	\$ 29,001,096	\$ 29,001,096	100%	\$ 29,001,096
Public Safety Building Expansion Land	2019	-	-	-	-	-	-
Future Facilities Built Within 10 Years		76,229	-	\$ 29,001,096	\$ 29,001,096	-	\$ 29,001,096
Future Facilities Beyond 10 Years							
Beyond 10 Year Land		-	\$ -	\$ -	\$ -	-	\$ -
Beyond 10 Year Facilities		-	-	-	-	-	-
Future Facilities Built Beyond 10 Years		-	\$ -	\$ -	\$ -	-	\$ -
Total Future Police Facilities		76,229	-	\$ 29,001,096	\$ 29,001,096	-	\$ 29,001,096

EXISTING FIRE/EMS FACILITIES

The fire/EMS department currently maintains 20,358 sq ft of fire facilities. Generally, as development increases, the number of emergency calls also rises affecting the fire/EMS services in two major ways.

First, much of the newer development comes from undeveloped land that is located farther away from the City’s center. This increases response times—taking it longer for fire fighters or EMS personnel to reach emergency situations.

Second, as the call volume increases, so does the likelihood that multiple calls will occur at the same time and compete for emergency services. This also increases the average response time. When response times increase the risk of property damage and loss of life also increases. New facilities must be built to maintain both adequate response times and to provide adequate space for the additional equipment and emergency vehicles needed to serve a greater volume of emergency calls.

The City operates the fire department from five existing Impact fee eligible fire stations. The City also operates the airport operations center. The airport operations center and the specialized equipment housed there are not impact fee eligible costs; therefore, that station has been excluded from the impact fee analysis.

FIGURE 3.3: SUMMARY OF EXISTING FIRE/EMS FACILITIES

Existing Fire / EMS Facilities					
Facility	Location	Total Cost	Totals Station Sq Ft	% Impact Fee Eligible	Impact Fee Qualifying Cost
Fire Station 21	80 S 300 W	\$ 3,640,333	8,820	100%	\$ 3,640,333
Fire Station 22	2737 N Canyon Rd	551,121	3,385	100%	551,121
Fire Station 23	601 W Columbia Lane	684,104	2,145	100%	684,104
Fire Station 24	95 S 2050 W	1,216,463	2,128	100%	1,216,463
Fire Station 25	275 S 700 E	2,673,375	3,880	100%	2,673,375
Airport Operation Center (Non-Qualifying)	1140 Aviation Drive	-	-	0%	-
Training Building (Station 23)	601 W Columbia Lane	51,464	-	100%	51,464
Total		\$ 8,816,861	20,358		\$ 8,816,861

FUTURE FIRE/EMS FACILITIES

Only facilities to be constructed within a ten-year horizon are considered in the calculation of fire/EMS impact fees. The City has four future capital projects that meet this requirement. Fire Stations 1 and 2 capital projects will increase the floorspace of the existing stations and increase available capacity to serve future call growth; however, 800 sq ft of the Fire Station 2 expansion relating to a community room were considered non-impact fee qualifying and removed from the impact fee calculation. Once the ten-year capital projects have been completed the City anticipates having sufficient capacity to meet the 2060 demands of the City-wide Service Area.

FIGURE 3.4: SUMMARY OF FUTURE FIRE/EMS FACILITIES

Project	Year	Floorspace (Sq Ft)	Cost Estimate per Unit	Land (Acres)	PV Project Expense \$	Construction Year Expense*	% to Growth	Expansionary Cost
Future Fire / EMS Facilities Within 10 Years								
Fire Station 2	2019	6,615	\$ 423	-	\$ 4,566,537	\$ 4,566,537	66%	\$ 3,020,764
Fire Station Administration (Public Safety Building)	2019	4,858	\$ 388	-	\$ 1,883,939	\$ 1,883,939	100%	\$ 1,883,939
Fire Station 1 Remodel	2019	607	\$ 383	-	\$ 3,612,434	\$ 3,612,434	6%	\$ 225,308
Fire Station 6	2024	12,037	\$ 385	-	\$ 4,634,245	\$ 5,533,531	100%	\$ 5,533,531
Fire Station 6 Land	2024		150,000	2.00	300,000	358,216	100%	358,216
Within 10 Years		24,117			\$ 8,546,679	\$ 15,954,657		\$ 11,021,758
Future Fire / EMS Facilities Beyond 10								
Beyond 10 Year Land		-	\$ -	-	\$ -	\$ -	-	\$ -
Beyond 10 Year Facilities		-	-	-	-	-	-	-
Beyond 10 Years		-	-	-	-	-	-	-
Total Future Fire / EMS Facilities		24,117			\$ 14,997,155	\$ 15,954,657		\$ 11,021,758

DEBT FUNDING

In November of 2018 the City held a bond election to seek approval for a general obligation bond to potentially fund the Public Safety Administration Building, Fire Stations 1 and 2 expansions, and the City Center project. The portion of the anticipated bond interest which relates to impact fee qualifying police facilities will be included in the impact fee calculation as shown in Figures 3.5 and 3.6.

FIGURE 3.5: FUTURE GO BOND DEBT SERVICE

Date	Principal	Interest	Total P&I	Fire Portion	Police Portion
2020	\$ 2,385,000	\$ 2,511,256	\$ 4,896,256	\$ 761,893	\$ 2,086,204
2021	2,165,000	2,732,650	4,897,650	762,109	2,086,797
2022	2,270,000	2,624,400	4,894,400	761,604	2,085,413
2023	2,385,000	2,510,900	4,895,900	761,837	2,086,052
2024	2,505,000	2,391,650	4,896,650	761,954	2,086,371
2025	2,630,000	2,266,400	4,896,400	761,915	2,086,265
2026	2,760,000	2,134,900	4,894,900	761,681	2,085,626
2027	2,900,000	1,996,900	4,896,900	761,993	2,086,478
2028	3,045,000	1,851,900	4,896,900	761,993	2,086,478
2029	3,195,000	1,699,650	4,894,650	761,643	2,085,519
2030	3,355,000	1,539,900	4,894,900	761,681	2,085,626
2031	3,470,000	1,422,475	4,892,475	761,304	2,084,592
2032	3,595,000	1,301,025	4,896,025	761,857	2,086,105
2033	3,720,000	1,175,200	4,895,200	761,728	2,085,753
2034	3,870,000	1,026,400	4,896,400	761,915	2,086,265
2035	4,025,000	871,600	4,896,600	761,946	2,086,350
2036	4,185,000	710,600	4,895,600	761,790	2,085,924
2037	4,350,000	543,200	4,893,200	761,417	2,084,901
2038	4,525,000	369,200	4,894,200	761,573	2,085,327
2039	4,705,000	188,200	4,893,200	761,417	2,084,901
Total	\$ 66,040,000	\$ 31,868,406	\$ 97,908,406	\$ 15,235,249	\$ 41,716,946

FIGURE 3.6: ALLOCATION OF FUTURE DEBT

	Principal	Interest	Total
Future Debt			
2019 GO Bonds (Police Portion)	\$ 28,138,412	\$ 13,578,534	\$ 41,716,946
2019 GO Bonds (Fire Portion IF Qualifying Only)	5,081,540	2,452,159	7,533,698
2019 GO Bonds (Fire Portion Non- IF Qualifying Only)	5,194,757	2,506,793	7,701,551
2019 GO Bonds (City Center Portion)	27,625,291	13,330,921	40,956,211
Subtotal	\$ 66,040,000	\$ 31,868,406	\$ 97,908,406

CHAPTER 4: LEVEL OF SERVICE ANALYSIS

DEFINITION OF A POLICE SERVICE CALL

Police dispatch receives many non-emergency calls which do not result in an actual response. These non-emergency phone calls are not counted in the projected service call counts. Service calls are identified as an actual police response rather than a phone call that is received by dispatch.

FLOORSPACE PER CALL

Impact fees will only be used to maintain the current level of service (LOS), they cannot be used to correct deficiencies in the system or increase the level of service over what currently exists. One way to determine if the level of service has been exceeded is to measure the current square footage of public safety facilities per emergency call and compare it to the estimated 2060 square footage per call.

The current square footage per call is 0.383 which increases to 0.592 sq ft per call by 2060. An existing deficiency exists, and the impact fee will include a credit to ensure new growth is not required to fund capacity in the future stations which are needed to cure the existing deficiency. Figure 4.1 shows the square footage per call currently, within ten years, and the 2060 estimate.

FIGURE 4.1: CURRENT AND PROJECTED FACILITY FLOOR SPACE LEVEL OF SERVICE FOR POLICE

Time Frame	Floorspace (SF)	Calls	Sq Ft per Call
Current	29,972	78,259	0.383
Within 10 Years	46,257	90,874	0.509
2060	76,229	128,718	0.592
Impact Fee Level of Service Used	76,229	128,718	0.592

DEFINITION OF A FIRE/EMS CALL

Fire dispatch receives many non-emergency calls which do not result in an actual response. These non-emergency phone calls are not counted in the projected call counts. The impact fee is calculated according to service calls. Service calls are considered to be the same as an actual fire or EMS response rather than a phone call that is received by dispatch.

LEVEL OF SERVICE FLOORSPACE PER CALL

Impact fees will only be used to maintain the current level of service (LOS), they cannot be used to correct deficiencies in the system or increase the LOS over what currently exists. One way to determine if the LOS has been exceeded is to measure the current square footage of public safety facilities per emergency call and compare it to the estimated 2060 square footage per call.

The current square footage per call is 1.74 which increases to 2.33 sq ft per call by 2060. An existing deficiency exists, and the impact fee will include a credit to ensure new growth is not being required to fund capacity in the future stations which are needed to cure the existing deficiency. Figure 4.2 shows the square footage per call currently, within ten years, and the 2060 estimate.

FIGURE 4.2: CURRENT AND PROJECTED FACILITY FLOOR SPACE LEVEL OF SERVICE FOR FIRE/EMS

Time Frame	Floorspace (SF)	Current/ Projected Calls	Sq Ft per Call
2016	20,358	11,718	1.74
Within 10 Years	44,475	13,567	3.28
2060	44,475	19,114	2.33
Impact Fee Level of Service Used	44,475	19,114	2.33

CURRENT FOUR MINUTE RESPONSE TIME

In addition to station square footage per call, the other key metric when evaluating Fire/EMS level of service is call response time. When it comes to protecting property and especially life, zero loss would be the ideal goal. However, it is impossible to locate a fire station on every corner. Therefore, decisions on station placement must be made to enable the best protection possible under the circumstances. It is the goal of the City to respond to at least 90% of fire and EMS calls within four minutes.

GROWTH'S IMPACT ON PUBLIC FACILITIES

The challenge with public safety infrastructure is that it cannot be added piece by piece but must be added station by station. In other words, if call volume increases by five percent, it's generally not feasible to simply increase a station by 5 percent to maintain the current LOS. Likewise, when new fire/EMS facilities are needed based upon response time to serve a new area of the City—even if the overall call volume of that area is low—the City is justified in building facilities to serve areas of need.

CHAPTER 5: PROPORTIONATE SHARE ANALYSIS

MANNER OF FINANCING IMPROVEMENTS

The City has funded the capital infrastructure for police and fire/EMS through a combination of different revenue sources. Impact fees cannot reimburse costs funded through federal grants and other funds that the City has received for capital improvements without an obligation to repay. The amounts included in this calculation are those that have been funded by the existing residents and businesses through fees and taxes.

Additionally, the Impact Fees Act requires the Proportionate Share Analysis to demonstrate that impact fees paid by new development are an equitable method for funding growth-related infrastructure. Existing users will fund the share of costs proportionate to their demand. The remaining portion of any existing excess capacity costs and future facility costs will be fairly passed on to new growth and be funded through impact fees.

TAX REVENUES

Tax revenues—property and sales—are the primary source of revenue for the City. The City has authority to collect a portion of the property and sales taxes within its boundaries. The revenues collected can cover the operational expenses, non-impact fee qualifying capital expenses and other general needs of the police and fire/EMS departments.

FEDERAL AND STATE GRANTS AND DONATIONS

Grants and donations are not currently contemplated for impact fee qualifying capital improvements. If grants are available for constructing stations or purchasing qualifying apparatus, they will be used. Grants or other funds that do not require repayment (not including developer exactions toward impact fee payment) must be considered in the analysis because an impact fee should not be collected for a project or expense otherwise covered through a grant without an appropriate credit.

DEVELOPER DEDICATIONS AND EXACTIONS

Developer exactions are not the same as grants/donations. Developer exactions may be considered in the inventory of current and future public safety infrastructure. If a developer constructs a police or fire station or dedicates land within the development, the value of the dedication is credited against that developer's impact fee liability. An impact fee credit will be due to the developer and the dedication/exaction will be classified in the inventory as if it had been funded directly by the City through impact fees collected.

IMPACT FEES

Impact fees have become an ideal mechanism for funding growth-related infrastructure. Impact fees are charged to ensure new growth pays its proportionate share of the costs for the development of public infrastructure. Increases to an existing level of service will not be funded with impact fee revenues. Analysis is required to accurately assess the true impact of a user upon the City infrastructure and to prevent existing users from subsidizing new growth or vice versa. The IFFP and impact fee analysis have been completed in order to identify the true impact a user places upon public safety - police and fire/EMS - services.

PROPOSED CREDITS OWED TO DEVELOPMENT

The Impact Fees Act requires that a credit be granted to a developer who builds and pays for future projects included in the Public Safety Impact Fee Facilities Plan. This situation does not apply to developer exactions or improvements required to offset density or as a condition of development approval.

If a developer chooses to construct facilities found in the Impact Fee Facilities Plan in lieu of impact fees, appropriate arrangements must be made through negotiation between the developer and the City on a case by case basis.

SUMMARY OF TIME PRICE DIFFERENTIAL

The Impact Fees Act allows for the inclusion of a time price differential to ensure that the costs incurred at a later date are accurately calculated.

EQUITY OF IMPACT FEES

Impact fees are intended to recover the costs of capital infrastructure that relates to future growth. This approach results in an equitable fee because future users will not be expected to fund any portion of the projects that will benefit existing residents/businesses.

The impact fee calculations are structured for impact fees to fund 100% of the growth-related portion of facilities identified in the proportionate share analysis. Given the unpredictable nature of future growth and development, there may be years that impact fee revenues cannot cover the annual growth-related expenses. Other revenues will be used to make up any annual deficits and any borrowed funds will be repaid in their entirety through impact fees as impact fee revenues are collected.

CALCULATION OF PROPORTIONATE SHARE

As part of this analysis, the Utah Impact Fees Act requires that the calculated impact fee be roughly proportionate and reasonably related to the development activity. Ideally, implementing an impact fee to pay for needed infrastructure places a burden on future users that is equal to the burden that was borne in the past by existing users (Utah Impact Fees Act, 11-36a-304(2) (c) (d)).

An equity buy-in can be calculated to recover the value of existing capital projects that still have significant capacity to serve new growth. The following tables display the current and future facility floorspace and the calls they will serve. With this information, it is possible to calculate the percentage that will serve new growth, and thus the portion that future growth will be expected to fund.

Police. As previously discussed, an existing floorspace deficiency exists. Therefore, none of the existing facilities costs will be included in the impact fee calculation and only the 64.6% of the expanded future facility floorspace that is needed to serve future growth will be included in the impact fee. An impact fee credit has also been calculated to account for the existing deficiency and the credit calculation can be found in Police - Appendix K.

FIGURE 5.1: CALCULATION OF PROPORTIONATE SHARE

Time Frame	Added Station Floorspace	% of Buildout Floor Space	Station Capacities (Call)	2016 Calls to Stations	Existing Calls	Growth Calls	% to Serve Existing Users	% to Serve Future Growth
Existing Floorspace	29,972	39.3%	50,610	78,259	50,610	-	100.0%	0.0%
Construction Within 10 Years	46,257	60.7%	78,108	-	27,649	50,459	35.4%	64.6%
Construction Beyond 10 Years	-	-	-	-	-	-	0.0%	0.0%
Buildout	76,229	100.0%	128,718	78,259	78,259	50,459		
Existing	29,972	39.3%	50,610	78,259	-	-	100.0%	0.0%
Construction Within 10 Years	46,257	60.7%	78,108	-	27,649	50,459	35.4%	64.6%
Existing and Within 10 Years	76,229	100.0%	128,718	78,259	27,649	50,459		

Timeframe	Impact Fee Qualifying Cost of Facilities	% Allocated to Deficiency	% Allocated to Existing Users	% Allocated to Future Development	Amount to Deficiency/ Existing Users	Amount to be Paid by Future Growth
Existing	\$ 3,227,557	0.0%	100.0%	0.0%	\$ 3,227,557	\$ -
Within 10 Years	29,001,096	21.5%	39.3%	39.2%	17,632,256	11,368,840
Total	\$ 32,228,653				\$ 20,859,813	\$ 11,368,840

Fire. As shown in Figure 5.2, an existing floorspace deficiency exists. Therefore, none of the existing facilities costs will be included in the impact fee calculation and 71.4% of future facility floorspace is needed to serve future growth and the proportion that will serve 10-year growth will be included in the impact fee. An impact fee credit has also been calculated to account for the existing deficiency and portion of the project that will serve growth beyond 10-years and that calculation can be found in Fire - Appendix L.

FIGURE 5.2: CALCULATION OF PROPORTIONATE FOR FIRE/EMS

Capital Project Time Frame	Added Station Floorspace	% of Buildout Floor Space	Station Capacities (Call)	2016 Calls to Stations	Deficiency	% to Serve Existing Users	% to Serve Future Growth
Existing Floorspace	20,358	45.8%	8,749	11,718	0.0%	100.0%	0.0%
Construction Within 10 Years	24,117	54.2%	10,365	-	28.6%	0.0%	71.4%
Construction Beyond 10 Years	-	-	-	-	0.0%	0.0%	0.0%
Buildout	44,475	100.0%	19,114	12,390			
Existing Floorspace	20,358	45.8%	8,749	11,718	0.0%	100.0%	0.0%
Construction Within 10 Years	24,117	54.2%	10,365	-	28.6%	0.0%	71.4%
Existing and Within 10 Years	44,475	100.0%	19,114	11,718			

Timeframe of Facility Construction	Impact Fee Qualifying Cost of Facilities	% of Allocated to Deficiency	% of Allocated to Existing Users	% of Allocated to Future Development	Amount to Deficiency	Amount to Existing Users	Amount to be Paid by Future Growth
Existing	\$ 8,816,861	0.0%	100.0%	0.0%	\$ -	\$ 8,816,861	\$ -
Within 10 Years	15,954,657	28.6%	0.0%	71.4%	4,569,690	-	11,384,967
Total	\$ 24,771,518				\$ 4,569,690	\$ 8,816,861	\$ 11,384,967

CHAPTER 6: APPARATUS FEE CALCULATION

IMPACT FEE QUALIFYING APPARATUS

In addition to an impact fee for facilities costs, an apparatus fee can be assessed to commercial development on a square foot basis for apparatuses over \$500,000 when purchased and equipped. Figure 6.1 shows the apparatus inventory that meet this requirement. Additionally, the existing apparatuses may be replaced in the upcoming years, but to avoid double counting for the same demand, the existing apparatuses have been included in the calculation while any future replacement apparatus which would also qualify as apparatus costing over \$500,000 is not included.

FIGURE 6.1: INVENTORY OF EXISTING AND FUTURE IMPACT FEE QUALIFYING FIRE SUPPRESSION APPARATUS

Inventory of Fire/EMS Apparatus					2060 Calls	
Asset Description	Impact Fee Qualifying > \$500,000	Historic Apparatus Cost	Qualifying Apparatus Cost	Projected Annual Calls	Apparatus Cost per Call	
2014 OSOSHKOSH STA1500 FIRE TRUCK	Yes	\$ 676,384	\$ 676,384	19,114	\$ 35.39	
Fire Truck	Yes	1,056,184	1,056,184	19,114	55.26	
2006 PIERCE QUANTUM 105 HDL FIRE ENG.	Yes	658,640	658,640	19,114	34.46	
2006 PIERCE QUANTUM 105 HDL FIRE ENG.	Yes	658,640	658,640	19,114	34.46	
2006 PIERCE 55" HD QUANTUM FIRE ENGINE	Yes	535,386	535,386	19,114	28.01	
2006 PIERCE QUANTUM 55" HD FIRE ENGINE	Yes	529,260	529,260	19,114	27.69	
1992 E-ONE FIRE TRUCK	No	209,535	-	19,114	-	
1978 AMER LAFRA FIRE TRUCK	No	119,061	-	19,114	-	
2001 PIERCE FIRE TRUCK	No	317,985	-	19,114	-	
1986 OSKOSH DA 1500 FIRE TRUCK	No	50,000	-	19,114	-	
2016 Ford F-450 4x4 170 x 95 x 72	No	215,000	-	19,114	-	
2016 Ford F-450 4x4 170 x 95 x 72	No	215,000	-	19,114	-	
2016 Ford F-450 ambulance	No	219,845	-	19,114	-	
2006 FREIGHTLINER M2-106 AMBULANCE	No	-	-	19,114	-	
2006 FREIGHTLINER M2-106 AMBULANCE	No	-	-	19,114	-	
2003 FORD F-350 AMBULANCE	No	96,500	-	19,114	-	
1999 FORD F-350 4X4 TRUCK	No	97,653	-	19,114	-	
2005 FORD F550 BRUSH TRUCK/BODY 5520BODY	No	34,600	-	19,114	-	
2005 FORD F550 BRUSH TRUCK/BODY 5520BODY	No	34,600	-	19,114	-	
2005 FORD F550 BRUSH TRUCK/SEE 5522 BODY	No	34,600	-	19,114	-	
Total Existing Apparatuses		\$ 5,758,872	\$ 4,114,494		\$ 215.26	
Asset Description	Purchase Year	2018 Apparatus Cost	Inflated Apparatus Cost	Qualifying Apparatus Cost	Projected Annual Calls	Apparatus Cost per Call
New Quint (Station 26)	2024	\$ 1,050,000	\$ 1,253,755	\$ 1,253,755	19,114	\$ 65.59
New Fire Engine (Station 23)	Beyond 10 Year	-	-	-	19,114	-
Total Future Apparatuses		\$ 1,050,000	\$ 1,253,755	\$ 1,253,755		65.59
Totals:		\$ 6,808,872	\$ 7,012,627	\$ 5,368,249		\$ 280.85

APPARATUS FEE CALCULATION

The costs of the apparatuses are divided by the total calls within the service area to calculate an average cost per call. This average cost per call is then multiplied by the commercial calls per unit to arrive at the commercial apparatus fee per unit. Figure 6.2 displays the apparatus fee per 1,000 sq ft of commercial floorspace.

FIGURE 6.2: APPARATUS FEE CALCULATION

Apparatus Cost per Call			\$280.85
Non-Residential Land Use	Apparatus Cost per Call	Commercial Calls per 1,000 SF	Impact Fee per 1,000 SF
General Commercial (per 1,000 SF)	\$280.85	0.248	\$ 69.62

CHAPTER 7: IMPACT FEE CALCULATION

MAXIMUM LEGAL IMPACT FEE - POLICE

To determine the fair impact fee for each land use category, the cost per call must be identified. The total cost of the improvements/services is \$45.8M but only \$16.7M pertains to new growth. New growth is anticipated to add 50,459 additional annual calls by 2060. This results in a cost per call of \$331.19 as shown in Figure 7.1.

FIGURE 7.1: POLICE IMPACT FEE COST PER CALL CALCULATION

	Impact Fee Qualifying Cost	% Growth Related	Impact Fee Qualifying Cost Assigned to New Growth	Future Calls	Impact Fee Cost per Call
Police Facilities					
Existing Facilities	\$ 3,227,557	0.0%	\$ -	50,459	\$ -
Existing Debt Service (Interest)	-	0.0%	-	50,459	-
Future Facilities within 10 Years	29,001,096	39.2%	11,368,840	50,459	225.31
Future Debt Service (Interest)	13,578,534	39.2%	5,322,977	50,459	105.49
Total	\$ 45,807,186		\$ 16,691,817		\$ 330.80
Miscellaneous					
Professional Services	\$ 20,000	100%	\$ 20,000	50,459	\$ 0.40
Total Miscellaneous	\$ 20,000		\$ 20,000		\$ 0.40
Grand Total	\$ 45,827,186		\$ 16,711,817		\$ 331.19

CREDIT CALCULATION

Once the cost per call has been calculated the impact fee credit per call is subtracted from that total. The impact fee credit has been calculated based on the portion of the debt service payments related to existing demand or future growth beyond the ten-year impact fee planning horizon. In this case, 89.3% of the bond funded project costs relate either to existing users or growth beyond the ten-year impact fee planning horizon. See Police - Appendix K for the credit calculation. The impact fee credit will be adjusted annually as the debt service payments are paid. In 2019 the impact fee credit is \$84.47 per call which results in an adjusted impact fee cost per call of \$246.72.

IMPACT FEE ASSESSMENT BY DEVELOPMENT TYPE

The impact fee is assessed to each user category based upon the historic calls per unit generated by that land use category as shown in Figure 7.2. Observed calls per unit per year are multiplied by the cost per police call to calculate the final impact fee per land use. For this analysis, land use and police calls received in 2016 were used to determine the calls per unit. See Police - Appendix L for the annual impact fee per unit for years 2019-2028.

FIGURE 7.2: RECOMMENDED POLICE IMPACT FEE ASSESSMENT (2019)

Police	2019 Cost per Call	Calls per Unit	2019 Impact Fee per Unit
Residential			
Single Family Residential Unit	\$ 246.72	1.513	\$ 373.18
Multi-Family Residential Unit	246.72	0.723	178.47
Non Residential			
Commercial (per 1,000 SF)	\$ 246.72	1.526	\$ 376.61
Institutional (per 1,000 SF)	246.72	0.802	197.96

MAXIMUM LEGAL IMPACT FEE - FIRE

To determine the fair impact fee for each land use category, the cost per call must be identified. The total cost of the improvements/services is \$22.3M and approximately \$9.6M pertains to new growth. New growth is anticipated to add 7,396 additional annual calls by 2060. This results in a cost per fire call of \$1,302.66 as shown in Figure 7.3.

FIGURE 7.3: FIRE/EMS IMPACT COST PER CALL CALCULATION

Expense	Impact Fee Qualifying Cost	% to Growth Related	Impact Fee Qualifying Cost Assigned to New Growth	New Growth Calls Added to Buildout	Impact Fee Cost per Call
Fire Stations					
Existing Facilities	\$ 8,816,861	0.00%	\$ -	7,396	\$ -
Existing Debt Service (Interest)	-	0.00%	-	7,396	-
Future Facilities within 10 Years	11,021,758	71.36%	7,864,936	7,396	1,063
Future Debt Service (Interest)	2,452,159	71.36%	1,749,818	7,396	237
Total	\$ 22,290,778		\$ 9,614,754		\$ 1,299.96
Miscellaneous					
Deficiency Credits					
Professional Services	20,000	100%	20,000	7,396	2.70
Total Miscellaneous	\$ 20,000		\$ 20,000		\$ 2.70
Grand Total	\$ 22,310,778		\$ 9,634,754		\$ 1,302.66

CREDIT CALCULATION

Once the cost per call has been calculated then the annual impact fee credit per call is subtracted from that total. The impact fee credit has been calculated based on the portion of the debt service payments related to existing demand or future growth beyond the ten-year impact fee planning horizon. In this case, 65% of the bond funded project costs relate either to existing users or growth beyond the ten-year impact fee planning horizon. See Fire/EMS Appendix L for the credit calculation. The impact fee credit will be adjusted annually as the debt service payments are paid.

IMPACT FEE ASSESSMENT BY DEVELOPMENT TYPE

The impact fee is assessed to each user category based upon the historic calls per unit generated by that land use category as shown in Figure 7.4. Observed calls per unit per year are multiplied by the cost per call to calculate the final impact fee per land use. The impact fee per unit for the year 2019 is shown below. See Fire/EMS Appendix M for the annual impact fee per unit for years 2019-2028.

FIGURE 7.4: RECOMMENDED FIRE/EMS IMPACT FEE ASSESSMENT (2019)

Fire / EMS	2019 Cost per Call	Calls per Unit	2019 Impact Fee per Unit
Residential			
Single Family Residential Unit	\$ 794	0.261	\$ 207.49
Multi-Family Residential Unit	794	0.103	82.16
Non Residential			
Commercial (per 1,000 SF)	\$ 794	0.248	\$ 196.87
Institutional (per 1,000 SF)	794	0.142	112.92
Commercial Apparatus Fee (kSF Floor Space)*			<i>See Apparatus Fee Table</i>

*Apparatus Fee is charged to commercial land uses only

In accordance with the requirements of the Impact Fees Act, only commercial users will be assessed the apparatus fee per 1,000 square feet of floorspace as shown in Figure 7.5.

FIGURE 7.5: COMMERCIAL APPARATUS FEE PER CALL

Apparatus Fee			
Non-Residential Land Use	Apparatus Cost per Call	Calls per 1,000 SF	Apparatus Fee per 1,000 SF
General Commercial	\$ 280.85	0.248	\$ 69.62

NON-STANDARD CALCULATION

The City of Provo reserves the right under the Impact Fees Act to assess an adjusted fee that more closely matches the true impact that a unique project may have upon public safety services. Individuals and/or organizations subject to an impact fee have the ability to request the City to consider whether they qualify as an exception. Whichever party initiates the review for an exception has the burden of proof to justify the higher or lower fee based on the formula explained below.

Police. To determine the impact fee for a non-standard use, the formula presented in Figure 7.6 should be utilized. The variable in the formula is the number of annual police calls projected to be created by the non-standard use in question. The number of annual calls projected for a non-standard use should be well documented using specific and timely data from Provo or other cities which closely resemble Provo in population size and overall character. The table below uses the 2019 adjusted cost per call which will be adjusted annually according to the credit calculation in Police Appendix K.

FIGURE 7.6: NON-STANDARD USER IMPACT FEE FORMULA FOR POLICE (2019)

Police Cost Per Call (2019)		Non-Standard Development		Impact Fee Assessed (2019)
\$246.72	x	# of Annual Calls Projected to be Created	=	Non-Standard Impact Fee

Fire. To determine the impact fee for a non-standard use, the formula presented in Figure 7.7 should be utilized. The variable in the formula is the number of annual fire/EMS calls projected to be created by the non-standard use in question. The number of annual calls projected for a non-standard use should be well documented using specific and timely data from Provo or other cities which closely resemble Provo in population and overall character. For a commercial development being assessed an impact fee according to the calculation found below, an apparatus fee will also be assessed.

FIGURE 7.7: NON-STANDARD USER IMPACT FEE FORMULA FOR FIRE/EMS

Fire / EMS Cost Per Call		Non-Standard Development		2019 Impact Fee Assessed*
\$794.25	x	# of Projected Annual Calls Generated by Land Use	=	Non-Standard Impact Fee

*When a non-standard impact fee is calculated for a commercial land use apparatus fee will also be assessed

IMPACT FEE CERTIFICATION

Zions Public Finance, Inc. has prepared this report in accordance with Utah Code Title 11 Chapter 36a (the “Impact Fees Act”), which prescribes the laws pertaining to Utah municipal capital facilities plans and impact fee analyses. The accuracy of this report relies upon the planning, engineering, and other source data which was provided by the City and their designees.

In accordance with Utah Code Annotated, 11-36a-306(2), Zions Public Finance, Inc., makes the following certification:

Zions Public Finance, Inc. certifies that the attached impact fee analysis:

1. Includes only the cost of public facilities that are:
 - a. allowed under the Impact Fees Act; and
 - b. actually incurred; or
 - c. projected to be incurred or encumbered within six years after the day on which each impact fee is paid;
2. Does not include:
 - a. costs of operation and maintenance of public facilities;
 - b. cost of qualifying public facilities that will raise the level of service for the facilities, through impact fees, above the level of service that is supported by existing residents;
 - c. an expense for overhead, unless the expense is calculated pursuant to a methodology that is consistent with generally accepted cost accounting practices and the methodological standards set forth by the federal Office of Management and Budget for federal grant reimbursement;
3. Offset costs with grants or other alternate sources of payment; and
4. Complies in each and every relevant respect with the Impact Fees Act.

Zions Public Finance, Inc. makes this certification with the following caveats:

1. All of the recommendations for implementations of the Impact Fee Facilities Plan (IFFP) made in the IFFP or in the impact fee analysis are followed in their entirety by the City of Provo.
2. If all or a portion of the IFFP or impact fee analysis are modified or amended, this certification is no longer valid.
3. All information provided to Zions Public Finance, Inc., its contractors or suppliers is assumed to be correct, complete and accurate. This includes information provided by the City of Provo and outside sources.

Dated: June 25, 2019

ZIONS PUBLIC FINANCE, INC.

POLICE APPENDIX

APPENDIX A: POLICE GROWTH FORECAST

1 **TABLE A.1: Historic and Future Population Growth**

2 **Historic and Future Population Projections**

Year	Population	Total Police Calls	Average Calls per Capita	% Call Growth
2016	115,264	78,259		
2017	122,039	79,406	0.6507	
2018	123,336	80,553	0.6531	1.4%
2019	124,634	81,699	0.6555	1.4%
2020	125,931	82,846	0.6579	1.4%
2021	127,229	83,993	0.6602	1.4%
2022	128,526	85,140	0.6624	1.4%
2023	129,823	86,287	0.6646	1.3%
2024	131,121	87,433	0.6668	1.3%
2025	132,418	88,580	0.6689	1.3%
2026	133,716	89,727	0.6710	1.3%
2027	135,013	90,874	0.6731	1.3%
2028	136,310	92,021	0.6751	1.3%
2060	189,400	128,718	0.6796	

3 A B C D E

F **TABLE A.2: Summary of Growth Projections**

G **Growth in Police Calls**

2016 Calls	78,259
2060 Calls	128,718
Undeveloped Calls	50,459
% Undeveloped	39.2%
Calls Added at 2060	50,459

H

APPENDIX D: ALLOCATION OF CALLS TO PUBLIC/PRIVATE LAND USES

A B C D E F G H

TABLE D.1: Allocation of Calls to Public/Private Land Uses

	Total Calls	% of Total Calls	Direct Calls Allocated to Land Use	Indirect Public Areas	Roads	Non-Resident	Summary of Total Calls
Direct Calls Allocated to Land Use	47,178	60%	47,178				47,178
Public Buildings and Land	10,301	13%		9,271		1,030.10	10,301
Traffic	19,183	25%			9,592	9,592	19,183
Mutual Aid	223	0%				223	223
Undefined	1,374	2%				1,374	1,374
Total	78,259	100%	47,178	9,271	9,592	12,219	78,259

TABLE D.2: Undefined Calls Allocated to Land Use

Land Use Type	Calls To Direct Land Use	% to Direct Land Use	Undefined Calls to Land Uses	Total Calls by Land Use (After Undefined Allocation)
Residential				
Single Family Residential *	15,007	20%	268	15,275
Multi-Family Residential	10,818	14%	193	11,011
Non-Residential				
Commercial	17,053	22%	305	17,358
Institutional	4,300	6%	77	4,377
Public Land Uses				
Public Buildings and Land	10,301	13%	184	10,485
Traffic	19,183	25%	343	19,526
Mutual Aid	223	0%	4	227
Total	78,259	100%	1,374	78,259

A B C D E F G H

APPENDIX E: AVERAGE CALLS PER UNIT

A B C D E F G H I

1 **TABLE E.1: Average Historic Calls per Unit to Development Types**

Land Use Type	2016 Calls To Direct Land Use	Undefined Calls to Land Use	Calls to Public Areas	Calls to Highways	Calls to Local Roads	2016 Total Calls	Land Use Unit	Calls per Unit
Residential							per Unit	
Single Family	15,007	268	3,002	3,051	55	21,382	14,136	1.513
Multi-Family	10,818	193	2,164	2,199	39	15,414	21,309	0.723
Non-Residential							per kSF	
Commercial	17,053	305	3,411	3,467	62	24,298	15,918	1.526
Institutional	4,300	77	860	874	16	6,127	7,636	0.802
Non-Qualifying Calls								
Calls Allocated to Outside City	223	4	1,049	-	9,763	11,038		
Total	47,401	847	10,485	9,592	9,934	78,259		

13 **TABLE E.2: Projected Future Calls**

Projected Future Police Calls			
Development Type	Future Units	Calls per Unit	Added 2060 Calls*
Residential			
Single Family (unit)	5,436	1.513	8,222
Multi-Family (unit)	24,360	0.723	17,621
Non-Residential			
Commercial (kSF)	9,479	1.526	14,470
Institutional (kSF)	4,547	0.802	3,649
Non-Resident Calls			
Development Type	Future Population	Calls per Capita	Added 2060 Calls*
Calls Allocated to Outside City	74,136	0.088	6,498
Total Undeveloped Future Private Calls			50,459

26 **Projected Future Calls are based only on future units in addition to existing calls from existing units*

A B C D E F G H I

APPENDIX F: Existing and Future Stations

1 A B C D E F G H

1 **TABLE F.1: Existing Police Facilities** 1

Existing Facilities				
	Total Cost	Year Constructed	Total Building SF	Impact Fee Eligible
Police Station	\$ 3,227,557	1972	29,972	\$ 3,227,557
Total	\$ 3,227,557		29,972	\$ 3,227,557

7

8 **TABLE F.2: Future Police Facilities - Within 10 Years** 8

Project	Construction Year	Added Floorspace (Sq Ft)	Cost per Sq Ft	PV Project Expense \$	Construction Year Expense	% Impact Fee Eligible	Impact Fee Eligible Cost
Future Police Facilities Within 10 Years							
Public Safety Building Expansion Facility	2019	76,229	\$ 380	\$29,001,096	\$ 29,001,096	100%	\$ 29,001,096
Public Safety Building Expansion Land	2019	-	-	-	-	-	-
Future Facilities Built Within 10 Years		76,229	-	\$29,001,096	\$ 29,001,096	-	\$ 29,001,096
Future Facilities Beyond 10 Years							
Beyond 10 Year Land		-	\$ -	\$ -	\$ -	-	\$ -
Beyond 10 Year Facilities		-	-	-	-	-	-
Future Facilities Built Beyond 10 Years		-	-	\$ -	\$ -	-	\$ -
Total Future Police Facilities		76,229	-	\$29,001,096	\$ 29,001,096	-	\$ 29,001,096

19 A B C D E F G H

APPENDIX G: OUTSTANDING AND FUTURE DEBT

	A	B	C	D	E	F
1	TABLE G.1: Summary of Outstanding and Future Debt					
2				Principal	Interest	Total
3	Future Debt					
4	2019 GO Bonds (Police Portion)	\$	28,138,412	\$	13,578,534	\$ 41,716,946
5	2019 GO Bonds (Fire Portion IF Qualifying Only)		5,081,540		2,452,159	7,533,698
6	2019 GO Bonds (Fire Portion Non- IF Qualifying Only)		5,194,757		2,506,793	7,701,551
7	2019 GO Bonds (City Center Portion)		27,625,291		13,330,921	40,956,211
8	Subtotal	\$	66,040,000	\$	31,868,406	\$ 97,908,406
9						
10	Date	Principal	Interest	Total P&I	Fire Portion	Police Portion
11	2020	\$ 2,385,000	\$ 2,511,256	\$ 4,896,256	\$ 761,893	\$ 2,086,204
12	2021	2,165,000	2,732,650	4,897,650	762,109	2,086,797
13	2022	2,270,000	2,624,400	4,894,400	761,604	2,085,413
14	2023	2,385,000	2,510,900	4,895,900	761,837	2,086,052
15	2024	2,505,000	2,391,650	4,896,650	761,954	2,086,371
16	2025	2,630,000	2,266,400	4,896,400	761,915	2,086,265
17	2026	2,760,000	2,134,900	4,894,900	761,681	2,085,626
18	2027	2,900,000	1,996,900	4,896,900	761,993	2,086,478
19	2028	3,045,000	1,851,900	4,896,900	761,993	2,086,478
20	2029	3,195,000	1,699,650	4,894,650	761,643	2,085,519
21	2030	3,355,000	1,539,900	4,894,900	761,681	2,085,626
22	2031	3,470,000	1,422,475	4,892,475	761,304	2,084,592
23	2032	3,595,000	1,301,025	4,896,025	761,857	2,086,105
24	2033	3,720,000	1,175,200	4,895,200	761,728	2,085,753
25	2034	3,870,000	1,026,400	4,896,400	761,915	2,086,265
26	2035	4,025,000	871,600	4,896,600	761,946	2,086,350
27	2036	4,185,000	710,600	4,895,600	761,790	2,085,924
28	2037	4,350,000	543,200	4,893,200	761,417	2,084,901
29	2038	4,525,000	369,200	4,894,200	761,573	2,085,327
30	2039	4,705,000	188,200	4,893,200	761,417	2,084,901
31	Total	\$ 66,040,000	\$ 31,868,406	\$ 97,908,406	\$ 15,235,249	\$ 41,716,946
	A	B	C	D	E	F

APPENDIX H: LEVEL OF SERVICE

A B C D

1 **Table H.1: Police Level of Service Square Footage per Call** 1

Time Frame	Floorspace (SF)	Calls	Sq Ft per Call
Current	29,972	78,259	0.383
Within 10 Years	46,257	90,874	0.509
2060	76,229	128,718	0.592
Impact Fee Level of Service Used	76,229	128,718	0.592

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A B C D

APPENDIX I: PROPORTIONATE SHARE ANALYSIS

A B C D E F G H I

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2 2

TABLE I.1: Summary of Police Facilities

Time Frame	Added Station Floorspace	% of Buildout Floor Space	Station Capacities (Call)	2016 Calls to Stations	Existing Calls	Growth Calls	% to Serve Existing Users	% to Serve Future Growth
Existing Floorspace	29,972	39.3%	50,610	78,259	50,610		100.0%	0.0%
Construction Within 10 Years	46,257	60.7%	78,108	-	27,649	50,459	35.4%	64.6%
Construction Beyond 10 Years	-	-	-	-	-	-	0.0%	0.0%
Buildout	76,229	100.0%	128,718	78,259	78,259	50,459		
Existing	29,972	39.3%	50,610	78,259	-		100.0%	0.0%
Construction Within 10 Years	46,257	60.7%	78,108	-	27,649	50,459	35.4%	64.6%
Existing and Within 10 Years	76,229	100.0%	128,718	78,259	27,649	50,459		

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TABLE I.2: Proportionate Share of Police Facilities

Timeframe	Impact Fee Qualifying Cost of Facilities	% Allocated to Deficiency	% Allocated to Existing Users	% Allocated to Future Development	Amount to Deficiency/ Existing Users	Amount to be Paid by Future Growth
Existing	\$ 3,227,557	0.0%	100.0%	0.0%	\$ 3,227,557	\$ -
Within 10 Years	29,001,096	21.5%	39.3%	39.2%	17,632,256	11,368,840
Total	\$ 32,228,653				\$ 20,859,813	\$ 11,368,840

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A B C D E F G H I

APPENDIX J: POLICE COST PER CALL

	A	B	C	D	E	F	
1	TABLE J.1: Police Impact Fee Cost per Call						1
2		Impact Fee Qualifying Cost	% Growth Related	Impact Fee Qualifying Cost Assigned to New Growth	Future Calls	Impact Fee Cost per Call	2
3	Police Facilities						3
4	Existing Facilities	\$ 3,227,557	0.0%	\$ -	50,459	\$ -	4
5	Existing Debt Service (Interest)	-	0.0%	-	50,459	-	5
6	Future Facilities within 10 Years	29,001,096	39.2%	11,368,840	50,459	225.31	6
7	Future Debt Service (Interest)	13,578,534	39.2%	5,322,977	50,459	105.49	7
8	Total	\$ 45,807,186		\$ 16,691,817		\$ 330.80	8
9	Miscellaneous						9
10	Professional Services	\$ 20,000	100%	\$ 20,000	50,459	\$ 0.40	10
11	Total Miscellaneous	\$ 20,000		\$ 20,000		\$ 0.40	11
12	Grand Total	\$ 45,827,186		\$ 16,711,817		\$ 331.19	12
	A	B	C	D	E	F	

APPENDIX K: IMPACT FEE CREDIT

Impact Fee Cost per Call:	
\$	331.19

A B C D E F

TABLE K.1: CALCULATION OF BOND CREDITS

	Year	Projected Police Calls	Debt Service Payment Credit (Police Portion)	Credit per Call	Credit (Net Present Value)	Impact Fee Cost Per Call (Net Annual Credit)	
1							1
2	2018	80,553					2
3	2019	81,699	\$ -	\$ -	\$ 84.47	\$ 246.72	3
4	2020	82,846	548,762.24	6.62	84.47	246.72	4
5	2021	83,993	548,918.44	6.54	80.96	250.23	5
6	2022	85,140	548,554.18	6.44	77.40	253.79	6
7	2023	86,287	548,722.30	6.36	73.80	257.39	7
8	2024	87,433	548,806.36	6.28	70.14	261.06	8
9	2025	88,580	548,778.34	6.20	66.41	264.78	9
10	2026	89,727	548,610.22	6.11	62.63	268.56	10
11	2027	90,874	548,834.38	6.04	58.77	272.42	11
12	2028	92,021	548,834.38	5.96	54.84	276.35	12
13	2029	93,167	548,582.20	5.89	50.84	280.36	13
14	2030	94,314	548,610.22	5.82	46.75	284.45	14
15	2031	95,461	548,338.43	5.74	42.57	288.63	15
16	2032	96,608	548,736.31	5.68	38.29	292.90	16
17	2033	97,755	548,643.85	5.61	33.92	297.27	17
18	2034	98,902	548,778.34	5.55	29.44	301.75	18
19	2035	100,048	548,800.76	5.49	24.85	306.35	19
20	2036	101,195	548,688.68	5.42	20.13	311.06	20
21	2037	102,342	548,419.69	5.36	15.30	315.89	21
22	2038	103,489	548,531.77	5.30	10.34	320.85	22
23	2039	104,636	548,419.69	5.24	5.24	325.95	23
24	2040	105,782	-	-	-	331.19	24
	A	B	C	D	E	F	

APPENDIX L: FINAL IMPACT FEE CALCULATION

A B C D E F G H I J K L M

1 **Table L.1: Police Impact Fee per Unit** 1

Police	2019 Cost per Call	Calls per Unit	2019 Impact Fee per Unit	2020 Impact Fee per Unit	2021 Impact Fee per Unit	2022 Impact Fee per Unit	2023 Impact Fee per Unit	2024 Impact Fee per Unit	2025 Impact Fee per Unit	2026 Impact Fee per Unit	2027 Impact Fee per Unit	2028 Impact Fee per Unit
Residential												
Single Family Residential Unit	\$ 246.72	1.513	\$ 373.18	\$ 373.18	\$ 378.49	\$ 383.88	\$ 389.33	\$ 394.87	\$ 400.50	\$ 406.22	\$ 412.05	\$ 418.00
Multi-Family Residential Unit	246.72	0.723	178.47	178.47	181.01	183.58	186.19	188.84	191.53	194.27	197.06	199.90
Non Residential												
Commercial (per 1,000 SF)	\$ 246.72	1.526	\$ 376.61	\$ 376.61	\$ 381.97	387.40	\$ 392.90	\$ 398.49	\$ 404.17	\$ 409.95	\$ 415.83	\$ 421.83
Institutional (per 1,000 SF)	246.72	0.802	197.96	197.96	200.78	203.63	206.53	209.46	212.45	215.49	218.58	221.73

10 **TABLE L.2: Non-Standard Development Police Impact Fee Calculation** 10

Police Cost Per Call (2019)	Non-Standard Development		Impact Fee Assessed (2019)
\$246.72	x	# of Annual Calls Projected to be Created	= Non-Standard Impact Fee

A B C D E F G H I J K L M

FIRE/EMS APPENDIX

APPENDIX A: FIRE GROWTH FORECAST

TABLE A.1: Historic and Future Population Growth				
Historic and Future Projections				
Year	Population	Total Fire Calls	Average Calls per Capita	% Call Growth
2016	115,264	11,718		
2017	122,039	11,886	0.0974	1.4%
2018	123,336	12,054	0.0977	1.4%
2019	124,634	12,222	0.0981	1.4%
2020	125,931	12,390	0.0984	1.4%
2021	127,229	12,558	0.0987	1.4%
2022	128,526	12,727	0.0990	1.3%
2023	129,823	12,895	0.0993	1.3%
2024	131,121	13,063	0.0996	1.3%
2025	132,418	13,231	0.0999	1.3%
2026	133,716	13,399	0.1002	1.3%
2027	135,013	13,567	0.1005	1.3%
2028	136,310	13,735	0.1008	1.2%
2060	189,400	19,114	0.1009	

TABLE A.2: Summary of Growth Projections	
Growth in Fire Calls	
2016 Calls	11,718
2060 Calls	19,114
Undeveloped Calls	7,396
% Undeveloped	39%
Calls Added By 2060	7,396

APPENDIX C: EMERGENCY FIRE CALL DETAILS

	A	B	C	D	E	F	
1	TABLE C.1: Provo City fire calls responded to 2015-2016						1
2	Category	2015	2016	2 yr Total	Average	% of Total	2
3	Calls to Private Land Uses						3
4	Single Family Residential	2,754	2,895	5,649	2,825	24%	4
5	Multi-family Residential	1,940	1,728	3,668	1,834	16%	5
6	Commercial	3,122	3,093	6,215	3,108	27%	6
7	Institutional **	769	851	1,620	810	7%	7
8	Calls Public Land Uses/Other						8
9	Public Buildings and Land	1,138	1,257	2,395	1,198	10%	9
10	Traffic	612	735	1,347	674	6%	10
11	Mutual Aid	177	234	411	206	2%	11
12	Undefined ***	1,030	925	1,955	978	8%	12
13	All Calls	11,542	11,718	23,260	11,630	100%	13
14	<i>* Single Family = single family detached, all others are considered "Multi-family" for impact fee assessment purposes</i>						14
15	<i>** Institutional includes churches and private non profit uses</i>						15
16	<i>*** Undefined includes all other calls not able to be assigned to a private land use within the service area</i>						16
	A	B	C	D	E	F	

APPENDIX D: ALLOCATION OF CALLS TO PUBLIC/PRIVATE LAND USES

A B C D E F G H

TABLE D.1: Allocation of Calls to Land Uses

	Total Calls	% of Total Calls	Direct Calls Allocated to Land Use	Indirect Public Areas	Roads	Outside Provo	Summary of Total Calls
Direct Calls Allocated to Land Us	8,567	79%	8,567				8,567
Public Buildings and Land	1,257	12%		1,131		126	1,257
Traffic	735	7%			368	368	735
Mutual Aid	234	2%				234	234
Undefined	925	N/A	734	97	31	62	925
Total	11,718	100%	9,301	1,228	399	790	11,718

TABLE D.2: Undefined Calls Allocated to Land Use

Land Use Type	Calls To Direct Land Use	% to Direct Land Use	Undefined Calls to Land Uses	Total Calls by Land Use (After Undefined Allocation)
Residential				
Single Family Residential	2,895	27%	248	3,143
Multi-family Residential	1,728	16%	148	1,876
Non-Residential				
Commercial	3,093	29%	265	3,358
Institutional	851	8%	73	924
Public Land Uses				
Public Buildings and Land	1,257	12%	108	1,365
Traffic	735	7%	63	798
Mutual Aid	234	2%	20	254
Undefined	925		-	-
Total	11,718	100%	925	11,718

A B C D E F G H

APPENDIX E: AVERAGE CALLS PER UNIT

A B C D E F G H I

1 **TABLE E.1: Average Historic Calls per Unit to Development Types**

Land Use Type	2016 Calls To Direct Land Use	Undefined Calls to Land Use	Calls to Public Areas	Calls to Local Roads	Calls to All Other Roads	2016 Total Calls	Land Use Unit	Calls per Unit
Residential							per Unit	
Single Family	2,895	248	415	11	124	3,693	14,136	0.261
Multi-Family	1,728	148	248	6	74	2,204	21,309	0.103
Non-Residential							per kSF	
Commercial (per 1,000 SF)	3,093	265	443	11	133	3,946	15,918	0.248
Institutional (per 1,000 SF)	851	73	122	3	37	1,086	7,636	0.142
Non-Qualifying Calls								
Calls Allocated to Outside City	234	20	136	399	-	790		
Total	8,801	754	1,365	430	368	11,718		

13 **TABLE E.2: Projected Future Calls**

Projected Future Fire / EMS Calls - 2016 to 2060			
Development Type	Future Units	Calls per Unit	2060 Calls*
Residential			
Single Family (Units)	5,436	0.261	1,420
Multi Family (Units)	24,360	0.103	2,520
Non-Residential			
Commercial (per 1,000 SF)	9,479	0.248	2,350
Institutional (per 1,000 SF)	4,547	0.142	646
Non-Resident Calls			
Development Type	Future Population	Calls per Capita	2060 Calls*
Calls Allocated to Outside City	74,136	0.006	460
Total Undeveloped Future Private Calls			7,396

26 **Projected Future Calls are based only on future units in addition to existing calls from existing units*

A B C D E F G H I

APPENDIX F: EXISTING AND FUTURE STATIONS

A B C D E F G H I

1 **TABLE F.1: Summary of Existing Fire Facilities** 1

Existing Fire / EMS Facilities					
Facility	Location	Total Cost	Totals Station Sq Ft	% Impact Fee Eligible	Impact Fee Qualifying Cost
Fire Station 1	80 S 300 W	\$ 3,640,333	8,820	100%	\$ 3,640,333
Fire Station 2	2737 N Canyon Rd	551,121	3,385	100%	551,121
Fire Station 3	601 W Columbia Lane	684,104	2,145	100%	684,104
Fire Station 4	95 S 2050 W	1,216,463	2,128	100%	1,216,463
Fire Station 5	275 S 700 E	2,673,375	3,880	100%	2,673,375
Qualifying)	1140 Aviation Drive	-	-	0%	-
Training Building (Station 3)	601 W Columbia Lane	51,464	-	100%	51,464
Total		\$ 8,816,861	20,358		\$ 8,816,861

14 **TABLE F.2: Projection of Future Fire Facilities** 14

Project	Year	Floorspace (Sq Ft)	Cost Estimate per Unit	Land (Acres)	PV Project Expense \$	Construction Year Expense*	% to Growth	Expansionary Cost
Future Fire / EMS Facilities Within 10 Years								
Fire Station 2	2019	6,615	\$ 423	-	\$ 4,566,537	\$ 4,566,537	66%	\$ 3,020,764
Fire Station Administration (Public Safety Building)	2019	4,858	\$ 388	-	\$ 1,883,939	\$ 1,883,939	100%	\$ 1,883,939
Fire Station 1 Remodel	2019	607	\$ 383	-	\$ 3,612,434	\$ 3,612,434	6%	\$ 225,308
Fire Station 6	2024	12,037	\$ 385	-	\$ 4,634,245	\$ 5,533,531	100%	\$ 5,533,531
Fire Station 6 Land	2024		150,000	2.00	300,000	358,216	100%	358,216
Within 10 Years		24,117			\$ 8,546,679	\$ 15,954,657		\$ 11,021,758
Future Fire / EMS Facilities Beyond 10								
Beyond 10 Year Land		-	\$ -	-	\$ -	\$ -	-	\$ -
Beyond 10 Year Facilities		-	-	-	-	-	-	-
Beyond 10 Years		-	-	-	-	-	-	-
Total Future Fire / EMS Facilities		24,117			\$ 14,997,155	\$ 15,954,657		\$ 11,021,758

29 Cost Estimates Provided by Provo City 29

A B C D E F G H I

APPENDIX G: OUTSTANDING AND FUTURE DEBT

	A	B	C	D	E	F
1	TABLE G.1: Summary of Outstanding and Future Debt					
2				Principal	Interest	Total
3	Future Debt					
4	2019 GO Bonds (Police Portion)	\$	28,138,412	\$	13,578,534	\$ 41,716,946
5	2019 GO Bonds (Fire Portion IF Qualifying Only)		5,081,540		2,452,159	7,533,698
6	2019 GO Bonds (Fire Portion Non- IF Qualifying Only)		5,194,757		2,506,793	7,701,551
7	2019 GO Bonds (Non-Public Safety City Center Portion)		27,625,291		13,330,921	40,956,211
8	Subtotal	\$	66,040,000	\$	31,868,406	\$ 97,908,406
10						
11	Date	Principal	Interest	Total P&I	Police Portion	Fire Portion
12	2020	\$ 2,385,000	\$ 2,511,256	\$ 4,896,256	\$ 2,086,204	\$ 761,893
13	2021	2,165,000	2,732,650	4,897,650	2,086,797	762,109
14	2022	2,270,000	2,624,400	4,894,400	2,085,413	761,604
15	2023	2,385,000	2,510,900	4,895,900	2,086,052	761,837
16	2024	2,505,000	2,391,650	4,896,650	2,086,371	761,954
17	2025	2,630,000	2,266,400	4,896,400	2,086,265	761,915
18	2026	2,760,000	2,134,900	4,894,900	2,085,626	761,681
19	2027	2,900,000	1,996,900	4,896,900	2,086,478	761,993
20	2028	3,045,000	1,851,900	4,896,900	2,086,478	761,993
21	2029	3,195,000	1,699,650	4,894,650	2,085,519	761,643
22	2030	3,355,000	1,539,900	4,894,900	2,085,626	761,681
23	2031	3,470,000	1,422,475	4,892,475	2,084,592	761,304
24	2032	3,595,000	1,301,025	4,896,025	2,086,105	761,857
25	2033	3,720,000	1,175,200	4,895,200	2,085,753	761,728
26	2034	3,870,000	1,026,400	4,896,400	2,086,265	761,915
27	2035	4,025,000	871,600	4,896,600	2,086,350	761,946
28	2036	4,185,000	710,600	4,895,600	2,085,924	761,790
29	2037	4,350,000	543,200	4,893,200	2,084,901	761,417
30	2038	4,525,000	369,200	4,894,200	2,085,327	761,573
31	2039	4,705,000	188,200	4,893,200	2,084,901	761,417
32	Total	\$ 66,040,000	\$ 31,868,406	\$ 97,908,406	\$ 41,716,946	\$ 15,235,249
	A	B	C	D	E	F

APPENDIX H: APPARATUS PLAN

1 2018 Inflation Rate 3.0%

2 **TABLE H.1: Inventory of Qualifying Apparatus**

Inventory of Fire/EMS Apparatus					2060 Calls	
Asset Description	Impact Fee Qualifying > \$500,000	Historic Apparatus Cost	Qualifying Apparatus Cost	Projected Annual Calls	Apparatus Cost per Call	
2014 OSOSHKOSH STA1500 FIRE TRUCK	Yes	\$ 676,384	\$ 676,384	19,114	\$ 35.39	
Fire Truck	Yes	1,056,184	1,056,184	19,114	55.26	
2006 PIERCE QUANTUM 105 HDL FIRE ENG.	Yes	658,640	658,640	19,114	34.46	
2006 PIERCE QUANTUM 105 HDL FIRE ENG.	Yes	658,640	658,640	19,114	34.46	
2006 PIERCE 55" HD QUANTUM FIRE ENGINE	Yes	535,386	535,386	19,114	28.01	
2006 PIERCE QUANTUM 55" HD FIRE ENGINE	Yes	529,260	529,260	19,114	27.69	
1992 E-ONE FIRE TRUCK	No	209,535	-	19,114	-	
1978 AMER LAFRA FIRE TRUCK	No	119,061	-	19,114	-	
2001 PIERCE FIRE TRUCK	No	317,985	-	19,114	-	
1986 OSHKOSH DA 1500 FIRE TRUCK	No	50,000	-	19,114	-	
2016 Ford F-450 4x4 170 x 95 x 72	No	215,000	-	19,114	-	
2016 Ford F-450 4x4 170 x 95 x 72	No	215,000	-	19,114	-	
2016 Ford F-450 ambulance	No	219,845	-	19,114	-	
2006 FREIGHTLINER M2-106 AMBULANCE	No	-	-	19,114	-	
2006 FREIGHTLINER M2-106 AMBULANCE	No	-	-	19,114	-	
2003 FORD F-350 AMBULANCE	No	96,500	-	19,114	-	
1999 FORD F-350 4X4 TRUCK	No	97,653	-	19,114	-	
2005 FORD F550 BRUSH TRUCK/BODY 5520BODY	No	34,600	-	19,114	-	
2005 FORD F550 BRUSH TRUCK/BODY 5520BODY	No	34,600	-	19,114	-	
2005 FORD F550 BRUSH TRUCK/SEE 5522 BODY	No	34,600	-	19,114	-	
Total Existing Apparatuses		\$ 5,758,872	\$ 4,114,494		\$ 215.26	
Asset Description	Purchase Year	2018 Apparatus Cost	Inflated Apparatus Cost	Qualifying Apparatus Cost	Projected Annual Calls	Apparatus Cost per Call
New Quint (Station 26)	2024	\$ 1,050,000	\$ 1,253,755	\$ 1,253,755	19,114	\$ 65.59
New Fire Engine (Station 23)	Beyond 10 Year	-	-	-	19,114	-
Total Future Apparatuses		\$ 1,050,000	\$ 1,253,755	\$ 1,253,755		65.59
Totals:		\$ 6,808,872	\$ 7,012,627	\$ 5,368,249		\$ 280.85

33 **TABLE H.2: Apparatus Cost per Call**

Apparatus Cost per Call			
Non-Residential Land Use	Apparatus Cost per Call	Commercial Calls per 1,000 SF	Impact Fee per 1,000 SF
General Commercial (per 1,000 SF)	\$280.85	0.248	\$ 69.62

37 A B C D E F G

APPENDIX I: LEVEL OF SERVICE

	A	B	C	D	
1	TABLE I.1: Fire / EMS Level of Service				1
2	Time Frame	Floorspace (SF)	Current/ Projected Calls	Sq Ft per Call	2
3	2016	20,358	11,718	1.74	3
4	Within 10 Years	44,475	13,567	3.28	4
5	2060	44,475	19,114	2.33	5
6	Impact Fee Level of Service Used	44,475	19,114	2.33	6
	A	B	C	D	

APPENDIX J: PROPORTIONATE SHARE ANALYSIS

A B C D E F G H I J K L

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2 **TABLE J.1: Summary of Fire / EMS Facilities**

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Capital Project Time Frame	Added Station Floorspace	% of Buildout Floor Space	Station Capacities (Call)	2016 Calls to Stations	Floorspace Needed to Serve Existing Calls	Deficiency Calls	Growth Calls	Deficiency	% to Serve Existing Users	% to Serve Future Growth
Existing Floorspace	20,358	45.8%	8,749	11,718	8,749	-	-	0.0%	100.0%	0.0%
Construction Within 10 Years	24,117	54.2%	10,365	-	-	2,969	7,396	28.6%	0.0%	71.4%
Construction Beyond 10 Years	-	-	-	-	-	-	-	0.0%	0.0%	0.0%
Buildout	44,475	100.0%	19,114	12,390	8,749	2,969	7,396			
Existing Floorspace	20,358	45.8%	8,749	11,718	8,749	-	-	0.0%	100.0%	0.0%
Construction Within 10 Years	24,117	54.2%	10,365	-	-	2,969	7,396	28.6%	0.0%	71.4%
Existing and Within 10 Years	44,475	100.0%	19,114	11,718						

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12 **TABLE J.2: Proportionate Share of Fire / EMS Facilities**

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Timeframe of Facility Construction	Impact Fee Qualifying Cost of Facilities	% of Allocated to Deficiency	% of Allocated to Existing Users	% of Allocated to Future Development	Amount to Deficiency	Amount to Existing Users	Amount to be Paid by Future Growth
Existing	\$ 8,816,861	0.0%	100.0%	0.0%	\$ -	\$ 8,816,861	\$ -
Within 10 Years	15,954,657	28.6%	0.0%	71.4%	4,569,690	-	11,384,967
Total	\$ 24,771,518				\$ 4,569,690	\$ 8,816,861	\$ 11,384,967

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A B C D E F G H I J K L

APPENDIX K: FIRE/EMS COST PER CALL

	A	B	C	D	E	F	
1	TABLE K.1: Fire / EMS Impact Fee Cost per Call						1
2	Expense	Impact Fee Qualifying Cost	% to Growth Related	Impact Fee Qualifying Cost Assigned to New Growth	New Growth Calls Added to Buildout	Impact Fee Cost per Call	2
3	Fire Stations						3
4	Existing Facilities	\$ 8,816,861	0.00%	\$ -	7,396	\$ -	4
5	Existing Debt Service (Interest)	-	0.00%	-	7,396	-	5
6	Future Facilities within 10 Years	11,021,758	71.36%	7,864,936	7,396	1,063	6
7	Future Debt Service (Interest)	2,452,159	71.36%	1,749,818	7,396	237	7
8	Total	\$ 22,290,778		\$ 9,614,754		\$ 1,299.96	8
9	Miscellaneous						9
10	Deficiency Credits						10
11	Professional Services	20,000	100%	20,000	7,396	2.70	11
12	Total Miscellaneous	\$ 20,000		\$ 20,000		\$ 2.70	12
13	Grand Total	\$ 22,310,778		\$ 9,634,754		\$ 1,302.66	13
	A	B	C	D	E	F	

APPENDIX L: IMPACT FEE CREDIT

Impact Fee Cost per Call:	
\$	1,302.66

TABLE L.1: CALCULATION OF BOND CREDITS

Year	Projected Fire Calls	Debt Service Payment (Fire Portion)	Credit per Call	Credit (Net Present Value)	Impact Fee Cost Per Call (Net Annual Credit)
2018	12,054				
2019	12,222	\$ -	\$ -	\$ 508.41	\$ 794.25
2020	12,390	493,050.82	39.79	508.41	794.25
2021	12,558	493,191.16	39.27	487.36	815.30
2022	12,727	492,863.88	38.73	466.02	836.65
2023	12,895	493,014.93	38.23	444.38	858.28
2024	13,063	493,090.46	37.75	422.39	880.27
2025	13,231	493,065.28	37.27	400.03	902.63
2026	13,399	492,914.23	36.79	377.27	925.39
2027	13,567	493,115.63	36.35	354.11	948.56
2028	13,735	493,115.63	35.90	330.47	972.19
2029	13,903	492,889.06	35.45	306.35	996.31
2030	14,071	492,914.23	35.03	281.73	1,020.93
2031	14,239	492,670.04	34.60	256.57	1,046.09
2032	14,408	493,027.52	34.22	230.85	1,071.81
2033	14,576	492,944.44	33.82	204.50	1,098.17
2034	14,744	493,065.28	33.44	177.51	1,125.16
2035	14,912	493,085.42	33.07	149.83	1,152.84
2036	15,080	492,984.72	32.69	121.43	1,181.23
2037	15,248	492,743.04	32.32	92.29	1,210.38
2038	15,416	492,843.74	31.97	62.37	1,240.29
2039	15,584	492,743.04	31.62	31.62	1,271.05
2040	15,752	-	-	-	1,302.66

APPENDIX M: FINAL IMPACT FEE CALCULATION

	A	B	C	D	E	F	G	H	I	J	K	L	M
1	TABLE M.1: Fire/EMS Impact Fee Per Unit												
2	Fire / EMS	2019 Cost per Call	Calls per Unit	2019 Impact Fee per Unit	2020 Impact Fee per Unit	2021 Impact Fee per Unit	2022 Impact Fee per Unit	2023 Impact Fee per Unit	2024 Impact Fee per Unit	2025 Impact Fee per Unit	2026 Impact Fee per Unit	2027 Impact Fee per Unit	2028 Impact Fee per Unit
3	Residential												
4	Single Family Residential Unit	\$ 794	0.261	\$ 207.49	\$ 207.49	\$ 212.99	\$ 218.57	\$ 224.22	\$ 229.96	\$ 235.80	\$ 241.75	\$ 247.80	\$ 253.98
5	Multi-Family Residential Unit	794	0.103	82.16	82.16	84.34	86.55	88.79	91.06	93.38	95.73	98.13	100.57
6	Non Residential												
7	Commercial (per 1,000 SF)	\$ 794	0.248	\$ 196.87	\$ 196.87	\$ 202.09	\$ 207.38	\$ 212.75	\$ 218.20	\$ 223.74	\$ 229.38	\$ 235.12	\$ 240.98
8	Institutional (per 1,000 SF)	794	0.142	112.92	112.92	115.91	118.95	122.02	125.15	128.33	131.56	134.86	138.22
9	Commercial Apparatus Fee (kSF Floor Space)*	<i>See Apparatus Fee Table</i>											

*Apparatus Fee is charged to commercial land uses only

TABLE M.2: Non-Standard Development Fire Impact Fee Calculation

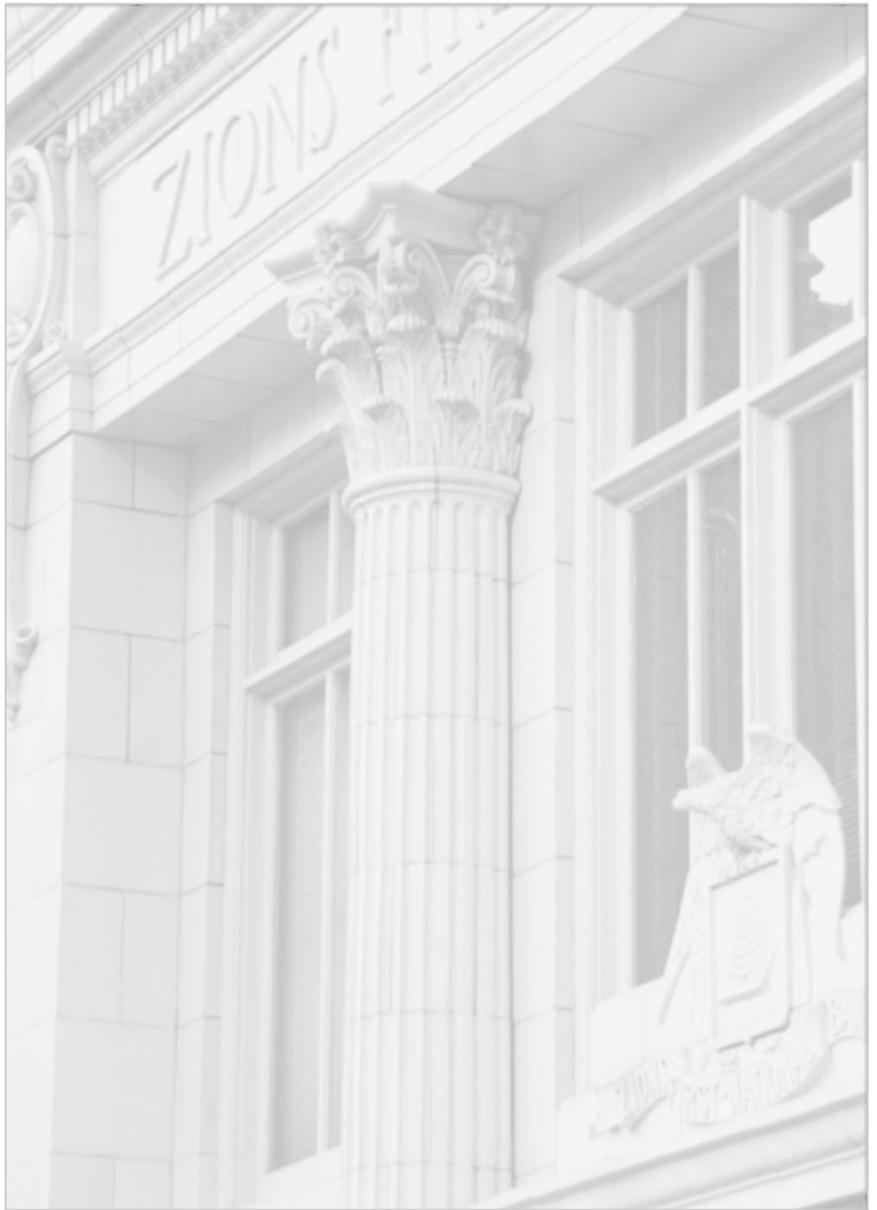
Fire / EMS Cost Per Call	Non-Standard Development		2019 Impact Fee Assessed*
\$794.25	x	# of Projected Annual Calls Generated by Land Use	= Non-Standard Impact Fee

*When a non-standard impact fee is calculated for a commercial land use apparatus fee will also be assessed

TABLE M.3: Apparatus Fee

Apparatus Fee			
Non-Residential Land Use	Apparatus Cost per Call	Calls per 1,000 SF	Apparatus Fee per 1,000 SF
General Commercial	\$ 280.85	0.248	\$ 69.62

A B C D E F G H I J K L M



City of Provo
Public Safety Impact Fee Facilities Plan

ZIONS  PUBLIC FINANCE, INC.

September 2018

CONTENTS

Contents	1
Executive Summary	3
Purpose of the Public Safety Impact Fee Facilities Plan	3
Impact Fee Service Area	3
Overview of Police Services Within the City of Provo	3
Future Demands and Call Data.....	3
Use of a 2060 Call Data Planning Horizon.....	3
Growth in Annual Police Calls	3
Growth in Annual Fire Calls.....	3
Existing and Future Public Safety Facilities	4
Existing Police Facilities.....	4
Future Police Facilities	4
Existing Fire/EMS Facilities	4
Future Fire/EMS Facilities	5
Police Level of Service (LOS).....	5
Fire/EMS Level of Service (LOS)	6
Current Four Minute Response Time.....	6
Funding Future Public Safety Capital Facilities.....	6
Apparatus Inventory.....	7
Chapter 1: Identify Demands on Existing Public Facilities By New Development	8
Overview of Police and Fire/EMS Services Within the City of Provo	8
Impact Fee Service Area	8
Use of a 2060 Call Data Planning Horizon	8
Current and Future Development Growth in Provo.....	8
Land Use and Future Calls	9
Definition of a Police Service Call.....	9
Police Call Data Analysis.....	9
Calls to Direct Land Uses, Non-Impact Fee Qualifying Calls and Undefined Calls	9
Definition of a Fire/EMS Call	11
Call Data Analysis	11
Calls to Direct Land Uses, Non-Impact Fee Qualifying Calls and Undefined Calls	11
Chapter 2: Identify Excess Capacity and Future Infrastructure Required to Accommodate Growth	14
Existing Police Coverage.....	14
Existing Police Station	14
Future Police Facilities.....	14
Existing Fire & EMS Coverage.....	15
Existing Fire Stations	15
Future Fire/EMS Infrastructure	15
Debt Funding.....	16
Future Apparatus	17
Chapter 3: Identify Existing and Proposed LOS and Proportionate Share Analysis.....	18



Police Level of Service Definition18

Police Proportionate Share Analysis18

Fire Level of Service Definition18

 Current Four Minute Response Time.....19

Proportionate Share Analysis.....19

Chapter 4: Considerations of All Revenue Sources to Finance System Improvements20

 Manner of Financing20

 General Fund Revenues20

 Federal and State Grants and Donations20

 Impact Fees20

 Developer Dedications and Exactions.....20

 Summary of Time Price Differential21

 Equity of Impact Fees21

Impact Fee Certification22

Police Appendix23

Fire/EMS Appendix24

EXECUTIVE SUMMARY

PURPOSE OF THE PUBLIC SAFETY IMPACT FEE FACILITIES PLAN

The purpose of the Public Safety Impact Fee Facilities Plan (IFFP) is to provide the City of Provo (City) with substantive planning for future public safety - police and fire - capital infrastructure including facility and administrative office sizes, costs, funding, and allocation to growth. All this information will be used as the basis for calculations in the Public Safety Impact Fee Analysis (IFA) and follows the requirements of the Impact Fees Act of the Utah State Code 11-36a 301 and 302.

IMPACT FEE SERVICE AREA

The IFFP and IFA have been prepared for a single, City-wide Service Area (Service Area) with uniform police fees and uniform fire fees charged throughout the entire area.

OVERVIEW OF POLICE SERVICES WITHIN THE CITY OF PROVO

Provo will continue to grow which will increase the annual emergency call volume and the demands on the City’s existing police and fire facilities. The IFFP identifies the increasing demands placed upon the City’s existing facilities by future development and evaluates how these demands will be met through excess capacity and/or future capital projects.

FUTURE DEMANDS AND CALL DATA

USE OF A 2060 CALL DATA PLANNING HORIZON

2060 estimates will be used throughout the Public Safety IFFP and IFA instead of a typical ten-year planning horizon because the ten-year capital projects are needed to serve 2060 demand. Therefore, if ten-year level of service (LOS) estimates were used rather than 2060 LOS, then the impact fee would unfairly overstate ten-year growth’s proportionate share of the project costs.

GROWTH IN ANNUAL POLICE CALLS

Figure ES.1 shows the projected increases in calls between 2016 and 2060. In 2016 the City received 78,259 police calls and by 2060 the annual police calls are expected to grow to 128,718, resulting in an increase of 50,459 annual calls by 2060.

FIGURE ES.1: PROJECTED POLICE CALLS

Growth in Police Calls	
2016 Calls	78,259
2060 Calls	128,718
Undeveloped Calls	50,459
% Undeveloped	39%
Calls Added at 2060	50,459

GROWTH IN ANNUAL FIRE CALLS

Figure ES.2 shows the projected increases in calls between 2016 and 2060. In 2016 the City received 11,718 fire/EMS calls and by 2060 the annual fire/EMS calls are expected to grow to 19,114, resulting in an increase of 7,396 annual calls by 2060.

FIGURE ES.2: PROJECTED FIRE CALLS

Growth in Fire Calls	
2016 Calls	11,718
2060 Calls	19,114
Undeveloped Calls	7,396
% Undeveloped	39%
Calls Added By 2060	7,396

EXISTING AND FUTURE PUBLIC SAFETY FACILITIES

EXISTING POLICE FACILITIES

The Impact Fees Act defines a public safety facility as “a building constructed or leased to house police, fire, or other public safety entities; or a fire suppression vehicle costing in excess of \$500,000.” The facilities must have a life expectancy of ten or more years and must be “owned or operated by or on behalf of a local political subdivision or private entity.”¹ The City operates the police department from an existing Impact fee eligible headquarters station as shown in Figure ES.3.

FIGURE ES.3: EXISTING FACILITIES INVENTORY

Project	Existing Facilities			Impact Fee Eligible
	Total Cost	Year Constructed	Total Building SF	
Police Station	\$ 3,227,557	1972	29,972	\$ 3,227,557
Total	\$ 3,227,557		29,972	\$ 3,227,557

FUTURE POLICE FACILITIES

As shown in Figure ES.4, the City has a relocation and expansion of the existing headquarters station planned within the ten-year impact fee planning horizon. The total police square footage of the new facility will be 76,229 sq ft. Once the ten-year capital projects have been completed the City anticipates having sufficient capacity to meet the 2060 demands of the City-wide Service Area.

FIGURE ES.4: FUTURE POLICE FACILITIES INVENTORY

Project	Construction Year	Added Floorspace (Sq Ft)	Cost per Sq Ft	PV Project Expense \$	Construction Year Expense	% Impact Fee Eligible	Impact Fee Eligible Cost
Future Police Facilities Within 10 Years							
Public Safety Building Expansion Facility	2019	76,229	\$ 380	\$ 29,001,096	\$ 29,001,096	100%	\$ 29,001,096
Public Safety Building Expansion Land	2019	-	-	-	-	-	-
Future Facilities Built Within 10 Years		76,229	-	\$ 29,001,096	\$ 29,001,096	-	\$ 29,001,096
Future Facilities Beyond 10 Years							
Beyond 10 Year Land		-	\$ -	\$ -	\$ -	-	\$ -
Beyond 10 Year Facilities		-	-	-	-	-	-
Future Facilities Built Beyond 10 Years		-	-	\$ -	\$ -	-	\$ -
Total Future Police Facilities		76,229	-	\$ 29,001,096	\$ 29,001,096	-	\$ 29,001,096

EXISTING FIRE/EMS FACILITIES

As stated previously, the Impact Fees Act defines public safety facilities as “a building constructed or leased to house police, fire, or other public safety entities; or a fire suppression vehicle costing in excess of \$500,000.” The facilities must have a life expectancy of ten or more years and must be “owned or operated by or on behalf of a local political subdivision or private entity.”² The City operates the fire department from five existing Impact fee eligible fire

¹ 11-36a-102(17)(a)

² 11-36a-102(17)(a)

stations as shown in Figure ES.5. The airport operations center and the specialized equipment housed there are not impact fee eligible costs; therefore, that station has been excluded from the impact fee analysis.

FIGURE ES.5: EXISTING FACILITIES INVENTORY

Existing Fire / EMS Facilities					
Facility	Location	Total Cost	Totals Station Sq Ft	% Impact Fee Eligible	Impact Fee Qualifying Cost
Fire Station 1	80 S 300 W	\$ 3,640,333	8,820	100%	\$ 3,640,333
Fire Station 2	2737 N Canyon Rd	551,121	3,385	100%	551,121
Fire Station 3	601 W Columbia Lane	684,104	2,145	100%	684,104
Fire Station 4	95 S 2050 W	1,216,463	2,128	100%	1,216,463
Fire Station 5	275 S 700 E	2,673,375	3,880	100%	2,673,375
Airport Operation Center (Non-Qualifying)	1140 Aviation Drive	-	-	0%	-
Training Building (Station 3)	601 W Columbia Lane	51,464	-	100%	51,464
Total		\$ 8,816,861	20,358		\$ 8,816,861

FUTURE FIRE/EMS FACILITIES

As shown in Figure ES.6, the City has four future capital projects planned within the ten-year impact fee planning horizon. Once the ten-year capital projects have been completed the City anticipates having sufficient capacity to meet the 2060 demands of the City-wide Service Area. The increased station square footage of Stations 1 and 2 are impact fee eligible costs; however, 800 sq ft of the Fire Station 2 expansion relates to a community room which the City chose to remove from the impact fee calculation.

FIGURE ES.6: FUTURE FIRE/EMS FACILITIES INVENTORY

Project	Year	Floorspace (Sq Ft)	Cost Estimate per Unit	Land (Acres)	PV Project Expense \$	Construction Year Expense*	% to Growth	Expansionary Cost
Future Fire / EMS Facilities Within 10 Years								
Fire Station 2	2019	6,615	\$ 423	-	\$ 4,566,537	\$ 4,566,537	66%	\$ 3,020,764
Fire Station Administration (Public Safety Building)	2019	4,858	\$ 388	-	\$ 1,883,939	\$ 1,883,939	100%	\$ 1,883,939
Fire Station 1 Remodel	2019	607	\$ 383	-	\$ 3,612,434	\$ 3,612,434	6%	\$ 225,308
Fire Station 6	2024	12,037	\$ 385	-	\$ 4,634,245	\$ 5,533,531	100%	\$ 5,533,531
Fire Station 6 Land	2024		150,000	2.00	300,000	358,216	100%	358,216
Within 10 Years		24,117			\$ 8,546,679	\$ 15,954,657		\$ 11,021,758
Future Fire / EMS Facilities Beyond 10								
Beyond 10 Year Land		-	\$ -	-	\$ -	\$ -	-	\$ -
Beyond 10 Year Facilities		-	-	-	-	-	-	-
Beyond 10 Years		-	-	-	-	-	-	-
Total Future Fire / EMS Facilities		24,117			\$ 14,997,155	\$ 15,954,657		\$ 11,021,758

POLICE LEVEL OF SERVICE (LOS)

New development’s use of existing police facilities and the need for future capital projects will be determined by the target level of service standards. The true LOS measure will be the square feet per call at 2060 since that is the call volume the police facilities are designed to serve. However, Figure ES.7 shows that the 2060 level of service of 0.592 square feet per call is higher than the currently observed LOS of 0.367 sq ft per call indicating that an existing LOS deficiency exists. The impact fee analysis will include a credit to offset the cost of curing this existing deficiency so that impact fee payers are not burdened with that cost.

FIGURE ES.7: POLICE LEVEL OF SERVICE

Time Frame	Floorspace (SF)	Calls	Sq Ft per Call
Current	29,972	81,699	0.367
Within 10 Years	46,257	90,874	0.509
2060	76,229	128,718	0.592
Impact Fee Level of Service Used	76,229	128,718	0.592

FIRE/EMS LEVEL OF SERVICE (LOS)

New development's use of existing fire/EMS facilities and the need for future capital projects will be determined by the target level of service standards. The true LOS measure will be the square feet per call at 2060 since that is the call volume the fire/EMS facilities are designed to serve. However, Figure ES.8 shows that the 2060 level of service of 2.33 square feet per call is higher than the currently observed LOS of 1.74 sq ft per call indicating that an existing LOS deficiency exists. The impact fee analysis will include a credit to offset the cost of curing this existing deficiency so that impact fee payers are not burdened with that cost.

FIGURE ES.8: FIRE/EMS LEVEL OF SERVICE

Time Frame	Floorspace (SF)	Current/ Projected Calls	Sq Ft per Call
2016	20,358	11,718	1.74
Within 10 Years	44,475	13,567	3.28
2060	44,475	19,114	2.33
Impact Fee Level of Service Used	44,475	19,114	2.33

CURRENT FOUR MINUTE RESPONSE TIME

In addition to station square footage per service call, the other key metric when evaluating Fire/EMS level of service is call response time. When it comes to protecting property and especially life, zero loss would be the ideal goal. However, constraints of resources make it impossible to locate a fire station on every corner. Therefore, decisions must be made to enable the best protection possible under the circumstances. It is the goal of the City to respond to at least 90% of fire and EMS calls within four minutes. Decisions on station placement for future fire stations were made by the City being mindful of the City's four-minute response time goal.

FUNDING FUTURE PUBLIC SAFETY CAPITAL FACILITIES

In November of 2018 the City held a bond election to seek approval for a general obligation bond to fund the future fire/EMS and police facilities and the City Center project. The portion of the bond which relates to impact fee qualifying police and fire/EMS projects is included in the impact fee calculation. Figure ES.9 summarizes the portion of the bond relating to police and fire/EMS projects. 2019 GO Bonds (Fire Portion Non-IF Qualifying) includes rebuilding existing capacity to serve existing users and the 800 sq ft community room which the City determined would not be included in the impact fee calculation.

FIGURE ES.9: ESTIMATED 2019 GO BOND DEBT SERVICE SCHEDULE

	Principal	Interest	Total
Future Debt			
2019 GO Bonds (Police Portion)	\$ 28,138,412	\$ 13,578,534	\$ 41,716,946
2019 GO Bonds (Fire Portion IF Qualifying Only)	5,081,540	2,452,159	7,533,698
2019 GO Bonds (Fire Portion Non- IF Qualifying Only)	5,194,757	2,506,793	7,701,551
2019 GO Bonds (Non-Public Safety City Center Portion)	27,625,291	13,330,921	40,956,211
Subtotal	\$ 66,040,000	\$ 31,868,406	\$ 97,908,406

APPARATUS INVENTORY

The Impact Fees Act permits the inclusion of an apparatus fee which may be assessed to commercial land uses only. The apparatus fee is calculated by inventorying all current or ten-year apparatus acquisitions and dividing the cost by the total call volume. Figure ES.10 shows the inventory of impact fee eligible apparatuses. To qualify to be included in the apparatus calculation, the apparatus must cost over \$500,000. The total historic and future costs of the City apparatuses is \$7M, but the impact fee qualifying amount is just under \$5.4M.

FIGURE ES.10: APPARATUS INVENTORY

Inventory of Fire/EMS Apparatus				
Asset Description	Impact Fee Qualifying > \$500,000	Historic Apparatus Cost	Qualifying Apparatus Cost	
2014 OSOSKOSH STA1500 FIRE TRUCK	Yes	\$ 676,384	\$ 676,384	
Fire Truck	Yes	1,056,184	1,056,184	
2006 PIERCE QUANTUM 105 HDL FIRE ENG.	Yes	658,640	658,640	
2006 PIERCE QUANTUM 105 HDL FIRE ENG.	Yes	658,640	658,640	
2006 PIERCE 55" HD QUANTUM FIRE ENGINE	Yes	535,386	535,386	
2006 PIERCE QUANTUN 55" HD FIRE ENGINE	Yes	529,260	529,260	
1992 E-ONE FIRE TRUCK	No	209,535	-	
1978 AMER LAFRA FIRE TRUCK	No	119,061	-	
2001 PIERCE FIRE TRUCK	No	317,985	-	
1986 OSHKOSH DA 1500 FIRE TRUCK	No	50,000	-	
2016 Ford F-450 4x4 170 x 95 x 72	No	215,000	-	
2016 Ford F-450 4x4 170 x 95 x 72	No	215,000	-	
2016 Ford F-450 ambulance	No	219,845	-	
2006 FREIGHTLINER M2-106 AMBULANCE	No	-	-	
2006 FREIGHTLINER M2-106 AMBULANCE	No	-	-	
2003 FORD F-350 AMBULANCE	No	96,500	-	
1999 FORD F-350 4X4 TRUCK	No	97,653	-	
2005 FORD F550 BRUSH TRUCK/BODY 5520BODY	No	34,600	-	
2005 FORD F550 BRUSH TRUCK/BODY 5520BODY	No	34,600	-	
2005 FORD F550 BRUSH TRUCK/SEE 5522 BODY	No	34,600	-	
Total Existing Apparatuses		\$ 5,758,872	\$ 4,114,494	
Asset Description	Purchase Year	2018 Apparatus Cost	Inflated Apparatus Cost	Qualifying Apparatus Cost
New Quint (Station 26)	2024	\$ 1,050,000	\$ 1,253,755	\$ 1,253,755
New Fire Engine (Station 23)	Beyond 10 Year	-	-	-
Total Future Apparatuses		\$ 1,050,000	\$ 1,253,755	\$ 1,253,755
Totals:		\$ 6,808,872	\$ 7,012,627	\$ 5,368,249

CHAPTER 1: IDENTIFY DEMANDS ON EXISTING PUBLIC FACILITIES BY NEW DEVELOPMENT

OVERVIEW OF POLICE AND FIRE/EMS SERVICES WITHIN THE CITY OF PROVO

The purpose of the Public Safety IFFP is to provide the City of Provo (the City) with substantive planning for future police and fire/EMS capital infrastructure including facility and administrative office sizes, costs, funding, and allocation to growth. All this information will be used as the basis for calculations in the Public Safety Impact Fee Analysis (IFA) and follows the requirements of the Utah Impact Fees Act, specifically 11-36a-301 and 302 of the Utah State Code. An IFFP for public safety must be prepared before the City of Provo can adopt and assess a public safety impact fee.

Provo will continue to grow which will increase the annual emergency call volume and the demands on the City’s existing police and fire/EMS facilities. As growth occurs, the City will expand the existing station floorspace to accommodate additional staff, apparatus, and to limit the length of emergency call response times. The IFFP identifies the increasing demands placed upon the City’s existing and future police/EMS and fire facilities by future development and evaluates how these demands will be met through future capital projects.

IMPACT FEE SERVICE AREA

The IFFP and IFA have been prepared for a single, City-wide Service Area (Service Area) with the same impact fee cost per call for police and the same impact fee cost per call for fire/EMS assessed within the entire City boundaries.

USE OF A 2060 CALL DATA PLANNING HORIZON

2060 square feet per call will be used throughout the police and fire impact fee analysis instead of ten-year square footage per call because the ten-year projects are needed to serve a buildout demand. It is assumed that the City will reach buildout around 2060. If ten-year LOS was used the impact fee would unfairly overstate ten-year growth’s impact fee liability.

CURRENT AND FUTURE DEVELOPMENT GROWTH IN PROVO

Police call demand and fire/EMS is driven by population growth and growth in development units. Figure 1.1 shows the current and estimated future residential and non-residential units. It is estimated that there were 35,445 existing residential units which are projected to grow to approximately 65,240 residential units in 2060. The non-residential units, including commercial and institutional land uses, show 24,282 kSF which will increase to 38,309 kSF by 2060.

FIGURE 1.1: EXISTING AND FUTURE LAND USE

	Existing Development	Future Development to be Added	Existing + Growth to 2060
Residential Units	Total Units	Units	Total Units
Single Family	14,136	5,436	19,572
Multi-Family	21,309	24,360	45,668
Total	35,445	29,795	65,240
Private Non-Residential Units	Estimated kSF	Estimated kSF	Estimated kSF
Commercial	16,410	9,479	25,889
Institutional	7,872	4,547	12,419
Total	24,282	14,027	38,309

Source: Snideman Consulting

Single Family = single family detached, all others are considered "Multifamily" for impact fee assessment purposes

Note: Minor discrepancies may exist in this and other tables due to rounding

LAND USE AND FUTURE CALLS

The impact fee will be assessed to residential and non-residential development. Residential development will be assessed according to single family or multi-family units and non-residential development will be divided by commercial or institutional.

DEFINITION OF A POLICE SERVICE CALL

Police dispatch receives many non-emergency calls which do not result in an actual response. These non-emergency phone calls are not counted in the projected call counts. Service calls are considered to be the same as an actual police response rather than a phone call that is received by dispatch which may or may not result in a response.

POLICE CALL DATA ANALYSIS

To complete the call data analysis the City provided all of its service call data from 2015 and 2016 with physical addresses for each of the calls. GIS analysis was completed to determine if each call response was received to a residential address, business, roadway, and so forth as shown in Figure 1.2.

FIGURE 1.2: RAW POLICE CALL DATA SHOWING UNDEFINED CALLS

Category	2015	2016	2 yr Total	Average	% of Total
Calls to Private Land Uses					
Single Family Residential *	14,617	15,007	29,624	14,812	19%
Multi-Family Residential	11,215	10,818	22,033	11,017	14%
Commercial	16,725	17,053	33,778	16,889	21%
Institutional **	4,284	4,300	8,584	4,292	5%
Calls to Public Land Uses/Other					
Public Buildings and Land	10,035	10,301	20,336	10,168	13%
Traffic	20,919	19,183	40,102	20,051	25%
Mutual Aid	180	223	403	202	0.3%
Undefined ***	1,258	1,374	2,632	1,316	2%
All Calls	79,233	78,259	157,492	78,746	100%

* Single Family = single family detached, all others are considered "Multifamily" for impact fee assessment purposes

** Institutional includes churches and private non profit uses

*** Undefined includes all other calls not able to be assigned to a private land use within the service area

CALLS TO DIRECT LAND USES, NON-IMPACT FEE QUALIFYING CALLS AND UNDEFINED CALLS

Calls to direct land uses are calls to private land uses such as residences, businesses, etc. which will be assessed an impact fee. A portion of calls made to public areas like roadways, parks, etc. are also generated by private impact fee qualifying land uses. For example, a police call from a City resident placed while recreating at a public park can be attributed to a residential land use. Due to the lack of detail provided in emergency call data records, the percentage of calls to public land uses which are generated by direct land uses cannot be directly determined; however, reasonable estimates can be fairly made using the call data.

Non-qualifying calls are those which are not generated by direct land uses. Non-qualifying calls include calls generated by mutual aid agreements, interlocal agreements, or calls generated from public land uses such as public land, parks, or roads but not allocated to a City resident/business etc. An example of a non-qualifying call would be a police call placed by an out-of-town visitor at a city park.

Undefined calls are calls that were unable to be geocoded due to lack of available information. One common example of an undefined call is a service call whose address may have been incompletely or inaccurately documented. To estimate the fair distribution of undefined calls to each call category, undefined calls are sorted to call categories at the same proportion as the direct calls for which accurate GIS data does exist. See Figure 1.3.

FIGURE 1.3: UNDEFINED CALL ALLOCATION

Land Use Type	Calls To Direct Land Use	% to Direct Land Use	Undefined Calls to Land Uses	Total Calls by Land Use (After Undefined Allocation)
Residential				
Single Family Residential *	15,007	20%	268	15,275
Multi-Family Residential	10,818	14%	193	11,011
Non-Residential				
Commercial	17,053	22%	305	17,358
Institutional	4,300	6%	77	4,377
Public Land Uses				
Public Buildings and Land	10,301	13%	184	10,485
Traffic	19,183	25%	343	19,526
Mutual Aid	223	0%	4	227
Total	78,259	100%	1,374	78,259

Once the undefined calls and non-qualifying calls have been distributed, the calls per unit calculation can be completed. The impact fee will be calculated in the impact fee analysis as a cost per call and the calls per unit will be used to assess an impact fee to each land use category. See Figure 1.4 for the calls per unit for each land use.

FIGURE 1.4: TOTAL POLICE CALLS PER UNIT BY DEVELOPMENT TYPE (UNDEFINED CALLS SORTED PROPORTIONALLY BETWEEN ALL LAND USES)

Land Use Type	2016 Calls To Direct Land Use	Undefined Calls to Land Use	Calls to Public Areas	Calls to Highways	Calls to Local Roads	2016 Total Calls	Land Use Unit	Calls per Unit
Residential								
Single Family	15,007	268	3,002	3,051	55	21,382	per Unit	14,136
Multi-Family	10,818	193	2,164	2,199	39	15,414		21,309
Non-Residential								
Commercial	17,053	305	3,411	3,467	62	24,298	per kSF	15,918
Institutional	4,300	77	860	874	16	6,127		7,636
Non-Qualifying Calls								
Calls Allocated to Outside City	223	4	1,049	-	9,763	11,038		
Total	47,401	847	10,485	9,592	9,934	78,259		

The last call data table which is necessary to determine the impact fee is the number of annual future calls that are estimated to take place when the City reaches 2060. The calls per unit are applied to the future land use units to arrive at the total additional annual calls per land use at 2060 as shown in Figure 1.5.

FIGURE 1.5: EXISTING AND FUTURE POLICE CALLS

Projected Future Police Calls			
Development Type	Future Units	Calls per Unit	Added 2060 Calls*
Residential			
Single Family (unit)	5,436	1.513	8,222
Multi-Family (unit)	24,360	0.723	17,621
Non-Residential			
Commercial (kSF)	9,479	1.526	14,470
Institutional (kSF)	4,547	0.802	3,649
Non-Resident Calls			
Development Type	Future Population	Calls per Capita	Added 2060 Calls*
Calls Allocated to Outside City	74,136	0.088	6,498
Total Undeveloped Future Private Calls			50,459

*Projected Future Calls are based only on future units in addition to existing calls from existing units

The 50,459 additional annual calls from Figure 1.5 were added to the existing 2016 calls to arrive at the total annual 2060 calls as shown in Figure 1.6. By 2060 it is anticipated that the City will receive 128,718 annual police calls.

FIGURE 1.6: GROWTH IN POLICE CALLS THROUGH BUILDOUT 2060 FROM 2016 CALL ESTIMATE

Growth in Police Calls	
2016 Calls	78,259
2060 Calls	128,718
Undeveloped Calls	50,459
% Undeveloped	39%
Calls Added at 2060	50,459

DEFINITION OF A FIRE/EMS CALL

Fire dispatch receives many non-emergency calls which do not result in an actual response. These non-emergency phone calls are not counted in the projected call counts. Service calls used in the impact fee calculation are considered to be the same as an actual fire or EMS response rather than a phone call that is received by dispatch which may or may not result in a response.

CALL DATA ANALYSIS

To complete the call data analysis the City provided all of its service call data from 2015 and 2016 with physical addresses for each of the calls. GIS analysis was completed to determine if each call response was received to a residential address, business, roadway, and so forth as shown in Figure 1.7.

FIGURE 1.7: RAW FIRE CALL DATA SHOWING UNDEFINED CALLS

Category	2015	2016	2 yr Total	Average	% of Total
Calls to Private Land Uses					
Single Family Residential	2,754	2,895	5,649	2,825	24%
Multi-family Residential	1,940	1,728	3,668	1,834	16%
General Commercial	3,122	3,093	6,215	3,108	27%
Institutional **	769	851	1,620	810	7%
Calls Public Land Uses/Other					
Public Buildings and Land	1,138	1,257	2,395	1,198	10%
Traffic	612	735	1,347	674	6%
Mutual Aid	177	234	411	206	2%
Undefined ***	1,030	925	1,955	978	8%
All Calls	11,542	11,718	23,260	11,630	100%

* Single Family = single family detached, all others are considered "Multi-family" for impact fee assessment purposes

** Institutional includes churches and private non profit uses

*** Undefined includes all other calls not able to be assigned to a private land use within the service area

CALLS TO DIRECT LAND USES, NON-IMPACT FEE QUALIFYING CALLS AND UNDEFINED CALLS

Calls to direct land uses are calls to private land uses such as residences, commercial businesses, etc. which will be assessed an impact fee. A portion of calls made to public areas like roadways, parks, etc. are also generated by private impact fee qualifying land uses. For example, an EMS call from a City resident recreating at a public park can be attributed to a residential land use. Due to the lack of detail provided in emergency call data records, the percentage of calls to public land uses which are generated by direct land uses cannot be directly determined; however, reasonable estimates can be fairly made using the call data.

Non-qualifying calls are those which are not generated by direct land uses. Non-qualifying call include calls generated by mutual aid agreements, interlocal agreements, or calls generated from public land uses such as public land, parks, or roads but not allocated to a City resident/business etc. An example of a non-qualifying call would be an EMS call placed by an out-of-town visitor at a Provo City park.

Undefined calls are calls that were unable to be geocoded due to lack of available information. One common example of an undefined call is a service call whose address may have been incompletely or inaccurately documented. To estimate the fair distribution of undefined calls to each call category, undefined calls are sorted to call categories at the same proportion as the direct calls for which accurate GIS data does exist. See Figure 1.8.

FIGURE 1.8: UNDEFINED CALL ALLOCATION

Land Use Type	Calls To Direct Land Use	% to Direct Land Use	Undefined Calls to Land Uses	Total Calls by Land Use (After Undefined Allocation)
Residential				
Single Family Residential	2,895	27%	248	3,143
Multi-family Residential	1,728	16%	148	1,876
Non-Residential				
Commercial	3,093	29%	265	3,358
Institutional	851	8%	73	924
Public Land Uses				
Public Buildings and Land	1,257	12%	108	1,365
Traffic	735	7%	63	798
Mutual Aid	234	2%	20	254
Undefined	925	-	-	-
Total	11,718	100%	925	11,718

Once the undefined calls and non-qualifying calls have been distributed, the calls per unit calculation can be completed. The impact fee will be calculated in the Impact Fee Analysis as a cost per call and the calls per unit will be used to assess the impact fee to each land use category. See Figure 1.9 for the calls per unit for each land use.

FIGURE 1.9: TOTAL FIRE/EMS CALLS PER UNIT BY DEVELOPMENT TYPE (UNDEFINED CALLS SORTED PROPORTIONALLY BETWEEN ALL LAND USES)

Land Use Type	2016 Calls To Direct Land Use	Undefined Calls to Land Use	Calls to Public Areas	Calls to Local Roads	Calls to All Other Roads	2016 Total Calls	Land Use Unit	Calls per Unit
Residential								
							per Unit	
Single Family	2,895	248	415	11	124	3,693	14,136	0.261
Multi-Family	1,728	148	248	6	74	2,204	21,309	0.103
Non-Residential								
							per kSF	
Commercial (per 1,000 SF)	3,093	265	443	11	133	3,946	15,918	0.248
Institutional (per 1,000 SF)	851	73	122	3	37	1,086	7,636	0.142
Non-Qualifying Calls								
Calls Allocated to Outside City	234	20	136	399	-	790		
Total	8,801	754	1,365	430	368	11,718		

The last call data table which is necessary to determine the impact fee is the number of annual future calls that are estimated to take place when the City reaches 2060. The calls per unit are applied to the future land use units to arrive at the additional annual calls per land use shown in Figure 1.10.

FIGURE 1.10: EXISTING AND FUTURE FIRE/EMS CALLS

Projected Future Fire / EMS Calls - 2016 to 2060			
Development Type	Future Units	Calls per Unit	2060 Calls*
Residential			
Single Family (Units)	5,436	0.261	1,420
Multi Family (Units)	24,360	0.103	2,520
Non-Residential			
Commercial (per 1,000 SF)	9,479	0.248	2,350
Institutional (per 1,000 SF)	4,547	0.142	646
Non-Resident Calls			
Development Type	Future Population	Calls per Capita	2060 Calls*
Calls Allocated to Outside City	74,136	0.006	460
Total Undeveloped Future Private Calls			7,396

**Projected Future Calls are based only on future units in addition to existing calls from existing units*

The 7,396 additional annual calls from Figure 1.10 were added to the existing 2016 calls to arrive at the total annual 2060 calls as shown in Figure 1.11. By 2060 it is anticipated that the City will receive 19,114 annual fire/EMS calls.

FIGURE 1.11: GROWTH IN FIRE CALLS THROUGH BUILDOUT 2060 FROM 2016 CALL ESTIMATE

Growth in Fire Calls	
2016 Calls	11,718
2060 Calls	19,114
Undeveloped Calls	7,396
% Undeveloped	39%
Calls Added By 2060	7,396

CHAPTER 2: IDENTIFY EXCESS CAPACITY AND FUTURE INFRASTRUCTURE REQUIRED TO ACCOMMODATE GROWTH

EXISTING POLICE COVERAGE

As shown in Chapter 1, when development increases, the number of emergency calls also rises. This increase in call volume affects the police services in two major ways. First, much of the newer development comes from undeveloped land that tends to be located farther away from a city’s center. This increases response times—taking longer for police officers to reach emergency situations.

Second, as the call volume increases, so does the likelihood that multiple calls will occur simultaneously and compete for emergency resources. This also increases the average response time. When response times increase, the risk of property damage and loss of life also increases. New infrastructure must be built to maintain both adequate response times and to provide adequate space for the additional square footage for administrative offices, equipment storage, evidence storage, dispatch center, etc. needed to serve a greater volume of emergency calls.

EXISTING POLICE STATION

The City currently operates the police department out of one existing headquarters station. Figure 2.1 shows the existing police facility inventory.

FIGURE 2.1: SUMMARY OF EXISTING POLICE FACILITIES

Project	Existing Facilities			Impact Fee Eligible
	Total Cost	Year Constructed	Total Building SF	
Police Station	\$ 3,227,557	1972	29,972	\$ 3,227,557
Total	\$ 3,227,557		29,972	\$ 3,227,557

FUTURE POLICE FACILITIES

Within the ten-year planning horizon, the City anticipates constructing a joint public safety facility with the fire/EMS department which will replace the existing police headquarters with an expanded headquarters facility. With the completion of this project the City anticipates having adequate police station square footage to meet the 2060 demands. It should be noted that plans for the new station may change as City officials judge how the City as a whole would be best served by additional public safety facilities. This analysis should be updated periodically to ensure that the current plans and cost information are used to calculate fair and equitable impact fees.

FIGURE 2.2: SUMMARY OF FUTURE POLICE FACILITIES

Project	Construction Year	Added Floorspace (Sq Ft)	Cost per Sq Ft	PV Project Expense \$	Construction Year Expense	% Impact Fee Eligible	Impact Fee Eligible Cost
Future Police Facilities Within 10 Years							
Public Safety Building Expansion Facility	2019	76,229	\$ 380	\$ 29,001,096	\$ 29,001,096	100%	\$ 29,001,096
Public Safety Building Expansion Land	2019	-	-	-	-	-	-
Future Facilities Built Within 10 Years		76,229	-	\$ 29,001,096	\$ 29,001,096	-	\$ 29,001,096
Future Facilities Beyond 10 Years							
Beyond 10 Year Land		-	\$ -	\$ -	\$ -	-	\$ -
Beyond 10 Year Facilities		-	-	-	-	-	-
Future Facilities Built Beyond 10 Years		-	-	\$ -	\$ -	-	\$ -
Total Future Police Facilities		76,229	-	\$ 29,001,096	\$ 29,001,096	-	\$ 29,001,096

EXISTING FIRE & EMS COVERAGE

As shown in Chapter 1, when development increases, the number of emergency calls also rises. This increase in call volume affects the fire/EMS services in two major ways. First, much of the newer development comes from undeveloped land that tends to be located farther away from a city's center. This increases response times—taking longer for fire fighters or EMS personnel to reach emergency situations.

Second, as the call volume increases, so does the likelihood that multiple calls will occur simultaneously and compete for emergency resources. This also increases the average response time. When response times increase, the risk of property damage and loss of life also increase. New infrastructure must be built to maintain both adequate response times and to provide adequate space for the additional equipment and emergency vehicles needed to serve a greater volume of emergency calls.

EXISTING FIRE STATIONS

The City operates five existing impact fee eligible fire stations including a training facility located at Station 3. The City also operates an airport operation center which houses specialized equipment to serve the airport only and is not impact fee eligible. Figure 2.3 shows the existing fire facility inventory and indicates the proportion of each building which is impact fee eligible.

FIGURE 2.3: SUMMARY OF EXISTING FIRE/EMS FACILITIES

Existing Fire / EMS Facilities					
Facility	Location	Total Cost	Totals Station Sq Ft	% Impact Fee Eligible	Impact Fee Qualifying Cost
Fire Station 1	80 S 300 W	\$ 3,640,333	8,820	100%	\$ 3,640,333
Fire Station 2	2737 N Canyon Rd	551,121	3,385	100%	551,121
Fire Station 3	601 W Columbia Lane	684,104	2,145	100%	684,104
Fire Station 4	95 S 2050 W	1,216,463	2,128	100%	1,216,463
Fire Station 5	275 S 700 E	2,673,375	3,880	100%	2,673,375
Airport Operation Center (Non-Qualifying)	1140 Aviation Drive	-	-	0%	-
Training Building (Station 3)	601 W Columbia Lane	51,464	-	100%	51,464
Total		\$ 8,816,861	20,358		\$ 8,816,861

FUTURE FIRE/EMS INFRASTRUCTURE

Within the ten-year planning horizon, the City anticipates constructing an expansion to Station 2, a joint public safety facility with the police department which will house fire/EMS administrative offices, a remodel of Station 1, and construction of a new station (Station 6). With the completion of these projects the City anticipates having adequate fire station square footage to meet the 2060 demands. It should be noted that plans for the stations may change as City officials judge how the City as a whole would be best served with additional public safety facilities. This analysis should be updated periodically to ensure that the current plans and cost information are used to calculate fair and equitable impact fees.

FIGURE 2.4: SUMMARY OF FUTURE FIRE/EMS INFRASTRUCTURE

Project	Year	Floorspace (Sq Ft)	Cost Estimate per Unit	Land (Acres)	PV Project Expense \$	Construction Year Expense*	% to Growth	Expansionary Cost
Future Fire / EMS Facilities Within 10 Years								
Fire Station 2	2019	6,615	\$ 423	-	\$ 4,566,537	\$ 4,566,537	66%	\$ 3,020,764
Fire Station Administration (Public Safety Building)	2019	4,858	\$ 388	-	\$ 1,883,939	\$ 1,883,939	100%	\$ 1,883,939
Fire Station 1 Remodel	2019	607	\$ 383	-	\$ 3,612,434	\$ 3,612,434	6%	\$ 225,308
Fire Station 6	2024	12,037	\$ 385	-	\$ 4,634,245	\$ 5,533,531	100%	\$ 5,533,531
Fire Station 6 Land	2024		150,000	2.00	300,000	358,216	100%	358,216
Within 10 Years		24,117			\$ 8,546,679	\$ 15,954,657		\$ 11,021,758
Future Fire / EMS Facilities Beyond 10								
Beyond 10 Year Land		-	\$ -	-	\$ -	\$ -	-	\$ -
Beyond 10 Year Facilities		-	-	-	-	-	-	-
Beyond 10 Years		-	-	-	-	-	-	-
Total Future Fire / EMS Facilities		24,117			\$ 14,997,155	\$ 15,954,657		\$ 11,021,758

DEBT FUNDING

In November of 2018 the City will held a bond election to seek approval for a general obligation bond to fund the Public Safety Administration Building, additional fire station remodels, and the City Center project. The portion of the anticipated bond interest which relates to police and fire facilities will be included in the impact fee calculations.

FIGURE 2.5: FUTURE PUBLIC SAFETY GO BOND DEBT SERVICE

Date	Principal	Interest	Total P&I	Fire Portion	Police Portion
2020	\$ 2,385,000	\$ 2,511,256	\$ 4,896,256	\$ 761,893	\$ 2,086,204
2021	2,165,000	2,732,650	4,897,650	762,109	2,086,797
2022	2,270,000	2,624,400	4,894,400	761,604	2,085,413
2023	2,385,000	2,510,900	4,895,900	761,837	2,086,052
2024	2,505,000	2,391,650	4,896,650	761,954	2,086,371
2025	2,630,000	2,266,400	4,896,400	761,915	2,086,265
2026	2,760,000	2,134,900	4,894,900	761,681	2,085,626
2027	2,900,000	1,996,900	4,896,900	761,993	2,086,478
2028	3,045,000	1,851,900	4,896,900	761,993	2,086,478
2029	3,195,000	1,699,650	4,894,650	761,643	2,085,519
2030	3,355,000	1,539,900	4,894,900	761,681	2,085,626
2031	3,470,000	1,422,475	4,892,475	761,304	2,084,592
2032	3,595,000	1,301,025	4,896,025	761,857	2,086,105
2033	3,720,000	1,175,200	4,895,200	761,728	2,085,753
2034	3,870,000	1,026,400	4,896,400	761,915	2,086,265
2035	4,025,000	871,600	4,896,600	761,946	2,086,350
2036	4,185,000	710,600	4,895,600	761,790	2,085,924
2037	4,350,000	543,200	4,893,200	761,417	2,084,901
2038	4,525,000	369,200	4,894,200	761,573	2,085,327
2039	4,705,000	188,200	4,893,200	761,417	2,084,901
Total	\$ 66,040,000	\$ 31,868,406	\$ 97,908,406	\$ 15,235,249	\$ 41,716,946

FIGURE 2.6: ALLOCATION OF FUTURE PUBLIC SAFETY DEBT

	Principal	Interest	Total
Future Debt			
2019 GO Bonds (Police Portion)	\$ 28,138,412	\$ 13,578,534	\$ 41,716,946
2019 GO Bonds (Fire Portion IF Qualifying Only)	5,081,540	2,452,159	7,533,698
2019 GO Bonds (Fire Portion Non- IF Qualifying Only)	5,194,757	2,506,793	7,701,551
2019 GO Bonds (City Center Portion)	27,625,291	13,330,921	40,956,211
Subtotal	\$ 66,040,000	\$ 31,868,406	\$ 97,908,406

FUTURE APPARATUS

An apparatus over \$500,000 can be included in an apparatus fee assessed to commercial development. The City’s qualifying apparatuses that meet that definition and the impact fee qualifying costs associated with each are shown in Figure 2.7. Using this information, an apparatus fee will be calculated as part of the impact fee analysis. This is consistent with the protocol determined by the Utah Impact Fees Act, where it states that residential land uses should be exempt from an impact fee for fire suppression vehicles (Utah Code 11-36a-202(2)(a)(i)) and that these vehicles must be over \$500,000 to be considered in the calculation (11-36a-102(16)(a)(ii)).

FIGURE 2.7: INVENTORY OF EXISTING AND FUTURE IMPACT FEE QUALIFYING FIRE SUPPRESSION APPARATUS

Inventory of Fire/EMS Apparatus				
Asset Description	Impact Fee Qualifying > \$500,000	Historic Apparatus Cost	Qualifying Apparatus Cost	
2014 OSOSHKOSH STA1500 FIRE TRUCK	Yes	\$ 676,384	\$ 676,384	
Fire Truck	Yes	1,056,184	1,056,184	
2006 PIERCE QUANTUM 105 HDL FIRE ENG.	Yes	658,640	658,640	
2006 PIERCE QUANTUM 105 HDL FIRE ENG.	Yes	658,640	658,640	
2006 PIERCE 55" HD QUANTUM FIRE ENGINE	Yes	535,386	535,386	
2006 PIERCE QUANTUN 55" HD FIRE ENGINE	Yes	529,260	529,260	
1992 E-ONE FIRE TRUCK	No	209,535	-	
1978 AMER LAFRA FIRE TRUCK	No	119,061	-	
2001 PIERCE FIRE TRUCK	No	317,985	-	
1986 OSHKOSH DA 1500 FIRE TRUCK	No	50,000	-	
2016 Ford F-450 4x4 170 x 95 x 72	No	215,000	-	
2016 Ford F-450 4x4 170 x 95 x 72	No	215,000	-	
2016 Ford F-450 ambulance	No	219,845	-	
2006 FREIGHTLINER M2-106 AMBULANCE	No	-	-	
2006 FREIGHTLINER M2-106 AMBULANCE	No	-	-	
2003 FORD F-350 AMBULANCE	No	96,500	-	
1999 FORD F-350 4X4 TRUCK	No	97,653	-	
2005 FORD F550 BRUSH TRUCK/BODY 5520BODY	No	34,600	-	
2005 FORD F550 BRUSH TRUCK/BODY 5520BODY	No	34,600	-	
2005 FORD F550 BRUSH TRUCK/SEE 5522 BODY	No	34,600	-	
Total Existing Apparatuses		\$ 5,758,872	\$ 4,114,494	
Asset Description	Purchase Year	2018 Apparatus Cost	Inflated Apparatus Cost	Qualifying Apparatus Cost
New Quint (Station 26)	2024	\$ 1,050,000	\$ 1,253,755	\$ 1,253,755
New Fire Engine (Station 23)	Beyond 10 Year	-	-	-
Total Future Apparatuses		\$ 1,050,000	\$ 1,253,755	\$ 1,253,755
Totals:		\$ 6,808,872	\$ 7,012,627	\$ 5,368,249

CHAPTER 3: IDENTIFY EXISTING AND PROPOSED LOS AND PROPORTIONATE SHARE ANALYSIS

POLICE LEVEL OF SERVICE DEFINITION

Impact fee revenues can only be used to maintain the current level of service through funding new construction or reimbursing the City for excess capacity in existing facilities; they cannot be used to correct deficiencies or increase the current level of service (LOS). LOS is evaluated in this analysis by comparing the current square footage of police space per call with the 2060 future square footage per call. The 2060 estimate of 0.592 sq ft per call is used as the impact fee level of service and is higher than the current 0.383 sq ft per call due to an existing deficiency. The impact fee calculation will include a credit to offset the cost of correcting the deficiency to avoid future growth from being required to subsidize existing demand.

FIGURE 3.1: CURRENT AND PROJECTED POLICE FACILITY FLOOR SPACE LEVEL OF SERVICE

Time Frame	Floorspace (SF)	Calls	Sq Ft per Call
Current	29,972	78,259	0.383
Within 10 Years	46,257	90,874	0.509
2060	76,229	128,718	0.592
Impact Fee Level of Service Used	76,229	128,718	0.592

POLICE PROPORTIONATE SHARE ANALYSIS

All current and future users will be served by the new police headquarters facility in 2060. Due to the fact that the new police headquarters will replace the existing police station, only the future square footage has been included in the proportionate share calculation. The proportionate share analysis shows the existing call volume (78,259 calls), the floorspace which will be built within the impact fee planning horizon (76,229 sq ft), and the call volume the facilities are designed to serve (in this case 2060 call volume). The proportionate share analysis shows that 35.4% of the future facility floorspace will serve existing users and correct the existing deficiency and the remaining 64.6% will serve future growth.

FIGURE 3.2: PROPORTIONATE SHARE ANALYSIS

Time Frame	Added Station Floorspace	% of Buildout Floor Space	Station Capacities (Call)	2016 Calls to Stations	Existing Calls	Growth Calls	% to Serve Existing Users	% to Serve Future Growth
Existing Floorspace	29,972	39.3%	50,610	78,259	50,610	-	100.0%	0.0%
Construction Within 10 Years	46,257	60.7%	78,108	-	27,649	50,459	35.4%	64.6%
Construction Beyond 10 Years	-	-	-	-	-	-	0.0%	0.0%
Buildout	76,229	100.0%	128,718	78,259	78,259	50,459		
Existing	29,972	39.3%	50,610	78,259	-	-	100.0%	0.0%
Construction Within 10 Years	46,257	60.7%	78,108	-	27,649	50,459	35.4%	64.6%
Existing and Within 10 Years	76,229	100.0%	128,718	78,259	27,649	50,459		

FIRE LEVEL OF SERVICE DEFINITION

Impact fee revenues can only be used to maintain the current level of service through funding new construction or reimbursing the City for excess capacity in the existing facilities; they cannot be used to correct deficiencies or increase the current level of service (LOS). LOS is evaluated in this analysis by comparing the current square footage of public safety facilities per call with the 2060 future square footage per call. The 2060 estimate of 2.33 sq ft per call is used as the impact fee level of service and is higher than the current 1.74 sq ft per call due to an existing deficiency. The impact fee calculation will include a credit to offset the cost of correcting the deficiency to avoid future growth being required to subsidize existing demand.

FIGURE 3.3: CURRENT AND PROJECTED FACILITY FLOOR SPACE LEVEL OF SERVICE FOR FIRE/EMS

Time Frame	Floorspace (SF)	Current/ Projected Calls	Sq Ft per Call
2016	20,358	11,718	1.74
Within 10 Years	44,475	13,567	3.28
2060	44,475	19,114	2.33
Impact Fee Level of Service Used	44,475	19,114	2.33

CURRENT FOUR MINUTE RESPONSE TIME

In addition to station square footage per service call, the other key metric when evaluating Fire/EMS level of service is call response time. When it comes to protecting property and especially life, zero loss would be the ideal goal. However, constraints of resources make it impossible to locate a fire station on every corner. Therefore, decisions must be made to enable the best protection possible under the circumstances. It is the goal of the City to respond to at least 90% of fire and EMS calls within four minutes.

PROPORTIONATE SHARE ANALYSIS

The proportionate share analysis shows the existing fire/EMS facility floorspace (20,358 sq ft), the additional fire/EMS floorspace which will be built within the impact fee planning horizon (24,117 sq ft), and the call volume the facilities are designed to serve (in this case 2060 call volume). The proportionate share analysis shows that 100% of the existing building floorspace will serve existing residents and 28.6% of the future facility floorspace will correct the existing deficiency. The remaining 71.4% of the future facility floorspace will serve future growth.

FIGURE 3.4: PROPORTIONATE SHARE ANALYSIS

Capital Project Time Frame	Added Station Floorspace	% of Buildout Floor Space	Station Capacities (Call)	2016 Calls to Stations	Floorspace Needed to Serve Existing Calls	Deficiency Calls	Growth Calls	Deficiency	% to Serve Existing Users	% to Serve Future Growth
Existing Floorspace	20,358	45.8%	8,749	11,718	8,749	-	-	0.0%	100.0%	0.0%
Construction Within 10 Years	24,117	54.2%	10,365	-	-	2,969	7,396	28.6%	0.0%	71.4%
Construction Beyond 10 Years	-	-	-	-	-	-	-	0.0%	0.0%	0.0%
Buildout	44,475	100.0%	19,114	12,390	8,749	2,969	7,396			
Existing Floorspace	20,358	45.8%	8,749	11,718	8,749	-	-	0.0%	100.0%	0.0%
Construction Within 10 Years	24,117	54.2%	10,365	-	-	2,969	7,396	28.6%	0.0%	71.4%
Existing and Within 10 Years	44,475	100.0%	19,114	11,718						

CHAPTER 4: CONSIDERATIONS OF ALL REVENUE SOURCES TO FINANCE SYSTEM IMPROVEMENTS

MANNER OF FINANCING

The City has funded the capital facilities through a combination of different revenue sources. Impact fees cannot reimburse costs funded through grants or any other funds that the City has received for capital improvements without an obligation to repay. Police and fire departments often receive grants for equipment and training, but rarely for the construction of stations. The station construction costs included in this calculation are those that will be funded by residents and businesses through impact fees, bonds, taxes, or other City funds.

Additionally, the Impact Fees Act requires that it is demonstrated that impact fees paid by new development are an equitable method for funding growth-related facilities. The need for future police and fire station expansion is necessitated in part by future growth and those costs will be fairly passed on to new development through impact fees.

The Impact Fees Act requires the IFFP to identify all possible methods of funding new facilities which are listed below.

GENERAL FUND REVENUES

The City has authority to collect a portion of the property and sales taxes within its boundaries. Tax revenues are the primary source of revenue for the City. The revenues collected can cover the operational expenses, non-impact fee qualifying capital expenses and other general needs of the police department.

FEDERAL AND STATE GRANTS AND DONATIONS

Grants and donations are not currently contemplated in this analysis. If grants are available for constructing stations or purchasing fire vehicles costing in excess of \$500,000, then they will be used. Grants or other funds that do not require repayment (not including developer exactions in-lieu of impact fee payments) must be credited against the cost of facilities included in the impact fee analysis. An impact fee should not be collected for a project or expense otherwise covered through a grant without an appropriate credit.

IMPACT FEES

It is recommended that impact fees be used to fund growth-related capital projects as they help to maintain an adequate level of service and prevent existing users from subsidizing the capital needs for new growth or vice versa. Impact fees have become an ideal mechanism for funding growth-related facilities. Impact fees are charged to ensure new growth pays its proportionate share of the costs for the development of public infrastructure.

Impact fee revenues can also be used to fund future expansion of public infrastructure as long as the expansion maintains the existing level of service without exceeding the current standard. Increases to an existing level of service cannot be funded with impact fee revenues. An increase to the level of service typically results in a credit against the impact fee for the level of service cost that will be collected through non-impact fee revenues. The public safety impact fee analysis will include a credit to consider the deficiency that currently exists in police and fire square footage per call.

DEVELOPER DEDICATIONS AND EXACTIONS

If a developer constructs a police or fire station or dedicates land for police or fire facilities to the City, the value of the dedication is credited against that developer's impact fee liability. It is rare for developers to construct an entire police or fire station for a credit, but land dedications for police or fire stations sometimes occur. If a station were constructed by a developer or land was dedicated for a station, then an impact fee credit would be due to the developer and the dedication/exaction would be classified in the inventory as if it had been funded directly by the City through impact fees collected.

If the value of the dedication/exaction is less than the development's impact fee liability, the developer owes the balance of the liability to the City. If the value of the improvements dedicated is worth more than the development's impact fee liability, the City must reimburse the difference to the developer from impact fee revenues.

SUMMARY OF TIME PRICE DIFFERENTIAL

The Impact Fees Act allows for the inclusion of a time price differential to ensure that the costs incurred at a later date are accurately calculated.

EQUITY OF IMPACT FEES

The impact fee calculations are structured for impact fees to fund 100% of the growth-related portion of facilities identified in the proportionate share analysis. Even so, there may be years that impact fee revenues cannot cover the annual growth-related expenses. Other revenues will be used to make up any annual deficits. Any borrowed funds are to be repaid in their entirety through impact fees once sufficient impact fee revenues have been collected.

IMPACT FEE CERTIFICATION

Zions Public Finance, Inc. has prepared this report in accordance with Utah Code Title 11 Chapter 36a (the “Impact Fees Act”), which prescribes the laws pertaining to Utah municipal capital facilities plans and impact fee analyses. The accuracy of this report relies upon the planning, engineering, and other source data which was provided by the City and their designees.

In accordance with Utah Code Annotated, 11-36a-306(1), Zions Public Finance, Inc., makes the following certification:

Zions Public Finance, Inc. certifies that the attached impact fee facilities plan:

1. Includes only the cost of public facilities that are:
 - a. allowed under the Impact Fees Act; and
 - b. actually incurred; or
 - c. projected to be incurred or encumbered within six years after the day on which each impact fee is paid;
2. Does not include:
 - a. costs of operation and maintenance of public facilities;
 - b. cost of qualifying public facilities that will raise the level of service for the facilities, through impact fees, above the level of service that is supported by existing residents;
 - c. an expense for overhead, unless the expense is calculated pursuant to a methodology that is consistent with generally accepted cost accounting practices and the methodological standards set forth by the federal Office of Management and Budget for federal grant reimbursement;
3. Offset costs with grants or other alternate sources of payment; and
4. Complies in each and every relevant respect with the Impact Fees Act.

Zions Public Finance, Inc. makes this certification with the following caveats:

1. All of the recommendations for implementations of the Impact Fee Facilities Plan (IFFP) made in the IFFP or in the impact fee analysis are followed in their entirety by the City of Provo.
2. If all or a portion of the IFFP or impact fee analysis are modified or amended, this certification is no longer valid.
3. All information provided to Zions Public Finance, Inc., its contractors or suppliers is assumed to be correct, complete and accurate. This includes information provided by the City or Provo and outside sources.

Dated: June 25, 2019

ZIONS PUBLIC FINANCE, INC.



POLICE APPENDIX

APPENDIX A: POLICE GROWTH FORECAST

1 **TABLE A.1: Historic and Future Population Growth**

2 **Historic and Future Population Projections**

Year	Population	Total Police Calls	Average Calls per Capita	% Call Growth
2016	115,264	78,259		
2017	122,039	79,406	0.6507	
2018	123,336	80,553	0.6531	1.4%
2019	124,634	81,699	0.6555	1.4%
2020	125,931	82,846	0.6579	1.4%
2021	127,229	83,993	0.6602	1.4%
2022	128,526	85,140	0.6624	1.4%
2023	129,823	86,287	0.6646	1.3%
2024	131,121	87,433	0.6668	1.3%
2025	132,418	88,580	0.6689	1.3%
2026	133,716	89,727	0.6710	1.3%
2027	135,013	90,874	0.6731	1.3%
2028	136,310	92,021	0.6751	1.3%
2060	189,400	128,718	0.6796	

3 A B C D E

F **TABLE A.2: Summary of Growth Projections**

G **Growth in Police Calls**

2016 Calls	78,259
2060 Calls	128,718
Undeveloped Calls	50,459
% Undeveloped	39.2%
Calls Added at 2060	50,459

H

F G H

APPENDIX B: FORECAST OF DEVELOPMENT UNITS

	A	C	D	E
1	TABLE B.1: Existing and Future Residential Units and Private Non Residential Floorspace			
2		Existing Development	Future Development to be Added	Existing + Growth to 2060
3	Residential Units	Total Units	Units	Total Units
4	Single Family	14,136	5,436	19,572
5	Multi-Family	21,309	24,360	45,668
6	Total	35,445	29,795	65,240
7	Private Non-Residential Units	Estimated kSF	Estimated kSF	Estimated kSF
8	Commercial	16,410	9,479	25,889
9	Institutional	7,872	4,547	12,419
10	Total	24,282	14,027	38,309

11 *Source: Snideman Consulting*

12 *Single Family = single family detached, all others are considered "Multifamily" for impact fee assessment purposes*

13

A

C

D

E

APPENDIX E: AVERAGE CALLS PER UNIT

A B C D E F G H I

1 **TABLE E.1: Average Historic Calls per Unit to Development Types**

Land Use Type	2016 Calls To Direct Land Use	Undefined Calls to Land Use	Calls to Public Areas	Calls to Highways	Calls to Local Roads	2016 Total Calls	Land Use Unit	Calls per Unit
Residential							per Unit	
Single Family	15,007	268	3,002	3,051	55	21,382	14,136	1.513
Multi-Family	10,818	193	2,164	2,199	39	15,414	21,309	0.723
Non-Residential							per kSF	
Commercial	17,053	305	3,411	3,467	62	24,298	15,918	1.526
Institutional	4,300	77	860	874	16	6,127	7,636	0.802
Non-Qualifying Calls								
Calls Allocated to Outside City	223	4	1,049	-	9,763	11,038		
Total	47,401	847	10,485	9,592	9,934	78,259		

13 **TABLE E.2: Projected Future Calls**

Projected Future Police Calls			
Development Type	Future Units	Calls per Unit	Added 2060 Calls*
Residential			
Single Family (unit)	5,436	1.513	8,222
Multi-Family (unit)	24,360	0.723	17,621
Non-Residential			
Commercial (kSF)	9,479	1.526	14,470
Institutional (kSF)	4,547	0.802	3,649
Non-Resident Calls			
Development Type	Future Population	Calls per Capita	Added 2060 Calls*
Calls Allocated to Outside City	74,136	0.088	6,498
Total Undeveloped Future Private Calls			50,459

26 **Projected Future Calls are based only on future units in addition to existing calls from existing units*

A B C D E F G H I

APPENDIX F: Existing and Future Stations

1 **TABLE F.1: Existing Police Facilities** 1

Existing Facilities				
	Total Cost	Year Constructed	Total Building SF	Impact Fee Eligible
Police Station	\$ 3,227,557	1972	29,972	\$ 3,227,557
Total	\$ 3,227,557		29,972	\$ 3,227,557

8 **TABLE F.2: Future Police Facilities - Within 10 Years** 8

Project	Construction Year	Added Floorspace (Sq Ft)	Cost per Sq Ft	PV Project Expense \$	Construction Year Expense	% Impact Fee Eligible	Impact Fee Eligible Cost
Future Police Facilities Within 10 Years							
Public Safety Building Expansion Facility	2019	76,229	\$ 380	\$29,001,096	\$ 29,001,096	100%	\$ 29,001,096
Public Safety Building Expansion Land	2019	-	-	-	-	-	-
Future Facilities Built Within 10 Years		76,229	-	\$29,001,096	\$ 29,001,096	-	\$ 29,001,096
Future Facilities Beyond 10 Years							
Beyond 10 Year Land		-	\$ -	\$ -	\$ -	-	\$ -
Beyond 10 Year Facilities		-	-	-	-	-	-
Future Facilities Built Beyond 10 Years		-	-	\$ -	\$ -	-	\$ -
Total Future Police Facilities		76,229	-	\$29,001,096	\$ 29,001,096	-	\$ 29,001,096

19 A B C D E F G H 19

APPENDIX G: OUTSTANDING AND FUTURE DEBT

	A	B	C	D	E	F
1	TABLE G.1: Summary of Outstanding and Future Debt					
2				Principal	Interest	Total
3	Future Debt					
4	2019 GO Bonds (Police Portion)	\$	28,138,412	\$	13,578,534	\$ 41,716,946
5	2019 GO Bonds (Fire Portion IF Qualifying Only)		5,081,540		2,452,159	7,533,698
6	2019 GO Bonds (Fire Portion Non- IF Qualifying Only)		5,194,757		2,506,793	7,701,551
7	2019 GO Bonds (City Center Portion)		27,625,291		13,330,921	40,956,211
8	Subtotal	\$	66,040,000	\$	31,868,406	\$ 97,908,406
9						
10	Date	Principal	Interest	Total P&I	Fire Portion	Police Portion
11	2020	\$ 2,385,000	\$ 2,511,256	\$ 4,896,256	\$ 761,893	\$ 2,086,204
12	2021	2,165,000	2,732,650	4,897,650	762,109	2,086,797
13	2022	2,270,000	2,624,400	4,894,400	761,604	2,085,413
14	2023	2,385,000	2,510,900	4,895,900	761,837	2,086,052
15	2024	2,505,000	2,391,650	4,896,650	761,954	2,086,371
16	2025	2,630,000	2,266,400	4,896,400	761,915	2,086,265
17	2026	2,760,000	2,134,900	4,894,900	761,681	2,085,626
18	2027	2,900,000	1,996,900	4,896,900	761,993	2,086,478
19	2028	3,045,000	1,851,900	4,896,900	761,993	2,086,478
20	2029	3,195,000	1,699,650	4,894,650	761,643	2,085,519
21	2030	3,355,000	1,539,900	4,894,900	761,681	2,085,626
22	2031	3,470,000	1,422,475	4,892,475	761,304	2,084,592
23	2032	3,595,000	1,301,025	4,896,025	761,857	2,086,105
24	2033	3,720,000	1,175,200	4,895,200	761,728	2,085,753
25	2034	3,870,000	1,026,400	4,896,400	761,915	2,086,265
26	2035	4,025,000	871,600	4,896,600	761,946	2,086,350
27	2036	4,185,000	710,600	4,895,600	761,790	2,085,924
28	2037	4,350,000	543,200	4,893,200	761,417	2,084,901
29	2038	4,525,000	369,200	4,894,200	761,573	2,085,327
30	2039	4,705,000	188,200	4,893,200	761,417	2,084,901
31	Total	\$ 66,040,000	\$ 31,868,406	\$ 97,908,406	\$ 15,235,249	\$ 41,716,946
	A	B	C	D	E	F

APPENDIX H: LEVEL OF SERVICE

A B C D

1 **Table H.1: Police Level of Service Square Footage per Call** 1

Time Frame	Floorspace (SF)	Calls	Sq Ft per Call
Current	29,972	78,259	0.383
Within 10 Years	46,257	90,874	0.509
2060	76,229	128,718	0.592
Impact Fee Level of Service Used	76,229	128,718	0.592

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A B C D

APPENDIX I: PROPORTIONATE SHARE ANALYSIS

A B C D E F G H I

1 1
2 2

TABLE I.1: Summary of Police Facilities

Time Frame	Added Station Floorspace	% of Buildout Floor Space	Station Capacities (Call)	2016 Calls to Stations	Existing Calls	Growth Calls	% to Serve Existing Users	% to Serve Future Growth
Existing Floorspace	29,972	39.3%	50,610	78,259	50,610		100.0%	0.0%
Construction Within 10 Years	46,257	60.7%	78,108	-	27,649	50,459	35.4%	64.6%
Construction Beyond 10 Years	-	-	-	-	-	-	0.0%	0.0%
Buildout	76,229	100.0%	128,718	78,259	78,259	50,459		
Existing	29,972	39.3%	50,610	78,259	-		100.0%	0.0%
Construction Within 10 Years	46,257	60.7%	78,108	-	27,649	50,459	35.4%	64.6%
Existing and Within 10 Years	76,229	100.0%	128,718	78,259	27,649	50,459		

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TABLE I.2: Proportionate Share of Police Facilities

Timeframe	Impact Fee Qualifying Cost of Facilities	% Allocated to Deficiency	% Allocated to Existing Users	% Allocated to Future Development	Amount to Deficiency/ Existing Users	Amount to be Paid by Future Growth
Existing	\$ 3,227,557	0.0%	100.0%	0.0%	\$ 3,227,557	\$ -
Within 10 Years	29,001,096	21.5%	39.3%	39.2%	17,632,256	11,368,840
Total	\$ 32,228,653				\$ 20,859,813	\$ 11,368,840

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A B C D E F G H I



FIRE/EMS APPENDIX

APPENDIX A: FIRE GROWTH FORECAST

TABLE A.1: Historic and Future Population Growth				
Historic and Future Projections				
Year	Population	Total Fire Calls	Average Calls per Capita	% Call Growth
2016	115,264	11,718		
2017	122,039	11,886	0.0974	1.4%
2018	123,336	12,054	0.0977	1.4%
2019	124,634	12,222	0.0981	1.4%
2020	125,931	12,390	0.0984	1.4%
2021	127,229	12,558	0.0987	1.4%
2022	128,526	12,727	0.0990	1.3%
2023	129,823	12,895	0.0993	1.3%
2024	131,121	13,063	0.0996	1.3%
2025	132,418	13,231	0.0999	1.3%
2026	133,716	13,399	0.1002	1.3%
2027	135,013	13,567	0.1005	1.3%
2028	136,310	13,735	0.1008	1.2%
2060	189,400	19,114	0.1009	

TABLE A.2: Summary of Growth Projections	
Growth in Fire Calls	
2016 Calls	11,718
2060 Calls	19,114
Undeveloped Calls	7,396
% Undeveloped	39%
Calls Added By 2060	7,396

APPENDIX C: EMERGENCY FIRE CALL DETAILS

	A	B	C	D	E	F	
1	TABLE C.1: Provo City fire calls responded to 2015-2016						1
2	Category	2015	2016	2 yr Total	Average	% of Total	2
3	Calls to Private Land Uses						3
4	Single Family Residential	2,754	2,895	5,649	2,825	24%	4
5	Multi-family Residential	1,940	1,728	3,668	1,834	16%	5
6	Commercial	3,122	3,093	6,215	3,108	27%	6
7	Institutional **	769	851	1,620	810	7%	7
8	Calls Public Land Uses/Other						8
9	Public Buildings and Land	1,138	1,257	2,395	1,198	10%	9
10	Traffic	612	735	1,347	674	6%	10
11	Mutual Aid	177	234	411	206	2%	11
12	Undefined ***	1,030	925	1,955	978	8%	12
13	All Calls	11,542	11,718	23,260	11,630	100%	13
14	<i>* Single Family = single family detached, all others are considered "Multi-family" for impact fee assessment purposes</i>						14
15	<i>** Institutional includes churches and private non profit uses</i>						15
16	<i>*** Undefined includes all other calls not able to be assigned to a private land use within the service area</i>						16
	A	B	C	D	E	F	

APPENDIX D: ALLOCATION OF CALLS TO PUBLIC/PRIVATE LAND USES

A B C D E F G H

TABLE D.1: Allocation of Calls to Land Uses

	Total Calls	% of Total Calls	Direct Calls Allocated to Land Use	Indirect Public Areas	Roads	Outside Provo	Summary of Total Calls
Direct Calls Allocated to Land Us	8,567	79%	8,567				8,567
Public Buildings and Land	1,257	12%		1,131		126	1,257
Traffic	735	7%			368	368	735
Mutual Aid	234	2%				234	234
Undefined	925	N/A	734	97	31	62	925
Total	11,718	100%	9,301	1,228	399	790	11,718

TABLE D.2: Undefined Calls Allocated to Land Use

Land Use Type	Calls To Direct Land Use	% to Direct Land Use	Undefined Calls to Land Uses	Total Calls by Land Use (After Undefined Allocation)
Residential				
Single Family Residential	2,895	27%	248	3,143
Multi-family Residential	1,728	16%	148	1,876
Non-Residential				
Commercial	3,093	29%	265	3,358
Institutional	851	8%	73	924
Public Land Uses				
Public Buildings and Land	1,257	12%	108	1,365
Traffic	735	7%	63	798
Mutual Aid	234	2%	20	254
Undefined	925		-	-
Total	11,718	100%	925	11,718

A B C D E F G H

APPENDIX E: AVERAGE CALLS PER UNIT

	A	B	C	D	E	F	G	H	I
1	TABLE E.1: Average Historic Calls per Unit to Development Types								
2	Land Use Type	2016 Calls To Direct Land Use	Undefined Calls to Land Use	Calls to Public Areas	Calls to Local Roads	Calls to All Other Roads	2016 Total Calls	Land Use Unit	Calls per Unit
3	Residential							per Unit	
4	Single Family	2,895	248	415	11	124	3,693	14,136	0.261
5	Multi-Family	1,728	148	248	6	74	2,204	21,309	0.103
6	Non-Residential							per kSF	
7	Commercial (per 1,000 SF)	3,093	265	443	11	133	3,946	15,918	0.248
8	Institutional (per 1,000 SF)	851	73	122	3	37	1,086	7,636	0.142
9	Non-Qualifying Calls								
10	Calls Allocated to Outside City	234	20	136	399	-	790		
11	Total	8,801	754	1,365	430	368	11,718		

	Projected Future Fire / EMS Calls - 2016 to 2060			
	Development Type	Future Units	Calls per Unit	2060 Calls*
14	Projected Future Fire / EMS Calls - 2016 to 2060			
15	Development Type	Future Units	Calls per Unit	2060 Calls*
16	Residential			
17	Single Family (Units)	5,436	0.261	1,420
18	Multi Family (Units)	24,360	0.103	2,520
19	Non-Residential			
20	Commercial (per 1,000 SF)	9,479	0.248	2,350
21	Institutional (per 1,000 SF)	4,547	0.142	646
22	Non-Resident Calls			
23	Development Type	Future Population	Calls per Capita	2060 Calls*
24	Calls Allocated to Outside City	74,136	0.006	460
25	Total Undeveloped Future Private Calls			7,396

26 **Projected Future Calls are based only on future units in addition to existing calls from existing units*

A B C D E F G H I

APPENDIX F: EXISTING AND FUTURE STATIONS

A B C D E F G H I

1 **TABLE F.1: Summary of Existing Fire Facilities** 1

Existing Fire / EMS Facilities					
Facility	Location	Total Cost	Totals Station Sq Ft	% Impact Fee Eligible	Impact Fee Qualifying Cost
Fire Station 1	80 S 300 W	\$ 3,640,333	8,820	100%	\$ 3,640,333
Fire Station 2	2737 N Canyon Rd	551,121	3,385	100%	551,121
Fire Station 3	601 W Columbia Lane	684,104	2,145	100%	684,104
Fire Station 4	95 S 2050 W	1,216,463	2,128	100%	1,216,463
Fire Station 5	275 S 700 E	2,673,375	3,880	100%	2,673,375
Qualifying)	1140 Aviation Drive	-	-	0%	-
Training Building (Station 3)	601 W Columbia Lane	51,464	-	100%	51,464
Total		\$ 8,816,861	20,358		\$ 8,816,861

14 **TABLE F.2: Projection of Future Fire Facilities** 14

Project	Year	Floorspace (Sq Ft)	Cost Estimate per Unit	Land (Acres)	PV Project Expense \$	Construction Year Expense*	% to Growth	Expansionary Cost
Future Fire / EMS Facilities Within 10 Years								
Fire Station 2	2019	6,615	\$ 423	-	\$ 4,566,537	\$ 4,566,537	66%	\$ 3,020,764
Fire Station Administration (Public Safety Building)	2019	4,858	\$ 388	-	\$ 1,883,939	\$ 1,883,939	100%	\$ 1,883,939
Fire Station 1 Remodel	2019	607	\$ 383	-	\$ 3,612,434	\$ 3,612,434	6%	\$ 225,308
Fire Station 6	2024	12,037	\$ 385	-	\$ 4,634,245	\$ 5,533,531	100%	\$ 5,533,531
Fire Station 6 Land	2024		150,000	2.00	300,000	358,216	100%	358,216
Within 10 Years		24,117			\$ 8,546,679	\$ 15,954,657		\$ 11,021,758
Future Fire / EMS Facilities Beyond 10								
Beyond 10 Year Land		-	\$ -	-	\$ -	\$ -	-	\$ -
Beyond 10 Year Facilities		-	-	-	-	-	-	-
Beyond 10 Years		-	-	-	-	-	-	-
Total Future Fire / EMS Facilities		24,117			\$ 14,997,155	\$ 15,954,657		\$ 11,021,758

29 Cost Estimates Provided by Provo City 29

A B C D E F G H I

APPENDIX G: OUTSTANDING AND FUTURE DEBT

	A	B	C	D	E	F	
1	TABLE G.1: Summary of Outstanding and Future Debt						1
2				Principal	Interest	Total	2
3	Future Debt						3
4	2019 GO Bonds (Police Portion)	\$	28,138,412	\$	13,578,534	\$ 41,716,946	4
5	2019 GO Bonds (Fire Portion IF Qualifying Only)		5,081,540		2,452,159	7,533,698	5
6	2019 GO Bonds (Fire Portion Non- IF Qualifying Only)		5,194,757		2,506,793	7,701,551	6
7	2019 GO Bonds (Non-Public Safety City Center Portion)		27,625,291		13,330,921	40,956,211	7
8	Subtotal	\$	66,040,000	\$	31,868,406	\$ 97,908,406	8
10							10
11	Date	Principal	Interest	Total P&I	Police Portion	Fire Portion	11
12	2020	\$ 2,385,000	\$ 2,511,256	\$ 4,896,256	\$ 2,086,204	\$ 761,893	12
13	2021	2,165,000	2,732,650	4,897,650	2,086,797	762,109	13
14	2022	2,270,000	2,624,400	4,894,400	2,085,413	761,604	14
15	2023	2,385,000	2,510,900	4,895,900	2,086,052	761,837	15
16	2024	2,505,000	2,391,650	4,896,650	2,086,371	761,954	16
17	2025	2,630,000	2,266,400	4,896,400	2,086,265	761,915	17
18	2026	2,760,000	2,134,900	4,894,900	2,085,626	761,681	18
19	2027	2,900,000	1,996,900	4,896,900	2,086,478	761,993	19
20	2028	3,045,000	1,851,900	4,896,900	2,086,478	761,993	20
21	2029	3,195,000	1,699,650	4,894,650	2,085,519	761,643	21
22	2030	3,355,000	1,539,900	4,894,900	2,085,626	761,681	22
23	2031	3,470,000	1,422,475	4,892,475	2,084,592	761,304	23
24	2032	3,595,000	1,301,025	4,896,025	2,086,105	761,857	24
25	2033	3,720,000	1,175,200	4,895,200	2,085,753	761,728	25
26	2034	3,870,000	1,026,400	4,896,400	2,086,265	761,915	26
27	2035	4,025,000	871,600	4,896,600	2,086,350	761,946	27
28	2036	4,185,000	710,600	4,895,600	2,085,924	761,790	28
29	2037	4,350,000	543,200	4,893,200	2,084,901	761,417	29
30	2038	4,525,000	369,200	4,894,200	2,085,327	761,573	30
31	2039	4,705,000	188,200	4,893,200	2,084,901	761,417	31
32	Total	\$ 66,040,000	\$ 31,868,406	\$ 97,908,406	\$ 41,716,946	\$ 15,235,249	32
	A	B	C	D	E	F	

APPENDIX H: APPARATUS PLAN

1 2018 Inflation Rate 3.0% 1

2 **TABLE H.1: Inventory of Qualifying Apparatus** 2

Inventory of Fire/EMS Apparatus					2060 Calls	
Asset Description	Impact Fee Qualifying > \$500,000	Historic Apparatus Cost	Qualifying Apparatus Cost	Projected Annual Calls	Apparatus Cost per Call	
2014 OSOSHKOSH STA1500 FIRE TRUCK	Yes	\$ 676,384	\$ 676,384	19,114	\$ 35.39	
Fire Truck	Yes	1,056,184	1,056,184	19,114	55.26	
2006 PIERCE QUANTUM 105 HDL FIRE ENG.	Yes	658,640	658,640	19,114	34.46	
2006 PIERCE QUANTUM 105 HDL FIRE ENG.	Yes	658,640	658,640	19,114	34.46	
2006 PIERCE 55" HD QUANTUM FIRE ENGINE	Yes	535,386	535,386	19,114	28.01	
2006 PIERCE QUANTUM 55" HD FIRE ENGINE	Yes	529,260	529,260	19,114	27.69	
1992 E-ONE FIRE TRUCK	No	209,535	-	19,114	-	
1978 AMER LAFRA FIRE TRUCK	No	119,061	-	19,114	-	
2001 PIERCE FIRE TRUCK	No	317,985	-	19,114	-	
1986 OSHKOSH DA 1500 FIRE TRUCK	No	50,000	-	19,114	-	
2016 Ford F-450 4x4 170 x 95 x 72	No	215,000	-	19,114	-	
2016 Ford F-450 4x4 170 x 95 x 72	No	215,000	-	19,114	-	
2016 Ford F-450 ambulance	No	219,845	-	19,114	-	
2006 FREIGHTLINER M2-106 AMBULANCE	No	-	-	19,114	-	
2006 FREIGHTLINER M2-106 AMBULANCE	No	-	-	19,114	-	
2003 FORD F-350 AMBULANCE	No	96,500	-	19,114	-	
1999 FORD F-350 4X4 TRUCK	No	97,653	-	19,114	-	
2005 FORD F550 BRUSH TRUCK/BODY 5520BODY	No	34,600	-	19,114	-	
2005 FORD F550 BRUSH TRUCK/BODY 5520BODY	No	34,600	-	19,114	-	
2005 FORD F550 BRUSH TRUCK/SEE 5522 BODY	No	34,600	-	19,114	-	
Total Existing Apparatuses		\$ 5,758,872	\$ 4,114,494		\$ 215.26	
Asset Description	Purchase Year	2018 Apparatus Cost	Inflated Apparatus Cost	Qualifying Apparatus Cost	Projected Annual Calls	Apparatus Cost per Call
New Quint (Station 26)	2024	\$ 1,050,000	\$ 1,253,755	\$ 1,253,755	19,114	\$ 65.59
New Fire Engine (Station 23)	Beyond 10 Year	-	-	-	19,114	-
Total Future Apparatuses		\$ 1,050,000	\$ 1,253,755	\$ 1,253,755		65.59
Totals:		\$ 6,808,872	\$ 7,012,627	\$ 5,368,249		\$ 280.85

33 **TABLE H.2: Apparatus Cost per Call** 33

Apparatus Cost per Call				\$280.85
Non-Residential Land Use	Apparatus Cost per Call	Commercial Calls per 1,000 SF	Impact Fee per 1,000 SF	
General Commercial (per 1,000 SF)	\$280.85	0.248	\$ 69.62	

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APPENDIX I: LEVEL OF SERVICE

	A	B	C	D	
1	TABLE I.1: Fire / EMS Level of Service				1
2	Time Frame	Floorspace (SF)	Current/ Projected Calls	Sq Ft per Call	2
3	2016	20,358	11,718	1.74	3
4	Within 10 Years	44,475	13,567	3.28	4
5	2060	44,475	19,114	2.33	5
6	Impact Fee Level of Service Used	44,475	19,114	2.33	6
	A	B	C	D	

APPENDIX J: PROPORTIONATE SHARE ANALYSIS

A B C D E F G H I J K L

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2 **TABLE J.1: Summary of Fire / EMS Facilities**

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Capital Project Time Frame	Added Station Floorspace	% of Buildout Floor Space	Station Capacities (Call)	2016 Calls to Stations	Floorspace Needed to Serve Existing Calls	Deficiency Calls	Growth Calls	Deficiency	% to Serve Existing Users	% to Serve Future Growth
Existing Floorspace	20,358	45.8%	8,749	11,718	8,749	-	-	0.0%	100.0%	0.0%
Construction Within 10 Years	24,117	54.2%	10,365	-	-	2,969	7,396	28.6%	0.0%	71.4%
Construction Beyond 10 Years	-	-	-	-	-	-	-	0.0%	0.0%	0.0%
Buildout	44,475	100.0%	19,114	12,390	8,749	2,969	7,396			
Existing Floorspace	20,358	45.8%	8,749	11,718	8,749	-	-	0.0%	100.0%	0.0%
Construction Within 10 Years	24,117	54.2%	10,365	-	-	2,969	7,396	28.6%	0.0%	71.4%
Existing and Within 10 Years	44,475	100.0%	19,114	11,718						

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12 **TABLE J.2: Proportionate Share of Fire / EMS Facilities**

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Timeframe of Facility Construction	Impact Fee Qualifying Cost of Facilities	% of Allocated to Deficiency	% of Allocated to Existing Users	% of Allocated to Future Development	Amount to Deficiency	Amount to Existing Users	Amount to be Paid by Future Growth
Existing	\$ 8,816,861	0.0%	100.0%	0.0%	\$ -	\$ 8,816,861	\$ -
Within 10 Years	15,954,657	28.6%	0.0%	71.4%	4,569,690	-	11,384,967
Total	\$ 24,771,518				\$ 4,569,690	\$ 8,816,861	\$ 11,384,967

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A B C D E F G H I J K L

**PROVO MUNICIPAL COUNCIL
COUNCIL MEETING
STAFF REPORT**



Submitter: MISANDERS
Presenter: John Borget, Administrative Services Director
Department: Council
Requested Meeting Date: 06-06-2023
Requested Presentation Duration: 10 minutes
CityView or Issue File Number: 25-025

SUBJECT: 8 An ordinance adopting a budget for Provo City for the fiscal year beginning July 1, 2025 and ending June 30, 2026, in the amount of \$319,675,508. (25-025)

RECOMMENDATION: No action - public hearing only

BACKGROUND: The purpose of this public hearing is to allow citizens to express their opinions to the Council regarding the City Budget.

FISCAL IMPACT: \$319,675,508

COMPATIBILITY WITH GENERAL PLAN POLICIES, GOALS, AND OBJECTIVES:

47 The Provo Municipal Council adopts as part of the final Budget the following certified
48 tax rates to support tax revenue in the General, Library, and Debt Service Funds for Fiscal Year
49 2026:

50		
51	Library Fund	.000399
52	Debt Service Fund	.000691
53	General Fund	.000509
54		
55		

56 PART III:

57
58 Adoption of the Provo City Budget for Fiscal Year 2026 is dependent on revisions of
59 Provo City Code Section 4.04.050 (Pay Range Table). This section is amended, effective July 6,
60 2025, by replacing the table in its entirety with the table shown in Exhibit C.

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62 PART IV:

63
64 The Consolidated Fee Schedule is amended as shown in Exhibit D, effective July 1,
65 2025.

66
67 PART V:

68
69 All outstanding encumbrance balances as of June 30, 2025, as well as previously unspent
70 budgeted balances approved by the Mayor, are continued and re-appropriated for expenditure in
71 Fiscal Year 2026 and will be presented at a regular or work meeting of the Municipal Council in
72 September 2025. The Mayor's report on previously encumbered and unspent budgeted balances
73 continued and re-appropriated must include an itemized list of those approved by department and
74 fund, the purpose for use of the funds, and whether the approved items addressed unfunded
75 supplemental requests from departments during the preparation of the FY 2026 budget.

76
77 Budgets described below are automatically continued and re-apportioned from the prior
78 fiscal year:

- 79
- 80 • **Equipment Maintenance and Replacement:** The City has been setting aside funds to
81 provide funding to maintain general fund facilities and equipment over their useful lives.
82 Any unused funds are continued and re-appropriated for expenditure in Fiscal Year 2026
83 in the following funds/accounts:
 - 84 ○ General Fund Facilities
 - 85 ○ Parks & Recreation Facilities Capital Fund
 - 86 ○ Vehicle replacement accounts
 - 87 ○ Computer bank accounts
 - 88
 - 89
 - 90 • **Ongoing projects:** Budgets in the following areas fund projects or costs that often span
91 multiple fiscal years. As a result, the following budget balances are continued and re-
92 apportioned for expenditure in Fiscal Year 2026:

- 93 ○ Wildland reimbursement budget
- 94 ○ Capital improvement funds
- 95 ○ Grants
- 96 ○ My Hometown Initiative
- 97 ○ Public Safety Radios
- 98 ○ Neighborhood Matching Grants
- 99
- 100

- 101 ● **Other expenses** in the following areas vary from year to year. As a result, the following
- 102 budget balances are continued and re-apportioned for expenditure in Fiscal Year 2026:
- 103 ○ Indigent defense
- 104 ○ Tuition reimbursements
- 105 ○ Elections - Every other year, the City has the responsibility to provide the
- 106 funding for an election. To make the budget more comparable from year to year,
- 107 half of the anticipated cost of the election is budgeted each year. Any unused
- 108 funds are continued and re-appropriated for expenditure in Fiscal Year 2026.
- 109

110 PART VI:

111

112 The functions within the Capital Improvement Divisions cannot be deleted or changed in

113 budget amount by more than 10% of the original cost or \$50,000, whichever is less, without

114 further official action of the Municipal Council.

115

116 PART VII:

117

118 The Mayor is authorized to move budget appropriations along with needed expenditure

119 adjustments including capitalized labor from the individual enterprise operating divisions to the

120 corresponding capital improvement division in conjunction with the fixed asset (capital

121 expenditures) reconciliation for the fiscal year ending June 30, 2025.

122

123 PART VIII:

124

125 The Mayor is authorized to:

126

- 127 ● Increase budget authority for revenues in excess of the adopted budget in the following
- 128 areas: reimbursable operating expenses, grants, cemetery fees, Covey Center, Covey
- 129 Center Performance Fund, new development street signs, new development street
- 130 overlays, scooter revenue, Airport customer facility charge for rental cars, Airport
- 131 passenger facility charge, impact fees, aid to construction, reimbursement(s) from
- 132 projects, revenues over budget in internal service funds, and donations;
- 133
- 134 ● Redistribute personnel budget authority in the General Fund and its subsidiary funds by
- 135 moving budget from departments with excess to departments that go over budget.
- 136

- 137 • Increase budget authority in internal service funds for unexpected expenditures related to
138 those funds;
- 139
- 140 • Increase budget authority related to the Recreation Facilities Capital Fund (housed in the
141 Parks & Recreation CIP fund) according to the following formulas:
142
 - 143 ○ A) Revenues from the previous fiscal year will be compared with expenses in the
144 Recreation Center function to determine net income.
 - 145 ■ If net income for the Recreation Center equals or exceeds \$400,000, the
146 General Fund, which the Recreation Center is a part of, will contribute
147 \$400,000 to the Recreation Facilities Capital Fund plus half of the net
148 income amount that exceeds \$400,000; the remaining net income will fall
149 to general fund balance.
 - 150 ■ If net income for the Recreation Center is less than \$400,000, the General
151 Fund will contribute the entire net income to the Recreation Facilities
152 Capital Fund. Additionally, if the Parks & Recreation Department has
153 remaining non-personnel budget available in any of the department's
154 General Fund functions, the Director may carry over that budget to the
155 Recreation Facilities Capital Fund, up to the total of \$400,000 minus the
156 amount of net income contributed by the General Fund.
 - 157
 - 158 ○ B) Each year the General Fund includes in its budget the Recreation Center's
159 budgeted net income amount for its portion of the Recreation Facilities Capital
160 Fund contribution described in (A) above (up to \$400,000). If the amount actually
161 contributed to the Parks & Recreation Facilities Capital Fund is less than
162 budgeted, the remaining budget will be carried over to the next year.
 - 163
 - 164 ○ C) If fund balance in the Peaks Ice Arena fund or the Timpanogos Golf Club fund
165 exceeds 25% of budgeted revenues, a transfer of the excess (fund balance minus
166 25% of revenues) will be made to the Recreation Facilities Capital Fund.
 - 167
- 168 • The Mayor is authorized during Fiscal Year 2026 to enter into purchase agreements for
169 equipment or vehicles with a scheduled production or manufacturing cycle that goes
170 beyond the fiscal year.
- 171

172 PART IX:

173
174 The Mayor is authorized to transfer excess fund balance(s) back to the General Fund in
175 the following funds: Justice Court, Trust and Agency, Covey Center for the Arts, Airport, and
176 Emergency Response.

177
178 PART X:

179
180 The Mayor is authorized to carry over 50% of budget savings from each General Fund
181 department and division, after other applicable outstanding encumbrances and capital function
182 balances as of June 30, 2025 have been completed, up to a maximum of \$400,000, in order to

183 establish funding for an employee recognition program and innovation fund. Use of the
184 innovation funds will be included in the quarterly reports delivered to the Municipal Council.
185 These funds will be put in the General Services Division.
186

187 PART XI:
188

189 The Municipal Council previously directed the creation and maintenance of a special
190 fund known as the Local Government Disaster Fund pursuant to Utah Code Annotated 53-2a-
191 605. In previous budget years, certain General Fund net revenue surplus and budget savings were
192 transferred into the Local Government Disaster Fund. No such transfer is being made as a part of
193 this final adopted budget. However, the Council desires to reexamine that again next year.
194

195 PART XII:
196

197 The Municipal Council directs that an Adopted Annual Budget document be prepared
198 corresponding to the actions described in this ordinance and that this document be certified, filed,
199 and made available for public inspection as required by law.
200

201 PART XIII:
202

- 203 A. If a provision of this ordinance conflicts with a provision of a previously adopted
204 ordinance, this ordinance prevails.
205
- 206 B. This ordinance and its various sections, clauses and paragraphs are declared to be
207 severable. If any part, sentence, clause or phrase is adjudged to be unconstitutional or
208 invalid, the remainder of the ordinance will not be affected thereby.
209
- 210 C. The Municipal Council directs that this ordinance be uncodified, except Parts III and IV.
211
- 212 D. This ordinance will take effect immediately after it has been posted or published in
213 accordance with Utah Code 10-3-711, presented to the Mayor in accordance with Utah
214 Code 10-3b-204, and recorded in accordance with Utah Code 10-3-713.
215

216 END OF ORDINANCE.

Exhibit A

Click on this link, or the image below to view the full Provo City Adopted Budget for fiscal year 2025-2026. (Will update adopted budget link)

<https://www.provo.gov/DocumentCenter/View/5062/2026-Budget-TENTATIVE-PDF?bidId=>

Exhibit B

Due to document format, this exhibit will be inserted at a later step. The Capital Improvement Project budgets are available on pages 118-119 of the Tentative Budget for FY 2026:

(will update adopted budget link)

<https://www.provo.gov/DocumentCenter/View/5062/2026-Budget-TENTATIVE-PDF?bidId=>

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Exhibit C

Pay Table Range

PAY RANGE TABLE (BIWEEKLY) – EFFECTIVE FIRST FULL PAY PERIOD OF FISCAL YEAR

Grade	Steps													
	A (1)	B (2)	C (3)	D (4)	E (5)	F (6)	G (7)	H (8)	I (9)	J (10)	K (11)	L (12)	M (13)	N (14)
15	1,191.11	1,220.89	1,251.41	1,282.70	1,314.77	1,347.64	1,381.33	1,415.86	1,451.26	1,487.54	1,524.73	1,562.85	1,601.92	1,641.97
16	1,250.67	1,281.94	1,313.99	1,346.84	1,380.51	1,415.02	1,450.40	1,486.66	1,523.83	1,561.93	1,600.98	1,641.00	1,682.03	1,724.08
17	1,313.20	1,346.03	1,379.68	1,414.17	1,449.52	1,485.76	1,522.90	1,560.97	1,599.99	1,639.99	1,680.99	1,723.01	1,766.09	1,810.24
18	1,378.86	1,413.33	1,448.66	1,484.88	1,522.00	1,560.05	1,599.05	1,639.03	1,680.01	1,722.01	1,765.06	1,809.19	1,854.42	1,900.78
19	1,447.80	1,484.00	1,521.10	1,559.13	1,598.11	1,638.06	1,679.01	1,720.99	1,764.01	1,808.11	1,853.31	1,899.64	1,947.13	1,995.81
20	1,520.19	1,558.19	1,597.14	1,637.07	1,678.00	1,719.95	1,762.95	1,807.02	1,852.20	1,898.51	1,945.97	1,994.62	2,044.49	2,095.60
21	1,596.20	1,636.11	1,677.01	1,718.94	1,761.91	1,805.96	1,851.11	1,897.39	1,944.82	1,993.44	2,043.28	2,094.36	2,146.72	2,200.39
22	1,676.01	1,717.91	1,760.86	1,804.88	1,850.00	1,896.25	1,943.66	1,992.25	2,042.06	2,093.11	2,145.44	2,199.08	2,254.06	2,310.41
23	1,759.81	1,803.81	1,848.91	1,895.13	1,942.51	1,991.07	2,040.85	2,091.87	2,144.17	2,197.77	2,252.71	2,309.03	2,366.76	2,425.93
24	1,847.80	1,894.00	1,941.35	1,989.88	2,039.63	2,090.62	2,142.89	2,196.46	2,251.37	2,307.65	2,365.34	2,424.47	2,485.08	2,547.21
25	1,940.19	1,988.69	2,038.41	2,089.37	2,141.60	2,195.14	2,250.02	2,306.27	2,363.93	2,423.03	2,483.61	2,545.70	2,609.34	2,674.57
26	2,037.20	2,088.13	2,140.33	2,193.84	2,248.69	2,304.91	2,362.53	2,421.59	2,482.13	2,544.18	2,607.78	2,672.97	2,739.79	2,808.28
27	2,139.06	2,192.54	2,247.35	2,303.53	2,361.12	2,420.15	2,480.65	2,542.67	2,606.24	2,671.40	2,738.19	2,806.64	2,876.81	2,948.73
28	2,246.01	2,302.16	2,359.71	2,418.70	2,479.17	2,541.15	2,604.68	2,669.80	2,736.55	2,804.96	2,875.08	2,946.96	3,020.63	3,096.15
29	2,358.31	2,417.27	2,477.70	2,539.64	2,603.13	2,668.21	2,734.92	2,803.29	2,873.37	2,945.20	3,018.83	3,094.30	3,171.66	3,250.95
30	2,476.23	2,538.14	2,601.59	2,666.63	2,733.30	2,801.63	2,871.67	2,943.46	3,017.05	3,092.48	3,169.79	3,249.03	3,330.26	3,413.52
31	2,600.04	2,665.04	2,731.67	2,799.96	2,869.96	2,941.71	3,015.25	3,090.63	3,167.90	3,247.10	3,328.28	3,411.49	3,496.78	3,584.20
32	2,730.04	2,798.29	2,868.25	2,939.96	3,013.46	3,088.80	3,166.02	3,245.17	3,326.30	3,409.46	3,494.70	3,582.07	3,671.62	3,763.41
33	2,866.54	2,938.20	3,011.66	3,086.95	3,164.12	3,243.22	3,324.30	3,407.41	3,492.60	3,579.92	3,669.42	3,761.16	3,855.19	3,951.57
34	3,009.87	3,085.12	3,162.25	3,241.31	3,322.34	3,405.40	3,490.54	3,577.80	3,667.25	3,758.93	3,852.90	3,949.22	4,047.95	4,149.15
35	3,160.36	3,239.37	3,320.35	3,403.36	3,488.44	3,575.65	3,665.04	3,756.67	3,850.59	3,946.85	4,045.52	4,146.66	4,250.33	4,356.59
36	3,318.38	3,401.34	3,486.37	3,573.53	3,662.87	3,754.44	3,848.30	3,944.51	4,043.12	4,144.20	4,247.81	4,354.01	4,462.86	4,574.43
37	3,484.30	3,571.41	3,660.70	3,752.22	3,846.03	3,942.18	4,040.73	4,141.75	4,245.29	4,351.42	4,460.21	4,571.72	4,686.01	4,803.16
38	3,658.52	3,749.98	3,843.73	3,939.82	4,038.32	4,139.28	4,242.76	4,348.83	4,457.55	4,568.99	4,683.21	4,800.29	4,920.30	5,043.31
39	3,841.45	3,937.49	4,035.93	4,136.83	4,240.25	4,346.26	4,454.92	4,566.29	4,680.45	4,797.46	4,917.40	5,040.34	5,166.35	5,295.51
40	4,033.52	4,134.36	4,237.72	4,343.66	4,452.25	4,563.56	4,677.65	4,794.59	4,914.45	5,037.31	5,163.24	5,292.32	5,424.63	5,560.25
41	4,235.20	4,341.08	4,449.61	4,560.85	4,674.87	4,791.74	4,911.53	5,034.32	5,160.18	5,289.18	5,421.41	5,556.95	5,695.87	5,838.27
42	4,446.96	4,558.13	4,672.08	4,788.88	4,908.60	5,031.32	5,157.10	5,286.03	5,418.18	5,553.63	5,692.47	5,834.78	5,980.65	6,130.17
43	4,669.31	4,786.04	4,905.69	5,028.33	5,154.04	5,282.89	5,414.96	5,550.33	5,689.09	5,831.32	5,977.10	6,126.53	6,279.69	6,436.68
44	4,902.78	5,025.35	5,150.98	5,279.75	5,411.74	5,547.03	5,685.71	5,827.85	5,973.55	6,122.89	6,275.96	6,432.86	6,593.68	6,758.52
M1	4,225.58													6,197.52
M2	4,436.86													6,507.40
M3	4,658.70													6,832.77
M4	4,891.64													7,174.41
M5	5,136.22													7,533.13
M6	5,393.03													7,909.79
M7	5,662.68													8,305.28
M8	5,945.81													8,720.54
M9	6,243.10													9,156.57
M10	6,555.26													9,614.40

Exhibit D

Consolidated Fee Schedule

Due to document format, this exhibit will be attached at a later step. The Consolidated Fee Schedule is available in the meeting materials at agendas.provo.org.

Provo City Consolidated Fee Schedule

Administrative

Airport

Business Licensing

Cemetery

City Hall Community Room Rental

Development Fees

Engineering

Fire Department

Fire Inspection Fees

Inspection Fees

Impact Fees

Justice Court

Library at Academy Square

Parks and Recreation

Covey Center for the Arts

Golf Course

Park Pavilion Reservations

Parks, Parkways, Trails, and Other Park Properties

Provo City Recreation Center

Provo Shooting Sports Park

Sports, Adult

Sports, Youth

Sports Fields Rental Fees

Peaks Ice Arena

Permit Areas

Police Department

Utilities

~~Utility Transportation Fund Fee~~ **Transportation Utility Fund Fee**

Culinary Water

Energy

Sanitation

Storm Water

Wastewater

ADMINISTRATIVE

Blueprints

8 1/2" x 11"	\$0.75
--------------	--------

12" x 18"	\$2.00
-----------	--------

15" x 30"	\$3.00
-----------	--------

30" x 30"	\$5.00
-----------	--------

400 Scale Aerial	\$5.00
------------------	--------

Notary Service	\$2.00
----------------	--------

Records and GRAMA Requests

Employee time to respond to a records request	The full fee allowed by statute
---	---------------------------------

Computer media	\$20.00
----------------	---------

Bicycle License	No charge
-----------------	-----------

Dispatch recordings	\$20.00
---------------------	---------

Fire report	\$15.00
-------------	---------

Photocopy, standard	\$0.10 per page
---------------------	-----------------

Photocopy, special	Cost
--------------------	------

Photos (per CD of photos)	\$20.00
Photos (per printed photo)	\$5.00
Police Clearances	\$10.00
Insurance Letters	\$10.00
Subpoenas	Costs as per statute
Traffic accident reports	\$10.00
Videos (cost per video)	\$25.00 minimum due at time of request (credited against final fee)
Fire and Police records	\$15.00 minimum due at time of request (credited against final fee)
Returned Check Fee	\$20.00
Passport Application	\$35.00
Passport Photo	\$15.00
Fingerprinting	\$15.00
Late Fee on Utility Bills	1.5%

Late Fee on	1.5%
Miscellaneous	
Accounts Receivable	
(Customer Service)	

AIRPORT

Ground Lease	\$0.65 per square foot per year
--------------	------------------------------------

Hangar Rental

Hangars 1A to 27A	\$310.00 per month
-------------------	--------------------

City-owned Box Hangars	\$340.00 per month
---------------------------	--------------------

All other City-owned T- hangars	\$405.00 per month
------------------------------------	--------------------

Shade Hangar	\$185.00 per month
--------------	--------------------

Tie Downs

Monthly Fee	\$75.00 \$43.00
-------------	---------------------------------------

Annual Fee	\$750.00 \$350.00
------------	---

Fuel Flowage Fee	\$0.08 per gallon for non-air carriers. \$0.05 for air carriers.
------------------	---

Annual Fee for Commercial Services	\$250.00 To be determined
White Badge Fee	\$25.00 per year
SIDA Badge Fee	\$50.00 per year
Badge Endorsement Fee	\$25.00 per endorsement
Airport Parking Fee	\$12.00 per vehicle per day
Rental Car Concessions Fee	10% of gross revenue plus \$20.00 per month per parking space
Landing Fee	\$1.10 \$1.07 per 1,000 pounds landed weight for all aircraft over 12,500 pounds
Terminal Use Fee	\$2.08 \$2.02 per enplaned passenger
Office Space Lease	\$24.00 per square foot per year
Employee Parking Pass	\$25.00 per month
Remain Over Night Fee	\$50.00 per plane per night

	Retail Concession Fee	5% of gross revenue
Customer Facility Charge		\$3.50 per rental day
Electric Vehicle Charging Rate		\$0.1209 per kWh
Passenger Facility Charge		\$4.50 per passenger
Document Review Fee		\$200.00 per application
Security Violation 1st Offense Badge Reinstatement Fee		\$50.00
Security Violation 2nd Offense Badge Reinstatement Fee		\$100.00
Badging Office Report Generation Fee		\$50.00 per report
Video Display Advertising Non-Sterile Area		\$150.00 per month
Video Display Advertising Sterile Area		\$500.00 per month
Conference Room Rental		\$150.00 1 – 4 hour reservation

Conference Room Cleaning Fee \$150.00

Filming Activity Location Charge Based on time and scope plus Escort Hourly Charge of \$100.00 per hour per escort

Hangar Wait List \$1,000.00 deposit applied to first month's lease

Lease Execution Fee \$750.00

Lease Assignment Fee \$500.00

Ground Transportation Fee \$1.50 per drop-off and pick-up

Flight School Operations Fee \$1.50 per landing

Security Escort Fee \$100.00 per hour per escort

BUSINESS LICENSING

General Business License

Number of Employees **Fee**

0 – 5	\$125
6 – 10	\$175
11 – 25	\$300
26 – 50	\$425
51 – 75	\$550
76 – 100	\$675
101+	\$800
Late Fee	\$25.00
Name Change	\$10.00
Location Change	\$25.00
Home Occupation	
New Application	\$37.00
Renewal	\$17.00
Major Businesses Fee	\$100.00
Home Occupation/Day Care/Pre-School	
Business License	\$175.00

Annual Renewal	\$155.00
Auction	Lesser of \$10.00 per day or \$100.00 per month
Beer License	
Class "A"	\$350.00
Class "B"	\$450.00
Class "C"	\$550.00
Class "D"	\$300.00
Class "E"	\$550.00
Class "F"	\$450.00
Nonrefundable Portion (included in application fee)	\$50.00
Bond	\$1,000.00
Billboards	\$21.00 per billboard
Cell/Radio Tower	\$21.00 per tower
Christmas Tree Stand	
Business License	\$209.00

Permit Fee	\$100.00
Clean Up Bond	\$300.00
Closing Out Sales	\$25.00 + \$2.00 per \$1,000.00 of inventory
Contracted Services	
Business License	\$218.00
Annual Renewal	\$159.00
Extra Living Space Registration	\$50.00 per year
Fireworks Stand	
Business License	\$134.00
Permit Fee	\$200.00
Inspection Fee	\$50.00 \$75.00
Franchise	
One-Time Application Fee	\$1,500.00
Annual Fee	6% of gross revenue
Keeping Chickens	\$20.00

Locksmithing	
Business License	See Contracted Services
Individual License	\$25.00 per person
Newsstands	\$21.00 per newsstand
Nonprofit – Nonretail	
Business License	\$218.00
Annual Renewal	\$159.00
Nonprofit – Retail	
Business License	\$287.00
Annual Renewal	\$228.00
Nuisance Abatement Administrative Fee	\$100.00
Parade Vending and Selling Permit	\$25.00
Public Assembly	
Permit Fee	\$100.00
Business License	\$100.00 per day

Rendering Facility	\$644.00
Rental Dwelling, Including Mobile Homes	
One Rental Dwelling with One Unit	\$20.00
More Than One Rental Dwelling Unit	\$60.00
Residential Accessory Dwelling Unit Setup Fee	\$50.00
Salon Chair	\$28.00
Sexually Oriented Businesses	
Business License	\$218.00
Annual Renewal	\$159.00
Employee License	\$50.00 each
Employee Annual Renewal	\$25.00 each
Solicitors	\$66.00 per employee
Solicitor's Identification Badge	\$10.00 per employee
Solid Waste Hauler – Commercial	

Business License	No fee
Annual Franchise Tax	6% of all gross revenues
Solid Waste Hauler – Private	
Business License	\$218.00
Annual Renewal	\$159.00
Special Events	
Application Fee	\$50.00
Taxicab Business License Sticker	\$10.00
Temporary Business License	
Business License	\$218.00
Permit Fee	\$100.00
Clean Up Bond for Circuses and Carnivals	\$1,000.00
Clean Up Bond for All Others	\$300.00
Towing and Parking Enforcement	

Business License	See Table for all Office Staff
Annual Fee per Truck	\$38.00
Vending	\$21.00
Towing Bond	\$1,000.00

CEMETERY

Burial Rights for Spaces

Purchase limited to 2 up or 4 flush per family

Lawn Sites

Monument Estates	\$2,300.00 \$2,000.00
Upright	\$1,900.00
Flush	\$1,400.00
Cremation	\$575.00 \$550.00
Indigent	\$575.00 \$550.00
2 Ashes 1 Stone	\$575.00 \$550.00
4 Ashes 2 Stones	Full grave

Permanent Maintenance 1/2 value of burial space

Infant \$375.00 ~~\$350*~~

~~*There are a limited number of single infant spaces that are \$400.00 for the complete burial~~

Mausoleum

Top/Bottom \$3,600.00 ~~\$3,500.00~~

Mid-Level \$4,600.00 ~~\$4,500.00~~

Cremation Garden

Ossuary/Cenotaph \$350.00 ~~\$300.00~~

Tablet \$460.00 ~~\$450.00~~

Post Single \$575.00

Post Companion \$800.00

Cored Single \$1,350.00

Cored Companion \$1,600.00

Shield Cored Individual \$2,550.00

Shield Cored Companion \$5,000.00

Peak Cored Individual \$2,550.00

Peak Cored Companion		\$5,000.00
Small Family Columbarium		\$6,500.00
Large Family Columbarium		\$9,725.00
Cremation Estate		\$5,000.00
Tree Estate		\$2,500.00
Arbor Niche 24 Niche 48 Urn	\$900.00	\$850.00
Community Column 64 Niche	\$650.00	\$800.00
Pavilion Shutter	\$1,300.00	\$1,200.00
Rustic Monolith 60 Cores		\$800.00
Niche Boulder		\$1,500.00
Family Columbarium		\$7,500.00
Cremation Bench		\$5,000.00
Cremation Pedestal		\$5,000.00
Cremation Pedestal Bird Bath		\$3,000.00

Mausoleum Niche Level 1	\$850.00 \$800.00
Mausoleum Niche Level 2	\$950.00 \$900.00
Mausoleum Niche Level 3	\$750.00 \$700.00
8" Crypt Vase Mounting Hardware	\$27.00 \$25.00
8" Crypt Plastic Vase	\$11.00 \$10.00
4" Niche Vase Mounting Hardware	\$22.00 \$20.00
4" Niche Vase	\$10.00 \$9.00
Cylinder Urn	\$175.00 \$130.00
Opening/Closing	
Adult	\$750.00
Infant	\$350.00
Cremation Burial	\$350.00
Niche	\$160.00 \$150.00
Mausoleum	\$850.00 \$800.00
Disinterment	

Infants	\$925.00 \$900.00
Adults	\$1,550.00 \$1,500.00
Cremation	\$500.00 \$450.00
Overtime Labor (After 4:00 p.m.)	
Per Half Hour (Monday – Friday)	\$200.00
Saturdays and Holidays	\$450.00
Upright Monuments Inspection and Maintenance	\$200.00
Flush Marker Inspection and Maintenance	\$100.00
Recording Fee	\$50.00
Probe	\$10.00/\$25.00/\$50.00
Deed Transfer (new owner maintenance) nontransferable	\$200.00 per space
Veteran’s Cross	\$30.00 \$25.00

CITY HALL COMMUNITY ROOM RENTAL

City Hall Community
Room Rental

Deposit \$150.00

AV Rental Deposit \$100.00

Food Deposit \$50.00

Overtime Deposit \$50.00

Nonprofit
Organizations

Regular Work Hours No charge

After Hours, Saturday,
Holidays \$35.00 first two
hours + \$10.00
each additional
hour

Late Night (after 9:00
p.m.) \$50.00 per hour

Citizens, Businesses, Special Interest
Groups

Regular Work Hours \$50.00 first two
hours + \$10.00
each additional
hour

After Hours, Saturday,
Holidays \$90.00 first two
hours + \$15.00

	each additional hour
Late Night (after 9:00 p.m.)	\$50.00 per hour
Wedding Receptions	
Regular Work Hours	Not allowed
After Hours, Saturday, Holidays	\$500.00 first two hours + \$100.00 each additional hour
Late Night (after 9:00 p.m.)	\$150.00 per hour

DEVELOPMENT FEES

Map and Text Amendments*	
General Plan (Map, Text, and Master Plan)	\$560.00^
Local Street Plan	\$150.00
Ordinance Text Amendments (Titles 14 and 15)	\$1,100.00^
Ordinance Text Amendments (Chapter	\$1,100.00

9.80 Permit Parking
Area)

Rezoning \$1,050.00^

Agricultural Protection
Area Proposal \$500.00

Annexation (includes
municipal
disconnection) \$1,050.00

*A concept plan is required for all rezoning
applications.

~~^An Executive Board Chair may request a
waiver of these fees under Section 2.29.070,
Provo City Code.~~

Street and Alley
Vacation \$1,050.00

Development Review

Condominiums \$260.00 + \$25.00
per unit, or lot

Preliminary
Subdivisions \$1,100.00

Final Subdivisions \$300.00

Boundary Line
Adjustment \$150.00

Concept Plan Approval \$260.00 + \$25.00
per unit, or lot

Specific Development \$260.00 + \$25.00
Plans per unit, or lot

Conditional Use \$900.00
Permits

Accessory Dwelling \$100.00
Unit (Single)

Accessory Dwelling \$500.00
Unit (Multiple)

Project Plan Review – \$150.00
Minor

Project Plan Review – \$1,350.00
Major

Project Plan

Project Plan \$500.00 plus any
Unauthorized Change staff costs above
\$500.00

~~Project Redevelopment
Option (PRO) Zones~~

~~Residential \$1,000.00 +
\$30.00 per
dwelling unit~~

~~Commercial~~ ~~\$1,000.00 +
\$10.00 per 100 sq.
ft.~~

~~Schematic Plan-
(SPRO)~~ ~~\$500.00*~~

~~*50% may be applied to PRO review fee if a
positive recommendation is received~~

Expedited Meeting \$500.00
Agenda

(Subject to advertising requirements and
preapproval of a board or commission
having a quorum)

Street Tree Fees \$255.00 per
required tree

GIS Mapping Actual costs
Information and Misc.
Services

Temporary Use Permit \$100.00

Zoning Disclosure \$10.00

Zoning Verification \$25.00

Board of Adjustment

Appeals \$600.00

Variances \$600.00

Application	\$50.00
Renewal	\$20.00
Public Hearing Notice Fee	\$60.00
All Other Requests	\$60.00
Other Development Fees	
Bond Release Processing Fee	\$100.00
Time Extension	\$100.00
Demolition Permit	\$100.00
Relocation of a Building	\$100.00
Unauthorized Changes to an Approved Plan	\$500.00
Multiple Reviews Fee (more than 3 CRC reviews)	50% of original application fees

ENGINEERING

Asphalt Overlay Fee

Asphalt pavement	\$1.80 \$1.20 per square foot
Manhole to be raised with a concrete ring	\$1,110 \$650.00 each
Water valve to be raised with a concrete ring	\$850.00 \$500.00 each
Miscellaneous Fees	
After hours inspection	\$105.00 \$90.00 per hour, 2 hour min.
Development inspection	\$300.00 \$250.00 minimum
Hourly inspection fee for permits requiring multiple inspections	\$75.00 \$60.00 per hour
Permit extension	\$250.00 \$200.00
Reinspection	\$110.00 \$95.00 per inspection
Traffic control plan review fee (for permits requiring multiple traffic control plans)	\$90.00 \$75.00 per inspection
Working without permit (stop work)	5-4 times permit fee

Construction Permit Fee	\$250.00 \$200.00
Permit Type	
Asphalt paving under 1,000 sq. ft.	\$100.00 \$50.00 plus \$0.15 \$0.10 per sq. ft.
Asphalt paving over 1,000 sq. ft.	plus \$0.15 \$0.10 per sq. ft.
Curb and gutter	\$0.75 \$0.50 per In. ft.
Sidewalk	\$0.50 \$0.25 per sq. ft.
Fire hydrant	\$75.00 \$60.00 each
Grading	\$75.00 \$60.00 per inspection
Sewer lateral	\$75.00 \$60.00 per lateral
Sewer main	\$0.75 \$0.50 per In. ft.
Water service	\$75.00 \$60.00 per service
Water main	\$0.75 \$0.50 per In. ft.

Storm water main inspection fee \$0.75~~\$0.50~~ per In. ft.

Storm drain service \$75.00~~\$60.00~~ per service

Other utilities \$0.75~~\$0.25~~ per In. ft.

Directional boring \$0.50~~\$0.25~~ per In. ft.

Pothole plus \$75.00~~\$25.00~~ per pothole

Street closure (per lane/per block)* plus \$300.00~~\$250.00~~ per day

Sidewalk, parking, bicycle lane closures (per block face)* plus \$100.00~~\$50.00~~ per day

*These permit fees would be required on projects where closures exceed 24 hours or require multiple daily closures.

Street closure fees may be waived by the Mayor’s Office for events held or sponsored by Provo City.

Street Sign Fee \$600.00~~\$400.00~~ per sign

Street Cut Fee

Summer base rate (Apr. – Oct.)	\$100.00 \$50.00
Winter base rate (Nov. – March)	\$300.00 \$200.00
Additional Fee per Square Footage	Minimum \$100.00 \$25.00 or \$1.80 \$1.20 per sq. ft.
Pothole	\$100.00 \$25.00 each
Reimbursement for Street Improvements	
Curb and gutter	\$45.00 \$30.00 per ln. ft.
Sidewalk	\$70.00 \$42.00 per ln. ft.
Asphalt paving	\$4.75 \$2.75 per sq. ft.
Concrete paving	\$11.75 \$8.75 per sq. ft.
Administrative fee	\$600.00 \$500.00
Floodplain Permit	\$400.00 \$300.00 + \$50.00 \$25.00 per lot or parcel

FIRE DEPARTMENT

False Alarms (in a 12-month period)

The first three false alarms No fee

Fourth response \$253.00~~\$100.00~~

Fifth response \$378.00~~\$200.00~~

Sixth or more responses \$503.00~~\$300.00~~
each

~~Public school~~ ~~\$50.00~~

Ambulance transport fees, mileage rates, and surcharges for ambulance service provided by Provo Fire and Rescue shall be set at the maximum rates set forth in the Utah Administrative Rule R426-8-2 as authorized by Utah Code Section [26-8a-403](#).

A copy of the current authorized rate schedule shall be kept on file and available for public inspection at the Provo Fire and Rescue administrative offices located at 80 South 300 West.

FIRE INSPECTION FEES

Automatic Fire Sprinkler Systems

Plan Review (100 heads or fewer)	\$145.00 per hour
Plan Review (101 – 199 heads)	\$145.00 per hour
Plan Review (200 – 299 heads)	\$145.00 per hour
Plan Review (over 300 heads)	\$145.00 per hour
Acceptance Testing	
Underground Flush	\$93.00 \$60.00
Hydrostatic Testing for First 2 Tests	\$93.00 \$60.00
Acceptance Testing for First 2 Tests	\$93.00 \$60.00
Further Hydrostatic or Acceptance Tests	\$93.00 \$60.00 each
Other Fire Protection Systems Additional Riser	\$93.00 \$50.00
Standpipe	\$93.00 \$100.00
Automatic Fire Sprinkler Systems – Remodel or Tenant Finish	

Plan Review (fewer than 5 heads) \$93.00~~\$65.00~~

Plan Review (5 – 50 heads) \$140.00~~\$126.00~~

Plan Review (over 50 heads) \$140.00~~\$126.00~~
per hour

Fire Alarm Systems

Plan Review New System \$145.00 per hour

Plan Review Remodel \$145.00 per hour

Plan Review Additional Floors \$145.00 per hour

Acceptance Testing for First Two Tests \$93.00~~\$60.00~~

Further Acceptance Tests \$93.00~~\$60.00~~
each

Commercial Hood Systems

Plan Review Fee (per hood) \$145.00~~\$115.00~~

Acceptance Testing for First Two Tests \$93.00~~\$60.00~~

Further Acceptance Tests \$93.00~~\$60.00~~
each

 Hazardous Materials Storage Annual Permit Fees

Minimal Storage	\$93.00	\$80.00
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Hazardous Materials Storage	\$145.00	\$165.00
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Hazardous Materials Dispensing	\$188.00	\$215.00
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Hazardous Materials Manufacturing	\$376.00	\$265.00
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Hazardous Materials Production	\$376.00	\$265.00
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Hazardous Waste Production	\$376.00	\$300.00
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Multiple Use Site	\$376.00	\$315.00
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Liquid Storage Tank Installation and Closure Fees

Plan Review	\$126.00	
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Tank Fee under 500 Gallons	\$141.00	\$115.00
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Tank Fee 501 – 1,000 Gallons	\$188.00	\$165.00
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Tank Fee over 1,000 Gallons	\$282.00	\$265.00
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High Piled Storage	\$93.00 \$75.00
Hot Work Operations	\$93.00 \$75.00
Industrial Ovens	\$93.00 \$75.00 per oven
LPG Dispensing	\$93.00 \$75.00
Spray Booths for Auto Painting	\$93.00 \$75.00
Lumber Yard	\$93.00 \$75.00
Woodworking Plants	\$93.00 \$75.00
Fireworks Sales	\$275.00 per location
Single Use Permits	
Fireworks Display – Ground	\$141.00 \$125.00
Aerial Fireworks Display under 250 Devices	\$141.00 \$140.00
Aerial Fireworks Display 250 Devices or More	\$188.00 \$215.00
Pyrotechnics, Other	\$141.00 \$110.00

Carnivals Less Than 10 Attractions	\$141.00 \$60.00
Carnivals 10 or More Attractions	\$188.00 \$100.00
Tent Between 200 and 2,000 Sq. Ft.	\$93.00 \$60.00
Tent More Than 2,000 Sq. Ft.	\$93.00 \$100.00
Canopy Between 400 and 2,000 Sq. Ft.	\$93.00 \$60.00
Canopy More Than 2,000 Sq. Ft.	\$93.00 \$100.00
Air Supported Structure	\$141.00 \$100.00
Aviation Facilities	\$93.00 \$60.00
Inspection and Enforcement Fees	
Exempt Child Care Facility	\$93.00 \$60.00
Daycare or Preschool	\$93.00 \$60.00
Nursing Home	\$141.00 \$100.00
Assisted Living Facility	\$141.00 \$100.00
Boarding School	\$141.00 \$100.00

Outpatient Provider	\$93.00 \$75.00
Hospital	\$376.00 \$200.00
Final Inspection for Occupancy	\$93.00 \$60.00
Each Additional Hour	\$93.00 \$100.00
Copy of Fire Report	\$15.00
Plan Review for Alarm Expedited	\$180.00 per hour
Plan Review for Sprinkler System Expedited	\$309.00 per hour
Stop Work Removal	\$188.00 \$100.00
Installation without a Permit	Double fee plus \$141.00 \$100.00
After Hours Inspection	\$93.00 \$75.00 per hour \$150.00 minimum
Standby Costs	
Paramedic Ambulance (includes 2 Medics)	\$234.00 \$180.00 per hour
Paramedic Team (2 Medics)	\$136.00 \$125.00 per hour

 Council Building
Valuation Data

Plan review	65% of the Building Permit Fee
Nonprofit organizations	100%
Reinspection fee	\$100.00 per system
Building Inspection Board of Appeals fee	\$600.00
Electrical Inspection	\$75.00
Commercial Electrical	\$175.00
Service charge	\$75.00
Inspection fee	\$0.02 per sq. ft., \$75.00 minimum
Mechanical Inspection	
Minimum fee	\$75.00
Commercial Mechanical	\$175.00
Plumbing Inspection	
Minimum fee, including issuance of permit	\$75.00

First fixture	\$20.00
Each additional fixture	\$6.00
Each water heater	\$6.00
Fast track fee each permit	\$500.00
Temporary Certificate of Occupancy	
Residential (180 days or less)	\$250.00
Commercial (180 days or less)	\$500.00
After-hours emergency inspection/2 hours minimum (see hourly)	\$240.00 minimum, \$120.00 per hour after second hour \$120.00
180-day issued permit extension	\$200.00
180-day permit application extension	\$150.00
Permit reinstatement fee (final inspection only)	\$200.00
Extension of temporary occupancy	\$250.00

STOP WORK notice (RED TAG – penalty)	\$150.00
Re-review of plans after 2 revisions (\$ hourly rate, minimum 1 hour)	*See hourly rate
Hourly rate (per hour fee for overtime, after hours, re-review, etc.)	\$120.00
Building without permit	**2x building permit fee
Canceled building permit fee	25% of building permit fee

IMPACT FEES

(Effective July 1, 2019)

Power Impact Fees		
Energy 1 Phase Impact Fees		See Table
Amperage Less Than or Equal To:	120/240	240/480
10	\$88.00	\$175.00
20	\$175.00	\$350.00
30	\$263.00	\$525.00

40	\$350.00	\$700.00
50	\$438.00	\$875.00
60	\$525.00	\$1,050.00
70	\$613.00	\$1,225.00
80	\$700.00	\$1,400.00
90	\$788.00	\$1,575.00
100	\$875.00	\$1,750.00
125	\$1,094.00	\$2,188.00
150	\$1,313.00	\$2,626.00
175	\$1,532.00	\$3,063.00
200	\$1,750.00	\$3,501.00
300	\$2,626.00	\$5,251.00
400	\$3,501.00	\$7,002.00
500	\$4,376.00	\$8,752.00
600	\$5,251.00	\$10,503.00
700	\$6,127.00	\$12,253.00
800	\$7,002.00	\$14,004.00

900	\$7,877.00			\$15,754.00
1000	\$8,752.00			\$17,505.00
Energy 3 Phase Impact Fees				See Table
Amperage Less Than or Equal To:	120/208	120/240	277/480	240/480
10	\$131.00	\$152.00	\$303.00	\$303.00
20	\$263.00	\$303.00	\$606.00	\$606.00
30	\$394.00	\$455.00	\$910.00	\$910.00
40	\$526.00	\$606.00	\$1,213.00	\$1,213.00
50	\$657.00	\$758.00	\$1,516.00	\$1,516.00
60	\$788.00	\$910.00	\$1,819.00	\$1,819.00
70	\$920.00	\$1,061.00	\$2,122.00	\$2,122.00
80	\$1,051.00	\$1,213.00	\$2,426.00	\$2,426.00
90	\$1,182.00	\$1,364.00	\$2,729.00	\$2,729.00
100	\$1,314.00	\$1,516.00	\$3,032.00	\$3,032.00
125	\$1,642.00	\$1,895.00	\$3,790.00	\$3,790.00
150	\$1,971.00	\$2,274.00	\$4,548.00	\$4,548.00

175	\$2,299.00	\$2,653.00	\$5,306.00	\$5,306.00
200	\$2,628.00	\$3,032.00	\$6,064.00	\$6,064.00
300	\$3,942.00	\$4,548.00	\$9,096.00	\$9,096.00
400	\$5,255.00	\$6,064.00	\$12,128.00	\$12,128.00
500	\$6,569.00	\$7,580.00	\$15,160.00	\$15,160.00
600	\$7,883.00	\$9,096.00	\$18,192.00	\$18,192.00
700	\$9,197.00	\$10,612.00	\$21,224.00	\$21,224.00
800	\$10,511.00	\$12,128.00	\$24,256.00	\$24,256.00
900	\$11,825.00	\$13,644.00	\$27,287.00	\$27,287.00
1000	\$13,138.00	\$15,160.00	\$30,319.00	\$30,319.00
1100	\$14,452.00	\$16,676.00	\$33,351.00	\$33,351.00
1200	\$15,766.00	\$18,192.00	\$36,383.00	\$36,383.00
1300	\$17,080.00	\$19,708.00	\$39,415.00	\$39,415.00
1400	\$18,394.00	\$21,224.00	\$42,447.00	\$42,447.00
1500	\$19,708.00	\$22,740.00	\$45,479.00	\$45,479.00
1600	\$21,021.00	\$24,256.00	\$48,511.00	\$48,511.00
1700	\$22,335.00	\$25,771.00	\$51,543.00	\$51,543.00

1800	\$23,649.00	\$27,287.00	\$54,575.00	\$54,575.00
1900	\$24,963.00	\$28,803.00	\$57,607.00	\$57,607.00
2000	\$26,277.00	\$30,319.00	\$60,639.00	\$60,639.00
2100	\$27,591.00	\$31,835.00	\$63,671.00	\$63,671.00
2200	\$28,905.00	\$33,351.00	\$66,703.00	\$66,703.00
2300	\$30,218.00	\$34,867.00	\$69,735.00	\$69,735.00
2400	\$31,532.00	\$36,383.00	\$72,767.00	\$72,767.00
2500	\$32,846.00	\$37,899.00	\$75,799.00	\$75,799.00
2600	\$34,160.00	\$39,415.00	\$78,830.00	\$78,830.00
2700	\$35,474.00	\$40,931.00	\$81,862.00	\$81,862.00
2800	\$36,788.00	\$42,447.00	\$84,894.00	\$84,894.00
2900	\$38,101.00	\$43,963.00	\$87,926.00	\$87,926.00
3000	\$39,415.00	\$45,479.00	\$90,958.00	\$90,958.00
Park Impact Fees				
One-Family Dwelling			\$3,105.10	
Multifamily Dwelling			\$2,884.62 per unit	
Road Impact Fees				

ITE Land Use	Unit	Impact Fee
One-Family Dwelling	Dwelling Unit	\$1,293.06
Multifamily Dwelling (2 stories or less - typically townhomes)	Dwelling Unit	\$1,293.06
Multifamily Dwelling (3-9 stories)	Dwelling Unit	\$960.96
Mobile Home Park	Occupied Dwelling Unit	\$736.14
Industrial Park 130	1,000 Sq. Feet Gross Floor Area	\$382.25
General Manufacturing	1,000 Sq. Feet Gross Floor Area	\$445.77
Warehousing	1,000 Sq. Feet Gross Floor Area	\$197.36
Mini-Warehouse	1,000 Sq. Feet Gross Floor Area	\$171.27
Assisted Living Center	Bed	\$294.91
Hotel	Room	\$948.24
Movie Theater	1,000 Sq. Feet Gross Floor Area	\$8,857.46
Elementary School	Student	\$214.38
Middle School/Junior High School	Student	\$214.60
High School	Student	\$230.26
Private School (K-8)	Student	\$466.18

Church*	1,000 Sq. Feet Gross Floor Area	\$3,133.97
Day Care Center	1,000 Sq. Feet Gross Floor Area	\$5,401.36
Library	1,000 Sq. Feet Gross Floor Area	\$8,172.37
Hospital	1,000 Sq. Feet Gross Floor Area	\$1,215.93
General Office Building	1,000 Sq. Feet Gross Floor Area	\$1,104.77
Medical-Dental Office Building	1,000 Sq. Feet Gross Floor Area	\$3,947.24
Business Park	1,000 Sq. Feet Gross Floor Area	\$1,411.02
Building Material and Lumber Store	1,000 Sq. Feet Gross Floor Area	\$2,047.34
Nursery (Garden Center)	1,000 Sq. Feet Gross Floor Area	\$7,724.33
Shopping Center/Strip Mall	1,000 Sq. Feet Gross Leasable Area	\$2,826.02
Automobile Sales (New)	1,000 Sq. Feet Gross Floor Area	\$3,157.79
Automobile Sales (Used)	1,000 Sq. Feet Gross Floor Area	\$3,069.32
Tire Store	1,000 Sq. Feet Gross Floor Area	\$2,329.14
Supermarket	1,000 Sq. Feet Gross Floor Area	\$7,751.46
Convenience Market	1,000 Sq. Feet Gross Floor Area	\$42,366.68
Drive-In Bank	1,000 Sq. Feet Gross Floor Area	\$7,374.92

Restaurant, Sit-Down (High Turnover)	1,000 Sq. Feet Gross Floor Area	\$7,252.77
Fast Food without Drive-Through Window	1,000 Sq. Feet Gross Floor Area	\$22,384.81
Restaurant with Drive-Through Window	1,000 Sq. Feet Gross Floor Area	\$26,709.06
Auto Care Center**	1,000 Sq. Feet Gross Leasable Area	\$2,690.47
Gasoline/Service Station	Fueling Position	\$11,316.07
Gasoline/Service Station with Convenience Store	1,000 Sq. Feet Gross Leasable Area	\$71,867.91
Self Service Car Wash	Wash Stall	\$12,250.04

* Sunday rate was used

** Weekday daily rates were not available, so Saturday daily rates were used

As of July 1, 2022, the following fees will be as follows:

Sewer Impact Fees

Residential Sewer Impact Fee	ERU Demand	Fee
Sewer Impact Fee per ERU	1.00	\$4,450.26
Fixture Type	Drainage Fixture Unit Value as Load Factors	Impact Fee per Fixture Type
Automatic Clothes Washers, Commercial	3	\$513.49

Automatic Clothes Washers, Residential	2	\$342.33
Bathtub	2	\$342.33
Bidet	1	\$171.16
Combination Sink and Tray	2	\$342.33
Dental Lavatory	1	\$171.16
Dental Unit or Cuspidor	1	\$171.16
Dishwashing Machine, Domestic	2	\$342.33
Drinking Fountain	0.5	\$85.58
Floor Drains	2	\$342.33
Kitchen Sink, Domestic	2	\$342.33
Laundry Tray	2	\$342.33
Lavatory	1	\$171.16
Shower	2	\$342.33
Sink	2	\$342.33
Urinal	4	\$684.66
Urinal 1 Gal. or Less per Flush	2	\$684.66

Wash Sink, Circular or Multiple, Each Set Faucets	2	\$342.33
Water Closet, Flushometer Tank, Public or Private	4	\$684.66
Water Closet, Private (1.6 gpf)	3	\$513.49
Water Closet, Private (flushing greater than 1.6 gpf)	4	\$684.66
Water Closet, Public (1.6 gpf)	4	\$684.66
Water Closet, Public (flushing greater than 1.6 gpf)	6	\$1,026.98
Swimming Pool	10	\$1,711.64
Hot Tub	2	\$342.33
Car Wash (per bay)	2	\$342.33
Sewer Non-Standard Impact Fee Formula		
Multiply Number of Fixture Units by Impact Fee per Fixture Unit		\$171.16
Commercial	Computed on the basis of residential equivalent fixture units 26 fixture units shall be considered a residential equivalent	
Stormwater Impact Fees		

Year	Fee Per Acre
FY 2019-2020	\$7,021.76
FY 2020-2021	\$7,123.00
FY 2021-2022	\$7,264.58
FY 2022-2023	\$7,398.21
FY 2023-2024	\$7,592.40
FY 2024-2025	\$7,854.71
FY 2025-2026	\$8,262.93
FY 2026-2027	\$8,542.64
FY 2027-2028	\$8,775.90
FY 2028-2029	\$9,081.93

Water Impact Fees

Maximum Single Family Impact Fee per Unit by Year (Water)		
Effective July 1,	Small Lot (Per Unit)	Standard Lot (Per Unit)
2025	\$4,930.43	\$7,600.34
2026	\$4,944.53	\$7,622.10
2027	\$4,959.12	\$7,644.59
2028	\$4,974.31	\$7,668.00
2029	\$4,990.04	\$7,692.25
2030	\$5,006.42	\$7,717.49

2031	\$5,023.44	\$7,743.73
2032	\$5,041.17	\$7,771.06
2033	\$5,059.63	\$7,799.52

Maximum Single Family Impact Fee per Unit by Year (Water)

Effective July 1,	Multifamily Indoor - Small Unit (Per Unit)	Multifamily Indoor - Standard Unit (Per Unit)	Multifamily Outdoor (Per Irrigated Acre)
2025	\$1,280.95	\$2,260.50	\$29,168.15
2026	\$1,284.62	\$2,266.97	\$29,251.63
2027	\$1,288.40	\$2,273.66	\$29,337.95
2028	\$1,292.35	\$2,280.62	\$29,427.78
2029	\$1,296.44	\$2,287.84	\$29,520.87
2030	\$1,300.69	\$2,295.34	\$29,617.71
2031	\$1,305.11	\$2,303.15	\$29,718.44
2032	\$1,309.72	\$2,311.28	\$29,823.32
2033	\$1,314.52	\$2,319.74	\$29,932.55

Maximum Nonresidential Impact Fees (Water)

Meter Size (inches)	Effective July 1,					
	2025	2026	2027	2028	2029	2030
1	\$19,001	\$19,055	\$19,111	\$19,170	\$19,231	\$19,294
1.5	\$38,002	\$38,110	\$38,223	\$38,340	\$38,461	\$38,587
2	\$60,803	\$60,977	\$61,157	\$61,344	\$61,538	\$61,740
3	\$114,005	\$114,331	\$114,669	\$115,020	\$115,384	\$115,762
4	\$190,009	\$190,552	\$191,115	\$191,700	\$192,306	\$192,937
6	\$380,017	\$381,105	\$382,230	\$383,400	\$384,613	\$385,874
8	\$608,028	\$609,768	\$611,567	\$613,440	\$615,380	\$617,399

Single-Family Residential Fee

Equivalency Ratios

Fee

Single-Family Residential Unit	1.00	\$4,042.80
All Other Development Types		
3/4" Meter	1.50	\$6,058.88
1" Meter	2.50	\$10,101.69
1 1/2" Meter	5.00	\$20,203.37
2" Meter	8.00	\$32,326.46
3" Meter	14.99	\$60,610.11
4" Meter	24.99	\$101,016.85
6" Meter	49.97	\$202,028.38
Culinary Water Non-Standard Users Impact Fee Formula		
Step 1: Identify Estimated Average Day Flow Demand of Proposed Development		
Step 2: Multiply Equivalent Gallons by Impact Fee per Gallon of \$5.45		

Public Safety Impact Fees						
Effective July 1,	Single-Family	Multi-Family	Commercial per 1000 sf	Institutional per 1000 sf	APPARATUS	Institutional /
					Commercial w/ Apparatus	Apparatus
2025	\$636.30	\$284.91	\$627.91	\$340.78	\$697.53	\$410.40
2026	\$647.97	\$290.00	\$639.33	\$347.05	\$708.95	\$416.67
2027	\$659.85	\$295.18	\$650.96	\$353.44	\$720.58	\$423.06
2028	\$671.97	\$300.47	\$662.81	\$359.95	\$732.43	\$429.57
2029	\$684.34	\$305.87	\$674.91	\$366.60	\$744.53	\$436.22
2030	\$696.96	\$311.37	\$687.26	\$373.38	\$756.88	\$443.00
2031	\$709.85	\$317.00	\$699.87	\$380.31	\$769.49	\$449.93

2032	\$723.03	\$322.75	\$712.77	\$387.39	\$782.39	\$457.01
2033	\$736.53	\$328.64	\$725.98	\$394.65	\$795.60	\$464.27
2034	\$750.36	\$334.67	\$739.51	\$402.08	\$809.13	\$471.70
2035	\$764.54	\$340.86	\$753.38	\$409.70	\$823.00	\$479.32
2036	\$779.08	\$347.20	\$767.61	\$417.52	\$837.23	\$487.14
2037	\$794.01	\$353.71	\$782.21	\$425.54	\$851.83	\$495.16
2038	\$809.33	\$360.40	\$797.20	\$433.78	\$866.82	\$503.40
2039	\$825.07	\$367.27	\$812.61	\$442.24	\$882.23	\$511.86
2040	\$841.26	\$374.33	\$828.45	\$450.94	\$898.07	\$520.56

Fire/EMS Impact Fees

Residential	Impact Fee per Unit	
Single-Family Residential	\$207.49	
Multifamily Residential	\$82.16	
Nonresidential	Impact Fee per Unit	
Commercial (per 1,000 SF)	\$196.87	
Institutional (per 1,000 SF)	\$112.92	
Commercial Apparatus Fee (kSF Floor Space)*	\$69.92 Apparatus Fee per 1,000 SF	
*Apparatus fee is charged to commercial land uses only		
Fire/EMS Non-Standard User Impact Fee		
Fire/EMS Cost/Call	Non-Standard Development	Impact Fee Assessed
\$794.25 x # of Annual Calls Projected to Be Created = Non-Standard Impact Fee		

Police Impact Fees		
Residential		Impact Fee per Unit
Single-Family Residential		\$373.18
Multifamily Residential		\$178.47
Nonresidential		Impact Fee per Unit
General Commercial (per 1,000 SF)		\$376.61
Institutional (per 1,000 SF)		\$197.96
Police Non-Standard User Impact Fee		
Police Cost/Call	Non-Standard Development	Impact Fee Assessed
\$280.98 x # of Annual Calls Projected to Be Created = Non-Standard Impact Fee		

JUSTICE COURT

Justice Court fees shall be set at the rates set forth in the State of Utah Uniform Fine Schedule as authorized by Utah Code Section [77](#).

LIBRARY AT ACADEMY SQUARE

Room Rental Fees

Large Meeting Room Rental, seats 50 – 90

9:00 a.m. to 9:00 p.m. \$45.00 per hour,
Mon. – Fri. three hour minimum

9:00 a.m. to 6:00 p.m. \$45.00 per hour,
Saturday three hour minimum

Small Meeting/Conference Room Rental,
seats 10 – 35

9:00 a.m. to 9:00 p.m. \$30.00 per hour,
Mon. – Fri. three hour minimum

9:00 a.m. to 6:00 p.m. \$30.00 per hour,
Saturday three hour minimum

Ballroom Rental

9 hour block of time \$840.00 ~~\$800.00~~
between 9:00 a.m. to with \$200.00
6:00 p.m., Mon. – deposit
Thurs.

14 hour block of time \$1,350.00 ~~\$1,300.00~~
between 9:00 a.m. – with \$300.00
11:00 p.m., Mon. – deposit
Thurs.

14 hour block of time \$2,000 ~~\$1,900.00~~
between 9:00 a.m. – with \$300.00
11:00 p.m., Fri. – Sat. deposit

15 hour block of time \$2,300.00 ~~\$2,200.00~~
between 9:00 a.m. – with \$500.00
12:00 a.m., Mon. – Sat. deposit

Attic Rental

Hourly 9:00 am – 9:00 pm Mon. – Thurs.	\$70.00 per hour, three hour minimum
Full Day Discount 9:00 am – 9:00 pm Mon. – Thurs.	\$800.00 with \$100.00 deposit
Hourly 9:00 am – 9:00 pm Fri.	\$100 per hour, three-hour minimum
Hourly 9:00 am – 6:00 pm Sat.	\$100 per hour, three-hour minimum
Full Day Discount 9:00 am – 11:00 pm Fri. - Sat.	\$1,250.00 with \$100.00 deposit

Overdue Fines

Adult & Teen Materials (exceptions below)*	\$0.10 per day per item, up to \$5.00
* Chromebooks and Telescopes	\$5.00 per day per item, up to \$25.00
* Basement Creative Lab Equipment	\$25.00 per day per kit, up to \$125.00
Children’s Materials are fine free (exception below) *	
* Discovery Kits	\$1.00 per day per kit, up to \$10.00

There is no grace period for overdue items. Fines begin accruing the day after an item is due. Full library privileges are revoked for patrons with fines greater than \$10.00 or items that are more than one month overdue. If unpaid fines and fees exceed \$25.00, a billing notice is mailed. Accounts unpaid after ten days from the date on the billing notice will be sent to a collection agency and an additional \$10.00 debt collection fee will be charged.

Damaged and Lost Fees

Materials damaged beyond use	Full replacement cost
Missing audiobook CD	\$15.00 \$9.00
Missing case/packaging	\$5.00
Missing cover/artwork	\$5.00 \$2.00
Missing Discovery Kit items	Full replacement cost of item(s)
Patron Card Replacement	\$1.00

The full replacement cost is the retail price of the item when purchased initially by the library.

Nonresident Cards

Six-month nonresident library card \$62.50 ~~\$60.00~~

One-year nonresident library card \$125.00 ~~\$120.00~~

Three-month temporary resident card \$15.00

Other Fees

Photocopies/prints – black \$0.10/page

Photocopies/prints – color \$0.40/page

Microfiche copies \$0.10/page

Test Proctoring Services \$15.00/exam

PARKS AND RECREATION

COVEY CENTER FOR THE ARTS

Rate A – applies to commercial users

Rate B – applies to nonprofit organizations and events. A 501(c)(3) certificate or IRS letter of tax determination is

required for this rate. The W9 form and letter of determination or 501(c)(3) must match.

Main Hall Rental

Full Day Rentals Monday – Saturday (7:00 a.m. to 11:00 p.m.)

Rate A \$2,000

Rate B \$1,500

Full Week Rentals (up to 6 consecutive working days)
 Unlimited access to the hall between 7:00 a.m. and 11:00 p.m.

Rate A \$10,000

Rate B \$7,500

Performance \$200~~\$150~~
 Receptions

School Performances \$300~~\$200~~

• Deposit

Deposits are due at contract signing and are nonrefundable.

Returning clients: \$500~~\$400~~ per day for each scheduled day. Nonticketed events must pay full estimated costs seven days in advance of the first day in the building.

New clients: 50% of total estimated costs. Deposits will be applied to the total fee.

- Insurance

All clients are required to carry liability insurance for no less than \$1,000,000. A copy of the client's standard certificate of insurance, adding Provo City as an additional insured, must be provided to the CCA Events Coordinator no later than 7 days prior to the first use of the building.

If your organization does not have insurance, a TULIP (Tenant User Liability Insurance Program) policy is available for purchase through GatherGuard.

- Staffing

House Manager (required for all performances) \$25~~\$22~~ per hour

Technicians (minimum of two technicians required for all rehearsals and performances) \$25~~\$22~~ per hour

Security (required for all rehearsals and performances) \$25~~\$22~~ per hour

Event Manager (required for all performances and rehearsals) \$35~~\$32~~ per hour

Usher (minimum of four required for all performances) \$20~~\$17~~ per hour

- Custodial

\$150~~\$125~~ per scheduled day.

- Stage Setup and Supplies

~~\$75~~~~\$50~~ per scheduled day. Stage setup includes but is not limited to the normal use of gaff tape, spike tape, lightning gel, copies, etc. Above average use of supplies will be charged based on use.

- Additional Services

Wireless Microphone Package	\$250 \$200 /day
	or
For the use of 3 – 12 wireless microphones	\$700 \$600 /week
Batteries (per battery charge)	\$1.00
Marley Dance Floor (includes gaff tape)	\$200 \$150
Snow Machine (snow included)	\$200
Orchestra Pit (does not include labor)	\$750 \$500
Piano Tuning (scheduled)	\$175
Hazer	\$75 \$50 /day
(fire watch is required)	\$25 \$22 per hour
Stage Décor (White Drape, Mesh, etc.)	\$100
Specialty Lights (Black, Strobe, etc.)	\$50 \$30
Window Banners	\$75 – \$200

Photography/Film Session

Main Stage (includes one technician, two-hour minimum) \$200 per hour

Lobbies \$50 per hour

Board Room/Studio Rental

Board Room \$50 per hour

Combined Studios \$50 per hour (minimum of 3 hours)

Black Box Rental

The Black Box is only rented on a case-by-case basis, upon approval from the General Manager.

Ticket Office Use

- Ticket Sales Up to 12% commission of gross sales
- Facility Fee ~~\$2~~\$1 per ticket for all sales
- Ticket Exchanges \$3 per ticket
- Comp Tickets First 20 tickets at no charge, 21 plus at \$1.00 per ticket
- Merchandise Sales 15% commission on all monies collected on Covey Center property
- Covey Center Merchandise/Concessions \$1 – \$50 based on item

- Gallery Exhibit Sales 25% commission on all monies collected on Covey Center property

- Student Art Exhibit 10% commission on all monies collected on Covey Center property

- Christmas Art Sale 10% commission on all monies collected on Covey Center property

- Art Exhibit Entries (2 max) \$15 each

Classes

Class tuition is set by agreement with instructors and ranges between \$35 and \$300 depending on the length of class and number of classes offered.

Workshops taught in the Covey Center range in price from \$10 to \$250 based on the topic and length of the workshop.

GOLF COURSE

18 HOLE COURSE

9-Holes

Monday – Thursday

\$19~~\$18~~

Monday – Thursday (Seniors 62 & older) \$15

Friday – Sunday & Holidays (All players) \$20~~\$19~~

18-Holes

Monday – Thursday \$38~~\$35~~

Monday – Thursday (Seniors 62 & older) \$30~~\$29~~

Friday – Sunday & Holidays (All players) \$40~~\$37~~

Carts

9 Holes (per rider) \$10

18 Holes (per rider) \$20

Pull Cart \$4

Rental Clubs

Titleist Set (9-Holes) \$50

Titleist Set (18-Holes) \$75

Standard Set (Per 9-Holes) \$16

The Pasture

All Players (Day Time) \$12

Prime-time (Lights on) \$14

Triple Play (Rec Center Members) ~~\$7~~\$6

Par 3 Club Rentals (4 Clubs & Putter) \$6

Complimentary Carry Bag for Players Club Free

Push Cart \$4

The Horseshoe

Green Fee \$5

Triple Play (Rec Center Members) ~~\$2~~Free

Season Membership (March 1 – November 30)

7-Day Championship \$989.99 + sales tax

7-Day All-Access \$1,099.99 + sales tax

Punch Cards (Expire one year from purchase)
Not valid on all major holidays

Punch Card (twenty 9-hole rounds) ~~\$350~~\$320

Association Member ~~\$275~~\$260

Cart punch card (twenty 9-hole rounds)	\$180
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Range Punch Card	\$145
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Driving Range

Large Bucket	\$12
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Medium Bucket	\$10
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Small Bucket	\$6
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Promotions

The Manager of the golf course may, from time to time for promotional purposes, reduce the foregoing golf course fees by not more than 35% subject to approval by the Mayor or the Mayor's designee.

PARK PAVILION RESERVATIONS

Parks may be reserved for one of two time blocks:

8:30 a.m. – 2:00 p.m.

4:00 p.m. – 9:30 p.m.

*Pavilion has power and lights

Bicentennial Rotary Park, 1400 S 1600 E	\$55*
Big Springs Park, Provo Canyon	
Large	\$115*
Medium (2)	\$80*
Campground	\$120 per night
Canyon Glen Park, in Provo Canyon	
Large	\$115*
Small	\$80*
Amphitheater	\$75
Carterville Park, 2400 N Carterville Road	
Large	\$120*
Small	\$55*
Exchange Park, 900 N 700 W	
Large	\$120*
Medium	\$85*
Small (2)	\$45

Footprinter's Park, 1150 S 1350 W	\$30*
Fort Utah Park, 200 N Geneva Road	
Large	\$100*
Small	\$30*
Grandview Park, 1460 N 1000 W	\$35*
Harbor Park, 800 N 2450 W	\$30*
Joaquin Park, 400 N 400 E	\$30*
Kiwanis Park, 820 N 1100 E	
Brick (Large)	\$120*
Medium	\$55*
Small	\$30*
Lakeview Park, 2825 W 1390 N	
Large	\$85*
Small	\$30*
Lions Park, 1280 N 950 W	
North	\$160*

South	\$70*
Maeser Park, 451 E 600 S	\$85*
Provost Park, 629 S 1000 E	\$30*
Quail Orchard Park, 522 E 3900 N	\$150*
Riverside Park, 1260 W 600 N	
Large	\$85*
Small	\$30*
Riverview Park, 4620 N 300 W	
East	\$145*
West	\$130*
The Park at Rock Canyon, 2620 N 1200 E	
#1	\$195*
#3	\$55*
#2 and #4	\$150*
Rock Canyon Trailhead Park, 2300 N 1450 E	\$65*
Provo Rotary Park, 1460 N 1550 W	

North	\$70*
West	\$85*
Sherwood Hillside Park, 1100 E 4450 N	
Pavilion #1	\$30*
Pavilion #2	\$30*
Spring Creek Park, 1400 S State St	
Pavilion #1	\$85
South Fork Park, Provo Canyon above Vivian	
Large	\$110*
Small	\$80*
Wilderness Paul Ream Park, 1600 W 500 N	
Large	\$110*
Southwest	\$30*
Center West	\$55*
Northwest	\$55*

PARKS, PARKWAYS, TRAILS, AND OTHER PARK PROPERTIES

Special Parks Use Fee for events where attendees exceed reserved pavilion capacity or where multiple areas of a park are being used for an event. This fee is in addition to all necessary pavilion rental fees.	\$350
Trail Use Fee, Base Fee for course events held on a trail	\$350
For Events with More Than 200 Participants/Spectators (up to a maximum of 500)	\$1.50 per person
Participant/Spectator Impact Fee for Events with More Than 500 Participants/Spectators (for each person in excess of 500)	\$1 per person

PROVO CITY RECREATION CENTER

		3 Month	6 Month	Annual	Monthly
Category	Daily	Res D/ Base*	Res D/ Base*	Res D/ Base*	Res D/ Base*
Adults (18 – 59)	\$6.50 \$6	\$95/\$120	\$165/\$205	\$285/\$355	\$27/\$33

Youth (3 – 17)	\$5.50 \$5	\$55/\$65	\$90/\$112	\$157/\$195	\$16/\$19
Adult Couple	N/A	\$132/\$167	\$229/\$289	\$398/\$503	\$36/\$45
Senior (60+)**	\$5.50 \$5	\$55/\$65	\$90/\$112	\$157/\$195	\$16/\$19
Senior Couple**	N/A	\$95/\$120	\$165/\$205	\$285/\$355	\$27/\$33
Family***	N/A	\$167/\$207	\$284/\$359	\$493/\$618	\$44/\$55

Note: Toddlers under the age of 3 are free.

*Res D – is the resident discount rate

*Base – is the nonresident rate

**Senior Recreation Center Membership includes Senior Center Annual Pass

***Up to six members, each additional 3-month member is \$9.00, 6-month \$18.00, and each additional annual pass holder is \$36.00. Family consists of a maximum of 2 married adults and children 21 years old and under claimed as dependents for tax purposes.

****Sales tax will be added to the price of memberships, concessions, and other applicable sales. All taxes will be indicated on sales receipts.

Childwatch ~~\$3.50~~\$3 per hour, each additional child ~~\$2.50~~\$2 per hour

Or \$25/month for first child, \$15/month for each additional child

~~Drop-In Fitness~~ ~~\$6 per class~~

~~Racquetball~~ ~~\$6~~

Corporate Business

Tier 3 – 10% discount 5 or more 6 Month/Annuals

Tier 2 – 15% discount 10 or more 6 Month/Annuals

Tier 1 – 20% discount 15 or more 6 Month/Annuals

Senior Center Annual Pass

~~\$10~~~~\$15~~ Resident

\$100 Nonresident

\$3 Nonresident Senior Daily Fee

Rentals

Standard Exercise Room \$100/hr

Large Exercise Room \$100/hr

Classroom \$50/hr

Party Room \$60/2 hrs

Multi-Purpose (per section, non-prime time, weekdays) \$75/hr

Multi-Purpose (all 3 sections, 4 hr. min., prime time, weekends)	\$125/hr
One-Court Gym	\$100/hr
Pool	
Outdoor Pool, after hours per 1 1/2 hours	\$500
Outdoor Corporate Pavilion (3 1/2 hours)	\$350
Competitive Pool, exclusive use	\$100/hr
Competitive Pool, nonexclusive use	\$15/hr per lane
Deep or Program Pool, exclusive use	\$75/hr
Swim Lessons – non-residents charged an additional \$10	
Provo Resident	\$45
Nonresident	\$55
Swim Lessons - Private	\$85
Piranhas Year-Round Swim Team	\$50R/\$60NR
Piranhas Summer Swim Team	\$110-\$140
Resident	\$110—\$140
Nonresident	\$120—\$150
Jr. Lifeguard Camp	\$140R/\$150NR

Lifeguard Class	\$175 \$150
Classes 60+:	
Computer Classes, 8 Classes	\$40
Computer Classes, 6 Classes	\$30
Computer Classes, 4 Classes	\$20
Computer Help, Walk-In	\$3
Tours	As approved by Director
Tuesday Night Dance	\$5/per person, \$8/couple
Ukulele, 6 Classes	\$25
Chuck-a-Rama Cards	\$1
Tai-Chi	\$2/visitor
Zumba-Gold	\$2/visitor
Elder Quest	\$10 annual pass required
Community Classes:	(Nonresident Fee Additional \$10)
World Culture Tour	Cooking Class, \$20/person
Youth Bouldering, 8 Classes	\$45

ESL, 10 Classes	\$50
Skateboarding, 10 Classes	\$55
Cooking Class, 5 – 9 Classes	\$45 – \$120
Language Class, 10 – 12 Classes	\$75
Tumbling Tots, 8 Classes	\$60
Photography, 6 Classes	\$60
Adult Art Classes, 4 – 6 Classes	\$45 – \$125
Youth Art Classes, 4 – 8 Classes	\$45 – \$75
Lego League	\$150
Specialty Camps	\$150 \$60 – \$175
Tri Training	\$100
Fly Fishing	\$60
ASL, 16 Classes	\$75
Parent/Child Cooking	\$40
Adult Cooking Class	\$20 – \$100
Art in Nature, 9 Classes	\$100
Cake Decorating, 6 Classes	\$80

Outdoor Yoga	\$45
Ski Program (4 days)	\$375- \$685 \$365- \$690
Ski Program (6 days)	\$515- \$930
Seasonal Cooking, 6 Classes	\$80 – \$100
Furniture Refurbishing, 6 Classes	\$90
Summer Adventure Kids Camp, 4 Days	\$175
Adaptive Adventure Day Camp, 4 Days	\$175
Internet Safety	\$5
Self-Defense	\$40
Pre-K Field Day	\$45
Grief Recovery Workshop	\$75
Special Events:	
Facility Events	Cost of daily admission to Provo Recreation Center
Countdown	\$10
Halloween Carnival	\$8/person, \$4/Rec Center Members

~~Science Palooza~~

~~\$5 children, adults free~~

Rec Center After-Hours Party

\$7

Summer Luau

\$15

Christmas Gala

\$20

Skate Park Competition

Free early admission, \$5
day of

PROVO SHOOTING SPORTS PARK

Admission per Individual

All

\$8.00

Individuals

Punch Passes for Open Public Hours

5 Punches

\$32.00

Group Reservations

Rifle Range – 2 Hours

\$40.00

+

\$5.00

per

person

Hand Gun Range Exclusive – 2
Hours

\$40.00

+

\$5.00

per

person

SPORTS, ADULT

Basketball	\$655.00 \$640.00
Flag Football	\$530.00 \$525.00
Soccer	\$310.00
Softball	
Adult Softball Tournaments	\$300.00 \$285.00
Fall Softball	\$375.00
Fall Softball Doubleheaders	\$650.00
Spring Softball Single Headers	\$400.00
Spring Softball Doubleheaders	\$675.00 \$650.00
Tennis Lessons – Private	
Single player lessons	\$45.00/person
Group lessons (2 – 4 players)	\$30.00/person
Tennis league /Lessons	\$70.00 \$66.00
Volleyball – 6 on 6 Team	\$298.00 \$290.00

SPORTS, YOUTH

Late Registration Fee All Youth Sports	\$15.00 \$10.00
Nonresident Fee All Youth Sports	\$10.00
Start Smart Jersey	\$8.00 \$5.00
Baseball	
Start Smart Baseball	\$40.00
T-Ball	\$50.00 \$45.00
Coach Pitch/Machine Pitch	\$55.00 \$50.00
Jr. Baseball, 3 – 4 Grade	\$95.00
Jr. Baseball, 5 – 6 Grade	\$95.00
Jr. Baseball, 7 – 11 3-9 Grade	\$98.00 \$95.00
Softball	
Girls Fastpitch Softball , 3 – 94 Grade	\$98.00 \$85.00
Girls Fastpitch, 5 – 8 Grade	\$85.00
Basketball	
Start Smart Basketball	\$40.00
Jr. Jazz, 1 – 2 Grade	\$55.00

Jr. Jazz, 3 – 4 Grade	\$65.00 \$63.00
Jr. Jazz, 5 – 6 Grade	\$70.00 \$68.00
Jr. Jazz, 7 – 8 Grade	\$75.00 \$73.00
High School Basketball Team	\$680.00 \$660.00
Jr. Jazz Jersey	\$15.00 \$13.00
Flag Football, 1 – 2 Grade	\$65.00 \$60.00
Flag Football, 3 – 9 Grade	\$78.00 \$73.00
Soccer	
Start Smart Soccer	\$40.00
Youth Soccer (Spring, Fall)	
Preschool/Kindergarten/1 – 2 Grade	\$55.00
3 – 6 Grade	\$60.00
7 – 9 Grade	\$65.00
Soccer Jersey Combo	\$23.00 \$20.00
Summer Camps (4 days)	\$65.00
Tennis	
Lessons 2 Weeks	\$60.00 \$50.00

Lessons 4 Weeks	\$65.00	\$60.00
League	\$95.00	\$85.00
Track and Field		
Team Provo Track and Field	\$60.00	\$55.00
Cross Country Team		\$55.00
Volleyball – Co-Ed Youth Volleyball	\$60.00	\$55.00
Wrestling, 4 – 8 Grade		\$60.00

SPORTS FIELDS RENTAL FEES

Baseball/Softball Fields

Softball Field Lights \$30 per hour per field

Additional Field Prep

Weekdays/Saturday \$70/85 ~~\$65/\$80~~ per diamond

	Hourly (per field)	Half-Day (4 hours)	Daily
4 Field Complex	\$85 \$75	\$600 \$500	\$1,200 \$1,000
2 Field Complex	\$85 \$75	\$350 \$300	\$700 \$600

1 Field Complex ~~\$85~~\$75 ~~\$175~~\$150 ~~\$350~~\$300

Rectangle Grass Fields (Non-Epic)

Field Rental, per Field (Practice) \$50/hour

Field Rental, per Field (Game) \$60/ ~~per~~ hour, paint included

Tennis

Single Court \$20 per hour

2 Courts \$100 per ½ day (4hr block); \$200 per full day (4hrs+)

The Epic Sports Park

Practice/Trainings per field \$70/hour

Weekdays (Mon. – Thurs.) (Games) per field ~~\$80~~\$70/hour, ~~paint included~~

Weekdays (Mon.-Thurs.) (Games) per field per day \$800/Day

Weekends (Fri. – Sun.) (Games) per field ~~\$90~~\$80/hour, ~~paint included~~

Weekends (Fri.-Sun.) (Games) per field per day \$900/day

PEAKS ICE ARENA

Service & Rentals

Ice – 1 hour	\$200.00
Olympic Room – 1 hour	\$50.00
Mezzanine – 1 hour	\$100.00 \$75.00
Large Turf – Fall/winter 1 hour	\$150.00 \$120.00
Large Turf – Summer 1 hour	\$100.00 \$70.00
Half Turf – Fall/winter 1 hour	\$100.00 \$75.00
Half Turf – Summer 1 hour	\$75.00 \$50.00
Broomball – flat fee	\$50.00
Skate Sharpening – Same Day	\$10.00
Skate Sharpening – Next Day	\$8.00

Catering

Hot Chocolate	\$2/person \$75.00/5 gallons
Hot Chocolate & Cookie	\$4/person

Admission

Skate Rental	\$4.00
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Walker Rental	\$7.00
Admission (3 – 65)	\$6.00
Senior Admission (62+)	\$5.00
Season Pass per person	\$150.00 + sales tax

Programs

Learn to Skate

Snowplow	\$80.00/session
Basic 1 – 6	\$80.00/session
Hockey 1 – 4	\$80.00/session
Specialty Classes	\$80.00/session

Youth Hockey

Start Smart Hockey	\$80.00/session
6U Youth Hockey	\$275.00/season
8U Youth Hockey	\$275.00/season
10U, 12U, 14U Youth Hockey	\$500.00/season

Travel Hockey	\$1,700.00/season
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Adult Hockey

Adult Skills Clinic	\$200.00/session
Peaks Adult Hockey League – Season – per team	\$3,200.00

PARKING PERMIT AREAS

Foothill Park Permit	\$100.00 \$15.00
University Garden/North Foothills Permit	\$100.00 \$15.00
Carterville Permit	\$100.00

POLICE DEPARTMENT

Special Event Coverage	\$100.00
False Alarms	
The first three false alarms per calendar year	No fee
Fourth response	\$50.00
Fifth response	\$75.00

Sixth or more responses \$100.00 each

Public school \$50.00

See *Administrative: Records and GRAMA Requests* for Police Department records-related fees.

Pet Licensing As per the South Utah Valley Animal Shelter

UTILITIES

UTILITY TRANSPORTATION UTILITY FUND FEE

Rates through August 31, 2025.

Category	Fee per Month
Residential A – Single-Family	\$3.68
Residential B – Multifamily	\$2.21
Commercial A (< 100 Trip-Ends)	\$9.98
Commercial B (100 – 199 Trip-Ends)	\$26.36

Commercial C (200 – 599 Trip-Ends)	\$79.28
Commercial D (600+ Trip-Ends)	\$236.78
Public Use A (< 300 Trip-Ends)	\$21.53
Public Use B (≥ 300 Trip-Ends)	\$96.08

Rates through September 1, 2025

Category	Fee per Month
Residential A – Single-Family	\$4.20
Residential B – Multifamily	\$2.52
Commercial A (< 100 Trip-Ends)	\$11.38
Commercial B (100 – 199 Trip-Ends)	\$30.05
Commercial C (200 – 599 Trip-Ends)	\$90.38
Commercial D (600+ Trip-Ends)	\$269.93
Public Use A (< 300 Trip-Ends)	\$24.54
Public Use B (≥ 300 Trip-Ends)	\$109.53

Rates through September 1, 2026

Category	Fee per Month
Residential A – Single-Family	\$4.78
Residential B – Multifamily	\$2.87
Commercial A (< 100 Trip-Ends)	\$12.97
Commercial B (100 – 199 Trip-Ends)	\$34.26
Commercial C (200 – 599 Trip-Ends)	\$103.03
Commercial D (600+ Trip-Ends)	\$307.71
Public Use A (< 300 Trip-Ends)	\$27.98
Public Use B (≥ 300 Trip-Ends)	\$124.86

Rates through September 1, 2027

Category	Fee per Month
Residential A – Single-Family	\$5.45
Residential B – Multifamily	\$3.27
Commercial A (< 100 Trip-Ends)	\$14.79

Commercial B (100 – 199 Trip-Ends)	\$39.05
Commercial C (200 – 599 Trip-Ends)	\$117.45
Commercial D (600+ Trip-Ends)	\$350.79
Public Use A (< 300 Trip-Ends)	\$31.90
Public Use B (≥ 300 Trip-Ends)	\$142.34

CULINARY WATER

Customer Service Fees

Residential Water Deposit \$100.00

Nonresidential Deposit Use of greater of 2-month avg. or \$100.00

Connect/Processing Fee \$20.00

Field Credit Fee \$40.00

After-Hours Connect Fee ~~\$150.00~~ \$75.00

Reimbursement for 8" Water Main Line Extensions ~~\$150.00~~ \$60.00 Per In. ft.

Water Connection Fees – Meter Only

Includes furnishing and setting the meter only.

3/4"	\$515.00
1"	\$545.00
1 1/2"	\$971.00
2"	\$1,115.00
3"	\$3,973.00
4"	\$4,213.00
6"	\$6,510.00
8"	\$9,582.00
10"	\$11,717.00
12"	\$13,486.00

Fire Hydrant Meter Rental \$10.00~~\$5.00~~ per working day

Fire Hydrant Meter Deposit* \$2,000.00

*Damage to hydrant or hydrant meter by contractor will be deducted from the deposit.

Fire Hydrant No Read Penalty \$50.00 per missed read

Water User Fees

Note: Water services provided to non-Provo residents will be double the rates listed here.

Unit

3/4"	\$20.50 per month
1"	\$25.86 per month
1-1/2"	\$55.60 per month
2"	\$83.17 per month
3"	\$161.26 per month
4"	\$268.72 per month
6"	\$319.10 per month
8"	\$481.07 per month
10"	\$639.88 per month
12"	\$1,038.99 per month

Commodity Charge

Residential—Winter (November to April) \$1.17 per 1,000 gallons

Tier 1 <100K gallons

Residential—Winter (November to April) \$1.28 per 1,000 gallons

Tier 2 >100K gallons

Residential—Summer (May to October) \$1.93 per 1,000 gallons

Tier 1 <100K gallons

Residential — Summer (May to October) Tier 2 >100K gallons	\$2.14 per 1,000 gallons
Commercial — Winter (November to April)	\$1.17 per 1,000 gallons
Tier 1 <500K gallons	
Commercial — Winter (November to April)	\$1.28 per 1,000 gallons
Tier 2 >500K gallons	
Commercial — Summer (May to October)	\$1.93 per 1,000 gallons
Tier 1 <500K gallons	
Commercial — Summer (May to October)	\$2.14 per 1,000 gallons
Tier 2 >500K gallons	

Rates to become effective September 1, 2025.

Water Resources Director can make exemptions for customers who participate in urban farming.

RESIDENTIAL

Monthly Base Rates

METER SIZE	AMOUNT
3/4" OR SMALLER	\$21.43
1"	\$27.04
1.5"	\$58.13
2"	\$86.95
3"	\$168.60
4"	\$280.95
6"	\$333.62
8"	\$502.96

Residential Tier Volume Breaks
(in thousand gallons)

	3/4"	1"	1.5"	2"	3"	4"	6"	8"
TIER 1	0 - 10	0 - 15	0 - 50	0 - 120	0 - 175	0 - 250	0 - 700	0 - 1,000
TIER 2	10 - 55	15 - 100	50 - 250	120 - 525	175 - 1,200	250 - 2,000	700 - 4,000	1,000 - 6,400
TIER 3	>55	>100	>250	>525	>1,200	>2,000	>4,000	>6,400

NON-RESIDENTIAL

Monthly Base Rates

METER SIZE	AMOUNT
1" OR SMALLER	\$27.04
1.5"	\$58.13
2"	\$86.95
3"	\$168.60
4"	\$280.95
6"	\$333.62
8"	\$502.96
10"	\$668.99
12"	\$1,086.26

**Non-Residential Tier Volume Breaks
(in thousand gallons)**

	1"	1.5"	2"	3"	4"	6"	8"	10"	12"
TIER 1	0 - 25	0 - 75	0 - 150	0 - 175	0 - 250	0 - 700	0 - 1,000	0 - 1,150	0 - 2,150
TIER 2	25 - 250	75 - 500	150 - 2,000	175 - 2,500	250 - 3,000	700 - 4,000	1,000 - 7,500	1,150 - 11,500	2,150 - 21,500
TIER 3	>250	>500	>2,000	>2,500	>3,000	>4,000	>7,500	>11,500	>21,500

ALL CUSTOMERS

**Tier Volume Costs
(\$/thousand gallons)**

TIER 1	\$1.37
TIER 2	\$2.09
TIER 3	\$2.81

Equipment Rates

Vac Truck and Operators \$400.00 per hour

Backflow Noncompliance Fee \$100.00 per assembly

Fire Hydrant With Backflow Meter Rental	\$20.00 per day
Meter or Hydrant Tampering Fee 1st Offense	\$300.00 \$100.00
Meter or Hydrant Tampering Fee 2 nd + Offense	\$500.00 \$250.00
Cross-Connection Control Inspection Fee	\$150.00 per inspection

ENERGY

ALL ENERGY RATES SCHEDULES CAN BE FOUND AT:

<https://www.provo.gov/841/Utility-Rates-and-Fees>

<https://provopower.org/customer-service/>

Customer Service Fees

Residential Electric Deposit	\$100.00
Nonresidential Deposit	use greater of 2-month avg. or \$100.00
Meter Reading Fee for AMI Opt-Out (If Eligible)	\$10.00/month
Credit Reconnect	\$40.00
Returned Check	as set by State Law
Connect/Processing Fee	\$20.00
After-Hours Connect Fee	\$75.00

Same Day Connect Fee	\$75.00
Connect/Processing Fee (3-Phase Service)	\$60.00
Credit Reconnect (3-Phase Service)	\$150.00
Engineering Division Fees	
Temporary Hook-Up Fee	\$300.00
Upgrade Overhead Connection Fee	\$435.00
Upgrade Underground Connection Fee	\$600.00
Demolition Service Removal	\$200.00
Additional Hook-Up Inspections (beyond 2)	\$50.00
Net Metering/Solar 100-200 Amp Residential	\$375.00
Net Metering/Solar 200-400 Amp Commercial/Residential	\$825.00
Meter Tampering Fee	
1st Offense	\$100.00
2nd Offense	\$250.00
Electric Facility Relocation Fee	Actual Costs

Master Metering Penalty Fee	\$250.00
Aid to Construction Fees	Actual Costs
Banner Installation and Removal	\$150.00
Each Additional Week	\$50.00
Pole Attachment Fee	\$15.00
Electric Vehicle Charging Rate	\$0.13 \$0.1209 /kWh

Service Connection Fees

Single-Phase Meters		
Amperage	1 Meter Service	Multi-Metering 120/240 V cost
0 – 400 200	\$1,240 \$875	+ \$400 \$300 /additional meter
210 – 400	\$1,100	+ \$300/additional meter
401 – 1,000	\$2,685 \$1,950	+ \$400 \$300 /additional meter
Three-Phase Meters		
Amperage	1 Meter Service	Multi-Metering 120/208 V cost
0 –400- 200	\$1,678 \$1,275	+ \$750 \$600 /additional meter

201—400	\$1,225	+ \$600/additional meter
401+ — 800	\$3,723 \$2,475	+ \$750 \$600 /additional meter
801+	\$2,950	+ \$600/additional meter

SANITATION

Curbside Residential Fees (per month for weekly service)

Garbage – No Recycling (No Yard Waste or Household Recycling)	\$20.60
Garbage – With Recycling (Yard Waste and/or Household Recycling)	\$18.60
Household Recycling	\$8.25
Yard Waste Recycling (Billed March – November only)	\$6.40
Return Service Fee	\$10.00

Suspension of Residential Service

Standby charge of \$1.00 per month to be paid during suspension

Roll-Off Disposal

Tipping Fee (in addition to hauling fee) ~~\$39.00~~ \$44.00 per ton

Delivery and First Hauling ~~\$120.00~~ \$200.00

Each Additional Hauling ~~\$85.00~~ \$100.00

Commercial Frontload Fees (per month for weekly service)

3 Yard Container ~~\$34.00~~ \$37.00

4 Yard Container ~~\$45.00~~ \$37.00

6 Yard Container ~~\$68.00~~ \$74.80

8 Yard Container ~~\$90.00~~ \$99.00

Other Charges

Truck and Crew ~~\$100.00~~ \$200.00 per hour

Disposal Charge of Waste \$50.00 per ton ~~minimum charge~~

Replacement of Damaged Can \$65.00

Fine for Trash in Yard Waste Can \$25.00

Sanitation Ordinance Violation \$25.00 per violation

Can Return Fee (Less Than One Year of Service)	\$65.00
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Compost

Drop-Off Fee (only noncommercial, Provo residents allowed)	\$5.00 per load
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Compost Purchase (residents)	\$10.00 \$5.00 per cubic yard
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Compost Purchase (nonresidents)	\$15.00 \$10.00 per cubic yard
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STORM WATER

See Stormwater Service District Fee Schedule.

WASTEWATER

Equipment Rates

Jetter Truck and operators	\$400.00/hour
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Closed Circuit TV Truck and operators	\$400.00/hour
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Permitted Pretreatment noncompliance fine	\$500.00 per occurrence occurrence
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Food Service Establishment and non-permitted industrial users
 Pretreatment noncompliance fine

\$100.00 first violation

\$300.00 additional
 violations (per
 occurrence)

Wastewater Contribution Permit

Annual Fee \$200.00 per year

Other fees are based on time and materials

Hauled in Waste

Septage Waste \$60.00 per 1,000 gallons

Nonconnection to Available Sewer

Within 300 ft. of
 City Sewer \$21.20 per month

Wastewater Surcharge Fees

Biochemical
 Oxygen
 Demand \$0.27 per pound

Suspended
 Solids \$0.23 per pound

Oil or Grease \$0.28 per pound

Standard Monitoring Fee \$50.00 per occurrence To cover inspections cost.

Reimbursement for 8" Sewer Main Line Extensions ~~\$50.00~~ \$150.00 Per In. ft.

Note: Wastewater service provided to non-Provo residents will be double the rates listed here.

Monthly Residential Base Charge

Base Rate Single Unit – \$21.20 per connection

Base Rate Multiple Units – \$19.09 per unit

Monthly Nonresidential Base Charge

Meter Size	Base Charge
3/4"	\$21.20
1"	\$52.99
1.5"	\$106.00
2"	\$169.57
3"	\$317.96
4"	\$529.92
6"	\$1,059.84

8"

\$1,695.74

All Uses Commodity Charge – \$5.81 per 1,000 gallons

(Am Res. 2008-26, Am Res. 2011-09, Am 2012-14, Am 2012-15, Am 2012-26, Am 2012-38, Am 2012-46, Am 2013-10, Am 2013-21, Am 2013-23, Am 2013-24, Am 2013-42, Am 2014-17, Am 2015-08, Am 2015-28, Am 2016-05, Am 2016-12, Am 2016-19, Am 2016-22, Am 2016-28, Am 2017-03, Am 2017-11, Am 2017-28, Am 2018-08, Am 2018-19, Am 2018-35, Am 2019-03, Am 2019-23, Am 2019-30, Am 2019-36, Am 2019-44, Am 2020-19, Am 2021-11, Am 2021-17, Am 2021-25, Am 2021-43, Am 2022-07, Am 2022-10, Am 2022-23, Am 2022-54, Am 2023-07, Am 2023-25, Am 2023-54, Am 2024-32)

The Provo City Code is current through Ordinance 2024-51, passed October 1, 2024.

Disclaimer: The city recorder has the official version of the Provo City Code. Users should contact the city recorder for ordinances passed subsequent to the ordinance cited above.

[City Website: www.provo.org](http://www.provo.org)

[City Telephone: \(801\) 852-6000](tel:(801)852-6000)

[Hosted by General Code.](#)

Provo City Consolidated Fee Schedule

Administrative

Airport

Business Licensing

Cemetery

City Hall Community Room Rental

Development Fees

Engineering

Fire Department

Fire Inspection Fees

Inspection Fees

Impact Fees

Justice Court

Library at Academy Square

Parks and Recreation

Covey Center for the Arts

Golf Course

Park Pavilion Reservations

Parks, Parkways, Trails, and Other Park Properties

Provo City Recreation Center

Provo Shooting Sports Park

Sports, Adult

Sports, Youth

Sports Fields Rental Fees

Peaks Ice Arena

Permit Areas

Police Department

Utilities

~~Utility Transportation Fund Fee~~ **Transportation Utility Fund Fee**

Culinary Water

Energy

Sanitation

Storm Water

Wastewater

ADMINISTRATIVE

Blueprints

8 1/2" x 11"	\$0.75
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12" x 18"	\$2.00
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15" x 30"	\$3.00
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30" x 30"	\$5.00
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400 Scale Aerial	\$5.00
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Notary Service	\$2.00
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Records and GRAMA Requests

Employee time to respond to a records request	The full fee allowed by statute
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Computer media	\$20.00
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Bicycle License	No charge
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Dispatch recordings	\$20.00
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Fire report	\$15.00
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Photocopy, standard	\$0.10 per page
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Photocopy, special	Cost
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Photos (per CD of photos)	\$20.00
Photos (per printed photo)	\$5.00
Police Clearances	\$10.00
Insurance Letters	\$10.00
Subpoenas	Costs as per statute
Traffic accident reports	\$10.00
Videos (cost per video)	\$25.00 minimum due at time of request (credited against final fee)
Fire and Police records	\$15.00 minimum due at time of request (credited against final fee)
Returned Check Fee	\$20.00
Passport Application	\$35.00
Passport Photo	\$15.00
Fingerprinting	\$15.00
Late Fee on Utility Bills	1.5%

Late Fee on	1.5%
Miscellaneous	
Accounts Receivable	
(Customer Service)	

AIRPORT

Ground Lease	\$0.65 per square foot per year
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Hangar Rental

Hangars 1A to 27A	\$310.00 per month
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City-owned Box Hangars	\$340.00 per month
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All other City-owned T- hangars	\$405.00 per month
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Shade Hangar	\$185.00 per month
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Tie Downs

Monthly Fee	\$75.00 \$43.00
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Annual Fee	\$750.00 \$350.00
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Fuel Flowage Fee	\$0.08 per gallon for non-air carriers. \$0.05 for air carriers.
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Annual Fee for Commercial Services	\$250.00 To be determined
White Badge Fee	\$25.00 per year
SIDA Badge Fee	\$50.00 per year
Badge Endorsement Fee	\$25.00 per endorsement
Airport Parking Fee	\$12.00 per vehicle per day
Rental Car Concessions Fee	10% of gross revenue plus \$20.00 per month per parking space
Landing Fee	\$1.10 \$1.07 per 1,000 pounds landed weight for all aircraft over 12,500 pounds
Terminal Use Fee	\$2.08 \$2.02 per enplaned passenger
Office Space Lease	\$24.00 per square foot per year
Employee Parking Pass	\$25.00 per month
Remain Over Night Fee	\$50.00 per plane per night

Retail Concession Fee	5% of gross revenue
Customer Facility Charge	\$3.50 per rental day
Electric Vehicle Charging Rate	\$0.1209 \$0.25 per kWh
Passenger Facility Charge	\$4.50 per passenger
Document Review Fee	\$200.00 per application
Security Violation 1st Offense Badge Reinstatement Fee	\$50.00
Security Violation 2nd Offense Badge Reinstatement Fee	\$100.00
Badging Office Report Generation Fee	\$50.00 per report
Video Display Advertising Non-Sterile Area	\$150.00 per month
Video Display Advertising Sterile Area	\$500.00 per month
Conference Room Rental	\$150.00 1 – 4 hour reservation

Conference Room Cleaning Fee \$150.00

Filming Activity Location Charge Based on time and scope plus Escort Hourly Charge of \$100.00 per hour per escort

Hangar Wait List \$1,000.00 deposit applied to first month's lease

Lease Execution Fee \$750.00

Lease Assignment Fee \$500.00

Ground Transportation Fee \$1.50 per drop-off and pick-up

Flight School Operations Fee \$1.50 per landing

Security Escort Fee \$100.00 per hour per escort

BUSINESS LICENSING

General Business License

Number of Employees **Fee**

0 – 5	\$125
6 – 10	\$175
11 – 25	\$300
26 – 50	\$425
51 – 75	\$550
76 – 100	\$675
101+	\$800
Late Fee	\$25.00
Name Change	\$10.00
Location Change	\$25.00
Home Occupation	
New Application	\$37.00
Renewal	\$17.00
Major Businesses Fee	\$100.00
Home Occupation/Day Care/Pre-School	
Business License	\$175.00

Annual Renewal	\$155.00
Auction	Lesser of \$10.00 per day or \$100.00 per month
Beer License	
Class "A"	\$350.00
Class "B"	\$450.00
Class "C"	\$550.00
Class "D"	\$300.00
Class "E"	\$550.00
Class "F"	\$450.00
Nonrefundable Portion (included in application fee)	\$50.00
Bond	\$1,000.00
Billboards	\$21.00 per billboard
Cell/Radio Tower	\$21.00 per tower
Christmas Tree Stand	
Business License	\$209.00

Permit Fee	\$100.00
Clean Up Bond	\$300.00
Closing Out Sales	\$25.00 + \$2.00 per \$1,000.00 of inventory
Contracted Services	
Business License	\$218.00
Annual Renewal	\$159.00
Extra Living Space Registration	\$50.00 per year
Fireworks Stand	
Business License	\$134.00
Permit Fee	\$200.00
Inspection Fee	\$50.00 \$75.00
Franchise	
One-Time Application Fee	\$1,500.00
Annual Fee	6% of gross revenue
Keeping Chickens	\$20.00

Locksmithing	
Business License	See Contracted Services
Individual License	\$25.00 per person
Newsstands	\$21.00 per newsstand
Nonprofit – Nonretail	
Business License	\$218.00
Annual Renewal	\$159.00
Nonprofit – Retail	
Business License	\$287.00
Annual Renewal	\$228.00
Nuisance Abatement Administrative Fee	\$100.00
Parade Vending and Selling Permit	\$25.00
Public Assembly	
Permit Fee	\$100.00
Business License	\$100.00 per day

Rendering Facility	\$644.00
Rental Dwelling, Including Mobile Homes	
One Rental Dwelling with One Unit	\$20.00
More Than One Rental Dwelling Unit	\$60.00
Residential Accessory Dwelling Unit Setup Fee	\$50.00
Salon Chair	\$28.00
Sexually Oriented Businesses	
Business License	\$218.00
Annual Renewal	\$159.00
Employee License	\$50.00 each
Employee Annual Renewal	\$25.00 each
Solicitors	\$66.00 per employee
Solicitor's Identification Badge	\$10.00 per employee
Solid Waste Hauler – Commercial	

Business License	No fee
Annual Franchise Tax	6% of all gross revenues
Solid Waste Hauler – Private	
Business License	\$218.00
Annual Renewal	\$159.00
Special Events	
Application Fee	\$50.00
Taxicab Business License Sticker	\$10.00
Temporary Business License	
Business License	\$218.00
Permit Fee	\$100.00
Clean Up Bond for Circuses and Carnivals	\$1,000.00
Clean Up Bond for All Others	\$300.00
Towing and Parking Enforcement	

Business License	See Table for all Office Staff
Annual Fee per Truck	\$38.00
Vending	\$21.00
Towing Bond	\$1,000.00

CEMETERY

Burial Rights for Spaces

Purchase limited to 2 up or 4 flush per family

Lawn Sites

Monument Estates	\$2,300.00 \$2,000.00
Upright	\$1,900.00
Flush	\$1,400.00
Cremation	\$575.00 \$550.00
Indigent	\$575.00 \$550.00
2 Ashes 1 Stone	\$575.00 \$550.00
4 Ashes 2 Stones	Full grave

Permanent Maintenance 1/2 value of burial space

Infant \$375.00 ~~\$350*~~

~~*There are a limited number of single infant spaces that are \$400.00 for the complete burial~~

Mausoleum

Top/Bottom \$3,600.00 ~~\$3,500.00~~

Mid-Level \$4,600.00 ~~\$4,500.00~~

Cremation Garden

Ossuary/Cenotaph \$350.00 ~~\$300.00~~

Tablet \$460.00 ~~\$450.00~~

Post Single \$575.00

Post Companion \$800.00

Cored Single \$1,350.00

Cored Companion \$1,600.00

Shield Cored Individual \$2,550.00

Shield Cored Companion \$5,000.00

Peak Cored Individual \$2,550.00

Peak Cored Companion		\$5,000.00
Small Family Columbarium		\$6,500.00
Large Family Columbarium		\$9,725.00
Cremation Estate		\$5,000.00
Tree Estate		\$2,500.00
Arbor Niche 24 Niche 48 Urn	\$900.00	\$850.00
Community Column 64 Niche	\$650.00	\$800.00
Pavilion Shutter	\$1,300.00	\$1,200.00
Rustic Monolith 60 Cores		\$800.00
Niche Boulder		\$1,500.00
Family Columbarium		\$7,500.00
Cremation Bench		\$5,000.00
Cremation Pedestal		\$5,000.00
Cremation Pedestal Bird Bath		\$3,000.00

Mausoleum Niche Level 1	\$850.00 \$800.00
Mausoleum Niche Level 2	\$950.00 \$900.00
Mausoleum Niche Level 3	\$750.00 \$700.00
8" Crypt Vase Mounting Hardware	\$27.00 \$25.00
8" Crypt Plastic Vase	\$11.00 \$10.00
4" Niche Vase Mounting Hardware	\$22.00 \$20.00
4" Niche Vase	\$10.00 \$9.00
Cylinder Urn	\$175.00 \$130.00
Opening/Closing	
Adult	\$750.00
Infant	\$350.00
Cremation Burial	\$350.00
Niche	\$160.00 \$150.00
Mausoleum	\$850.00 \$800.00
Disinterment	

Infants	\$925.00 \$900.00
Adults	\$1,550.00 \$1,500.00
Cremation	\$500.00 \$450.00
Overtime Labor (After 4:00 p.m.)	
Per Half Hour (Monday – Friday)	\$200.00
Saturdays and Holidays	\$450.00
Upright Monuments Inspection and Maintenance	\$200.00
Flush Marker Inspection and Maintenance	\$100.00
Recording Fee	\$50.00
Probe	\$10.00/\$25.00/\$50.00
Deed Transfer (new owner maintenance) nontransferable	\$200.00 per space
Veteran’s Cross	\$30.00 \$25.00

CITY HALL COMMUNITY ROOM RENTAL

City Hall Community
Room Rental

Deposit \$150.00

AV Rental Deposit \$100.00

Food Deposit \$50.00

Overtime Deposit \$50.00

Nonprofit
Organizations

Regular Work Hours No charge

After Hours, Saturday,
Holidays \$35.00 first two
hours + \$10.00
each additional
hour

Late Night (after 9:00
p.m.) \$50.00 per hour

Citizens, Businesses, Special Interest
Groups

Regular Work Hours \$50.00 first two
hours + \$10.00
each additional
hour

After Hours, Saturday,
Holidays \$90.00 first two
hours + \$15.00

	each additional hour
Late Night (after 9:00 p.m.)	\$50.00 per hour
Wedding Receptions	
Regular Work Hours	Not allowed
After Hours, Saturday, Holidays	\$500.00 first two hours + \$100.00 each additional hour
Late Night (after 9:00 p.m.)	\$150.00 per hour

DEVELOPMENT FEES

Map and Text Amendments*	
General Plan (Map, Text, and Master Plan)	\$560.00^
Local Street Plan	\$150.00
Ordinance Text Amendments (Titles 14 and 15)	\$1,100.00^
Ordinance Text Amendments (Chapter	\$1,100.00

9.80 Permit Parking
Area)

Rezoning \$1,050.00^

Agricultural Protection \$500.00
Area Proposal

Annexation (includes \$1,050.00
municipal
disconnection)

*A concept plan is required for all rezoning
applications.

~~^An Executive Board Chair may request a
waiver of these fees under Section 2.29.070,
Provo City Code.~~

Street and Alley \$1,050.00
Vacation

Development Review

Condominiums \$260.00 + \$25.00
per unit, or lot

Preliminary \$1,100.00
Subdivisions

Final Subdivisions \$300.00

Boundary Line \$150.00
Adjustment

Concept Plan Approval	\$260.00 + \$25.00 per unit, or lot
Specific Development Plans	\$260.00 + \$25.00 per unit, or lot
Conditional Use Permits	\$900.00
Accessory Dwelling Unit (Single)	\$100.00
Accessory Dwelling Unit (Multiple)	\$500.00
Project Plan Review – Minor	\$150.00
Project Plan Review – Major	\$1,350.00
Project Plan	
Project Plan Unauthorized Change	\$500.00 plus any staff costs above \$500.00
Project Redevelopment Option (PRO) Zones	
Residential	\$1,000.00 + \$30.00 per dwelling unit

~~Commercial~~ ~~\$1,000.00 +~~
~~\$10.00 per 100 sq.~~
~~ft.~~

~~Schematic Plan-~~ ~~\$500.00*~~
~~(SPRO)~~

~~*50% may be applied to PRO review fee if a~~
~~positive recommendation is received~~

Expedited Meeting \$500.00
 Agenda

(Subject to advertising requirements and
 preapproval of a board or commission
 having a quorum)

Street Tree Fees \$255.00 per
 required tree

GIS Mapping Actual costs
 Information and Misc.
 Services

Temporary Use Permit \$100.00

Zoning Disclosure \$10.00

Zoning Verification \$25.00

Board of Adjustment

Appeals \$600.00

Variances \$600.00

Application	\$50.00
Renewal	\$20.00
Public Hearing Notice Fee	\$60.00
All Other Requests	\$60.00
Other Development Fees	
Bond Release Processing Fee	\$100.00
Time Extension	\$100.00
Demolition Permit	\$100.00
Relocation of a Building	\$100.00
Unauthorized Changes to an Approved Plan	\$500.00
Multiple Reviews Fee (more than 3 CRC reviews)	50% of original application fees

ENGINEERING

Asphalt Overlay Fee

Asphalt pavement	\$1.80 \$1.20 per square foot
Manhole to be raised with a concrete ring	\$1,110 \$650.00 each
Water valve to be raised with a concrete ring	\$850.00 \$500.00 each
Miscellaneous Fees	
After hours inspection	\$105.00 \$90.00 per hour, 2 hour min.
Development inspection	\$300.00 \$250.00 minimum
Hourly inspection fee for permits requiring multiple inspections	\$75.00 \$60.00 per hour
Permit extension	\$250.00 \$200.00
Reinspection	\$110.00 \$95.00 per inspection
Traffic control plan review fee (for permits requiring multiple traffic control plans)	\$90.00 \$75.00 per inspection
Working without permit (stop work)	5-4 times permit fee

Construction Permit Fee	\$250.00 \$200.00
Permit Type	
Asphalt paving under 1,000 sq. ft.	\$100.00 \$50.00 plus \$0.15 \$0.10 per sq. ft.
Asphalt paving over 1,000 sq. ft.	plus \$0.15 \$0.10 per sq. ft.
Curb and gutter	\$0.75 \$0.50 per In. ft.
Sidewalk	\$0.50 \$0.25 per sq. ft.
Fire hydrant	\$75.00 \$60.00 each
Grading	\$75.00 \$60.00 per inspection
Sewer lateral	\$75.00 \$60.00 per lateral
Sewer main	\$0.75 \$0.50 per In. ft.
Water service	\$75.00 \$60.00 per service
Water main	\$0.75 \$0.50 per In. ft.

Storm water main inspection fee \$0.75~~\$0.50~~ per In. ft.

Storm drain service \$75.00~~\$60.00~~ per service

Other utilities \$0.75~~\$0.25~~ per In. ft.

Directional boring \$0.50~~\$0.25~~ per In. ft.

Pothole plus \$75.00~~\$25.00~~ per pothole

Street closure (per lane/per block)* plus \$300.00~~\$250.00~~ per day

Sidewalk, parking, bicycle lane closures (per block face)* plus \$100.00~~\$50.00~~ per day

*These permit fees would be required on projects where closures exceed 24 hours or require multiple daily closures.

Street closure fees may be waived by the Mayor’s Office for events held or sponsored by Provo City.

Street Sign Fee \$600.00~~\$400.00~~ per sign

Street Cut Fee

Summer base rate (Apr. – Oct.)	\$100.00 \$50.00
Winter base rate (Nov. – March)	\$300.00 \$200.00
Additional Fee per Square Footage	Minimum \$100.00 \$25.00 or \$1.80 \$1.20 per sq. ft.
Pothole	\$100.00 \$25.00 each
Reimbursement for Street Improvements	
Curb and gutter	\$45.00 \$30.00 per ln. ft.
Sidewalk	\$70.00 \$42.00 per ln. ft.
Asphalt paving	\$4.75 \$2.75 per sq. ft.
Concrete paving	\$11.75 \$8.75 per sq. ft.
Administrative fee	\$600.00 \$500.00
Floodplain Permit	\$400.00 \$300.00 + \$50.00 \$25.00 per lot or parcel

Plan Review (100 heads or fewer)	\$145.00 per hour
Plan Review (101 – 199 heads)	\$145.00 per hour
Plan Review (200 – 299 heads)	\$145.00 per hour
Plan Review (over 300 heads)	\$145.00 per hour
Acceptance Testing	
Underground Flush	\$93.00 \$60.00
Hydrostatic Testing for First 2 Tests	\$93.00 \$60.00
Acceptance Testing for First 2 Tests	\$93.00 \$60.00
Further Hydrostatic or Acceptance Tests	\$93.00 \$60.00 each
Other Fire Protection Systems Additional Riser	\$93.00 \$50.00
Standpipe	\$93.00 \$100.00
Automatic Fire Sprinkler Systems – Remodel or Tenant Finish	

Plan Review (fewer than 5 heads) \$93.00~~\$65.00~~

Plan Review (5 – 50 heads) \$140.00~~\$126.00~~

Plan Review (over 50 heads) \$140.00~~\$126.00~~
per hour

Fire Alarm Systems

Plan Review New System \$145.00 per hour

Plan Review Remodel \$145.00 per hour

Plan Review Additional Floors \$145.00 per hour

Acceptance Testing for First Two Tests \$93.00~~\$60.00~~

Further Acceptance Tests \$93.00~~\$60.00~~
each

Commercial Hood Systems

Plan Review Fee (per hood) \$145.00~~\$115.00~~

Acceptance Testing for First Two Tests \$93.00~~\$60.00~~

Further Acceptance Tests \$93.00~~\$60.00~~
each

Hazardous Materials Storage Annual Permit Fees

Minimal Storage \$93.00~~\$80.00~~

Hazardous Materials Storage \$145.00~~\$165.00~~

Hazardous Materials Dispensing \$188.00~~\$215.00~~

Hazardous Materials Manufacturing \$376.00~~\$265.00~~

Hazardous Materials Production \$376.00~~\$265.00~~

Hazardous Waste Production \$376.00~~\$300.00~~

Multiple Use Site \$376.00~~\$315.00~~

Liquid Storage Tank Installation and Closure Fees

Plan Review \$126.00

Tank Fee under 500 Gallons \$141.00~~\$115.00~~

Tank Fee 501 – 1,000 Gallons \$188.00~~\$165.00~~

Tank Fee over 1,000 Gallons \$282.00~~\$265.00~~

High Piled Storage	\$93.00 \$75.00
Hot Work Operations	\$93.00 \$75.00
Industrial Ovens	\$93.00 \$75.00 per oven
LPG Dispensing	\$93.00 \$75.00
Spray Booths for Auto Painting	\$93.00 \$75.00
Lumber Yard	\$93.00 \$75.00
Woodworking Plants	\$93.00 \$75.00
Fireworks Sales	\$275.00 per location
Single Use Permits	
Fireworks Display – Ground	\$141.00 \$125.00
Aerial Fireworks Display under 250 Devices	\$141.00 \$140.00
Aerial Fireworks Display 250 Devices or More	\$188.00 \$215.00
Pyrotechnics, Other	\$141.00 \$110.00

Carnivals Less Than 10 Attractions	\$141.00 \$60.00
Carnivals 10 or More Attractions	\$188.00 \$100.00
Tent Between 200 and 2,000 Sq. Ft.	\$93.00 \$60.00
Tent More Than 2,000 Sq. Ft.	\$93.00 \$100.00
Canopy Between 400 and 2,000 Sq. Ft.	\$93.00 \$60.00
Canopy More Than 2,000 Sq. Ft.	\$93.00 \$100.00
Air Supported Structure	\$141.00 \$100.00
Aviation Facilities	\$93.00 \$60.00
Inspection and Enforcement Fees	
Exempt Child Care Facility	\$93.00 \$60.00
Daycare or Preschool	\$93.00 \$60.00
Nursing Home	\$141.00 \$100.00
Assisted Living Facility	\$141.00 \$100.00
Boarding School	\$141.00 \$100.00

Outpatient Provider	\$93.00 \$75.00
Hospital	\$376.00 \$200.00
Final Inspection for Occupancy	\$93.00 \$60.00
Each Additional Hour	\$93.00 \$100.00
Copy of Fire Report	\$15.00
Plan Review for Alarm Expedited	\$180.00 per hour
Plan Review for Sprinkler System Expedited	\$309.00 per hour
Stop Work Removal	\$188.00 \$100.00
Installation without a Permit	Double fee plus \$141.00 \$100.00
After Hours Inspection	\$93.00 \$75.00 per hour \$150.00 minimum
Standby Costs	
Paramedic Ambulance (includes 2 Medics)	\$234.00 \$180.00 per hour
Paramedic Team (2 Medics)	\$136.00 \$125.00 per hour

**Council Building
Valuation Data**

Plan review	65% of the Building Permit Fee
Nonprofit organizations	100%
Reinspection fee	\$100.00 per system
Building Inspection Board of Appeals fee	\$600.00
Electrical Inspection	\$75.00
Commercial Electrical	\$175.00
Service charge	\$75.00
Inspection fee	\$0.02 per sq. ft., \$75.00 minimum
Mechanical Inspection	
Minimum fee	\$75.00
Commercial Mechanical	\$175.00
Plumbing Inspection	
Minimum fee, including issuance of permit	\$75.00

First fixture	\$20.00
Each additional fixture	\$6.00
Each water heater	\$6.00
Fast track fee each permit	\$500.00
Temporary Certificate of Occupancy	
Residential (180 days or less)	\$250.00
Commercial (180 days or less)	\$500.00
After-hours emergency inspection/2 hours minimum (see hourly)	\$240.00 minimum, \$120.00 per hour after second hour \$120.00
180-day issued permit extension	\$200.00
180-day permit application extension	\$150.00
Permit reinstatement fee (final inspection only)	\$200.00
Extension of temporary occupancy	\$250.00

STOP WORK notice (RED TAG – penalty)	\$150.00
Re-review of plans after 2 revisions (\$ hourly rate, minimum 1 hour)	*See hourly rate
Hourly rate (per hour fee for overtime, after hours, re-review, etc.)	\$120.00
Building without permit	**2x building permit fee
Canceled building permit fee	25% of building permit fee

IMPACT FEES

(Effective July 1, 2019)

Power Impact Fees		
Energy 1 Phase Impact Fees		See Table
Amperage Less Than or Equal To:	120/240	240/480
10	\$88.00	\$175.00
20	\$175.00	\$350.00
30	\$263.00	\$525.00

40	\$350.00	\$700.00
50	\$438.00	\$875.00
60	\$525.00	\$1,050.00
70	\$613.00	\$1,225.00
80	\$700.00	\$1,400.00
90	\$788.00	\$1,575.00
100	\$875.00	\$1,750.00
125	\$1,094.00	\$2,188.00
150	\$1,313.00	\$2,626.00
175	\$1,532.00	\$3,063.00
200	\$1,750.00	\$3,501.00
300	\$2,626.00	\$5,251.00
400	\$3,501.00	\$7,002.00
500	\$4,376.00	\$8,752.00
600	\$5,251.00	\$10,503.00
700	\$6,127.00	\$12,253.00
800	\$7,002.00	\$14,004.00

900	\$7,877.00			\$15,754.00
1000	\$8,752.00			\$17,505.00
Energy 3 Phase Impact Fees				See Table
Amperage Less Than or Equal To:	120/208	120/240	277/480	240/480
10	\$131.00	\$152.00	\$303.00	\$303.00
20	\$263.00	\$303.00	\$606.00	\$606.00
30	\$394.00	\$455.00	\$910.00	\$910.00
40	\$526.00	\$606.00	\$1,213.00	\$1,213.00
50	\$657.00	\$758.00	\$1,516.00	\$1,516.00
60	\$788.00	\$910.00	\$1,819.00	\$1,819.00
70	\$920.00	\$1,061.00	\$2,122.00	\$2,122.00
80	\$1,051.00	\$1,213.00	\$2,426.00	\$2,426.00
90	\$1,182.00	\$1,364.00	\$2,729.00	\$2,729.00
100	\$1,314.00	\$1,516.00	\$3,032.00	\$3,032.00
125	\$1,642.00	\$1,895.00	\$3,790.00	\$3,790.00
150	\$1,971.00	\$2,274.00	\$4,548.00	\$4,548.00

175	\$2,299.00	\$2,653.00	\$5,306.00	\$5,306.00
200	\$2,628.00	\$3,032.00	\$6,064.00	\$6,064.00
300	\$3,942.00	\$4,548.00	\$9,096.00	\$9,096.00
400	\$5,255.00	\$6,064.00	\$12,128.00	\$12,128.00
500	\$6,569.00	\$7,580.00	\$15,160.00	\$15,160.00
600	\$7,883.00	\$9,096.00	\$18,192.00	\$18,192.00
700	\$9,197.00	\$10,612.00	\$21,224.00	\$21,224.00
800	\$10,511.00	\$12,128.00	\$24,256.00	\$24,256.00
900	\$11,825.00	\$13,644.00	\$27,287.00	\$27,287.00
1000	\$13,138.00	\$15,160.00	\$30,319.00	\$30,319.00
1100	\$14,452.00	\$16,676.00	\$33,351.00	\$33,351.00
1200	\$15,766.00	\$18,192.00	\$36,383.00	\$36,383.00
1300	\$17,080.00	\$19,708.00	\$39,415.00	\$39,415.00
1400	\$18,394.00	\$21,224.00	\$42,447.00	\$42,447.00
1500	\$19,708.00	\$22,740.00	\$45,479.00	\$45,479.00
1600	\$21,021.00	\$24,256.00	\$48,511.00	\$48,511.00
1700	\$22,335.00	\$25,771.00	\$51,543.00	\$51,543.00

1800	\$23,649.00	\$27,287.00	\$54,575.00	\$54,575.00
1900	\$24,963.00	\$28,803.00	\$57,607.00	\$57,607.00
2000	\$26,277.00	\$30,319.00	\$60,639.00	\$60,639.00
2100	\$27,591.00	\$31,835.00	\$63,671.00	\$63,671.00
2200	\$28,905.00	\$33,351.00	\$66,703.00	\$66,703.00
2300	\$30,218.00	\$34,867.00	\$69,735.00	\$69,735.00
2400	\$31,532.00	\$36,383.00	\$72,767.00	\$72,767.00
2500	\$32,846.00	\$37,899.00	\$75,799.00	\$75,799.00
2600	\$34,160.00	\$39,415.00	\$78,830.00	\$78,830.00
2700	\$35,474.00	\$40,931.00	\$81,862.00	\$81,862.00
2800	\$36,788.00	\$42,447.00	\$84,894.00	\$84,894.00
2900	\$38,101.00	\$43,963.00	\$87,926.00	\$87,926.00
3000	\$39,415.00	\$45,479.00	\$90,958.00	\$90,958.00
Park Impact Fees				
One-Family Dwelling			\$3,105.10	
Multifamily Dwelling			\$2,884.62 per unit	
Road Impact Fees				

ITE Land Use	Unit	Impact Fee
One-Family Dwelling	Dwelling Unit	\$1,293.06
Multifamily Dwelling (2 stories or less - typically townhomes)	Dwelling Unit	\$1,293.06
Multifamily Dwelling (3-9 stories)	Dwelling Unit	\$960.96
Mobile Home Park	Occupied Dwelling Unit	\$736.14
Industrial Park 130	1,000 Sq. Feet Gross Floor Area	\$382.25
General Manufacturing	1,000 Sq. Feet Gross Floor Area	\$445.77
Warehousing	1,000 Sq. Feet Gross Floor Area	\$197.36
Mini-Warehouse	1,000 Sq. Feet Gross Floor Area	\$171.27
Assisted Living Center	Bed	\$294.91
Hotel	Room	\$948.24
Movie Theater	1,000 Sq. Feet Gross Floor Area	\$8,857.46
Elementary School	Student	\$214.38
Middle School/Junior High School	Student	\$214.60
High School	Student	\$230.26
Private School (K-8)	Student	\$466.18

Church*	1,000 Sq. Feet Gross Floor Area	\$3,133.97
Day Care Center	1,000 Sq. Feet Gross Floor Area	\$5,401.36
Library	1,000 Sq. Feet Gross Floor Area	\$8,172.37
Hospital	1,000 Sq. Feet Gross Floor Area	\$1,215.93
General Office Building	1,000 Sq. Feet Gross Floor Area	\$1,104.77
Medical-Dental Office Building	1,000 Sq. Feet Gross Floor Area	\$3,947.24
Business Park	1,000 Sq. Feet Gross Floor Area	\$1,411.02
Building Material and Lumber Store	1,000 Sq. Feet Gross Floor Area	\$2,047.34
Nursery (Garden Center)	1,000 Sq. Feet Gross Floor Area	\$7,724.33
Shopping Center/Strip Mall	1,000 Sq. Feet Gross Leasable Area	\$2,826.02
Automobile Sales (New)	1,000 Sq. Feet Gross Floor Area	\$3,157.79
Automobile Sales (Used)	1,000 Sq. Feet Gross Floor Area	\$3,069.32
Tire Store	1,000 Sq. Feet Gross Floor Area	\$2,329.14
Supermarket	1,000 Sq. Feet Gross Floor Area	\$7,751.46
Convenience Market	1,000 Sq. Feet Gross Floor Area	\$42,366.68
Drive-In Bank	1,000 Sq. Feet Gross Floor Area	\$7,374.92

Restaurant, Sit-Down (High Turnover)	1,000 Sq. Feet Gross Floor Area	\$7,252.77
Fast Food without Drive-Through Window	1,000 Sq. Feet Gross Floor Area	\$22,384.81
Restaurant with Drive-Through Window	1,000 Sq. Feet Gross Floor Area	\$26,709.06
Auto Care Center**	1,000 Sq. Feet Gross Leasable Area	\$2,690.47
Gasoline/Service Station	Fueling Position	\$11,316.07
Gasoline/Service Station with Convenience Store	1,000 Sq. Feet Gross Leasable Area	\$71,867.91
Self Service Car Wash	Wash Stall	\$12,250.04

* Sunday rate was used

** Weekday daily rates were not available, so Saturday daily rates were used

As of July 1, 2022, the following fees will be as follows:

Sewer Impact Fees

Residential Sewer Impact Fee	ERU Demand	Fee
Sewer Impact Fee per ERU	1.00	\$4,450.26
Fixture Type	Drainage Fixture Unit Value as Load Factors	Impact Fee per Fixture Type
Automatic Clothes Washers, Commercial	3	\$513.49

Automatic Clothes Washers, Residential	2	\$342.33
Bathtub	2	\$342.33
Bidet	1	\$171.16
Combination Sink and Tray	2	\$342.33
Dental Lavatory	1	\$171.16
Dental Unit or Cuspidor	1	\$171.16
Dishwashing Machine, Domestic	2	\$342.33
Drinking Fountain	0.5	\$85.58
Floor Drains	2	\$342.33
Kitchen Sink, Domestic	2	\$342.33
Laundry Tray	2	\$342.33
Lavatory	1	\$171.16
Shower	2	\$342.33
Sink	2	\$342.33
Urinal	4	\$684.66
Urinal 1 Gal. or Less per Flush	2	\$684.66

Wash Sink, Circular or Multiple, Each Set Faucets	2	\$342.33
Water Closet, Flushometer Tank, Public or Private	4	\$684.66
Water Closet, Private (1.6 gpf)	3	\$513.49
Water Closet, Private (flushing greater than 1.6 gpf)	4	\$684.66
Water Closet, Public (1.6 gpf)	4	\$684.66
Water Closet, Public (flushing greater than 1.6 gpf)	6	\$1,026.98
Swimming Pool	10	\$1,711.64
Hot Tub	2	\$342.33
Car Wash (per bay)	2	\$342.33
Sewer Non-Standard Impact Fee Formula		
Multiply Number of Fixture Units by Impact Fee per Fixture Unit		\$171.16
Commercial	Computed on the basis of residential equivalent fixture units 26 fixture units shall be considered a residential equivalent	
Stormwater Impact Fees		

Year	Fee Per Acre
FY 2019-2020	\$7,021.76
FY 2020-2021	\$7,123.00
FY 2021-2022	\$7,264.58
FY 2022-2023	\$7,398.21
FY 2023-2024	\$7,592.40
FY 2024-2025	\$7,854.71
FY 2025-2026	\$8,262.93
FY 2026-2027	\$8,542.64
FY 2027-2028	\$8,775.90
FY 2028-2029	\$9,081.93

Water Impact Fees

Maximum Single Family Impact Fee per Unit by Year (Water)		
Effective July 1,	Small Lot (Per Unit)	Standard Lot (Per Unit)
2025	\$4,930.43	\$7,600.34
2026	\$4,944.53	\$7,622.10
2027	\$4,959.12	\$7,644.59
2028	\$4,974.31	\$7,668.00
2029	\$4,990.04	\$7,692.25
2030	\$5,006.42	\$7,717.49

2031	\$5,023.44	\$7,743.73
2032	\$5,041.17	\$7,771.06
2033	\$5,059.63	\$7,799.52

Maximum Single Family Impact Fee per Unit by Year (Water)

Effective July 1,	Multifamily Indoor - Small Unit (Per Unit)	Multifamily Indoor - Standard Unit (Per Unit)	Multifamily Outdoor (Per Irrigated Acre)
2025	\$1,280.95	\$2,260.50	\$29,168.15
2026	\$1,284.62	\$2,266.97	\$29,251.63
2027	\$1,288.40	\$2,273.66	\$29,337.95
2028	\$1,292.35	\$2,280.62	\$29,427.78
2029	\$1,296.44	\$2,287.84	\$29,520.87
2030	\$1,300.69	\$2,295.34	\$29,617.71
2031	\$1,305.11	\$2,303.15	\$29,718.44
2032	\$1,309.72	\$2,311.28	\$29,823.32
2033	\$1,314.52	\$2,319.74	\$29,932.55

Maximum Nonresidential Impact Fees (Water)

Meter Size (inches)	Effective July 1,					
	2025	2026	2027	2028	2029	2030
1	\$19,001	\$19,055	\$19,111	\$19,170	\$19,231	\$19,294
1.5	\$38,002	\$38,110	\$38,223	\$38,340	\$38,461	\$38,587
2	\$60,803	\$60,977	\$61,157	\$61,344	\$61,538	\$61,740
3	\$114,005	\$114,331	\$114,669	\$115,020	\$115,384	\$115,762
4	\$190,009	\$190,552	\$191,115	\$191,700	\$192,306	\$192,937
6	\$380,017	\$381,105	\$382,230	\$383,400	\$384,613	\$385,874
8	\$608,028	\$609,768	\$611,567	\$613,440	\$615,380	\$617,399

Single-Family Residential Fee

Equivalency Ratios

Fee

Single-Family Residential Unit	1.00	\$4,042.80
All Other Development Types		
3/4" Meter	1.50	\$6,058.88
1" Meter	2.50	\$10,101.69
1 1/2" Meter	5.00	\$20,203.37
2" Meter	8.00	\$32,326.46
3" Meter	14.99	\$60,610.11
4" Meter	24.99	\$101,016.85
6" Meter	49.97	\$202,028.38
Culinary Water Non-Standard Users Impact Fee Formula		
Step 1: Identify Estimated Average Day Flow Demand of Proposed Development		
Step 2: Multiply Equivalent Gallons by Impact Fee per Gallon of \$5.45		

Public Safety Impact Fees						
Effective July 1,	Single-Family	Multi-Family	Commercial per 1000 sf	Institutional per 1000 sf	APPARATUS	Institutional /
					Commercial w/ Apparatus	Apparatus
2025	\$636.30	\$284.91	\$627.91	\$340.78	\$697.53	\$410.40
2026	\$647.97	\$290.00	\$639.33	\$347.05	\$708.95	\$416.67
2027	\$659.85	\$295.18	\$650.96	\$353.44	\$720.58	\$423.06
2028	\$671.97	\$300.47	\$662.81	\$359.95	\$732.43	\$429.57
2029	\$684.34	\$305.87	\$674.91	\$366.60	\$744.53	\$436.22
2030	\$696.96	\$311.37	\$687.26	\$373.38	\$756.88	\$443.00
2031	\$709.85	\$317.00	\$699.87	\$380.31	\$769.49	\$449.93

2032	\$723.03	\$322.75	\$712.77	\$387.39	\$782.39	\$457.01
2033	\$736.53	\$328.64	\$725.98	\$394.65	\$795.60	\$464.27
2034	\$750.36	\$334.67	\$739.51	\$402.08	\$809.13	\$471.70
2035	\$764.54	\$340.86	\$753.38	\$409.70	\$823.00	\$479.32
2036	\$779.08	\$347.20	\$767.61	\$417.52	\$837.23	\$487.14
2037	\$794.01	\$353.71	\$782.21	\$425.54	\$851.83	\$495.16
2038	\$809.33	\$360.40	\$797.20	\$433.78	\$866.82	\$503.40
2039	\$825.07	\$367.27	\$812.61	\$442.24	\$882.23	\$511.86
2040	\$841.26	\$374.33	\$828.45	\$450.94	\$898.07	\$520.56

Fire/EMS Impact Fees

Residential	Impact Fee per Unit	
Single-Family Residential	\$207.49	
Multifamily Residential	\$82.16	
Nonresidential	Impact Fee per Unit	
Commercial (per 1,000 SF)	\$196.87	
Institutional (per 1,000 SF)	\$112.92	
Commercial Apparatus Fee (kSF Floor Space)*	\$69.92 Apparatus Fee per 1,000 SF	
*Apparatus fee is charged to commercial land uses only		
Fire/EMS Non-Standard User Impact Fee		
Fire/EMS Cost/Call	Non-Standard Development	Impact Fee Assessed
\$794.25 x # of Annual Calls Projected to Be Created = Non-Standard Impact Fee		

Police Impact Fees		
Residential		Impact Fee per Unit
Single-Family Residential		\$373.18
Multifamily Residential		\$178.47
Nonresidential		Impact Fee per Unit
General Commercial (per 1,000 SF)		\$376.61
Institutional (per 1,000 SF)		\$197.96
Police Non-Standard User Impact Fee		
Police Cost/Call	Non-Standard Development	Impact Fee Assessed
\$280.98 x # of Annual Calls Projected to Be Created = Non-Standard Impact Fee		

JUSTICE COURT

Justice Court fees shall be set at the rates set forth in the State of Utah Uniform Fine Schedule as authorized by Utah Code Section [77](#).

LIBRARY AT ACADEMY SQUARE

Room Rental Fees

Large Meeting Room Rental, seats 50 – 90

9:00 a.m. to 9:00 p.m. \$45.00 per hour,
Mon. – Fri. three hour minimum

9:00 a.m. to 6:00 p.m. \$45.00 per hour,
Saturday three hour minimum

Small Meeting/Conference Room Rental,
seats 10 – 35

9:00 a.m. to 9:00 p.m. \$30.00 per hour,
Mon. – Fri. three hour minimum

9:00 a.m. to 6:00 p.m. \$30.00 per hour,
Saturday three hour minimum

Ballroom Rental

9 hour block of time \$840.00 ~~\$800.00~~
between 9:00 a.m. to with \$200.00
6:00 p.m., Mon. – deposit
Thurs.

14 hour block of time \$1,350.00 ~~\$1,300.00~~
between 9:00 a.m. – with \$300.00
11:00 p.m., Mon. – deposit
Thurs.

14 hour block of time \$2,000 ~~\$1,900.00~~
between 9:00 a.m. – with \$300.00
11:00 p.m., Fri. – Sat. deposit

15 hour block of time \$2,300.00 ~~\$2,200.00~~
between 9:00 a.m. – with \$500.00
12:00 a.m., Mon. – Sat. deposit

Attic Rental

Hourly 9:00 am – 9:00 pm Mon. – Thurs.	\$70.00 per hour, three hour minimum
Full Day Discount 9:00 am – 9:00 pm Mon. – Thurs.	\$800.00 with \$100.00 deposit
Hourly 9:00 am – 9:00 pm Fri.	\$100 per hour, three-hour minimum
Hourly 9:00 am – 6:00 pm Sat.	\$100 per hour, three-hour minimum
Full Day Discount 9:00 am – 11:00 pm Fri. - Sat.	\$1,250.00 with \$100.00 deposit

Overdue Fines

Adult & Teen Materials (exceptions below)*	\$0.10 per day per item, up to \$5.00
* Chromebooks and Telescopes	\$5.00 per day per item, up to \$25.00
* Basement Creative Lab Equipment	\$25.00 per day per kit, up to \$125.00
Children’s Materials are fine free (exception below) *	
* Discovery Kits	\$1.00 per day per kit, up to \$10.00

There is no grace period for overdue items. Fines begin accruing the day after an item is due. Full library privileges are revoked for patrons with fines greater than \$10.00 or items that are more than one month overdue. If unpaid fines and fees exceed \$25.00, a billing notice is mailed. Accounts unpaid after ten days from the date on the billing notice will be sent to a collection agency and an additional \$10.00 debt collection fee will be charged.

Damaged and Lost Fees

Materials damaged beyond use	Full replacement cost
Missing audiobook CD	\$15.00 \$9.00
Missing case/packaging	\$5.00
Missing cover/artwork	\$5.00 \$2.00
Missing Discovery Kit items	Full replacement cost of item(s)
Patron Card Replacement	\$1.00

The full replacement cost is the retail price of the item when purchased initially by the library.

Nonresident Cards

Six-month nonresident library card	\$62.50 \$60.00
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One-year nonresident library card	\$125.00 \$120.00
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Three-month temporary resident card	\$15.00
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Other Fees

Photocopies/prints – black	\$0.10/page
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Photocopies/prints – color	\$0.40/page
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Microfiche copies	\$0.10/page
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Test Proctoring Services	\$15.00/exam
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PARKS AND RECREATION

COVEY CENTER FOR THE ARTS

Rate A – applies to commercial users

Rate B – applies to nonprofit organizations and events. A 501(c)(3) certificate or IRS letter of tax determination is

required for this rate. The W9 form and letter of determination or 501(c)(3) must match.

Main Hall Rental

Full Day Rentals Monday – Saturday (7:00 a.m. to 11:00 p.m.)

Rate A \$2,000

Rate B \$1,500

Full Week Rentals (up to 6 consecutive working days)
 Unlimited access to the hall between 7:00 a.m. and 11:00 p.m.

Rate A \$10,000

Rate B \$7,500

Performance \$200~~\$150~~
 Receptions

School Performances \$300~~\$200~~

• Deposit

Deposits are due at contract signing and are nonrefundable.

Returning clients: ~~\$500~~\$400-per day for each scheduled day. Nonticketed events must pay full estimated costs seven days in advance of the first day in the building.

New clients: 50% of total estimated costs. Deposits will be applied to the total fee.

- Insurance

All clients are required to carry liability insurance for no less than \$1,000,000. A copy of the client’s standard certificate of insurance, adding Provo City as an additional insured, must be provided to the CCA Events Coordinator no later than 7 days prior to the first use of the building.

If your organization does not have insurance, a TULIP (Tenant User Liability Insurance Program) policy is available for purchase through GatherGuard.

- Staffing

House Manager (required for all performances)	\$25 \$22 per hour
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Technicians (minimum of two technicians required for all rehearsals and performances)	\$25 \$22 per hour
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Security (required for all rehearsals and performances)	\$25 \$22 per hour
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Event Manager (required for all performances and rehearsals)	\$35 \$32 per hour
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Usher (minimum of four required for all performances)	\$20 \$17 per hour
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- Custodial

\$150~~\$125~~ per scheduled day.

- Stage Setup and Supplies

~~\$75~~~~\$50~~ per scheduled day. Stage setup includes but is not limited to the normal use of gaff tape, spike tape, lightning gel, copies, etc. Above average use of supplies will be charged based on use.

- Additional Services

Wireless Microphone Package	\$250 \$200 /day
	or
For the use of 3 – 12 wireless microphones	\$700 \$600 /week
Batteries (per battery charge)	\$1.00
Marley Dance Floor (includes gaff tape)	\$200 \$150
Snow Machine (snow included)	\$200
Orchestra Pit (does not include labor)	\$750 \$500
Piano Tuning (scheduled)	\$175
Hazer	\$75 \$50 /day
(fire watch is required)	\$25 \$22 per hour
Stage Décor (White Drape, Mesh, etc.)	\$100
Specialty Lights (Black, Strobe, etc.)	\$50 \$30
Window Banners	\$75 – \$200

Photography/Film Session

Main Stage (includes one technician, two-hour minimum) \$200 per hour

Lobbies \$50 per hour

Board Room/Studio Rental

Board Room \$50 per hour

Combined Studios \$50 per hour (minimum of 3 hours)

Black Box Rental

The Black Box is only rented on a case-by-case basis, upon approval from the General Manager.

Ticket Office Use

- Ticket Sales Up to 12% commission of gross sales
- Facility Fee ~~\$2~~\$1 per ticket for all sales
- Ticket Exchanges \$3 per ticket
- Comp Tickets First 20 tickets at no charge, 21 plus at \$1.00 per ticket
- Merchandise Sales 15% commission on all monies collected on Covey Center property
- Covey Center Merchandise/Concessions \$1 – \$50 based on item

- Gallery Exhibit Sales 25% commission on all monies collected on Covey Center property

- Student Art Exhibit 10% commission on all monies collected on Covey Center property

- Christmas Art Sale 10% commission on all monies collected on Covey Center property

- Art Exhibit Entries (2 max) \$15 each

Classes

Class tuition is set by agreement with instructors and ranges between \$35 and \$300 depending on the length of class and number of classes offered.

Workshops taught in the Covey Center range in price from \$10 to \$250 based on the topic and length of the workshop.

GOLF COURSE

18 HOLE COURSE

9-Holes

Monday – Thursday

\$19~~\$18~~

Monday – Thursday (Seniors 62 & older) \$15

Friday – Sunday & Holidays (All players) \$20~~\$19~~

18-Holes

Monday – Thursday \$38~~\$35~~

Monday – Thursday (Seniors 62 & older) \$30~~\$29~~

Friday – Sunday & Holidays (All players) \$40~~\$37~~

Carts

9 Holes (per rider) \$10

18 Holes (per rider) \$20

Pull Cart \$4

Rental Clubs

Titleist Set (9-Holes) \$50

Titleist Set (18-Holes) \$75

Standard Set (Per 9-Holes) \$16

The Pasture

All Players (Day Time) \$12

Prime-time (Lights on) \$14

Triple Play (Rec Center Members) ~~\$7~~\$6

Par 3 Club Rentals (4 Clubs & Putter) \$6

Complimentary Carry Bag for Players Club Free

Push Cart \$4

The Horseshoe

Green Fee \$5

Triple Play (Rec Center Members) ~~\$2~~Free

Season Membership (March 1 – November 30)

7-Day Championship \$989.99 + sales tax

7-Day All-Access \$1,099.99 + sales tax

Punch Cards (Expire one year from purchase)
Not valid on all major holidays

Punch Card (twenty 9-hole rounds) ~~\$350~~\$320

Association Member ~~\$275~~\$260

Cart punch card (twenty 9-hole rounds)	\$180
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Range Punch Card	\$145
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Driving Range

Large Bucket	\$12
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Medium Bucket	\$10
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Small Bucket	\$6
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Promotions

The Manager of the golf course may, from time to time for promotional purposes, reduce the foregoing golf course fees by not more than 35% subject to approval by the Mayor or the Mayor's designee.

PARK PAVILION RESERVATIONS

Parks may be reserved for one of two time blocks:

8:30 a.m. – 2:00 p.m.

4:00 p.m. – 9:30 p.m.

*Pavilion has power and lights

Bicentennial Rotary Park, 1400 S 1600 E	\$55*
Big Springs Park, Provo Canyon	
Large	\$115*
Medium (2)	\$80*
Campground	\$120 per night
Canyon Glen Park, in Provo Canyon	
Large	\$115*
Small	\$80*
Amphitheater	\$75
Carterville Park, 2400 N Carterville Road	
Large	\$120*
Small	\$55*
Exchange Park, 900 N 700 W	
Large	\$120*
Medium	\$85*
Small (2)	\$45

Footprinter's Park, 1150 S 1350 W	\$30*
Fort Utah Park, 200 N Geneva Road	
Large	\$100*
Small	\$30*
Grandview Park, 1460 N 1000 W	\$35*
Harbor Park, 800 N 2450 W	\$30*
Joaquin Park, 400 N 400 E	\$30*
Kiwanis Park, 820 N 1100 E	
Brick (Large)	\$120*
Medium	\$55*
Small	\$30*
Lakeview Park, 2825 W 1390 N	
Large	\$85*
Small	\$30*
Lions Park, 1280 N 950 W	
North	\$160*

South	\$70*
Maeser Park, 451 E 600 S	\$85*
Provost Park, 629 S 1000 E	\$30*
Quail Orchard Park, 522 E 3900 N	\$150*
Riverside Park, 1260 W 600 N	
Large	\$85*
Small	\$30*
Riverview Park, 4620 N 300 W	
East	\$145*
West	\$130*
The Park at Rock Canyon, 2620 N 1200 E	
#1	\$195*
#3	\$55*
#2 and #4	\$150*
Rock Canyon Trailhead Park, 2300 N 1450 E	\$65*
Provo Rotary Park, 1460 N 1550 W	

North	\$70*
West	\$85*
Sherwood Hillside Park, 1100 E 4450 N	
Pavilion #1	\$30*
Pavilion #2	\$30*
Spring Creek Park, 1400 S State St	
Pavilion #1	\$85
South Fork Park, Provo Canyon above Vivian	
Large	\$110*
Small	\$80*
Wilderness Paul Ream Park, 1600 W 500 N	
Large	\$110*
Southwest	\$30*
Center West	\$55*
Northwest	\$55*

PARKS, PARKWAYS, TRAILS, AND OTHER PARK PROPERTIES

<p>Special Parks Use Fee for events where attendees exceed reserved pavilion capacity or where multiple areas of a park are being used for an event. This fee is in addition to all necessary pavilion rental fees.</p>	<p>\$350</p>
<p>Trail Use Fee, Base Fee for course events held on a trail</p>	<p>\$350</p>
<p>For Events with More Than 200 Participants/Spectators (up to a maximum of 500)</p>	<p>\$1.50 per person</p>
<p>Participant/Spectator Impact Fee for Events with More Than 500 Participants/Spectators (for each person in excess of 500)</p>	<p>\$1 per person</p>

PROVO CITY RECREATION CENTER

		3 Month	6 Month	Annual	Monthly
Category	Daily	Res D/ Base*	Res D/ Base*	Res D/ Base*	Res D/ Base*
Adults (18 – 59)	\$6.50 \$6	\$95/\$120	\$165/\$205	\$285/\$355	\$27/\$33

Youth (3 – 17)	\$5.50 \$5	\$55/\$65	\$90/\$112	\$157/\$195	\$16/\$19
Adult Couple	N/A	\$132/\$167	\$229/\$289	\$398/\$503	\$36/\$45
Senior (60+)**	\$5.50 \$5	\$55/\$65	\$90/\$112	\$157/\$195	\$16/\$19
Senior Couple**	N/A	\$95/\$120	\$165/\$205	\$285/\$355	\$27/\$33
Family***	N/A	\$167/\$207	\$284/\$359	\$493/\$618	\$44/\$55

Note: Toddlers under the age of 3 are free.

*Res D – is the resident discount rate

*Base – is the nonresident rate

**Senior Recreation Center Membership includes Senior Center Annual Pass

***Up to six members, each additional 3-month member is \$9.00, 6-month \$18.00, and each additional annual pass holder is \$36.00. Family consists of a maximum of 2 married adults and children 21 years old and under claimed as dependents for tax purposes.

****Sales tax will be added to the price of memberships, concessions, and other applicable sales. All taxes will be indicated on sales receipts.

Childwatch ~~\$3.50~~\$3 per hour, each additional child ~~\$2.50~~\$2 per hour

Or \$25/month for first child, \$15/month for each additional child

~~Drop-In Fitness~~ \$6 per class

~~Racquetball~~ \$6

Corporate Business

Tier 3 – 10% discount 5 or more 6 Month/Annuals

Tier 2 – 15% discount 10 or more 6 Month/Annuals

Tier 1 – 20% discount 15 or more 6 Month/Annuals

Senior Center Annual Pass

\$10~~\$15~~ Resident

\$100 Nonresident

\$3 Nonresident Senior Daily Fee

Rentals

Standard Exercise Room \$100/hr

Large Exercise Room \$100/hr

Classroom \$50/hr

Party Room \$60/2 hrs

Multi-Purpose (per section, non-prime time, weekdays) \$75/hr

Multi-Purpose (all 3 sections, 4 hr. min., prime time, weekends)	\$125/hr
One-Court Gym	\$100/hr
Pool	
Outdoor Pool, after hours per 1 1/2 hours	\$500
Outdoor Corporate Pavilion (3 1/2 hours)	\$350
Competitive Pool, exclusive use	\$100/hr
Competitive Pool, nonexclusive use	\$15/hr per lane
Deep or Program Pool, exclusive use	\$75/hr
Swim Lessons – non-residents charged an additional \$10	
Provo Resident	\$45
Nonresident	\$55
Swim Lessons - Private	\$85
Piranhas Year-Round Swim Team	\$50R/\$60NR
Piranhas Summer Swim Team	\$110-\$140
Resident	\$110—\$140
Nonresident	\$120—\$150
Jr. Lifeguard Camp	\$140R/\$150NR

Lifeguard Class	\$175 \$150
Classes 60+:	
Computer Classes, 8 Classes	\$40
Computer Classes, 6 Classes	\$30
Computer Classes, 4 Classes	\$20
Computer Help, Walk-In	\$3
Tours	As approved by Director
Tuesday Night Dance	\$5/per person, \$8/couple
Ukulele, 6 Classes	\$25
Chuck-a-Rama Cards	\$1
Tai-Chi	\$2/visitor
Zumba-Gold	\$2/visitor
Elder Quest	\$10 annual pass required
Community Classes:	(Nonresident Fee Additional \$10)
World Culture Tour	Cooking Class, \$20/person
Youth Bouldering, 8 Classes	\$45

ESL, 10 Classes	\$50
Skateboarding, 10 Classes	\$55
Cooking Class, 5 – 9 Classes	\$45 – \$120
Language Class, 10 – 12 Classes	\$75
Tumbling Tots, 8 Classes	\$60
Photography, 6 Classes	\$60
Adult Art Classes, 4 – 6 Classes	\$45 – \$125
Youth Art Classes, 4 – 8 Classes	\$45 – \$75
Lego League	\$150
Specialty Camps	\$150 \$60 – \$175
Tri Training	\$100
Fly Fishing	\$60
ASL, 16 Classes	\$75
Parent/Child Cooking	\$40
Adult Cooking Class	\$20 – \$100
Art in Nature, 9 Classes	\$100
Cake Decorating, 6 Classes	\$80

Outdoor Yoga	\$45
Ski Program (4 days)	\$375- \$685 \$365 \$690
Ski Program (6 days)	\$515 \$930
Seasonal Cooking, 6 Classes	\$80 – \$100
Furniture Refurbishing, 6 Classes	\$90
Summer Adventure Kids Camp, 4 Days	\$175
Adaptive Adventure Day Camp, 4 Days	\$175
Internet Safety	\$5
Self-Defense	\$40
Pre-K Field Day	\$45
Grief Recovery Workshop	\$75
Special Events:	
Facility Events	Cost of daily admission to Provo Recreation Center
Countdown	\$10
Halloween Carnival	\$8/person, \$4/Rec Center Members

~~Science Palooza~~

~~\$5 children, adults free~~

Rec Center After-Hours Party

\$7

Summer Luau

\$15

Christmas Gala

\$20

Skate Park Competition

Free early admission, \$5
day of

PROVO SHOOTING SPORTS PARK

Admission per Individual

All

\$8.00

Individuals

Punch Passes for Open Public Hours

5 Punches

\$32.00

Group Reservations

Rifle Range – 2 Hours

\$40.00

+

\$5.00

per

person

Hand Gun Range Exclusive – 2
Hours

\$40.00

+

\$5.00

per

person

SPORTS, ADULT

Basketball	\$655.00 \$640.00
Flag Football	\$530.00 \$525.00
Soccer	\$310.00
Softball	
Adult Softball Tournaments	\$300.00 \$285.00
Fall Softball	\$375.00
Fall Softball Doubleheaders	\$650.00
Spring Softball Single Headers	\$400.00
Spring Softball Doubleheaders	\$675.00 \$650.00
Tennis Lessons – Private	
Single player lessons	\$45.00/person
Group lessons (2 – 4 players)	\$30.00/person
Tennis league /Lessons	\$70.00 \$66.00
Volleyball – 6 on 6 Team	\$298.00 \$290.00

SPORTS, YOUTH

Late Registration Fee All Youth Sports	\$15.00 \$10.00
Nonresident Fee All Youth Sports	\$10.00
Start Smart Jersey	\$8.00 \$5.00
Baseball	
Start Smart Baseball	\$40.00
T-Ball	\$50.00 \$45.00
Coach Pitch/Machine Pitch	\$55.00 \$50.00
Jr. Baseball, 3 – 4 Grade	\$95.00
Jr. Baseball, 5 – 6 Grade	\$95.00
Jr. Baseball, 7 – 11 3-9 Grade	\$98.00 \$95.00
Softball	
Girls Fastpitch Softball , 3 – 94 Grade	\$98.00 \$85.00
Girls Fastpitch, 5 – 8 Grade	\$85.00
Basketball	
Start Smart Basketball	\$40.00
Jr. Jazz, 1 – 2 Grade	\$55.00

Jr. Jazz, 3 – 4 Grade	\$65.00 \$63.00
Jr. Jazz, 5 – 6 Grade	\$70.00 \$68.00
Jr. Jazz, 7 – 8 Grade	\$75.00 \$73.00
High School Basketball Team	\$680.00 \$660.00
Jr. Jazz Jersey	\$15.00 \$13.00
Flag Football, 1 – 2 Grade	\$65.00 \$60.00
Flag Football, 3 – 9 Grade	\$78.00 \$73.00
Soccer	
Start Smart Soccer	\$40.00
Youth Soccer (Spring, Fall)	
Preschool/Kindergarten/1 – 2 Grade	\$55.00
3 – 6 Grade	\$60.00
7 – 9 Grade	\$65.00
Soccer Jersey Combo	\$23.00 \$20.00
Summer Camps (4 days)	\$65.00
Tennis	
Lessons 2 Weeks	\$60.00 \$50.00

Lessons 4 Weeks	\$65.00	\$60.00
League	\$95.00	\$85.00
Track and Field		
Team Provo Track and Field	\$60.00	\$55.00
Cross Country Team		\$55.00
Volleyball – Co-Ed Youth Volleyball	\$60.00	\$55.00
Wrestling, 4 – 8 Grade		\$60.00

SPORTS FIELDS RENTAL FEES

Baseball/Softball Fields

Softball Field Lights \$30 per hour per field

Additional Field Prep

Weekdays/Saturday \$70/85~~\$65/\$80~~ per diamond

	Hourly (per field)	Half-Day (4 hours)	Daily
4 Field Complex	\$85 \$75	\$600 \$500	\$1,200 \$1,000
2 Field Complex	\$85 \$75	\$350 \$300	\$700 \$600

1 Field Complex ~~\$85~~\$75 ~~\$175~~\$150 ~~\$350~~\$300

Rectangle Grass Fields (Non-Epic)

Field Rental, per Field (Practice) \$50/hour

Field Rental, per Field (Game) \$60/ ~~per~~ hour, paint included

Tennis

Single Court \$20 per hour

2 Courts \$100 per ½ day (4hr block); \$200 per full day (4hrs+)

The Epic Sports Park

Practice/Trainings per field \$70/hour

Weekdays (Mon. – Thurs.) (Games) per field ~~\$80~~\$70/hour, ~~paint included~~

Weekdays (Mon.-Thurs.) (Games) per field per day \$800/Day

Weekends (Fri. – Sun.) (Games) per field ~~\$90~~\$80/hour, ~~paint included~~

Weekends (Fri.-Sun.) (Games) per field per day \$900/day

PEAKS ICE ARENA

Service & Rentals

Ice – 1 hour	\$200.00
Olympic Room – 1 hour	\$50.00
Mezzanine – 1 hour	\$100.00 \$75.00
Large Turf – Fall/winter 1 hour	\$150.00 \$120.00
Large Turf – Summer 1 hour	\$100.00 \$70.00
Half Turf – Fall/winter 1 hour	\$100.00 \$75.00
Half Turf – Summer 1 hour	\$75.00 \$50.00
Broomball – flat fee	\$50.00
Skate Sharpening – Same Day	\$10.00
Skate Sharpening – Next Day	\$8.00

Catering

Hot Chocolate	\$2/person \$75.00/5 gallons
Hot Chocolate & Cookie	\$4/person

Admission

Skate Rental	\$4.00
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Walker Rental	\$7.00
Admission (3 – 65)	\$6.00
Senior Admission (62+)	\$5.00
Season Pass per person	\$150.00 + sales tax

Programs

Learn to Skate

Snowplow	\$80.00/session
Basic 1 – 6	\$80.00/session
Hockey 1 – 4	\$80.00/session
Specialty Classes	\$80.00/session

Youth Hockey

Start Smart Hockey	\$80.00/session
6U Youth Hockey	\$275.00/season
8U Youth Hockey	\$275.00/season
10U, 12U, 14U Youth Hockey	\$500.00/season

Travel Hockey	\$1,700.00/season
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Adult Hockey

Adult Skills Clinic	\$200.00/session
Peaks Adult Hockey League – Season – per team	\$3,200.00

PARKING PERMIT AREAS

Foothill Park Permit	\$100.00 \$15.00
University Garden/North Foothills Permit	\$100.00 \$15.00
Carterville Permit	\$100.00

POLICE DEPARTMENT

Special Event Coverage	\$100.00
False Alarms	
The first three false alarms per calendar year	No fee
Fourth response	\$50.00
Fifth response	\$75.00

Sixth or more responses \$100.00 each

Public school \$50.00

See *Administrative: Records and GRAMA Requests* for Police Department records-related fees.

Pet Licensing As per the South Utah Valley Animal Shelter

UTILITIES

UTILITY TRANSPORTATION UTILITY FUND FEE

Rates through August 31, 2025.

Category	Fee per Month
Residential A – Single-Family	\$3.68
Residential B – Multifamily	\$2.21
Commercial A (< 100 Trip-Ends)	\$9.98
Commercial B (100 – 199 Trip-Ends)	\$26.36

Commercial C (200 – 599 Trip-Ends)	\$79.28
Commercial D (600+ Trip-Ends)	\$236.78
Public Use A (< 300 Trip-Ends)	\$21.53
Public Use B (≥ 300 Trip-Ends)	\$96.08

Rates through September 1, 2025

Category	Fee per Month
Residential A – Single-Family	\$4.20
Residential B – Multifamily	\$2.52
Commercial A (< 100 Trip-Ends)	\$11.38
Commercial B (100 – 199 Trip-Ends)	\$30.05
Commercial C (200 – 599 Trip-Ends)	\$90.38
Commercial D (600+ Trip-Ends)	\$269.93
Public Use A (< 300 Trip-Ends)	\$24.54
Public Use B (≥ 300 Trip-Ends)	\$109.53

Rates through September 1, 2026

Category	Fee per Month
Residential A – Single-Family	\$4.78
Residential B – Multifamily	\$2.87
Commercial A (< 100 Trip-Ends)	\$12.97
Commercial B (100 – 199 Trip-Ends)	\$34.26
Commercial C (200 – 599 Trip-Ends)	\$103.03
Commercial D (600+ Trip-Ends)	\$307.71
Public Use A (< 300 Trip-Ends)	\$27.98
Public Use B (≥ 300 Trip-Ends)	\$124.86

Rates through September 1, 2027

Category	Fee per Month
Residential A – Single-Family	\$5.45
Residential B – Multifamily	\$3.27
Commercial A (< 100 Trip-Ends)	\$14.79
Commercial B (100 – 199 Trip-Ends)	\$39.05

Commercial C (200 – 599 Trip-Ends)	\$117.45
Commercial D (600+ Trip-Ends)	\$350.79
Public Use A (< 300 Trip-Ends)	\$31.90
Public Use B (≥ 300 Trip-Ends)	\$142.34

CULINARY WATER

Customer Service Fees

Residential Water Deposit \$100.00

Nonresidential Deposit Use of greater of 2-month
avg. or \$100.00

Connect/Processing Fee \$20.00

Field Credit Fee \$40.00

After-Hours Connect Fee ~~\$75.00~~ \$150.00

Reimbursement for ~~8"~~ Water Main Line Extensions ~~\$60.00~~ \$150.00 Per In.
ft.

Water Connection Fees – Meter Only

Includes furnishing and setting the meter only.

3/4" \$515.00

1"	\$545.00
1 1/2"	\$971.00
2"	\$1,115.00
3"	\$3,973.00
4"	\$4,213.00
6"	\$6,510.00
8"	\$9,582.00
10"	\$11,717.00
12"	\$13,486.00

Fire Hydrant Meter Rental \$10.00~~\$5.00~~ per working day

Fire Hydrant Meter Deposit* \$2,000.00

*Damage to hydrant or hydrant meter by contractor will be deducted from the deposit.

Fire Hydrant No Read Penalty \$50.00 per missed read

Water User Fees

Note: Water services provided to non-Provo residents will be double the rates listed here.

Unit

3/4" \$20.50 per month

1"	\$25.86 per month
1 1/2"	\$55.60 per month
2"	\$83.17 per month
3"	\$161.26 per month
4"	\$268.72 per month
6"	\$319.10 per month
8"	\$481.07 per month
10"	\$639.88 per month
12"	\$1,038.99 per month

Commodity Charge

Residential — Winter (November to April) Tier 1 <100K gallons	\$1.17 per 1,000 gallons
Residential — Winter (November to April) Tier 2 >100K gallons	\$1.28 per 1,000 gallons
Residential — Summer (May to October) Tier 1 <100K gallons	\$1.93 per 1,000 gallons
Residential — Summer (May to October) Tier 2 >100K gallons	\$2.14 per 1,000 gallons

~~Commercial— Winter (November to April) \$1.17 per 1,000 gallons~~

~~Tier 1 <500K gallons~~

~~Commercial— Winter (November to April) \$1.28 per 1,000 gallons~~

~~Tier 2 >500K gallons~~

~~Commercial— Summer (May to October) \$1.93 per 1,000 gallons~~

~~Tier 1 <500K gallons~~

~~Commercial— Summer (May to October) \$2.14 per 1,000 gallons~~

~~Tier 2 >500K gallons~~

Rates to become effective September 1, 2025.

Water Resources Director can make exemptions for customers who participate in urban farming.

RESIDENTIAL

Monthly Base Rates

METER SIZE	AMOUNT
3/4" OR SMALLER	\$21.43
1"	\$27.04
1.5"	\$58.13
2"	\$86.95
3"	\$168.60
4"	\$280.95
6"	\$333.62
8"	\$502.96

Residential Tier Volume Breaks
(in thousand gallons)

	3/4"	1"	1.5"	2"	3"	4"	6"	8"
TIER 1	0 - 10	0 - 15	0 - 50	0 - 120	0 - 175	0 - 250	0 - 700	0 - 1,000
TIER 2	10 - 55	15 - 100	50 - 250	120 - 525	175 - 1,200	250 - 2,000	700 - 4,000	1,000 - 6,400
TIER 3	>55	>100	>250	>525	>1,200	>2,000	>4,000	>6,400

NON-RESIDENTIAL

Monthly Base Rates

METER SIZE	AMOUNT
1" OR SMALLER	\$27.04
1.5"	\$58.13
2"	\$86.95
3"	\$168.60
4"	\$280.95
6"	\$333.62
8"	\$502.96
10"	\$668.99
12"	\$1,086.26

**Non-Residential Tier Volume Breaks
(in thousand gallons)**

	1"	1.5"	2"	3"	4"	6"	8"	10"	12"
TIER 1	0 - 25	0 - 75	0 - 150	0 - 175	0 - 250	0 - 700	0 - 1,000	0 - 1,150	0 - 2,150
TIER 2	25 - 250	75 - 500	150 - 2,000	175 - 2,500	250 - 3,000	700 - 4,000	1,000 - 7,500	1,150 - 11,500	2,150 - 21,500
TIER 3	>250	>500	>2,000	>2,500	>3,000	>4,000	>7,500	>11,500	>21,500

ALL CUSTOMERS

**Tier Volume Costs
(\$/thousand gallons)**

TIER 1	\$1.37
TIER 2	\$2.09
TIER 3	\$2.81

Equipment Rates

Vac Truck and Operators \$400.00 per hour

Backflow Noncompliance Fee \$100.00 per assembly

Fire Hydrant With Backflow Meter Rental \$20.00 per day

Meter or Hydrant Tampering Fee 1st Offense	\$300.00 \$100.00
Meter or Hydrant Tampering Fee 2 nd + Offense	\$500.00 \$250.00
Cross-Connection Control Inspection Fee	\$150.00 per inspection

ENERGY

ALL ENERGY RATES SCHEDULES CAN BE FOUND AT:

<https://www.provo.gov/841/Utility-Rates-and-Fees>

<https://provopower.org/customer-service/>

Customer Service Fees

Residential Electric Deposit	\$100.00
Nonresidential Deposit	use greater of 2-month avg. or \$100.00
Meter Reading Fee for AMI Opt-Out (If Eligible)	\$10.00/month
Credit Reconnect	\$40.00
Returned Check	as set by State Law
Connect/Processing Fee	\$20.00
After-Hours Connect Fee	\$75.00
Same Day Connect Fee	\$75.00

Connect/Processing Fee (3-Phase Service)	\$60.00
Credit Reconnect (3-Phase Service)	\$150.00
Engineering Division Fees	
Temporary Hook-Up Fee	\$300.00
Upgrade Overhead Connection Fee	\$435.00
Upgrade Underground Connection Fee	\$600.00
Demolition Service Removal	\$200.00
Additional Hook-Up Inspections (beyond 2)	\$50.00
Net Metering/Solar 100-200 Amp Residential	\$375.00
Net Metering/Solar 200-400 Amp Commercial/Residential	\$825.00
Meter Tampering Fee	
1st Offense	\$100.00
2nd Offense	\$250.00
Electric Facility Relocation Fee	Actual Costs
Master Metering Penalty Fee	\$250.00

Aid to Construction Fees	Actual Costs
Banner Installation and Removal	\$150.00
Each Additional Week	\$50.00
Pole Attachment Fee	\$15.00
Electric Vehicle Charging Rate	\$0.13 \$0.1209 /kWh

Service Connection Fees

Single-Phase Meters		
Amperage	1 Meter Service	Multi-Metering 120/240 V cost
0 – 400 200	\$1,240 \$875	+ \$400 \$300 /additional meter
210 – 400	\$1,100	+ \$300/additional meter
401 – 1,000	\$2,685 \$1,950	+ \$400 \$300 /additional meter
Three-Phase Meters		
Amperage	1 Meter Service	Multi-Metering 120/208 V cost
0 –400- 200	\$1,678 \$1,275	+ \$750 \$600 /additional meter
201 – 400	\$1,225	+ \$600/additional meter

401+ — 800	\$3,723 \$2,475	+ \$750 \$600 /additional meter
801+	\$2,950	+ \$600/additional meter

SANITATION

Curbside Residential Fees (per month for weekly service)

Garbage – No Recycling (No Yard Waste or Household Recycling)	\$20.60
Garbage – With Recycling (Yard Waste and/or Household Recycling)	\$18.60
Household Recycling	\$8.25
Yard Waste Recycling (Billed March – November only)	\$6.40
Return Service Fee	\$10.00

Suspension of Residential Service

Standby charge of \$1.00 per month to be paid during suspension

Roll-Off Disposal

Tipping Fee (in addition to hauling fee) \$44.00~~\$39.00~~ per ton

Compost

Drop-Off Fee (only noncommercial, Provo residents allowed)	\$5.00 per load
Compost Purchase (residents)	\$10.00 \$5.00 per cubic yard
Compost Purchase (nonresidents)	\$15.00 \$10.00 per cubic yard

STORM WATER

See Stormwater Service District Fee Schedule.

WASTEWATER

Equipment Rates

Jetter Truck and operators	\$400.00/hour
Closed Circuit TV Truck and operators	\$400.00/hour
Permitted Pretreatment noncompliance fine	\$500.00 per occurrence occurrence
Food Service Establishment and non-permitted industrial users Pretreatment noncompliance fine	\$100.00 first violation

\$300.00 additional
violations (per
occurrence)

Wastewater Contribution Permit

Annual Fee \$200.00 per year

Other fees are based on time and materials

Hauled in Waste

Septage Waste \$60.00 per 1,000 gallons

Nonconnection to Available Sewer

Within 300 ft. of \$21.20 per month
City Sewer

Wastewater Surcharge Fees

Biochemical \$0.27 per pound
Oxygen
Demand

Suspended \$0.23 per pound
Solids

Oil or Grease \$0.28 per pound

Standard \$50.00 per To cover
Monitoring Fee occurrence inspections
cost.

Reimbursement ~~\$150.00~~\$50.00 Per In. ft.
 for 8" Sewer
 Main Line
 Extensions

Note: Wastewater service provided to non-Provo residents will be double the rates listed here.

Monthly Residential Base Charge

Base Rate Single Unit – \$21.20 per connection

Base Rate Multiple Units – \$19.09 per unit

Monthly Nonresidential Base Charge

Meter Size	Base Charge
3/4"	\$21.20
1"	\$52.99
1.5"	\$106.00
2"	\$169.57
3"	\$317.96
4"	\$529.92
6"	\$1,059.84
8"	\$1,695.74

All Uses Commodity Charge – \$5.81 per 1,000 gallons

(Am Res. 2008-26, Am Res. 2011-09, Am 2012-14, Am 2012-15, Am 2012-26, Am 2012-38, Am 2012-46, Am 2013-10, Am 2013-21, Am 2013-23, Am 2013-24, Am 2013-42, Am 2014-17, Am 2015-08, Am 2015-28, Am 2016-05, Am 2016-12, Am 2016-19, Am 2016-22, Am 2016-28, Am 2017-03, Am 2017-11, Am 2017-28, Am 2018-08, Am 2018-19, Am 2018-35, Am 2019-03, Am 2019-23, Am 2019-30, Am 2019-36, Am 2019-44, Am 2020-19, Am 2021-11, Am 2021-17, Am 2021-25, Am 2021-43, Am 2022-07, Am 2022-10, Am 2022-23, Am 2022-54, Am 2023-07, Am 2023-25, Am 2023-54, Am 2024-32)

The Provo City Code is current through Ordinance 2024-51, passed October 1, 2024.

Disclaimer: The city recorder has the official version of the Provo City Code. Users should contact the city recorder for ordinances passed subsequent to the ordinance cited above.

[City Website: www.provo.org](http://www.provo.org)

[City Telephone: \(801\) 852-6000](tel:(801)852-6000)

[Hosted by General Code.](#)



ADMINISTRATIVE
SERVICES
TEL 801 852 6504
351 W CENTER ST
PO BOX 1849
PROVO, UT 84603

NOTICE OF PUBLIC HEARINGS BEFORE THE PROVO CITY MUNICIPAL COUNCIL, PROVO CITY REDEVELOPMENT AGENCY GOVERNING BOARD, AND PROVO CITY STORMWATER SERVICE DISTRICT GOVERNING BOARD

Notice is hereby given that the Municipal Council of the City of Provo, Utah, the Provo City Redevelopment Agency Governing Board, and the Provo City Stormwater Service District Governing Board will hold public hearings at two meetings, one that will begin at 5:30 p.m. on Tuesday June 3, 2025 **to present the documents for the Fiscal Year 2025-2026 Budget**, and one that will begin at 5:30 p.m. on Tuesday, June 17, 2025 **to adopt the Fiscal Year 2025-2026 Budget**, pursuant to Utah Code Sections 10-6-114 and 10-6-135 for Provo City Corporation, Provo City Redevelopment Agency, and Provo City Stormwater Service District, respectively.

Citizens who wish to view the budgets in advance may do so by visiting this link:

<https://www.provo.org/home/showpublisheddocument/24251>

The meetings will also be available to the public for live broadcast and on-demand viewing at: [youtube.com/provocitycouncil](https://www.youtube.com/provocitycouncil). Those who would like to participate in the meetings virtually may do so via Zoom. To join the Zoom meeting on **June 3, 2025**, visit zoom.us/join and enter Meeting ID **833 9747 5081** and Passcode **041849**. To join the Zoom meeting on **June 17, 2025**, visit zoom.us/join and enter Meeting ID **833 9747 5081** and Passcode **041849**. To listen or comment via phone, dial **346-248-7799**, enter the appropriate Meeting ID for the meeting you are attending and press #. Press # again for participant ID. Once connected, press *9 to indicate that you would like to comment. For more information regarding how to comment in the electronic meeting, visit [agendas.provo.org](https://www.agendas.provo.org) and click on the meeting agenda.

Andrea Wright, Budget Analyst

**PROVO MUNICIPAL COUNCIL
COUNCIL MEETING
STAFF REPORT**



Submitter: AWRIGHT
Presenter: Andrea Wright, Budget Analyst
Department: Finance
Requested Meeting Date: 06-17-2025
Requested Presentation Duration: 5 Minutes
CityView or Issue File Number: 25-025

SUBJECT: 9 A resolution adopting a budget for the Provo City Stormwater Service District in the amount of \$3,377,755 for the fiscal year beginning July 1, 2025, and ending June 30, 2026. (25-025)

RECOMMENDATION: Adopt the resolution

BACKGROUND: Adoption of a new budget for the upcoming fiscal year for the Stormwater Service District of Provo

FISCAL IMPACT: 2026

COMPATIBILITY WITH GENERAL PLAN POLICIES, GOALS, AND OBJECTIVES:
State law requires City council to adopt next years budget by last council meetin in June

1 RESOLUTION <<Document Number>>

2
3 A RESOLUTION ADOPTING A BUDGET FOR THE PROVO CITY
4 STORMWATER SERVICE DISTRICT IN THE AMOUNT OF \$3,377,755 FOR
5 THE FISCAL YEAR BEGINNING JULY 1, 2025, AND ENDING JUNE 30,
6 2026. (25-025)

7
8 RECITALS:

9
10 On May 06, 2025, the Governing Board of the Provo City Stormwater Service District
11 tentatively adopted the Tentative Budget for the fiscal year 2025-2026 (Fiscal Year 2026) as
12 required by law;

13
14 The Tentative Budget, together with supporting schedules and data, has been reviewed and
15 considered by the Governing Board of the Provo City Stormwater Service District and have been
16 available for public inspection as required by law;

17
18 Notice of a public hearing to consider the adoption of a final Budget has been properly
19 given;

20
21 On June 3, 2025, and June 17, 2025, the Governing Board of the Provo City Stormwater
22 Service District met to consider the facts regarding this matter and receive public comment, which
23 facts and comments are found in the public record of the Board's consideration;

24
25 All interested persons were heard, for or against the estimates of revenue and expenditures
26 as set forth in the Tentative Budget and any proposed amendments thereto;

27
28 All statutory and legal requirements for the final adoption of said Budget have been
29 completed; and

30
31 After considering the facts and comments presented, the Governing Board finds (i) a final
32 Budget for the Provo City Stormwater Service District should be adopted as set forth in the
33 attached Exhibit A and (ii) adoption of the final Budget reasonably furthers the health, safety and
34 general welfare of the District residents and property owners.

35
36 THEREFORE, the Governing Board of the Provo City Stormwater Service District
37 resolves as follows:

38
39 PART I:

40
41 The Provo City Stormwater Service District Budget in the amount of \$3,377,755, as
42 summarized in the attached Exhibit A, is adopted as a final Budget for Fiscal Year 2026.

43
44 PART II:

45

46 All outstanding encumbrances and project/grant balances as of June 30, 2025 and
47 approved by the Executive Officer are continued and re-appropriated for expenditure in Fiscal
48 Year 2026 and will be presented at a meeting of the Governing Board in September 2025.
49

50 PART III:

51
52 The functions within the Capital Improvement Divisions cannot be deleted, changed in
53 budget amount by more than 10% of the original cost or \$50,000, whichever is less, or new
54 functions added without further official action of the Governing Board.
55

56 PART IV:

57
58 The Executive Officer is authorized to move budget appropriations along with needed
59 expenditure adjustments, including capitalized labor from the individual enterprise operating
60 divisions, to the corresponding capital improvement division in conjunction with the fixed asset
61 (capital expenditures) reconciliation for the fiscal year ending June 30, 2025.
62

63 PART V:

64
65 The Executive Officer is authorized to increase budget authority for revenues in excess of
66 the adopted budget in the following areas: grants, interest earnings, impact fees, aid to
67 construction, reimbursement(s) from projects, revenues over budget, and donations. The
68 Executive Officer is authorized to increase budget authority in internal service funds for
69 unexpected expenditures related to those funds.
70

71 PART VI:

72
73 The Governing Board directs that an Adopted Annual Budget document be prepared
74 corresponding to these actions and that the document be certified, filed, and made available for
75 public inspection as required by law.
76

77 PART VII:

78
79 This resolution takes effect immediately.
80

81 END OF RESOLUTION.

Exhibit A

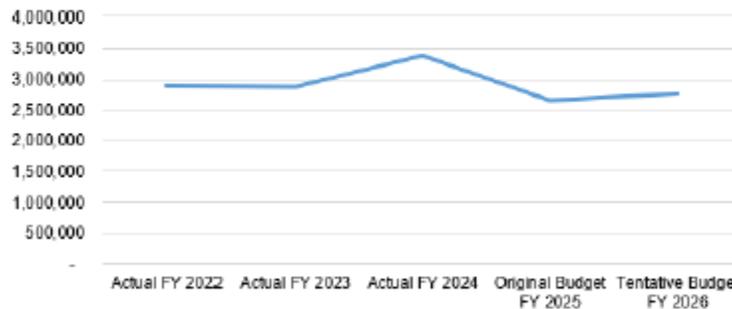
Stormwater Service District

Storm Drain	Actual FY 2022	Actual FY 2023	Actual FY 2024	Original Budget FY 2025	Adjusted Budget FY 2025	Tentative Budget FY 2026
Revenue						
Utilities Revenue	\$ 5,861,001	\$ 5,856,899	\$ 5,922,994	\$ 5,890,000	\$ 5,890,000	\$ 5,950,000
Miscellaneous	379,652	360,685	341,642	365,500	365,500	8,000
Charges for Services	16,895	118,839	26,225	25,000	25,000	383,000
Investment Income	30,344	252,132	329,895	150,000	150,000	150,000
Total Revenue	6,286,892	6,588,554	6,620,756	6,430,500	6,430,500	6,491,000
Operation Expenditure						
Storm Drain	\$ 2,897,792	\$ 2,880,752	\$ 3,397,424	\$ 2,653,798	\$ 2,714,468	\$ 2,831,681
Total Expenditure	2,897,792	2,880,752	3,397,424	2,653,798	2,714,468	2,831,681
Capital Expenditure						
Storm Drain CIP	\$ 2,075,348	\$ 3,986,093	\$ 2,365,308	\$ 3,832,100	\$ 8,752,116	\$ 3,377,755
Total Expenditure	2,075,348	3,986,093	2,365,308	3,832,100	8,752,116	3,377,755
Transfer Out	695,559	692,375	666,498	655,729	662,879	743,750
Total Revenues	6,286,892	6,588,554	6,620,756	6,430,500	6,430,500	6,491,000
Total Expenditures and Transfers Out	(5,668,699)	(7,559,220)	(6,429,230)	(7,141,627)	(12,129,462)	(6,953,186)
Net Change in Fund Balance	618,193	(970,666)	191,526	(711,127)	(5,698,962)	(462,186)
		Beginning Fund Balance		5,969,680	5,969,680	270,698
		Ending Fund Balance		5,258,533	270,698	(191,488)

Department Function

- The Stormwater Division of the Public Works Department is responsible for protecting property from flooding and preventing the public street system from being encumbered with flood water during rainstorms and spring snow melt runoff. This division also builds, operates, and maintains a storm drainage system such that citizens, property owners, business people, and even Stormwater employees can rest comfortably during runoff events. The division complies with new federal storm water quality regulations. Irrigation water is delivered to customers along the City irrigation ditches in the central and southwest areas of the City.

Storm Drain Total Operating Expenditures



What's new in FY 2026?

- Vehicle outright purchase budget was higher in FY2025 and has been reduced in FY2026, resulting in a smaller operating budget.

Performance Measures

Priority	Goal	Performance Measure	Annual Totals			
			2024	2025		2026
			Actual	Current	Target	Target
Education	Provide Storm Water Pollution Training	Number Of Staff Who Completed the State-Mandated Training for Illicit Discharge Detection & Elimination (Idde)	334	0	350	350

**PROVO MUNICIPAL COUNCIL
COUNCIL MEETING
STAFF REPORT**



Submitter: AWRIGHT
Presenter: Andrea Wright, Budget Analyst
Department: Finance
Requested Meeting Date: 06-17-2025
Requested Presentation Duration: 5 Minutes
CityView or Issue File Number: 25-025

SUBJECT: 10 A resolution adopting a budget for the Redevelopment Agency of Provo City for the fiscal year beginning July 1, 2025, and ending June 30, 2026, in the amount of \ \$1,488,791. (25-025)

RECOMMENDATION: Adopt the resolution

BACKGROUND: Adoption of the new budget for the RDA of Provo City for the upcoming fiscal year

FISCAL IMPACT: 2026

COMPATIBILITY WITH GENERAL PLAN POLICIES, GOALS, AND OBJECTIVES:
State law requires council to adopt next fiscal year budget by the last council meeting in June

1 RESOLUTION <<Document Number>>

2
3
4 A RESOLUTION ADOPTING A BUDGET FOR THE REDEVELOPMENT
5 AGENCY OF PROVO CITY FOR THE FISCAL YEAR BEGINNING JULY 1,
6 2025, AND ENDING JUNE 30, 2026, IN THE AMOUNT OF \$1,488,791. (25-
7 025)

8
9 On May 6, 2025, the Governing Board of the Redevelopment Agency of Provo City (the
10 “Governing Board”) held a public meeting to consider the Tentative Budget and by resolution
11 tentatively adopted the Tentative Budget for the fiscal year 2025-2026 (Fiscal Year 2026) as
12 required by law;

13
14 The Tentative Budget includes operational expenditures, housing programs, small business
15 loans, tax increment projects, capital projects, and other community-oriented programs;

16
17 The Tentative Budget, together with supporting schedules and data, has been reviewed and
18 considered by the Governing Board and has been available for public inspection as required by
19 law and notice of a public hearing to consider the adoption of a final Budget has been properly
20 given;

21
22 On June 3, 2025, and June 17, 2025, the Governing Board met to consider the facts
23 regarding this matter and receive public comment, which facts and comments are found in the
24 public record of the Council’s consideration;

25
26 All interested persons were heard, for or against the estimates of revenue and expenditures
27 as set forth in the Tentative Budget and any proposed amendments thereto, and all statutory and
28 legal requirements for the final adoption of said Budget have been completed; and

29
30 After considering the facts and comments presented to the Governing Board, the Governing
31 Board finds (i) a final budget for the Redevelopment Agency of Provo City Corporation should be
32 adopted as set forth in the attached Exhibit A and (ii) adoption of the final Budget reasonably
33 furthers the health, safety and general welfare of the citizens of Provo City.

34
35 THEREFORE, the RDA Governing Board resolves as follows:

36
37 PART I:

38
39 The Redevelopment Agency of Provo City Budget in the amount of \$1,488,791, as
40 summarized in the attached Exhibit A, is adopted as the final Budget for Fiscal Year 2026.

41
42 PART II:

43

44 All outstanding encumbrances and project/grant balances as of June 30, 2025, and
45 approved by the Executive Officer are continued and re-appropriated for expenditure in Fiscal
46 Year 2026 and will be presented at a meeting of the Governing Board in September 2025.
47

48 PART III:

49
50 The functions within the Project Divisions cannot be deleted or changed in budget amount
51 by more than 10% of the original cost or \$50,000, whichever is less, or new functions added
52 without further official action of the Governing Board.
53

54 PART IV:

55
56 The Executive Officer is authorized to move budget appropriations along with needed
57 expenditure adjustments, including capitalized labor from the individual enterprise operating
58 divisions, to the corresponding capital improvement division in conjunction with the fixed asset
59 (capital expenditures) reconciliation for the fiscal year ending June 30, 2025.
60

61 PART V:

62
63 The Executive Officer is authorized to increase budget authority for revenues in excess of
64 the adopted budget in the following areas: grants, interest earnings, reimbursement(s) from
65 projects, revenues over budget, and donations. The Executive Officer is authorized to increase
66 budget authority in internal service funds for unexpected expenditures related to those funds.
67

68 PART VI:

69
70 The Governing Board directs that an Adopted Annual Budget document be prepared
71 corresponding to these actions and that the document be certified, filed, and made available for
72 public inspection as required by law.
73

74 PART VII:

75
76 This resolution takes effect immediately.
77

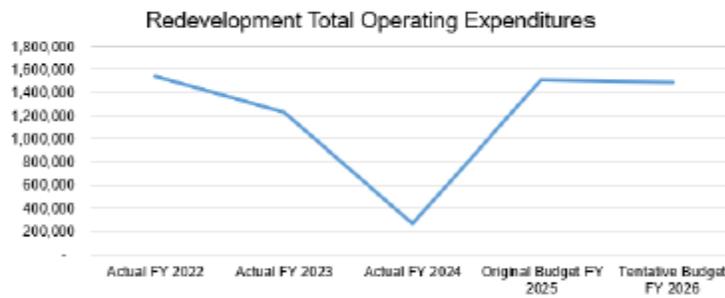
78 END OF RESOLUTION.

EXHIBIT A

Redevelopment Summary	Actual FY 2022	Actual FY 2023	Actual FY 2024	Original Budget FY 2025	Adjusted Budget FY 2025	Tentative Budget FY 2026
Revenue						
Charges for Services	\$ 110,166	\$ 107,866	\$ 102,920	\$ 192,474	\$ 192,474	\$ 107,000
Property Tax	842,550	842,550	1,132,464	850,000	850,000	1,442,550
Lease Income	-	-	-	-	-	-
Miscellaneous	-	-	30,000	-	-	-
Interest Income	208,337	249,148	349,636	295,591	295,591	202,771
Total Revenue	1,161,052	1,199,564	1,615,020	1,338,065	1,338,065	1,752,321
Expenditure						
Tax Increment	\$ 1,422,468	\$ 1,223,544	\$ 249,949	\$ 1,478,515	\$ 4,682,509	\$ 1,456,575
New Development	120,232	8,254	18,198	34,300	182,251	32,216
Total Expenditure	1,542,700	1,231,798	268,147	1,512,815	4,864,760	1,488,791
Net Increase (Decrease)	(381,648)	(32,234)	1,346,873	(174,750)	(3,526,695)	263,530

Department Function

- The Redevelopment Agency of Provo City (Agency) is a separate governmental entity created by Provo City under Title 17 of the Utah Code which governs "community development and renewal agencies." The City Council is the governing board of the Redevelopment Agency and the Mayor also serves as the Agency's Chief Executive Officer. The Redevelopment Agency primarily deals with programs and projects to help revitalize targeted areas of the City of Provo including the Central Business District (Provo's downtown and surrounding neighborhoods) and other project areas as designated by the City Council. The Redevelopment Agency's primary asset in this revitalization effort is tax increment financing which allows the Agency to participate in a variety of ways in its redevelopment efforts. The Redevelopment Agency also administers federal grants on behalf of the City of Provo that relate to community development and housing. Two funds fall under the Agency as of FY 2020: the Tax Increment fund and the New Development fund. Those funds are managed by the Department of Development Services.



Tax Increment

Tax Increment	Actual FY 2022	Actual FY 2023	Actual FY 2024	Original Budget FY 2025	Adjusted Budget FY 2025	Tentative Budget FY 2026
Revenue						
Taxes	\$ 842,550	\$ 842,550	\$ 1,132,464	\$ 850,000	\$ 850,000	\$ 1,442,550
Investment Income	202,772	202,772	275,099	200,000	200,000	202,771
Miscellaneous	-	-	30,000	-	-	-
Other Financing	-	-	-	-	-	-
Transfer In	-	-	-	-	-	-
Total Revenue	1,045,321	1,045,321	1,437,563	1,050,000	1,050,000	1,645,321
Expenditure						
Tax Increment	\$ 1,422,468	\$ 1,223,544	\$ 249,949	\$ 1,478,515	\$ 4,682,509	\$ 1,456,575
Total Expenditure	1,422,468	1,223,544	249,949	1,478,515	4,682,509	1,456,575
Net Change in Fund Balance	(377,147)	(178,223)	1,187,614	(428,515)	(3,632,509)	188,746
Beginning Fund Balance	6,889,464	6,512,317	6,334,095	7,521,709	7,093,194	3,460,686
Ending Fund Balance	6,512,317	6,334,095	7,521,709	7,093,194	3,460,686	3,649,432

Department Function

- The Tax Increment Fund is for the property tax increment we receive from Utah County and pay for projects. Property tax increment is the increase in the property taxes generated in a project area over and above the property taxes that were collected prior to the new development. The Redevelopment Agency can receive a portion of the increase in property taxes if the taxing entities agree to participate.

New Development

New Development	Actual FY 2022	Actual FY 2023	Actual FY 2024	Original Budget FY 2025	Adjusted Budget FY 2025	Tentative Budget FY 2026
Revenue						
Charges for Services	\$ 110,166	\$ 107,866	\$ 102,920	\$ 192,474	\$ 192,474	\$ 107,000
Lease Income	-	-	-	-	-	-
Investment Income	5,565	46,376	74,537	95,591	95,591	-
Miscellaneous	-	-	-	-	-	-
Total Revenue	5,565	154,242	177,457	288,065	288,065	107,000
Expenditure						
New Development	\$ 120,232	\$ 8,254	\$ 18,198	\$ 34,300	\$ 182,251	\$ 32,216
Total Expenditure	120,232	8,254	18,198	34,300	182,251	32,216
Net Change in Fund Balance	(114,667)	145,988	159,259	253,765	105,814	74,784
Beginning Fund Balance	1,073,387	958,700	1,104,888	1,263,947	1,263,947	1,369,761
Ending Fund Balance	958,700	1,104,688	1,263,947	1,517,712	1,369,761	1,444,545

Department Function

- The New Development Fund was used to hold funds the Redevelopment Agency received that weren't property tax increment. For example, when the Redevelopment Agency was leasing out the former Sears building to RC Willey, those lease payments went into the New Development Fund.

Performance Measures

Priority	Goal	Performance Measure	Annual Totals			
			FY 2024	FY 2025		FY 2026
			Actual	Current	Target	Target
Business and Economic Vitality	Utilize Redevelopment Programs and Incentives to Encourage the Revitalization of Blighted Commercial and Industrial Areas. (7.4.1.2)	Finalizing the Mountain Vista Industrial Park And Working to Redevelop Those Centers that are in Redevelopment Project Areas	Parcels in Mountain Vista business Park are under contract or sold. We are working with Mill Race partners to ensure the project at the Frontrunner station continues to move forward.			
Business and Economic Vitality	Promote Efficient Utilization of Building Space by Encouraging a Mix of Uses in the Central Business District (Cbd), Including Retail, Office, Service, and High Density Residential Occupancies. (6.4.6.2)	Working with Developers to Increase Housing and Office Uses in Downtown Provo and evaluating the redevelopment opportunity at the old city hall site to potentially address some of these issues.	CRA for downtown was created in 2024 and we are moving forward with a study for the area. We are also working with administration to strategically plan for the former city hall site redevelopment prior to releasing a new RFP.			
Healthy, Inviting Environment	Define, Identify, and Beautify the Major Entrances to the Community. (2.4.3.9)	The new opening of Target at the Provo Towne Centre Mall and the identification of a potential new partner for the redevelopment of that site signals a positive move forward in this area. The Noorda Medical College and the Rocky Mountain University in that area reflect this same momentum shift. Mountain Vista's ongoing redevelopment is improving Provo's southern entrance and new development at the northern end address this goal.	Ongoing			