



CITY COUNCIL AGENDA

Wednesday, July 09, 2025

NOTICE IS HEREBY GIVEN that the Herriman City Council shall assemble for a meeting in the City Council Chambers, located at
5355 WEST HERRIMAN MAIN STREET, HERRIMAN, UTAH

5:30 PM – WORK MEETING: (Fort Herriman Conference Room)

The Work Session portion of this meeting has been cancelled

7:00 PM – GENERAL MEETING:

1. Call to Order

1.1. Invocation/Thought/Reading and Pledge of Allegiance

1.2. City Council Comments and Recognitions

2. Public Comment

Audience members may bring any item within the City's purview to the City Council's attention. Comments will be limited to two minutes. State Law prohibits the Council from acting on items that do not appear on the agenda. Public comments for this meeting will also be conducted electronically. Any person interested in addressing the Council may submit a comment by emailing recorder@herriman.gov or by visiting Herriman.gov/agendas-and-minutes, where there is a link to fill out an online public comment form. Your statement will be incorporated into the public record.

3. City Council Reports

3.1. Councilmember Jared Henderson

3.2. Councilmember Teddy Hodges

3.3. Councilmember Sherrie Ohrn

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3.4. Councilmember Terrah Anderson

4. Mayor Report

5. Reports, Presentations and Appointments

5.1. Report by Jordan Valley Water Conservancy District on a proposed property tax increase for water service purposes

5.2. Youth Council Legacy Projects Presentation

5.3. 2025-2026 Youth Council Oath of Office

6. Public Hearing

6.1. Proposal to Vacate a Portion of a Public Street, Right-of-Way, Near the Terminus of Juniper Crest Road at Approximately 15250 South 3750 West – Blake Thomas, Community Development Director

7. Consent Agenda

7.1. Approval of the May 14, 2025, May 28, 2025, June 11, 2025, and June 25, 2025 City Council meeting minutes

7.2. Approval of a Single Event Local Consent Permit for Levy Restaurants

7.3. Review and approval of the May 2025 financial summary

7.4. Resolution to re-appoint three residents as members of the Herriman City Planning Commission for an additional three-year term of service – Michael Maloy, City Planner

8. Discussion and Action Items

8.1. Consideration to Award to Construction Contract for the Wide Hollow Trailhead Project – Bryce Terry, City Engineer

8.2. Discussion and Consideration of an Amendment to the Panorama Master Development Agreement Regarding Naming of the Dog Park Portion of Panorama Park – Blake Thomas, Community Development Director

8.3. Assign two City Councilors to review and approve the final changes made to the South Hills Amended and Restated Master Development Agreement per the full Council motion from November 13, 2024 -Nathan Cherpeski, City Manager

9. Future Meetings

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9.1. Next Planning Meeting: July 16, 2025

9.2. Next City Council Meeting: August 13, 2025

10. Events

10.1. Hungry Herriman and Farmer's Market: July 14, 2025, July 21, 2025, and July 28, 2025; Crane Park 5:00 p.m.

10.2. Yeti's Foam Party: July 21, 2025; Crane Park @ 6:00 p.m.

10.3. Pioneer Day: July 24, 2025, Herriman City Offices Closed

11. Closed Session

The Herriman City Council may temporarily recess the City Council meeting to convene in a closed session to discuss the character, professional competence, or physical or mental health of an individual, pending or reasonable imminent litigation, and the purchase, exchange, or lease of real property, as provided by Utah Code Annotated §52-4-205

12. Adjournment

13. Recommence to Work Meeting (If Needed)

In accordance with the Americans with Disabilities Act, Herriman City will make reasonable accommodation for participation in the meeting. Request assistance by contacting Herriman City at (801) 446-5323 and provide at least 48 hours advance notice of the meeting.

ELECTRONIC PARTICIPATION: Members of the City Council may participate electronically via telephone, Skype, or other electronic means during this meeting.

PUBLIC COMMENT POLICY AND PROCEDURE: The purpose of public comment is to allow citizens to address items on the agenda. Citizens requesting to address the Council will be asked to complete a written comment form and present it to the City Recorder. In general, the chair will allow an individual two minutes to address the Council. A spokesperson, recognized as representing a group in attendance, may be allowed up to five minutes. At the conclusion of the citizen comment time, the chair may direct staff to assist the citizen on the issue presented; direct the citizen to the proper administrative department(s); or take no action. This policy also applies to all public hearings. Citizens may also submit written requests (outlining their issue) for an item to be considered at a future council meeting. The chair may place the item on the agenda under citizen comments; direct staff to assist the citizen; direct the citizen to the proper administrative departments; or take no action.

I, Jackie Nostrom, certify the foregoing agenda was emailed to at least one newspaper of general circulation within the geographic jurisdiction of the public body, at the principal office of the public body, on the Utah State Public Notice website www.utah.gov/pmn/index.html and on Herriman City's website at www.herriman.gov Posted and dated this 2nd day of July, 2025. /s/ Jackie Nostrom, City Recorder

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JORDAN VALLEY WATER
CONSERVANCY DISTRICT

JORDAN VALLEY WATER CONSERVANCY DISTRICT

2025/2026 **ADOPTED** Water Rates Summary

**4.9% AVE
RATE ADJ**

WHOLESALE WATER RATES (NON-PUMPED)

MEMBER AGENCY (Rate per Acre Foot)	PUMP ZONES	2024/2025 RATES	2025/2026 RATES	\$ CHANGE	% CHANGE
Bluffdale City Water	JVWTP	\$592.09	\$598.12	\$6.03	1.0%
Draper City		597.28	624.77	27.49	4.6%
Draper Irrigation (Water Pro)		762.35	759.95	(2.40)	-0.3%
Granger-Hunter Impr. District	B North	616.30	633.95	17.65	2.9%
Herriman City	C South, D South	696.93	686.57	(10.36)	-1.5%
Hexcel Corporation	B North	461.25	497.50	36.25	7.9%
Kearns Improvement District	B North	624.50	671.82	47.32	7.6%
Magna Water District	B North	438.72	453.45	14.73	3.4%
Midvale City Water		551.54	609.24	57.70	10.5%
Riverton City	C South	513.76	527.47	13.71	2.7%
City of South Jordan	B North/South, C South, D South	597.28	627.28	30.00	5.0%
City of South Salt Lake		440.83	456.08	15.25	3.5%
Taylorsville-Bennion Impr. Dist.	B North	436.66	451.16	14.50	3.3%
Utah Div. of Fac. Const. Mgmt.		441.99	458.16	16.17	3.7%
City of West Jordan	B North/South, C South, D South	591.09	614.12	23.03	3.9%
BLOCK 2 RATE	Plus Pumping	1,146.44	1,197.49	51.05	4.5%
BCWTP RATE		531.75	535.90	4.15	0.8%

ZONE	PUMP ZONE SURCHARGE			
B North	\$21.07	\$22.01	\$0.94	4.5%
B South	35.62	36.73	1.11	3.1%
C South	54.64	55.87	1.23	2.3%
D South	85.08	80.54	(4.54)	-5.3%
JVWTP	25.21	26.41	1.20	4.8%

METER SIZE	METER BASE CHARGE (MONTHLY)			
4"	\$25.00	\$25.00	\$0.00	0.0%
6"	50.00	50.00	0.00	0.0%
8"	78.00	78.00	0.00	0.0%
10"	114.00	114.00	0.00	0.0%
12"	168.00	168.00	0.00	0.0%
14"	228.00	228.00	0.00	0.0%
16"	300.00	300.00	0.00	0.0%
18"	378.00	378.00	0.00	0.0%
20"	462.00	462.00	0.00	0.0%
24"	672.00	672.00	0.00	0.0%
30"	1,050.00	1,050.00	0.00	0.0%



JORDAN VALLEY WATER CONSERVANCY DISTRICT

2025/2026 **ADOPTED** Water Rates Summary

JORDAN VALLEY WATER
CONSERVANCY DISTRICT

RETAIL WATER RATES (Overall Average **11.2%** Rate Increase)

RETAIL SYSTEM (Rate per 1,000 Gal.)	TIER / SIZE	2024/2025 RATES	2025/2026 RATES	\$ CHANGE	% CHANGE
Non-Pumped Water Rate	Tier 1	\$1.70	\$1.73	\$0.03	1.8%
	Tier 2	2.58	2.78	0.20	7.8%
	Tier 3	4.20	4.75	0.55	13.1%
	Tier 4	5.19	6.64	1.45	27.9%
PUMP ZONE SURCHARGE / SERVICE AREA					
Zone C South (Riverton Foothills) Casto/Upper Willow Creek	Charged	0.17	0.17	0.00	0.0%
	all Tiers	0.75	0.75	0.00	0.0%
PRIVATE FIRE PROTECTION					
Fireline Charges (Annual)	2"	\$5.96	\$7.50	\$1.54	25.8%
	4"	36.90	46.40	9.50	25.7%
	6"	107.20	134.78	27.58	25.7%
	8"	228.44	287.21	58.77	25.7%
	10"	410.82	516.51	105.69	25.7%

Meter Size	TIER THRESHOLDS				METER BASE CHARGES (MONTHLY)			
	Tier 1	1,000 gallon usage Tier 2	Tier 3	Tier 4	2024/2025 RATES	2025/2026 RATES	\$ CHANGE	% CHANGE
5/8"	1-6	7-16	17-37	38+	\$3.00	\$3.00	\$0.00	0.0%
3/4"	1-9	10-23	24-53	54+	3.00	3.00	0.00	0.0%
1"	1-18	19-46	47-106	107+	4.00	4.00	0.00	0.0%
1-1/2"	1-36	37-92	93-212	213+	5.00	5.00	0.00	0.0%
2"	1-58	59-147	148-339	340+	8.00	8.00	0.00	0.0%
3"	1-140	141-359	360-827	828+	15.00	15.00	0.00	0.0%
4"	1-257	258-658	659-1516	1517+	25.00	25.00	0.00	0.0%
6"	1-515	516-1316	1317-3032	3033+	50.00	50.00	0.00	0.0%
8"	1-1024	1025-2617	2618-6031	6032+	78.00	78.00	0.00	0.0%



JORDAN VALLEY WATER
CONSERVANCY DISTRICT

TENTATIVE FINANCIAL PLAN FOR THE 2025/2026 BUDGET

July 1, 2025 through June 30, 2026



PARAMETERS FOR 2025/2026 BUDGET PREPARATION

Preparation of the fiscal year 2025/2026 budget will be based upon the following budget parameters, derived from the document Establishing a Level of Service for the fiscal year 2025/2026 budget and preliminary assumptions from the 10-year Financial Plan.

WATER DELIVERIES

Budgeted water deliveries do not include an adjustment for minimum purchase contracts either missed or carried over, as historically those adjustments have been immaterial.

BUDGETED WATER DELIVERIES (acre-feet)	2024/2025	Preliminary 2025/2026	Final 2025/2026
Wholesale water deliveries	95,500	98,500	98,600
Retail water deliveries	8,500	8,000	7,900
Total budgeted water deliveries	104,000	106,500	106,500

WATER RATE ADJUSTMENTS

A water rate study update will be completed by HDR Engineering, including the calculated revenue requirement and any needed water rate adjustment. Transfers from the Short-Term Operating Reserve and Revenue Stabilization Funds may be included in the budget, at the desired amount, to offset the water rate adjustment. Proposed updated water rates for wholesale member agencies and retail customers will be calculated by HDR Engineering. The Board may approve these rates on a tentative basis during the April board meeting, when approving the tentative budget. Final water rates will be approved at the June board meeting.

BUDGETED WATER RATE ADJUSTMENT	2024/2025	Preliminary 2025/2026	Final 2025/2026
Average water rate adjustment	6.0%	5.0% - 6.0% *	4.90%

* range includes use of funds available from the Short-Term Operating Reserve and Revenue Stabilization Funds

SHORT-TERM OPERATING RESERVE AND REVENUE STABILIZATION FUNDS

The Short-Term Operating Reserve and Revenue Stabilization Funds are funded by year-end annual transfers of PayGo Capital from operations. The District intends to use amounts in those funds, when available, as a source of funds when budgeting and calculating water rates.

BUDGETED USE OF RESERVE FUNDS	Balance as of 11/30/2024	Preliminary reserves to use 2025/2026	Final reserves to use 2025/2026
Short-Term Operating Reserve Fund	\$ 4,062,666	\$ 4,062,666	\$ 4,062,666
Revenue Stabilization Fund	2,918,220	1.0 – 2.0 M	1,571,063

PROPERTY TAX RATE AND TAX REVENUE

By State statute, the District may levy a maximum property tax rate of 0.0004 for operation and maintenance expenses. The District has sought to maintain its tax rate at or near the maximum, holding Truth in Taxation public hearings when needed.

The District will reserve the date of its August 2025 Board meeting for a possible hearing, pending receipt of the actual certified tax rate, and decision by the Board. The current version of the 10-year Financial Plan assumes a tax rate increase.

BUDGETED TAX RATE AND TAX REVENUE	2024/2025		Preliminary 2025/2026		Final 2025/2026	
	Tax Rate	Tax Revenue	Tax Rate	Tax Revenue	Tax Rate	Tax Revenue
Certified tax rate	0.000321	\$27,612,531	0.000311	\$ 28,300,000	Tax rates are not released until June	
Adopted tax rate	0.000321	27,612,531	0.000340	30,900,000		
Tax rate increase	0.0%	0	9.3%	2,600,000		

Note: Net of RDA outlays; includes new growth; excludes vehicle flat tax, redemptions, interest



PARAMETERS FOR 2025/2026 BUDGET PREPARATION

OTHER RESERVE FUND BALANCES

OTHER RESERVE FUND BALANCES TO BE MAINTAINED	Balance as of 11/30/2024	Preliminary 2025/2026	Final 2025/2026
Operation & Maintenance Fund minimum balance of three-months working capital (required by bond covenants)	\$ 7,900,000	\$ 8,200,000	\$ 8,200,000
Revenue Fund minimum balance of 25% of annual debt service amount (required by bond covenants)	7,123,625	7,759,838	7,759,838
Emergency Reserve/Self-Insurance Fund (proposed to be increased over the next several years)	5,988,314	6,040,000	6,040,000

OPERATION AND MAINTENANCE EXPENSES

Budgeted Operation and Maintenance expenses will be based on level of service with inflationary increases and cost variations related to changing water demands.

BUDGETED OPERATION AND MAINTENANCE EXPENSES	2024/2025	Preliminary 2025/2026	Final 2025/2026
Total Operation & Maint.	1.1%	4.0% - 6.0%	7.0%
Personnel compensation adj.	5.0%	4.2% - 5.5%	5.0%
New personnel positions	3 full-time	3 full-time	3 full-time
	2 Maintenance Workers Maintenance Lead	Elec. & Instr. Tech III Meter Service Technician Corrosion Control Tech II	Elec. & Instr. Tech III Meter Service Technician Corrosion Control Tech II

CAPITAL PROJECT EXPENDITURES

BUDGETED CAPITAL PROJECT EXPENDITURES (BY CATEGORY)	2024/2025	Preliminary 2025/2026	Final 2025/2026
CP1: Major rehabilitation or replacement of existing facilities	\$ 11,883,725	\$ 11,646,000	\$ 12,820,373
CP2: New facilities needed for compliance or functional upgrades (no new capacity)	6,270,576	10,563,000	10,175,028
CP3: New water supply, treatment, conveyance, or storage facilities (new capacity)	47,623,898	75,925,000	58,337,919
CP4: Projects to serve lands currently outside current boundaries	902,000	913,000	1,122,500
CP5: Landscape conversion projects	557,500	375,000	540,450
Total budgeted net capital project expenditures	\$ 67,237,699	\$ 99,422,000	\$ 82,996,270

Major projects include: JVVTP expansion and seismic upgrades, Southwest Aqueduct extension, two new storage reservoirs, four new wells, transmission facilities and distribution pipeline replacements.

Note: CP1 and CP5 projects are funded by the Replacement Reserve Fund through annual PayGo Capital transfers (see below). All other capital projects are funded by either new bonds issued or fund balances available in the Capital Projects Fund.

PAYGO CAPITAL FROM OPERATIONS

BUDGETED PAYGO CAPITAL TRANSFERS FROM OPERATIONS	2024/2025	Preliminary 2025/2026	Final 2025/2026
Amount generated from operations for PayGo Capital to be budgeted as a year-end funding transfer.	\$ 19,991,123	\$ 19,200,000	\$ 21,322,682

Funds to receive budgeted PayGo Capital funding transfer:

- Replacement Reserve Fund
- Development Fee Fund
- General Equipment Fund
- Emergency Reserve/Self-Insurance Fund
- Operation & Maintenance and Revenue Funds minimum reserve requirements



OVERVIEW - 2025/2026 BUDGET

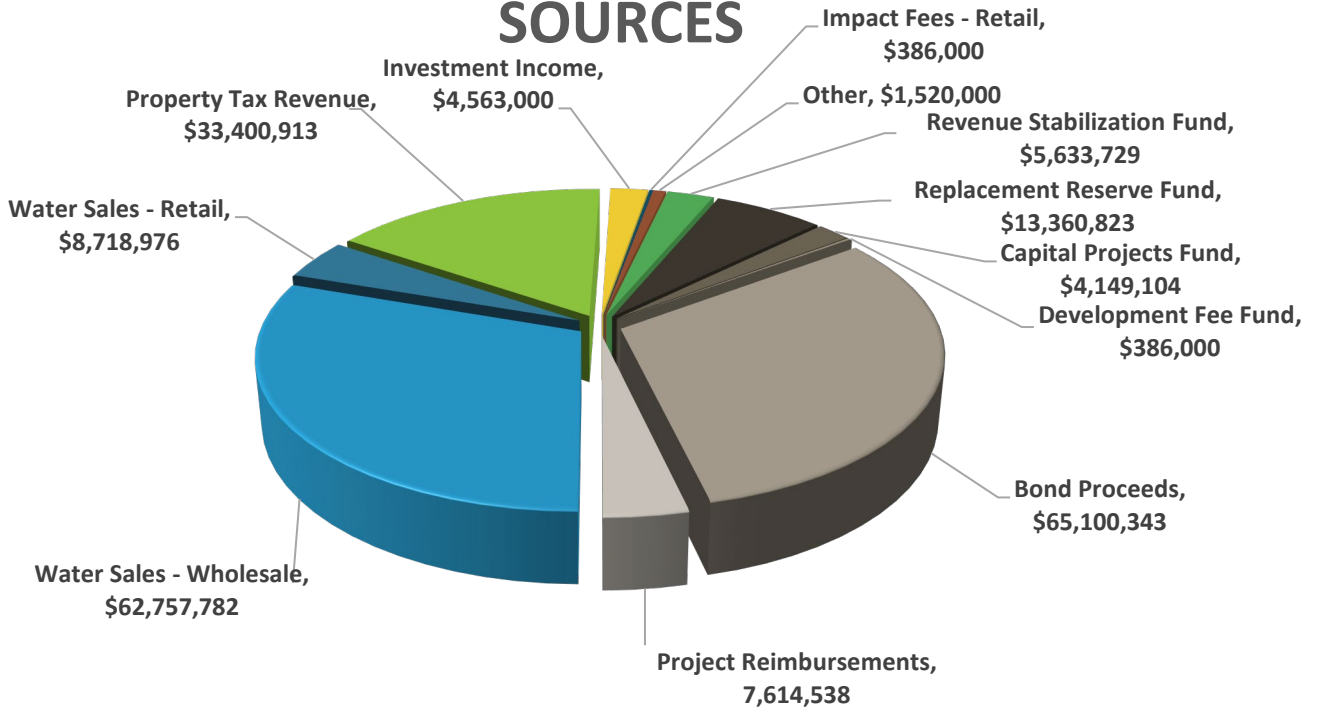
SOURCES OF FUNDS	2023/2024 Actual	2024/2025 Projected	Budget	2025/2026 Budget	Budget to Budget \$ Variance	% Var.
Water Sales - Wholesale	\$ 55,846,116	\$ 60,675,608	\$ 58,959,984	\$ 62,757,782	\$ 3,797,798	6.4%
Water Sales - Retail	7,477,432	7,949,989	7,743,193	8,718,976	975,783	12.6%
Property Tax Revenue	29,868,863	29,484,156	29,461,200	33,400,913	3,939,713	13.4%
Investment Income	6,611,115	7,510,060	5,575,700	4,563,000	(1,012,700)	-18.2%
Impact Fees - Retail	345,294	382,319	416,000	386,000	(30,000)	-7.2%
Other	17,962,654	1,469,328	1,530,000	1,520,000	(10,000)	-0.7%
Subtotal	118,111,474	107,471,460	103,686,077	111,346,671	7,660,594	7.4%
Short-Term Operating Res	-	3,386,936	3,386,936	4,062,666	675,730	20.0%
Revenue Stabiliz. Fund	5,663,452	1,800,748	1,800,748	1,571,063	(229,685)	-12.8%
Capital Projects Fd. (net)	42,114,546	44,232,331	67,237,699	82,996,270	15,758,571	23.4%
Capital Projects (reimb.)	1,090,408	2,237,128	6,547,432	7,614,538	1,067,106	16.3%
TOTAL SOURCES	\$ 166,979,880	\$ 159,128,603	\$ 182,658,892	\$ 207,591,208	\$ 24,932,316	13.6%
USES OF FUNDS						
Operation and Maintenance	\$ 55,515,421	\$ 57,882,528	\$ 60,388,138	\$ 64,618,368	\$ 4,230,230	7.0%
Bond Principal and Interest	24,739,364	28,330,230	28,494,500	31,039,350	2,544,850	8.9%
Transfers to Reserve Funds:						
Replacement Reserve Fd.	14,328,572	13,703,323	13,703,323	15,659,882	1,956,559	14.3%
Capital Projects Fund	16,773,703	525,487	-	-	-	N/A
Development Fee Fund	345,294	382,319	416,000	386,000	(30,000)	-7.2%
General Equipment Fund	900,000	700,000	700,000	1,000,000	300,000	42.9%
Emergency Reserve Fund	300,000	200,000	200,000	200,000	-	0.0%
Interest Allocated to Funds	4,787,110	5,550,000	3,971,800	2,976,800	(995,000)	-25.1%
Short-Term Operating Res.	4,062,666	2,669,880	-	-	-	N/A
Revenue Stabilization Fd.	1,522,796	1,715,377	-	-	-	N/A
Revenue Fund	200,000	700,000	700,000	600,000	(100,000)	-14.3%
Operation & Maint. Fund	300,000	300,000	300,000	500,000	200,000	66.7%
Total Transfers	43,520,141	26,446,386	19,991,123	21,322,682	1,331,559	6.7%
Subtotal	123,774,926	112,659,144	108,873,761	116,980,400	8,106,639	7.4%
Capital Projects (gross)	43,204,954	46,469,459	73,785,131	90,610,808	16,825,677	22.8%
TOTAL USES	\$ 166,979,880	\$ 159,128,603	\$ 182,658,892	\$ 207,591,208	\$ 24,932,316	13.6%
Non-Operating and Non-Cash Expenses and Accruals*						
Depreciation & Amortiz.	\$ 10,004,639	\$ 9,500,000	\$ 9,500,000	\$ 10,200,000	\$ 700,000	7.4%
Net Pension Expense	(419,317)	(1,000,000)	(1,000,000)	(800,000)	200,000	-20.0%
OPEB Expense	451,447	440,000	440,000	450,000	10,000	2.3%
Self Insurance Claims	29,906	70,000	100,000	100,000	-	0.0%
Bond Issuance Costs	731,256	770,000	300,000	-	(300,000)	-100.0%
	\$ 10,797,931	\$ 9,780,000	\$ 9,340,000	\$ 9,950,000	\$ 610,000	6.5%

* These are non-operating and non-cash expenses and accruals, not included in the operating budget, but disclosed here for reference. The operating budget is prepared on a modified accrual basis.

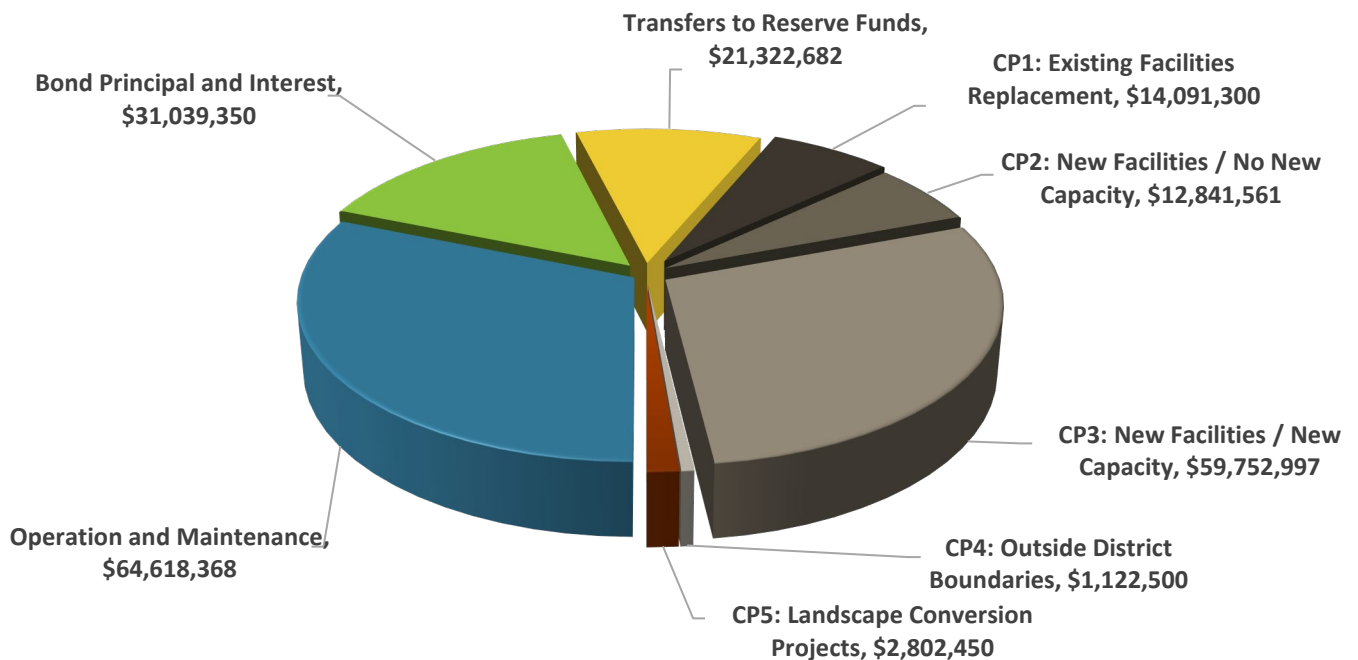


OVERVIEW - 2025/2026 BUDGET (SOURCES & USES)

SOURCES



USES





REVENUE DETAIL - 2025/2026 BUDGET

		Rate	Budgeted Revenues	Total
WATER SALES - WHOLESALE	<u>Deliveries AF</u>	<u>per AF</u>		
Wholesale Deliveries	98,600	\$634.25	\$ 62,537,050	
Meter Base Charges			220,732	\$ 62,757,782
WATER SALES - RETAIL				
Retail Deliveries	7,900	1,043.98	8,247,442	
Meter Base Charges			388,572	
Other Fees			26,300	
Fire Line Charges			56,662	8,718,976
PROPERTY TAX REVENUE (S.L. & Utah Co.)	<u>Prop. Valuation</u>			
2024 Certified Tax Rate Value	\$88,211,519,104			
x Collection Rate (97.55%)	86,050,336,886			
x 2024 Adopted Tax Rate (0.000321)			\$27,622,200	
2025 New Growth (5-year avg.) x Collection Rate	2,028,200,564			
New Growth x 2025 Estimated Certified Tax Rate (0.000311)			630,913	
<u>Truth In Taxation (CTR of 0.000311 to 0.000345)</u>				
Tax Increase on 2024 Taxable Value	2,134,200			
Tax Increase on 2025 Est. Reappraisal (2-yr avg.)	<u>1,043,600</u>			
	3,177,800		3,177,800	
+ Vehicles Flat Tax (2024=\$1,519,368)			1,520,000	
+ Redemptions (2024=\$371,566)			380,000	
+ Interest (2024=\$73,156)			70,000	33,400,913
INVESTMENT INCOME	<u>Average Bal.</u>			
Revenue Fund	\$16,070,000	3.83%	\$615,700	
Operation & Maintenance Fund	19,000,000	3.95%	751,000	
General Equipment Fund	800,000	4.00%	32,000	
Emg. Reserve/Self Insurance Fund	5,900,000	4.13%	243,500	
Other Maintenance Reserve Funds	433,000	4.00%	17,300	
Revenue Stabilization Fund	5,000,000	4.00%	200,000	
Capital Projects and R&R Funds	46,100,000	4.00%	1,844,000	
Bond Projects Fund	16,000,000	4.00%	640,000	
Bond Debt Service Reserve Funds	5,165,000	4.25%	219,500	4,563,000
RETAIL IMPACT FEES				
Retail Impact Fees (3/4" to 8" size) - Restricted to Development Fee Fund				
5-Year Average Impact Fee Revenue				386,000
OTHER				
Operation & Maintenance Cost Sharing			\$750,000	
Site Leases (Cell Towers)			250,000	
Land Leases/Home Rentals/Conserv. Bldg Rental/Easements			160,000	
Grant Revenue			110,000	
Sale of Assets/Scrap/Surplus			100,000	
Board Service/Other			65,000	
Miscellaneous Water Sales			50,000	
Lab Services			35,000	1,520,000
TOTAL REVENUES				\$ 111,346,671



REVENUE DETAIL

REVENUE SOURCE	2023/2024 Actual	2024/2025 Projected	2024/2025 Budget	2025/2026 Budget	Budget to Budget \$ Variance	% Var.
Water Sales						
Wholesale Deliveries	\$ 55,625,090	\$ 60,457,260	\$ 58,740,733	\$ 62,537,050	\$ 3,796,317	6.5%
Wholesale Meter Charges	221,026	218,348	219,251	220,732	1,481	0.7%
Retail Deliveries	7,029,098	7,496,255	7,288,467	8,247,442	958,975	13.2%
Retail Meter Charges	385,980	385,221	386,000	388,572	2,572	0.7%
Other Fees	20,270	24,987	25,034	26,300	1,266	5.1%
Fire Line Charges	42,084	43,526	43,692	56,662	12,970	29.7%
	63,323,548	68,625,597	66,703,177	71,476,758	4,773,581	7.2%
Property Tax Revenue	29,868,863	29,484,156	29,461,200	33,400,913	3,939,713	13.4%
Interest Income	6,611,115	7,510,060	5,575,700	4,563,000	(1,012,700)	-18.2%
Impact Fees - Retail	345,294	382,319	416,000	386,000	(30,000)	-7.2%
Miscellaneous Revenue						
O&M Cost Sharing	698,554	712,525	720,000	750,000	30,000	4.2%
Grant Revenue	702,889	114,061	120,000	110,000	(10,000)	-8.3%
Other Revenues	16,561,211	642,742	690,000	660,000	(30,000)	-4.3%
	17,962,654	1,469,328	1,530,000	1,520,000	(10,000)	-0.7%
Total Revenues	\$118,111,474	\$107,471,460	\$103,686,077	\$111,346,671	\$ 7,660,594	7.4%



OPERATION AND MAINTENANCE DETAIL

Obj No.	Description	2023/2024 Actual	2024/2025 Projected	2024/2025 Budget	2025/2026 Budget	Budget to Budget \$ Variance	% Var.
5110	Emp. Wages & Benefits	\$ 20,117,439	\$ 20,647,652	\$ 21,442,591	\$ 23,437,454	\$ 1,994,863	9.3%
5170	Gen. Admin. & Uniforms	302,515	408,652	411,005	358,260	(52,745)	-12.8%
5180	Tuition Assistance	33,743	26,061	40,000	40,000	-	0.0%
5210	Insurance	1,275,527	1,357,817	1,374,378	1,430,636	56,258	4.1%
5220	Office Supplies	44,787	47,130	51,076	51,336	260	0.5%
5230	Computer Equipment	743,102	892,812	916,159	1,022,941	106,782	11.7%
5250	Mailing	96,595	97,398	104,700	110,900	6,200	5.9%
5260	Safety	108,685	100,281	106,163	130,665	24,502	23.1%
5270	Public Relations	186,227	182,491	185,500	240,900	55,400	29.9%
5280	Prof Consulting	248,010	311,185	409,200	506,072	96,872	23.7%
5282	Prof Consulting - Audit	19,500	18,200	35,900	34,500	(1,400)	-3.9%
5284	Prof Consulting - Legal	367,172	396,847	452,300	478,300	26,000	5.7%
5286	Bond and Bank Fees	407,774	399,092	402,300	399,200	(3,100)	-0.8%
5290	Training & Education	269,074	290,940	378,221	396,919	18,698	4.9%
5310	Tools & Equipment	394,302	345,626	345,305	361,494	16,189	4.7%
5330	Parts - General Equip.	125,942	124,966	140,925	159,690	18,765	13.3%
5340	Fuel	152,348	163,674	201,660	180,300	(21,360)	-10.6%
5350	Bldg. & Grounds Maint.	391,772	417,157	440,700	468,030	27,330	6.2%
5360	Scheduled Maint.	566,258	601,794	663,477	758,817	95,340	14.4%
5380	Repair & Replacement	797,994	1,510,680	1,837,670	2,059,566	221,896	12.1%
5390	Utility Location	29,491	32,994	37,050	41,300	4,250	11.5%
5400	General Property	75,615	94,227	168,270	155,270	(13,000)	-7.7%
5410	Electrical Power	3,475,726	4,242,586	4,566,568	5,609,502	1,042,934	22.8%
5420	Heat	222,831	187,481	192,081	200,793	8,712	4.5%
5430	Sewer	34,905	35,135	36,353	41,663	5,310	14.6%
5440	Water	79,828	56,502	52,158	61,559	9,401	18.0%
5450	Phone & Telemetry	40,213	60,737	26,904	31,104	4,200	15.6%
5530	Lease	37,928	55,170	65,826	46,576	(19,250)	-29.2%
5670	Conservation Programs	2,257,746	469,508	520,830	544,613	23,783	4.6%
5710	Chemicals	2,801,347	3,270,648	3,611,101	3,493,571	(117,530)	-3.3%
5720	Lab	162,678	169,756	201,660	218,900	17,240	8.5%
5750	Water Qual. - Field	4,423	7,465	15,170	13,970	(1,200)	-7.9%
5770	Water Qual. - Analysis	298,865	307,461	467,516	457,624	(9,892)	-2.1%
5810	Water Purchases	18,022,362	19,014,376	19,082,090	19,262,920	180,830	0.9%
5820	Water stock assess.	1,322,697	1,538,027	1,405,331	1,813,023	407,692	29.0%
Total Expenses		\$ 55,515,421	\$ 57,882,528	\$ 60,388,138	\$ 64,618,368	\$ 4,230,230	7.0%



OPERATING FUNDS - CASH FLOW PROJECTIONS

	Revenue Fund	Operation & Maintenance Fund	General Equipment Fund
Beginning Balance July 1, 2025	\$13,500,000	\$14,700,000	\$500,000
SOURCES OF FUNDS:			
Water Sales	71,476,758		
Property Tax Receipts		33,400,913	
Transfer from Short-Term Oper Res Fd	4,062,666		
Transfer from Revenue Stabilization Fd	1,571,063		200,000
Transfer from DSRF's (Interest Income)	219,500		
Transfer from Revenue Fund		27,300,000	
2024/2025 PayGo Capital Transfer			700,000
Connection Fees / Miscellaneous	1,906,000		
Interest Income	615,700	751,000	32,000
Total Sources	79,851,687	61,451,913	932,000
USES OF FUNDS:			
Debt Service Payments	(31,039,350)		
Operation and Maintenance Expenses		(64,618,368)	
General Equipment Fund Purchases			(1,316,678)
Transfer to O&M Fund	(27,000,000)		
Transfer to O&M Reserve	(300,000)		
Transfer to Replacement Reserve Fund	(13,703,323)		
Transfer to Development Fee Fund	(416,000)		
Transfer to General Equipment Fund	(700,000)		
Transfer to Self Ins./ Emer. Reserve Fd	(200,000)		
Transfer to Short-Term Oper Res Fd	(2,669,880)		
Transfer to Revenue Stabilization Fund	(1,715,377)		
Total Uses	(77,743,930)	(64,618,368)	(1,316,678)
Ending Balance June 30, 2026	\$15,607,757	\$11,533,545	\$115,322



CAPITAL FUNDS - CASH FLOW PROJECTIONS

	Capital Projects Fund	Replacement Reserve Fund	Development Fee Fund
Beginning Balance July 1, 2025	\$62,000,000	\$9,000,000	\$0
SOURCES OF FUNDS:			
2024/2025 PayGo Capital Transfer		13,703,323	416,000
Transfer from Bond Project Fund	31,140,000		
Transfer from Capital Projects Fund			
Transfer from Bond DSR Funds	0		
Reimbursement - from other agencies	3,080,043	3,467,389	
Interest Income	1,106,400	719,160	18,440
Total Sources	35,326,443	17,889,872	434,440
USES OF FUNDS:			
Transfer to Replacement Reserve Fund			
CP1 Capital Projects (gross)		(14,091,300)	
CP2 Capital Projects (gross)	(12,841,561)		
CP3 Capital Projects (gross)	(59,318,557)		
CP4 Capital Projects (gross)	(1,122,500)		
CP5 Capital Projects (gross)		(2,802,450)	
Development Fee Fund expenditures			(434,440)
Total Uses	(73,282,618)	(16,893,750)	(434,440)
Ending Balance June 30, 2026	\$24,043,825	\$9,996,122	\$0



RESERVE FUNDS - CASH FLOW PROJECTIONS

	Emg. Reserve/ Self Insurance Fund	Maintenance Reserve Funds	Short-Term Operating Reserve Fund	Revenue Stabilization Fund
Beginning Balance July 1, 2025	\$5,900,000	\$433,000	\$4,062,666	\$3,160,000
SOURCES OF FUNDS:				
2024/2025 PayGo Capital Transfer	200,000		2,669,880	1,715,377
Interest Income	243,500	17,300		200,000
Total Sources	443,500	17,300	2,669,880	1,915,377
USES OF FUNDS:				
Self Insurance claims	(100,000)			
Transfer to Revenue Fund			(4,062,666)	(1,571,063)
Transfer to Capital Projects Fund				
Transfer to General Equipment Fund				(200,000)
Other expenditures				
Total Uses	(100,000)	0	(4,062,666)	(1,771,063)
Ending Balance June 30, 2026	\$6,243,500	\$450,300	\$2,669,880	\$3,304,314

REVENUE STABILIZATION FUND TRANSFER FOR JULY 1, 2025

Transfer to Revenue Fund - Prior Year Unspent O&M Funds ¹	\$4,062,666	\$0
Transfer to Revenue Fund - Additional Funding Transfer ¹	0	1,571,063
Transfer to Capital Projects Fund ²	0	0
Transfer to General Equipment Fund ³	0	200,000
	\$4,062,666	\$1,771,063

¹ Transfer amount determined by the Board to be used as an operating source to reduce the water rate adjustment

² Transfer amount determined by the Board to be used as an additional source to fund the Capital Projects Fund or Replacement Reserve Fund

³ Transfer any additional amount needed to fund general equipment items



RESTRICTED FUNDS - CASH FLOW PROJECTIONS

	2008 B-1 DSR Fund	2009C DSR Fund	2024A Bond Project Fund
Beginning Balance July 1, 2025	\$5,005,000	\$165,000	\$30,500,000
SOURCES OF FUNDS:			
New Money Bond Issue			
Transfer from Other Fund			
Interest Income	212,500	7,000	640,000
Total Sources	212,500	7,000	640,000
USES OF FUNDS:			
Bond Issuance Costs			
Transfer to Capital Projects Fund			(31,140,000)
Transfer Interest to Revenue Fund	(212,500)	(7,000)	
Transfer to Bond Fund			
Total Uses	(212,500)	(7,000)	(31,140,000)
Ending Balance June 30, 2026	\$5,005,000	\$165,000	\$0



SUMMARY OF FUND PURPOSES

OPERATING FUNDS

REVENUE FUND

<i>Purpose</i>	<i>Balance</i>
Established by bond covenants in 1982. All cash receipts, except property tax receipts and O&M reimbursements, are deposited into this fund. Money is transferred from this fund to the Principal and Interest Funds to make debt service payments and to the O&M Fund to pay operating expenses. At year-end, PayGo Capital from operations may be transferred to the Capital Projects Fund and other reserve funds, or used for other purposes as authorized by the Board.	Bond covenants require that a minimum balance of 25% of total annual debt service (currently defined in the 2025/2026 budget as \$7,123,625) be maintained in the fund at all times. (Master Resolution 6.12(ii))

OPERATION & MAINTENANCE FUND

<i>Purpose</i>	<i>Balance</i>
Established by bond covenants in 1982. All operation and maintenance expenses are paid from this fund. Property tax receipts, O&M reimbursements, and transfers from the Revenue Fund are the sources of funding.	Bond covenants require that a minimum balance of three months working capital (currently defined as \$7,900,000) be maintained in the fund at all times. (Master Resolution 5.05e)

In accordance with Utah law, including but not limited to Utah Code Ann. (1953) § 17B-1-642, and with the internal policies and practices of the District, all expenditures exceeding \$75,000 shall be brought to the Board for approval, with the exception of routine and budgeted expenditures exceeding that dollar amount that involve payroll, payroll-related expenses, insurance premiums, utilities, debt service and related bond expenses, supplies, materials, chemicals, water purchases, and software maintenance.

GENERAL EQUIPMENT FUND

<i>Purpose</i>	<i>Balance</i>
Established by the Board in 1993, this fund facilitates the budgeting and funding of vehicles and other depreciable assets over \$10,000. Items under \$10,000 are budgeted and expensed from the O&M Fund. Expenditures from the fund are approved according to the procurement policy.	The maximum balance will be determined by the cost of designated general equipment purchases approved by the Board in the 2025/2026 budget.

CAPITAL FUNDS

CAPITAL PROJECTS FUND

<i>Purpose</i>	<i>Balance</i>
Established in 1989 in conjunction with the 1990 budget. Capital projects authorized by the Board are paid from this fund. Bond proceeds and capital reimbursements are transferred into the fund as projects are completed. At year-end, PayGo Capital from operations may be transferred from the Revenue Fund, when approved by the Board.	The maximum balance will be determined by the cost of designated projects approved by the Board. This fund has a target balance of approximately one to two years future project costs. Interest earnings accrue in the fund.

REPLACEMENT RESERVE FUND

<i>Purpose</i>	<i>Balance</i>
Established in 2016 to ensure a sustainable ongoing source of funding to rehabilitate and replace capital assets, as required by a new Utah Legislature enacted policy. The goal is to fund all replacements of qualified capital assets.	Upon Board approval, PayGo Capital from operations may be transferred from the Revenue Fund or Revenue Stabilization Fund at the end of each fiscal year.

DEVELOPMENT FEE FUND

<i>Purpose</i>	<i>Balance</i>
Established by the Board in 1992 to receive retail impact fees that will be used to fund expansion or improvements of the retail system. For example, the 5600 West Pipeline Project loan from the Board of Water Resources was repaid from this fund, also well development and other new water sources.	The balance in this fund is determined by impact and development fees collected. Fees collected in the 2025/2026 budget period will be transferred to this fund from the Revenue Fund, upon Board approval.



SUMMARY OF FUND PURPOSES

RESERVE FUNDS

EMERGENCY RESERVE / SELF-INSURANCE FUND

<i>Purpose</i>	<i>Balance</i>
Established by the Board in 1987. All self-insured claims and deductibles are paid from this fund. In addition, this fund will be used to begin repairs in the case of catastrophic events.	Interest will be allowed to accumulate, when possible. Additional funding may be budgeted as needed.

BOND RENEWAL AND REPLACEMENT FUND

<i>Purpose</i>	<i>Balance</i>
Established by bond covenants in 1982. Separate funds are maintained for bond issues and the Jordan Aqueduct Repayment Contract. This fund is used in the case of extraordinary O&M expenses or major repairs not covered by insurance.	Bond covenants require a balance of \$100,000, subject to the periodic revision by a qualified engineer. Interest earnings have continued to accrue in the fund.

JORDAN AQUEDUCT MAINTENANCE FUND

<i>Purpose</i>	<i>Balance</i>
Established by contract with the U.S. Bureau of Reclamation in 1986. Separate funds are maintained for bond issues and the Jordan Aqueduct Repayment Contract. This fund is used in the case of extraordinary O&M expenses or major repairs not covered by insurance.	The current balance for the Jordan Aqueduct Repayment contract portion is approximately \$136,000. Interest earnings continue to accrue in the fund.

JVWTP MAINTENANCE FUND

<i>Purpose</i>	<i>Balance</i>
Established by the Operation and Maintenance Agreement for the JVWTP and Terminal Reservoir in 1993, through a contract between JVWCD, MWDSL&S, and CUWCD. This fund is used to cover unforeseen extraordinary O&M expenses and repair & maintenance costs at the treatment plant.	The District added \$10,000 annually to its portion of the fund until the fund reached a balance of \$50,000. Interest earnings have continued to accrue in the fund.

SHORT-TERM OPERATING RESERVE FUND

<i>Purpose</i>	<i>Balance</i>
Established by the Board in 2023. Uses PayGo Capital generated by unspent budgeted expenditures from the prior year, to be used as a source of funds for the subsequent year.	Upon Board approval, funds may be transferred into this fund at the end of the fiscal year, and then transferred out at the beginning of the next fiscal year.

REVENUE STABILIZATION FUND

<i>Purpose</i>	<i>Balance</i>
Established by the Board in 2019. Used to fund the Replacement Reserve Fund and Capital Projects Fund, General Equipment Fund, to reduce water rate adjustments, pay off debt, or other purpose approved by the Board.	Upon Board approval, PayGo Capital from operations (in excess of budgeted) may be transferred from the Revenue Fund at the end of the fiscal year.

RESTRICTED FUNDS

PRINCIPAL AND INTEREST FUNDS

<i>Purpose</i>	<i>Balance</i>
Established by bond covenant in 1982. Semiannual debt service payments are paid from these funds after money is transferred from the Revenue Fund.	The balance is generally \$0. Funds are deposited and dispersed on April 1st and October 1st.

DEBT SERVICE RESERVE FUNDS

<i>Purpose</i>	<i>Balance</i>
Established by bond covenants for each applicable bond issue. Maintained as a reserve, in case revenues are not sufficient to meet debt service payments.	The balance must equal the average aggregate debt service payment.

BOND PROJECT CONSTRUCTION FUNDS

<i>Purpose</i>	<i>Balance</i>
Established through the issuance of bonds. The fund holds the bond proceeds until transferred to the Capital Projects Fund for payment of project costs.	The balance in the fund is the remaining amount of bond proceeds from the bond issue.

SUMMARY OF FEES

Approved fees charged by the District are included and described in the District's Administrative Policy and Procedures Manual, Rules and Regulations for Wholesale Water Service, and Rules and Regulations for Retail Water Service documents. The following is a summary of those fees.

	2024/2025 Fees	2025/2026 Fees
GRAMA REQUEST FEES		
Copies:		
Paper (per sheet)	\$ 0.25	\$ 0.25
Personnel time (charged in 15 minute increments):		
First 15 minutes	No fee	No fee
Administrative Assistant (per hour)	40.00	40.00
Records Manager (per hour)	40.00	40.00
Consultant	Actual cost	Actual cost
Conversion and mailing costs	Actual cost	Actual cost
COMMUTING VALUATION FEE		
Employees assigned District vehicles to commute to and from work have a "Commuting Valuation" fee added to their semi-monthly paycheck (set by I.R.S.)		
Commuting valuation fee (each one-way)	1.50	1.50
ENCROACHMENT FEES		
Processing fee for the following easement encroachment applications:	300.00	300.00
Southwest Aqueduct Reaches 1 & 2		
150th South Pipeline		
134th South Pipeline		
5600 West Pipeline		
Central Pipeline		
Wasatch Front Regional Pipeline right-of-way		
JORDAN AQUEDUCT LICENSE AGREEMENT FEES		
Processing fee for all Jordan Aqueduct easement encroachments:		
District fee	150.00	150.00
U.S. Bureau of Reclamation fee	100.00	100.00

SUMMARY OF FEES (CONTINUED)

WHOLESALE AND RETAIL WATER RATES AND FIRE LINES

WHOLESALE AND RETAIL WATER RATES

Wholesale and retail water rates are reviewed and updated annually by a water rate consultant performing a comprehensive water rate study. The updated wholesale and retail water rates for this proposed budget and financial plan are included in a separate accompanying document.

METER BASE CHARGE/FLAT FEES

Meter base charges/flat fees are based on meter capacity and charged monthly to wholesale member agencies and retail customers for each active meter, regardless of the actual volume of water taken through the meter. Meter base charges/flat fees for this proposed budget and financial plan are included in a separate accompanying document.

FEE IN LIEU OF TAX

A fee approximating property tax is charged to customers outside the District's boundaries.

IN LIEU OF FEE

A fee enabling the District to acquire water in-lieu of water interest conveyance. Calculated when paid.

RETAIL IMPACT AND CONNECTION FEES

Meter Size	FISCAL YEAR 2024/2025				FISCAL YEAR 2025/2026			
	Impact Fee	Meter Fee	Install. Fee	Inspec. Fee	Impact Fee	Meter Fee	Install. Fee	Inspec. Fee
5/8"	\$ 2,907	\$ 370	\$ 200	\$ 200	\$ 2,907	\$ 370	\$ 200	\$ 200
3/4"	4,153	370	200	200	4,153	370	200	200
1"	8,305	456	200	200	8,305	456	200	200
1-1/2"	16,611	781	200	200	16,611	781	200	200
2"	26,577	841	200	200	26,577	841	200	200
3"	64,782	(a)	(a)	200	64,782	(a)	(a)	200
4"	118,767	(a)	(a)	200	118,767	(a)	(a)	200
6"	237,533	(a)	(a)	200	237,533	(a)	(a)	200
8"	472,575	(a)	(a)	200	472,575	(a)	(a)	200

Note: An impact fee for non-standard use can be calculated by the District using the following formula:

Estimated Peak Usage (gpm) x \$4,153 = Impact Fee

a) Meters larger than 2" are purchased independently by, and installed by, a contractor.

UPGRADING CONNECTION SIZE

(Refer to Connection Fees above for amounts)

New connection fee is based on meter size

Existing meter credit and impact fee are based on meter size

SUMMARY OF FEES (CONTINUED)

OTHER RETAIL CUSTOMER FEES

	2024/2025 Fees	2025/2026 Fees
TEMPORARY CONNECTIONS		
Temporary connection fee:		
Actual charges for services rendered, cost of District's labor and materials, plus ten percent	\$ 202.00	\$ 202.00
Deposit (if meter provided by customer)	300.00	300.00
Deposit (if meter provided by District)	1,500.00	1,500.00
LINE EXTENSION		
Cost of extending facilities	Applicant pays all exp.	Applicant pays all exp.
Deposit from applicant	2% of cost	2% of cost
FIRE HYDRANTS, FIRE LINES, AND DETECTOR CHECK SYSTEMS		
Installation and materials cost	Actual cost paid by cust.	Actual cost paid by cust.
Inspecting and maintaining fire lines:		
Initial installation inspection fee	200.00	200.00
Annual fire line charges by meter size		
2"	5.96	7.50
4"	36.90	46.40
6"	107.20	134.78
8"	228.44	287.21
10"	410.82	516.51
RETAIL CUSTOMER ACCOUNT FEES		
Past due interest fee	18%	18%
Collection charge for past due service fee	20.00	20.00
Service charge for dishonored checks	20.00	20.00
Service restoration fee	75.00	75.00
Damage to existing connection (fee plus cost of labor and materials)	75.00	75.00
Unauthorized use of services charge (fee plus water usage)	200.00	200.00
Water-efficient landscaping performance bond (per sq. foot)	2.00	2.00

GENERAL EQUIPMENT FUND OVERVIEW

Beginning Balance July 1, 2025 **\$ 500,000**

SOURCES OF FUNDS:

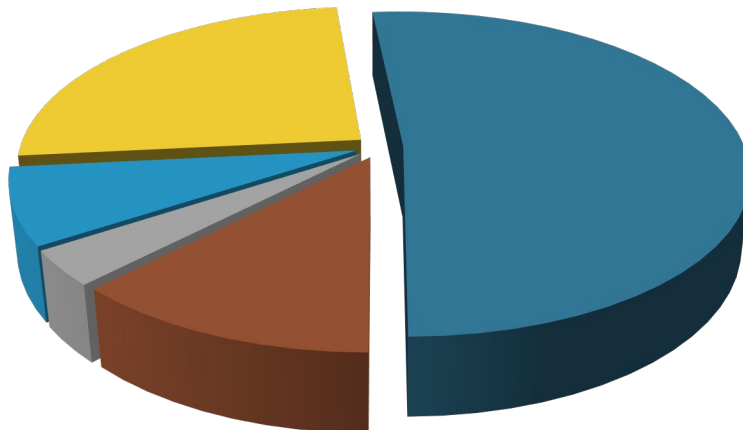
Transfer from Revenue Stabilization Fund	200,000
Budgeted 2024/2025 PayGo Capital Transfer	700,000
Conservation Garden Park fundraising	0
Interest Income	32,000

Total Sources **\$ 932,000**

USES OF FUNDS:

Account	Description	Budgeted 2024/2025	Budgeted 2025/2026	Budget to Budget	
				\$ Variance	% Var.
140 6010	Conservation Assets	\$ -	\$ -	\$ -	N/A
190 6010	IS Equipment	162,000	162,000	0	0.0%
192 6010	Office Equipment	0	46,000	46,000	N/A
194 6010	Telemetry Equipment	68,000	100,200	32,200	47.4%
196 6010	General Equipment	242,000	330,478	88,478	36.6%
198 6010	New Vehicles	509,000	678,000	169,000	33.2%
Total Uses		\$ 981,000	\$ 1,316,678	\$ 335,678	34.2%

Ending Balance June 30, 2026 **\$ 115,322**





GENERAL EQUIPMENT FUND DETAIL

Account	Description	Qty	Unit	Unit Price	Total Amount
<u>140 6010</u>	<u>Conservation Assets</u>				
	MOVED TO CAPITAL PROJECTS BUDGET				\$ -
					<u>\$ - *</u>
<u>190 6010</u>	<u>IS Equipment</u>				
	Network servers	2	EA	\$ 31,000	\$ 62,000
	Storage server	1	EA	50,000	50,000
	Security video server	1	EA	50,000	50,000
					<u>\$ 162,000</u>
<u>192 6010</u>	<u>Office Equipment</u>				
	Mezzanine cubicle furniture and shades (ADMIN)	4	EA	\$ 11,500	\$ 46,000
					<u>\$ 46,000</u>
<u>194 6010</u>	<u>Telemetry Equipment</u>				
	Variable Frequency Drives for 3 sites	3	EA	\$ 33,400	\$ 100,200
					<u>\$ 100,200</u>
<u>196 6010</u>	<u>General Equipment</u>				
	Polaris Ranger Crew SP570 UTV (JVWTP)	1	EA	\$ 25,000	\$ 25,000
	Adv Metering Infrastructure base station (SYS OPS)	1	EA	46,000	46,000
	THM auto sampler/purge and trap (LAB)	1	EA	72,000	72,000
	Equipment tilt deck trailer (MAINT)	1	EA	15,000	15,000
	Dump bed trailer (MAINT)	1	EA	12,000	12,000
	Pressure washer (MAINT)	1	EA	20,000	20,000
	UTV incld. plow, sprayer, salter, light bar (MAINT)	1	EA	46,000	46,000
	Mobile 4000 lb gantry crane, trolley & hoist (MAINT)	1	EA	18,000	18,000
	Forklift for new WVC site (MAINT)	1	EA	46,000	46,000
	Front-end loader lease to own (MAINT)	1	EA	30,478	30,478
					<u>\$ 330,478</u>
<u>198 6010</u>	<u>New Vehicles</u>				
	Light duty pickup truck (MAINT)	4	EA	\$ 54,000	\$ 216,000
	Utility truck and attachments (MAINT)	1	EA	70,000	70,000
	Service truck and body (MAINT)	2	EA	196,000	392,000
					<u>\$ 678,000</u>
Total General Equipment Fund Purchases					<u>\$ 1,316,678</u>

* Fundraising donations will be applied to garden exhibits.



DEBT SERVICE SCHEDULE & LONG-TERM DEBT SUMMARY

Debt Service Payment Due:				October 1, 2025		April 1, 2026		Total
	<u>Orig. Issue Amount</u>	<u>Maturity Date</u>	<u>Outstanding Bal. 7/1/2025</u>	<u>Principal</u>	<u>Interest</u>	<u>Principal</u>	<u>Interest</u>	
2008 B1 Ref. Bonds*	\$64,665,000	10/1/37	\$45,065,000	\$ 4,000,000	\$ 800,000	\$ -	\$ 800,000	\$ 5,600,000
2009C Bonds (Utah Brd of Wtr Res)	3,600,000	10/1/34	1,557,000	157,000	-	-	-	157,000
2016A&B Bonds & Refunding Bonds	63,920,000	10/1/46	32,310,000	715,000	807,750	-	789,875	2,312,625
2017A Ref. Bonds	9,880,000	10/1/28	4,140,000	960,000	103,500	-	79,500	1,143,000
2017B Ref. Bonds	77,140,000	10/1/41	63,600,000	5,220,000	1,335,275	-	1,263,500	7,818,775
2019A Bonds	29,030,000	10/1/49	26,615,000	555,000	659,825	-	651,500	1,866,325
2021A Bonds & Refunding Bonds	61,855,000	10/1/51	52,380,000	2,985,000	1,126,000	-	1,051,375	5,162,375
2024A Bonds	90,865,000	10/1/54	90,865,000	1,340,000	2,271,625	-	2,238,125	5,849,750
2025A Ref. Bonds	22,590,000	10/1/44	22,590,000	-	564,750	-	564,750	1,129,500
								-
TOTAL			\$339,122,000	\$ 15,932,000	\$ 7,668,725	\$ -	\$ 7,438,625	\$ 31,039,350
				\$23,600,725		\$7,438,625		

* Variable rate debt, interest paid monthly



SUMMARY OF CAPITAL PROJECT EXPENDITURES BUDGET

CP1 Category: Major rehabilitation or replacement of existing facilities

Example Projects: JVWTP filter media replacement, distribution pipeline replacement, rehabilitation and replacement on transmission system vaults, pump stations, HVAC systems, and wells.

\$ 14,091,300

(1,270,927) *

\$ 12,820,373

CP2 Category: New facilities needed for compliance or functional upgrades, but provide no new system capacity

Example Projects: Vehicle and equipment storage building, generator installations, system evaluation plans, and landscape improvements.

12,841,561

(2,666,533) *

10,175,028

CP3 Category: New water supply, treatment, conveyance, or storage facilities which provide new system capacity

Example Projects: Design and construction of four new wells, Southwest Aqueduct Reach 2, 11800 S 7000 W storage reservoir, and JVWTP filter and chemical feed upgrades.

59,752,997

(1,415,078) *

58,337,919

CP4 Category: Projects to serve lands currently outside current District boundaries

Example Projects: WFRP right-of-way acquisition.

1,122,500

- *

1,122,500

CP5 Category: Landscape conversion projects

Example Projects: Landscape conversion to water-wise.

2,802,450

(2,262,000) *

540,450

TOTAL OF ALL CATEGORIES (GROSS)

\$ 90,610,808

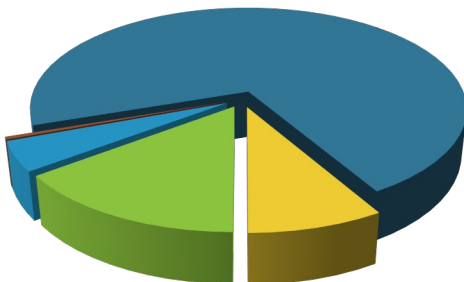
***amounts shown in red are reimbursements (MWDSLs, grants, etc.)**

\$ (7,614,538)

TOTAL OF ALL CATEGORIES (NET)

\$ 82,996,270

PROJECTED CAPITAL PROJECTS FUNDING

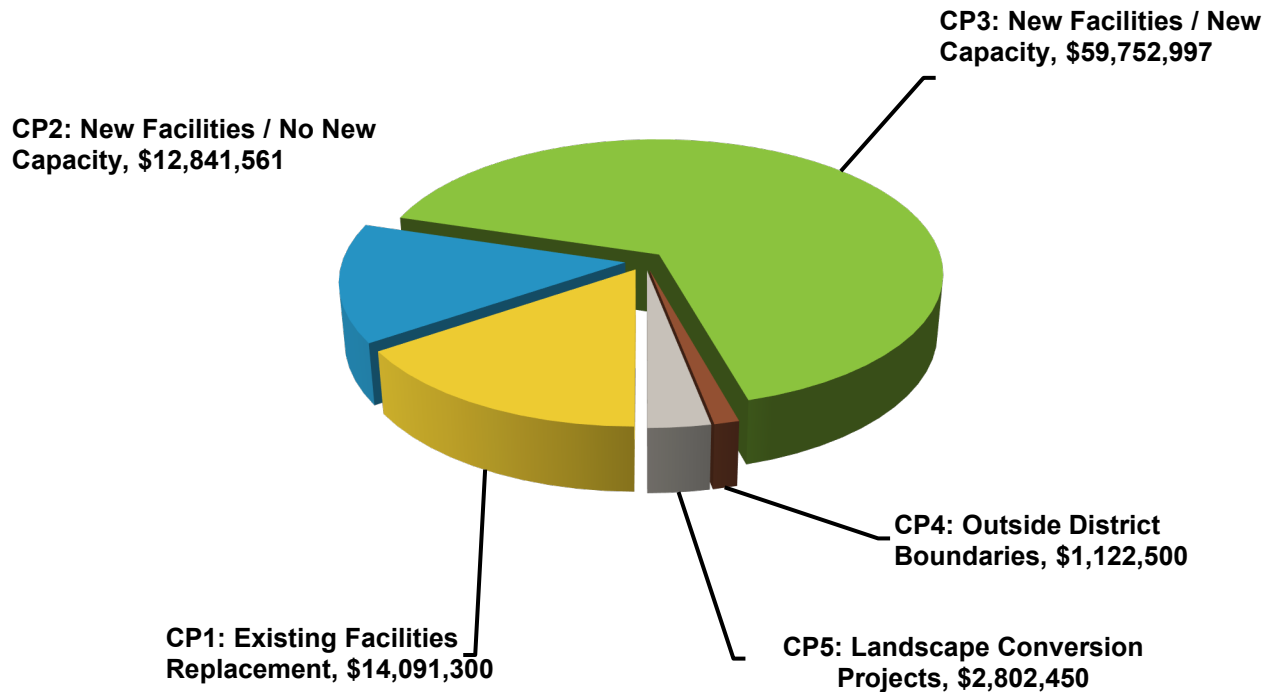


Replacement Reserve Fund	\$ 13,360,823	14.8%
Capital Projects Fund	4,149,104	4.6%
Development Fee Fund	\$386,000	0.4%
Bond Proceeds	65,100,343	71.9%
Project Reimbursements	7,614,538	8.4%
	<u>\$ 90,610,808</u>	<u>100.0%</u>

SUMMARY OF CAPITAL PROJECT EXPENDITURES BUDGET

CAPITAL PROJECT EXPENDITURES

Gross Total \$90,610,808





STAFF REPORT

DATE: July 2, 2025

TO: The Honorable Mayor and City Council

FROM: Blake Thomas, Community Development Director

SUBJECT: Proposal to vacate a portion of a public street, right-of-way, near the terminus of Juniper Crest Road at approximately 15250 South 3750 West

RECOMMENDATION:

Staff recommends that the City Council approve the ROW Vacation. The ROW shall not be vacated until the ROW for the new roadway alignment has been deeded to Herriman City.

ISSUE BEFORE COUNCIL:

Should the City Council vacate the unimproved ROW for Juniper Crest Road?

BACKGROUND/SUMMARY:

Juniper Crest Road has been planned to connect to Mountain View Corridor and Real Vista Drive since 2009, as part of the Rosecrest Master Development Agreement. Mountain View Corridor (MVC) was constructed in 2011 and shortly thereafter, Real Vista Drive was constructed and connected to MVC. Juniper Crest was constructed with its terminus some distance west of MVC and has yet to be connected to MVC. Much of the necessary right-of-way was dedicated to Herriman City but as more detailed analysis of the area was completed, it was determined that the proposed alignment would be too costly to construct due to the significant variation in grade in the area.

DISCUSSION:

The Panorama Master Planned Development (Panorama) was approved in 2024 and is responsible for constructing the extension of Juniper Crest Road to MVC. The roadway design has been finalized and the needed ROW to construct the roadway has been identified. Exhibit A, attached to this staff report, depicts the portions of property needed and the existing right-of-way that are no longer needed to construct the roadway improvements designed by Panorama.

It is proposed that the city swap property with Rosecrest, as depicted in Exhibit A. By completing this swap, Panorama will be able to proceed with construction of the Juniper Crest Road extension from its current terminus to MVC. Herriman City will begin construction of the portion of roadway between the northbound and southbound segment of MVC in the summer/fall of 2025. These improvements will include a traffic signal and road widening to allow for left and right turning movements. UDOT is planning to construct a bridge for MVC, over Juniper Crest Road/Real Vista as part of the MVC freeway project. The MVC freeway work is scheduled to be done sometime before 2031.

ALTERNATIVES:

The council could:

1. Approve the ROW vacation. **[RECOMMENDED]**
2. Approve the ROW vacation with modifications.
3. Deny the request to vacate the ROW.

FISCAL IMPACT:

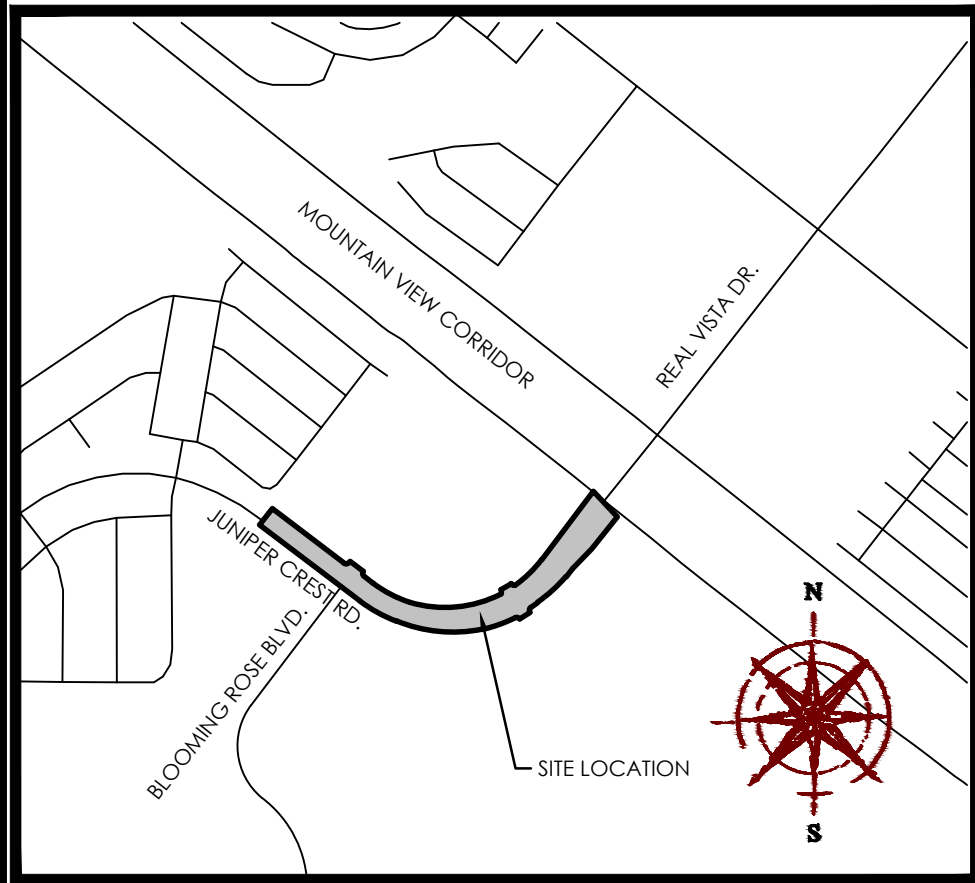
There is no fiscal impact with this request.

COMPLIANCE WITH STRATEGIC PLAN:

The item is in alignment with goal ES-6 by providing a multi-modal transportation system.

ATTACHMENTS:

Exhibit A: ROW Vacation Area



VICINITY MAP
N.T.S

Curve Table				
CURVE	RADIUS	DELTA	LENGTH	CHORD DIRECTION
C1	600.00	88°47'18"	929.79	N82°48'05"E
C2	600.00	21°57'24"	229.93	N49°23'08"E
C3	600.00	66°49'54"	699.86	N86°13'13"W

MUNICIPAL CORPORATE ACKNOWLEDGMENT

STATE OF UTAH
S.S.
COUNTY OF _____

ON THIS _____ DAY OF _____, A.D. 20____, PERSONALLY APPEARED BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC, IN AND FOR SAID COUNTY OF _____, IN SAID STATE OF UTAH, _____, WHO, BEING BY ME DULY SWORN OR AFFIRMED, DID SAY THAT HE/SHE IS THE _____ OF _____ CITY CORPORATION, A MUNICIPAL CORPORATION OF THE STATE OF UTAH, AND THAT HE/SHE SIGNED THE OWNER'S DEDICATION FREELY AND VOLUNTARILY FOR AND IN BEHALF OF SAID MUNICIPAL CORPORATION, FOR THE PURPOSES THEREIN MENTIONED, AND HE/SHE ACKNOWLEDGED TO ME THAT SAID MUNICIPAL CORPORATION EXECUTED THE SAME.

MY COMMISSION EXPIRES: _____

A NOTARY PUBLIC COMMISSIONED IN _____ COUNTY

MY COMMISSION No. _____

PRINTED FULL NAME OF NOTARY _____

LIMITED LIABILITY ACKNOWLEDGMENT

STATE OF UTAH
S.S.
COUNTY OF _____

ON THIS _____ DAY OF _____, IN THE YEAR 20____, BEFORE ME, _____, (NOTARY), PERSONALLY APPEARED _____, WHO DULY ACKNOWLEDGED TO ME THAT (S)HE IS A _____, [MEMBER WITH MANAGEMENT AUTHORITY] [MANAGER] OF _____, A UTAH LIMITED LIABILITY COMPANY, AND IS AUTHORIZED TO EXECUTE THE FORGOING AGREEMENT IN ITS BEHALF AND THAT HE OR SHE EXECUTED IT IN SUCH CAPACITY

MY COMMISSION EXPIRES: _____

A NOTARY PUBLIC COMMISSIONED IN _____ COUNTY

MY COMMISSION No. _____

PRINTED FULL NAME OF NOTARY _____

PREPARED BY

FOCUS

ENGINEERING AND SURVEYING, LLC

6949 S. HIGH TECH DRIVE SUITE 200
MIDVALE, UTAH 84047 PHE: (801) 352-0075
www.focus-es.com

LEGEND

BOUNDARY
SECTION LINE
EASEMENT
RIGHT-OF-WAY LINE
CENTERLINE
BUILDING SETBACK
EXISTING PROPERTY LINE

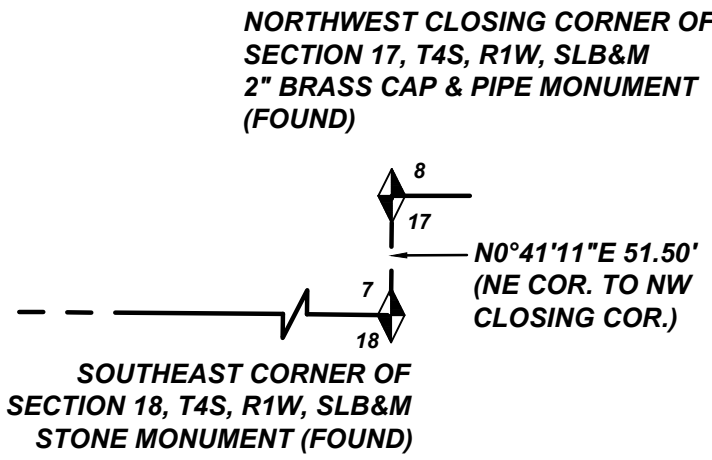
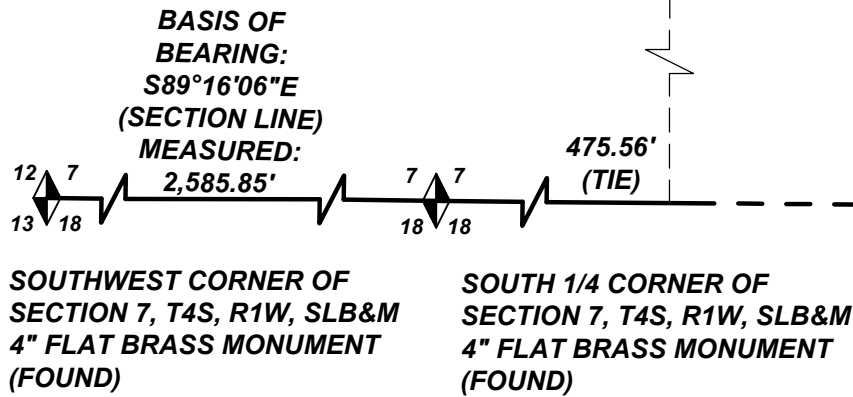
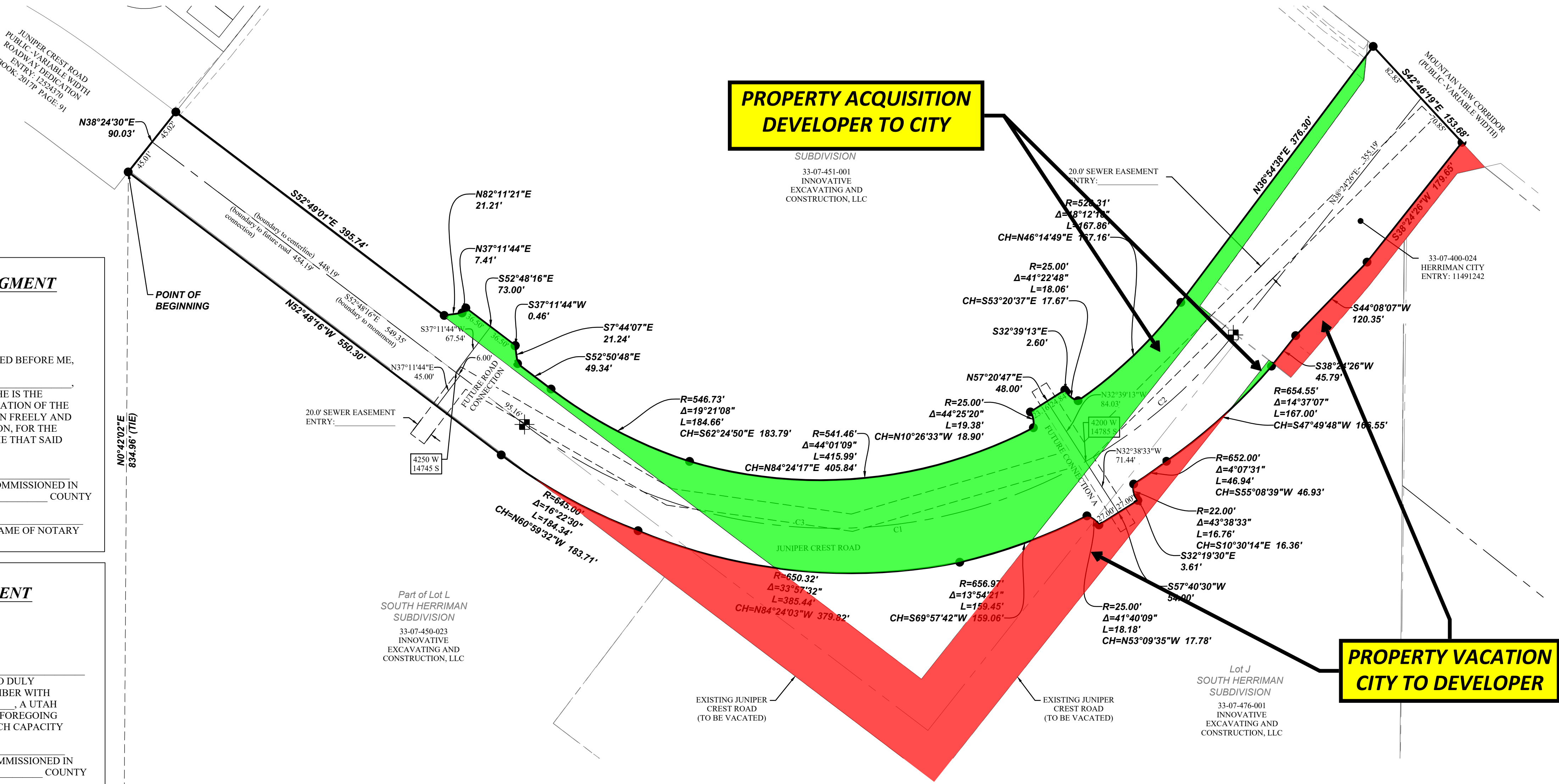
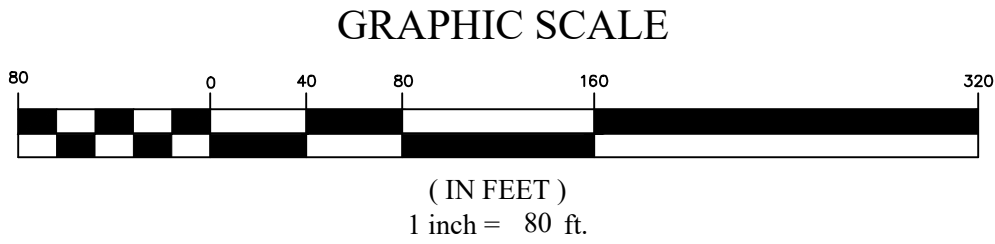
SECTION MONUMENT (FOUND)
STREET MONUMENT (TO BE SET)
BOUNDARY MARKERS

NOTES:
1) # REBAR & CAP (FOCUS ENG) TO BE SET.

JUNIPER CREST ROAD

ROADWAY DEDICATION PLAT AMENDING A PART OF JUNIPER CREST ROAD

LOCATED IN THE SOUTHEAST 1/4 OF SECTION 7, TOWNSHIP 4 SOUTH, RANGE 1W,
SALT LAKE BASE & MERIDIAN
HERRIMAN CITY, SALT LAKE COUNTY, UTAH



HEALTH DEPARTMENT

APPROVED THIS _____ DAY OF _____, A.D. 20____ BY HEALTH DEPARTMENT

DIRECTOR, SALT LAKE CO. HEALTH DEPARTMENT

CHECKED FOR ZONING

ZONE: _____ DATE: _____

AREA: _____ WIDTH: _____

NAME: _____

COMCAST

APPROVED THIS _____ DAY OF _____, A.D. 20____ BY COMCAST

COMCAST

PLANNING COMMISSION

APPROVED THIS _____ DAY OF _____, A.D. 20____ BY HERRIMAN PLANNING COMMISSION

CHAIRMAN, HERRIMAN PLANNING COMMISSION

CENTURY LINK COMMUNICATIONS

APPROVED THIS _____ DAY OF _____, A.D. 20____ BY CENTURY LINK COMMUNICATIONS

CENTURY LINK COMMUNICATIONS

HERRIMAN CITY MUNICIPAL WATER

APPROVED THIS _____ DAY OF _____, A.D. 20____ BY HERRIMAN CITY MUNICIPAL WATER

HERRIMAN CITY

ROCKY MOUNTAIN POWER

APPROVED THIS _____ DAY OF _____, A.D. 20____ BY ROCKY MOUNTAIN POWER

ROCKY MOUNTAIN POWER

HERRIMAN CITY ENGINEER

I HEREBY CERTIFY THAT THIS OFFICE HAS EXAMINED THIS PLAT AND IT IS CORRECT IN ACCORDANCE WITH INFORMATION ON FILE IN THIS OFFICE

DATE _____ HERRIMAN CITY ENGINEER

JORDAN BASIN IMPROVEMENT DISTRICT

APPROVED THIS _____ DAY OF _____, A.D. 20____ BY S.V.S.D.

J.B.I.D.

APPROVAL AS TO FORM

APPROVED AS TO FORM THIS _____ DAY OF _____, A.D. 20____

HERRIMAN CITY ATTORNEY

ENBRIDGE GAS UTAH

Questar Gas Company, dba Enbridge Gas Utah ("Enbridge"), approves this plat solely to confirm that the plat contains public utility easements. This approval does not (a) affect any right Enbridge has under Title 54, Chapter 8a, a recorded easement or right-of-way, prescriptive rights, or any provision of law; (b) constitute acceptance of any terms contained in any portion of the plat; and (c) guarantee any terms or waive Enbridge's right to require additional easements for gas service.

QUESTAR GAS COMPANY
dba ENBRIDGE GAS UTAH

Approved this _____ DAY OF _____, A.D. 20____

By: _____

Title: _____

HERRIMAN CITY

APPROVED THIS _____ DAY OF _____, A.D. 20____ BY HERRIMAN CITY.

ATTEST: _____ RECORDER _____ PLANNING DIRECTOR _____

SURVEYOR'S CERTIFICATE

I, EVANS J. WOOD, DO HEREBY CERTIFY THAT I AM A PROFESSIONAL LAND SURVEYOR, AND THAT I HOLD LICENSE NO. 183395 IN ACCORDANCE WITH TITLE 58, CHAPTER 22 OF UTAH STATE CODE. I FURTHER CERTIFY BY AUTHORITY OF THE OWNERS(S), THAT I HAVE COMPLETED A SURVEY OF THE PROPERTY DESCRIBED ON THIS PLAT IN ACCORDANCE WITH SECTION 17-23-17 OF SAID CODE, AND HAVE SUBDIVIDED SAID TRACT OF LAND INTO STREET, AND THE SAME HAS, OR WILL BE CORRECTLY SURVEYED, STAKED AND MONUMENTED ON THE GROUND AS SHOWN ON THIS PLAT.

**JUNIPER CREST ROAD
ROADWAY DEDICATION PLAT**

For Review
05/27/2025 6:21:28 PM

Evan J. Wood
Professional Land Surveyor
License No. 183395

Date _____

BOUNDARY DESCRIPTION

A right-of-way located in "SOUTH HERRIMAN", recorded May 7, 2013 as Entry No. 11635733 in Book 2013P at Page 77 in the Salt Lake County Recorder's Office, also being a part of the Southeast Quarter of Section 7, Township 4 South, Range 1 West, Salt Lake Base and Meridian (Basis of Bearing: S89°16'06"E 2,585.85' between the Southwest Corner and the South 1/4 Corner of Section 7), located in Herriman City, Salt Lake County, Utah, being more particularly described as follows:

Beginning at a point on the southeasterly terminus of "JUNIPER CREST ROAD ROADWAY DEDICATION", according to the official plat thereof recorded April 28, 2017 as Entry No. 12524370 in Book 2017P at Page 91 in the Salt Lake County Recorder's Office, said point being S89°17'58"E 475.56 feet along the Section line and N00°42'02"E 834.96 feet from the South 1/4 Corner of Section 7, Township 4 South, Range 1 West, Salt Lake Base and Meridian; running thence along the easterly terminus of said Plat N 38°24'30" E 90.03 feet; thence S 52°49'01" E 395.74 feet; thence N 82°11'21" E 21.21 feet; thence N 37°11'44" E 7.41 feet; thence S 52°48'16" E 73.00 feet; thence S 37°11'44" W 0.46 feet; thence S 07°44'07" E 21.24 feet; thence S 52°50'48" E 49.34 feet; thence Southeasterly along the arc of a non-tangent curve to the left having a radius of 546.73 feet a distance of 184.66 feet through a central angle of 19°21'08" Chord: S 62°24'50" E 183.79 feet; thence Easterly along the arc of a non-tangent curve to the left having a radius of 541.46 feet a distance of 415.99 feet through a central angle of 44°01'09" Chord: N 84°24'17" E 405.84 feet; thence Northerly along the arc of a non-tangent curve to the left having a radius of 25.00 feet a distance of 19.38 feet through a central angle of 44°25'20" Chord: N 10°26'33" W 18.90 feet; thence N 57°20'47" E 48.00 feet; thence S 32°39'13" E 2.60 feet; thence along the arc of a curve to the left with a radius of 25.00 feet a distance of 18.06 feet through a central angle of 41°22'48" Chord: S 53°20'37" E 17.67 feet; thence Northeasterly along the arc of a non-tangent curve to the left having a radius of 528.31 feet a distance of 167.86 feet through a central angle of 18°12'48" Chord: N 46°14'49" E 167.16 feet; thence N 36°54'38" E 376.30 feet; thence S 42°46'10" E 153.68 feet; thence S 38°24'26" W 179.65 feet; thence S 44°08'07" W 120.35 feet; thence S 38°24'26" W 45.79 feet; thence Southwesterly along the arc of a non-tangent curve to the right having a radius of 654.55 feet a distance of 167.00 feet through a central angle of 14°37'07" Chord: S 47°49'48" W 166.55 feet; thence Southwesterly along the arc of a non-tangent curve to the right having a radius of 652.00 feet a distance of 46.94 feet through a central angle of 04°07'31" Chord: S 55°08'39" W 46.93 feet; thence Southerly along the arc of a non-tangent curve to the left having a radius of 22.00 feet a distance of 16.76 feet through a central angle of 43°38'33" Chord: S 10°30'14" E 16.36 feet; thence S 32°19'30" E 3.61 feet; thence S 37°40'30" W 54.00 feet; thence N 53°09'35" W 17.78 feet; thence Westerly along the arc of a non-tangent curve to the right having a radius of 656.97 feet a distance of 159.45 feet through a central angle of 13°54'21" Chord: S 89°57'42" W 159.06 feet; thence Westerly along the arc of a non-tangent curve to the right having a radius of 650.32 feet a distance of 385.44 feet through a central angle of 33°57'32" Chord: N 84°24'03" W 379.82 feet; thence Northwesterly along the arc of a non-tangent curve to the right having a radius of 645.00 feet a distance of 184.34 feet through a central angle of 16°22'30" Chord: N 60°59'32" W 183.71 feet; thence N 52°48'16" W 550.30 feet to the point of beginning.

Containing 4.77 acres +/-.

OWNER'S DEDICATION

KNOW ALL MEN BY THESE PRESENT THAT WE, THE UNDERSIGNED OWNER(S) OF THE ABOVE DESCRIBED TRACT OF LAND, HAVING CAUSED THE SAME TO BE SUBDIVIDED INTO STREETS TO BE HEREAFTER KNOWN AS

**JUNIPER CREST ROAD
ROADWAY DEDICATION PLAT**

DO HEREBY DEDICATE FOR PERPETUAL USE OF THE PUBLIC ALL ROADS AND OTHER AREAS SHOWN ON THIS PLAT AS INTENDED FOR PUBLIC USE. THE UNDERSIGNED OWNER(S) ALSO HEREBY CONVEY TO ANY AND ALL PUBLIC UTILITY COMPANIES A PERPETUAL, NON-EXCLUSIVE EASEMENT OVER THE PUBLIC UTILITY EASEMENTS SHOWN ON THIS PLAT, THE SAME TO BE USED FOR THE INSTALLATION, MAINTENANCE, AND OPERATION OF UTILITY LINES AND FACILITIES.

IN WITNESS WHEREOF _____ HAVE HEREUNTO SET _____

HAND THIS _____ DAY OF _____, A.D. 20____

INNOVATIVE EXCAVATING AND CONSTRUCTION, LLC
JEFF WRIGHT

HERRIMAN CITY

**JUNIPER CREST ROAD
ROADWAY DEDICATION PLAT AMENDING A PART OF
JUNIPER CREST ROAD**

LOCATED IN THE SOUTHEAST 1/4 OF SECTION 7, T4S, R1W,
SALT LAKE BASE & MERIDIAN
HERRIMAN CITY, SALT LAKE COUNTY, UTAH

RECORDED # _____
STATE OF UTAH, COUNTY OF SALT LAKE, RECORDED AND FILED AT THE REQUEST OF: _____

DATE: _____ TIME: _____ BOOK: _____ PAGE: _____

\$ _____ FEE _____ DEPUTY _____ SALT LAKE COUNTY RECORDER



CITY COUNCIL MINUTES

Wednesday, May 14, 2025
Awaiting Formal Approval

The following are the minutes of the City Council meeting of the Herriman City Council. The meeting was held on **Wednesday, May 14, 2025, at 5:30 p.m.** in the Herriman City Council Chambers, 5355 West Herriman Main Street, Herriman, Utah. Adequate notice of this meeting, as required by law, was posted in the City Hall, on the City's website, and delivered to members of the Council, media, and interested citizens.

Presiding: Mayor Lorin Palmer

Councilmembers Present: Jared Henderson, Teddy Hodges, Sherrie Ohrn

Staff Present: City Manager Nathan Cherpeski, Assistant City Manager Wendy Thomas, City Recorder Jackie Nostrom, Finance Director Kyle Maurer, City Attorney Todd Sheeran, Communications Manager Jonathan LaFollette, Community Development Director Blake Thomas, City Engineer Bryce Terry, Management Analyst Trevor Ram, Public Works Director Justun Edwards, Building Official Cathryn Nelson, and City Planner Michael Maloy, Police Chief Troy Carr, Operations Director Monte Johnson, and UFA Assistant Chief Anthony Widdison.

5:30 PM – WORK MEETING: (Fort Herriman Conference Room)

Mayor Lorin Palmer called the meeting to order at 5.33 p.m. and excused Councilmember Henderson from the work meeting.

1. Council Business

1.1. Review of this Evening's Agenda

Mayor Palmer requested to move agenda item 9.4 ahead of 9.1. The Council agreed.

1.2. Future Agenda Items

Councilmember Teddy Hodges inquired about the nominees for the Grand Marshal. Assistant City Manager Wendy Thomas indicated she would pass the information on to the Council if any nominees have been received. She encouraged the Council to fill out the form if they had someone in mind to nominate.

1.3. Council discussion of future citizen recognitions

Mayor Palmer mentioned a request from Jay Francis to recognize a Herriman team who won a shark tank type competition. Councilmember Sherrie Ohrn noted the Youth Council would be on the next agenda meeting to present their Legacy Projects.

2. Administrative Reports

2.1. April 2025 City Status Report – Trevor Ram, Management Analyst

Management Analyst Trevor Ram presented the April 2025 City status report. He mentioned they had improved tracking of Accessory Dwelling Units (ADUs), though it was still a work in progress. He reported that Chubby's restaurant was moving forward with their building permit. Analyst Ram also reminded everyone about the pickleball ribbon cutting scheduled for the next morning at 10 a.m.

Councilmember Ohrn inquired about the distribution of sales tax revenue, noting it seemed low in February. Finance Director Kyle Maurer explained that while these tend to be lower months, there was some concern as last month was flat and this month was 10% lower. He mentioned that City Manager Nathan Cherpeski had asked all departments to create reduction scenarios for their respective budget.

The Council discussed the possibility of including a comparison to the previous year's data in future reports to better understand trends. They also talked about the potential impact of state-wide economic trends on Herriman's sales tax revenue.

2.2. Quarterly Capital Project Report – Bryce Terry, City Engineer

City Engineer Bryce Terry presented the quarterly capital project report, which summarized all ongoing capital projects in the City. He highlighted the 6000 West widening phase 1 project, which had a public open house scheduled for the following Thursday night at City Hall.

Engineer Terry explained that the report included various types of projects such as reimbursement agreements with developments, roadway projects, parks, public works projects, waterline projects, and stormwater projects. He noted that many projects were in the middle of construction, some were in design, and others were wrapping up.

Councilmember Ohrn expressed appreciation for the hard work that goes into finding different funding sources for these projects.

2.3. Discussion of the Pavement Preservation Program – Justun Edwards, Public Works Director and Bryce Terry, City Engineer

Public Work's Director Justun Edwards and Engineer Terry presented an update on the City's pavement preservation program. Director Edwards noted that over the last 5-6 years, staff had made significant strides in improving the program and the overall pavement condition across the City.

Engineer Terry explained the Pavement Condition Index (PCI) scoring system, which rated roads from 0 to 100, with 100 being a perfect condition. He presented data showing that Herriman's average network PCI score had improved from 69.8 in 2019 to 74 in the most recent study.

They discussed various preservation techniques, including slurry seals and mill and overlays. They emphasized the importance of maintaining good roads to prevent more costly repairs in the future. The council discussed potential funding scenarios for future maintenance, with the current budget projecting to reach a PCI average of 85 for the network in 5 years. Director Edwards suggested that they might be able to reduce the maintenance budget slightly in the future based on the current improvements. Councilmember Ohrn commended the Public Works Department for their efforts, noting that Herriman's PCI scores were significantly better than many neighboring cities.

Engineer Terry touched on new technologies for road assessment, including mobile radar or lidar units that could potentially make future evaluations more efficient and cost-effective.

2.4. Trans-Jordan Cities Buy-In Proposal – Trevor Ram, Management Analyst

Analyst Ram presented a proposal for Herriman City to join the Trans-Jordan Cities group, which manages waste disposal for seven cities. He explained that as directed by Council, Herriman approached Trans-Jordan to inquire about membership.

Analyst Ram outlined the terms of the deal, which included four annual cash payments of \$100,000 each. He noted that this was in the context of a potential exit from Wasatch Front Waste and Recycling District.

Councilmember Ohrn provided additional context, explaining that joining Trans-Jordan would secure long-term waste disposal options for Herriman, as Trans-Jordan owns landfills with a projected lifespan of 80-100 years.

The council discussed the potential benefits of joining, including lower fees after 15 years and the security of having a guaranteed disposal option. They also considered the possibility of negotiating the payment terms or incorporating the cost into resident fees.

The Council agreed that moving forward with Trans-Jordan seemed like a smart decision for the City's future waste management needs. They directed staff to reach out to Trans-Jordan and bring back a formal proposal for action.

Councilmember Hodges moved to temporarily recess the City Council work meeting to convene in a closed session to discuss the character, professional competence, or physical or mental health of an individual, as provided by Utah Code Annotated §52-4-205 at 6:31 p.m. Councilmember Ohrn seconded the motion.

The vote was recorded as follows:

<i>Councilmember Jared Henderson</i>	<i>Absent</i>
<i>Councilmember Teddy Hodges</i>	<i>Aye</i>
<i>Councilmember Sherrie Ohrn</i>	<i>Aye</i>
<i>Mayor Lorin Palmer</i>	<i>Aye</i>

The motion passed unanimously with Councilmember Henderson being absent.

The Council reconvened the work meeting at 7:03 p.m.

3. Adjournment

Councilmember Ohrn moved to adjourn the City Council work meeting at 7:03 p.m. Councilmember Hodges seconded the motion, and all voted aye.

7:00 PM – GENERAL MEETING:

4. Call to Order

Mayor Palmer called the meeting to order at 7:11 p.m. and noted Councilmember Jared Henderson was participating remotely.

4.1. Invocation/Thought/Reading and Pledge of Allegiance

Unified Fire Authority Assistant Chief Anthony Widdison led the audience in the Pledge of Allegiance.

4.2. City Council Comments and Recognitions

Mayor Palmer invited Herriman High School Principal Todd Quarnberg to the podium to recognize his contributions to the community as he prepared to retire from his role. Mayor

Palmer noted that Mr. Quarnberg had served as principal for seven years, previously worked at Copper Hills Mr. Quarnberg had announced his retirement and accepted a new position as principal in Nephi, Utah. The Council expressed deep appreciation for his leadership during difficult times, particularly praising his guidance during challenging moments such as student tragedies and school crises. Councilmember Hodges reminisced about Mr. Quarnberg's impact during a suicide contagion and commended his unwavering involvement in students' lives.

Mr. Quarnberg delivered heartfelt remarks reflecting on his time in Herriman and the life lessons he had gained. He shared a powerful personal story about attending a Special Olympics unified soccer event that became a symbol of empathy, humanity, and the importance of presence. Mr. Quarnberg then recounted other defining moments in his life, such as 9/11 and the COVID-19 shutdown, stating he would always remember that moment in the park as equally transformative. He encouraged others to be intentionally visible and open in their acts of kindness and human connection.

Mr. Quarnberg expressed his deep gratitude to the City Council and community, calling Herriman the best partnership of his 35-year career. He praised the Council for their courage in making difficult decisions and for fostering an inclusive and supportive environment. Though he would be nearby in his new role, he said he would miss Herriman dearly and thanked everyone for their support of both him and Herriman High School.

The Council also noted that Principal Mike Kochevar of Mountain Ridge High School was retiring after this school year. Mr. Kochevar had a conflict and could not make it to the meeting.

5. Public Comment

There were no public comments offered.

6. City Council Reports

6.1. Councilmember Jared Henderson

Councilmember Henderson reported on the Unified Fire Authority board finance committee meeting and noted major progress was made in the budget process. He noted a general optimism among the group for a good fiscal position and responsible budgeting.

6.2. Councilmember Teddy Hodges

Councilmember Hodges, representing the Jordan Basin Improvement District board, noted progress on significant projects on 13400 South and 11800 South, as well as several other projects regionally.

Councilmember Hodges also commended staff members on the recent Health & Safety Palooza event.

6.3. Councilmember Sherrie Ohrn

Councilmember Ohrn, representing the Wasatch Front Waste and Recycling District board, reported that the district would move forward with a monthly billing process despite increased costs. Councilmember Ohrn also recommended that Herriman City start discussions with the WFWRD about an exit plan in case the City chooses to go another direction long-term for waste services.

7. Mayor Report

Mayor Palmer, representing the Utah League of Cities and Towns board, reported recent group discussions related to regional housing and transportation policy and ongoing discussions among public officials and members of the development industry.

Mayor Palmer also commended City Arborist Trent Bristol for creative, interactive Arbor Day presentations at local elementary schools.

8. Consent Agenda

8.1. Approval of a Local Consent for Levy Restaurants, Single Event Permits

8.2. Review and approval of the March 2025 monthly financial summary – Kyle Maurer, Director of Finance and Administrative Services

Councilmember Ohrn moved to approve the Consent Agenda as written. Councilmember Hodges seconded the motion.

The vote was recorded as follows:

<i>Councilmember Jared Henderson</i>	<i>Aye</i>
<i>Councilmember Teddy Hodges</i>	<i>Aye</i>
<i>Councilmember Sherrie Ohrn</i>	<i>Aye</i>
<i>Mayor Lorin Palmer</i>	<i>Aye</i>

The motion passed unanimously.

9. Discussion and Action Items

9.4. Discussion and consideration of the Herriman and Panorama Development Property Exchange – Justun Edwards, Public Works Director

Public Works Director Edwards presented a property exchange agreement between Herriman City and Panorama Development. He explained that in 2023, South Bench

Investments had deeded a parcel to the city for a water tank. Due to adjustments in Panorama's development plans, a property exchange was now necessary.

Director Edwards detailed the exchange, which involved transferring portions of land between Herriman City, South Bench, and Panorama Development. He noted that the City would end up with slightly more property than it currently has, and the exchange would not impact the City's use of the property.

Councilmember Hodges moved to approve Ordinance No 2025-14 authorizing the surplus of city-owned property. Councilmember Ohrn seconded the motion.

The vote was recorded as follows:

<i>Councilmember Jared Henderson</i>	<i>Aye</i>
<i>Councilmember Teddy Hodges</i>	<i>Aye</i>
<i>Councilmember Sherrie Ohrn</i>	<i>Aye</i>
<i>Mayor Lorin Palmer</i>	<i>Aye</i>

The motion passed unanimously.

9.1. Discussion and Award of Grant Funding for Herriman City Grant Applications –

Kyle Maurer, Director of Finance and Administrative Services

Finance Director Kyle Maurer presented three grant applications received for the City's grant program:

1. Friends of Herriman: \$95,000 for parks, arts, trails, and culture grant application
2. Nurture Nest Lactation Care: \$5,000 for lactation services outreach
3. South Valley Performing Arts: \$30,000 to help fund three productions

Director Maurer noted that the total requested amount was \$130,000, while the amount budgeted for 2026 was \$90,500. He recommended awarding up to the budgeted amount.

The Council discussed the applications, considering factors such as whether the projects were Herriman-centric and how they aligned with the grant program's objectives. They agreed that the Friends of Herriman application was the most suitable for the available funds.

Councilmember Henderson moved to approve and award the grant funds in the amount of \$90,500 to the Friends of Herriman. Councilmember Ohrn seconded the motion.

The vote was recorded as follows:

<i>Councilmember Jared Henderson</i>	<i>Aye</i>
<i>Councilmember Teddy Hodges</i>	<i>Aye</i>
<i>Councilmember Sherrie Ohrn</i>	<i>Aye</i>
<i>Mayor Lorin Palmer</i>	<i>Aye</i>

The motion passed unanimously.

9.2. Discussion and consideration of an ordinance adopting and enacting a new Code of Ordinances for Herriman City – Jackie Nostrom, City Recorder

City Recorder Jackie Nostrom presented the recodification project of the Herriman City Code, which intended to remove redundancies, update state law references, and ensure consistent numbering throughout the code. She noted that the Planning Commission had recommended approval of the ordinance for Title 10.

City Recorder Nostrom explained that staff had prepared a chart detailing the changes, as the new code with new numbering was significantly different from the previous version. The Council expressed appreciation.

Councilmember Henderson moved to approve Ordinance No. 2025-13 adopting and enacting a new code for the City of Herriman; providing for the repeal of certain ordinances not included therein; providing a penalty for the violation thereof; providing for the manner of amending such code. Councilmember Hodges seconded the motion.

The vote was recorded as follows:

<i>Councilmember Jared Henderson</i>	<i>Aye</i>
<i>Councilmember Teddy Hodges</i>	<i>Aye</i>
<i>Councilmember Sherrie Ohrn</i>	<i>Aye</i>
<i>Mayor Lorin Palmer</i>	<i>Aye</i>

The motion passed unanimously.

9.3. Discussion and consideration of a Land Purchase Agreement with Olympia Ranch, LLC for the purchase of 3.566 Acres located at approximately 7800 West 12600 South for right-of-way preservation and future roadway improvements – Blake Thomas, Community Development Director

Engineer Terry presented a land purchase agreement with Olympia Ranch for right-of-way preservation and future roadway improvements. He explained that the purchase was for the western end of what will be 12600 South, extending to Bacchus Highway.

Engineer Terry noted that the City had been selected by the corridor preservation fund to be reimbursed for this purchase. The total cost was just over \$2 million, which would be fully reimbursed by corridor preservation funds. Councilmember Ohrn expressed concern about the high cost per acre, and Engineer Terry explained that a professional appraisal was required as part of the application process.

Councilmember Hodges moved to approve Resolution No. R27-2025 approving the execution of a land purchase agreement with Olympia Rance, LLC for the acquisition of 7.132 acres of property for right-of-way located at approximately 7800 West 12600 South. Councilmember Henderson seconded the motion.

The vote was recorded as follows:

<i>Councilmember Jared Henderson</i>	<i>Aye</i>
<i>Councilmember Teddy Hodges</i>	<i>Aye</i>
<i>Councilmember Sherrie Ohrn</i>	<i>Aye</i>
<i>Mayor Lorin Palmer</i>	<i>Aye</i>

The motion passed unanimously.

9.5. Consideration to Apply for UDOT Safe Routes to School Grant for Pedestrian Improvements near Silver Crest Elementary School – Bryce Terry, City Engineer

Engineer Terry presented an opportunity to apply for a UDOT Safe Routes to School grant for pedestrian improvements near Silver Crest Elementary School. He explained that the grant would require a 6.6% local match, approximately \$40,000, and the funds would be eligible for fiscal year 2027.

Engineer Terry detailed the proposed improvements, including a new raised median, installation of Rapid Flashing Beacons, modification to the existing median, and a sidewalk connection north of the rec center.

The Council discussed the competitive nature of the grant and the importance of setting proper expectations with the community. They also considered the potential impact on traffic patterns and the need for community engagement.

Councilmember Henderson moved to authorize staff to apply to the UDOT Safe Routes to School Grant to fund pedestrian safety improvements near Silver Crest Elementary that would require a 6.6% local match, approximately \$39,000, to meet program requirements. Councilmember Hodges seconded the motion.

The vote was recorded as follows:

<i>Councilmember Jared Henderson</i>	<i>Aye</i>
<i>Councilmember Teddy Hodges</i>	<i>Aye</i>
<i>Councilmember Sherrie Ohrn</i>	<i>Aye</i>
<i>Mayor Lorin Palmer</i>	<i>Aye</i>

The motion passed unanimously.

9.6. Consideration of Amendment to the Reimbursement Agreement for the Midas Creek Trail Project – Bryce Terry, City Engineer

Engineer Terry presented an amendment to the reimbursement agreement for the Midas Creek Trail project. He explained that a change order was necessary to realign the creek and make a connection underneath the Mustang Trail bridge, which was not included in the original contractor's bid.

The amendment would increase the reimbursable amount by \$155,000, bringing the total maximum reimbursable amount to \$1,805,000. Engineer Terry noted that this cost had been accounted for in the long-term CIP planning and would be funded through Park Impact Fees.

The Council expressed concern about the additional cost but recognized the importance of completing the trail connection.

Councilmember Henderson moved to approve the first amendment of the Midas Creek Trail Reimbursement Agreement to account for the additional \$155,000 in eligible reimbursable costs due to change orders, bringing the total maximum reimbursable amount to \$1,805,000. Councilmember Ohrn seconded the motion.

The vote was recorded as follows:

<i>Councilmember Jared Henderson</i>	<i>Aye</i>
<i>Councilmember Teddy Hodges</i>	<i>Aye</i>
<i>Councilmember Sherrie Ohrn</i>	<i>Aye</i>
<i>Mayor Lorin Palmer</i>	<i>Aye</i>

The motion passed unanimously.

10. Future Meetings

- 10.1. Next Special City Council Meeting: May 15, 2025 @ 5:30 p.m.
- 10.2. Next Planning Meeting: May 21, 2025
- 10.3. Next Regular City Council Meeting: May 28, 2025

11. Events

11.1. Hungry Herriman Food Truck Roundup: May 19, 2025 @ Crane Park 5:00 p.m.

11.2. Memorial Day Breakfast: May 26, 2025 @ Main Street Park 7:00 a.m.

11.3. Memorial Day Ceremony: May 26, 2025 @ Herriman City Cemetery 9:00 a.m.

12. Closed Session

The Herriman City Council may temporarily recess the City Council meeting to convene in a closed session to discuss the character, professional competence, or physical or mental health of an individual, pending or reasonable imminent litigation, and the purchase, exchange, or lease of real property, as provided by Utah Code Annotated §52-4-205

The closed session was conducted during the work session portion of the meeting.

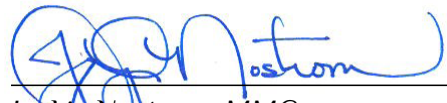
13. Adjournment

Councilmember Henderson moved to adjourn the City Council meeting at 8:27 p.m.

Councilmember Ohrn seconded the motion, and all voted aye.

14. Recommence to Work Meeting (If Needed)

I, Jackie Nostrom, City Recorder for Herriman City, hereby certify that the foregoing minutes represent a true, accurate and complete record of the meeting held on May 14, 2025. This document constitutes the official minutes for the Herriman City Council Meeting.



Jackie Nostrom, MMC
City Recorder



CITY COUNCIL MINUTES

Wednesday, May 28, 2025
Awaiting Formal Approval

The following are the minutes of the City Council meeting of the Herriman City Council. The meeting was held on **Wednesday, May 28, 2025, at 5:30 p.m.** in the Herriman City Council Chambers, 5355 West Herriman Main Street, Herriman, Utah. Adequate notice of this meeting, as required by law, was posted in the City Hall, on the City's website, and delivered to members of the Council, media, and interested citizens.

Presiding: Mayor Lorin Palmer

Councilmembers Present: Terrah Anderson, Teddy Hodges, Sherrie Ohrn

Councilmembers Present: Jared Henderson

Staff Present: City Manager Nathan Cherpeski, Assistant City Manager Wendy Thomas, City Recorder Jackie Nostrom, Finance Director Kyle Maurer, City Attorney Todd Sheeran, Communications Manager Jonathan LaFollette, Community Development Director Blake Thomas, City Engineer Bryce Terry, Management Analyst Trevor Ram, Public Works Director Justun Edwards, Building Official Cathryn Nelson, Deputy Police Chief Cody Stromberg, Operations Director Monte Johnson, and UFA Assistant Chief Riley Pilgrim.

5:30 PM – WORK MEETING: (Fort Herriman Conference Room)

1. Council Business

Mayor Palmer called the meeting to order at 5:33 p.m. and excused Councilmember Jared Henderson from the meeting. He also welcomed Councilmember Terrah Anderson and congratulated her on her appointment.

1.1. Review of this Evening's Agenda

Council and staff briefly reviewed the agenda.

1.2. Future Agenda Items

Councilmember Sherrie Ohrn expressed a desire to discuss external ADUs, noting that legislation was likely coming anyway. City Manager Nathan Cherpeski agreed, mentioning they had been discussing this for about 2 years. Community Development Director Blake Thomas suggested bringing some general ideas to the Council for clear direction on boundaries, including rental types, architecture, location, lot sizes, utility connections, and potential fees.

Mayor Palmer requested information from other cities with good practices. Director Thomas mentioned Farmington allowed ADUs to be sold, though he wasn't sure about going that far. Councilmember Teddy Hodges mentioned knowing someone going through the process in Riverton, which could provide insights.

1.3. Council discussion of future citizen recognitions

There were no future citizen recognitions discussed.

2. Administrative Reports

2.1. Solid Waste RFP Update – Trevor Ram, Management Analyst

Management Analyst Trevor Ram presented an update on the solid waste RFP, outlining two main issues needing Council feedback: whether the Council wanted to continue exploring an exit from Wasatch Front Waste and Recycling District (WFWRD) and if the Council would authorize staff to negotiate with RFP respondents. He provided background on recent events, noting that in January, the council directed staff to explore a WFWRD exit and prepare a solid waste RFP. On April 21st, a proposal was received from TransJordan cities to buy in as a member. The RFP window closed shortly after, with two proposals received, and preliminary reviews indicated both were viable alternatives to WFWRD service.

It was mentioned that Councilmember Sherrie Ohrn had informed the WFWRD board on May 19th that Herriman was looking to exit. City Manager Cherpeski noted that legal counsel was examining the exit process, which would likely require formal action from both Herriman's Council and WFWRD, recommending a resolution for a future meeting. Regarding the timeline, he estimated that both RFP proposals would need time to ramp up while WFWRD would need time to ramp down, taking potentially a year or 18 months. Councilmember Ohrn inquired about potential complications, to which City Manager Cherpeski responded that if WFWRD allowed Herriman to leave, they could figure out the process, but if not, they would need to look at alternative methods of exiting the contract.

Analyst Ram sought authorization to negotiate with RFP respondents, mentioning that both ACE and Waste Management had responded and appeared viable. Councilmember Hodges requested information about the respondents' ramp-up periods to ensure alignment with the WFWRD exit timeline, and City Manager Cherpeski acknowledged this was an important consideration. The council reached a consensus to prepare a resolution to exit WFWRD and to authorize staff to negotiate with RFP respondents.

2.2. Discussion on Truth in Taxation hearing for Herriman City, Herriman City Safety Enforcement Area, and Herriman City Fire Service Area – Kyle Maurer, Director of Finance and Administrative Services

Finance Director Kyle Maurer presented information on potential Truth in Taxation hearings related to Herriman City's general property tax, the Herriman City Safety Enforcement Area (HCSEA) for police services, and the Herriman City Fire Service Area (HCFSA). For the general property tax, Director Maurer reported that there had been no increase since Herriman was incorporated in 1999, and the current levy generated about \$1 million annually. Staff recommended a 2.89% increase based on the 2024 Consumer Price Index (CPI), which would generate an additional \$30,800. Regarding the HCSEA, Director Maurer noted it was created in tax year 2018, and a tax increase had already been approved for FY24 to fund new officers, vehicle replacement, and a mental health specialist. Staff recommended a 5.36% increase to cover FY25 inflation of \$473,000 and projected FY26 inflation of \$504,000. For the HCFSA, established in FY23, with its funds used as savings for station rebuilds and future stations. Staff advised an increase in rate to align with the 2.09% hike in the Unified Fire contract. Director Maurer stressed that holding these hearings did not obligate the Council to implement increases but rather set a cap for consideration.

Council consensus determined to proceed with the hearings to preserve options. They highlighted the necessity to balance fiscal responsibility while upholding service levels and infrastructure, and they requested more comprehensive estimates on individual household impacts before any final decisions were made. Concerns were also raised about the percentage increases for HCSEA, with the Council questioning if the percentage of budget impact these figures represented was necessary and sustainable.

2.3. Discussion of a City Council Policy regarding City Sponsorships and Donations – Wendy Thomas, Assistant City Manager

Assistant City Manager Wendy Thomas presented a draft policy on city sponsorships and donations. She noted it was difficult to write as most policies cover cities accepting donations, not giving them.

The Council had concerns about the policy being vague and potentially putting a burden on staff to make decisions. They suggested adding more specific criteria and hard rules for what the city won't do.

City Manager Nathan Cherpeski mentioned the policy arose from situations like crossing guards putting out domestic violence awareness pinwheels, which raised questions about City sponsorship without Council approval.

The Council discussed the challenges of balancing community engagement with setting clear boundaries. They requested staff rework the policy to focus on things the city won't do, while allowing some discretion for other requests.

Assistant City Manager Thomas also asked if the Council wanted a policy on receiving sponsorships or donations, mentioning examples like Friends of Herriman potentially donating items. The Council expressed interest.

2.4. City Council Board and Committee Assignments – Nathan Cherpeski, City Manager
City Manager Nathan Cherpeski presented vacancies on various boards and committees due to Councilmember Shields' resignation:

- Association of Municipal Councils: Councilmember Anderson expressed interest
- South Salt Lake Mosquito Abatement District: Councilmember Anderson agreed to serve
- Utah League of Cities and Towns Legislative Policy Committee: Vacancy remains
- Audit Committee: Vacancy remains
- Traffic and Transportation Committee: Council discussed whether to keep a councilmember on this technical committee

The Council agreed to formalize these assignments at the next meeting through a resolution for the Mosquito Abatement District appointment.

City Manager Cherpeski also mentioned the need to discuss Youth Council advisors, with Councilmembers Ohrn and Anderson potentially sharing responsibilities.

3. Adjournment

Councilmember Hodges moved to adjourn the City Council work meeting at 7:00 p.m. Councilmember Ohrn seconded the motion, and all voted aye

7:00 PM – GENERAL MEETING:

4. Call to Order

Mayor Palmer called the meeting to order at 7:10 p.m. excused Councilmember Henderson and welcomed Councilmember Anderson.

4.1. Invocation/Thought/Reading and Pledge of Allegiance

Mr. Hunter Opheinkis led the audience in the Pledge of Allegiance.

4.2. City Council Comments and Recognitions

Councilmember Hodges thanked staff for their efforts in maintaining the cemetery.

Councilmember Ohrn thanked various departments for the successful events over Memorial Day.

Mayor Palmer highlighted the Herriman High School Rugby team, as they finished the runners up at the national level.

5. Public Comment

Jillian DeMars addressed the Council with a strong concern about the safety of Gina Road, describing it as outright dangerous. She emphasized that traffic on the road had increased significantly in the spring, with many drivers engaging in reckless behavior such as drifting for thrill, which had already led to two accidents in just two weeks. Ms. DeMars expressed deep worry for her children, who walk along the unpaved dirt road to and from school each day, citing the danger posed by loose rocks and the unsafe conditions. She warned that if action wasn't taken soon, the next time the issue came to the Council's attention, it could be due to a serious injury or worse. In addition to safety concerns, she voiced the community's frustration over the continued delay in paving the road.

Dallas Hamilton expressed his ongoing frustration with the City's inaction regarding a long-standing infrastructure issue. Having lived in his home for 15 years, he recalled attending multiple meeting, including one in September 2019, where the City had expressed optimism about moving forward using eminent domain-style processes to acquire the necessary land. Despite that momentum, he noted that six years had passed with no visible progress. Mr. Hamilton criticized the city's repeated excuses about budgeting and land ownership repeated over the years. He suggested the issue was not financial or logistical but rather a lack of motivated leadership within the City. He urged the Council to prioritize basic infrastructure over less essential spending and stressed that resolving this matter required genuine effort and attention.

Tyler DeMars voiced deep concern about the safety of a local street, emphasizing that numerous children, including his own, walk along it daily. He referenced a recent accident involving teenagers and described being one of the first on the scene, recounting the injured teen's repeated expressions of gratitude for surviving. Mr. DeMars stressed that the situation could have been much worse and urged the City not to wait for a tragedy before taking meaningful action. He respectfully asked for clarity on next steps, including what specific roadblocks were preventing progress. Mr. DeMars expressed frustration over learning that a previously scheduled improvement project had been delayed by five years, from 2027 to 2032. Acknowledging the broader demands on the City's budget and resources, he pleaded with the Council not to let their area be deprioritized or dismissed. His final request was for the council to reconsider the five-year extension and to ensure the project does not continue to be pushed back.

Zach Gordon addressed the Council with concerns about Gina Road's safety, particularly given that his three sons and other neighborhood children walk it daily. He explained that he had previously developed Blue Sage Lane and had been assured that improvements to Gina Road would follow the completion of work on 7300 West. However, while 7300 had since been redone, no progress had been made on Gina. Mr. Gordon shared his frustration, noting that he had even offered to personally fund a sidewalk from his home to the main road, but was denied by Public Works due to the land now being city property. He mentioned paying a \$24,000 fee in lieu when he deeded the land to the city and had also facilitated other neighbors in transferring their land for city use. While acknowledging a few remaining property holdouts, Mr. Gordon believed solutions were possible. He described the road as so dangerous that even 25 mph is too fast, prompting him to install his own 15 mph sign to control speeding. He urged the city to take the issue seriously and consider increased police presence during school commute times to protect children. Mr. Gordon emphasized his willingness to work with the City and reiterated his personal commitment to funding safety improvements if needed.

John Bushey expressed frustration and dissatisfaction with the ongoing lack of action regarding the road's safety and condition. He stated that his attorney had already been in contact with the City, indicating potential legal steps if the situation remained unresolved. Mr. Bushey relayed that when he spoke with police, they claimed they could not issue citations on Gina Road because it is considered private property. In response, Mr. Bushey threatened to close off his section of the road entirely, effectively blocking access, out of exasperation over the persistent speeding, illegal vehicle activity, and general neglect. His comments underscored the mounting tension among residents and their growing demand for immediate intervention.

Tom Barnes voiced his frustration over the condition of Gina Road, emphasizing that despite living in the area for 30 years, little progress had been made. He mentioned a recent rollover accident that impacted a Council Member's daughter's home, highlighting the urgency of the issue. Mr. Barnes questioned why Gina Road remained the only gravel road in the City and argued that property ownership concerns should be addressed by simply purchasing the needed land at appraised value. He downplayed the immediate need for sidewalks, insisting that pavement was the priority. Mr. Barnes proposed installing temporary rubber speed bumps as a quick fix to slow traffic and prevent accidents. Citing other areas in Herriman that lack sidewalks but have asphalt, he stressed that Gina Road deserved the same basic infrastructure.

Beth Moss expressed deep concern over the dangerous conditions on Gina Road, sharing that a car recently came within six feet of her neighbor's home and her own block wall. She supported Tom Barnes's earlier suggestion that the City should purchase the needed land, adding that the common excuse of one holdout property owner should no longer be a barrier. According to Ms. Moss, the individual in question has not been offered a fair price and has been told they would have to give up essential resources like a well and water rights, which she argued was unreasonable, particularly for a senior citizen. Ms. Moss emphasized the financial burden of maintaining her own well and stated that affected residents should be able to retain utilities and receive fair compensation. She also highlighted persistent issues like lack of lighting, absence of sidewalks, potholes, and road damage that have led to vehicle wear and muddy, unsafe conditions for children walking home.

Adam Orme spoke about both safety and environmental concerns in his neighborhood. He shared a personal incident in which his daughter was involved in a minor car accident caused by another teen attempting to pass her while drifting, an activity that, according to the teen, is common among local high school students on that street. Mr. Orme emphasized that accidents can occur even when drivers are not exceeding the speed limit due to the road's dangerous conditions. Additionally, he raised environmental health concerns, noting the high levels of dust in his home and the presence of asthma in his family. He called on the city to conduct dust testing to determine whether there are contaminants in the air, especially since crushed asphalt and possible remnants from the nearby Kennecott mine could pose health risks. Mr. Orme urged the city to take responsibility for ensuring the safety and cleanliness of the air residents are breathing.

The Council addressed concerns from residents about the dangerous and deteriorating conditions of Gina Road. Councilmember Ohrn acknowledged that every issue raised had been discussed previously and expressed deep frustration that the project had repeatedly been delayed. She emphasized the need to prioritize basic infrastructure and public safety. Mayor Palmer admitted the city had "missed the mark" and apologized for the lack of

progress, calling the situation an eye-opener. He pledged to make Gina Road a top legislative priority and planned to discuss it with the governor. City Manager Nathan Cherpeski explained that the total project cost was approximately \$3.5 million, with \$2.9 million allocated for paving and improvements, \$300,000 for right-of-way acquisition, and \$600,000 for a water line. He confirmed the road had already been designed and that the city would now begin formal efforts to acquire the necessary land, abandoning the previous approach of requesting donations. City staff also committed to exploring state and federal grants, though most funding sources were programmed several years out. The Council discussed the importance of acting quickly, with Mayor Palmer stating the goal was to complete the project within one to two years. Additionally, the City agreed to resume applying magnesium chloride for dust control on the public portions of the road. The issue was scheduled to be added to an upcoming City Council agenda for further discussion and planning. The Council expressed appreciation for the professionalism and persistence of the residents and acknowledged that recent accidents had made the urgency of the issue impossible to ignore.

6. City Council Reports

6.1. Councilmember Jared Henderson

Councilmember Henderson was excused from the meeting.

6.2. Councilmember Teddy Hodges

Councilmember Hodges reported on the Jordan Basin Improvement District meeting, mentioning positive updates but no rate changes to report.

6.3. Councilmember Sherrie Ohrn

Councilmember Ohrn discussed the Wasatch Front Waste and Recycling District board meeting, where she informed the board of Herriman's interest in withdrawing from the district. She also mentioned the scrap program postcards residents should receive for seasonal container service.

6.4. Councilmember Terrah Anderson

There was no report.

7. Mayor Report

There was no report.

8. Reports, Presentations and Appointments

8.1. Jordan Valley Water increase update – Andy Pierucci, Riverton City Council

Riverton Councilmember Andy Pierucci provided an update on the Jordan Valley Water Conservancy District's budget, highlighting a potential property tax increase. Herriman was

set to receive a 1.5% overall reduction in water rates, while residents faced a likely property tax increase.

Representative Pierucci, who was the sole dissenting vote on the budget proposal, noted that the district achieved cost savings by removing fluoride, which helped reduce the property tax increase by \$700,000. The new property tax rate was established at 0.000345, still below the maximum permitted rate. Herriman was to benefit from capital projects, including enhancements to the Southwest Aqueduct and Rosecrest Road transmission capacity. Representative Pierucci voiced concerns about the disparity between property tax revenue and the public benefit of water services, advocating for a realignment of structure costs with usage. The Council discussed the potential impacts and emphasized the need for legislative action to address the imbalance between property tax revenue and public benefit, appreciating Representative Pierucci's efforts to promote accountability and fairness in the budget process.

8.2. Youth Council Legacy Project Presentation

Several Youth Council members presented their legacy projects:

1. Liam Opheikens and Hayden Opheikens: Scanned and organized cemetery records and water shares for the city's posterity.
2. Violet Anderson: Volunteered at the Columbus Center daycare, helping with kids while parents attended classes.
3. Nyah Krapsicher and Sydney Bennett: Collected donations for the Herriman Animal Shelter, including towels, beds, and toys. They also coordinated with the South Jordan Rotary Club to make dog and cat beds.
4. Sadie Miles and Kennedy Haymond: Created "The Disconnect Effect" project to address cell phone usage in schools. They conducted surveys, organized events, and raised awareness about the impacts of excessive phone use on teenagers.

The Council praised the Youth Council members for their efforts and leadership. Mayor Palmer mentioned the "Real Day" initiative, encouraging people to put down their phones on the first day of each month, and suggested the Youth Council could help promote this idea in the future.

8.3. 2024 Review of the South Valley Chamber – Jay Francis, South Valley Chamber President

South Valley Chamber of Commerce President Jay Francis gave an overview of the South Valley Chamber's 2024 activities, focusing on four main initiatives: connect, educate, advocate, and grow. He detailed various programs and events such as Women in Business, the Business Institute, Leadership South Valley, and business boot camps. Networking events, executive forums, and committee activities were also part of their agenda. The

Chamber welcomed 196 new members, including 15 from Herriman, and noted that 90-100 Herriman businesses participated in their events. The Council appreciated the Chamber's efforts and recognized the benefits it brought to Herriman's business community.

9. Consent Agenda

9.1. Review and approval of the April 2025 monthly financial summary – Kyle Maurer, Director of Finance and Administrative Services

Councilmember Hodges moved to approve the Consent Agenda as written. Councilmember Anderson seconded the motion.

The vote was recorded as follows:

<i>Councilmember Terrah Anderson</i>	<i>Aye</i>
<i>Councilmember Jared Henderson</i>	<i>Absent</i>
<i>Councilmember Teddy Hodges</i>	<i>Aye</i>
<i>Councilmember Sherrie Ohrn</i>	<i>Aye</i>
<i>Mayor Lorin Palmer</i>	<i>Aye</i>

The motion passed unanimously with Councilmember Henderson being absent.

10. Discussion and Action Items

10.1. Consideration of an Interlocal Agreement with Salt Lake County to receive \$57,000 for the purchase of right-of-way near Sentinel Ridge Boulevard and 13800 South – Blake Thomas, Community Development Director

Community Development Director Blake Thomas presented an interlocal agreement with Salt Lake County regarding the acquisition of right-of-way on 13800 South, located between the Mountain View Corridor and the Riverton/Bluffdale border. This agreement was in continuation of a reimbursement agreement previously approved by the council in late 2024. The property had been acquired from a developer and the Council authorized a reimbursement according to that agreement. It was noted that the county council had recently approved the resolution for corridor preservation funds, a process that took approximately five years. These funds were intended to replenish the capital projects fund used for reimbursing the developer. Councilmember Ohrn inquired about the discrepancy in land costs compared to a recent purchase, to which Director Thomas clarified that the appraisal for this property was conducted in 2020, assessing the land at \$300,000 per acre, which was notably lower than current values.

Councilmember Ohrn moved to approve Resolution No. R30-2025 approving the execution of an interlocal cooperation agreement with Salt Lake County Providing for the transfer of \$57,000 of Salt Lake County Corridor Preservation funds to be used to acquire certain property for transportation purposes. Councilmember Anderson seconded the motion.

The vote was recorded as follows:

Councilmember Terrah Anderson	Aye
Councilmember Jared Henderson	Absent
Councilmember Teddy Hodges	Aye
Councilmember Sherrie Ohrn	Aye
Mayor Lorin Palmer	Aye

The motion passed unanimously with Councilmember Henderson being absent.

11. Future Meetings

- 11.1. Next Planning Meeting: June 4, 2025
- 11.2. Next City Council Meeting: June 11, 2025

12. Events

- 12.1. Fort Herriman PRCA Rodeo: May 29-31, 2025; W&M Butterfield Park 7:00 p.m.
- 12.2. Hungry Herriman Food Truck Roundup: June 2, 2025 & June 9, 2025 @ Crane Park 5:00 p.m.
- 12.3. Declaration of Candidacy Period: June 2, 2025 – June 6, 2025; Herriman City Hall
- 12.4. Tarzan – The Musical: June 6 – 16, 2025; W&M Butterfield Park 8:00 p.m.

13. Closed Session

The Herriman City Council may temporarily recess the City Council meeting to convene in a closed session to discuss the character, professional competence, or physical or mental health of an individual, pending or reasonable imminent litigation, and the purchase, exchange, or lease of real property, as provided by Utah Code Annotated §52-4-205

Councilmember Hodges moved to temporarily recess the City Council work meeting to convene in a closed session to discuss the character, professional competence, or physical or mental health of an individual, as provided by Utah Code Annotated §52-4-205 at 8:45 p.m. Councilmember Ohrn seconded the motion.

The vote was recorded as follows:

Councilmember Terrah Anderson	Aye
Councilmember Jared Henderson	Absent
Councilmember Teddy Hodges	Aye
Councilmember Sherrie Ohrn	Aye
Mayor Lorin Palmer	Aye

The motion passed unanimously with Councilmember Henderson being absent.

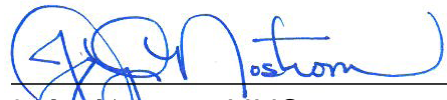
The Council reconvened the City Council meeting at 10:07 p.m.

14. Adjournment

Councilmember Hodges moved to adjourn the City Council meeting at 10:07 p.m. Councilmember Ohrn seconded the motion, and all voted aye.

15. Recommence to Work Meeting (If Needed)

I, Jackie Nostrom, City Recorder for Herriman City, hereby certify that the foregoing minutes represent a true, accurate and complete record of the meeting held on May 28, 2025. This document constitutes the official minutes for the Herriman City Council Meeting.



Jackie Nostrom, MMC
City Recorder



CITY COUNCIL MINUTES

Wednesday, June 11, 2025
Awaiting Formal Approval

The following are the minutes of the City Council meeting of the Herriman City Council. The meeting was held on **Wednesday, June 11, 2025, at 5:30 p.m.** in the Herriman City Council Chambers, 5355 West Herriman Main Street, Herriman, Utah. Adequate notice of this meeting, as required by law, was posted in the City Hall, on the City's website, and delivered to members of the Council, media, and interested citizens.

Presiding: Mayor Lorin Palmer

Councilmembers Present: Jared Henderson, Teddy Hodges, Sherrie Ohrn

Councilmembers Present: Terrah Anderson

Staff Present: City Manager Nathan Cherpeski, Assistant City Manager Wendy Thomas, City Recorder Jackie Nostrom, Finance Director Kyle Maurer, Assistant City Matthew Brooks, Communications Manager Jonathan LaFollette, Community Development Director Blake Thomas, Public Works Director Justun Edwards, Building Official Cathryn Nelson, Deputy Police Chief Cody Stromberg, Police Chief Troy Carr, Deputy Director of Parks, Recreation and Events Anthony Teuscher, and UFA Division Chief Anthony Widdison.

5:30 PM – WORK MEETING: (Fort Herriman Conference Room)

1. Council Business

Mayor Lorin Palmer called the meeting to order at 5:30 p.m.

1.1. Review of this Evening's Agenda

Council and staff briefly reviewed the agenda.

1.2. Future Agenda Items

There were no future agenda items requested.

1.3. Council discussion of future citizen recognitions

Assistant City Manager Wendy Thomas reported that they had received two submissions for the Grand Marshal selection. She expressed excitement about the selection and announced that Veja Jean Brown Hamilton, who is 97 years old, was selected as the Grand Marshal. Ms. Hamilton had served several years on the Salt Lake County Planning Commission and County Commission.

2. Administrative Reports

2.1. City Status Report – May 2025 – Nathan Cherpeski, City Manager

City Manager Nathan Cherpeski presented the City Status report. He noted that the City was starting to see an uptick in building permits as Olympia came online. He mentioned that they were now tracking duplexes internally as townhomes and trying to break down different types of products coming into Herriman that haven't traditionally been tracked.

Regarding sales tax, City Manager Cherpeski pointed out that they had added a previous year line to the report. He described a "roller coaster effect" where one month would be up versus last year, and then it would drop. He stated that the trends were all over the place with what's happening with sales tax.

City Manager Cherpeski mentioned that there had been some inconsistency in reporting times from the state, but they believed it was being dialed down to be more consistent. He noted that when it's inconsistent, they sometimes see some of their payers show up in one month but not in another. He also reported that the City's official population with the state is now 62,352 individuals.

2.2. Discussion regarding allowable uses in building 7 at Copper View Plaza (Formerly Mountain View Plaza) – Blake Thomas, Community Development Director

Community Development Director Blake Thomas introduced Developer Aaron Osmond and his team to provide an update on Building 7 at Copper View Plaza. He explained that the original request was potentially to change something of uses in the MDA, but upon review, they found that it was allowed in the MDA.

Developer Osmond thanked the Council for their support over the last couple of years and expressed satisfaction with how the project has come together. He explained that Building 7 was originally envisioned and presented as a 2-story facility with an entertainment venue

and reception center on the second floor. However, they were not successful in finding a tenant for that use over the past year.

Developer Osmond mentioned that a small entertainment venue had opened just north of the Anthem development, which affected the viability of their original plan. They decided to shift their focus to a 1-story, 8,000-square-foot building dedicated to a single restaurant tenant. He revealed that they were in active conversations with a restaurant called Dollie's Soup and Salad, which has a facility in Sandy.

The team explained their considerations in placing the building, particularly regarding the service and refuse side of restaurants. It was described how they planned to screen these areas from view and create opportunities for outdoor dining with views of the mountains.

The Council expressed support for the plan, noting the demand for sit-down, dine-in restaurants in the area. They appreciated the consistency of the architectural look and feel with the rest of the project.

2.3. Discussion Regarding Improvements on Gina Road – Blake Thomas, Community Development Director and Justun Edwards, Public Works Director

Director Thomas presented detailed information about the planned improvements on Gina Road, offering a comprehensive overview of the road's history and the challenges associated with its development since its annexation into Herriman in 2009. He highlighted ongoing issues related to subdivisions and the requirements set by fire marshals that have complicated development efforts.

In addressing concerns about traffic conditions, Director Thomas provided an update on a recent traffic study that was conducted between May 20th and May 28th, which included data collection over Memorial Day weekend. This study revealed that the average daily traffic on Gina Road was approximately 200 vehicles per day. Notably, the study found that the 85th percentile speeds were relatively low, averaging around 18 miles per hour, implying that most drivers adhere to safe driving speeds.

Public Works Director Justun Edwards contributed to the discussion by exploring potential treatments for Gina Road that could improve road conditions. He proposed maintaining the application of magnesium chloride as a means of dust control and to help stabilize the road surface, addressing some residents' concerns about road quality and safety. Additionally, Director Edwards discussed plans to bolster signage consistency along Gina Road, which would enhance safety and provide clearer information to motorists about speed limits and other regulations.

When examining the financial scope of the project, Director Thomas revealed that the total budget for the proposed improvements was approximately \$374,000. However, when the project went to bid, the bids submitted exceeded this amount, with the lowest bid being approximately \$510,000 from Gladwell Construction. This shortfall prompted the Council to examine various strategies to align the project cost with budget constraints. Among these strategies were proposals to narrow the sidewalks, which would save around \$30,000, eliminate certain portions of the planned waterline extension to save both immediate costs and future paving expenses, and potentially use alternative materials for the storm drain system to cut costs by an estimated \$10,000.

Further considerations included the importance of acquiring additional funding through grants, which could offset some of the project costs. Director Thomas mentioned working towards securing such funds and expressed hope in obtaining grant approvals, particularly from a county fund pool available due to underspending in previous projects. Ultimately, the Council reached a consensus to proceed with efforts to acquire the necessary land for the road project.

2.4. Discussion Regarding Upcoming Corridor Preservation Funding – Blake Thomas, Community Development Director

Director Thomas presented information about upcoming corridor preservation funding applications, due on June 30th. He explained that to be eligible, projects must be on Phase 1 or 2 of the Wasatch Front Regional Council Regional Transportation Plan. He focused on an area along Main Street and Pinellas or Miller Crossing, showing maps of the properties that would need to be acquired for right-of-way. He mentioned that some properties were already required to dedicate land through development agreements.

Director Thomas explained that they were looking to apply for corridor preservation funding for a piece of property that partially resides in High Country Estates. He noted that they had been in talks with Salt Lake County, who wanted Herriman to apply for the right-of-way on their behalf. The Council expressed support for applying for the funding and moving forward with the project.

Councilmember Ohrn moved to temporarily recess the City Council work meeting to convene in a closed session to discuss the purchase, exchange, or lease of real property, as provided by Utah Code Annotated §52-4-205 at 6:18 p.m. Councilmember Ohrn seconded the motion.

The vote was recorded as follows:

Councilmember Terrah Anderson

Absent

Councilmember Jared Henderson

Aye

<i>Councilmember Teddy Hodges</i>	<i>Aye</i>
<i>Councilmember Sherrie Ohrn</i>	<i>Aye</i>
<i>Mayor Lorin Palmer</i>	<i>Aye</i>

The motion passed unanimously with Councilmember Anderson being absent.

The Council reconvened the work meeting at 6:28 p.m.

3. Adjournment

Councilmember Ohrn moved to adjourn the City Council work meeting at 6:29 p.m. Councilmember Hodges seconded the motion, and all voted aye.

7:00 PM – GENERAL MEETING:

4. Call to Order

Mayor Palmer called the meeting to order at 7:10 p.m. and excused Councilmember Terrah Anderson from the meeting.

4.1. Invocation/Thought/Reading and Pledge of Allegiance

Deputy Chief of Police Cody Stromberg led the audience in the Pledge of Allegiance.

4.2. City Council Comments and Recognitions

Councilmember Ohrn commended staff on the rodeo and thanked them for their efforts.

Councilmember Teddy Hodges congratulated the candidates who had filed for the upcoming City Council and Mayoral elections.

5. Public Comment

Adam Orme addressed the Council regarding speed limits and enforcement on his street. He expressed confusion about the actual speed limit and concerns about speeding. The Council encouraged him to listen to the earlier work meeting discussion, which covered many of his concerns.

Kathryn Chevalier addressed the Council regarding the prohibition of short-term rentals. She requested that the Council consider permitting them, arguing that they would have similar impacts to long-term rentals and could provide economic benefits to the City.

6. City Council Reports

6.1. Councilmember Jared Henderson

6.2. Councilmember Teddy Hodges

6.3. Councilmember Sherrie Ohrn**6.4. Councilmember Terrah Anderson****7. Mayor Report**

Mayor Palmer reported on his recent attendance at the Built Here Housing Summit at the governor's mansion. He mentioned that he was part of a panel of mayors speaking about how cities are doing their part in addressing housing costs and concerns. Mayor Palmer emphasized the need to consider infrastructure challenges when discussing growth and housing density.

8. Consent Agenda

8.1. Review and consider a resolution to reappoint one Alternate Member of the Herriman City Planning Commission for an additional one-year term of service.

8.2. Consideration of a resolution appointing Councilmember Terrah Anderson as a member of the Board of Trustees of the South Salt Lake Valley Mosquito Abatement District – Jackie Nostrom, Deputy Director of Administrative Services/City Recorder

8.3. Approval of the May 15, 2025, special City Council meeting minutes

8.4. Review and consider a resolution to declare a property segment located partially within the Mountain View Corridor right-of-way at 5149 W and 5151 W 11800 South and owned by the Utah Department of Transportation as “impracticable” for the development of a Transit Station Area Plan as required by Utah State Code and monitored by the Wasatch Front Regional Council – Michael Maloy, City Planner

8.5. Acknowledging changes made to the Creek Ridge Master Development Agreement Amendment #2 per Council’s action and direction from the April 23, 2025, meeting.

Councilmember Henderson moved to approve the Consent Agenda as written. Councilmember Hodges seconded the motion.

The vote was recorded as follows:

<i>Councilmember Terrah Anderson</i>	<i>Absent</i>
<i>Councilmember Jared Henderson</i>	<i>Aye</i>
<i>Councilmember Teddy Hodges</i>	<i>Aye</i>
<i>Councilmember Sherrie Ohrn</i>	<i>Aye</i>
<i>Mayor Lorin Palmer</i>	<i>Aye</i>

The motion passed unanimously with Councilmember Anderson being absent.

9. Discussion and Action Items

9.1. Herriman Community Center Remodel – Justun Edwards, Public Works Director
Director Edwards presented the Herriman Community Center remodel project. He outlined the project budget, which totaled approximately \$430,000, including various grants and funds from different sources. The bids received exceeded the budget, coming in at \$510,000.

Director Edwards explained that they had worked with the low bidder, Gladwell Construction, to revise the scope of the project to fit within the budget. This revised scope would allow for completion of a large portion of the project, including HVAC and electrical improvements, but would exclude the ADA ramp improvements. Assistant City Manager Thomas mentioned that she was working on securing additional grant funds that might allow for completion of the entire project as originally planned.

Councilmember Henderson moved to approve the Herriman Community Center Remodel project to Gladwell Construction with a revised project scope and not to exceed amount of \$374,390 to remodel the Herriman Community Center with the inclusion that if additional funding is available, staff will proceed to complete the original scope of the project. Councilmember Hodges seconded the motion.

The vote was recorded as follows:

<i>Councilmember Terrah Anderson</i>	<i>Absent</i>
<i>Councilmember Jared Henderson</i>	<i>Aye</i>
<i>Councilmember Teddy Hodges</i>	<i>Aye</i>
<i>Councilmember Sherrie Ohrn</i>	<i>Aye</i>
<i>Mayor Lorin Palmer</i>	<i>Aye</i>

The motion passed unanimously with Councilmember Anderson being absent.

9.2. Discussion and consideration of an Ordinance adopting a proposed rate of tax and levying taxes upon all real and personal property within the City of

Herriman, Utah – Kyle Maurer, Director of Finance and Administrative Services
Finance Director Kyle Maurer presented information on the proposed property tax rate for the City of Herriman. He explained the basics of property tax in Utah, including the concept of the certified tax rate and how it relates to inflation and property valuations.

Director Maurer reported that the certified tax rate for the upcoming year would be 0.00018, which would generate about \$1,080,000 for the City. He noted that the average home value in Herriman had increased from \$613,600 to \$640,000.

Director Maurer presented staff's recommendation to make a small increase to the tax rate to keep pace with inflation, using the December 2024 CPI of 2.89% as a guideline. This would result in an additional \$31,000 in revenue for the City.

The Council discussed the proposal, with some expressing reluctance to increase taxes, even by a small amount.

Councilmember Henderson moved to approve Ordinance No 2025-15 adopting a proposed rate of tax and levying taxes upon all real and personal property within Herriman City at the tax rate of 0.00018. Councilmember Hodges seconded the motion. (This Ordinance was renumbered from Ordinance No. 2025-14 to maintain sequential numbering)

The vote was recorded as follows:

<i>Councilmember Terrah Anderson</i>	<i>Absent</i>
<i>Councilmember Jared Henderson</i>	<i>Aye</i>
<i>Councilmember Teddy Hodges</i>	<i>Aye</i>
<i>Councilmember Sherrie Ohrn</i>	<i>Aye</i>
<i>Mayor Lorin Palmer</i>	<i>Aye</i>

The motion passed unanimously with Councilmember Anderson being absent.

10. Future Meetings

10.1. Next Planning Meeting: June 18, 2025

10.2. Next City Council Meeting: June 25, 2025

11. Events

11.1. Tarzan – The Musical: June 6-16, 2025; W&M Butterfield Park 8:00 p.m.

11.2. Fort Herriman Towne Days: June 14, 2025 – June 21, 2025

12. Closed Session

The Herriman City Council may temporarily recess the City Council meeting to convene in a closed session to discuss the character, professional competence, or physical or mental health of an individual, pending or reasonable imminent litigation, and the purchase, exchange, or lease of real property, as provided by Utah Code Annotated §52-4-205

Councilmember Ohrn moved to temporarily recess the City Council meeting to convene in a closed session to discuss the deployment of security personnel, devices, or systems, as provided by Utah Code Annotated §52-4-205 at 7:47 p.m. Councilmember Hodges seconded the motion.

The vote was recorded as follows:

<i>Councilmember Terrah Anderson</i>	<i>Absent</i>
<i>Councilmember Jared Henderson</i>	<i>Aye</i>
<i>Councilmember Teddy Hodges</i>	<i>Aye</i>
<i>Councilmember Sherrie Ohrn</i>	<i>Aye</i>
<i>Mayor Lorin Palmer</i>	<i>Aye</i>

The motion passed unanimously with Councilmember Anderson being absent.


The Council reconvened the meeting at 8:04 p.m.

13. Adjournment

Councilmember Ohrn moved to adjourn the City Council meeting at 8:04 p.m. Councilmember Hodges seconded the motion, and all voted aye.

14. Recommence to Work Meeting (If Needed)

I, Jackie Nostrom, City Recorder for Herriman City, hereby certify that the foregoing minutes represent a true, accurate and complete record of the meeting held on June 11, 2025. This document constitutes the official minutes for the Herriman City Council Meeting.



Jackie Nostrom, MMC
City Recorder



CITY COUNCIL MINUTES

Wednesday, June 25, 2025

Awaiting Formal Approval

The following are the minutes of the City Council meeting of the Herriman City Council. The meeting was held on **Wednesday, June 25, 2025, at 5:30 p.m.** in the Herriman City Council Chambers, 5355 West Herriman Main Street, Herriman, Utah. Adequate notice of this meeting, as required by law, was posted in the City Hall, on the City's website, and delivered to members of the Council, media, and interested citizens.

Presiding: Mayor Lorin Palmer

Councilmembers Present: Terrah Anderson, Teddy Hodges, Sherrie Ohrn

Councilmembers Excused: Jared Henderson

Staff Present: City Manager Nathan Cherpeski, Assistant City Manager Wendy Thomas, City Recorder Jackie Nostrom, Finance Director Kyle Maurer, City Attorney Todd Sheeran, Communications Manager Jonathan LaFollette, Community Development Director Blake Thomas, Public Works Director Justun Edwards, Building Official Cathryn Nelson, Police Chief Troy Carr, UFA Division Chief Anthony Widdison, City Engineer Bryce Terry, Operations Director Monte Johnson, and City Planner Michael Maloy.

5:30 PM – WORK MEETING: (Fort Herriman Conference Room)

1. Council Business

Mayor Lorin Palmer called the meeting to order at 5:30 p.m. and excused Councilmember Jared Henderson from the meeting.

1.1. Review of this Evening's Agenda

Council and staff briefly reviewed the agenda. Assistant City Manager noted that item 11.1 would be continued to a future meeting.

1.2. Future Agenda Items

There were no future agenda items requested.

1.3. Council discussion of future citizen recognitions

Mayor Palmer noted he would like to recognize the Herriman High School Track team

2. Administrative Reports**2.1. Community Development Block Grant Program – Wendy Thomas, Assistant City Manager**

Assistant City Manager Thomas explained that most of the relevant information was included in the meeting packet and noted that the city was planning to eventually establish its own CDBG program. Currently, the City was part of the Urban County and applied for funds through Salt Lake County, as this had been more manageable from a staffing perspective. Assistant City Manager Thomas believed the City had grown enough to consider managing the program in-house, which would provide greater control over the funds and allow the City to use administrative allocations to potentially hire someone to manage it. She also mentioned concerns about the future of the program, referencing rumors that it might be discontinued at the federal level.

The City was estimated to receive just under \$200,000 in allocations, though Salt Lake County reserved 35% of that for administrative fees. Because of spending limitations, such as only being able to use the funds for hard costs, the current use was focused on community center repairs and remodeling. Assistant City Manager Thomas projected that, as the City's population and demographic mix evolved, additional funds would likely become available. She recommended that Council decide whether to pursue the process, which could take a year to a year and a half. She indicated staff had already begun attending trainings in preparation.

City Manager Nathan Cherpeski acknowledged the complex regulations around CDBG and mentioned that federal changes were frequently discussed, although the program itself likely wouldn't disappear due to strong vested interests. Councilmember Terrah Anderson asked whether a new hire would be needed to administer the program or if existing staff had the capacity. Assistant City Manager Thomas responded that for the next two years, current staff could manage the consolidated planning, but that hiring someone part-time was a likely outcome in the longer term.

City Manager Cherpeski clarified that any staffing decisions could be addressed during the FY2027–FY2028 budget cycle, as the City's current contract with the county was valid through 2030, and the new program would not begin until FY2028. The Council expressed support with the proposed direction.

2.2. Discussion Regarding the Permitting of Detached Accessory Dwelling Units –

Blake Thomas, Community Development Director

Community Development Director Blake presented information on Accessory Dwelling Units (ADUs), explaining that there were two types: internal and detached. He noted that state legislation, at that time, required cities to allow internal ADUs with some restrictions such as lot size requirements and parking regulations. Director Thomas outlined the benefits and challenges of permitting detached ADUs. It was highlighted that they provided a solution to the housing shortage and offered affordable housing options, increased property values by 30-40% according to some studies, provided rental income for property owners, and allowed for flexibility and privacy in multi-generational housing setups.

The council acknowledged neighborhood concerns related to density, parking, aesthetics, and privacy issues for neighbors. One major concern was how detached ADUs could affect neighborhood density and the additional demand on parking. The Council noted that these units might lead to overcrowding and increased vehicles, which could strain on-street parking availability. Aesthetic concerns included the potential visual impact of detached ADUs, which might clash with the existing neighborhood character. Privacy issues were also brought up, particularly if new structures had windows overlooking neighboring properties, potentially compromising the privacy of current residents. The Council discussed that some of these issues might be mitigated through regulations on architectural design, style, and setback requirements to align new developments with the existing look and feel of neighborhoods while respecting residents' privacy.

The Council examined potential locations for detached ADUs, with Blake presenting a map showing lots that were 10,000 square feet or larger as potential sites. The Planning Commission had favored using lot size as a key factor. The Council considered various elements including setbacks, lot coverage percentages, and regulations tailored to different lot sizes. Director Thomas highlighted setback requirements of Riverton City noting the 5-foot setbacks for single-story structures and 15-foot for two-story structures serving as a reference. The Council also considered the alignment of ADU setback regulations with existing accessory structure regulations, discussed potential height restrictions, and debated allowing two-story ADUs.

Architectural standards for detached ADUs were also discussed. The Council considered requiring that materials, colors, and styles match those of the primary dwelling, while being aware of the potential cost implications of such requirements. They favored mandatory color

matching as a minimum standard. Parking requirements were also a topic of discussion, with the Council advocating for additional parking spaces to be required for detached ADUs, linked to the number of bedrooms and existing spaces on a property.

When it came to utility connections, Public Works Director Justun Edwards recommended separate water services for detached ADUs but acknowledged possible connections to the primary residence's service in some instances. The Council discussed potentially needing larger meters or conducting demand studies on properties with ADUs and recognized the importance of coordinating with various utility providers for consistent regulations. They also debated the allowance of short-term rentals in detached ADUs. The impact on affordable housing goals were discussed. The Council concurred on the necessity of requiring owner occupancy for either the primary dwelling or the ADU. Concerns were raised over allowing home occupations in detached ADUs and the possibility of residential areas transitioning into commercial zones, prompting the need to revisit existing home occupation regulations.

3. Adjournment

Councilmember Ohrn moved to adjourn the City Council work meeting at 6:34 p.m. Councilmember Hodges seconded the motion, and all voted aye.

7:00 PM – GENERAL MEETING:

4. Call to Order

Mayor Palmer called the meeting to order at 7:00 p.m. and excused Councilmember Jared Henderson from the meeting.

4.1. Invocation/Thought/Reading and Pledge of Allegiance

Mr. Dee Oakeson led the audience in the Pledge of Allegiance.

4.2. City Council Comments and Recognitions

Councilmember Ohrn gave a shout out to everyone who participated in town days. She noted it was a great event despite the firework fiasco due to wind. She commended the turnout, especially the youth presence, and thanked staff and officers for their hard work and community interaction.

Mayor Palmer echoed Councilmember Ohrn's comments, thanking all involved including Friends of Herriman and other groups. He praised Events Manager Lorren Mitchell and her team for their exceptional work.

5. Public Comment

Chris Harding, the Salt Lake County Auditor, addressed the Council to discuss the upcoming property tax season and notices of valuation. He explained a new electronic notification

system using QR codes that would provide more detailed information than paper notices. He also mentioned implementing a system to allow residents to track the progress of property tax appeals in real-time. He encouraged reporting of fraud, waste, and abuse in the county via the QR code.

Matt Basham expressed appreciation for the town days events. He commended the ease of participation, clear instructions, and smooth operation. He praised Event Manager Mitchell's omnipresence and enjoyed seeing the police department and Unified Fire interacting with the community. He looked forward to next year's events.

6. City Council Reports

6.1. Councilmember Jared Henderson

Councilmember Henderson was excused from the meeting.

6.2. Councilmember Teddy Hodges

Councilmember Hodges reported attending the Jordan Basin Improvement District sewer board meeting the previous morning but had nothing significant to report.

6.3. Councilmember Sherrie Ohrn

Councilmember Ohrn was unable to attend the chamber board meeting due to jury duty. She attended the Wasatch Front Waste and Recycling District board meeting but reserved her comments for item 11.4 on the agenda.

6.4. Councilmember Terrah Anderson

Councilmember Anderson had nothing to report.

7. Mayor Report

Mayor Palmer reported on a recent COM meeting where they invited the Chief Deputy running the county jail and the district attorney to discuss jail space and processes. He noted that the Oxbow facility was now fully operational with all three pods open and at 90% capacity. He mentioned a recent small fire at the facility that was contained. Mayor Palmer highlighted the need to address jail capacity as the county population grows. He anticipated this topic would be discussed further.

8. Reports, Presentations and Appointments

8.1. 2025 Parade Grand Marshal Recognition

Lorren recognized Via Jean Brown Hamilton as the 2025 Fort Herriman Town Days parade Grand Marshal. Born in Lehi in 1928, Via Jean has spent most of her life in the Riverton-Herriman area. She has been a dedicated service member throughout her life, serving on the

Riverton City Council, American Legion, and in her church. At 97 years old, she continues to inspire those around her with her service, kindness, and love for family and community.

8.2. Fiscal year 2025 Office of the State Auditor's Fraud Risk Assessment – Kyle Maurer, Director of Finance and Administrative Services

Finance Director Kyle Maurer presented the fiscal year 2025 fraud risk assessment required by the Utah State Auditor. He explained that the assessment was designed to give elected officials a guide of internal controls and possible risk areas. Herriman City scored 355, which was considered low risk. Director Maurer noted two areas for improvement: 1) implementing an internal audit function, which may not be feasible due to cost, and 2) implementing a policy requiring City employees to commit in writing to a statement of ethical behavior. He mentioned that the latter has been delayed due to bandwidth issues but will be addressed in the coming year.

9. Public Hearing

9.1. Public hearing and consideration of a Resolution amending the budgets of the City of Herriman for fiscal year 2025 – Kyle Maurer, Director of Finance and Administrative Services

Finance Director Maurer presented various budget amendments for the fiscal year 2025. Key amendments included the use of increased Class C Road funds to cover the cost of a hook lift, avoiding a capital lease issuance due to high interest rates. The Events Department budget was increased by \$66,000, thanks to additional sponsorships obtained. A transfer of \$2.4 million from the general fund to capital projects was proposed to comply with the fund balance policy, along with a proposal to transfer any amount above the fund balance policy to capital projects at the end of the year. New software contracts for the police department were recognized as debt for accounting purposes. Director Maurer also adjusted impact fee revenues and expenditures based on actual collections and planned studies and acknowledged a new mental health grant for public safety from the State of Utah. Additionally, there were adjustments to the capital project budgets for land sales, grants received, and interfund transfers.

Mayor Palmer opened the public hearing.

No comments were offered.

Councilmember Ohrn moved to close the public hearing. Councilmember Anderson seconded the motion and all voted aye.

Councilmember Ohrn moved to approve Resolution No. R34-2025 amending the Fiscal Year 2025 Herriman City Budget. Councilmember Anderson seconded the motion.

The vote was recorded as follows:

<i>Councilmember Terrah Anderson</i>	<i>Aye</i>
<i>Councilmember Jared Henderson</i>	<i>Absent</i>
<i>Councilmember Teddy Hodges</i>	<i>Aye</i>
<i>Councilmember Sherrie Ohrn</i>	<i>Aye</i>
<i>Mayor Lorin Palmer</i>	<i>Aye</i>

The motion passed unanimously with Councilmember Henderson being absent.

9.2. Public hearing and consideration of a Resolution amending the budgets of the City of Herriman for fiscal year 2026 – Kyle Maurer, Director of Finance and Administrative Services

Director Maurer presented amendments to the fiscal year 2026 budget, which included allocating additional transportation funding from the county, adding a finance position, and unfreezing a position in the Recorder's Office. The amendments also involved implementing targeted market adjustments, particularly focused on outdoor laborers, and budgeting for two new police officers. Additionally, funds were allocated for the Gina Road project, and provisions were made for replacing police vehicles and acquiring one new vehicle. A new fund was also created to self-fund dental insurance.

Mayor Palmer opened the public hearing.

No comments were offered.

Councilmember Ohrn moved to close the public hearing. Councilmember Hodges seconded the motion and all voted aye.

Councilmember Ohrn moved to approve Resolution No. R35-2025 approving an amendment to the 2025-2026 fiscal year budget. Councilmember Anderson seconded the motion.

The vote was recorded as follows:

<i>Councilmember Terrah Anderson</i>	<i>Aye</i>
<i>Councilmember Jared Henderson</i>	<i>Absent</i>
<i>Councilmember Teddy Hodges</i>	<i>Aye</i>
<i>Councilmember Sherrie Ohrn</i>	<i>Aye</i>
<i>Mayor Lorin Palmer</i>	<i>Aye</i>

The motion passed unanimously with Councilmember Henderson being absent.

9.3. Public hearing and consideration of a Resolution for proposed compensation increases for specific City officers – Kyle Maurer, Director of Finance and Administrative Services

Director Maurer explained that Senate Bill 91, passed in 2024, requires a public hearing for proposed increases for specified officers. He clarified that the City interpreted this to include anyone at a manager level or above. The proposed increases include a 2.9% cost of living adjustment and a 0.5% merit adjustment. Additional market adjustments were proposed for positions identified as being out of market.

Mayor Palmer opened the public hearing.

There were no comments offered.

Councilmember Ohrn moved to close the public hearing. Councilmember Hodges seconded the motion and all voted aye.

Councilmember Ohrn moved to approve Resolution No. R36-2025 stating proposed compensation increases for specific city officers. Councilmember Hodges seconded the motion.

The vote was recorded as follows:

<i>Councilmember Terrah Anderson</i>	<i>Aye</i>
<i>Councilmember Jared Henderson</i>	<i>Absent</i>
<i>Councilmember Teddy Hodges</i>	<i>Aye</i>
<i>Councilmember Sherrie Ohrn</i>	<i>Aye</i>
<i>Mayor Lorin Palmer</i>	<i>Aye</i>

The motion passed unanimously with Councilmember Henderson being absent.

10. Consent Agenda

- 10.1. Consideration to Approve Construction Contract for the Herriman Main Street Turf Conversion**
- 10.2. Consideration to Approve a Construction Contract for the City Hall Landscape Planter Retrofit**
- 10.3. Consideration to Approve a Construction Contractor for the Autumn Dusk and Butterfield Detention Pond Retrofit Projects**
- 10.4. Approval of the April 23, 2025, City Council meeting minutes**

Councilmember Ohrn moved to approve the Consent Agenda as written. Councilmember Hodges seconded the motion.

The vote was recorded as follows:

<i>Councilmember Terrah Anderson</i>	<i>Aye</i>
<i>Councilmember Jared Henderson</i>	<i>Absent</i>
<i>Councilmember Teddy Hodges</i>	<i>Aye</i>
<i>Councilmember Sherrie Ohrn</i>	<i>Aye</i>
<i>Mayor Lorin Palmer</i>	<i>Aye</i>

The motion passed unanimously with Councilmember Henderson being absent.

11. Discussion and Action Items

11.1. Consideration of the Approval of a Property Use Agreement with the Utah Soccer Federation, Inc. to construct Athletic Fields and other Amenities on City-owned Property – Wendy Thomas, Assistant City Manager

This item was continued to a future meeting.

Councilmember Ohrn moved to continue the item to a future meeting. Councilmember Anderson seconded the motion, and all voted aye.

11.2. Discussion and Consideration of a Public Utility Easement (PUE) Access and Infrastructure Agreement with All West Utah Inc. – Blake Thomas, Community Development Director

Community Development Director Thomas presented an agreement with All West Communications for public utility easement access and infrastructure. Key points of the agreement included:

- All West will provide the city with 4 strands of dark fiber for every line they install.
- The city will allow All West to run facilities in the PUE and use city-installed conduits.
- Quarterly coordination meetings will be held.
- The agreement term is 30 years with two 5-year automatic renewals.

Director Thomas highlighted the benefits of the agreement, including meeting strategic plan goals, providing more internet options for residents, and gaining exclusive access to the system for city infrastructure.

The Council noted the agreement addresses long-standing concerns about broadband access in the City. They also acknowledged former Councilmember Steve Shields for his efforts in moving this project forward.

Councilmember Ohrn moved to approve the Public Utility Easement Access and

Infrastructure agreement with All West Communications. Councilmember Hodges seconded the motion.

The vote was recorded as follows:

<i>Councilmember Terrah Anderson</i>	<i>Aye</i>
<i>Councilmember Jared Henderson</i>	<i>Absent</i>
<i>Councilmember Teddy Hodges</i>	<i>Aye</i>
<i>Councilmember Sherrie Ohrn</i>	<i>Aye</i>
<i>Mayor Lorin Palmer</i>	<i>Aye</i>

The motion passed unanimously with Councilmember Henderson being absent.

11.3. Discussion and consideration of a Resolution amending the fiscal year 2026 Job Classification Plan and Salary Schedule – Kyle Maurer, Director of Finance and Administrative Services

Director Maurer discussed the modifications made to the job classification plan and salary schedule. These changes included upgrading a position from Management Analyst to Assistant to the City Manager along with a change in pay grade. Additionally, a new position for an Assistant Director of Finance was created. It was also proposed to unfreeze and reclassify a Records Specialist position to Deputy City Recorder and to eliminate the Court Services Officer positions, which had been outsourced. Temporary part-seasonal and tech allocations were reversed, and an Events Assistant position was reclassified. Furthermore, all pay ranges and steps were increased by 2.9% to account for cost-of-living adjustments. Director Maurer explained that HR employed a variety of methods to ascertain market rates, including the use of TechNet, conducting surveys, and engaging in direct communication with other cities. He also noted that the City experienced a higher rate of employee loss to the private sector compared to other cities.

Councilmember Ohrn moved to approve Resolution No R37-2025 approving an amendment to the fiscal year 2025-2026 job classification plan and salary schedule. Councilmember Anderson seconded the motion.

The vote was recorded as follows:

<i>Councilmember Terrah Anderson</i>	<i>Aye</i>
<i>Councilmember Jared Henderson</i>	<i>Absent</i>
<i>Councilmember Teddy Hodges</i>	<i>Aye</i>
<i>Councilmember Sherrie Ohrn</i>	<i>Aye</i>
<i>Mayor Lorin Palmer</i>	<i>Aye</i>

The motion passed unanimously with Councilmember Henderson being absent.

11.4. Discussion and consideration of a resolution to withdraw from Wasatch Front Waste & Recycling District – Trevor Ram, Management Analyst/Nathan Cherpeski, City Manager

City Manager Nathan Cherpeski presented the resolution to withdraw from the Wasatch Front Waste & Recycling District. He explained that the City had issued an RFP for solid waste services and received two competitive responses indicating significant savings over the current arrangement. The resolution formalizes the council's intent to withdraw from the district, with potential savings of 20-30% per month for residents.

Councilmember Ohrn elaborated on the reasons for considering withdrawal, including recent rate increases from the District and the need to ensure the best interests of the City. She emphasized that this decision was not due to poor service from the District but rather a recognition that the City may have outgrown this service model. Councilmember Anderson thanked the Council and staff for looking into available options.

Councilmember Ohrn moved to approve Resolution R38-2025 to withdraw from Wasatch Front Waste and Recycling District. Councilmember Anderson seconded the motion.

The vote was recorded as follows:

<i>Councilmember Terrah Anderson</i>	<i>Aye</i>
<i>Councilmember Jared Henderson</i>	<i>Absent</i>
<i>Councilmember Teddy Hodges</i>	<i>Aye</i>
<i>Councilmember Sherrie Ohrn</i>	<i>Aye</i>
<i>Mayor Lorin Palmer</i>	<i>Aye</i>

The motion passed unanimously with Councilmember Henderson being absent.

11.5. Discussion and consideration of a resolution to approve an amendment to the second amended and restated Interlocal Agreement creating Trans-Jordan Cities – Trevor Ram, Management Analyst/Nathan Cherpeski, City Manager

City Manager Cherpeski presented the resolution to join Trans-Jordan Cities, an organization of seven cities addressing landfill needs and access. He explained that joining would provide Herriman with landfill access for 80-100 years. The agreement included a buy-in provision with four payments of \$100,000 starting in fiscal year 2027, and continued payment of non-member tipping fees for up to 15 years to pay off the City's share of the system's value.

Executive Director of Trans-Jordan Cities Jaren Scott addressed concerns about future costs and explained the long-term plans for the landfill and transfer stations. He emphasized the cost-effectiveness and environmental soundness of their operations.

Councilmember Ohrn moved to approve Resolution R39-2025 approving an amendment to the second amended and restated Interlocal Agreement creating Trans-Jordan cities dated December 1, 1995. Councilmember Anderson seconded the motion.

The vote was recorded as follows:

<i>Councilmember Terrah Anderson</i>	<i>Aye</i>
<i>Councilmember Jared Henderson</i>	<i>Absent</i>
<i>Councilmember Teddy Hodges</i>	<i>Aye</i>
<i>Councilmember Sherrie Ohrn</i>	<i>Aye</i>
<i>Mayor Lorin Palmer</i>	<i>Aye</i>

The motion passed unanimously with Councilmember Henderson being absent.

11.6. Review and consider a resolution to approve an agreement for participation in the development of and operation of a municipal solid waste facility of Trans-Jordan Cities – Trevor Ram, Management Analyst/Nathan Cherpeski, City Manager

Councilmember Ohrn moved to approve Resolution R40-2025 authorizing the approval of an agreement with Herriman City pertaining to becoming a member of Trans-Jordan Cities, an Interlocal agency. Councilmember Anderson seconded the motion.

The vote was recorded as follows:

<i>Councilmember Terrah Anderson</i>	<i>Aye</i>
<i>Councilmember Jared Henderson</i>	<i>Absent</i>
<i>Councilmember Teddy Hodges</i>	<i>Aye</i>
<i>Councilmember Sherrie Ohrn</i>	<i>Aye</i>
<i>Mayor Lorin Palmer</i>	<i>Aye</i>

The motion passed unanimously with Councilmember Henderson being absent.

12. Future Meetings

12.1. Next Planning Meeting: July 2, 2025

12.2. Next City Council Meeting: July 9, 2025

13. Events

13.1. Hungry Herriman Food Truck Roundup: Monday Evenings @ Crane Park 5:00 p.m.

13.2. Independence Day: July 4, 2025 – Herriman City Offices Closed

14. Closed Session

The Herriman City Council may temporarily recess the City Council meeting to convene in a closed session to discuss the character, professional competence, or physical or mental health of an individual, pending or reasonable imminent litigation, and the purchase, exchange, or lease of real property, as provided by Utah Code Annotated §52-4-205

Councilmember Ohrn moved to temporarily recess the City Council meeting to convene in a closed session to discuss the purchase, exchange, or lease of real property, as provided by Utah Code Annotated §52-4-205 at 8:12 p.m. Councilmember Ohrn seconded the motion.

The vote was recorded as follows:

<i>Councilmember Terrah Anderson</i>	<i>Aye</i>
<i>Councilmember Jared Henderson</i>	<i>Absent</i>
<i>Councilmember Teddy Hodges</i>	<i>Aye</i>
<i>Councilmember Sherrie Ohrn</i>	<i>Aye</i>
<i>Mayor Lorin Palmer</i>	<i>Aye</i>

The motion passed unanimously with Councilmember Henderson being absent.


The Council reconvened the Council meeting at 8:25 p.m.

15. Adjournment

Councilmember Ohrn moved to adjourn the Council meeting at 8:25 p.m. Councilmember Hodges seconded the motion, and all voted aye.

16. Recommence to Work Meeting (If Needed)

I, Jackie Nostrom, City Recorder for Herriman City, hereby certify that the foregoing minutes represent a true, accurate and complete record of the meeting held on June 25, 2025. This document constitutes the official minutes for the Herriman City Council Meeting.



Jackie Nostrom, MMC
City Recorder



STAFF REPORT

DATE: July 9, 2025
TO: The Honorable Mayor and City Council
FROM: Sandra Llewellyn, Econ. Dev. Coordinator
SUBJECT: Approval of a Local Consent for Levy Restaurants, Single Event Permits

RECOMMENDATION:

Staff recommends granting approval for the Single Event Local Consent request for the Premier Lacrosse League event on July 25th and 26th 2025.

ISSUE BEFORE COUNCIL:

Consideration of approval of the local consent resolution as proposed by Staff.

BACKGROUND/SUMMARY:

Herriman City received a request from Levy Restaurants for single event permits to store, sell, offer for sale, furnish, or allow the consumption of alcoholic beverages on the premises during the Premier Lacrosse League event.

In accordance with Utah Code 32B-9-201, the local business licensing authority is required to provide written consent to the Division of Alcoholic Beverage Services for the issuance of such event permits.

ALTERNATIVES:

The Council may choose not to approve local consent.

ATTACHMENT:

- A. Permit Requests

HERRIMAN UTAH
RESOLUTION NO. R -2025

**A RESOLUTION GRANTING LOCAL CONSENT FOR A SINGLE EVENT PERMIT FOR LEVY
RESTAURANTS AT THE PREMIER LACROSSE LEAGUE EVENT**

WHEREAS, the Herriman City Council (“Council”) met in regular session on July 9, 2025, to consider, among other things, approving a resolution granting local consent for single event permits; and

WHEREAS, Utah Code Ann. § 32B-9-201 provides among other things that to obtain a single event permit, a person shall submit to the Department of Alcoholic Beverage Services written consent of the local authority; and

WHEREAS, Utah Code Ann. §32B-1-102 defines Local Authority as the Council; and

WHEREAS, Levy Restaurants (the “Licensee”) requested written consent of the local authority to hold events for the Premier Lacrosse League event to be held on July 25th , and July 26th , 2025; and

WHEREAS, the Council finds that it is in the best interest of Herriman residents to grant the Licensee a single event permit.

NOW, THEREFORE, BE IT RESOLVED that the Council grants local consent to the Licensee to obtain a single event permit for the event to be held on July 25th , and July 26th , 2025, from the State, and authorizes and directs the City Manager or designee to execute and deliver to the Alcoholic Beverage Control Commission all forms and consents necessary to implement the intent of this resolution.

This Resolution, assigned No. R -2025 shall take effect immediately upon passage and acceptance as provided herein.

PASSED AND APPROVED by the Council of Herriman. Utah, this 9th day of July 2025

HERRIMAN

Lorin Palmer, Mayor

Jackie Nostrom, MMC
City Recorder

SINGLE EVENT PERMIT
Local Consent

PURPOSE: Local business licensing authority provides written consent to the Alcoholic Beverage Control Commission to issue an event permit to an organization for the purposes of storage, sale, offer for sale, furnish, or allow the consumption of an alcoholic product on the event premises. Authority: Utah Code 32B-9-201

Herriman

Local business license authority

☒ City ☐ Town ☐ County

hereby grants its consent to the issuance of a temporary single event permit license to:

Applicant Entity/Organization: Levy Restaurants

Event Name: Premier Lacrosse League

Event location address: 14787 S Academy Pkwy Herriman UT 84096
Street city state zip

On the 25th and 26th day(s) of July, 2025
dates month year

during the hours of 4pm - 11pm, pursuant to the provision of Utah Code 32B-9 for
define hours from and to

the sale of (Check all that apply): ☒ Beer ☐ Heavy Beer ☒ Wine ☐ Flavored Malt Beverages ☒ Liquor

We are recommending this entity as conducting a civic or community enterprise* ☒ Yes ☐ No

☐ NOT providing a recommendation

***As Part of local consent required by 32B-9-201 (1) (c), the locality may provide a recommendation as to whether the entity is conducting a civic or community enterprise.** A civic or community enterprise means a function that is in the nature of a temporary special event such as a social, business, religious, political, governmental, educational, recreational, cultural, charitable, athletic, theatrical, scholastic, artistic, or scientific event. A "civic or community enterprise" generally is a gathering that brings members of a community together for the common good. Single event permits may not be issued to or obtained by an entity or organization for the purpose of avoiding or attempting to avoid the requirement of state retail alcohol licensing.

Authorized Signature

Name/Title

Date



STAFF REPORT

DATE: June 25, 2025

TO: The Honorable Mayor and City Council

FROM: Kyle Maurer, Director of Finance and Administrative Services

SUBJECT: Review and approval of the May 2025 financial summary

RECOMMENDATION:

Staff recommends approval.

ISSUE BEFORE COUNCIL:

Should the City Council approve the monthly financial summary as presented?

ALIGNMENT WITH STRATEGIC PLAN:

ES 8 – Ensure fiscal sustainability within all City functions

BACKGROUND/SUMMARY:

City staff have prepared the attached financial summary for May 2025.

DISCUSSION:

City staff have prepared a monthly financial summary encompassing transactions through May 31, 2025. Notable items and exceptions have been noted in the report. Overall, revenues are above year-to-date projections and expenditures are less than anticipated.

ALTERNATIVES:

The City Council may choose not to approve the monthly financial summary as presented.

ATTACHMENTS:

Monthly financial summary



April 2025

Financial Report

92% of the Fiscal Year has Elapsed

The attached financial report represents transactions posted to the City's accounting system through May 31, 2025. Amendments proposed in the June 25, 2025 City Council meeting are included. Notable and/or significant items are explained below:

Sales Tax Revenue remitted to the City in May 2025 (March 2025 point of sale) was 28% higher than the prior year. However, June's distribution (not reflected on this report) was 14% lower than the prior year. Overall sales tax is 3.1% above the prior year.

Class C Road Revenue received year to date is \$2,257,138, which is an 11% increase from the prior year.

Water Sales for May 2025 (\$1,536,833) were 34% higher than May 2024. Consumption increased 17% during the month.

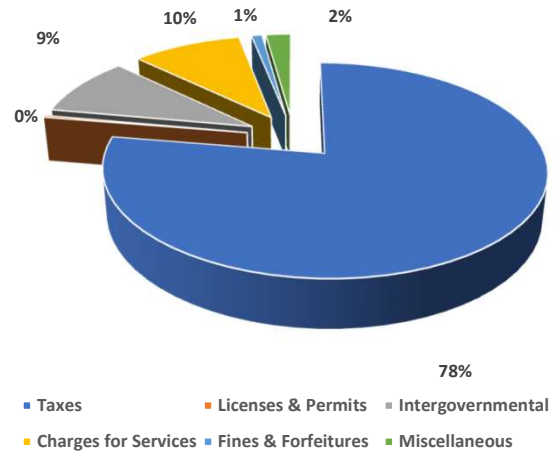
Capital Lease—The fiscal year 2025 budget includes capital lease revenue of \$278,200. However, The City's Financial Advisor is not recommending issuance of a capital lease at the current time due to unfavorable interest rates. In the June 25th budget amendments the Finance Director proposed covering this deficit with excess Class C Road funds.

General Fund Revenues at a Glance

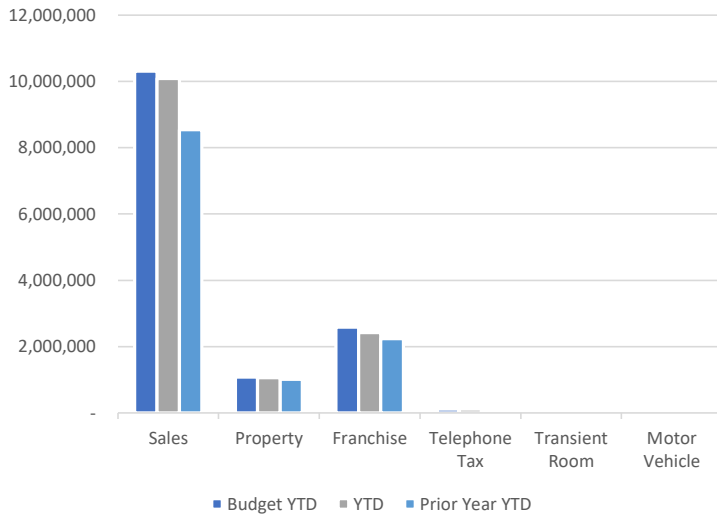
Total Revenue Versus Budget Summary

Revenue Type	Actual YTD	Budget YTD	Variance	
Taxes	13,756,847	14,142,680	(385,833)	✓
Licenses & Permits	59,465	51,270	8,195	✓
Intergovernmental	2,257,138	1,699,960	557,178	✓
Charges for Services	1,945,427	1,765,002	180,425	✓
Fines & Forfeitures	214,804	169,500	45,304	✓
Miscellaneous	454,257	400,279	53,978	✓
TOTAL	18,687,938	18,228,691	459,247	✓

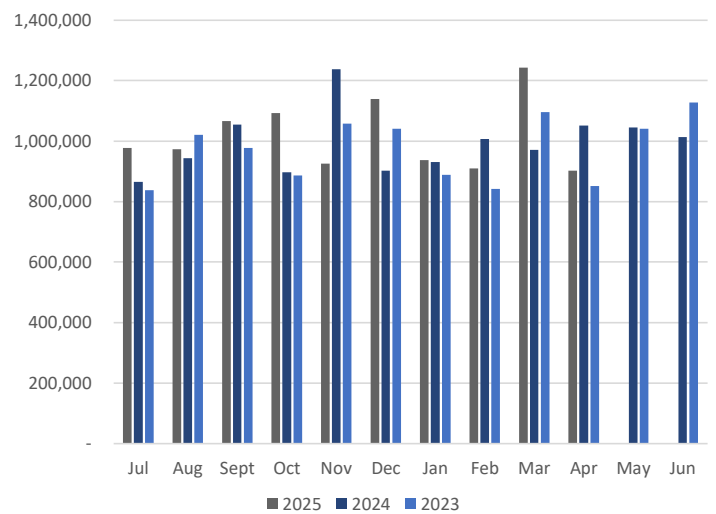
Total Fund Revenue by Type



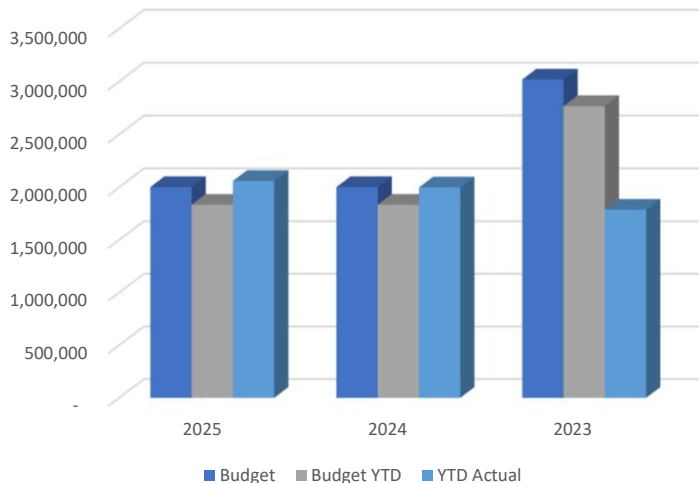
Tax Revenue Budget Versus Y-T-D Actual Comparison



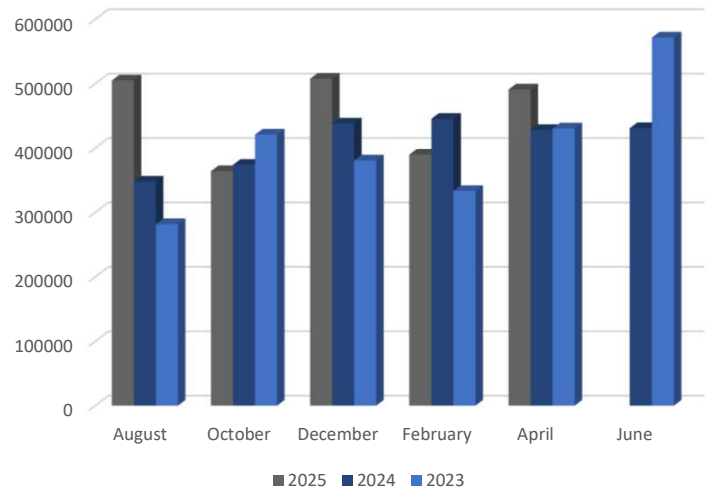
Sales Tax Comparison - FY2023 to FY2025



Building Permit Comparison - FY2023 to FY2025



Class C Road Fund Comparison - FY2023 to FY2025

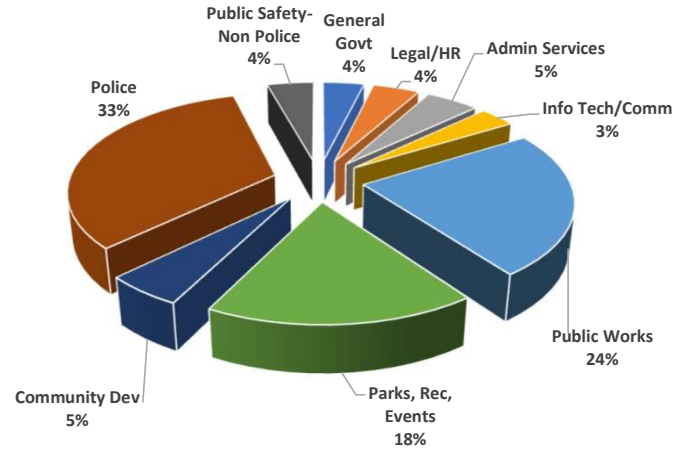


General Fund Expenditures at a Glance

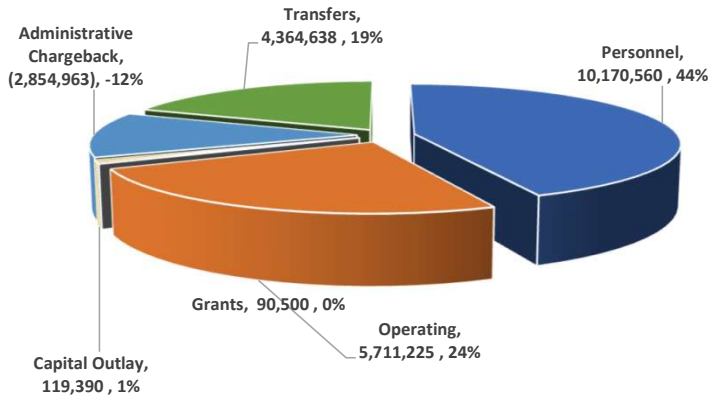
Total Expenditure Versus Budget Summary

Expenditure Type	Actual YTD	Budget YTD	Variance	
General Govt	873,063	998,777	125,714	✓
Legal/HR	1,023,748	1,134,071	110,323	✓
Admin Services	1,118,326	1,290,524	172,198	✓
Info Tech/Comm	819,557	878,420	58,863	✓
Public Works	5,514,121	6,251,550	737,429	✓
Parks, Rec, Events	4,227,138	4,636,970	409,832	✓
Community Dev	1,272,305	1,359,190	86,885	✓
Police	8,468,420	8,716,480	248,060	✓
Public Safety-Non Police	997,619	1,130,030	132,411	✓
TOTAL	24,314,299	26,396,012	2,081,713	

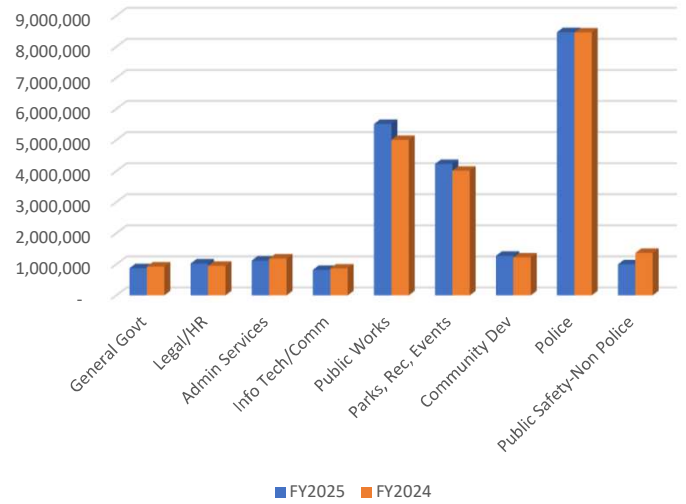
(Includes open Purchase Orders and will not match the regular financial report)



General Fund Expenditures by Type



Department Comparison FY2025 to FY2024



City of Herriman Budget Versus Actual Report - May 2025

General Fund							
	Current Month	YTD Amount	Budget	Remaining Budget	% of Budget	Prior Year Actual YTD	% of Prior Year
Revenue							
Taxes	1,565,422	13,756,849	17,645,850	3,889,001	78%	12,920,986	106%
Licenses & Permits-Other	4,612	59,465	55,125	(4,340)	108%	58,060	102%
Intergovernmental	490,816	2,257,138	2,486,200	229,062	91%	2,033,201	111%
Parks & Recreation District Fee	97,590	1,056,278	1,117,440	61,162	95%	1,008,403	105%
Charges for Services-Parks & Rec	16,698	495,546	422,910	(72,636)	117%	349,623	142%
Charges for Services-Events	81,237	209,856	341,730	131,874	61%	163,974	128%
Charges for Services-Other	16,925	190,407	210,000	19,593	91%	213,562	89%
Fines and Forfeitures	17,541	214,804	188,790	(26,014)	114%	148,851	144%
Miscellaneous	44,675	447,599	451,160	3,561	99%	652,262	69%
Lease Proceeds	-	-	-	-	0%	576,857	0%
Budgeted Use of Fund Balance	-	-	6,111,200	6,111,200	0%	-	0%
Total General Fund Revenue	\$ 2,335,516	\$ 18,687,942	\$ 29,030,405	\$ 10,342,463	64%	\$ 18,125,779	103%
Expenditures							
General and Administration	279,788	3,781,816	4,733,245	951,429	80%	3,877,351	98%
Public Works and Operations	373,171	4,097,752	6,783,405	2,685,653	60%	5,132,780	80%
Parks, Recreation, and Events	563,378	4,069,303	5,418,750	1,349,447	75%	4,407,834	92%
Community Development	102,071	1,287,548	1,630,475	342,927	79%	1,263,361	102%
Transfers Out	215,226	4,364,638	10,464,530	6,099,892	42%	6,076,073	72%
Total Expenditures	\$ 1,533,634	\$ 17,601,057	\$ 29,030,405	\$ 11,429,348	61%	\$ 20,757,399	85%
Excess of Revenues Over (Under) Expenditures	\$ 801,882	\$ 1,086,885	\$ -			\$ (2,631,620)	

Fund Balance Available (Unrestricted)					
	FY2022 (ACFR)*	FY2023 (ACFR)*	FY2024 (ACFR)*	FY2025 (Budget)	FY2026 (Budget)
Beginning Balance	\$ 2,829,134	\$ 8,006,953	8,991,065	\$ 8,095,743	\$ 5,357,743
Addition (Use of)	5,040,375	984,112	(895,322)	(2,738,000)	(211,670)
Ending Balance	\$ 7,869,509	\$ 8,991,065	\$ 8,095,743	\$ 5,357,743	\$ 5,146,073
*Includes Police, Animal Services, Community Services, and Emergency Management expenditures					
% of expenditures	30%	26%	31%	27%	25%
Amount Over (Under) Recommended Fund Balance Reserve				413,452	(6,377)

City of Herriman Budget Versus Actual Report - May 2025

General Fund Tax Revenue Detail

	Current Month	YTD Amount	Budget	Remaining Budget	% of Budget	Prior Year Actual YTD	% of Prior Year	
Sales Tax	1,242,838	9,262,428	12,238,680	2,976,252	76%	8,807,696	105%	1
Sales Tax-Transportation	111,990	825,216	1,083,110	257,894	76%	789,689	104%	1
Property Tax	15,364	1,062,646	1,101,000	38,354	97%	1,019,903	104%	2
Franchise Tax (Energy/Cable)	174,590	2,424,776	3,005,520	580,744	81%	2,135,349	114%	2
Municipal Telephone Tax	13,767	118,468	142,240	23,772	83%	108,515	109%	1
Transient Room Tax	921	8,116	15,300	7,184	53%	8,190	99%	1
Motor Vehicle Fees	5,952	55,199	60,000	4,801	92%	51,644	107%	2
Total General Fund Tax Revenue	\$ 1,565,422	\$ 13,756,849	\$ 17,645,850	\$ 3,889,001	78%	\$ 12,920,986	106%	

City of Herriman Budget Versus Actual Report - May 2025

	Current Month	YTD Amount	Budget	Remaining Budget	% of Budget	Prior Year Actual YTD	% of Prior Year	
Personnel	867,695	10,170,267	11,842,400	1,672,133	86%	9,847,795	103%	
Operating Expenditures	617,564	5,711,225	9,923,665	4,212,440	58%	6,698,322	85%	
Grants	-	90,500	90,500	-	100%	90,500	100%	3
Capital Outlay	68,036	119,390	159,040	39,650	75%	404,276	30%	
Administrative Chargeback	(234,887)	(2,854,963)	(3,449,730)	(594,767)	83%	(2,781,760)	103%	
Transfers to Other Funds	215,226	4,364,638	10,464,530	6,099,892	42%	6,076,073	72%	
Total General Fund Expenditures	\$ 1,533,634	\$ 17,601,057	\$ 29,030,405	\$ 11,429,348	61%	\$ 20,335,206	87%	

1 Sales tax, municipal telephone tax, and transient room tax are received two months after receipt at point of sale.

2 Property tax, franchise tax, and motor vehicle fees are received one month after payment is made.

3 Friends of Herriman Grant was disbursed in August (timing difference).

City of Herriman Budget Versus Actual Report - May 2025

General Fund							
	Current Month	YTD Amount	Budget	Remaining Budget	% of Budget	Prior Year Actual YTD	% of Prior Year
General and Administration							
Legislative							
Personnel	15,192	192,946	218,940	25,994	88%	166,419	115.9%
Operating Expenditures	7,932	156,166	275,880	119,714	57%	220,787	70.7%
Administrative Chargeback	(5,894)	(77,792)	(108,880)	(31,088)	71%	(63,460)	123%
Total Legislative	17,230	271,320	385,940	114,620	70%	323,746	83.8%
Planning Commission							
Personnel	2,834	17,234	23,960	6,726	72%	19,095	90%
Operating Expenditures	544	1,581	10,100	8,519	16%	662	239%
Administrative Chargeback	(2,409)	(13,511)	(25,970)	(12,459)	52%	(14,161)	95%
Total Planning Commission	969	5,304	8,090	2,786	66%	5,596	94.8%
Administration							
Personnel	63,742	766,759	854,920	88,161	90%	746,074	103%
Operating Expenditures	435	28,484	64,050	35,566	44%	27,070	105%
Administrative Chargeback	(14,391)	(176,304)	(203,740)	(27,436)	87%	(176,417)	100%
Total Administration	49,786	618,939	715,230	96,291	87%	596,727	103.7%
Legal							
Personnel	38,004	448,713	492,220	43,507	91%	421,981	106%
Operating Expenditures	3,946	65,284	202,735	137,451	32%	91,307	71%
Administrative Chargeback	(9,141)	(98,777)	(150,250)	(51,473)	66%	(88,838)	111%
Total Legal	32,809	415,220	544,705	129,485	76%	424,450	97.8%
Human Resources							
Personnel	27,725	318,868	357,090	38,222	89%	310,690	103%
Operating Expenditures	679	392,726	479,580	86,854	82%	332,507	118%
Administrative Chargeback	(5,805)	(135,820)	(159,390)	(23,570)	85%	(117,233)	116%
Total Human Resources	22,599	575,774	677,280	101,506	85%	525,964	109.5%
Finance							
Personnel	43,187	539,745	640,470	100,725	84%	529,755	102%
Operating Expenditures	3,249	73,145	107,010	33,865	68%	83,925	87%
Administrative Chargeback	(17,309)	(225,717)	(273,860)	(48,143)	82%	(257,185)	88%
Total Finance	29,127	387,173	473,620	86,447	82%	356,495	108.6%
Justice Court							
Personnel	22,545	271,088	373,190	102,102	73%	290,506	93%
Operating Expenditures	13,467	105,060	134,700	29,640	78%	98,309	107%
Total Justice Court	36,012	376,148	507,890	131,742	74%	388,815	96.7%
City Recorder							
Personnel	23,820	281,468	319,530	38,062	88%	319,769	88%
Operating Expenditures	2,784	44,373	92,500	48,127	48%	76,238	58%
Administrative Chargeback	(7,157)	(88,810)	(115,770)	(26,960)	77%	(75,071)	118%
Total City Recorder	19,447	237,031	296,260	59,229	80%	320,936	73.9%
Customer Service							
Personnel	26,704	284,672	327,410	42,738	87%	274,698	104%
Operating Expenditures	63	2,436	6,850	4,414	36%	2,185	111%
Administrative Chargeback	(14,174)	(169,133)	(186,240)	(17,107)	91%	(159,595)	106%
Total Customer Service	12,593	117,975	148,020	30,045	80%	117,288	100.6%
Information Technology							
Personnel	23,414	363,946	421,500	57,554	86%	359,058	101%
Operating Expenditures	12,309	129,496	209,730	80,234	62%	152,837	85%
Software (Licensing & Support)	3,399	102,083	131,700	29,617	78%	121,851	84%
Capital Outlay	-	10,679	22,400	11,721	48%	3,874	276%
Administrative Chargeback	(6,280)	(95,407)	(129,530)	(34,123)	74%	(105,045)	91%
Total Information Technology	32,842	510,797	655,800	145,003	78%	532,575	95.9%
Communications							
Personnel	33,964	306,199	333,230	27,031	92%	292,173	105%
Operating Expenditures	7,419	96,760	164,840	68,080	59%	107,173	90%
Administrative Chargeback	(15,009)	(136,824)	(177,660)	(40,836)	77%	(114,587)	119%
Total Communications	26,374	266,135	320,410	54,275	83%	284,759	93.5%
Total General and Administration	279,788	3,781,816	4,733,245	951,429	80%	3,877,351	97.5%
Public Works and Operations							
Administration							
Personnel	46,226	555,222	631,200	75,978	88%	519,115	107%
Operating Expenditures	401	8,003	33,390	25,387	24%	1,052	761%
Administrative Chargeback	(15,702)	(194,995)	(211,110)	(16,115)	92%	(188,940)	103%
Total Administration	30,925	368,230	453,480	85,250	81%	331,227	111.2%

City of Herriman Budget Versus Actual Report - May 2025

General Fund							
	Current Month	YTD Amount	Budget	Remaining Budget	% of Budget	Prior Year Actual YTD	% of Prior Year
Facilities							
Personnel	20,381	245,265	270,840	25,575	91%	265,987	92%
Operating Expenditures	34,894	326,487	529,180	202,693	62%	293,700	111%
Capital Outlay	-	-	-	-	0%	5,101	0%
Administrative Chargeback	(5,886)	(60,217)	(87,810)	(27,593)	69%	(58,572)	103%
Total Facilities	49,389	511,535	712,210	200,675	72%	506,216	101.1%
Fleet Management							
Personnel	26,828	305,843	346,570	40,727	88%	301,153	102%
Operating Expenditures	1,959	39,201	85,380	46,179	46%	30,617	128%
Administrative Chargeback	(5,841)	(69,406)	(88,260)	(18,854)	79%	(66,705)	104%
Total Fleet Management	22,946	275,638	343,690	68,052	80%	265,065	104.0%
Streets							
Personnel	58,367	668,199	791,440	123,241	84%	639,764	104%
Operating Expenditures	65,719	454,164	668,465	214,301	68%	409,170	111%
Crack and Chip Seal	91,517	1,105,961	2,717,560	1,611,599	41%	1,706,507	65%
Capital Outlay	-	17,200	29,750	12,550	58%	421,141	4%
Administrative Chargeback	(2,243)	(24,295)	(28,820)	(4,525)	84%	-	0%
Total Streets	213,360	2,221,229	4,178,395	1,957,166	53%	3,176,582	69.9%
Snow Removal							
Personnel	-	67,359	93,150	25,791	72%	98,907	68%
Operating Expenditures	-	80,576	149,000	68,424	54%	90,023	90%
Total Snow Removal	-	147,935	242,150	94,215	61%	188,930	78.3%
Street Signs							
Personnel	924	3,347	7,710	4,363	43%	1,287	260%
Operating Expenditures	489	11,150	53,780	42,630	21%	18,421	61%
Total Street Signs	1,413	14,497	61,490	46,993	24%	19,708	73.6%
Street Lights							
Personnel	19,276	230,758	257,930	27,172	89%	236,675	97%
Operating Expenditures	35,862	327,930	534,060	206,130	61%	352,686	93%
Capital Outlay	-	-	-	-	0%	55,691	0%
Total Street Lights	55,138	558,688	791,990	233,302	71%	645,052	86.6%
Total Public Works and Operations	373,171	4,097,752	6,783,405	2,685,653	60%	5,132,780	79.8%
Parks, Recreation, and Events							
Community Events and Recreation							
Personnel	19,058	222,184	354,860	132,676	63%	246,370	90%
Operating Expenditures	9,032	53,676	147,060	93,384	36%	122,642	44%
City Events	104,528	320,189	508,390	188,201	63%	353,363	91%
Total Community Events and Recreation	132,618	596,049	1,010,310	414,261	59%	722,375	82.5%
Arts & Cultural Development							
Grants (Friends of Herriman)	-	90,500	90,500	-	100%	90,500	100%
Total Arts & Cultural Development	-	90,500	90,500	-	100%	90,500	100.0%
Cemetery							
Personnel	1,939	25,091	38,640	13,549	65%	17,282	145%
Operating Expenditures	1,699	22,427	41,890	19,463	54%	25,018	90%
Capital Outlay	68,036	70,511	83,890	13,379	84%	10,611	665%
Total Cemetery	71,674	118,029	164,420	46,391	72%	52,911	223.1%
Parks							
Personnel	154,799	1,620,199	1,931,110	310,911	84%	1,500,441	108%
Operating Expenditures	199,174	1,481,473	1,999,990	518,517	74%	1,732,608	86%
Capital Outlay	-	-	-	-	0%	308,999	0%
Total Parks	353,973	3,101,672	3,931,100	829,428	79%	3,542,048	87.6%
Blackridge							
Personnel	1,536	29,344	55,120	25,776	53%	-	0%
Operating Expenditures	3,374	17,325	50,600	33,275	34%	-	0%
Total Blackridge	4,910	46,669	105,720	59,051	44%	-	0.0%
Ice Ribbon							
Personnel	-	82,229	82,520	291	100%	-	0%
Operating Expenditures	203	34,155	34,180	25	100%	-	0%
Total Ice Ribbon	203	116,384	116,700	316	100%	-	0.0%
Total Parks, Recreation, and Events	563,378	4,069,303	5,418,750	1,349,447	75%	4,407,834	92.3%
Community Development							
Administration							
Personnel	27,629	326,515	360,550	34,035	91%	307,288	106%

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City of Herriman Budget Versus Actual Report - May 2025

General Fund							
	Current Month	YTD Amount	Budget	Remaining Budget	% of Budget	Prior Year Actual YTD	% of Prior Year
Operating Expenditures	88	1,628	5,535	3,907	29%	290	561%
Administrative Chargeback	(15,007)	(175,969)	(194,480)	(18,511)	90%	(174,366)	101%
Total Administration	12,710	152,174	171,605	19,431	89%	133,212	114.2%
Economic Development							
Personnel	9,895	114,775	127,410	12,635	90%	112,964	102%
Operating Expenditures	4,053	69,910	105,950	36,040	66%	34,839	201%
Capital Outlay	-	-	-	-	0%	-	0%
Total Economic Development	13,948	184,685	233,360	48,675	79%	147,803	125.0%
Planning & Development							
Personnel	41,247	488,577	551,900	63,323	89%	476,139	103%
Operating Expenditures	1,039	22,433	79,880	57,447	28%	24,446	92%
Administrative Chargeback	(29,601)	(349,331)	(406,790)	(57,459)	86%	(346,073)	101%
Total Planning & Development	12,685	161,679	224,990	63,311	72%	154,512	104.6%
Engineering							
Personnel	85,756	999,422	1,156,580	157,158	86%	1,021,928	98%
Operating Expenditures	1,484	58,755	160,450	101,695	37%	109,753	54%
Administrative Chargeback	(57,066)	(683,987)	(803,860)	(119,873)	85%	(696,710)	98%
Total Engineering	30,174	374,190	513,170	138,980	73%	434,971	86.0%
GIS							
Personnel	32,703	394,300	422,410	28,110	93%	372,277	106%
Operating Expenditures	5,823	78,188	139,250	61,062	56%	79,388	98%
Capital Outlay	-	21,000	23,000	2,000	91%	20,000	105%
Administrative Chargeback	(5,972)	(78,668)	(97,310)	(18,642)	81%	(78,802)	100%
Total GIS	32,554	414,820	487,350	72,530	85%	392,863	105.6%
Total Community Development	102,071	1,287,548	1,630,475	342,927	79%	1,263,361	101.9%
Transfers to Other Funds							
Transfer to Debt Service Fund	-	1,675,200	1,675,200	-	100%	1,484,290	113%
Transfer to Public Safety Fund-Non Police	103,998	1,143,973	1,247,970	103,997	92%	866,561	132%
Transfer to Capital Projects Fund	111,228	812,962	6,793,980	5,981,018	12%	2,706,390	30%
Transfer to Capital Equipment	-	722,380	722,380	-	100%	-	0%
Transfer to Herriman North CRA	-	10,123	25,000	14,877	40%	10,152	100%
Budgeted Increase in Fund Balance	-	-	-	-	0%	-	0%
Total Transfers to Other Funds	215,226	4,364,638	10,464,530	6,099,892	42%	6,076,073	71.8%
Total General Fund Expenditures	\$ 1,533,634	\$ 17,601,057	\$ 29,030,405	\$ 11,429,348	61%	\$ 20,757,399	84.8%

1 Ice Ribbon season was completed in early 2025.

2 Debt service payments made in July (timing difference).

City of Herriman Budget Versus Actual Report - May 2025

General Fund - Police

	Current Month	YTD Amount	Budget	Remaining Budget	% of Budget	Prior Year Actual YTD	% of Prior Year
Revenue							
Grants	7,778	151,036	170,310	19,274	89%	104,792	144%
Student Resource Officers	417,500	417,500	417,500	-	100%	402,500	104%
Miscellaneous	18,850	108,927	121,660	12,733	90%	113,481	96%
Transfer From HCSEA	218,166	7,609,119	9,313,580	1,704,461	82%	6,999,810	109%
Budgeted Use of Fund Balance	-	-	126,800	126,800	0%	-	0%
Total Police Revenue	\$ 662,294	\$ 8,286,582	\$ 10,149,850	\$ 1,863,268	82%	\$ 7,620,583	109%
Expenditures							
Personnel	612,617	7,141,830	8,337,560	1,195,730	86%	6,917,899	103%
Operating	57,133	945,257	1,328,480	383,223	71%	888,600	106%
Operating-Dispatch	-	370,966	368,500	(2,466)	101%	345,281	107%
Capital Outlay	-	15,598	92,750	77,152	17%	206,406	8%
Transfer to Capital Equipment Fund	-	22,560	22,560	-	100%	-	0%
Total Expenditures	\$ 669,750	\$ 8,496,211	\$ 10,149,850	\$ 1,653,639	84%	\$ 8,358,186	102%
Excess of Revenues Over (Under) Expenditures							
	\$ (7,456)	\$ (209,629)	\$ -			\$ (737,603)	

1 Dispatch fees are paid semi-annually (budget transfer will be completed before year-end).

2 Transfer was completed in its entirety (timing difference).

City of Herriman Budget Versus Actual Report - May 2025

General Fund - Animal Services, Community Services, Emergency Management

	Current Month	YTD Amount	Budget	Remaining Budget	% of Budget	Prior Year Actual YTD	% of Prior Year
Revenue							
Animal Services Fee	5,325	26,875	27,200	325	99%	24,110	111%
Fines - Code Enforcement	-	5,250	10,000	4,750	53%	1,700	309%
Animal Services Donation	-	165	-	(165)	0%	70	236%
Transfer From General Fund	103,998	1,143,973	1,247,970	103,997	92%	866,561	132%
Total Revenue	\$ 109,323	\$ 1,176,263	\$ 1,285,170	\$ 108,907	92%	\$ 892,441	131.8%
Expenditures							
Animal Services							
Personnel	24,365	259,951	299,520	39,569	87%	266,004	98%
Operating	19,223	227,013	281,130	54,117	81%	203,031	112%
Capital Outlay	-	-	-	-	0%	22,999	0%
Total Animal Services	\$ 43,588	\$ 486,964	\$ 580,650	\$ 93,686	84%	\$ 492,034	99.0%
Emergency Services							
Personnel	2,265	6,695	30,420	23,725	22%	2,733	245%
Operating	382	8,543	14,000	5,457	61%	8,172	105%
Total Emergency Management	\$ 2,647	\$ 15,238	\$ 44,420	\$ 29,182	34%	\$ 10,905	139.7%
Community Services							
Personnel	13,344	152,433	167,130	14,697	91%	144,113	106%
Operating	3,893	44,397	78,530	34,133	57%	20,460	217%
Capital Outlay	-	-	-	-	0%	23,211	0%
Total Community Services	\$ 17,237	\$ 196,830	\$ 245,660	\$ 48,830	80%	\$ 187,784	104.8%
Crossing Guards							
Personnel	35,593	298,112	333,860	35,748	89%	-	0%
Operating	122	3,051	6,700	3,649	46%	-	0%
Total Emergency Management	\$ 35,715	\$ 301,163	\$ 340,560	\$ 39,397	88%	\$ -	0.0%
Transfers to Other Funds							
Transfer to Capital Equipment Fund	\$ -	\$ 73,880	\$ 73,880	\$ -	100.0%	\$ -	0.0%
Total Expenditures	\$ 99,187	\$ 1,074,075	\$ 1,285,170	\$ 221,310	84%	\$ 690,723	155.5%
Excess of Revenues Over (Under) Expenditures	\$ 10,136	\$ 102,188	\$ -			\$ 201,718	

City of Herriman Budget Versus Actual Report - May 2025

General Fund - ARPA

	Current Month	YTD Amount	Budget	Remaining Budget	% of Budget	Prior Year Actual YTD	% of Prior Year
Revenue							
Interest Income	-	-	-	-	0%	86,040	0%
Use of Fund Balance	-	-	-	-	0%	-	0%
Total ARPA Fund Revenue	\$ -	\$ -	\$ -	\$ -	0%	\$ 86,040	0.0%
Expenditures							
Transfer to Capital Projects Fund	-	1,360,163	-	(1,360,163)	0%	-	0%
Total Expenditures	\$ -	\$ 1,360,163	\$ -	\$ (1,360,163)	0%	\$ -	0.0%
Excess of Revenues Over (Under) Expenditures	\$ -	\$ (1,360,163)	\$ -			\$ 86,040	

1 Transfer was completed in its entirety (timing difference).

Fund Balance Available

	FY2022 (ACFR)	FY2023 (ACFR)	FY2024 (ACFR)	FY2025 (Budget)	FY2026 (Budget)
Beginning Balance	\$ 842,641	\$ 2,232,403	\$ 2,386,660	\$ 1,360,163	\$ -
Addition (Use of)	1,389,762	154,257	(1,026,497)	(1,360,163)	-
Ending Balance	\$ 2,232,403	\$ 2,386,660	\$ 1,360,163	\$ -	\$ -

City of Herriman Budget Versus Actual Report - May 2025

Park Impact Fee Fund

	Current Month	YTD Amount	Budget	Remaining Budget	% of Budget	Prior Year Actual YTD	% of Prior Year
Revenue							
Park Impact Fees	74,563	691,176	2,100,000	1,408,824	33%	1,581,632	44%
County TRCC Grant	-	-	670,000	670,000	0%	-	0%
Grant-Salt Lake County	-	-	1,220,000	1,220,000	0%	-	0%
Interest Income	33,449	404,595	240,000	(164,595)	169%	435,396	93%
Budgeted Use of Fund Balance	-	-	7,355,410	7,355,410	0%	-	0%
Total Revenue	\$ 108,012	\$ 1,095,771	\$ 11,585,410	\$ 10,489,639	9%	\$ 2,017,028	54%
Expenditures							
Capital Projects	27,383	1,957,351	11,585,410	9,628,059	17%	206,782	947%
Total Expenditures	\$ 27,383	\$ 1,957,351	\$ 11,585,410	\$ 9,628,059	17%	\$ 206,782	947%
Excess of Revenues Over (Under) Expenditures	\$ 80,629	\$ (861,580)	\$ -			\$ 1,810,246	

Fund Balance Available

	FY2022 (ACFR)	FY2023 (ACFR)	FY2024 (ACFR)	FY2025 (Budget)	FY2026 (Budget)
Beginning Balance	\$ 5,471,968	\$ 6,915,696	\$ 8,047,361	\$ 9,995,106	\$ 2,639,696
Addition (Use of)	1,443,728	1,131,665	1,947,745	(7,355,410)	(1,541,000)
Ending Balance	\$ 6,915,696	\$ 8,047,361	\$ 9,995,106	\$ 2,639,696	\$ 1,098,696

City of Herriman Budget Versus Actual Report - May 2025

Public Safety Impact Fee Fund

	Current Month	YTD Amount	Budget	Remaining Budget	% of Budget	Prior Year Actual YTD	% of Prior Year
Revenue							
Public Safety Impact Fee	34,735	245,290	251,000	5,710	98%	-	0%
Interest Income	5,983	63,472	103,500	40,028	61%	55,810	114%
Total Revenue	\$ 40,718	\$ 308,762	\$ 354,500	\$ 45,738	87%	\$ 55,810	553.2%
Expenditures							
Professional Services	-	4,250	8,500	4,250	50%	-	0%
Budgeted Increase in Fund Balance	-	-	346,000	346,000	0%	-	0%
Total Expenditures	\$ -	\$ 4,250	\$ 354,500	\$ 350,250	1%	\$ -	0.0%
Excess of Revenues Over (Under) Expenditures	\$ 40,718	\$ 304,512	\$ -			\$ 55,810	

Fund Balance Available

	FY2022 (ACFR)	FY2023 (ACFR)	FY2024 (ACFR)	FY2025 (Budget)	FY2026 (Budget)
Beginning Balance	\$ -	\$ -	\$ 953,706	\$ 1,333,000	\$ 1,679,000
Addition (Use of)	-	953,706	379,294	346,000	256,000
Ending Balance	\$ -	\$ 953,706	\$ 1,333,000	\$ 1,679,000	\$ 1,935,000

City of Herriman Budget Versus Actual Report - May 2025

Fire Impact Fee Fund

	Current Month	YTD Amount	Budget	Remaining Budget	% of Budget	Prior Year Actual YTD	% of Prior Year
Revenue							
Fire Impact Fee	33,460	277,772	290,000	12,228	96%	-	0%
Interest Income	4,775	54,568	59,000	4,432	92%	53,722	102%
Budgeted Use of Fund Balance	-	-	1,156,780	1,156,780	0%	-	0%
Total Revenue	\$ 38,235	\$ 332,340	\$ 1,505,780	\$ 1,173,440	22%	\$ 53,722	618.6%
Expenditures							
Professional Services	-	4,250	8,500	4,250	50%	-	0%
0204-00 Future Fire Station Land Purchase	-	-	1,000,000	1,000,000	0%	-	0%
0048-00 Fire Station 103 Replacement	8,361	305,626	497,280	191,654	61%	2,725	11216%
Total Expenditures	\$ 8,361	\$ 309,876	\$ 1,505,780	\$ 1,195,904	21%	\$ 2,725	11371.6%
Excess of Revenues Over (Under) Expenditures	\$ 29,874	\$ 22,464	\$ -			\$ 50,997	

Fund Balance Available

	FY2022 (ACFR)	FY2023 (ACFR)	FY2024 (ACFR)	FY2025 (Budget)	FY2026 (Budget)
Beginning Balance	\$ -	\$ -	\$ 918,222	\$ 1,284,955	\$ 2,441,735
Addition (Use of)	-	918,222	366,733	1,156,780	(17,030)
Ending Balance	\$ -	\$ 918,222	\$ 1,284,955	\$ 2,441,735	\$ 2,424,705

City of Herriman Budget Versus Actual Report - May 2025

Transportation Impact Fee Fund

	Current Month	YTD Amount	Budget	Remaining Budget	% of Budget	Prior Year Actual YTD	% of Prior Year
Revenue							
Road Impact Fees	447,064	1,471,104	2,000,000	528,896	74%	3,116,689	47%
Interest Income	10,589	121,841	130,000	8,159	94%	101,100	121%
Budgeted Use of Fund Balance	-	-	2,432,780	2,432,780	0%	-	0%
Total Revenue	\$ 457,653	\$ 1,592,945	\$ 4,562,780	\$ 2,969,835	35%	\$ 3,217,789	49.5%
Expenditures							
Agreements and Reimbursements	-	845,378	1,540,880	695,502	55%	473,372	179%
Capital Projects	3,015	694,415	2,189,600	1,495,185	32%	66,200	1049%
Professional Services	12,897	19,166	150,000	130,834	13%	17,650	109%
Transfer to Debt Service Fund	-	682,300	682,300	-	100%	621,227	110%
Total Expenditures	\$ 15,912	\$ 2,241,259	\$ 4,562,780	\$ 2,321,521	49%	\$ 1,178,449	190.2%
Excess of Revenues Over (Under) Expenditures	\$ 441,741	\$ (648,314)	\$ -			\$ 2,039,340	

1 Entire amount of transfer was completed in July (timing difference).

Fund Balance Available

	FY2022 (ACFR)	FY2023 (ACFR)	FY2024 (ACFR)	FY2025 (Budget)	FY2026 (Budget)
Beginning Balance	\$ 86,259	\$ 2,217,044	\$ 1,399,558	\$ 3,535,511	\$ 1,102,731
Addition (Use of)	2,130,785	(817,486)	2,135,953	(2,432,780)	75,660
Ending Balance	\$ 2,217,044	\$ 1,399,558	\$ 3,535,511	\$ 1,102,731	\$ 1,178,391

City of Herriman Budget Versus Actual Report - May 2025

Debt Service Fund

	Current Month	YTD Amount	Budget	Remaining Budget	% of Budget	Prior Year Actual YTD	% of Prior Year
Revenue							
Grant-UDOT	-	800,000	800,000	-	100%	-	0%
Transfers In	-	2,419,500	2,419,500	-	100%	2,171,017	111%
Interest Income	2,835	31,886	28,000	(3,886)	114%	26,920	118%
Total Revenue	\$ 2,835	\$ 3,251,386	\$ 3,247,500	\$ (3,886)	100%	\$ 2,197,937	147.9%
Expenditures							
2021 Sales Tax Bond Debt Service	-	799,288	799,300	12	100%	799,542	100%
2015 Sales Tax Bond Debt Service	-	2,106,925	2,104,200	(2,725)	100%	2,107,438	100%
Capital Lease Payments	-	268,018	334,000	65,982	80%	139,173	193%
Trustee Fees	-	4,500	10,000	5,500	45%	4,500	100%
Total Expenditures	\$ -	\$ 3,178,731	\$ 3,247,500	\$ 68,769	98%	\$ 3,050,653	104.2%
Excess of Revenues Over (Under) Expenditures	\$ 2,835	\$ 72,655	\$ -			\$ (852,716)	

1 Bond payments made in August (timing difference).

Fund Balance Available

	FY2022 (ACFR)	FY2023 (ACFR)	FY2024 (ACFR)	FY2025 (Budget)	FY2026 (Budget)
Beginning Balance	\$ 1,277,051	\$ 2,378,574	\$ 760,680	\$ 703,417	\$ 703,417
Addition (Use of)	1,101,523	(1,617,894)	(57,263)	-	-
Ending Balance	\$ 2,378,574	\$ 760,680	\$ 703,417	\$ 703,417	\$ 703,417

Note: Fund balance is restricted (state grant)

City of Herriman Budget Versus Actual Report - May 2025

Project	Current Month	YTD Amount	Budget	Remaining Budget	% of Budget	Prior Year Actual YTD	% of Prior Year
Park Impact Fee Fund							
0073-00 L&L Hamilton Park	-	-	129,800	129,800	0%	-	0%
0136-00 Wide Hollow Trailhead	-	10,288	1,683,060	1,672,772	1%	1,946	529%
0045-00 Dansie Home Restoration and Open Space	-	-	349,500	349,500	0%	-	0%
0068-1B Juniper Canyon Recreation Area 1B	690	545,159	669,930	124,771	81%	76	717314%
0062-00 Hidden Oaks Open Space Improvements	1,100	976,712	1,070,620	93,908	91%	25,216	3873%
0054-00 Herriman Athletics Sports Complex	15,000	24,200	1,121,500	1,097,300	2%	3,500	691%
0078-02 Midas Creek Trail Asphalt Improvements	-	155,681	1,650,000	1,494,319	9%	-	0%
0039-00 Creek Ridge Park	-	-	30,000	30,000	0%	-	0%
0056-00 Herriman Historic Park	-	6,600	1,140,000	1,133,400	1%	-	0%
0063-00 Hidden Oaks Park K	-	-	70,000	70,000	0%	-	0%
0068-1C Juniper Canyon Recreation Area 1C	-	7,580	2,050,000	2,042,420	0%	-	0%
0083-00 Mountain Ridge Park	-	220,538	1,500,000	1,279,462	15%	-	0%
0183-00 Parks and Trails Master Plan	10,593	10,593	121,000	110,407	9%	-	0%
Total Park Impact Fee Fund	27,383	1,957,351	11,585,410	9,628,059	17%	30,738	6368%
Transportation Impact Fee Fund							
0011-04 6400 W Improvements Phase 4	-	3,325	100,000	96,675	3%	-	0%
0173-00 Traffic Signal 13800 S & Sentinel Ridge	-	131,087	200,000	68,913	66%	-	0%
0130-00 Real Vista Mountain View Corridor Intersection	3,015	33,136	1,090,000	1,056,864	3%	-	0%
0158-00 Traffic Signal Rex Peak Way & Sentinel Ridge	-	153,138	250,000	96,862	61%	-	0%
0016-10 7300 W Extension Phase 3 ROW Acquisition	-	-	5,570	5,570	0%	-	0%
0203-00 Hidden Oaks Backbone 1A	-	332,029	332,030	1	100%	-	0%
0205-00 Axia Business Park Reimbursement	-	41,700	212,000	170,300	20%	-	0%
0132-00 Transportation Master Plan	12,897	19,166	150,000	130,834	13%	17,650	109%
0115-00 Silver Bowl Reimbursement	-	-	62,910	62,910	0%	2,100	0%
0044-01 Dansie Blvd Reimbursement	-	17,695	430,440	412,745	4%	161,333	11%
0055-04 Herriman Boulevard Phase 4 Reimbursement	-	211,000	211,000	-	100%	-	0%
0097-00 Rockwell Connector Reimbursement	-	-	152,150	152,150	0%	-	0%
0001-01 11800 S Improvements Phase 1 Reimbursement	-	616,684	684,380	67,696	90%	-	0%
Total Transportation Impact Fee Fund	15,912	1,558,960	3,880,480	2,321,520	40%	181,083	861%

1 This reimbursement agreement is based on impact fees collected for Teton Ranch. Collections of impact fees were greater than initially anticipated. A budget amendment will be needed,

City of Herriman Budget Versus Actual Report - May 2025

New Development Street Lights Fee Fund

	Current Month	YTD Amount	Budget	Remaining Budget	% of Budget	Prior Year Actual YTD	% of Prior Year
Revenue							
Interest Income	773	9,136	-	(9,136)	0%	10,378	88%
Budgeted Use of Fund Balance	-	-	220,960	220,960	0%	-	0%
Total Revenue	\$ 773	\$ 9,136	\$ 220,960	\$ 211,824	4%	\$ 10,378	88%
Expenditures							
New Development Street Lights	-	18,374	220,960	202,586	8%	2,404	764%
Total Expenditures	\$ -	\$ 18,374	\$ 220,960	\$ 202,586	8%	\$ 2,404	764%
Excess of Revenues Over (Under) Expenditures	\$ 773	\$ (9,238)	\$ -			\$ 7,974	

Fund Balance Available

	FY2022 (ACFR)	FY2023 (ACFR)	FY2024 (ACFR)	FY2025 (Budget)	FY2026 (Budget)
Beginning Balance	\$ 616,516	\$ 536,153	\$ 211,711	\$ 220,960	\$ 441,920
Addition (Use of)	(80,363)	(324,442)	9,249	220,960	-
Ending Balance	\$ 536,153	\$ 211,711	\$ 220,960	\$ 441,920	\$ 441,920

City of Herriman Budget Versus Actual Report - May 2025

New Development Street Signs Fee Fund

	Current Month	YTD Amount	Budget	Remaining Budget	% of Budget	Prior Year Actual YTD	% of Prior Year
Revenue							
Interest Income	1,033	11,942	-	(11,942)	0%	12,813	93%
Budgeted Use of Fund Balance	-	-	272,920	272,920	0%	-	0%
Total Revenue	\$ 1,033	\$ 11,942	\$ 272,920	\$ (11,942)	4%	\$ 12,813	93%
Expenditures							
Sign Installation	-	2,098	272,920	270,822	1%	1,828	115%
Total Expenditures	\$ -	\$ 2,098	\$ 272,920	\$ 270,822	1%	\$ 1,828	115%
Excess of Revenues Over (Under) Expenditures	\$ 1,033	\$ 9,844	\$ -			\$ 10,985	

Fund Balance Available

	FY2022 (ACFR)	FY2023 (ACFR)	FY2024 (ACFR)	FY2025 (Budget)	FY2025 (Budget)
Beginning Balance	\$ 282,850	\$ 270,166	\$ 260,405	\$ 272,920	\$ 0
Addition (Use of)	(12,684)	(9,761)	12,515	(272,920)	-
Ending Balance	\$ 270,166	\$ 260,405	\$ 272,920	\$ 0	\$ 0

City of Herriman Budget Versus Actual Report - May 2025

Herriman City Safety Enforcement Area							
	Current Month	YTD Amount	Budget	Remaining Budget	% of Budget	Prior Year Actual YTD	% of Prior Year
Revenue							
Property Tax	92,823	9,524,911	9,363,120	(161,791)	102%	9,011,400	106%
Motor Vehicle in Lieu	45,264	419,137	600,770	181,633	70%	419,553	100%
Interest Income	11,817	90,977	46,880	(44,097)	194%	120,508	75%
Total Revenue	\$ 149,904	\$ 10,035,025	\$ 10,177,400	\$ 142,375	99%	\$ 9,551,461	105%
Expenditures							
Public Notices	-	-	1,000	1,000	0%	583	0%
Budgeted Increase in Fund Balance	-	-	-	-	0%	-	0%
Transfer to Public Safety Fund	218,166	7,609,119	9,313,580	1,704,461	82%	6,999,810	109%
Transfer to Capital Equipment Fund	-	862,820	862,820	-	100%	-	0%
Total Expenditures	\$ 218,166	\$ 8,471,939	\$ 10,177,400	\$ 1,705,461	83%	\$ 7,000,393	121%
Excess of Revenues Over (Under) Expenditures	\$ (68,262)	\$ 1,563,086	\$ -			\$ 2,551,068	

1 Majority of transfer was completed in July (timing difference).

Fund Balance Available					
	FY2022 (ACFR)	FY2023 (ACFR)	FY2024 (ACFR)	FY2025 (Budget)	FY2026 (Budget)
Beginning Balance	\$ 1,307,908	\$ 1,355,992	\$ 193,397	\$ 1,251,694	\$ 1,615,834
Addition (Use of)	48,084	(1,162,595)	1,058,297	364,140	121,460
Ending Balance	\$ 1,355,992	\$ 193,397	\$ 1,251,694	\$ 1,615,834	\$ 1,737,294

City of Herriman Budget Versus Actual Report - May 2025

Herriman City Fire Service Area							
	Current Month	YTD Amount	Budget	Remaining Budget	% of Budget	Prior Year Actual YTD	% of Prior Year
Revenue							
Property Tax	78,914	7,543,337	7,385,700	(157,637)	102%	8,164,398	92%
Motor Vehicle in Lieu	40,330	373,412	370,800	(2,612)	101%	350,534	107%
Interest Income	35,680	352,256	236,580	(115,676)	149%	253,603	139%
UFA Fund Balance Transfer	-	37,941	37,900	(41)	100%	37,941	100%
Total Revenue	\$ 154,924	\$ 8,306,946	\$ 8,030,980	\$ (275,966)	103%	\$ 8,806,476	94%
Expenditures							
Professional Fees	-	4,700	4,700	-	100%	50	9400%
Bldgs & Grounds - Supplies Maint	-	7,028	35,500	28,472	20%	-	0%
Contract Services (UFA)	-	5,534,857	5,543,780	8,923	100%	5,264,937	105%
Contract Services (UFA)-Debt Service	-	447,250	447,000	(250)	100%	446,991	100%
Budgeted Increase in Fund Balance	-	-	2,000,000	2,000,000	0%	-	0%
Total Expenditures	\$ -	\$ 5,993,835	\$ 8,030,980	\$ 37,145	75%	\$ 5,711,978	105%
Excess of Revenues Over (Under) Expenditures	\$ 154,924	\$ 2,313,111	\$ -			\$ 3,094,498	

1 7300 W Main Street Site Study.

2 Contract payment is made to Unified Fire Authority quarterly (timing difference).

3 Debt service payment is made once a year (timing difference).

Fund Balance Available (Unrestricted)					
	FY2022 (ACFR)	FY2023 (ACFR)	FY2024 (ACFR)	FY2025 (Budget)	FY2026 (Budget)
Beginning Balance	\$ 158,744	\$ 1,152,984	\$ 3,320,407	\$ 6,586,519	\$ 8,586,519
Addition (Use of)	994,240	2,167,423	3,266,112	2,000,000	(3,573,380)
Ending Balance	\$ 1,152,984	\$ 3,320,407	\$ 6,586,519	\$ 8,586,519	\$ 5,013,139

City of Herriman Budget Versus Actual Report - May 2025

Herriman Towne Center CDA							
	Current Month	YTD Amount	Budget	Remaining Budget	% of Budget	Prior Year Actual YTD	% of Prior Year
Revenue							
Property Tax	-	3,706,136	3,706,150	14	100%	3,108,310	119%
Interest Income	11,418	107,449	109,220	1,771	98%	134,690	80%
Total Revenue	\$ 11,418	\$ 3,813,585	\$ 3,815,370	\$ 1,785	100%	\$ 3,243,000	118%
Expenditures							
HTC Communities Participation Agreement	-	1,565,886	1,565,890	4	100%	5,040,481	31%
2016 Tax Increment Bond	-	854,243	854,250	7	100%	854,033	100%
2016 SAA Bond	-	900,337	900,340	3	100%	899,673	100%
Trustee and Administrative Fees	2,744	70,420	85,720	15,300	82%	58,023	121%
Commons at HTC	-	52,023	57,300	5,277	1	-	0%
Budgeted Increase to Fund Balance	-	-	88,980	88,980	0%	-	0%
Total Expenditures	\$ 2,744	\$ 3,442,909	\$ 3,552,480	\$ 109,571	97%	\$ 6,852,210	50%
Excess of Revenues Over (Under) Expenditures	\$ 8,674	\$ 370,676	\$ 262,890			\$ (3,609,210)	

1 HTC Tax Participation Agreement payment was made in April (timing difference).

2 2016 Tax Increment Bond payment was made in July (timing difference). 2016 SAA Bond payment was made in October (timing difference).

Fund Balance Available (Unrestricted)					
	FY2022 (ACFR)	FY2023 (ACFR)	FY2024 (ACFR)	FY2025 (Budget)	FY2026 (Budget)
Beginning Balance	\$ 4,258,649	\$ 5,026,472	\$ 6,338,779	\$ 2,739,129	\$ 2,828,109
Addition (Use of)	767,823	1,312,307	(3,599,650)	88,980	500,490
Ending Balance	\$ 5,026,472	\$ 6,338,779	\$ 2,739,129	\$ 2,828,109	\$ 3,328,599

City of Herriman Budget Versus Actual Report - May 2025

Herriman Business Center CDA							
	Current Month	YTD Amount	Budget	Remaining Budget	% of Budget	Prior Year Actual YTD	% of Prior Year
Revenue							
Property Tax	-	1,631,748	1,631,750	2	100%	1,416,484	115%
Interest Income	4,404	56,046	58,050	2,004	97%	48,228	116%
Total Revenue	\$ 4,404	\$ 1,687,794	\$ 1,689,800	\$ 2,006	100%	\$ 1,464,712	115.2%
Expenditures							
Tax Incentive Payment-Rosecrest	-	1,353,877	1,353,880	3	100%	1,143,428	118%
Administrative Fees	1,521	20,219	25,630	5,411	79%	21,087	96%
Budgeted Increase in Fund Balance	-	-	310,290	310,290	0%	-	0%
Total Expenditures	\$ 1,521	\$ 1,374,096	\$ 1,689,800	\$ 315,704	81%	\$ 1,164,515	118.0%
Excess of Revenues Over (Under) Expenditures	\$ 2,883	\$ 313,698	\$ -			\$ 300,197	

Fund Balance Available (Unrestricted)					
	FY2022 (ACFR)	FY2023 (ACFR)	FY2024 (ACFR)	FY2025 (Budget)	FY2026 (Budget)
Beginning Balance	\$ 2,659,132	\$ 280,982	\$ 587,823	\$ 889,990	\$ 1,169,210
Addition (Use of)	(2,378,150)	306,841	302,167	279,220	289,420
Ending Balance	\$ 280,982	\$ 587,823	\$ 889,990	\$ 1,169,210	\$ 1,458,630

3 Tax Incentive payment to Sorenson made in April (timing difference).

City of Herriman Budget Versus Actual Report - May 2025

Herriman Anthem Town Center CRA

	Current Month	YTD Amount	Budget	Remaining Budget	% of Budget	Prior Year Actual YTD	% of Prior Year
Revenue							
Property Tax	-	1,530,596	1,530,600	4	100%	1,311,825	117%
Interest Income	2,269	26,043	28,050	2,007	93%	22,536	116%
Total Revenue	\$ 2,269	\$ 1,556,639	\$ 1,558,650	\$ 2,011	100%	\$ 1,334,361	116.7%
Expenditures							
Tax Increment Payments	-	703,554	703,560	6	100%	569,256	124%
Mitigation Payments	-	409,001	409,010	9	100%	393,721	104%
Sales Tax Incentive Payments	-	-	180,000	180,000	0%	39,995	0%
Affordable Housing	-	-	107,480	107,480	0%	-	0%
Administrative Fees	1,379	15,507	23,380	7,873	66%	9,561	162%
Budgeted Increase in Fund Balance	-	-	135,220	135,220	0%	-	0%
Total Expenditures	\$ 1,379	\$ 1,128,062	\$ 1,558,650	\$ 430,588	72%	\$ 1,012,533	111.4%
Excess of Revenues Over (Under) Expenditures	\$ 890	\$ 428,577	\$ -			\$ 321,828	

Fund Balance Available (Unrestricted)

	FY2022 (ACFR)	FY2023 (ACFR)	FY2024 (ACFR)	FY2025 (Budget)	FY2026 (Budget)
Beginning Balance	\$ 391,368	\$ 201,274	\$ 69,686	\$ 190,725	\$ 325,945
Addition (Use of)	(190,094)	(131,588)	121,039	135,220	234,860
Ending Balance	\$ 201,274	\$ 69,686	\$ 190,725	\$ 325,945	\$ 560,805

City of Herriman Budget Versus Actual Report - May 2025

Herriman Innovation District CDA

	Current Month	YTD Amount	Budget	Remaining Budget	% of Budget	Prior Year Actual YTD	% of Prior Year
Revenue							
Property Tax	-	411,632	411,650	18	100%	349,121	118%
Interest Income	2,715	26,948	31,950	5,002	84%	18,575	145%
Total Revenue	\$ 2,715	\$ 438,580	\$ 443,600	\$ 5,020	99%	\$ 367,696	119.3%
Expenditures							
Mitigation Payments	-	166,515	166,530	15	100%	141,258	118%
Affordable Housing	-	-	20,790	20,790	0%	-	0%
Administrative Fee	701	7,481	12,720	5,239	59%	3,765	199%
Budgeted Increase in Fund Balance	-	-	243,560	243,560	0%	-	0%
Total Expenditures	\$ 701	\$ 173,996	\$ 443,600	\$ 269,604	39%	\$ 145,023	120.0%
Excess of Revenues Over (Under) Expenditures	\$ 2,014	\$ 264,584	\$ -			\$ 222,673	

Fund Balance Available (Unrestricted)*

	FY2022 (ACFR)	FY2023 (ACFR)	FY2024 (ACFR)	FY2025 (Budget)	FY2026 (Budget)
Beginning Balance	\$ -	\$ 89,900	\$ 253,434	\$ 477,576	\$ 721,136
Addition (Use of)	89,900	163,534	224,142	243,560	197,550
Ending Balance	\$ 89,900	\$ 253,434	\$ 477,576	\$ 721,136	\$ 918,686

*The Innovation District has long-term contracts that will consume any available fund balance if fulfilled.

City of Herriman Budget Versus Actual Report - May 2025

Herriman North CRA							
	Current Month	YTD Amount	Budget	Remaining Budget	% of Budget	Prior Year Actual YTD	% of Prior Year
Revenue							
Transfer from General Fund	-	10,123	25,000	14,877	40%	10,152	100%
Total Revenue	\$ -	\$ 10,123	\$ 25,000	\$ 14,877	40%	\$ 10,152	100%
Expenditures							
Sales Tax Incentive Payment	-	10,123	25,000	14,877	40%	10,152	100%
Total Expenditures	\$ -	\$ 10,123	\$ 25,000	\$ 14,877	40%	\$ 10,152	100%
Excess of Revenues Over (Under)							
Expenditures	\$ -	\$ -	\$ -			\$ -	

Fund Balance Available					
	FY2022 (ACFR)	FY2023 (ACFR)	FY2024 (ACFR)	FY2025 (Budget)	FY2026 (Budget)
Beginning Balance	\$ -	\$ -	\$ -	\$ -	\$ -
Addition (Use of)	-	-	-	-	-
Ending Balance	\$ -	\$ -	\$ -	\$ -	\$ -

City of Herriman Budget Versus Actual Report - May 2025

Development Services Fund							
	Current Month	YTD Amount	Budget	Remaining Budget	% of Budget	Prior Year Actual YTD	% of Prior Year
Revenue							
Charges for Services	281,852	2,247,212	1,703,000	(544,212)	132%	2,046,793	110%
Licenses and Permits	276,454	2,200,324	2,093,000	(107,324)	105%	2,256,546	98%
Interest	15,617	125,285	38,190	(87,095)	328%	125,285	100%
Budgeted Use of Fund Balance	-	-	24,520	24,520	0%	-	0%
Total Revenue	\$ 573,923	\$ 4,572,821	\$ 3,858,710	\$ (714,111)	119%	\$ 4,428,624	103%
Expenditures							
Personnel	82,032	966,008	1,331,540	365,532	73%	931,558	104%
Operating	52,379	377,856	466,170	88,314	81%	203,265	186%
Administrative Fees	127,036	1,499,125	1,811,870	312,745	83%	1,498,795	100%
Transfer to Debt Service Fund	-	62,000	62,000	-	100%	65,500	95%
Contribution to Fund Balance	-	-	182,130	182,130	0%	-	0%
Total Expenditures	\$ 261,447	\$ 2,909,154	\$ 3,858,710	\$ 949,556	75%	\$ 2,714,602	107%
Excess of Revenues Over (Under) Expenditures	\$ 312,476	\$ 1,663,667	\$ -			\$ 1,714,022	

1 Entire amount of transfer was completed in July (timing difference).

Fund Balance Available (Unrestricted)					
	FY2022 (ACFR)	FY2023 (ACFR)	FY2024 (ACFR)	FY2025 (Budget)	FY2026 (Budget)
Beginning Balance	\$ -	\$ -	\$ -	\$ 2,214,825	\$ 2,396,955
Addition (Use of)	-	-	2,214,825	182,130	134,560
Ending Balance	\$ -	\$ -	\$ 2,214,825	\$ 2,396,955	\$ 2,531,515
% of expenditures				66%	69%
Over (Under) Fund Balance Policy				592,165	701,693

City of Herriman Budget Versus Actual Report - May 2025

Grants Fund

	Current Month	YTD Amount	Budget	Remaining Budget	% of Budget	Prior Year Actual YTD	% of Prior Year
Revenue							
CDBG Program	-	-	147,530	147,530	0%	-	0%
EECBG Program	-	-	111,860	111,860	0%	-	0%
Total Revenue	\$ -	\$ -	\$ 259,390	\$ 259,390	0%	\$ -	0%
Expenditures							
0181-01 Community Center Remodel	-	18,799	259,390	240,591	7%	-	0%
Total Expenditures	\$ -	\$ 18,799	\$ 259,390	\$ 240,591	7%	\$ -	0%
Excess of Revenues Over (Under)							
Expenditures	\$ -	\$ (18,799)	\$ -			\$ -	

Fund Balance Available (Unrestricted)

	FY2022 (ACFR)	FY2023 (ACFR)	FY2024 (ACFR)	FY2025 (Budget)	FY2026 (Budget)
Beginning Balance	\$ -	\$ -	\$ -	\$ -	\$ -
Addition (Use of)	-	-	-	-	-
Ending Balance	\$ -	\$ -	\$ -	\$ -	\$ -

City of Herriman Budget Versus Actual Report - May 2025

Capital Projects Fund							
	Current Month	YTD Amount	Budget	Remaining Budget	% of Budget	Prior Year Actual YTD	% of Prior Year
Revenue							
Corridor Preservation Revenue	-	1,519,500	3,527,000	2,007,500	43%	6,137,062	25%
Grants-Federal (ACUB)	-	-	2,000,000	2,000,000	0%	-	0%
Grants-Salt Lake County	-	-	2,911,790	2,911,790	0%	-	0%
Grants-State (Land Purchase)	-	-	-	-	0%	2,239	0%
Grant-Trails	-	-	15,000	15,000	0%	-	0%
Grant-JVWCD	-	-	17,440	17,440	0%	-	0%
Grant-UDOT (7300 W Extension \$10.5M)	-	-	200,000	200,000	0%	10,500,000	0%
Interest Income	76,463	961,343	1,209,660	248,317	79%	757,182	127%
Miscellaneous Revenue	-	2,662	2,550	(112)	104%	-	0%
Transfer In - General Fund (Non-Police)	-	-	-	-	0%	13,000	0%
Transfer In - General Fund	111,228	812,962	6,793,980	5,981,018	12%	2,706,390	30%
Transfer In - ARPA	-	1,360,163	1,360,163	-	100%	-	0%
Proceeds-Sale of Property	999,970	999,970	999,970	-	100%	1,198,298	83%
South Valley Sewer Reimbursement	-	-	-	-	0%	25,500	0%
Developer Fee in Lieu	-	9,799	9,800	1	100%	2,575	381%
Budgeted Use of Fund Balance	-	-	18,244,007	18,244,007	0%	-	0%
Total Revenue	1,187,661	5,666,399	37,291,360	31,624,961	15%	21,342,246	27%
Expenditures							
Capital Projects	2,089,634	11,757,272	29,471,080	17,713,808	40%	15,993,514	74%
Total Expenditures	2,089,634	11,757,272	37,291,360	25,534,088	32%	\$ 15,993,514	74%
Excess of Revenues Over (Under) Expenditures	(901,973)	(6,090,873)	-			\$ 5,348,732	

Fund Balance Available					
	FY2022 (ACFR)	FY2023 (ACFR)	FY2024 (ACFR)	FY2025 (Budget)	FY2026 (Budget)
Beginning Balance	\$ (6,469,722)	\$ 3,333,738	\$ 6,271,864	\$ 11,538,362	\$ (6,705,645)
Addition (Use of)	9,803,460	2,938,126	5,266,498	(18,244,007)	(1,700,000)
Ending Balance	\$ 3,333,738	\$ 6,271,864	\$ 11,538,362	\$ (6,705,645)	\$ (8,405,645)
Interfund Loan (Water Rights Impact)	\$ 12,500,000	\$ 10,485,370	\$ 8,529,469	\$ 7,529,499	\$ 7,529,499
Adjusted Ending Balance	\$ 12,500,000	\$ 16,757,234	\$ 20,067,831	\$ 823,854	\$ (876,146)

City of Herriman Budget Versus Actual Report - May 2025

Public Works Facility Capital Projects Fund							
	Current Month	YTD Amount	Budget	Remaining Budget	% of Budget	Prior Year Actual YTD	% of Prior Year
Revenue							
Interest Income	3,091	35,786	20,500	(15,286)	175%	29,084	123%
Budgeted Use of Fund Balance	-	-	279,500	279,500	0%	-	0%
Total Revenue	\$ 3,091	\$ 35,786	\$ 300,000	\$ 264,214	12%	\$ 29,084	123%
Expenditures							
Professional Fees	3,250	5,750	300,000	294,250	2%	-	0%
Total Expenditures	\$ 3,250	\$ 5,750	\$ 300,000	\$ 294,250	2%	\$ 1,093,371	1%
Excess of Revenues Over (Under) Expenditures	\$ (159)	\$ 30,036	\$ -			\$ (1,064,287)	

Fund Balance Available					
	FY2022 (ACFR)	FY2023 (ACFR)	FY2024 (ACFR)	FY2025 (Budget)	FY2026 (Budget)
Beginning Balance	\$ 74,538	\$ 546,868	\$ 779,262	\$ 813,039	\$ 533,539
Addition (Use of)	\$ 472,330	\$ 232,394	\$ 33,777	\$ (279,500)	\$ (153,700)
Ending Balance	\$ 546,868	\$ 779,262	\$ 813,039	\$ 533,539	\$ 379,839

City of Herriman Budget Versus Actual Report - May 2025

Project	Current Month	YTD Amount	Budget	Remaining Budget	% of Budget	Prior Year Actual YTD	% of Prior Year
Transportation							
0001-01 11800 S Improvements Ph 1 (Reimb)	-	-	381,900	381,900	0%	-	0%
0016-04 7300 W Extension Ph 4	-	-	200,000	200,000	0%	-	0%
0130-00 Traffic Signal Real Vista & Mountain View	-	-	900,000	900,000	0%	-	0%
0182-00 Streetlight Replacement Project	-	24,504	94,770	70,266	26%	-	0%
0153-00 Sidewalk Trip Hazard Removal	-	-	114,000	114,000	0%	-	0%
0203-00 Hidden Oaks Backbone 1A (Reimb)	-	-	52,460	52,460	0%	-	0%
0058-00 Herriman Main Street Widening	(3,126)	323,374	634,670	311,296	51%	6,220,223	5%
0027-00 Bike Lanes Anthem Park Blvd	-	-	28,000	28,000	0%	-	0%
0016-02 7300 W Widening Phase 2	-	883,500	2,047,270	1,163,770	43%	850,861	104%
0010-01 6000 W Road Widening Phase 1	6,225	29,395	2,096,740	2,067,345	1%	-	0%
0010-02 6000 W Road Widening Phase 2	-	-	80,000	80,000	0%	-	0%
0201-00 Olympia Blvd (Reimb)	-	7,503,240	14,000,000	6,496,760	54%	-	0%
0055-04 Herriman Blvd Phase 4 (Reimb)	-	492,161	492,300	139	100%	-	0%
6400 W Improvements Phase 3 (Bridge)	-	-	2,911,790	2,911,790	0%	-	0%
Total Transportation	3,099	9,256,174	24,033,900	14,777,726	39%	7,071,084	131%
Parks & Recreation							
0020-00 Artistry Park Playground Replacement	-	-	100,000	100,000	0%	-	0%
0065-00 Indian Pony Park Playground Replacement	-	-	60,000	60,000	0%	-	0%
0170-00 Main St Median-Water Efficient Landscaping	1,040	22,020	37,440	15,420	59%	-	0%
0120-00 Stampede Bowl Multi-Use Trail	-	-	15,000	15,000	0%	-	0%
0215-00 Ice Ribbon Reserve Fund	-	-	127,730	127,730	0%	-	0%
0225-00 Grand Trotter Park Amenity Replacement	-	-	60,000	60,000	0%	-	0%
0033-00 Cemetery Restroom	-	-	215,360	215,360	0%	3,290	0%
Total Parks & Recreation	1,040	22,020	615,530	593,510	4%	3,290	669%
Other							
0181-00 Community Center Remodel Design	-	30,000	30,000	-	100%	-	0%
Teton Ranch Phase 3 in Lieu	-	-	9,800	9,800	0%	-	0%
0149-02 UDOT Porter Rockwell Fiber Conduit (Reimb)	-	-	34,000	34,000	0%	-	0%
0216-00 Property Acquisition	2,011,813	2,018,233	4,007,500	1,989,267	50%	8,919,140	23%
0091-00 Range East Detention Pond Lands	-	-	40,600	40,600	0%	-	0%
0172-00 ERP System Replacement	73,682	270,845	300,000	29,155	90%	-	0%
Parkhouse PH 3 Fee in Lieu	-	-	161,660	161,660	0%	-	0%
Interest Expense (Interfund Loan)	-	-	78,090	78,090	0%	-	0%
Transfer to Storm Drain Fund	-	160,000	160,000	-	100%	-	0%
Total Other	2,085,495	2,479,078	4,821,650	2,342,572	51%	8,919,140	28%
Total Capital Project Expenditures	\$ 2,089,634	\$ 11,757,272	\$ 29,471,080	\$ 17,713,808	40%	\$ 15,993,514	73.5%

City of Herriman Budget Versus Actual Report - May 2025

Capital Equipment Fund							
	Current Month	YTD Amount	Budget	Remaining Budget	% of Budget	Prior Year Actual YTD	% of Prior Year
Revenue							
Interest Income	7,238	78,729	-	(78,729)	0%	-	0%
Sale of Capital Assets	-	218,875	218,880	5	100%	-	0%
Transfer from General Fund	-	722,380	722,380	-	100%	-	0%
Transfer from Police Fund	-	22,560	22,560	-	100%	-	0%
Transfer from Public Safety (Non-Police)	-	73,880	73,880	-	100%	-	0%
Transfer from HCSEA Fund	-	862,820	862,820	-	100%	-	0%
Damage reimbursements	-	16,943	16,940	(3)	100%	-	0%
Total Revenue	\$ 7,238	\$ 1,996,187	\$ 1,917,460	\$ (78,727)	104%	\$ -	0%
Expenditures							
Conference Room Upgrades	-	-	10,000	10,000	0%	-	0%
0199-00 City Hall 1st Floor Network Switches	-	-	20,000	20,000	0%	-	0%
0190-00 Community Room Projectors	-	10,849	28,000	17,151	39%	-	0%
0194-00 Conference Room Calendar iPads	-	7,907	11,250	3,343	70%	-	0%
Building Security Improvements	-	8,028	8,250	222	97%	-	0%
Snowplow (Streets)	-	25,574	28,000	2,426	91%	-	0%
Ford F350 (#191) (Streets)	-	73,929	80,730	6,801	92%	-	0%
Freightliner 108SD (#274) (Hooklift) (Streets)	-	135,962	135,970	8	100%	-	0%
Tractor (#3004) (Parks)	-	136,377	136,380	3	100%	-	0%
0184-00 Park Security Cameras	-	15,245	30,000	14,755	51%	-	0%
Ford F150 (#196) (Parks)	-	53,550	57,910	4,360	92%	-	0%
Ford F150 (#197) (Parks)	-	51,457	54,570	3,113	94%	-	0%
Ford F150 (#198) (Parks)	-	-	4,220	4,220	0%	-	0%
Ford F550 (#275) (Parks)	-	72,910	91,890	18,980	79%	-	0%
Speed Trailer (Police)	-	22,551	22,560	9	100%	-	0%
Ford F150 (New) (Police)	-	-	82,550	82,550	0%	-	0%
Ford F150 (New) (Police)	-	-	82,550	82,550	0%	-	0%
Ford F150 (#154) (Animal Services)	3,055	53,413	73,880	20,467	72%	-	0%
Transfer to Water Capital Projects	-	53,530	53,530	-	100%	-	0%
Contribution to Fund Balance	-	-	905,220	905,220	0%	-	0%
Total Expenditures	\$ 3,055	\$ 721,282	\$ 1,917,460	\$ 1,196,178	38%	\$ -	0%
Excess of Revenues Over (Under) Expenditures	\$ 4,183	\$ 1,274,905	\$ -			\$ -	

Fund Balance Available					
	FY2022 (ACFR)	FY2023 (ACFR)	FY2024 (ACFR)	FY2025 (Budget)	FY2026 (Budget)
Beginning Balance	\$ -	\$ -	\$ -	\$ 701,820	\$ 1,607,040
Addition (Use of)	-	-	701,820	905,220	697,720
Ending Balance	\$ -	\$ -	\$ 701,820	\$ 1,607,040	\$ 2,304,760

City of Herriman Budget Versus Actual Report - May 2025

Capital Projects - Bond Fund							
	Current Month	YTD Amount	Budget	Remaining Budget	% of Budget	Prior Year Actual YTD	% of Prior Year
Revenue							
Bond Proceeds	-	-	16,330,000	16,330,000	0%	-	0%
Bond Premium	-	-	1,232,600	1,232,600	0%	-	0%
Total Revenue	\$ -	\$ -	\$ 17,562,600	\$ 17,562,600	0%	\$ -	0%
Expenditures							
0005-01 13800 S Roadway Phase 1 (Reimb)	-	525,850	525,850	-	100%	-	0%
0011-01 6400 W Improvements Phase 1	-	-	1,850,000	1,850,000	0%	-	0%
0011-03 6400 W Improvements Phase 2 & 3	-	-	12,100,000	12,100,000	0%	-	0%
0044-02 Dansie Blvd Phase 3	-	-	1,477,000	1,477,000	0%	-	0%
0186-00 Herriman Main St Widening Phase 2 (Hidden Oaks)	-	-	1,300,000	1,300,000	0%	-	0%
Cost of Issuance	-	25,500	240,000	214,500	11%	-	0%
Budgeted Increase in Fund Balance	-	-	69,750	69,750	0%	-	0%
Total Expenditures	\$ -	\$ 551,350	\$ 17,562,600	\$ 17,011,250	3%	\$ -	0%
Excess of Revenues Over (Under)							
Expenditures	\$ -	\$ (551,350)	\$ -			\$ -	

Fund Balance Available					
	FY2022	FY2023	FY2024 (ACFR)	FY2025 (Budget)	FY2026 (Budget)
Beginning Balance	\$ -	\$ -	\$ -	\$ -	\$ 69,750
Addition (Use of)	-	-	-	69,750	-
Ending Balance	\$ -	\$ -	\$ -	\$ 69,750	\$ 69,750

City of Herriman Budget Versus Actual Report - May 2025

Water Fund							
	Current Month	YTD Amount	Budget	Remaining Budget	% of Budget	Prior Year Actual YTD	% of Prior Year
Revenue							
Water Sales	1,708,050	13,295,545	14,975,400	1,679,855	89%	11,308,621	118%
Connection Fees	16,125	138,425	150,000	11,575	92%	171,075	81%
Interest Income	52,068	532,750	50,000	(482,750)	1066%	362,155	147%
Interest Income-Construction Funds	52,177	769,521	-	(769,521)	0%	876,217	88%
Jordan Valley Water Conservancy Grant	-	18,766	40,000	21,234	47%	28,533	66%
Other	12,523	197,629	275,020	77,391	72%	208,105	95%
Use of Fund Balance	-	-	22,712,763	22,712,763	0%	-	0%
Total Water Fund Revenue	\$ 1,840,943	\$ 14,952,636	\$ 38,203,183	\$ 23,250,547	39%	\$ 13,483,396	110.9%
Expenditures							
Administration							
Personnel	16,019	180,494	228,340	47,846	79%	187,882	96%
Operating	35,560	354,604	653,620	299,016	54%	417,716	85%
Administrative Chargeback	64,130	831,719	1,007,980	176,261	83%	824,595	101%
Total Administration	\$ 115,709	\$ 1,366,817	\$ 1,889,940	\$ 523,123	72%	\$ 1,430,193	95.6%
Maintenance							
Personnel	116,333	1,424,202	1,962,200	537,998	73%	1,408,319	101%
Operating	68,477	1,054,407	1,592,200	537,793	66%	1,017,226	104%
Water Purchases (JVWCD)	681,791	5,475,777	6,392,400	916,623	86%	4,138,255	132%
Capital Outlay	19,339	547,968	639,000	91,032	86%	519,015	106%
Total Maintenance	\$ 885,940	\$ 8,502,354	\$ 10,585,800	\$ 2,083,446	80%	\$ 7,082,815	120.0%
Blue Stakes							
Personnel	2,142	31,880	43,560	11,680	73%	44,871	71%
Operating	1,326	13,793	28,850	15,057	48%	13,686	101%
Total Blue Stakes	\$ 3,468	\$ 45,673	\$ 72,410	\$ 26,737	63%	\$ 58,557	78.0%
Secondary Water							
Personnel	13,434	77,063	101,860	24,797	76%	103,357	75%
Operating	56,278	412,412	493,000	80,588	84%	305,569	135%
Total Maintenance	\$ 69,712	\$ 489,475	\$ 594,860	\$ 105,385	82%	\$ 408,926	119.7%
Other							
Bond Payments and Fees	-	2,554,409	2,613,440	59,031	98%	2,429,862	105%
Transfer to Water Capital Projects	1,849,224	20,597,509	22,446,733	1,849,224	92%	-	0%
Total Other	\$ 1,849,224	\$ 23,151,918	\$ 25,060,173	\$ 1,908,255	92%	\$ 2,429,862	952.8%
Total Expenditures	\$ 2,924,053	\$ 33,556,237	\$ 38,203,183	\$ 4,646,946	88%	\$ 11,410,353	294.1%
Excess of Revenues Over (Under) Expenditures	\$ (1,083,110)	\$ (18,603,601)	\$ -			\$ 2,073,043	

1 Debt service payments are made twice a year (timing difference).

Fund Balance Available (Current Assets Less Current Liabilities)					
	FY2022 (ACFR)	FY2023 (ACFR)	FY2024 (ACFR)	FY2025 (Budget)	FY2026 (Budget)
Beginning Balance	\$ (1,658,449)	\$ 22,305,266	\$ 23,989,171	\$ 31,968,026	\$ 8,444,727
Addition (Use of)	23,963,715	1,683,905	7,978,855	(22,712,763)	(283,705)
Less: Unspent Bond Proceeds	-	-	-	(810,536)	-
Ending Balance	\$ 22,305,266	\$ 23,989,171	\$ 31,968,026	\$ 8,444,727	\$ 8,161,022
Over (Under) Fund Balance Policy				\$ 2,192,722	\$ 1,141,672

City of Herriman Budget Versus Actual Report - May 2025

Water Fund Summary							
	Current Month	YTD Amount	Budget	Remaining Budget	% of Budget	Prior Year Actual YTD	% of Prior Year
Revenue	\$ 1,840,943	\$ 14,952,636	\$ 38,203,183	23,250,547	39%	\$ 13,483,396	111%
Expenditures							
Personnel	147,928	1,713,639	2,335,960	622,321	73%	1,744,429	98%
Operating	161,641	1,835,216	2,767,670	932,454	66%	1,754,197	105%
Water Purchases	681,791	5,475,777	6,392,400	916,623	86%	4,138,255	132%
Capital	19,339	547,968	639,000	91,032	86%	519,015	106%
Bond Payments	-	2,554,409	2,613,440	59,031	98%	2,429,862	105%
Administrative Chargeback	64,130	831,719	1,007,980	176,261	83%	824,595	101%
Transfer to Water Capital Projects	1,849,224	20,597,509	22,446,733	1,849,224	92%	-	0%
Total Expenditures	\$ 2,924,053	\$ 33,556,237	\$ 38,203,183	\$ 622,321	87.8%	\$ 11,410,353	294.1%
Excess of Revenues Over (Under) Expenditures	\$ (1,083,110)	\$ (18,603,601)	\$ -			\$ 2,073,043	

City of Herriman Budget Versus Actual Report - May 2025

Water Capital Projects Fund							
	Current Month	YTD Amount	Budget	Remaining Budget	% of Budget	Prior Year Actual YTD	% of Prior Year
Revenue							
Grant - Environmental Protection Agency	-	-	3,243,520	3,243,520	0%	-	0%
Grant - Secondary Waterline 13400 S 5600 W	-	-	1,585,000	1,585,000	0%	-	0%
Grant - State of Utah 2M Culinary Water Tank	-	-	4,000,000	4,000,000	0%	-	0%
Sale of Capital Assets	-	20,805	20,810	5	100%	-	0%
Transfer from Capital Equipment Fund	-	53,530	53,530	-	100%	-	0%
Transfer from Water Fund	1,849,224	20,597,509	22,446,733	1,849,224	92%	-	0%
Total Revenue	\$ 1,849,224	\$ 20,671,844	\$ 31,349,593	\$ 1,849,224	66%	\$ -	0%
Expenditures							
0220-00 Leak Detection Equipment	-	-	40,000	40,000	0%	-	0%
0208-00 Water Sites Security Cameras	-	-	20,000	20,000	0%	-	0%
Ford F350 Utility Truck (#150)	24,517	76,582	83,403	6,821	92%	-	0%
Ford F150 4X4 Supercab (#221)	-	51,242	53,530	2,288	96%	-	0%
0179-00 Power to Lookout Repeater	-	-	18,000	18,000	0%	-	0%
0221-00 Power to HC 1 Meter Vault	-	-	12,000	12,000	0%	-	0%
0177-00 Power to Hi Deck PRV Stations	-	-	12,000	12,000	0%	-	0%
0178-00 EFI PRV Rehabilitation	-	-	40,000	40,000	0%	-	0%
0222-00 PRV Replacement	-	-	20,000	20,000	0%	-	0%
0176-00 PRV SCADA System Upgrades	2,587	5,370	53,500	48,130	10%	-	0%
0111-00 Water SCADA System Upgrade	-	1,738	55,000	53,262	3%	-	0%
0223-00 Hamilton Well VFD Improvement	-	27,816	85,000	57,184	33%	-	0%
0174-00 Blackridge Cap Stone Replacement	-	-	50,000	50,000	0%	-	0%
0175-00 AMI Towers	-	-	30,000	30,000	0%	-	0%
0055-05 Herriman Blvd Phase 5	-	-	56,800	56,800	0%	-	0%
0154-00 PRV Corrosion Correction Plan	-	-	135,000	135,000	0%	-	0%
0206-00 SCADA Hardware Refresh	-	1,043	30,000	28,957	3%	-	0%
0218-00 Old Town Water Project (EPA Grant)	301,259	1,259,472	4,292,880	3,033,408	29%	-	0%
0161-00 Olympia Zone 3 Culinary Water Tank	-	13,994	989,980	975,986	1%	-	0%
0017-00 AMI Water Reading System	-	31,000	128,680	97,680	24%	-	0%
0095-00 Relocate Bodell Well (6000 W 12560 S)	-	-	217,000	217,000	0%	-	0%
0112-00 Secondary Water Expansion & Repair	-	-	100,000	100,000	0%	-	0%
0202-00 6400 W Improvement (Olympia) Reimb	-	-	1,700,500	1,700,500	0%	-	0%
0077-00 Water Reading Web Portal	-	-	100,000	100,000	0%	-	0%
0055-04 Herriman Blvd Phase 4 Reimbursement	-	68,600	68,600	-	100%	-	0%
0141-00 Zone 2 & 3 Major Water Improvements	665,000	4,793,727	15,900,000	11,106,273	30%	-	0%
0165-00 IBM Pump Access Hatch	-	-	50,000	50,000	0%	-	0%
0212-00 Stillman Well Rehabilitation	445	415,604	626,910	211,306	66%	-	0%
0200-00 Whisper Rose PRV Installation	-	140,264	175,000	34,736	80%	-	0%
0141-00 Zone 2 & 3 Major Water Imp Mgmt	11,655	154,942	600,000	445,058	26%	-	0%
Secondary Waterline 13400 S 5600 W	6,371	67,917	1,585,000	1,517,083	4%	-	0%
Olympia Zones 5 & 6 Water Infrastructure	-	3,173	4,000,000	3,996,827	0%	-	0%
Contribution to fund balance	-	-	20,810	20,810	0%	-	0%
Total Expenditures	\$ 1,011,834	\$ 7,112,484	\$ 31,349,593	\$ 24,237,109	23%	\$ -	0%
Excess of Revenues Over (Under)							
Expenditures	\$ 837,390	\$ 13,559,360	\$ -			\$ -	

Fund Balance Available					
	FY2022	FY2023	FY2024	FY2025 (Budget)	FY2026 (Budget)
Beginning Balance	\$ -	\$ -	\$ -	\$ -	\$ -
Addition (Use of)	-	-	-	-	-
Ending Balance	\$ -	\$ -	\$ -	\$ -	\$ -

City of Herriman Budget Versus Actual Report - May 2025

Water Rights Fund							
	Current Month	YTD Amount	Budget	Remaining Budget	% of Budget	Prior Year Actual YTD	% of Prior Year
Revenue							
Water Rights	14,284	169,988	200,000	30,012	85%	-	0%
Interest Income	11,470	164,970	60,000	(104,970)	275%	201,759	82%
Use of Fund Balance	-	-	620,780	620,780	0%	-	0%
Transfer from Water Impact Fee	-	1,670,657	1,670,660	3	100%	-	0%
Total Revenue	\$ 25,754	\$ 2,005,615	\$ 2,551,440	\$ 545,825	79%	\$ 201,759	994%
Expenditures							
Water Right Purchases	-	47,475	2,385,440	2,337,965	2%	205,625	23%
Water Right Research/Fees	9,009	73,704	166,000	92,296	44%	132,050	56%
Total Expenditures	\$ 9,009	\$ 121,179	\$ 2,551,440	\$ 2,430,261	5%	\$ 337,675	36%
Excess of Revenues Over (Under) Expenditures	\$ 16,745	\$ 1,884,436	\$ -			\$ (135,916)	

Fund Balance Available (Current Assets Less Current Liabilities)					
	FY2022	FY2023	FY2024	FY2025 (Budget)	FY2026 (Budget)
Beginning Balance	\$ 16,064,088	\$ 15,967,361	\$ 15,771,508	\$ 9,782,285	\$ 9,161,505
Addition (Use of)	(96,727)	(195,853)	(5,989,223)	(620,780)	(1,439,000)
Ending Balance	\$ 15,967,361	\$ 15,771,508	\$ 9,782,285	\$ 9,161,505	\$ 7,722,505
Interfund Loan (Capital Projects)	\$ (10,485,370)	\$ (9,822,566)	\$ (8,529,469)	\$ (7,529,499)	\$ (7,529,499)
Adjusted Ending Balance*	\$ 5,481,991	\$ 5,948,942	\$ 1,252,816	\$ 1,632,006	\$ 193,006
*The interfund loan is anticipated to be paid off in FY2026. An approximately \$1 million payment will be due June 30, 2025.					

City of Herriman Budget Versus Actual Report - May 2025

Water Impact Fee Fund							
	Current Month	YTD Amount	Budget	Remaining Budget	% of Budget	Prior Year Actual YTD	% of Prior Year
Revenue							
Water Impact Fees	214,169	1,308,158	3,000,000	1,691,842	44%	2,922,748	45%
Interest Income	19,098	252,082	60,000	(192,082)	420%	152,662	165%
Use of Fund Balance	-	-	1,808,970	1,808,970	0%	-	0%
Total Revenue	\$ 233,267	\$ 1,560,240	\$ 4,868,970	\$ 3,308,730	32%	\$ 3,075,410	51%
Expenses							
Reimbursements							
0055-04 Herriman Blvd Ph 4 Reimbursement	-	29,400	29,400	-	100%	-	0%
0011-03 6400 W (Phase 3) Improvements Reimbursement	-	-	442,600	442,600	0%	-	0%
0205-00 Axia Business Park Reimbursement	-	1,660	218,000	216,340	1%	-	0%
Dansie Blvd Phase 1 Reimbursement	-	-	-	-	0%	15,578	0%
Total Reimbursements	\$ -	\$ 31,060	\$ 690,000	\$ 658,940	5%	\$ 281,495	11%
Capital Projects							
0149-01 UDOT Porter Rockwell Betterments Waterline	-	-	179,300	179,300	0%	-	0%
0058-00 Herriman Main Street Widening	-	-	100,000	100,000	0%	-	0%
0143-00 Zone 4 Cove Secondary Reservoir & Pipeline	-	-	469,100	469,100	0%	-	0%
0203-00 Hidden Oaks Backbone 1A	-	416,705	416,710	5	100%	-	0%
0010-01 6000 W Road Widening Phase 1	-	-	1,300,000	1,300,000	0%	-	0%
SR-111 Waterlines	519	9,656	-	(9,656)	0%	-	0%
Total Capital Projects	\$ 519	\$ 426,361	\$ 2,465,110	\$ 2,038,749	17%	\$ -	0%
Other							
Professional Services	-	1,494	43,200	41,706	3%	82,972	2%
Transfer to Water Rights Fund	-	1,670,657	1,670,660	3	100%	-	0%
Total Other Expenses	\$ -	\$ 1,672,151	\$ 1,713,860	\$ 41,709	98%	\$ 82,972	2015%
Total Expenses	\$ 519	\$ 2,129,572	\$ 4,868,970	\$ 2,739,398	44%	\$ 364,467	584%
Excess of Revenues Over (Under) Expenses	\$ 232,748	\$ (569,332)	\$ -			\$ 2,710,943	

Fund Balance Available (Current Assets Less Current Liabilities)					
	FY2022	FY2023	FY2024	FY2025 (Budget)	FY2026 (Budget)
Beginning Balance	\$ 21,281,842	\$ 3,434,344	\$ 283,835	\$ 3,143,241	\$ 1,334,271
Addition (Use of)	(17,847,498)	(3,150,509)	2,859,406	(1,808,970)	1,174,800
Ending Balance	\$ 3,434,344	\$ 283,835	\$ 3,143,241	\$ 1,334,271	\$ 2,509,071

City of Herriman Budget Versus Actual Report - May 2025

Storm Water Fund							
	Current Month	YTD Amount	Budget	Remaining Budget	% of Budget	Prior Year Actual YTD	% of Prior Year
Revenue							
Storm Water Fee	147,807	1,596,334	1,744,570	148,236	92%	1,542,057	104%
Interest Income	5,224	60,081	15,000	(45,081)	401%	40,159	150%
Contributions of Capital Assets	30,733,104	30,873,804	-	(30,873,804)	0%	-	0%
Private Storm Water Enforcement	-	100	30,000	29,900	0%	1,700	6%
Total Revenue	\$ 30,886,135	\$ 32,530,319	\$ 1,789,570	\$ (30,740,749)	1818%	\$ 1,583,916	2054%
Expenses							
Administration							
Operating	4,282	51,448	102,450	51,002	50%	68,910	75%
Administrative Chargeback	27,330	329,993	392,740	62,747	84%	284,511	116%
Transfer to Storm Water Capital Projects	-	329,500	329,500	-	100%	-	0%
Contribution to Fund Balance	-	-	19,620	19,620	0%	-	0%
Total Administration	\$ 31,612	\$ 710,941	\$ 844,310	\$ 133,369	84%	\$ 353,421	201%
Maintenance							
Personnel	32,116	366,210	480,430	114,220	76%	372,469	98%
Operating	7,124	84,023	222,720	138,697	38%	141,867	59%
Capital	-	14,471	17,380	2,909	83%	1,918	754%
Total Maintenance	\$ 39,240	\$ 464,704	\$ 720,530	\$ 255,826	64%	\$ 516,254	90%
Engineering							
Operating	646	19,576	86,040	66,464	23%	48,100	41%
Administrative Chargeback	10,045	119,286	138,690	19,404	86%	123,548	97%
Total Engineering	\$ 10,691	\$ 138,862	\$ 224,730	\$ 85,868	62%	\$ 171,648	81%
Total Expenses	\$ 81,543	\$ 1,314,507	\$ 1,789,570	\$ 475,063	73%	\$ 1,041,323	126%
Excess of Revenues Over (Under) Expenses	\$ 30,804,592	\$ 31,215,812	\$ -			\$ 542,593	

1 Storm water fund assets transferred from Governmental Activities to Storm Water Fund (noncash item).

2 Transfer to Storm Water Capital Projects made in March (timing difference).

Fund Balance Available (Current Assets Less Current Liabilities)					
	FY2022 (ACFR)	FY2023 (ACFR)	FY2024 (ACFR)	FY2025 (Budget)	FY2026 (Budget)
Beginning Balance	\$ 402,487	\$ 570,054	\$ 672,381	\$ 1,257,984	\$ 1,277,604
Addition (Use of)	\$ 167,567	\$ 102,327	\$ 585,603	\$ 19,620	\$ (18,740)
Ending Balance	\$ 570,054	\$ 672,381	\$ 1,257,984	\$ 1,277,604	\$ 1,258,864
Over (Under) Fund Balance Policy				\$ 566,069	\$ 525,659

City of Herriman Budget Versus Actual Report - May 2025

Storm Water Fund Summary							
	Current Month	YTD Amount	Budget	Remaining Budget	% of Budget	Prior Year Actual YTD	% of Prior Year
Revenue	\$ 30,886,135	\$ 32,530,319	\$ 1,789,570	(30,740,749)	1818%	\$ 1,583,916	2053.8%
Expenditures							
Personnel	32,116	366,210	480,430	114,220	76%	372,469	98%
Operating	12,052	155,047	411,210	256,163	38%	258,877	60%
Capital	-	14,471	17,380	2,909	83%	1,918	754%
Administrative Chargeback	37,375	449,279	531,430	82,151	85%	408,059	110%
Transfers/Contribution to Fund Balance	-	329,500	349,120	19,620	94%	-	0%
Total Expenditures	\$ 81,543	\$ 1,314,507	\$ 1,789,570	\$ 475,063	73%	\$ 1,041,323	126.2%
Excess of Revenues Over (Under) Expenditures	\$ 30,804,592	\$ 31,215,812	\$ -			\$ 542,593	

City of Herriman Budget Versus Actual Report - May 2025

Storm Water Impact Fee Fund							
	Current Month	YTD Amount	Budget	Remaining Budget	% of Budget	Prior Year Actual YTD	% of Prior Year
Revenue							
Storm Drain Fees	25,351	152,818	200,000	47,182	76%	348,581	44%
Interest Income	10,309	127,280	64,500	(62,780)	197%	144,450	88%
Use of Fund Balance	-	-	1,634,370	1,634,370	0%	-	0%
Total Revenue	\$ 35,660	\$ 280,098	\$ 1,898,870	\$ 1,618,772	15%	\$ 493,031	57%
Expenditures							
0120-00 Master Planning - Storm Drain	-	-	95,000	95,000	0%	-	0%
0103-00 Rose Creek Storm Drain	-	-	787,000	787,000	0%	567,132	0%
0010-01 6000 W Road Widening Phase 1	-	-	241,840	241,840	0%	-	0%
0203-00 Hidden Oaks Backbone 1A	-	406,907	406,910	3	100%	-	0%
6400 W Improvements Phase 3 Reimbursement	-	-	368,120	368,120	0%	-	0%
Total Expenditures	\$ -	\$ 406,907	\$ 1,898,870	\$ 1,491,963	21%	\$ 567,132	72%
Excess of Revenues Over (Under)							
Expenditures	\$ 35,660	\$ (126,809)	\$ -			\$ (74,101)	

1 Project fully paid for in February (timing difference)

Fund Balance Available (Current Assets Less Current Liabilities)					
	FY2022 (ACFR)	FY2023 (ACFR)	FY2024 (ACFR)	FY2025 (Budget)	FY2026 (Budget)
Beginning Balance	\$ -	\$ -	\$ 3,062,527	\$ 2,304,094	\$ 669,724
Addition (Use of)	-	3,062,527	(758,433)	(1,634,370)	7,200
Ending Balance	\$ -	\$ 3,062,527	\$ 2,304,094	\$ 669,724	\$ 676,924

City of Herriman Budget Versus Actual Report - May 2025

Storm Water Capital Projects Fund

	Current Month	YTD Amount	Budget	Remaining Budget	% of Budget	Prior Year Actual YTD	% of Prior Year
Revenue							
Grant - State of Utah	-	-	412,250	412,250	0%	-	0%
Interest Income	1,177	5,145	-	(5,145)	0%	-	0%
Sale of Capital Assets	-	7,600	-	(7,600)	0%	-	0%
Transfer from Capital Projects	-	160,000	160,000	-	100%	-	0%
Transfer from Storm Water Fund	-	329,500	329,500	-	100%	-	0%
Total Revenue	\$ 1,177	\$ 502,245	\$ 901,750	\$ 399,505	56%	\$ -	0%
Expenditures							
0151-00 Storm Drain Retrofit Projects	34,524	87,704	442,500	354,796	20%	-	0%
0162-00 Automall Pond Relocation	75,500	75,500	160,000	84,500	47%	-	0%
Flood Mitigation Grant	10,898	28,202	299,250	271,048	9%	-	0%
Total Expenditures	\$ 120,922	\$ 191,406	\$ 901,750	\$ 710,344	21%	\$ -	0%
Excess of Revenues Over (Under)							
Expenditures	\$ (119,745)	\$ 310,839	\$ -			\$ -	

Fund Balance Available (Current Assets Less Current Liabilities)

	FY2022 (ACFR)	FY2023 (ACFR)	FY2024 (ACFR)	FY2025 (Budget)	FY2026 (Budget)
Beginning Balance	\$ -	\$ -	\$ -	\$ -	\$ -
Addition (Use of)	-	-	-	-	-
Ending Balance	\$ -	\$ -	\$ -	\$ -	\$ -

City of Herriman Budget Versus Actual Report - May 2025

High Country I Water Fund							
	Current Month	YTD Amount	Budget	Remaining Budget	% of Budget	Prior Year Actual YTD	% of Prior Year
Revenue							
Water Sales	13,084	131,785	-	(131,785)	0%	121,073	109%
Connection Fee	750	1,850	-	(1,850)	0%	-	0%
Interest Income	1,094	13,173	-	(13,173)	0%	14,100	93%
Total Revenue	\$ 14,928	\$ 146,808	\$ -	\$ (146,808)	0%	\$ 135,173	109%
Expenditures							
Administration							
Personnel	545	5,990	-	(5,990)	0%	5,995	100%
Operating	2,445	44,435	-	(44,435)	0%	3,577	1242%
Total Administration	\$ 2,990	\$ 50,425	\$ -	\$ (50,425)	0%	\$ 9,572	527%
Maintenance							
Personnel	3,676	33,936	-	(33,936)	0%	41,659	81%
Operating	3,796	62,027	-	(62,027)	0%	-	0%
Capital	-	1,540	-	(1,540)	0%	-	0%
Total Maintenance	\$ 7,472	\$ 97,503	\$ -	\$ (97,503)	0%	\$ 41,659	234%
Total Expenditures	\$ 10,462	\$ 147,928	\$ -	\$ (147,928)	0%	\$ 51,231	289%
Excess of Revenues Over (Under) Expenditures	\$ 4,466	\$ (1,120)	\$ -			\$ 83,942	

Fund Balance Available (Unrestricted)					
	FY2022	FY2023	FY2024	FY2025 (Budget)	FY2026 (Budget)
Beginning Balance	\$ 86,917	\$ 103,771	\$ 103,533	\$ 65,462	\$ 65,462
Addition (Use of)	60,986	47,453	13,831	-	-
Capital Reserve	(44,132)	(47,691)	(51,902)	-	-
Ending Balance	\$ 103,771	\$ 103,533	\$ 65,462	\$ 65,462	\$ 65,462
Capital Reserve Balance	\$ 136,548	\$ 184,239	\$ 236,141	\$ 236,141	\$ 236,141

City of Herriman Budget Versus Actual Report - May 2025

High Country II Water Fund							
	Current Month	YTD Amount	Budget	Remaining Budget	% of Budget	Prior Year Actual YTD	% of Prior Year
Revenue							
Water Sales	23,370	218,187	-	(218,187)	0%	210,036	104%
Water Impact Fees	-	33,768	-	(33,768)	0%	-	0%
Interest Income	2,436	27,206	-	(27,206)	0%	25,356	107%
Total Revenue	\$ 25,806	\$ 279,161	\$ -	\$ (279,161)	0%	\$ 235,392	118.6%
Expenditures							
Personnel	3,224	65,150	-	(65,150)	0%	43,889	148%
Operating	11,454	107,753	-	(107,753)	0%	68,144	158%
Capital	-	-	-	-	0%	-	0%
Total Expenditures	\$ 14,678	\$ 172,903	\$ -	\$ (172,903)	0%	\$ 112,033	154.3%
Excess of Revenues Over (Under) Expenditures	\$ 11,128	\$ 106,258	\$ -			\$ 123,359	

Fund Balance Available					
	FY2022	FY2023	FY2024	FY2025 (Budget)	FY2026 (Budget)
Beginning Balance	\$ 617,677	\$ 788,439	\$ 471,185	\$ 581,707	\$ 581,707
Addition (Use of)	170,762	(317,254)	110,522	-	-
Ending Balance	\$ 788,439	\$ 471,185	\$ 581,707	\$ 581,707	\$ 581,707



STAFF REPORT

DATE: June 26, 2025

TO: The Honorable Mayor Palmer and Members of the City Council

FROM: Michael Maloy, City Planner

SUBJECT: Consideration of a Resolution to Reappoint Three Members of the Herriman City Planning Commission for an Additional Three-Year Term of Service.

RECOMMENDATION:

Per City Council Policy for the reappointment of one or more Planning Commission members, staff recommends the reappointment of Andrea Bradford, Heather Garcia, and Darryl Fenn as Regular Members of the Herriman City Planning Commission for an additional three-year term of service.

ISSUE BEFORE COUNCIL:

Should the City Council approve a draft resolution to reappoint residents Andrea Bradford, Heather Garcia, and Darryl Fenn for an additional three-year term of service on the Planning Commission?

BACKGROUND & SUMMARY:

On January 8, 2025, the City Council approved Resolution R02-2025 to establish the Planning Commission Appointment Policy, which outlines the process of selecting and appointing new members to the Commission, as well as the reappointment of existing members (see Attachment A).

In addition to City Council policy, staff has attached Section 10-4-5 of City Code that establishes specific regulations for the Planning Commission, such as the following (see Attachment B):

- Planning commission members shall be bona fide city residents and qualified electors of the city.
- Each planning commission member shall be appointed for a term of three years, which shall begin upon appointment.
- Planning commission members may be reappointed (by the City Council) for successive terms.

A complete copy of Herriman City Code Section 10-4-5 (entitled Planning Commission) may be viewed online at www.herriman.gov or in Attachment B of this report.

DISCUSSION:

Per City Code and Council Policy, the following factors are to be evaluated for each Commissioner when considering reappointment:

- **Eligibility:** Planning commission members shall be bona fide city residents and qualified electors of the city.
- **Interest:** City Staff shall contact the Planning Commissioner, whose term is subject to expiration, and assess his or her interest in seeking reappointment as a Regular or Alternate.
- **Attendance:** Meeting attendance records to ensure the member has participated in at least 65% of regular meetings during their previous term.
- **Engagement:** Engagement in discussions, contributions to deliberations, and overall participation in the decision-making process.
- **Collaboration:** Consideration of the members' ability to work collaboratively with other Commission members, City staff, and the general public to foster a productive and inclusive planning environment.
- **Professional Development:** Commitment to professional growth as demonstrated by participation in relevant training, education, or conferences that enhance their knowledge and effectiveness in planning roles.
- **Adherence to Ethical Standards:** Review of adherence to the code of ethics and conduct expected of Planning Commission members, including transparency, fairness, and integrity in decision-making.
- **Community Feedback:** (OPTIONAL) City Staff may solicit and consider comments from relevant community stakeholders on the members' performance and potential reappointment.

Based on the criteria listed above, City staff is to provide a recommendation to the City Council and draft a resolution for consideration (and approval) on the next available consent agenda.

Planning Commission Member	Residency?	Interest?	Attendance?	Engagement?	Collaboration?	Training?	Ethics?	Feedback?
Andrea Bradford	District 2	Yes	>65%	Good	Good	>4+ hours annually	No concerns	No complaints
Heather Garcia	District 3	Yes	>65%	Good	Good	>4+ hours annually	No concerns	No complaints
Darryl Fenn	District 3	Yes	>65%	Good	Good	>4+ hours annually	No concerns	No complaints

ALTERNATIVES:

The City Council may consider the following alternatives, among others:

Alternative	Recommendation	Description
Approve	Yes	Approve the proposed reappointments for an additional three-year term of service on the Planning Commission
Continue		Continue or “table” the proposed reappointments to allow additional time to consider the draft resolution in a future public meeting (with or without a date)
Deny		Deny the proposed reappointments and direct staff to proceed with the selection and appointment process as required by City Code and outlined in City Council policy

STRATEGIC PLAN:

Staff reviewed the City Council’s *Strategic Plan* and identified the following applicable strategy:

Community Engagement (CE) 2 – Promote trust in government

Promote genuine trust in government through transparency, accountability, and public engagement. This will be accomplished through open and accessible interaction; proactive communication and resident education; and courteous, responsive, and knowledgeable employees.

FISCAL IMPACT:

Impact	Rationale
None	Whereas the adopted bi-annual Herriman City budget has properly allocated funds for the Planning Commission, approving the proposed resolution will not impact the adopted budget

ATTACHMENTS:

- A. Council Policy
- B. Code Excerpt
- C. Draft Resolution

Document No: TBD	Title: Planning Commission Appointment Policy	Print Date: December 23, 2024
Revision No: 1.0	Prepared By: Michael Maloy, Planning Director	Date Prepared: DRAFT
Effective Date: TBD	Reviewed By: City Council	Date Reviewed: TBD

Purpose: To provide clear standards and procedures for assessing the qualifications and suitability of candidates for the Planning Commission, which encourages community service and fosters effective governance.

Policy:

This policy serves as a guiding framework for City Staff in evaluating and forwarding candidates for appointment or reappointment to the Planning Commission by the Mayor and City Council. It aims to ensure a consistent, transparent, fair, and efficient selection and appointment process for the City.

Definitions

Planning Commission: A board appointed by the City Council to oversee the development and planning activities of Herriman City and advise the Council on matters relating to land use, zoning, and other planning-related issues.

Regular Member: An appointed position on the Planning Commission for a three-year term of service, voting on administrative and legislative items scheduled on regular meeting agendas.

Alternate Member: An appointed position on the Planning Commission for a one-year term of service, voting on administrative and legislative items scheduled on regular meeting agendas when a “regular member” is unavailable.

Review Committee: A committee of three individuals formed by the City Council consisting of the Mayor, one City Council member, and the City Manager or City Staff designee. If the Mayor is unable to attend or participate in the Review Committee, the City Council may designate one additional member of the City Council to serve on the Review Committee in the absence of the Mayor.

City Staff: Those members of City Staff designated by the City Manager to implement this policy.

Eligibility Criteria

Residency: As per Herriman City Code, a candidate must be a bona fide resident of Herriman City and a qualified elector. Preference may be given to candidates who have established a permanent residence within city limits for at least one year before application.

Experience: Preference shall be given to candidates with relevant experience in fields such as urban planning, architecture, landscape architecture, real estate development, civil engineering, and related academic or professional experience. *However, all community members who demonstrate an interest in city planning are encouraged to apply.*

Commitment: Candidates must demonstrate a willingness and ability to commit time to attend regularly scheduled meetings and participate in additional workshops or training sessions related to the duties of the Planning Commission.

Community Involvement: Ideal candidates should demonstrate previous community service, leadership roles, or engagement in community development and planning issues.

Application Process for Vacancy

When soliciting candidates to fill a Planning Commission vacancy, the following process and criteria will be used by City Staff in analyzing and forwarding applicants to the review committee for recommendation to the City Council:

1. **Announcement:** Upon a vacancy, assigned City Staff will provide public notice of an opening (or openings) on the Planning Commission through official Herriman City communication channels, such as social media, digital signs, website, etc.
2. **Submission:** Interested candidates must submit a completed application form, including a statement of interest, resume, and supporting documentation relevant to their candidacy.
3. **Review:** Applications will be reviewed by the review committee. Qualified and preferred candidates may be selected for an in-person interview if deemed necessary.
4. **Interview:** The selected candidate or candidates may be personally interviewed by the Review Committee to further assess their qualifications and fit for the role. The Review Committee may also be assisted by the Planning Commission Chair or designee and the Human Resources Manager or designee as the Committee deems necessary.
5. **Recommendation:** City Staff will deliver a ranked list of recommended candidates to the City Council for consideration by memorandum.
6. **Selection:** Following review of the recommended candidate or candidates, the City Council will select the preferred candidate and instruct City Staff to draft a resolution for City Council consideration in a public meeting.
7. **Resolution:** The draft resolution for appointment will be placed on the next available City Council consent agenda but may be removed for discussion upon request of the Council.

Review Process for Reappointment

When evaluating a current member for reappointment to the Planning Commission, the following process and criteria will be used by City Staff for recommendation to the City Council:

1. **Inquiry:** City Staff shall contact the Planning Commissioner, whose term is subject to expiration, and assess his or her interest in seeking reappointment as a Regular or Alternate Member of the Planning Commission.
2. **Criteria:** Upon confirmation of interest, the City Staff shall evaluate the following criteria:
 - a. **Attendance.** Meeting attendance records to ensure the member has participated in at least 65% of regular meetings during their previous term.

- b. **Engagement:** Engagement in discussions, contributions to deliberations, and overall participation in the decision-making process.
 - c. **Collaboration:** Consideration of the member's ability to work collaboratively with other Commission members, City staff, and the general public to foster a productive and inclusive planning environment.
 - d. **Professional Development:** Commitment to professional growth as demonstrated by participation in relevant training, education, or conferences that enhance their knowledge and effectiveness in planning roles.
 - e. **Adherence to Ethical Standards:** Review of adherence to the code of ethics and conduct expected of Planning Commission members, including transparency, fairness, and integrity in decision-making.
 - f. **Community Feedback:** City Staff may solicit and consider comments from relevant community stakeholders on the member's performance and potential reappointment.
3. **Recommendation:** Based on the criteria listed above, City Staff will provide a recommendation to the City Council and draft a resolution for consideration during a public meeting.
 4. **Resolution:** The draft resolution will be placed on the next available City Council consent agenda but may be removed for discussion upon request of the Council.

Effective Date

This policy shall take effect immediately upon adoption by the City Council of Herriman City.

References:

Form No.	Record, Form, or Activity Name	Satisfies Clause
Required by Standard		
XXXXX	Record	
Other Forms/Records		
XXXXX	Record	
XXXXX	Record	
XXXXX	Record	

HERRIMAN CITY CODE

Title 10 Land Development Code

Chapter 10-4 Decision Making Bodies and Officials

10-4-5 Planning Commission

- A. *Established.* A planning commission is hereby established to exercise the powers and duties specified in this title.
- B. *Appointment and term of office.* The planning commission shall consist of seven persons who shall be appointed by the city council.
1. It is the intent of the city council that the planning commission will represent diverse citizen groups, as well as the broad interests of the city as a whole; that membership should include balanced representation in geographic, professional, neighborhood and community interest; and that a wide range of expertise relating to development of a healthy and well planned community should be sought when appointing commission members. Interests from which expertise might be selected include banking, development, contracting, engineering, geology and seismology, law, ecology, behavioral sciences, historic preservation, architecture, and landscape architecture. It is not, however, intended that planning commission members be limited to professionals, but rather, that members represent a cross section of the community.
 2. Planning commission members shall be bona fide city residents and qualified electors of the city.
 3. Each planning commission member shall be appointed for a term of three years which shall begin upon appointment.
 4. Planning commission members may be reappointed for successive terms.
 5. The city council may remove any member of the planning commission whenever it appears that such removal would be in the best interests of the city, as determined by the city council.
 6. Any vacancy occurring on the planning commission by reason of death, resignation, or removal shall be promptly filled by the city council, for the unexpired term of such member.
 7. Any vacancy occurring on the planning commission by reason of expiration of term shall be promptly filled by the city council.
 8. The city council, may appoint three alternate planning commission members who shall serve terms of one year. The reappointment, removal, and vacancy of alternate planning commission members shall be the same as for regular planning commission members. Alternate members of the planning commission may serve on the planning commission in the absence of a planning commission member.
 9. Members and alternate members of the planning commission shall be deemed volunteers for purposes of city ordinances, rules, regulations, and policies concerning personnel; provided, however, they shall be included in the definition of the term "employee" for purposes of the Governmental Immunity Act of Utah, U.C.A. 1953, § 63G-7-101 et seq.
 10. Planning commission and alternate members may be compensated for performing their duties as may be approved by the city council.

- C. *Powers and duties.* The planning commission shall have the following powers and duties which shall be exercised pursuant to the provisions of this title:
1. Prepare and recommend a general plan and general plan amendments to the city council as provided in HCC 10-5-7;
 2. Recommend land use regulations to the city council as provided in HCC 10-5-8;
 3. Act as a land use authority as provided in this title; and
 4. Advise the city council on matters requested by the council, including, but not limited to, programs for public improvements and the financing thereof.
- D. *Organization and procedure.* The planning commission shall be organized and exercise its powers and duties as follows:
1. The planning commission shall select one member as chair to oversee the proceedings and activities of the planning commission and one member as vice-chair to act in the absence of the chair. The chair and vice-chair shall serve for a term of one year and may be reelected for successive terms.
 2. The planning commission shall adopt policies and procedures, consistent with the provisions of this title and applicable law, to govern the conduct of its meetings, the processing of applications, and for any other purpose considered necessary for the functioning of the planning commission. Such policies and procedures shall be approved by the city council before taking effect.
 3. The planning commission shall hold regular meetings and any necessary public hearings each month as specified in HCC title 2, in the Herriman Community Center Building located at 5355 West Herriman Main Street, Herriman, UT, unless otherwise changed by the planning commission as the need may arise and permitted by law.
 - a. All planning commission meetings and public hearings shall be held after regular working hours of the city.
 - b. Such meetings and public hearings shall be noticed and held in accordance with the Open and Public Meetings Act, U.C.A. 1953, § 52-4-1 et seq., and HCC 10-5-5.
 4. No official business shall be conducted by the planning commission unless a quorum of its members is present.
 - a. Four members of the planning commission shall constitute a quorum.
 - b. The minimum number of yes votes required for the planning commission to take any action shall be the majority of members present, unless otherwise prescribed by law.
 5. The planning commission shall transmit reports of its official acts to the city council.
 6. Written minutes and a recording of planning commission meetings which are required by the Utah Open and Public Meetings Act, U.C.A. 1953, § 52-4-1 et seq., shall be filed in the office of the city recorder. Such records shall be available for public review and access in accordance with the Government Records Access and Management Act, U.C.A. 1953, § 63G-2-101 et seq.
 7. The city and its authorized agents may enter upon any land at reasonable times to make examinations and surveys pertinent to the:
 - a. Preparation of the general plan; or
 - b. Preparation or enforcement of the provisions of this title.

HERRIMAN, UTAH
RESOLUTION NO. 2025 -

**A RESOLUTION TO REAPPOINT
ANDREA BRADFORD, HEATHER GARCIA, AND DARRYL FENN AS
REGULAR MEMBERS OF THE HERRIMAN CITY PLANNING COMMISSION FOR
AN ADDITIONAL THREE-YEAR TERM OF SERVICE**

WHEREAS, the Herriman City Council (the “*Council*”) met in a regular session on July 9, 2025, to consider, among other things, the reappointment of three regular members of the Planning Commission for an additional term of service; and

WHEREAS, the Council has adopted an ordinance that created the Planning Commission; and

WHEREAS, the ordinance creating a Planning Commission provides that the Council may reappoint members of the Planning Commission; and

AFTER careful consideration, the Council has determined that it is in the best interest of the health, safety, and welfare of the citizens of Herriman to make the reappointments stated herein.

NOW, THEREFORE, BE IT RESOLVED that the Council hereby reappoints the following individuals to serve on the Planning Commission to the terms set forth below:

<u>NAME</u>	<u>TERM</u>	<u>DATE TERM EXPIRES</u>
Andrea Bradford	3 years	July 13, 2028
Heather Garcia	3 years	July 13, 2028
Darryl Fenn	3 years	July 13, 2028

PASSED AND APPROVED this 9th day of July 2025.

HERRIMAN CITY COUNCIL

By: _____
Mayor Lorin Palmer

ATTEST:

Jackie Nostrom, MMC
City Recorder



STAFF REPORT

DATE: June 25, 2025

TO: The Honorable Mayor and City Council

FROM: Bryce Terry, City Engineer

SUBJECT: Consideration to Approve Construction Contract for the Wide Hollow Trailhead Project

RECOMMENDATION:

It is recommended to award the contract for the Wide Hollow Trailhead Project to Strong Solutions, as outlined in Option 1.

ISSUE BEFORE COUNCIL:

Should the city council approve the proposed construction contract with Strong Solutions for the Wide Hollow Trailhead Project?

BACKGROUND/SUMMARY:

This project is listed in the Capital Improvement Plan (CIP) as project number 0136-00 and is in the 2025 fiscal budget for \$1,683,060. \$1,013,060 from the Park Impact Fund and \$670,000 from a Salt Lake County TRCC grant. As shown in Exhibit A, the anticipated expenses for the project, including owner's contingency, are within budget.

The purpose of this project is to construct the Wide Hollow Trailhead, a key component of Herriman City's Hillside Plan as outlined in the latest Parks, Recreation, Open Space, and Trails Master Plan. The trailhead will feature a recycled asphalt parking lot with capacity for up to 60 vehicles, including spaces for horse trailers. The project also includes a 500-foot challenge staircase, realignment of the existing trail, removal and restoration of unauthorized roads, and construction of utility stubs for a future restroom. This project will provide essential parking and improved access for users of the South Hills trails and help to alleviate overcrowding at other access points.

City staff publicly solicited bids from contractors starting on May 27, 2025, and bids were received from seven (7) bidders at closing of the bid on June 17th, 2025, at 2:00 pm. **Error! Reference source not found.** shown on page **Error! Bookmark not defined.** summarizes the bid results.

Table 1. Bid Results Summary

Contractor	Total Bid
Strong Solutions	\$1,144,150.00
Newman Construction	\$1,162,361.00
Landmark Excavating	\$1,180,249.00
Marathon Maintenance	\$1,368,267.59
VanCon	\$1,709,450.00
J Lyne Roberts & Sons	\$1,849,275.00
Beck Construction	\$2,455,156.00

DISCUSSION:

City staff has performed a due diligence review of the lowest bidder and found the following:

1. The bidder has an active general contractor's license with the Utah State Division of Professional Licensing, i.e. E100 – General Engineering Qualifier and B100 – General Building Qualifier.
2. The bidder provided adequate job experience that is comparable to this project.
3. References on prior projects indicate that the bidder will be capable of providing the level of service required by the city.
4. There were no apparent math or any errors in the bid quantity.

In accordance with city operating procedure, payment and performance bonds, and proof of insurance will be required prior to issuing Notice to Proceed (NTP).

FISCAL IMPACT:

As outlined in the attached Project Budget Analysis, the total project cost, including the construction contract and owner's contingency, will be \$1,523,765, which is within the planned budget of for \$1,683,060 (\$1,013,060 Park Impact Fund & \$670,000 from TRCC Grant).

ALTERNATIVES:

Option 1 – Award the construction contract to the lowest cost qualified bidder, Strong Solutions.

Option 2 – Reject all bids and re-bid at a later date.

ATTACHMENTS:

- Project Budget Analysis
- Project Location

Herriman City
Capital Project Budget Analysis Form



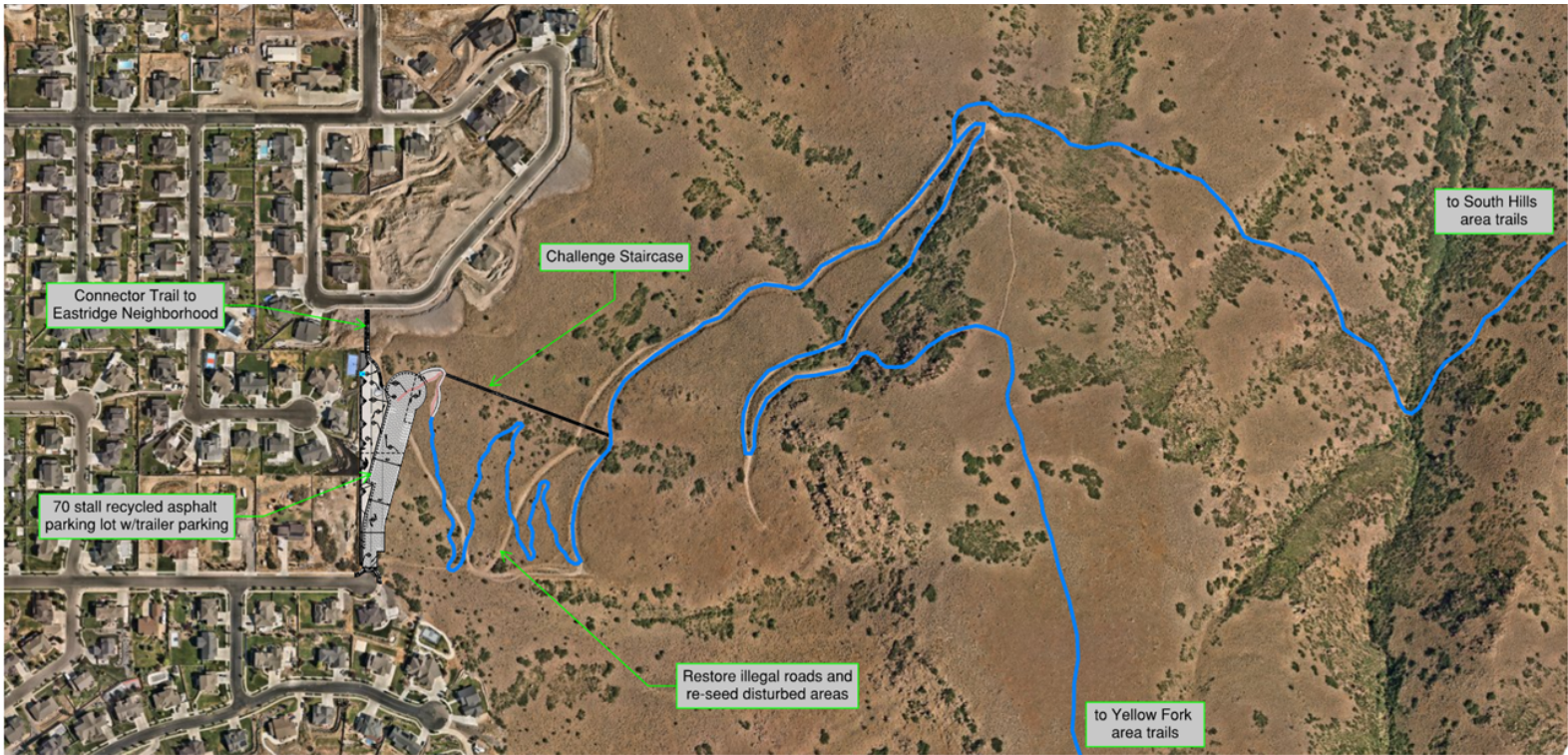
Date: June 25, 2025
Project Name: Wide Hollow Trailhead

		Current Expenditure 6/25/25	Future Projected Expenditure	Total Expenditure
Design Phase				
Design Engineer:	Bowen, Collins & Associates	\$ 27,515.00	\$ 12,000.00	\$ 39,515.00
Construction Phase				
Contractor:	Strong Solutions		\$ 1,144,150.00	\$ 1,144,150.00
Owners Contingency (~30%)			\$ 340,000.00	\$ 340,000.00
Miscellaneous Costs				
Advertisement	Public Notification (approx.)	\$ 100.00		\$ 100.00
TOTAL		\$ 27,615.00	\$ 1,496,150.00	\$ 1,523,765.00

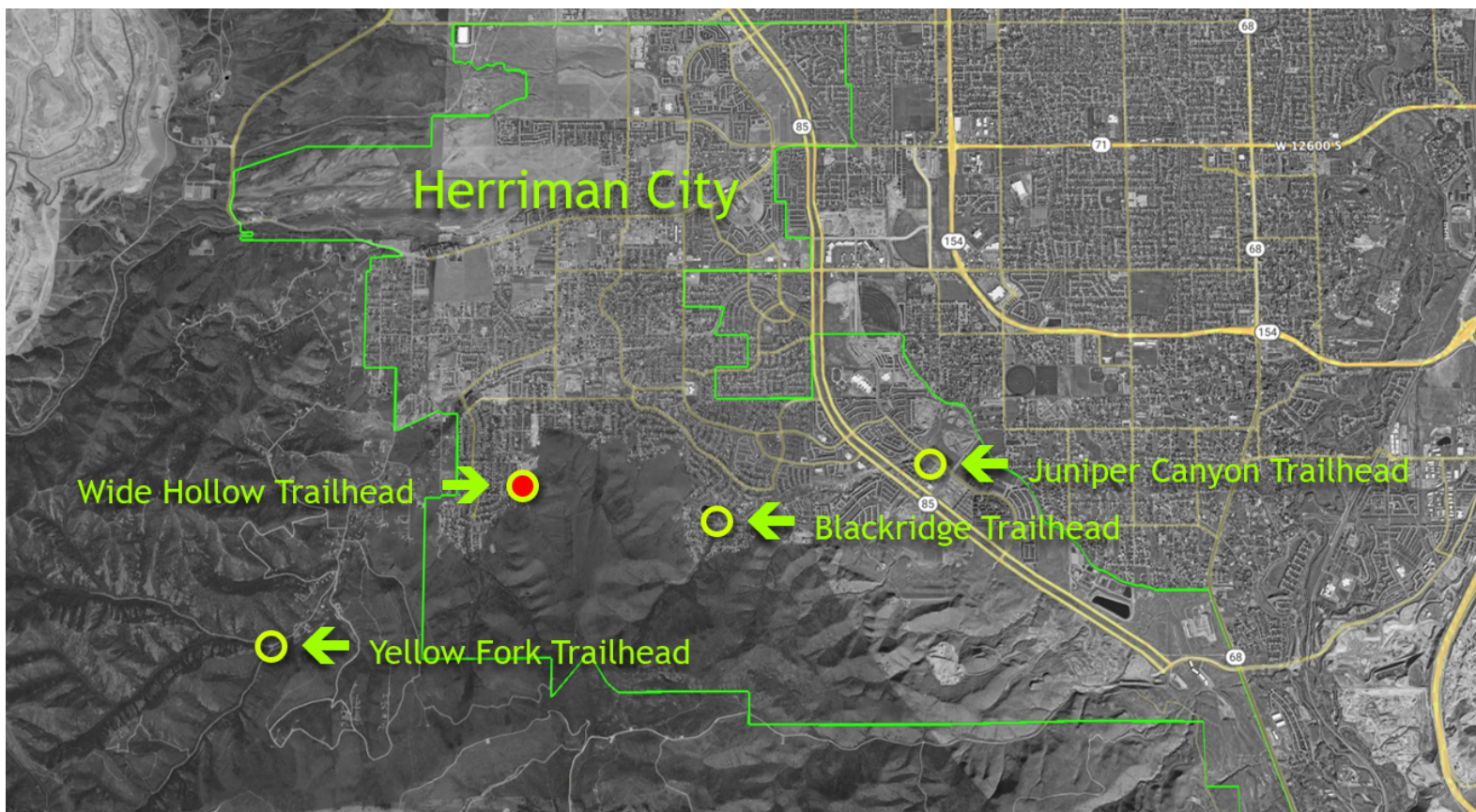
Budgeted Funds			
FY 2024/25	Park Impact Fee	\$	1,013,060.00
FY 2024/25	County TRCC Grant	\$	670,000.00
Total =		\$	1,683,060.00

Wide Hollow Trailhead Project

Site Plan



Vicinity Map





STAFF REPORT

DATE: July 2, 2025

TO: The Honorable Mayor and City Council

FROM: Blake Thomas, Community Development Director

SUBJECT: Proposed Amendment to the Panorama Master Development Agreement

RECOMMENDATION:

Staff recommends approval of the proposed amendment.

ISSUE BEFORE COUNCIL:

Does the City Council want to amend the Panorama Master Development Agreement to allow a specific property owner in the project to name the dog park portion of Panorama Park?

BACKGROUND/SUMMARY:

The Panorama Master Development Agreement (MDA) was approved in December, 2024. Included in the master plan is a proposed park, named Panorama Park. It is proposed that a portion of Panorama Park will be developed as a dog park. The MDA is silent in regard to identifying a name for any portion of Panorama Park.

DISCUSSION:

The Panorama master developer has requested to amend the MDA. The amendment allows for Innovative Excavating, a property owner in the Panorama development, be allowed to propose a name to the City Council at a future date for the dog park portion of Panorama Park. The specific proposed language is as follows:

The procedure for naming the Park shall include the City Council and shall be pursuant to the following procedures:

Prior to dedication of the Park, Innovative shall submit a proposed name for the Park to the Administrator. The Administrator shall present the proposed name to the City Council at the next available City Council meeting. The City Council may, in its sole discretion, approve or reject the proposed name. If the City

Council rejects the proposed name, Innovative may submit one or more alternative names for consideration following the same process.

ALTERNATIVES:

The council could:

1. Approve the MDA Amendment as presented. **[RECOMMENDED]**
2. Approve the MDA Amendment with modifications.
3. Deny the request to amend the MDA.

FISCAL IMPACT:

There is no fiscal impact with this request.

ATTACHMENTS:

Exhibit A: Draft MDA Amendment

WHEN RECORDED, RETURN TO:

Herriman City
Attn: City Recorder
5355 West Herriman Main Street
Herriman, Utah 84096

**NOTICE OF FIRST ADMINISTRATIVE MODIFICATION
TO THE MASTER DEVELOPMENT AGREEMENT FOR PANORAMA**

Notice is hereby given that on July 9, 2025, the undersigned, as “Administrator” of the Master Development Agreement for Panorama (the “MDA”), approved an administrative modification (the “Administrative Modification”) to the ARMDA pursuant to Section 7 thereof.

SCOPE OF REQUEST FOR ADMINISTRATIVE MODIFICATION:

Innovative (as defined in the MDA) and Master Developer requested an administrative modification to the MDA in order to establish that a portion of the park identified as “Panorama Park” in the MDA may be named by Innovative at the time such portion of the park is dedicated to the City. For purposes of this Administrative Modification, such portion of the Panorama Park is referred to as the “Park.” The Park is described and depicted in the attached Exhibit A.

THE ADMINISTRATOR FINDS:

1. The scope of the request qualifies as an Administrative Modification pursuant to the MDA;
2. The procedure for naming the Park shall include the City Council and shall be pursuant to the following procedures:

Prior to dedication of the Park, Innovative shall submit a proposed name for the Park to the Administrator. The Administrator shall present the proposed name to the City Council at the next available City Council meeting. The City Council may, in its sole discretion, approve or reject the proposed name. If the City Council rejects the proposed name, Innovative may submit one or more alternative names for consideration following the same process.

3. This Administrative Modification only applies to the Park and, as such, need only be signed by the Master Developer, Innovative, and the City.
4. This Administrative Modification shall only be recorded against the Park as set forth in Section 7.4 of the MDA.
5. This Administrative Modification was presented to the City Council on July 9, 2025 for feedback and ratification.

In light of the foregoing findings, the Administrator approved the request for an administrative modification to the MDA.

ADMINISTRATOR

NATHAN CHERPESKI, City Manager

ATTEST

JACKIE NOSTROM, City Recorder

INNOVATIVE

JEFF WRIGHT, Manager

STATE OF UTAH)
 :SS
COUNTY OF SALT LAKE)

On this ____ day of _____, 2025, personally appeared before me JEFF WRIGHT, whose identity is personally known to me (or proven on the basis of satisfactory evidence) and who by me duly sworn/affirmed, did say that they are the Manager of INNOVATIVE EXCAVATING AND CONSTRUCTION, LLC, a Utah limited liability company, and that the foregoing Administrative Modification was signed on behalf of INNOVATIVE EXCAVATING AND CONSTRUCTION, LLC by authority of its governing board and acknowledged to me that JEFF WRIGHT executed the same for the purposes described therein.

NOTARY PUBLIC

MASTER DEVELOPER
PANORAMA DEVELOPERS, LLC

JIM GILES, Manager

STATE OF UTAH)
 :ss
COUNTY OF SALT LAKE)

On this ____ day of _____, 2025, personally appeared before me JIM GILES, whose identity is personally known to me (or proven on the basis of satisfactory evidence) and who by me duly sworn/affirmed, did say that they are the Manager of PANORAMA DEVELOPERS, LLC, a Utah limited liability company, and that the foregoing Administrative Modification was signed on behalf of PANORAMA DEVELOPERS, LLC by authority of its governing board and acknowledged to me that JIM GILES executed the same for the purposes described therein.

NOTARY PUBLIC

EXHIBIT A
Legal Description and Depiction of Park

**LEGAL DESCRIPTION
PREPARED FOR
BUTTERFIELD PROPERTY DAI
HERRIMAN, UTAH
June 5TH, 2025
20-0294
EE/RM**

INNOVATIVE DEDICATION PARCEL DESCRIPTION

A part of that Special Warranty Deed recorded December 19, 2019 as Entry No. 13151594 in Book 10875 at Page 771 in the Salt Lake County Recorder's Office, also being located in the Southeast Quarter of Section 7, Township 4 South, Range 1 West, Salt Lake Base and Meridian, situate in Herriman City, Salt Lake County, Utah, being more particularly described as follows:

Beginning at a point located on the Easterly boundary line Graystone Subdivision Phase 2, according to the official plat thereof recorded September 20, 2017 as Entry No. 12619520 in Book 2017P at Page 254 in the Salt Lake County Recorder's Office, said point also being along the Section line S89°17'58"E 110.42 feet from the North Quarter Corner of Section 18, Township 4 South, Range 1 West, Salt Lake Base and Meridian; running thence along said plat the following three (3) courses: (1) N21°20'35"E 162.73 feet; thence (2) N13°56'03"E 94.08 feet; thence (3) N03°04'58"E 87.13 feet to the easterly boundary line of Graystone Subdivision Phase 1 according to the official plat thereof recorded October 18, 2017 as Entry No. 12639535 in Book 2017P at Page 289; thence along said plat the following two (2) courses; (1) N00°03'21"W 528.00 feet; thence (2) N07°18'53"E 117.08 feet to the southerly right-of-way line of Juniper Crest Road; thence along said right-of-way line the following four (4) courses: (1) Southeasterly along the arc of a non-tangent curve to the right having a radius of 829.00 feet (radius bears: S22°57'01"W) a distance of 206.01 feet through a central angle of 14°14'18" Chord: S59°55'50"E 205.48 feet; thence (2) S52°48'16"E 100.90 feet; thence (3) N38°24'30"E 26.01 feet; thence (4) S52°48'16"E 388.14 feet; thence S07°12'38"E 31.44 feet; thence S37°11'44"W 154.50 feet; thence S32°25'55"W 72.25 feet; thence S37°11'44"W 338.57 feet; thence S41°57'33"W 72.25 feet; thence Southwesterly along the arc of a non-tangent curve to the left having a radius of 345.00 feet (radius bears: S52°48'16"E) a distance of 70.80 feet through a central angle of 11°45'27" Chord: S31°19'00"W 70.67 feet to the southern line of Section 7; thence along said section line N89°17'58"W 266.61 feet to the point of beginning.

Contains: 8.59 acres+/-







STAFF REPORT

DATE: July 01, 2025

TO: The Honorable Mayor and City Council

FROM: Nathan Cherpeski

SUBJECT: Assign two City Councilors to review and approve the final changes made to the South Hills Amended and Restated Master Development Agreement per the full Council motion from November 13, 2024.

RECOMMENDATION:

Staff recommends appointing two representatives to review the ARMDA.

ISSUE BEFORE COUNCIL:

Shall the Council appoint two members to review and agree to the final changes in the ARMDA?

ALIGNMENT WITH STRATEGIC PLAN:

Quality of Life 2 Balanced Land Use

BACKGROUND/SUMMARY:

When Council approved the South Hills ARMDA, the motion was as follows:

Councilmember Henderson moved to Resolution No. R38-2024 approving a Master Development Agreement for the South Hills Development with respect to approximately 554.26 acres of property located at 15590 South Mountain View Corridor with the following changes:

- Clarify that the Developers are financially responsible for all the open space requirements as provided in the MDA.
- Require the Developer to follow the land use master plan as presented to the Council.
- Add language that allows and defines minor changes to the Developer's obligations.
- Add an exhibit that shows the proposed zoning map as presented to the Council, with the exception of Pod 20 having an underlying zone of FR-2.5.
- Add language to Section 3.4.1.1 to allow clustering for Pod 20, up to 48 units.
- Add a provision for mitigating sound control and materials for Pods 12, 13, and 20.
- Change the "term" of the agreement to be consistent with the language in the Panorama MDA and add a 4-year review requirement.
- Add "best efforts" to Section 11.2.4.

- Allow partial assignment with the same time for objections as stated in Section 19.4.
- Allow the City Attorney, City Manager, and two appointed Council members to review and approve the final version of the cleaned-up MDA.

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- Condition this MDA approval upon the Council approving, as an administrative item, an updated technical guidelines by January 15th. The changes to the technical guidelines should focus on consistency with the MDA and on items that are compelling, countervailing public interests, such as waterwise landscaping requirements.

The second to last bullet point required two appointed Council members to agree to the final changes. Both the City Manager and Attorney have already reviewed and agree with the changes.

DISCUSSION:

The intent of the motion was to allow for minor changes requested in during the approval meeting and the changes to the technical guidelines to be completed while allowing the developer to move forward. Staff has reviewed the agreement and believes it is in conformance with the intent of the City Councils' action. Council could appoint two members to also review the agreement, choose not to and simply direct staff to finalize the agreement, or take some other action.

ALTERNATIVES:

1. Appoint two members to review the agreement
2. Decline to appoint two members, but direct staff to finalize the agreement based on the review of both the City Attorney and City Manager.
3. Decline to act and provide staff further direction.