



## CITY COUNCIL MEETING

Notice is hereby given that the City Council will hold a City Council meeting at **7:00 pm, on Wednesday, July 16, 2025**, in the City Council Chambers at **38 West Center Street**.

### AGENDA

1. Roll Call
2. Invocation/Inspirational Thought
3. Pledge of Allegiance
4. Public Forum (Individuals' public comments shall be limited to 3 minutes and must be pertinent to the scope of city authority and jurisdiction. Comments may be delivered in person at the meeting or submitted to the City Recorder prior to 5:00 pm on the meeting date for presentation to the Council)
5. Bids, Awards, Recognitions, and Appointments
  - a. Access Road and Parking Area Construction for G Hill Trails Pgs 2-5
  - b. Consultant Services for Sewer Master Plan Update Pgs 6-13
6. Discussion and Possible Action Items
  - a. Gunnison Business Block Party Donation Pg 14
  - b. FY 2025-2026 Tentative Budget Pgs 15-16
7. Ordinances and Resolutions
  - a. Resolution 2025-08 Mogle-Peterson Agreement Pgs 17-40
  - b. Resolution 2025-10 Amended the Utah Inland Port Project Area in Gunnison City Pgs 41-42
  - c. Resolution 2025-11 Amended Fee Schedule Pgs 43-51
  - d. Ordinance 2025- 07 Rezoning 79 Acres from Agriculture (A-1) to Commercial (CC) and Residential (R-2) Pgs 52-54
8. Minutes
  - a. June 18<sup>th</sup>, 2025, Regular Council Meeting Pgs 55-57
9. Bills for period ending July 10th, 2025, totaling \$400,218.94 Pgs 58-71
10. Reports of Officials Pgs 72-117
11. EXECUTIVE SESSION (May be called to discuss the character, professional competence, or physical or mental health of an individual)
12. EXECUTIVE SESSION (May be called to discuss the pending or reasonably imminent litigation, and/or purchase, exchange, or lease of real property)
13. Adjournment

#### ADA NOTICE

If you are planning to attend this Public Meeting and due to a disability need assistance in understanding or participating in the meeting, please notify the City Office ten or more hours in advance and we will, within reason, provide what assistance may be required.

### CERTIFICATE OF MAILING/POSTING

The undersigned duly appointed City Recorder for the municipality of Gunnison City hereby certifies that a copy of the foregoing Notice and Agenda was e-mailed to the Gunnison Gazette, Gunnison, UT, 84634, posted on [www.gunnisoncity.org](http://www.gunnisoncity.org), as well as posted on the State of Utah's Public Notice Website.

BY: \_\_\_\_\_  
Valerie Andersen, City Recorder



# Memorandum

To: Mayor Nay and City Council  
From: Dennis L. Marker, City Administrator  
Date: July 11, 2025  
Re: Access Road and Parking Area Construction for G Hill Trails

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The city sought bids from three local contractors to improve the access route and parking area for the G Hill trailhead on the west side of the hill. The anticipated work would include regrading and placing of structural material to make access to the area mountain bike and motorcycle/ATV trails easier.

Three bids were received:

<b>Rasmussen Excavation</b>	<b>\$ 63,000.00</b>
Madsen Excavation	\$ 74,650.00
Outback Contractors	\$159,359.20

The bids do not include the price of material, which is estimated to be \$13,300.

**With the Rasmussen bid, the total project expense would be around \$76,300.**

Funding for the project currently includes the following sources:

\$7,500 Sanpete County Tourism Grant
\$14,255 Sanpete County Economic Grant
<u>\$54,545 Local Funds</u>
\$76,300 Total Funding

A \$30,000 grant application will be submitted to the Utah Outdoor ATV program to hopefully recoup some of the local funding.

## Recommendation

It is recommended that the City Council award construction of the G Hill access road and parking area to Rasmussen Excavation for the amount of \$63,000.

Rasmussen Excavation LLC  
P.O. Box 70  
Salina, UT 84654

Kevin Rasmussen  
435-201-1699

# Estimate

Name/Address

Gunnison City  
38 W. Center  
Gunnison, UT 84634

Date	Estimate No.	Project
07/08/25	9	

Item	Description	Quantity	Cost	Total
Lump	Estimate to haul,lay,and compact material for road and parking at Gunnison Bike Race facility West of the G Hill. Note:Customer Has made agreement with Hales for the material This does not include any ground preparation or subgrade preparation.  Mobilization Included in Price.	4,500	14.00	63,000.00
			Total	\$63,000.00

PO BOX 510  
Mayfield, Ut. 84643

Date	Estimate #
6/27/2025	571

Name / Address
Gunnison City PO BOX 790 Gunnison, UT 84634

PROJECT
Bike race road

4

# ESTIMATE



## Prepared For

Dennis L Marker  
(435) 851-7360

### Outback Contractors

1365 E. Harrier Street  
Eagle Mountain, UT 84005  
Phone: (801) 301-3039  
Email: outbackautomotive11c@gmail.com

Estimate # 7431  
Date 07/01/2025  
Business / Tax # 30-0798067

Description	Rate	Quantity	Total
MOB IN NICA ROAD PROJECT	\$1,200.00	1	\$1,200.00
Loader \$700 2 skid steers \$500			
TRUCKING	\$31,900.00	1	\$31,900.00
700 ton from industrial park \$4,400 3800tons hales gravel \$24000 Loader 3,500			
Grading	\$0.60	210,432	\$126,259.20
Grading 76,032 sq feet access road Parking lane A 84000 sq feet Phase B 50,400			
<b>Subtotal</b>			<b>\$159,359.20</b>
<b>Total</b>			<b>\$159,359.20</b>



# Memorandum

To: Mayor Nay and City Council  
From: Dennis L. Marker, City Administrator  
Date: July 11, 2025  
Re: Consultant Services for Sewer Master Plan Update

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The Sewer Board, made up of representatives from Gunnison and Centerfield, is seeking to update the sewer master plans for wastewater treatment and collection in the two communities. A search for consultant services to update the master plan was noticed through the state procurement portal, and a special invitation was sent to engineering firms that have worked on the wastewater systems in the past. After an extensive review of submitted information and materials, the board interviewed three of the five interested firms. Ultimately, the sewer board selected Jones & DeMille Engineering to conduct the plan update. **The estimated cost for the work is \$140,100 with Gunnison's portion being \$90,065** (see attached documents for more details).

Funding for the project currently includes the following sources:

\$40,000	Gunnison Sewer Reserves/Impact Fees (DRAFT budget)
\$30,000	Centerfield Sewer Reserves/Impact Fees
<hr/>	
\$70,000	Total Funding
\$70,000	Shortfall

One of the project components includes the consultant helping to seek planning grants from CIB or other sources to make up the \$70,000 shortfall.

## Recommendation

1. It is recommended that the City Council authorize the Mayor to pursue grant funding for the sewer master plan update, and
2. The Council approve Jones & DeMille Engineering moving forward with the sewer master plan update contingent upon funding for the project being awarded.



Jones & DeMille  
Engineering

www.jonesanddemille.com | 800.748.5275

July 10, 2025

RE: Gunnison City and Centerfield City Sewer Master Plan

Dear Mayor Nay and Mayor Leatherwood:

We appreciate the opportunity to provide a cost proposal for the above-referenced project.

### SCOPE OF WORK

At the scope review meeting on June 25<sup>th</sup> we appreciated the detailed scope of work that was provided and discussed. Attached to this document is a modified scope of work that includes assumptions and limitations. We are happy to clarify any of these items as needed.

### SCHEDULE

JDE will work to complete the above scope of work in a reasonable, timely manner according to the project and funding needs. An earnest effort will be made to complete the services within the owner's time constraints.

- Financial Assistance (Task 7) - By October 1, 2025 (CIB application deadline).
  - *It is assumed that the work on the Master Plan will begin when CIB funding becomes available, roughly **February 2026**.*
- Data Gathering (Task 2) – 2 Months (February to April 2026)
- Growth Projections and Planning (Task 3) – 2 Months (April to May 2026)
- Collection System Modeling (Task 4) – 3 Months (May to July 2026)
- Treatment System Modeling and Reuse Analysis (Task 5) – 3 Months (May to July 2026)
- System Recommendations (Task 6) – 2 Months (August-September 2026)
- Impact Fee Analysis – 1 Month (September 2026)
- Finalize Report – 1 Month (November 2026, Contingent on impact fee analysis completion)

1535 South 100 West  
Richfield, UT 84701  
435.896.8266

50 South Main, Suite 4  
Manti, UT 84642  
435.835.4540

38 West 100 North  
Vernal, UT 84078  
435.781.1988

1675 South Highway 10  
Price, UT 84501  
435.637.8266

520 West Highway 40  
Roosevelt, UT 84066  
435.722.8267

775 West 1200 North  
Suite 200  
Springville, UT 84663  
801.692.0219

1664 South Dixie Drive  
Building G  
St. George, UT 84770  
435.986.3622

7 South Main Street  
Suite 314  
Tooele, UT 84074  
435.268.8089

696 North Main Street  
PO Box 577  
Monticello, UT 84535  
435.587.9100

545 East Cheyenne Drive  
Suite C  
Evanston, WY 82930  
307.288.2005

20 West Main Street  
Suite 112  
Cortez, CO 81321  
970.739.5408

## FEES

The foregoing scope of work for Master Planning services can be completed for a lump sum fee of **\$140,100** and an hourly fee not to exceed of \$1,600 for flow monitoring. The hourly component is due to the uncertainty in the work required for flow monitoring. Progress payments would be invoiced monthly throughout the project. Any adjustments to the scope of work can be completed for a negotiated lump sum fee or according to JDE's standard hourly rates. If the City's will be collecting the GIS data needed for the study, there will be a savings to the collection system lump sum item. These cost savings are indicated below and would be subtracted from the collection system analysis item for each City.

### Lump Sum Fees

Treatment System Analysis.....	\$43,500
Treatment System Testing.....	\$6,000*
Gunnison Collection System Analysis.....	\$46,000
Gunnison H2S Analysis and Testing .....	\$1,000
Centerfield Collection System Analysis.....	\$41,000
Centerfield H2S Analysis and Testing.....	\$1,000
<b>SUBTOTAL .....</b>	<b>\$138,500</b>

### Hourly Fee

<u>Flow Monitoring.....</u>	<u>\$1,600</u>
<b>TOTAL Estimated Fees.....</b>	<b>\$140,100</b>

### City Assistance

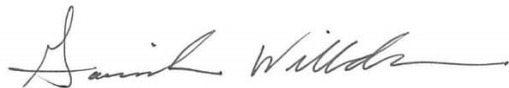
Gunnison City Data Collection Savings.....	\$9,000
Centerfield City Data Collection Savings.....	\$8,000

**\*This cost assumes assistance from Utah Rural Water for use of Sampling Equipment**

## CLOSURE

We appreciate and look forward to the opportunity to work on this important project and shape the quality of life for those you serve. Our team has the proven capabilities to complete this work in a timely and efficient manner. If there are any questions or concerns, we are happy to clarify and discuss any aspect of this proposal. Thanks again for this opportunity.

Sincerely,



Garrick Willden, P.E.  
Project Manager  
JONES & DeMILLE ENGINEERING, INC.

Attached: Scope of work document with notes, assumptions, and limitations identified.





# **Gunnison City and Centerfield City**

## **2025 Sewer Master Plan**

### **Scope of Work**

**10 July 2025**

**Blue = Deliverables**

**Red = Assumptions and limitations**

#### **Task 1. Scoping and Project Initiation.**

Formal kick-off meeting involving Gunnison and Centerfield staff, the Sewer Advisory Board, and our project team.

1. Define project goals, priorities, and constraints
2. Clarify roles and responsibilities
3. Identify available data and information gaps.
4. Discuss expectations for deliverables and meetings

#### **General Assumptions**

- 1. Design and construction engineering are not included in Scope.**
- 2. Environmental analysis and permitting are not included in Scope.**

#### **Task 2. Data Gathering.**

A strong foundation for the master plan begins with accurate and comprehensive system data. Consultant and staff will compile the following data:

1. Data
  - Existing GIS and system maps.
  - SCADA and pump station logs.
  - Existing influent flow data to lagoons. Based on the influent flow, determine the per person and per ERU flow and compare this data to normal flows to determine the infiltration rates.
  - Consumer data. This will help to identify major wastewater contributors and to calibrate sewer models
  - Work with local staff to identify and obtain additional GIS data as needed.
2. Reports
  - Flow monitoring (State reports) and manhole inspection data.
  - As-built drawings and prior engineering studies, and influent sampling data including BOD, TSS and sludge reports.
  - Gunnison Industrial Park estimates
  - Culinary water use for commercial, institutional, and agriculture users (individual #s)

3. Site Analysis and Staff Interviews
  - Operational history and known maintenance concerns.
  - Conduct site visits to inspect the physical condition of lagoon cells and associated infrastructure.
  - Stakeholder meetings with major system contributors (SSSD, CUCF, ACT, CA, Proteor, Future Comp, Fierce Firearms, Car Wash, Churches, Trailer Parks, Care Center, etc.)
4. Additional flow monitoring as needed to calibrate sewer models and data
5. H2S Study

## **Task 2 Deliverables**

### **I. Collection System**

- a. Updated GIS layers that include the latest developments, and updated and corrected elevations for manholes and flow lines.
- b. Collection system maintenance/replacement report.
  - i. Materials (Transite vs PVC, etc.)
  - ii. Age
  - iii. Blockages (Protruding Laterals)
  - iv. Minimum slopes and possible concerns
- c. Sewer Flow Model of existing conditions.

### **II. Treatment System**

- a. Cell 1 alternatives analysis (maintain, reconstruct, abandon).
- b. Assess current loading rates and determine the best arrangement to optimize the primary treatment cells.
- c. Treatment cell condition report indicating current loading rates, cover conditions, estimated seepage, state standards compliance, and capacity available from the unused cells. Determine the maximum treatment capacity of the lagoon system based on total area of the lagoons used for infiltration and evaporation. Perform a water balance analysis to determine the theoretical capacity vs. the actual disposal rate of the lagoons.

## **Task 2 Assumptions**

1. H2S study will focus on Gunnison but will include testing for the Centerfield force main. Scope will include equipment rental and setup, testing for 2 weeks, and data analysis.
2. Flow monitoring includes 10 hours and will be billed hourly for any further needs.
3. Scope includes surveying locations of manholes for GIS input. Dipping manholes for invert elevations will be the responsibility of Gunnison and Centerfield City.
4. GIS data entry includes 50 hours for manhole survey and as-built drawing input. Further data entry may require Scope update.
5. A water balance will be created for existing conditions and proposed alternatives (including cell 1 alternatives).
6. Scope includes 2 stakeholder meetings with Gunnison and 1 stakeholder meeting with Centerfield.

### **Task 3. GROWTH PROJECTIONS AND PLANNING CONTEXT**

1. Establish baseline and future peak flows for modeling.
2. Using the Our Valley, Our Vision plan for context, forecast residential, commercial, industrial, and institutional growth over 20 years, and then translate these into wastewater generation rates.
3. Based on growth projections, estimate future treatment and disposal needs based on low growth and accelerated growth scenarios.

#### **Task 3 Deliverables**

- I. Forecast assumptions. This will be reviewed and approved by the client.

#### **Task 3 Assumptions**

1. Growth projections will be estimated using historic Census data, Kem C. Gardner Policy Institute Growth projections, and the Our Valley, Our Vision plan to provide multiple growth scenarios.
2. Modeling will use the growth projections approved by the client.

### **Task 4. COLLECTION SYSTEM MODELING**

1. Establish baseline and future peak flows for modeling.
2. Using industry-standard software such as SewerCAD or InfoSWMM, model both cities' wastewater collection systems separately, but using consistent methodologies. The modeling tasks include:
  - Validating system connectivity and slopes.
  - Applying base and peak flow rates derived from monitoring and projections.
  - Simulating wet-weather events to identify inflow/infiltration impacts.
    - Storm history vs. flows
    - Sanpitch river crossings in Spring flow season (March – April)
  - Testing “build-out” conditions to identify future capacity constraints.

#### **Task 4 Deliverables**

- I. Calibrated sewer collection and treatment model
- II. Assessment of the impact of future growth on collection system capacity. Should include pinch points/limitations based on projected growth.
- III. Regional lift station recommendations.
- IV. Gravity Flow limits map.

#### **Task 4 Assumptions**

1. Two collection system models will be created, one for Gunnison and one for Centerfield. Modeling will be done in Autodesk's Storm and Sanitary Analysis.
2. The collection system will be modeled using two flow rates applied to both existing and projected populations:
  - a. 100 gallons/capita/day as outlined in Utah Administrative Code R317-3-2(2.2)(B).
  - b. Actual per capita flow rates calculated for both residential and commercial users.
3. Collection system modeling will use peaking factors as outlined in Utah Administrative Code R317-3-2(2.2)(B).

4. **Wet-weather collection system models will use flow data following a major storm event and any flow increase seen.**
5. **Infiltration for Gunnison trunk line river crossings will be checked during high springtime river flows through visual inspection only.**
6. **Build-out models will be created using growth areas identified in the Our Valley, Our Vision plan.**

## **Task 5. TREATMENT AND REUSE SYSTEM MODELING**

1. Evaluating hydraulic and biological loading (BOD, TSS, ammonia) in each cell.
2. Reviewing sludge accumulation data and implications for treatment efficiency.
3. Modeling current and projected treatment performance based on growth forecasts.
4. Exploring options for headworks upgrades, aeration improvements, cell reconfigurations, or new process additions (e.g., polishing, filtration, disinfection).
5. Evaluating the potential for non-potable reuse, effluent discharge adjustments, or nutrient reduction to meet future regulatory thresholds.
6. Identify potential upgrades or modifications to the existing lagoon system.
7. Evaluate the feasibility of expanding the existing system to meet future needs.
8. Consider advanced treatment technologies and their applicability to the lagoon system.
9. Evaluate potential discharge alternatives which could be surface water or reuse. (Discharging to Sanpitch River is not an option)
10. Estimate the costs and benefits of each alternative solution.

### **Task 5 Deliverables**

- I. Assess the impact of future growth on the lagoon system's capacity.
- II. Alternative solutions analysis. Should include discussion of additional cells, lands, costs, equipment, etc.)

### **Task 5 Assumptions**

1. **Sludge accumulation will be analyzed using available data. No sludge testing is included in Scope.**
2. **Reuse analysis will consider irrigation usage only.**

## **Task 6. SYSTEM RECOMMENDATIONS AND LONG-TERM OUTLOOK**

1. Centerfield's collection system recommendations: including repair/rehabilitation upsizing and new alignments to address I/I or capacity issues.
2. Gunnison's collection system recommendations: with similar infrastructure upgrades phased out over time, focused on improving reliability and reducing operating costs.
3. Treatment and reuse system recommendations: Strategies for lagoon optimization, phase expansion, and treatment innovation to meet projected loading and regulatory demands.

Each recommendation will Include:

- Engineering-level descriptions,
- Planning-level cost estimates,
- Prioritized using a risk-based framework,
- Consideration of constructability, permitting and life cycle cost.

#### **Task 6 Deliverables**

- I. A comprehensive report summarizing findings and recommendations and present the draft report to City officials and stakeholders.
- II. The final Sewer Master Plan report to City officials and stakeholders and provide actionable steps to implement recommended needed capacity.
- III. Impact Fee Facility Plan and Analysis for each community.
- IV. Development Standards for Gravity Flow considerations

#### **Task 6 Assumptions**

1. A single report will be prepared with the Gunnison and Centerfield collection systems split into separate sections.

#### **Task 7. FINANCIAL ASSISTANCE**

1. Prepare and apply for master plan preparation funding to CIB, DWR, etc.

#### **Task 7 Assumptions**

1. Funding assistance will include CIB funding application. Application deadline is October 1<sup>st</sup> and projected approval is February 2026. Master Plan work will not start until funding approval.



# Memorandum

To: Mayor Nay and City Council  
From: Dennis L. Marker, City Administrator  
Date: July 11, 2025  
Re: Gunnison Business Block Party Donation

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A group of Gunnison business owners would like to host a youth event that includes closing 100 South between Main Street and 100 West for a couple hours. The event will include a bicycle rodeo, chalk art, music, and dancing. A representative of the group will be coming to the Council meeting to share more information and request a small donation from the City Council toward the event.



# Memorandum

To: Mayor Nay and City Council  
 From: Dennis L. Marker, City Administrator  
 Date: May 30, 2025  
 Re: FY 2025-2026 Tentative Budget

Administrative staff continue to refine the tentative budget for FY 2025-2026. As of the date of this memo, the tentative budget is balanced. The following is a list of changes since it was adopted in May.

General Fund Items	Revenue Change	Expense Change
Increased property tax revenues additional amount: Total increase is from \$240k to \$455k or \$215k (90%)	+\$130,000	
Reduced Grant revenues due to no awards from state outdoor recreation program	-\$287,000	
Increased Water Fund transfer to General Fund for \$250k (Typical \$90,000 transfer)	+\$ 90,000	
Increased 4 <sup>th</sup> of July Donation from \$30,000 to \$45,000	+\$ 15,000	
Removed budget for prior year delinquent taxes	-\$ 23,000	
Corrected Admin for additional finance consulting costs		+\$ 7,500
Added reserve/maintenance on City Hall HVAC		+\$10,000
Reallocated wages to special funds		-\$ 13,000
Police Department Contributions offset by GVPD reserves		-\$ 30,000
Reduced Industrial Park Investment to \$25,000		-\$ 15,000
Increased NICA Access project cost to match bids		+\$26,300
Removed \$12k for 200 West trail extension design		-\$ 12,000
Reduced fairgrounds investment to \$2,000.		-\$ 4,000
Other miscellaneous smaller changes	+\$ 28,270	-\$ 16,530
Total changes from approved tentative budget	-\$ 46,730	-\$ 46,730
<b>Current Totals</b>	<b>\$2,738,360</b>	<b>\$2,738,360</b>
<b>Change from the previous budget</b>	<b>+7%</b>	<b>+7%</b>

Major changes or items of note for Special Funds include:

- Pool – No transfers into pool from water or sewer funds for maintenance/roof reserve.
- Pool – Retained \$35k for roof consulting work.
- Fire – County will pay for new Brush Truck. This reduced expenses and the need for reserve funds by \$21k.
- Irrig. – Reduced Fee increase by \$26,000 by reducing money to be set aside for future meter replacement and water share purchases. Proposed fee increase of \$9 to metered users.

- Irrig. – Retained \$30k reserve toward irrigation pond expansion.
- Water – Removed \$30k of Impacts Fees from fund revenues. Impacts fees placed in separate accounts for state tracking purposes.
- Water – Eliminated \$50k transfer to pool
- Water – Increased transfer to General Fund by \$90,000 to \$250,000. Historic transfers have not exceeded \$90,000.
- Water – Allocated additional staff wages to water fund. Increased expense by \$8,400.
- Water – Any net revenues are to be allocated to water right purchase reserve. Budget is estimated to be around \$60,000
- Sewer – Removed \$19,500 of Impact fees from fund revenues. Impacts fees placed in separate accounts for state tracking purposes.
- Sewer - \$40k expense of impact fees removed from sewer expenses. Expense captured within new Sewer Impact Fee fund.
- Sewer – Retained \$97k for Cell 1 alterations.





# Memorandum

To: Mayor Nay and City Council  
From: Dennis L. Marker, City Administrator  
Date: May 30, 2025  
Re: Resolution 2025-08 Mogle-Peterson Development Agreement

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The attached development agreement was prepared based on the concept plan for development of the Mogle-Peterson property at 200 East Hwy 89.

The City's legal counsel, Eric Johnson, reviewed the agreement and indicated that it is a broadly written document with little enforceability. It is probably sufficient for the city's needs since there is no exchange of property or major infrastructure requirements or reimbursement provisions to the developers.

The developers, John Mogle and Kasey Peterson, have had the agreement for review for more than a month and have not responded with concerns or affirmations.

## **Recommendation**

The Council should read carefully the development agreement and determine if the language is suitable to the Council's desires to protect the city's interests in the development. If, before the Council meeting, the developers indicate they are comfortable with the language then the Council may consider approving the agreement. If no response is received from the developers by the meeting time, this item should be tabled until the developers respond.

**THE NORTH GUNNISON SUBDIVISION DEVELOPMENT AGREEMENT  
BETWEEN GUNNISON CITY, JOHN MOGLE, AND KASEY PETERSEN**

THIS DEVELOPMENT AGREEMENT is made and entered into as of the \_\_\_\_\_ day of \_\_\_\_\_, 2025, by and between Gunnison City, a Utah municipality ("City"), and John Mogle and Kasey Petersen, who are jointly referred to as "Developer" hereafter.

**RECITALS**

A. The capitalized terms used in this Agreement and these Recitals are defined in Section 1.2, below.

B. Developer owns certain real property located in Gunnison, Utah, more particularly illustrated in Exhibit "A" hereto (the "Property"). Developer desires to develop portions of the Property for light manufacturing and residential purposes.

1. Developer and the City desire that the Property be developed in a unified and consistent fashion according to the Concept Plan attached hereto as Exhibit "B".
2. The Parties acknowledge that development of the Property pursuant to this Agreement may result in significant economic benefits to the City and its residents by, among other things, requiring orderly development of the Property.
3. The Parties desire to enter into this Agreement to specify the rights and responsibilities of the Developer to develop the Property as expressed in this Agreement and the rights and responsibilities of the City to allow and regulate such development pursuant to the requirements of this Agreement.
4. This Agreement conforms with the intent of the City's General Plan and Zoning Ordinances.

NOW, THEREFORE, in consideration of the mutual covenants contained herein, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, the City and Developer hereby agree to the following;

**TERMS**

**1. Incorporation of Recitals and Exhibits/Definitions.**

- 1.1 Incorporation. The foregoing Recitals and Exhibits "A" - "E" are hereby incorporated into this Agreement.
- 1.2 Definitions. As used in this Agreement, the words and phrases specified below shall have the following meanings:
  - 1.2.1 Act means the Land Use, Development, and Management Act, Utah Code Ann. § 10-9a-101 et seq.
  - 1.2.2 Agreement means this Development Agreement and any amendments thereto, including all Exhibits.
  - 1.2.3 Applicant means a person or entity submitting a Development Application.

- 1.2.4 Buildout means completion of all of the development on the entire Project in accordance with the approved plans.
- 1.2.5 City means Gunnison City, a Utah municipality.
- 1.2.6 City Consultants means those outside consultants employed by the City in various specialized disciplines such as traffic, hydrology, or drainage for reviewing certain aspects of the development of the Project.
- 1.2.7 City's Future Laws means the ordinances, policies, standards, and procedures which may be in effect as of a particular time in the future when a Development Application is submitted for all or part of the Project and which may or may not be applicable to the Development Application depending upon the provisions of this Agreement.
- 1.2.8 City's Vested Laws means the Gunnison City Code Land Use Ordinances, Subdivision Ordinances, Construction Standards, and Municipal Code in effect as of the date of this Agreement.
- 1.2.9 Concept Plan means the plan for the development of the Property, a copy of which is attached hereto as Exhibit "B".
- 1.2.10 Council means the elected City Council of the City.
- 1.2.11 Default means a material breach of this Agreement as specified herein.
- 1.2.12 Denied means a formal denial issued by the final decision-making body of the City for a particular type of Development Application but does not include review comments or "redlines" by City staff.
- 1.2.13 Development means the development of all or part of the Project pursuant to an approved Development Application.
- 1.2.14 Development Application means an application to the City for development of all or part of the Project including a Subdivision or any other permit, certificate or other authorization from the City required for development of the Project.
- 1.2.15 Developer or Owner means John Mogle and/or Kasey Petersen, and their assignees or transferees as permitted by this Agreement.
- 1.2.16 Notice means any notice to or from any Party to this Agreement that is either required or permitted to be given to another party.
- 1.2.17 Outsource or Outsourcing means the process of the City contracting with City Consultants or paying overtime to City employees to provide technical support in the review and approval of the various aspects of a Development Application as is more fully set out in this Agreement.
- 1.2.18 Party/Parties means, in the singular, Developer or the City; in the plural Developer and the City.
- 1.2.19 Planning Commission means the City's Planning Commission.

- 1.2.20 Project means the total development to be constructed on the Property pursuant to this Agreement with the associated public and private facilities.
- 1.2.21 Property means the real property proposed for development by Developer more fully described in Exhibit "A".
- 1.2.22 Public Infrastructure means those elements of infrastructure that are planned to be dedicated to the City as a condition of the approval of a Development Application.
- 1.2.23 Subdeveloper means a person or an entity not "related" (as defined by Section 165 of the Internal Revenue Code) to Developer which purchases a portion of the Property for development.
- 1.2.24 Subdivision means the division of any portion of the Project into developable lots or condominium elements under State Law and/or the Zoning Ordinance.
- 1.2.25 Subdivision Application means the application to create a Subdivision.
- 1.2.26 Zoning means the zone for the Property in effect on the effective date of this Agreement.
- 1.2.27 Zoning Ordinance means the City's Land Use and Development Ordinance adopted according to the Act that was in effect as of the date of this Agreement and includes the City's Vested Laws.

## **2. Development of the Project.**

2.1. Compliance with the Concept Plan and this Agreement. Development of the Project shall be in accordance with the City's Vested Laws, the City's Future Laws (to the extent that these are applicable as otherwise specified in this Agreement), the Concept Plan, and this Agreement.

### **2.2. Subdivision of Property.**

- 2.2.1 Any Subdivision of the property shall fully comply with Gunnison City Subdivision submittal, review, development, and bonding requirements as outlined in the City's adopted subdivision regulations at the time application is made for Development.
- 2.2.2 Any Subdivision shall include the resolution of any property line disputes or discrepancies with adjacent landowners in order to eliminate any gaps or overlaps in ownership.
- 2.2.3 The residential areas of the Project are anticipated to be part of a condominium development as permitted under the Utah Condominium Ownership Act, Title 57-8. Developer shall submit a condominium plat to the city for review in accordance with the city's subdivision review standards prior to the sale of any residential unit under this Agreement. Developer shall provide an HOA feasibility analysis and CC&Rs with any condominium application.

### **2.3 Public Infrastructure**

- 2.3.1 All existing public infrastructure shall be protected from harm during the course of construction of the Development unless otherwise approved by the City for demolition. Any damage to the public infrastructure resulting from construction activities shall be repaired at the sole expense of the Developer.
- 2.3.2 Construction by Developer. Except as otherwise specifically provided in this Agreement, Developer shall be responsible for all design and construction of all infrastructure improvements as required by Gunnison City Code. Developer shall have the right and the obligation to design, construct, and install, or cause to be designed, constructed and installed, all Public Infrastructure reasonably and lawfully required as a condition of approval of the Development Application pursuant to the City's Vested Laws.
- 2.3.3 Bonding. Unless otherwise provided by Chapter 10-9a of the Utah Code as amended, Applicant shall provide security in conjunction with its application for a building permit for any Public Infrastructure or private infrastructure required by the City, in a form acceptable to the City. Partial releases of any such required security shall be allowed as work progresses based on the City's laws then in effect.
- 2.3.4 Developer shall provide permanent easements for all public infrastructure within the Development. Easement locations shall be as specified in the Gunnison subdivision development standards and as noted in Exhibit C.
- 2.3.5 Developer shall be responsible for cost and construction of any off-site improvements necessary for the Development. This shall include obtaining rights-of-way and repair or restoration of any utilities, fencing, grass, soil, shrubbery, bushes, flowers, other low-level vegetation, sprinkler systems, irrigation systems, gravel, flat concrete, or asphalt damaged or displaced in the process of exercising rights under a public utility easement. Any Developer acquired rights-of-way for public infrastructure shall be in favor of Gunnison City and must be approved by the City before recordation.
- 2.3.6 Upon satisfactory completion of the public infrastructure, as determined by the City, the City shall accept such and thereafter maintain it and provide services to the Property in accordance with city and state standards.
- 2.3.7 City agrees to work with Developers to incorporate the Property into the Utah Inland Port Authority Skyline Corridor Project Area and to cooperatively seek reimbursement of expenses through UIPA and GOEO related to infrastructure for this Project.

## 2.4 Private Infrastructure

- 2.4.1 The City will approve construction of a private road system within the residential development of the Project. The private road shall comply with the standard shown in Exhibit C. The private road, including sidewalks, curb and gutter, and asphalt, shall be maintained solely by the Developer or their assigns.
- 2.4.2 Within the residential areas, Developer shall provide recreation amenities in accordance with the city's multi-family development standards, and shall assure that

such amenities are maintained in a good and safe condition. At such time as the recreational amenities need to be repaired or replaced, such shall be accomplished at the sole expense of the Developer or their assigns.

2.4.3 Developer shall provide and maintain landscaping along the boundaries of each phase of Development in accordance with city landscaping standards and the following requirements.

- A. A single landscaping buffer between the multi-family and non-residential developments shall be provided, rather than a buffer along both development boundary lines. This buffer shall consist of a 10-foot buffer zone, which may be partially on the manufacturing and multi-family properties. Full ground cover with one tree, and four shrubs shall be provided for every 30 linear feet of the buffer. This buffer shall also include a sight-obscuring, 6-foot-tall, fence except where necessary to provide emergency egress between the Development phases.
- B. Landscaping along Hwy 89 shall include a 10-foot landscape buffer adjacent to the highway property line. Fencing in this buffer zone shall be a minimum of six feet from the property line. The area shall include full ground cover and one tree, and four shrubs for every 40 linear feet of the buffer zone.
- C. In addition to guarantees for construction for all public infrastructure, Developer shall provide a similar bond or guarantee for all landscaping.

2.4.4 Failure to maintain private infrastructure within the development, including roads, buildings, materials, landscaping, parking, etc., shall be a violation of Gunnison City Land Use Ordinances and subject to enforcement proceedings.

## 2.5. UtilityWater Facilities.

2.5.1 Water shares were previously dedicated to the city for this Development by Merriel Wathen on January 9, 2004. No further water dedication requirements for the Property shall be required by the City.

2.5.2 The Development is required to have a looped culinary water line. This may include dual connections to the water line in 200 East or connecting to the current line in 200 North. No dead-end lines will be approved except for stubs to the adjacent property for future expansion of the public infrastructure.

2.5.3 Each property shall have separate irrigation, sewer, and culinary connections to the city's water systems and sewer system. Connection locations shall be approved by the City.

2.5.4 Separate culinary meters shall be provided per property and for each residential dwelling unit. Developers shall assure that meters will not be placed in driveways or other locations where they will be susceptible to automotive damage.

2.5.5 At least one irrigation meter shall be provided each property.

2.5.6 All other City standards for connection to and expansion of city water infrastructure shall apply.

2.5.7 All City standards for connection to and expansion of city sewer infrastructure shall apply.

2.6 Storm Drain Facilities. Developers are required to design and install storm drainage infrastructure including retention or detention basins according to Gunnison City's current code. This may include providing onsite detention as well as a connection to the city's storm drain system located at 100 North and 200 West.

2.7. Highway Improvements.

2.7.1 The Property is adjacent to Highway 89, and as such, any Development of the property is required to be approved by the Utah Department of Transportation (UDOT). The developer shall be responsible for constructing all road improvements associated with Highway 89 as may be required by the Utah Department of Transportation.

2.7.2 The Property includes land within the UDOT Highway 89 corridor. Developer agrees that any portion of the Property within the Highway 89 corridor will be dedicated to the City or UDOT with any subdivision of the Property.

2.7.3 As permitted by UDOT, Developer agrees to construct a five-foot wide sidewalk along the north line of the Property, which shall extend the city's pedestrian trail network.

2.7.4 Because of the relatively close proximity of the entrance(s) to the Development with Highway 89, the Developer shall also provide documentation from UDOT that the access locations are acceptable to UDOT.

2.8. Limitation and No Guarantee. Developer acknowledges that the development of every aspect of the Concept Plan requires that each Development Application comply with the City's Vested Laws, and with the City's Future Laws to the extent they are specifically applicable as set forth in the agreement. Notwithstanding any contrary provision of this Agreement, the City's entry into this Agreement does not guarantee that the Developer will be able to construct any aspect of the Project until and unless all applicable requirements are met.

3. Upsizing/Reimbursements to Developer. All Public Infrastructure shall be of sufficient capacity to service the entire Project at Buildout. The City shall not require Developer to upsize any future Public Infrastructure (i.e., to construct the infrastructure to a size larger than required to service the Project) unless financial arrangements reasonably acceptable to Developer are made to compensate Developer for the incremental or additive costs of such upscaling.

For example, if an upscaling to a water pipe size increases costs by 10% but adds 50% more capacity, the City shall only be responsible to compensate Developer for the 10% cost increase. An acceptable financial arrangement for upscaling of improvements means reimbursement agreements, connector agreements, payback agreements, and impact fee credits and reimbursements, as agreed by the Parties. Providing Public Infrastructure with sufficient capacity to serve the entire Project at Buildout is not considered upscaling for purposes of this Agreement, and all associated costs thereof are the sole responsibility of the Developer, and not the responsibility of the City.

#### 4. Exceptions to Development Standards.

- 4.1 Unless otherwise specified within this agreement, all of the city's Vested Laws shall apply. The following standards shall be specifically applicable to the Project.
  - 4.1.1 Setback from Roads. All structures shall be set back from public roads and highways a minimum distance of twenty-five [25] feet. Residential dwellings along a private street shall be set back a minimum distance of twenty-five [25'] feet from the back of the curb along the private street, as illustrated in Exhibit C.
  - 4.1.2 Dwelling Setbacks. Residential units shall have a minimum twenty [20'] feet setback along all Property boundaries abutting existing residential properties.
  - 4.1.3 Architectural Review. The Main Street Architectural standards were adopted with the intent to require material and design enhancements to the front of buildings, which typically face toward the highway. Since the front of the manufacturing buildings will face south and the Developer will be installing security fencing and landscape buffers that will obscure the building elevations facing the highway, the City agrees that the design and material enhancement requirements of the Main Street Overlay zone shall be applied to the front (I.e., south facing) elevations and any building elevation directly facing 200 East. The Gunnison Architectural Review Committee (ARC) shall review the building designs, materials, and material colors for all structures in the Development to determine compliance with the city's multi-family and Main Street Overlay standards.

#### 5. Vested Rights.

- 5.1. Vested Rights Granted by Approval of this Agreement. To the maximum extent permissible under the laws of Utah and the United States and at equity, the Parties intend that this Agreement grants Developer all rights to develop the Project in fulfillment of this Agreement, the City's Vested Laws, the Zoning, and the Concept Plan except as specifically provided herein. The Parties specifically intend that this Agreement grant to Developer "vested rights" as that term is construed in Utah's common law and pursuant to Utah Code Ann. ~~§§~~ 10-9a-509 (2023).
- 5.2. Application of City's Future Laws. The City's Future Laws in effect on the date of a completed development application apply to the development to the extent they do not contradict the City's Vested Laws. In the event of a conflict with the City's Vested Laws, the City's Future Laws shall apply in the following circumstances:
  - 5.2.1 Developer Agreement. Those City's Future Laws that Developer has agreed in writing will apply to the Project;
  - 5.2.2 State and Federal Compliance. Those City's Future Laws which are generally applicable to all properties in the City and which are required to comply with State and Federal laws and regulations affecting the Project;
  - 5.2.3 Codes, Any City's Future Laws that are updates or amendments to existing building, plumbing, mechanical, electrical, dangerous buildings, drainage, fire, or similar construction or safety related codes, such as the International Building Code, the



APWA Specifications, AAHSTO Standards, the Manual of Uniform Traffic Control Devices or similar standards that are generated by a nationally or statewide recognized construction/safety organization, or by the State or Federal governments and are required to meet legitimate concerns related to public health, safety or welfare;

- 5.2.4 Taxes. Taxes, or modifications thereto, so long as such taxes are lawfully imposed and charged uniformly by the City to all properties, applications, persons and entities similarly situated;
  - 5.2.5 Fees, Changes to the amounts of fees for the processing of Development Applications that are generally applicable to all development within the City (or a portion of the City as specified in the lawfully adopted fee schedule) and which are adopted pursuant to State law;
  - 5.2.6 Impact Fees. Impact Fees or modifications thereto which are lawfully adopted, and imposed by the City and which meet all requirements of the U.S. Constitution, Utah Constitution, law, and applicable statutes, including but not limited to Utah Code Ann. Section 11-36a-101 (2023) et seq.:
- 6. Term of Agreement. This Agreement shall take effect on the date when both Parties have executed the Agreement, and shall expire on December 31, 2035, or at Buildout, whichever is earlier.
  - 7. Processing of Development Applications,
    - 7.1. Processing of Development Applications. City Code will govern Processing of Development Applications.
    - 7.2. Acceptance of Certifications Required for Development Applications. Any Development Application requiring the signature, endorsement, or certification and/or stamping by a person holding a license or professional certification required by the State of Utah in a particular discipline shall be so signed, endorsed, certified or stamped signifying that the contents of the Development Application comply with the applicable regulatory standards of the City.
    - 7.3. Independent Technical Analyses for Development Applications. If the City needs technical expertise beyond the City's internal resources to determine impacts of a Development Application the City may engage such experts as City Consultants at its own cost.
    - 7.4. City Denial of a Development Application. If the City denies a Development Application the City shall provide a written determination advising the Applicant of the reasons for denial including specifying the reasons the City believes that the Development Application is not consistent with this Agreement, the Zoning and/or the City's Vested Laws (or, if applicable, the City's Future Laws). The City shall work with the Applicant in good faith to explain the reasons for the denial.
    - 7.5. City Denials of Development Applications Based on Denials from Non-City Agencies, If the City's denial of a Development Application is based on the denial of the Development Application by a Non-City Agency, Applicant shall appeal any such denial through the appropriate procedures for such a decision and not through the processes specified below. Applicant's failure to successfully appeal any such denial shall preclude any action by Applicant

against City for City's denial so long as the City did not otherwise cause the Non-City Agency to issue the denial.

#### 7.6. Mediation of Development Application Denials.

- 7.6.1. Issues Subject to Mediation, Issues resulting from the City's Denial of a Development Application that the parties are not able to resolve shall be mediated.
- 7.6.2. Mediation Process, If the City and Applicant are unable to resolve a disagreement which is subject to mediation pursuant to Section 7.6.1, the parties shall attempt within thirty (30) calendar days to appoint a mutually acceptable mediator with knowledge of the legal issue in dispute. If the City and Applicant are unable to agree on a single acceptable mediator, they shall each, within fifteen (15) calendar days, appoint their own representative. These two representatives shall, between them, choose the single mediator. In the alternative, the City and the Applicant may submit the matter to the Office of the Property Rights Ombudsman for mediation at the earliest available time for the Ombudsman, the Applicant, and the City. Applicant and the City shall split the fees of the chosen mediator, each Party paying 50% of the fees. The chosen mediator shall within thirty (30) calendar days, review the positions of the parties regarding the mediation issue and promptly attempt to mediate the issue between the parties. If the parties are unable to reach agreement, the mediator shall notify the parties in writing of the resolution that the mediator deems appropriate. The mediator's opinion shall not be binding on the parties.

#### 8. Default

- 8.1. Notice. If Developer or the City fails to perform their respective obligations hereunder or to comply with the terms hereof, the Party believing that a Default has occurred shall provide written Notice to the other Party.
- 8.2. Contents of the Notice of Default. The Notice of Default shall:
  - 8.2.1. Specific Claim. Specify the claimed event of Default;
  - 8.2.2. Applicable Provisions. Identify with particularity the provisions of any applicable law, rule, regulation, or provision of this Agreement that is claimed to be in Default;
  - 8.2.3. Materiality. Identify why the Default is claimed to be material; and
  - 8.2.4. Cure Period. If appropriate, the City will propose in a Notice to Developer a time for Developer to cure the Default, which shall be of no less than thirty (30) calendar days duration.
- 8.3. Remedies. As to any uncured Default, the parties shall submit the matter to mediation. If the parties are not able to resolve the Default by mediation, the parties may have the following remedies, except as otherwise specifically limited in this Agreement:
  - 8.3.1. Law and Equity. All rights and remedies available at law and in equity, including, but not limited to, administrative or legal appeals, injunctive relief, and/or specific performance.

- 8.3.2. Security. The right to draw on any security posted or provided in connection with the Project and relating to remedying of the particular Default.
- 8.3.3. Future Approvals. The right to withhold all further reviews, approvals, licenses, building permits and/or other permits for development of the Project in the case of a default by Developer, until the Default has been cured.
- 8.4. Emergency Defaults. Notwithstanding anything in this Agreement to the contrary, if the City Council finds on the record that a default materially impairs a compelling, countervailing interest of the City and that any delays in imposing such a default would also impair a compelling, countervailing interest of the City, then the City may impose the remedies of Section 8.3 without the requirements of Section 7.6. The City shall give specific written Notice to Developer and/or any applicable Subdeveloper of any public meeting at which an emergency default is to be considered and the Developer and/or any applicable Subdeveloper shall be provided with a full and fair opportunity to respond to the Notice.
- 8.5. Default of Assignee. A default of any obligations assumed by an assignee of Developer shall not be deemed a default of Developer.
- 8.6. Authority of City Inspectors. Nothing in this Section 8 shall be construed to limit the ability or authority of City's inspectors to assure compliance with construction standards and practices through the procedures applied generally to construction projects in the City,
9. Notices. All notices required or permitted under this Agreement shall, in addition to any other means of transmission, be given in writing by certified mail and regular mail to the following address:

To the Developers

John Mogle  
215 E. Rock Creek Cir.  
Gunnison, UT 84634-7749

Kasey Petersen  
PO Box 758  
Gunnison, UT 84634

To the City

City Administrator  
PO Box 790  
Gunnison, UT 84634

- 9.1 Effectiveness of Notice. Except as otherwise provided in this Agreement, each Notice shall be effective and shall be deemed delivered on the earlier of:
- 9.1.1. Hand Delivery, Its actual receipt, if delivered personally, by courier service, or by facsimile provided that a copy of the facsimile Notice is mailed or personally delivered

as set forth herein on the same day and the sending party has confirmation of transmission receipt of the Notice. If the copy is not sent on the same day, then notice shall be deemed effective the date that the mailing or personal delivery occurs.

9.1.2. Electronic Delivery, Its actual receipt if delivered electronically by email, provided that a copy of the email is printed out in physical form and mailed or personally delivered as set forth herein on the same day and the sending party has an electronic receipt of the delivery of the Notice. If the copy is not sent on the same day, then notice shall be deemed effective the date that the mailing or personal delivery occurs.

9.1.3. Mailing. On the day the Notice is postmarked for mailing, postage prepaid, by First Class or Certified United States Mail and actually deposited in or delivered to the United States Mail. Any party may change its address for Notice under this Agreement by giving written Notice to the other party in accordance with the provisions of this Section.

10. Headings. The captions used in this Agreement are for convenience only and are not intended to be substantive provisions or evidences of intent.

11. No Third-Party Rights/No Joint Venture. This Agreement does not create a joint venture relationship, partnership or agency relationship between the City and Developer. Further, the parties do not intend this Agreement to create any third-party beneficiary rights. The Parties acknowledge that this Agreement refers to a private development and that the City has no interest in, responsibility for, or duty to, any third parties concerning any improvements to the Property, unless the City has accepted the dedication of such improvements, at which time all rights and responsibilities- except for warranty bond requirements for the dedicated public improvement, shall be the City's.

12. Assignability. The rights and responsibilities of Developer under this Agreement may be assigned in whole or in part, respectively, by Developer.

12.1. Sale of Lots. Developer's selling or conveying lots in any approved Subdivision or Parcels to builders, users, or Subdevelopers, shall not be deemed to be an "assignment" unless specifically designated as such an assignment by Developer.

12.2. Related Entity. Developer's transfer of all or any part of the Property to any entity "related" to Developer (as defined by regulations of the Internal Revenue Service in Section 165), or Developer's entry into a joint venture for the development of the Project shall also be deemed to be an "assignment" subject to the above-referenced approval by the City.

12.3. Notice. Developer shall give Notice to the City of any proposed assignment within fifteen (15) calendar days after the event has occurred and provide such information regarding the proposed assignee that the City may reasonably request in making the evaluation permitted under this Section. Such Notice shall include providing the City with all necessary contact information for the proposed assignee.

12.4. Partial Assignment. If any proposed assignment is for less than all of Developer's rights and responsibilities, then the assignee shall be responsible for the performance of each of the obligations contained in this Agreement to which the assignee succeeds.

Upon any such approved partial assignment, Developer shall not be released from any future obligations as to those obligations which are assigned but shall remain responsible for the performance of any obligations herein.

13. Binding Effect. If Developer sells or conveys portions of the Property to Subdevelopers or related parties, the property so sold and conveyed shall bear the same rights, privileges, configurations, and conformity to the Concept Plan as applicable to such property and be subject to the same limitations and rights of the City as when owned by Developer, and as set forth in this Agreement without any required approval, review, or consent by the City except as otherwise provided herein.
14. Insurance and Indemnification. To the fullest extent permitted by law, Developer shall indemnify and hold harmless the City, which for purposes of the section includes its elected and appointed officials, representatives, officers, employees, and agents, from and against any and all claims, demands, causes of action, orders, decrees, judgements, losses, risks of loss, damages, expenses (including litigation expenses and attorneys' fees), and liabilities arising out of or related to (1) acts, errors or omissions of Developer or its agents, servants, employees, or contractors in performance of this Agreement. Nothing in this section shall be construed to mean that Developer shall defend, indemnify, or hold the City or its elected and appointed officials, representatives, officers, employees, and agents, harmless from any claims of personal injury, death or property Damage or other liabilities arising from (i) the willful misconduct or negligent acts or omissions of the City, or its boards, officers, agents, or employees; and/or (ii) the negligent maintenance or repair by the City of improvements that have been offered for dedication and accepted by the City for maintenance.
  - 14.1. Hazardous, Toxic, and/or Contaminating Materials. Developer further agrees to defend and hold the City and its elected and/or appointed boards, officers, agents, employees, and consultants, harmless from any and all claims, liability, costs, fines, penalties, charges and/or claims of any kind whatsoever relating to the existence and removal of hazardous, toxic and/or contaminating materials on the Property, except where such claims, liability, costs, fines, penalties, charges and/or claims are due to the actions of the City.
15. No Waiver. Failure of any Party hereto to exercise any right hereunder shall not be deemed a waiver of any such right and shall not affect the right of such party to exercise at some future date any such right or any other right it may have.
16. Severability. If any provision of this Agreement is held by a court of competent jurisdiction to be invalid for any reason, the Parties consider and intend that this Agreement shall be deemed amended to the extent necessary to make it consistent with such decision and the balance of this Agreement shall remain in full force and affect.
17. Force Majeure. Any prevention, delay or stoppage of the performance of any obligation under this Agreement which is due to strikes, labor disputes, inability to obtain labor, materials, equipment or reasonable substitutes therefor; acts of nature, governmental restrictions, regulations or controls, judicial orders, enemy or hostile government actions, wars, civil commotions, fires or other casualties or other causes beyond the reasonable control of the Party obligated to perform hereunder shall excuse performance of the obligation by that Party for a period equal to the duration of that prevention, delay or stoppage.

18. Time is of the Essence. Time is of the essence to this Agreement and every right or responsibility shall be performed within the times specified.
19. Applicable Law. This Agreement is entered into in Sanpete County in the State of Utah and shall be construed in accordance with the laws of the State of Utah irrespective of Utah's choice of law rules.
20. Venue. Any action to enforce this Agreement shall be brought only in the Sixth District Court for the State of Utah, Manti Department.
21. Entire Agreement. This Agreement, including all Exhibits thereto, is the entire agreement between the Parties and may not be amended or modified except as provided herein or by a subsequent written amendment signed by all Parties.
22. Mutual Drafting. Each Party has participated in negotiating and drafting this Agreement and therefore no provision of this Agreement shall be construed for or against any Party based on which Party drafted any particular portion of this Agreement.
23. Recordation and Running with the Land. This Agreement shall be recorded in the chain of title for the Project. This Agreement shall be deemed to run with the land.
24. Authority. The Parties to this Agreement each warrant that they have all of the necessary authority to execute this Agreement. Specifically, on behalf of the City, the signature of the Mayor of the City is affixed to this Agreement lawfully binding the City pursuant to Resolution No. 2025-07 adopted by the City on \_\_\_\_\_, 2025.

[The remainder of this page intentionally left blank]

**SIGNATURE PAGE FOR  
DEVELOPMENT AGREEMENT**

IN WITNESS WHEREOF, the parties hereto have executed this Agreement by and through their respective, duly authorized representatives as of the day and year first herein above written.

**DEVELOPER**

**By:** \_\_\_\_\_

Name: John Mogle

Date: \_\_\_\_\_

STATE OF UTAH            )  
                                      :SS.

COUNTY OF SANPETE    )

On this \_\_\_\_ day of \_\_\_\_\_, in the year 2025, before me, \_\_\_\_\_,  
a notary public, personally appeared \_\_\_\_\_, proved on the basis of satisfactory  
evidence to be the person whose name is subscribed to this instrument, and acknowledged he executed  
the same.

**DEVELOPER**

**By:** \_\_\_\_\_

Name: Kasey Petersen

Date: \_\_\_\_\_

STATE OF UTAH            )  
                                      :SS.

COUNTY OF SANPETE    )

On this \_\_\_\_ day of \_\_\_\_\_, in the year 2025, before me, \_\_\_\_\_,  
a notary public, personally appeared \_\_\_\_\_, proved on the basis of satisfactory  
evidence to be the person whose name is subscribed to this instrument, and acknowledged he executed  
the same.

**SIGNATURE PAGE FOR  
DEVELOPMENT AGREEMENT (Cont.)**

IN WITNESS WHEREOF, the parties hereto have executed this Agreement by and through their respective, duly authorized representatives as of the day and year first herein above written.

**GUNNISON CITY**

**By:** \_\_\_\_\_

Name: Lori Nay

Title: Mayor

Date: \_\_\_\_\_

Attest:

\_\_\_\_\_  
Valerie Andersen, City Recorder

(City Seal)

STATE OF UTAH )

:SS.

COUNTY OF SANPETE )

On this \_\_\_\_\_ day of \_\_\_\_\_, in the year 2025, personally appeared before me \_\_\_\_\_, whose identity is personally known to me and who by me duly sworn, did say that he/she is the \_\_\_\_\_ of Gunnison City, a political subdivision of the State of Utah, and that he/she signed said instrument on behalf of the City by authority of its City Council.

\_\_\_\_\_  
(notary signature)

(notary seal)



## **TABLE OF EXHIBITS**

<b>Exhibit "A"</b>	<b>Legal Description of Property</b>
<b>Exhibit "B"</b>	<b>Concept Plan</b>
<b>Exhibit "C"</b>	<b>Private Street Standards</b>
<b>Exhibit "D"</b>	<b>Concept Residential Dwellings to be Constructed</b>
<b>Exhibit "E"</b>	<b>Concept Manufacturing Buildings to be Constructed</b>

DRAFT

## **EXHIBIT A**

### **LEGAL DESCRIPTION OF PROPERTY**

#### **Parcel ID 00002583X7**

Beginning 10.65 chains West more or less and North 297.29 Feet more or less from the Center Section Corner of Section 16, T. 19. S., R. 1 E.; Thence, North 696.67 ft, East 2.04 chains, North 84.319 feet, North 89°34'04"West 718.578 Feet more-or-less, South 1°28'West 706.64 FT, East 100 FT, South 80 Feet, East 502.004 FT to the point of Beginning LESS 3.356 Acres deeded into the Quail Run Subdivision - Phase 1, and less 0.35 acres deeded by document #183426.

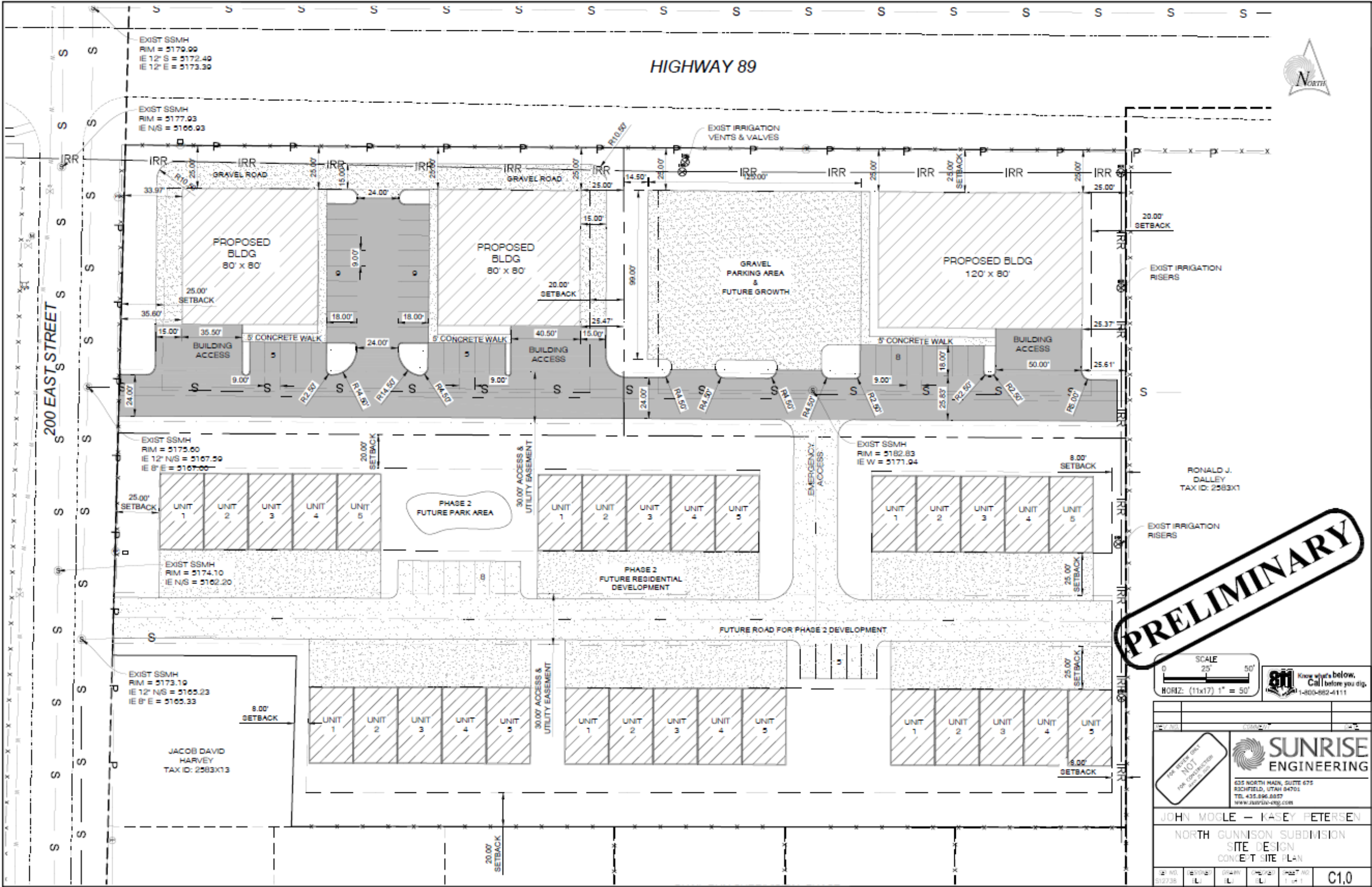
Containing 6.814+/- Acres.

#### **Parcel ID 0002583X12**

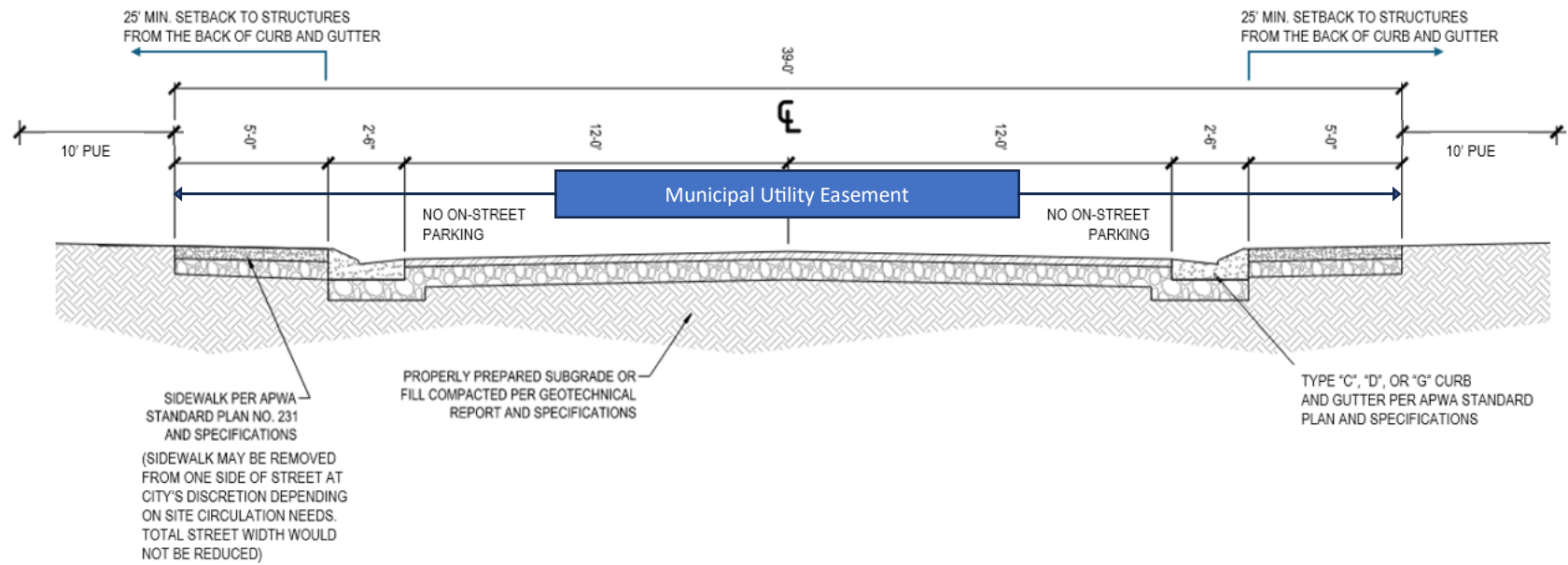
Beginning at a point 2064.09 Feet South, 1342.81 Feet East of the NW Corner, Section 16, T. 19 S., R. 1 E; said point also being the NW corner of Lot 6, in the Quail Run Subdivision - Phase 1, Thence North 01°28'00"East 110 Feet, East 140 FT, South 01°28'00"West 110 Feet, West 140 Feet to the point of beginning. LESS 0.26 Acres deeded by document #184206.

Containing 0.09 +/- Acres.

Exhibit B: Concept Plan for the Project



## Exhibit C: Private Street Standard



1 39' PRIVATE ROAD CROSS-SECTION

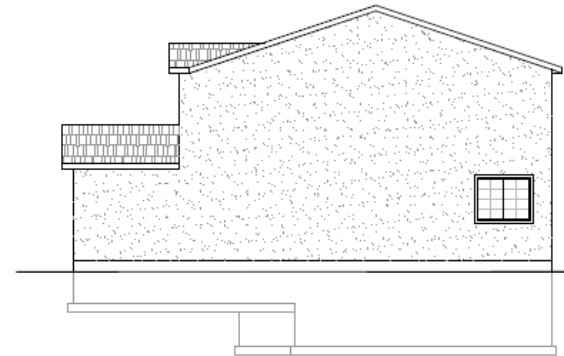
SCALE: NONE

## Exhibit D: Concept Residential Dwellings to be Constructed



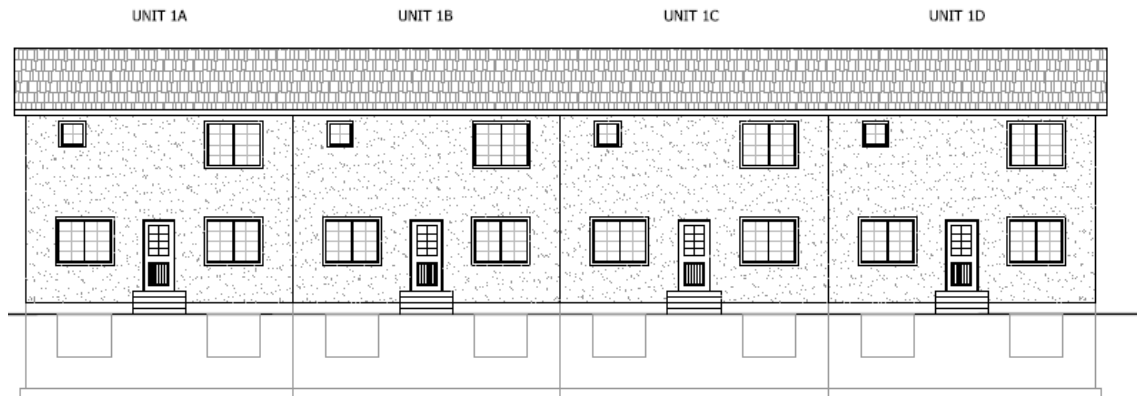
**FRONT ELEVATION**

SCALE: 3/16" = 1' (24" X 36") 3/32" = 1" (12" X 18")



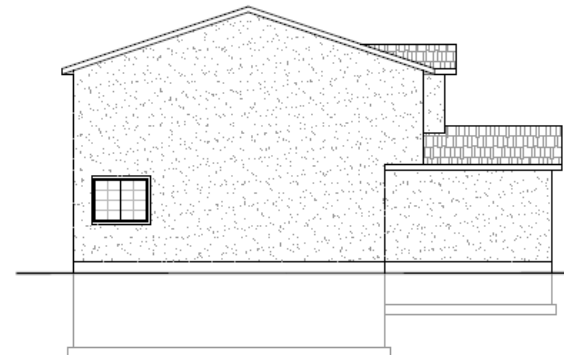
**RIGHT ELEVATION**

SCALE: 3/16" = 1' (24" X 36") 3/32" = 1" (12" X 18")



**REAR ELEVATION**

SCALE: 3/16" = 1' (24" X 36") 3/32" = 1" (12" X 18")

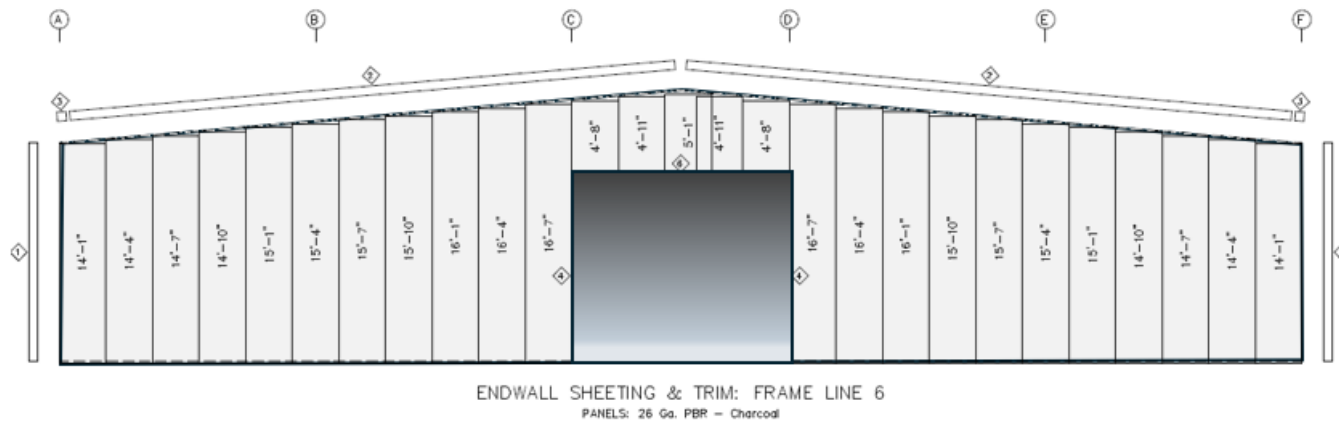
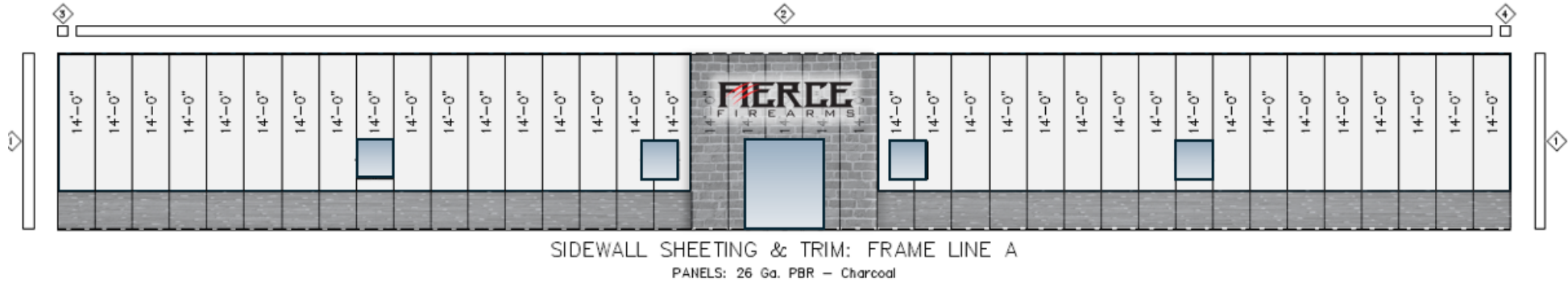


**LEFT ELEVATION**

SCALE: 3/16" = 1' (24" X 36") 3/32" = 1" (12" X 18")

DRAFT

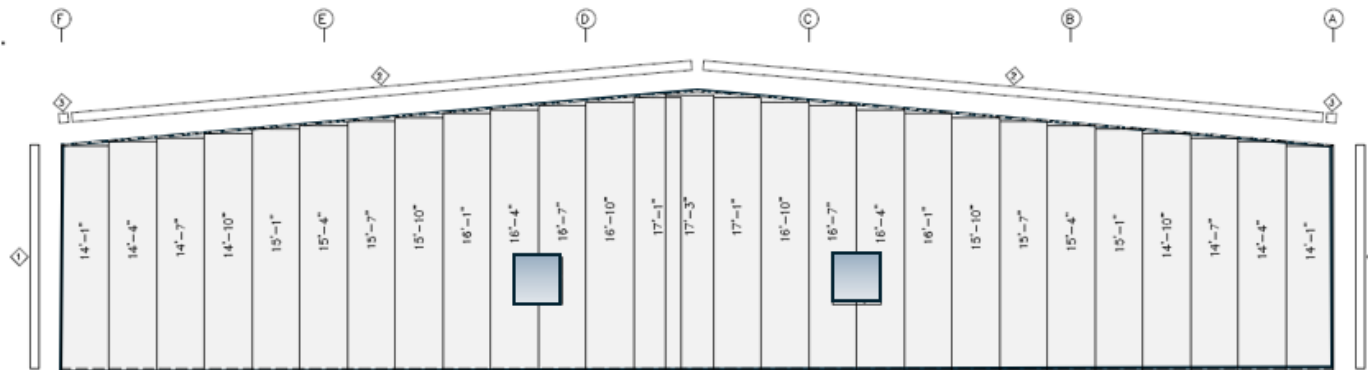
## Exhibit E: Concept Manufacturing Building to be Constructed





SIDEWALL SHEETING & TRIM: FRAME LINE F

PANELS: 26 Ga. PBR - Charcoal



ENDWALL SHEETING & TRIM: FRAME LINE 1

PANELS: 26 Ga. PBR - Charcoal





# Memorandum

To: Mayor Nay and City Council  
From: Dennis L. Marker, City Administrator  
Date: May 30, 2025  
Re: Resolution 2025-10 Amending the UIPA Skyline Corridor Project Area in Gunnison City

---

The attached resolution will increase the number of properties included in the Utah Inland Port Authority (UIPA) project area in Gunnison. The properties to be included are those associated with the Mogle-Peterson development, all city owned lands in the industrial park, and SITLA property in the industrial park and northeast of the park. SITLA is requesting that lands north of the city boundaries also be included in the project area, but they will need to coordinate that with Sanpete County unless they annex the ground to Gunnison.

## **RESOLUTION 2025-10**

### **A RESOLUTION AMENDING THE UTAH INLAND PORT AUTHORITY PROJECT AREA IN GUNNISON CITY**

**WHEREAS**, Gunnison City (“City”) is a fifth class city of the State of Utah; and

**WHEREAS**, The Gunnison City Council (“Council”) is the governing body of the City; and

**WHEREAS**, The Gunnison City Council adopted Resolution 2023-11 requesting to have lands in Gunnison City jurisdiction included in a Utah Inland Port Authority Project Area later established as the Skyline Corridor Project Area; and

**WHEREAS**, The Gunnison City Council desires to include additional properties in the Skyline Corridor Project Area; and

**WHEREAS**, The Project Area continues to fit the City’s economic development vision by encouraging the retention and expansion of existing companies and the recruitment of new companies to create employment opportunities for residents of the City and the surrounding communities; and

**NOW THEREFORE, BE IT HEREBY RESOLVED** by the Gunnison City Council

1. Pursuant to Utah Code Ann. §11-58-501(2), the Gunnison City Council hereby reiterates its consent to the creation of a Utah Inland Port Authority Project Area in Gunnison City.
2. The properties depicted in Exhibit A, which is attached hereto and by this reference made part hereof, are requested to be incorporated into the Skyline Corridor Project Area.
3. This resolution shall become effective immediately upon passage.

**PASSED** by the City Council of the City of Gunnison, Utah, this 16th day of July 2025.

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Lori Nay, Mayor

ATTEST

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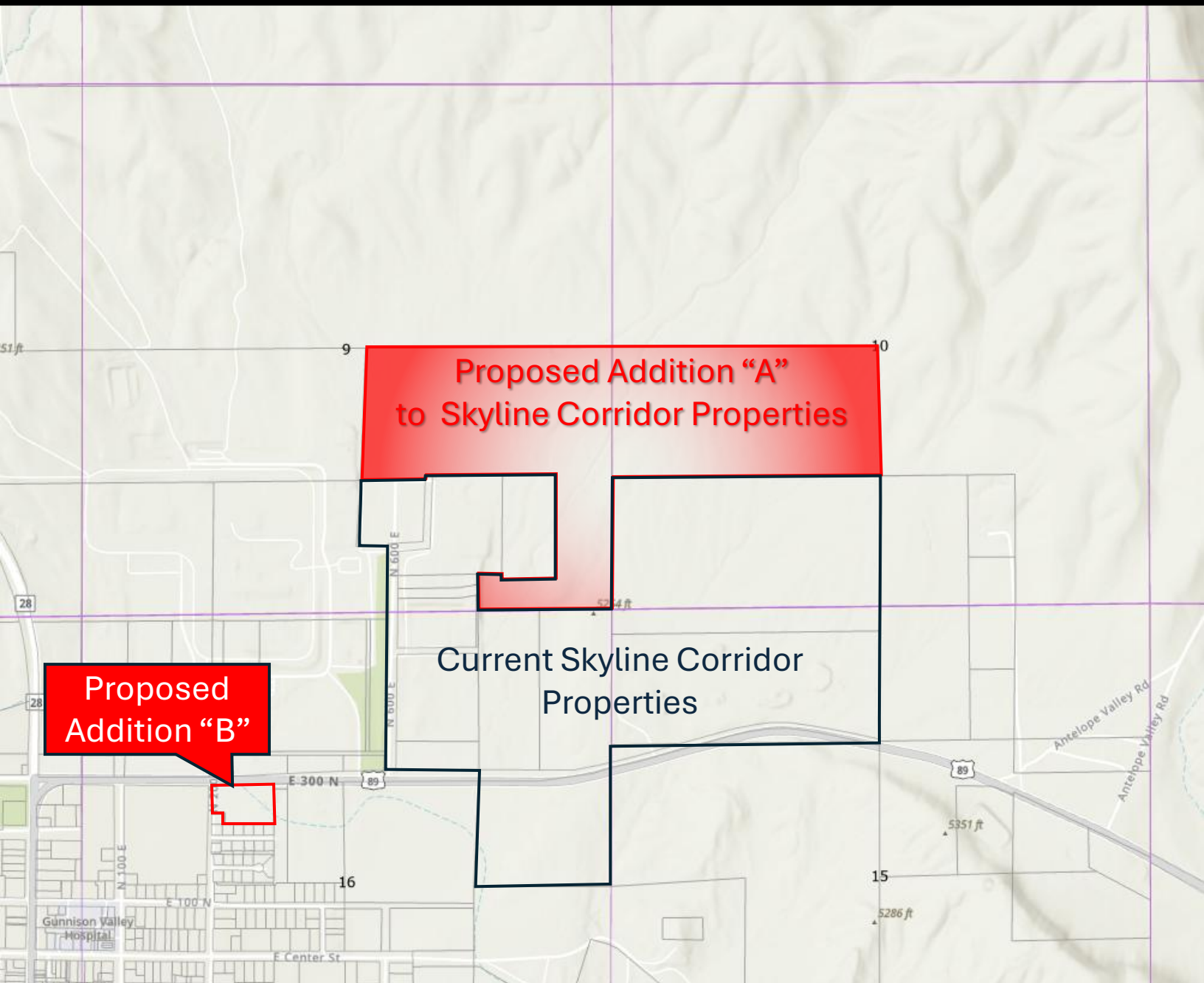
Valerie Andersen, City Recorder



Gunnison City

Resolution 2025-10

Exhibit A: Properties to be included in Skyline Corridor



Addition “A” Properties: Sanpete County ID# 2572X6 and 2573X1, as well as the north ½ of the southwest ¼ of Sec. 10 in T. 19 S., R. 1 E., and those lands owned by Gunnison City in the south ½ of the southeast ¼ of Sec. 9 in T. 19 S., R. 1 E., containing approximately 181.6 acres.

Addition “B” Properties: Sanpete County ID# 2583X7 and 2583X2 containing approximately 6.8 acres.



# Memorandum

To: Mayor Nay and City Council  
From: Dennis L. Marker, City Administrator  
Date: May 30, 2025  
Re: Resolution 2025-11 Amending the City Fee Schedule

---

The attached fee schedule amendment include:

- Clarification of animal reclamation fees
- Adding cleaning deposit requirements for large groups reserving the park facilities.
- Adding a Rezoning Request fee of \$500 rather than charging the \$800 for code amendments for the same request.
- Changing the \$3 per month fee for metered irrigation customers to \$12 per month to cover the anticipated costs of expanding the irrigation pond and setting aside funds for meter replacement in the future.

## **RESOLUTION 2025-11**

### **A RESOLUTION ESTABLISHING THE FEE SCHEDULE FOR GUNNISON CITY**

**WHEREAS**, The Gunnison City Council desires to provide citizens, business owners, and others who may utilize city services, with a schedule of fees for services and permits provided by the city; and

**WHEREAS**, The Gunnison City Council acknowledges that the fees required of various developers, subdividers, property owners, and citizenry of the city necessitate periodic review; and

**WHEREAS**, the Gunnison City Council desires to make adjustments where necessary to the Fee Schedule in order to ensure proper and adequate service to the citizens of Gunnison;

NOW THEREFORE, BE IT RESOLVED by the Gunnison City Council that the following fees shall be established for various development projects and services rendered by employees and volunteers of the City, and shall be collected by the City Recorder at the submittal of an application or request for action for which the fee has been designated herein:

**PASSED** by the City Council of the City of Gunnison, Utah this \_\_\_\_ day of \_\_\_\_\_ 2025.

\_\_\_\_\_  
Lori Nay, Mayor

ATTEST

\_\_\_\_\_  
Valerie Andersen, City Recorder

Councilmember Robert Andersen \_\_\_\_  
Councilmember Donald Childs \_\_\_\_  
Councilmember Shawn Crane \_\_\_\_  
Councilmember Stella Hill \_\_\_\_  
Councilmember Michael Wanner \_\_\_\_



## Consolidated Fee Schedule

### **Administration**

Notary Services -	\$10.00
Returned Checks-	\$25.00
Utility Account Set Up Fee-	\$25.00

#### **Copies**

8.5 x 11 B&W / Color -	\$0.10 per page / \$0.40 per page
11 x 17 B&W / Color -	\$0.20 per page / \$0.50 per page

#### **GRAMA Requests**

First 15 min is free per state GRAMA law 536-2-203(5). Additional research may be billed according to staff hourly rates.

### **Animal Control**

#### **Dog License**

Non-Spayed/Neutered-	\$25.00
Spayed/Neutered-	\$10.00

**Animal Reclamation Fees** In addition to fees below, owners shall pay any boarding fees incurred by the city to hold an animal until reclaimed.

#### **Licensed Dogs**

1 <sup>st</sup> Offense-	\$25.00
2 <sup>nd</sup> Offense-	\$50.00
3 <sup>rd</sup> Offense-	\$75.00
4 <sup>th</sup> Offense-	Dog is taken from owner permanently.

**Unfixed Dogs** ————— +\$25.00 to the above fees

**Unlicensed Dogs** ————— ~~+\$20.00 to the above reclamation fees~~ Any unlicensed dog must be licensed and have the appropriate fees paid for the animal will be released to the owner.

### **Business Licenses**

#### **Alcohol License** (new & renewal)

Class A-	\$100.00
Class B-	\$150.00
Class C-	\$200.00
Class D-	\$200.00

**Commercial - Initial License** - \$90.00<sup>1</sup>

Annual Renewal - \$50.00

**Home Occupation Initial** - \$40.00<sup>1</sup>

Annual Renewal - \$25.00

#### **Temporary Business Licenses**

Single Day	\$30/day
Holiday/Seasonal Vendor	\$50
Solicitor	\$100

<sup>1</sup> Fees for licenses issued during the first six (6) months of the year shall be for the full amount of the annual license. Fees for licenses issued during the last six (6) months of the year shall be one-half (1/2) the annual fee (GCMC 4.10.050.3)

Renewal Delinquency-	\$25.00	Event Vendor	\$TBD/event
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## **Cemetery**

### Purchase of Burial Right

Resident- \$300.00

Non-Resident- \$750.00

### Transfer of Burial Rights

To Resident - \$50.00

To Non-Resident - \$350.00

### Grave Opening and Closing

Resident- \$250.00

Weekend or Holiday- \$300.00

Non-Resident- \$400.00

Weekend or Holiday- \$500.00

## **Facilities and Equipment<sup>2</sup>**

### Heritage Hall Rental

Cleaning Deposit- \$200.00<sup>3</sup>

Heritage Hall- \$150.00

Kitchen- \$50.00

Table clothes - \$2 per cloth.

### Park Rentals

#### Cleaning Deposit<sup>3</sup>-

Small Group \$50.00

Large Group \$100.00

Non-Residents Full / Half Day \$100.00 / \$50.00

Resident Full / Half Day \$80.00 / \$40.00

#### Equipment

Corn Hole- \$10.00/Set

Volleyball- \$40.00

### Folding Chairs (fee is charged per 30 chairs used)

Renter loads and unloads - \$40 deposit with ½ returned upon returning of chairs

City staff assist with loading and unloading - \$20

## **Impact and Connection fees**

The following connection and impact fees, where applicable, shall be paid prior to any metered services being turned on at a property and before the city will grant final approvals for any certificate of occupancy.

### **Culinary System**

Meter Fee – City cost at time of new meter installation.

Meter Installation Fee - \$500.00

<sup>2</sup> Facility and equipment fees are not charged for non-profit, philanthropic organizations or when requested for government/quasi government purposes. Cleaning deposits must still be paid for any rental.

<sup>3</sup> Cleaning deposits may be returned in whole or in part based on completion of cleanup list items after facility use and deduction of any city costs related to additional clean up labor and materials necessary. Small groups are less than 25 people.

Connection Fee<sup>4</sup> - \$1,200.00 minimum. Additional costs may be applied based on city and consultant time and materials to provide a new connection point.

Water Impact Fee - \$3,000

Water Re-Connection - \$100

### **Pressurized Irrigation System**

Size	1-inch	Greater than 1-inch
Connection Fee <sup>4</sup>	\$2,000	TBD on material prices, staff time, and availability of services at the time of meter installation.
Meter Fee		

P.I. Meter Installation- \$500.00

**Roads -** Road Frontage Assessment Fee<sup>5</sup> - TBD by City Engineer at the time of permit application based on adjacent infrastructure, city construction standards and road plans.

### **Sewer**

Sewer Impact Fee- \$1984.88

Sewer Inspection Fee- \$200.00

### **Library**

#### **Copies**

Black and White- \$0.10/page

Color- \$0.40/page

Faxes- \$0.25/page

Patron Fees- \$20.00/year (All Cities excluding Gunnison, Centerfield and Fayette)

### **Permit Fees**

#### **Accessory Building**

200+ Sq Ft.- \$100.00      Less than 200 Sq Ft.- \$25.00

Animal Management Permit- \$50.00

Appeals Requests \$1000.00

Code Amendment \$800.00

Rezoning Request \$500.00

Code Interpretation- \$400.00

#### **Conditional Use**

Residential- \$800.00 + Associated Engineering Review Costs

Non- Residential- \$800.00 + Associated Engineering Review Costs

Determination of Non-Conforming/Non-Complying Structures- \$600.00

Fence Permit- \$25.00

General Plan Amendment \$800.00

#### **P-1 Use or Site Plan Review**

SF Residential- \$100.00 + Associated Engineering Review Costs

MF/Non-Residential- \$200.00 + Associated Engineering Review Costs

#### **P-2 Use or Site Plan Review**

MF Residential- \$500.00 + Associated Engineering Review Costs

<sup>4</sup> Connection Fees are charged to cover costs of the city adding onto or extending its system for a new user. New users located within a subdivision or development where the connections are installed by a developer are not charged this connection fee.

<sup>5</sup> Fee is to be calculated based on half of the required full street improvements along the frontage.



Non-Residential-Sign Permit- (P1/P2/CU) Subdivision	\$800.00+ Associated Engineering Review Costs \$25.00 /
Concept Review Preliminary	\$500 + Engineering Review Costs
Minor	\$350 + \$50/Lot
Major	\$500 + \$50/Lot
Master Planned	\$750 + \$50/lot + Engineering Review Costs
Final (fees per phase being platted)	
Minor	\$200 + Engineering Fees
Major	\$350 + \$50/Lot + Engineering Review Costs
Master Planned	\$500 + \$50/Lot + Engineering Review Costs
Temporary Use Permit-	\$150.00
Variance Application-	\$800.00
Zone Change Request -	\$800.00
Zoning Application Fee-	\$100.00

## **Pool**

Admission		Resident <sup>6</sup>		Non-Resident	
		Individual	Family <sup>7</sup>	Individual	Family <sup>7</sup>
	Single Day Pass	\$4.00	\$12.00	\$5.00	\$16.00
	Monthly Pass	\$40	\$100	\$50	\$150
	Annual Pass	\$200	\$300	\$350	\$500
	Seniors Discount <sup>8</sup>	25%		20%	
	Summer (3 month)		\$100		\$150
	10 Punch Pass	\$25			
	20 Punch Pass	\$50		\$40	
				\$80	
Rentals					
	Party Room	\$25 / Hr.		\$30 / Hr.	
	Pool (<25 people)	\$50 / Hr.		\$60 / Hr.	
	Pool (>25 people)	\$75 / Hr.		\$100 / Hr.	
	Pool Business Rental	\$200 / 2 Hr block (Includes Wibit)		\$250 / 2 Hr block (Includes Wibit)	
	Wibit	\$100		\$100	

## **Special Service Monthly Fees**

Local Fire Services - \$2.00

Garbage- \$17.75

Additional Cart- \$2.50

Beautification- \$3.00

<sup>6</sup> Resident includes citizens of Gunnison and Centerfield

<sup>7</sup> For purposes of applying this fee schedule, a Family shall be 4 or more persons of the same household or who are related by blood, marriage, or adoption.

<sup>7</sup> Individuals who are 60+ years of age ("Seniors") may receive a discount on all pass rates as indicated for residents and non-residents. The discount only applies to individuals and may not be utilized to discount admission of other family members who do not qualify as Seniors.

Storm Drainage- \$6.00

Street Lights - \$1.00

## **Utilities**

### **Culinary Water - Monthly**

CUCF Water Rate<sup>8</sup> – \$35.00 for 0-6,000 Gallons

#### Overage Rates

\$1.50 per 1000 Gallons for 6,001-50,000 Gallons

\$2.00 per 1000 Gallons for 50,001-300,000 Gallons

\$2.50 per 1000 Gallons for 300,001-500,000 Gallons

\$3.50 per 1000 Gallons for 500,001-1,000,000 Gallons

\$4.50 per 1000 Gallons for 1,000,001-2,000,000 Gallons

\$6.50 per 1000 Gallons for 2,000,001 Gallons and Over

Inside City Limits Base Rate- \$35.00 for 0-6,000 Gallons per connection

#### Overage Rates

\$1.50 per 1000 Gallons for 6,001-50,000 Gallons

\$2.00 per 1000 Gallons for 50,001-300,000 Gallons

\$2.50 per 1000 Gallons for 300,001-500,000 Gallons

\$3.50 per 1000 Gallons for 500,001-1,000,000 Gallons

\$4.50 per 1000 Gallons for 1,000,001-2,000,000 Gallons

\$6.50 per 1000 Gallons for 2,000,001 Gallons and Over

Outside City Limits Base Rate- \$42.00 for 0-6,000 Gallons

#### Overage Rates

\$1.90 per 1000 Gallons for 6,001-50,000 Gallons

\$2.50 per 1000 Gallons for 50,001-300,000 Gallons

\$2.60 per 1000 Gallons for 300,001-500,000 Gallons

\$3.50 per 1000 Gallons for 500,001-1,000,000 Gallons

\$4.50 per 1000 Gallons for 1,000,001-2,000,000 Gallons

\$6.50 per 1000 Gallons for 2,000,001 Gallons and Over

### **Culinary/Hydrant Use for Construction Water**

- Measured through City Meter - \$1,000 refundable deposit + applicable culinary monthly base and overage rates. Monthly base rate only charged once during permitted water use.
- Measured via truck load - \$20 per truck connection.
- Penalty for use of Hydrant without prior approval - \$1,000

### **Pressurized Irrigation Fees**

1. Private customer owner water shares, being delivered through the city system shall be assessed an annual operating and maintenance fee of \$5.00 per share. The fee may be prorated and collected monthly.
2. All City system customers shall be assessed
  - a. An annual operating and maintenance fee of \$25.00/acre. This includes the Gunnison Irrigation Company assessment and the Gunnison City operating and maintenance costs. The fee may be prorated and collected monthly.

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<sup>8</sup> The CUCF rate is established in accordance with the Direct Award Grant Agreement between Gunnison City and DFCM. This rate may not include any charges related to financing costs associated with the Tarr Canyon Well project. Operational increases are allowed in as much as the increase is uniformly applied to other system users.

- b. \$6.50 per month per household with one or more connection to cover the city's obligations associated with the 2022 Irrigation Meter Revenue Bond.
- 3. City System customers who are served from the city owned pond will be charged
  - a. 1.00 per month per connection to pay for the construction and inclusion of Peacock Spring water in the system.
  - b. \$2.00 per month per connection to pay for the annual increase in assessments from the Gunnison Irrigation Company.
  - c. ~~\$3~~12.00 per month per connection to pay for operating and maintenance fees of the pressurized irrigation system.
- 4. Properties approved to be included in "City SID Area" per Gunnison City land use ordinance section 1630 1-C will pay an assessment fee equal to \$1,500.00 per acre.
- 5. After July 1, 2024, due to the cost of installing irrigation meters and lifetime replacement costs, users will be charged a meter replacement fee each month based on the size of their irrigation meter as follows: 1-inch = \$3, 1.5-inch = \$8, 2-inch = \$11, 3-inch = \$15.

#### **Sewer Fees - Monthly**

\$ 15.00 Base Rate for first 6,000 gallons used

##### **Overage Rates**

\$0.20 per 1,000 gallons between 6,000 – 12,000 gallons  
 \$0.25 per 1,000 gallons between 12,000 – 25,000 gallons  
 \$0.50 per 1,000 gallons between 25,000 – 50,000 gallons  
 \$0.75 per 1,000 gallons between 50,000 – 100,000 gallons  
 \$1.00 per 1,000 gallons between 100,000 – 250,000 gallons  
 \$1.50 per 1,000 gallons between 250,000 – 500,000 gallons  
 \$3.00 per 1,000 gallons between 500,000 – 1,000,000 gallons  
 \$4.50 per 1,000 gallons between 1,000,000 – 2,500,000 gallons  
 \$5.75 per 1,000 gallons between 2,500,000 – 5,000,000 gallons  
 \$6.00 per 1,000 gallons over 5,000,000 gallons

**Delinquency Fees-** A delinquency fee shall be charged to all utility service bills not paid prior to the past due date. The amount of the fee shall be 7 percent per month for the delinquent portions of the bill.

## **ORDINANCE 2025-07**

**AN ORDINANCE REZONING APPROXIMATELY 79 ACRES FROM AGRICULTURE (A-1) TO COMMERCIAL (CC) AND RESIDENTIAL (R-2), PROVIDING FOR CODIFICATION, INCLUSION IN THE MUNICIPAL CODE, CORRECTION OF SCRIVENER'S ERRORS, SEVERABILITY, AND AN EFFECTIVE DATE.**

**WHEREAS,** Gunnison City is a fifth class city of the state of Utah; and

**WHEREAS,** Cities in the State of Utah are authorized to enact Land Use Regulations in order to promote and protect the health, safety and welfare of the community; and

**WHEREAS,** An application was made to change the zoning of 79 acres located at approximately 500 North 100 West from Agriculture (A-1) to Commerical (CC) and Residential (R-2); and

**WHEREAS,** the Gunnison City Planning Commission reviewed the proposed rezoning and after a properly noticed public hearing, which was conducted on July 10, 2025, forwarded a recommendation about the request to the City Council; and

**WHEREAS,** The City Council has determined that the proposed amendment will promote and protect the health, safety, and welfare of the community.

NOW THEREFORE, BE IT ORDAINED BY THE GUNNISON CITY COUNCIL THAT:

**Section I.** Amendments Adopted. The City zoning map shall be amended as provided in Exhibit A of this Ordinance.

**Section II.** Contrary Provisions Repealed. Any and all other provisions of the Gunnison City Municipal Code that are contrary to the provisions of this Ordinance are hereby repealed.

**Section III.** Codification, Inclusion in the Code, and Scrivener's Errors. It is the intent of the City Council that the provisions of this ordinance be made part of the Municipal Code of Gunnison City, Utah as adopted, that sections of this ordinance may be re-numbered or re-lettered, that the word ordinance may be changed to section, chapter, or other such appropriate word or phrase in order to accomplish such intent regardless of whether such inclusion in a code is accomplished. Sections of the ordinance may be re-numbered or re-lettered. Typographical errors which do not affect the intent of this ordinance may be authorized by the City without need of public hearing by its filing a corrected or re-codified copy of the same with the City Recorder.

**Section IV.** Severability. If any section, phrase, sentence, or portion of this ordinance is for any reason held invalid or unconstitutional by any court of competent jurisdiction, such portion shall be deemed a separate, distinct, and independent provision, and such holding shall not affect the validity of the remaining portions thereof.

**Section V.** Posting and Effective Date. Prior to 5:00 p.m. on July 17, 2025, the City Recorder shall: (a) deposit a copy of this ordinance in the official records of the City; and (b) post a copy of this ordinance in three places within the City. This ordinance shall become effective at 5:00 p.m. on July 17, 2025.

**ADOPTED AND PASSED** by the City Council of the City of Gunnison, Utah this 16<sup>th</sup> day of July, 2025.

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Lori Nay, Mayor

ATTEST

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Valerie Andersen, City Recorder

Councilmember Robert Andersen

\_\_\_\_\_

Councilmember Donald Childs

\_\_\_\_\_

Councilmember Shawn Crane

\_\_\_\_\_

Councilmember Stella Hill

\_\_\_\_\_

Councilmember Michael Wanner

\_\_\_\_\_

ORDINANCE 2025-01 EXHIBIT A

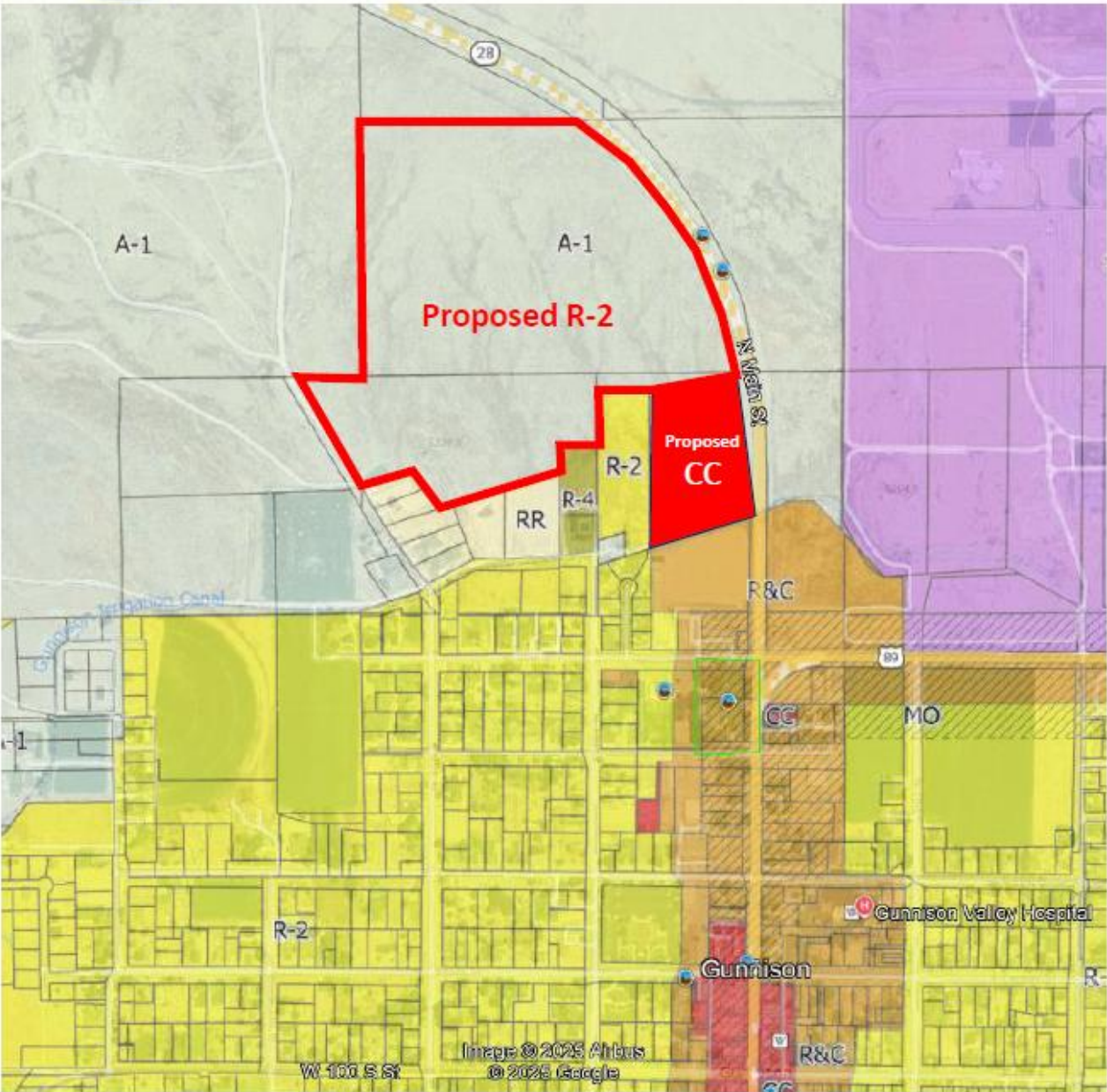
Properties Being Rezoned



**Sanders Rezone**

**Current Zoning: Agriculture (A-1)**

**Proposed Zoning: 10.00 acres as Commercial (CC)  
68.98 acres as Residential (R-2)**





# City Council Meeting

June 18<sup>th</sup>, 2025

City Council Chambers, 38 West Center

7 P.M. Mayor Nay opened the meeting.

## Roll Call:

Donald Childs, Mike Wanner, Shawn Crane, Robert Andersen, Lori Nay

## Invocation/Inspirational Thought:

Given by Dennis Marker, City Administrator

## Pledge of Allegiance:

Led by Mayor Nay

## Public Hearings, Discussion and Possible action Items

### Public Hearing:

Councilor Andersen made the motion to open the public hearing for the final amendment on the 2024-2025 budget, Councilor Crane seconded the motion.

Roll Call:

Childs: Yes, Wanner: Yes, Shawn: Yes, Andersen: Yes

Dennis Marker led the discussion. He went through all the final changes in the budget with the council.

Councilor Crane made the motion to close the public hearing for the final amendment on the 2024-2025 budget, Councilor Andersen seconded the motion.

Roll Call:

Childs: Yes, Wanner: Yes, Shawn: Yes, Andersen: Yes

### Resolution 2025-09 FY 2024-2025 Final Amended Budget:

Councilor Crane made the motion to approve the final amendment on the 2024-2025 budget, Councilor Wanner seconded the motion.

Roll Call:

Childs: Yes, Wanner: Yes, Shawn: Yes, Andersen: Yes

## Discussion and Possible Action Items

### **Fraud Risk Assessment:**

Assistant Financial Director Angela Leatherwood addressed the Council. She went over the fraud risk assessment and let them know that the City is looking to fall in the low to very low risk level. She stated that she is waiting for some of the pool employees to turn in their signed ethical behavior policy.

## Ordinances and Resolutions

### **Resolution 2025-07 Personnel Policy Updates – Travel:**

This was discussed at the previous council meeting. The Council asked that Dennis put something into the resolution to allow the Council members to take their spouses to dinner on special occasions when they are at conferences.

Councilor Wanner made the motion to approve Resolution 2025-07 Personnel Policy Updates-Travel, Councilor Childs seconded the motion.

Roll Call:

Childs: Yes, Wanner: Yes, Crane: Yes, Andersen: Yes

## Minutes

### **June 4<sup>th</sup>, 2025, Regular Council Meeting:**

Councilor Crane made the motion to approve the minutes for the 2025, regular council meeting, Councilor Andersen seconded the motion.

Roll Call:

Childs: Yes, Wanner: Yes, Shawn: Yes, Andersen: Yes

### **June 11<sup>th</sup>, 2025, Work Council Meeting:**

Councilor Wanner made the motion to approve the minutes for the 2025, regular council meeting, Councilor Crane seconded the motion.

Roll Call:

Childs: Yes, Wanner: Yes, Shawn: Yes, Andersen: Yes



## **Bills**

### **Bills for period ending June 12<sup>th</sup>, 2025, totaling \$204,824.83:**

Councilor Childs made the motion to approve the bills for the period ending June 12<sup>th</sup>, 2025, totaling \$204,824.83, Councilor Wanner seconded the motion.

Roll Call:

Childs: Yes, Wanner: Yes, Crane: Yes, Andersen: Yes

## **Reports of Officers, Staff, Boards and Committees**

### **Dennis Marker:**

Gateway sign landscaping is done. A bench has been ordered and should be put in before the 4<sup>th</sup> Netting will be going up in the morning at the ballpark

## **Reports by Mayor and Council Members**

### **Donald Childs:**

Fire hydrant 300 South on the East side is covered by a bush

### **Mike Wanner:**

He has a few safety concerns with some needing yield signs in a few places through town, including the new trail.

Independence Day preparations are going well. The prison is asking for additional liability insurance for the fireworks show. Valerie let him know that she had been talking with the Trust to see what needs to be done.

### **Shawn Crane:**

Working on clock tower.

### **Mayor Nay:**

Working on getting things painted at the park.

Volunteers are coming to the park to help clean up the park next week

### **Adjournment:**

Councilor Wanner made the motion to adjourn, Councilor Andersen seconded the motion.

Roll Call:

Childs: Yes, Wanner: Yes, Crane: Yes, Andersen: Yes

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Lori Nay, Mayor

Attest:

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Valerie Andersen, City Recorder

Approval Date: July 16<sup>th</sup>, 2025

## Report Criteria:

Detail report.  
Invoices with totals above \$0.00 included.  
Paid and unpaid invoices included.

Vendor	Vendor Name	Invoice Number	Description	Invoice Date	Net Invoice Amount	Amount Paid	Date Paid
<b>10-2221</b>							
4009	IRS	2025.06.15	06/02/2025-06/15/2025	06/18/2025	4,666.24	4,666.24	06/19/2025
4009	IRS	2025.06.29	06/16/2025-06/29/2025	07/02/2025	6,833.03	6,833.03	07/02/2025
3570	UTAH RETIREMENT SYSTEMS	2025.06.15	LIABILITIES-RETIREMENT PAYA	06/18/2025	3,815.13	3,815.13	06/19/2025
3570	UTAH RETIREMENT SYSTEMS	2025.06.29	LIABILITIES-RETIREMENT PAYA	07/02/2025	4,234.70	4,234.70	07/02/2025
Total 10-2221:					19,549.10	19,549.10	
<b>10-2223</b>							
4010	TAP	2025.Q2	SWT 04/12/2025-07/04/2025	07/10/2025	6,829.68	6,829.68	07/10/2025
Total 10-2223:					6,829.68	6,829.68	
<b>10-2229</b>							
4067	SUN LIFE	2025.07.97440	JULY 2025	06/18/2025	339.50	339.50	07/02/2025
Total 10-2229:					339.50	339.50	
<b>10-2231</b>							
4003	PEHP FLEX	2025.06.15	06/02/2025-06/15/2025	06/18/2025	194.23	194.23	06/19/2025
4003	PEHP FLEX	2025.06.29	06/16/2025-06/29/2025	07/02/2025	194.23	194.23	07/02/2025
2385	PUBLIC EMPLOYEES HEALTH	562053	LIABILITIES - JULY 2025	07/01/2025	13,012.11	13,012.11	07/02/2025
3545	UTAH LOCAL GOVERNMENTS T	1620043	BENEFITS JUNE 2025	07/03/2025	70.00	70.00	07/10/2025
Total 10-2231:					13,470.57	13,470.57	
<b>10-2232</b>							
4033	PEHP LIFE	0124165240	LIFE INSURANCE - JUNE 2025	06/20/2025	139.49	139.49	07/02/2025
2390	PEHP LTD PROGRAM	2025.06.15	LIABILITIES- 06/02/2025-06/15/2	06/18/2025	82.52	82.52	06/19/2025
2390	PEHP LTD PROGRAM	2025.06.29	LIABILITIES - 06/16/2025-06/29/2	07/02/2025	94.98	94.98	07/02/2025
Total 10-2232:					316.99	316.99	
<b>10-2243</b>							
3545	UTAH LOCAL GOVERNMENTS T	1620046	WORKERS COMP - JUNE 2025	07/03/2025	324.04	324.04	07/10/2025
Total 10-2243:					324.04	324.04	
<b>10-32-10</b>							
20	ACT AEROSPACE	2025.06	BUSINESS LICENSE REVENUE	06/18/2025	130.00	130.00	06/19/2025
4104	ALTERNATOR ELECTRIC SERVI	2025.06	BUSINESS LICENSE REVENUE	06/18/2025	40.00	40.00	06/19/2025
4083	ASPEN DERMATOLOGY, LLC	2025.06	BUSINESS LICENSE REVENUE	06/18/2025	40.00	40.00	06/19/2025
4081	BENDERZ POWER TUMBLING L	2025.06	BUSINESS LICENSE REVENUE	06/18/2025	40.00	40.00	06/19/2025
4110	BUDGET CLINIC	2025.06	BUSINESS LICENSE REVENUE	06/18/2025	40.00	40.00	06/19/2025
530	CASINO STAR THEATRE	2025.06	BUSINESS LICENSE REVENUE	06/18/2025	40.00	40.00	06/19/2025
4115	CENTRAL UTAH COUNSELING	2025.06	BUSINESS LICENSE REVENUE	06/18/2025	40.00	40.00	06/19/2025
4075	Central Utah Professional Reality	2025.06	BUSINESS LICENSE REVENUE	06/18/2025	40.00	40.00	06/19/2025
4097	CENTRAL UTAH RADIOLOGY, P	2025.06	BUSINESS LICENSE REVENUE	06/18/2025	40.00	40.00	06/19/2025
780	COPY STATION	2025.06	BUSINESS LICENSE REVENUE	06/18/2025	40.00	40.00	06/19/2025
4119	CSS COMPOSITES, LLC	2025.06	BUSINESS LICENSE REVENUE	06/18/2025	40.00	40.00	06/19/2025
4114	DANCE WORKS STUDIO	2025.06	BUSINESS LICENSE REVENUE	06/18/2025	40.00	40.00	06/19/2025
4117	ELITE ANKLE AND FOOT, PLLC	2025.06	BUSINESS LICENSE REVENUE	06/18/2025	40.00	40.00	06/19/2025
4085	EXCEL EYE CENTER	2025.06	BUSINESS LICENSE REVENUE	06/18/2025	40.00	40.00	06/19/2025

Vendor	Vendor Name	Invoice Number	Description	Invoice Date	Net Invoice Amount	Amount Paid	Date Paid
1200	FREEDOM FORD- MERCURY IN	2025.06	BUSINESS LICENSE REVENUE	06/18/2025	40.00	40.00	06/19/2025
4135	FUTURE COMP LLC	2025.06	BUSINESS LICENSE REVENUE-	06/18/2025	40.00	40.00	06/19/2025
4130	GUNNISON CHILL ZONE	2025.06	BUSINESS LICENSE REVENUE	06/18/2025	40.00	40.00	06/19/2025
4101	GUNNISON FAMILY PHARMACY	2025.06	BUSINESS LICENSE REVENUE	06/18/2025	40.00	40.00	06/19/2025
1315	GUNNISON IMPLEMENT CO	2025.06	BUSINESS LICENSE REVENUE	06/18/2025	40.00	40.00	06/19/2025
4131	GUNNISON PIZZA GUY, LLC	2025.06	BUSINESS LICENSE REVENUE	06/18/2025	40.00	40.00	06/19/2025
4093	GUNNISON TELEPHONE COMP	2025.06	BUSINESS LICENSE REVENUE	06/18/2025	40.00	40.00	06/19/2025
4098	GUNNISON THRIFTWAY MARKE	2025.06	BUSINESS LICENSE REVENUE	06/18/2025	40.00	40.00	06/19/2025
1340	GUNNISON VALLEY ANIMAL CLI	2025.06	BUSINESS LICENSE REVENUE	06/18/2025	40.00	40.00	06/19/2025
4125	GUNNISON VALLEY CNA	2025.06	BUSINESS LICENSE REVENUE	06/18/2025	40.00	40.00	06/19/2025
1365	GUNNISON VALLEY HOSPITAL	2025.06	BUSINESS LICENSE REVENUE	06/18/2025	40.00	40.00	06/19/2025
1455	HERMANSEN'S MILL	2025.06	BUSINESS LICENSE REVENUE	06/18/2025	40.00	40.00	06/19/2025
1470	HILL'S HEATING & AIR	2025.06	BUSINESS LICENSE REVENUE	06/18/2025	40.00	40.00	06/19/2025
4127	INTEGRATIVE FAMILY PSYCHIA	2025.06	BUSINESS LICENSE REVENUE	06/18/2025	40.00	40.00	06/19/2025
4102	KELLY M. FRANDSEN, DDS	2025.06	BUSINESS LICENSE REVENUE	06/18/2025	40.00	40.00	06/19/2025
4116	MAIN FREEZE	2025.06	BUSINESS LICENSE REVENUE	06/18/2025	40.00	40.00	06/19/2025
4120	MAVERICK, INC #623	2025.06	BUSINESS LICENSE REVENUE	06/18/2025	40.00	40.00	06/19/2025
4126	MOUNTAIN PEAK CAFE LLC	2025.06	BUSINESS LICENSE REVENUE	06/18/2025	40.00	40.00	06/19/2025
4132	MOUNTAINLAND PHYSICAL TH	2025.06	BUSINESS LICENSE REVENUE	06/18/2025	40.00	40.00	06/19/2025
4123	MY HEARING CENTERS LLC	2025.06	BUSINESS LICENSE REVENUE	06/18/2025	40.00	40.00	06/19/2025
4107	NAIL & HAIR CO., INC	2025.06	BUSINESS LICENSE REVENUE	06/18/2025	40.00	40.00	06/19/2025
2605	OTTEN AUTO WORKS	2025.06	BUSINESS LICENSE REVENUE	06/18/2025	40.00	40.00	06/19/2025
2410	PETERSON REFRIGERATION &	2025.06	BUSINESS LICENSE REVENUE	06/18/2025	40.00	40.00	06/19/2025
4089	PROTEOR USA, LLC	2025.06	BUSINESS LICENSE REVENUE	06/18/2025	40.00	40.00	06/19/2025
2555	RASMUSSEN'S ACE HARDWAR	2025.06	BUSINESS LICENSE REVENUE	06/18/2025	40.00	40.00	06/19/2025
4082	REVERE HEALTH	2025.06	BUSINESS LICENSE REVENUE	06/18/2025	40.00	40.00	06/19/2025
4080	RLM COMPANY	2025.06	BUSINESS LICENSE REVENUE	06/18/2025	40.00	40.00	06/19/2025
2710	RON'S UPHOLSTERY	2025.06	BUSINESS LICENSE REVENUE	06/18/2025	40.00	40.00	06/19/2025
2880	SATTERWHITE COMPANIES IN	2025.06	BUSINESS LICENSE REVENUE	06/18/2025	40.00	40.00	06/19/2025
2975	SHELLE'S	2025.06	BUSINESS LICENSE REVENUE	06/18/2025	40.00	40.00	06/19/2025
4076	SMART HOME PROS	2025.06	BUSINESS LICENSE REVENUE	06/18/2025	40.00	40.00	06/19/2025
4091	STATE BANK OF SOUTHERN UT	2025.06	BUSINESS LICENSE REVENUE	06/18/2025	40.00	40.00	06/19/2025
4128	TACO'S LA GRANJA	2025.06	BUSINESS LICENSE REVENUE	06/18/2025	40.00	40.00	06/19/2025
4129	TBK FOODS	2025.06	BUSINESS LICENSE REVENUE	06/18/2025	40.00	40.00	06/19/2025
4134	TDJ BUYER, LLC, dba CHRISTE	2025.06	BUSINESS LICENSE REVENUE	06/18/2025	40.00	40.00	06/19/2025
4078	THALMAN ORTHODONTICS	2025.06	BUSINESS LICENSE REVENUE	06/18/2025	40.00	40.00	06/19/2025
4121	THE BLDG 178	2025.06	BUSINESS LICENSE REVENUE	06/18/2025	40.00	40.00	06/19/2025
4086	THE DANZ STUDIO	2025.06	BUSINESS LICENSE REVENUE	06/18/2025	40.00	40.00	06/19/2025
4124	THE GUNNISON HOUSE	2025.06	BUSINESS LICENSE REVENUE	06/18/2025	40.00	40.00	06/19/2025
4087	UTAH HERITAGE CREDIT UNIO	2025.06	BUSINESS LICENSE REVENUE	06/18/2025	40.00	40.00	06/19/2025
3650	VALLEY BUILDERS	2025.06	BUSINESS LICENSE REVENUE	06/18/2025	40.00	40.00	06/19/2025
3660	VALLEY FURNITURE	2025.06	BUSINESS LICENSE REVENUE	06/18/2025	40.00	40.00	06/19/2025
4118	VIVINT LLC	2025.06	BUSINESS LICENSE REVENUE	06/18/2025	40.00	40.00	06/19/2025

Total 10-32-10:

2,370.00 2,370.00

**10-38-90**

4143	ADAM JACKSON	2025.07	MISCELLANEOUS SUNDRY RE	07/09/2025	311.77	311.77	07/09/2025
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Total 10-38-90:

311.77 311.77

**10-41-23**

2020	LORI NAY	2025.06.30	COUNCIL - MILEAGE REIMBUR	07/02/2025	58.80	58.80	07/02/2025
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Total 10-41-23:

58.80 58.80

**10-41-31**

1795	Keddington & Christensen LLC	5330	COUNCIL - JUNE 2025	07/07/2025	915.00	915.00	07/10/2025
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Vendor	Vendor Name	Invoice Number	Description	Invoice Date	Net Invoice Amount	Amount Paid	Date Paid
Total 10-41-31:					915.00	915.00	
<b>10-41-51</b>							
3545	UTAH LOCAL GOVERNMENTS T	1620042	AUTO LIABILITY 2025	07/03/2025	13,822.00	13,822.00	07/10/2025
3545	UTAH LOCAL GOVERNMENTS T	1620045	PROPERTY - 2025	07/03/2025	23,655.22	23,655.22	07/10/2025
Total 10-41-51:					37,477.22	37,477.22	
<b>10-41-52</b>							
3545	UTAH LOCAL GOVERNMENTS T	1620044	LIABILITY - GENERAL LIABILITY	07/03/2025	13,557.16	13,557.16	07/10/2025
Total 10-41-52:					13,557.16	13,557.16	
<b>10-41-60</b>							
1650	GUNNISON FLORAL	100005168	COUNCIL - PLANT FOR MIKE W	07/01/2025	55.00	55.00	07/10/2025
Total 10-41-60:					55.00	55.00	
<b>10-42-24</b>							
3849	TAMI LARSON	2025.06.30	COURT- EXPENSES FOR COUR	06/30/2025	66.85	66.85	07/02/2025
Total 10-42-24:					66.85	66.85	
<b>10-42-28</b>							
1300	GTELCO	2025.07.00058	COURT - JULY 2025	07/01/2025	104.11	104.11	07/02/2025
Total 10-42-28:					104.11	104.11	
<b>10-42-31</b>							
870	DAVID J. ANGERHOFER, P.C.	2025.07	COURT- JUNE 2025	06/27/2025	700.00	700.00	07/02/2025
998	DYNAMIC INTEGRATIONS, LLC	INV-10881	COURT - JUNE 2025	07/01/2025	130.00	130.00	07/02/2025
Total 10-42-31:					830.00	830.00	
<b>10-42-40</b>							
3615	UTAH STATE TREASURER	2025.07	COURT- 06/01/2025-06/30/2025	07/08/2025	2,075.96	2,075.96	07/10/2025
Total 10-42-40:					2,075.96	2,075.96	
<b>10-43-31</b>							
1063	ENSIGN	120196	PLANNING AND ZONING - PROJ	06/26/2025	210.00	210.00	07/02/2025
1070	ETJ LAW, INC.	3147	PLANNING AND ZONING - BOU	06/26/2025	390.00	390.00	07/02/2025
Total 10-43-31:					600.00	600.00	
<b>10-49-24</b>							
31	AMAZON BUSINESS	113J-M9TJ-DF	ADMIN - LABELS, ENVELOPES,	06/30/2025	112.24	112.24	07/02/2025
31	AMAZON BUSINESS	19W4-NNNY-F	ADMIN - ENVELOPES	07/07/2025	51.16	51.16	07/10/2025
31	AMAZON BUSINESS	1CNV-LPD4-6T	ADMIN - ENVELOPES AND STA	06/04/2025	71.05	71.05	07/02/2025
31	AMAZON BUSINESS	1F79-HFQ7-W	ADMIN - PACKING TAPE	07/01/2025	16.77	16.77	07/02/2025
Total 10-49-24:					251.22	251.22	
<b>10-49-25</b>							
3535	UTAH LEAGUE OF CITIES & TO	2025.07	ADMIN - MEMBERSHIP FEE	03/19/2025	1,904.52	1,904.52	07/10/2025

Vendor	Vendor Name	Invoice Number	Description	Invoice Date	Net Invoice Amount	Amount Paid	Date Paid
Total 10-49-25:					1,904.52	1,904.52	
<b>10-49-32</b>							
1070	ETJ LAW,INC.	3003	ADMIN- OPINION LETTER FOR	04/17/2025	65.00	65.00	07/02/2025
Total 10-49-32:					65.00	65.00	
<b>10-49-34</b>							
998	DYNAMIC INTEGRATIONS, LLC	INV-10881	RECORDER - JUNE 2025	07/01/2025	275.00	275.00	07/02/2025
1070	ETJ LAW,INC.	3107A	ADMIN-BANKRUTPCY NOTICE,	06/05/2025	585.00	585.00	07/02/2025
1795	Keddington & Christensen LLC	5330	RECORDER - JUNE 2025	07/07/2025	915.00	915.00	07/10/2025
1970	LES OLSON COMPANY	EA1566438	FRONT OFFICE - 05/23/2025/-06/	06/30/2025	162.78	162.78	07/10/2025
Total 10-49-34:					1,937.78	1,937.78	
<b>10-49-40</b>							
1315	GUNNISON IMPLEMENT CO	17274	ADMIN FUEL	06/30/2025	29.44	29.44	07/10/2025
Total 10-49-40:					29.44	29.44	
<b>10-51-25</b>							
1774	KAP ELECTRIC, INC	1185	CITY HALL - CAMERA SYSTEM	07/02/2025	1,393.36	1,393.36	07/02/2025
Total 10-51-25:					1,393.36	1,393.36	
<b>10-51-26</b>							
150	ANGELA LEATHERWOOD	2025.06.18	CITY HALL- SPRING WINDOW C	06/16/2025	300.00	300.00	06/19/2025
1140	MOUNTAIN ALARM FIRE	6619748	CITY HALL- JULY 2025	07/01/2025	64.31	64.31	07/02/2025
4108	RASSMUSSEN'S ACE HARDWA	2025.07	ADMIN - FANS	06/30/2025	209.97	209.97	07/10/2025
Total 10-51-26:					574.28	574.28	
<b>10-51-28</b>							
1300	GTELCO	2025.07.00057	CITY HALL - JULY 2025	07/01/2025	138.78	138.78	07/02/2025
Total 10-51-28:					138.78	138.78	
<b>10-52-29</b>							
2685	ROCKY MOUNTAIN POWER	2025.07.66589	SHOP - MAY 2025	06/11/2025	135.21	135.21	07/02/2025
Total 10-52-29:					135.21	135.21	
<b>10-54-28</b>							
1300	GTELCO	2025.07.00058	POLICE - JULY 2025	07/01/2025	153.71	153.71	07/02/2025
Total 10-54-28:					153.71	153.71	
<b>10-54-31</b>							
1970	LES OLSON COMPANY	EA1566438	POLICE - 05/23/2025-06/22/2025	06/30/2025	24.42	24.42	07/10/2025
Total 10-54-31:					24.42	24.42	
<b>10-56-23</b>							
600	CENTRAL UTAH TITLE	32016-SA	LAND REPURCHASE - CENTRA	06/25/2025	63,540.13	63,540.13	06/25/2025
3590	UTAH STATE DIVISION OF FINA	2025.M1223	LOAN M1223 FINANCE CHARG	05/31/2025	207.12	207.12	07/10/2025

Vendor	Vendor Name	Invoice Number	Description	Invoice Date	Net Invoice Amount	Amount Paid	Date Paid
Total 10-56-23:					63,747.25	63,747.25	
<b>10-56-34</b>							
1010	EcoLife LLC	144528	ECONOMIC DEV - MAIN STREE	06/18/2025	150.00	150.00	06/19/2025
2225	MOUNTAINLAND SUPPLY CO	S107046373.0	ECONOMIC DEVELOPMENT - B	06/05/2025	47.62	47.62	07/02/2025
2225	MOUNTAINLAND SUPPLY CO	S107046373.0	ECONOMIC DEVELOPMENT - B	06/09/2025	27.93	27.93	07/02/2025
Total 10-56-34:					225.55	225.55	
<b>10-56-37</b>							
31	AMAZON BUSINESS	1F3R-1KPJ-31	ECONOMIC DEVELOPMENT - 4	07/01/2025	12.83	12.83	07/02/2025
31	AMAZON BUSINESS	1FKM-KCL6-K	FOURTH OF JULY - 5K WINNER	07/03/2025	39.13	39.13	07/10/2025
4141	CHRIS NOEL DBA SMALL TOWN	0002	FOURTH OF JULY SOUND EQUI	07/03/2025	3,500.00	3,500.00	07/03/2025
4090	COPY STATION	5676	FOURTH OF JULY - CAR SHOW	06/07/2025	90.85	90.85	06/19/2025
3913	I-FOUR MEDIA	28971	ECONOMIC DEVELOPMENT - F	06/20/2025	86.40	86.40	07/02/2025
3913	I-FOUR MEDIA	29034	FOURTH OF JULY - BANNERS	07/02/2025	369.29	369.29	07/10/2025
4064	KALEB AUSTIN	2025.07P	FOURTH OF JULY PAYMENT FO	07/03/2025	2,500.00	2,500.00	07/03/2025
3908	MAYWELL DESIGNS	2025.06.2	FOURTH OF JULY - BANNER AN	06/17/2025	10.00	10.00	06/19/2025
2815	MID UTAH RADIO	40825-3	JULY 4TH-	06/30/2025	1,000.00	1,000.00	07/10/2025
4139	MOTO WITH A MESSAGE	0001	FOURTH OF JULY 2-RIDER FMX	06/24/2025	4,500.00	4,500.00	07/03/2025
4066	MUSIC FOR GOOD LLC	2025.07P	FOURTH OF JULY PAYMENT FO	07/03/2025	650.00	650.00	07/03/2025
4108	RASSMUSSEN'S ACE HARDWA	2025.07	FOURTH OF JULY - GARBAGE B	06/30/2025	55.57	55.57	07/10/2025
2775	SALINA SUN	13751	FOURTH OF JULY	06/23/2025	356.25	356.25	07/10/2025
2855	SANPETE MESSENGER	71636	FOURTH OF JULY- ADVERTISE	06/18/2025	277.50	277.50	06/19/2025
2855	SANPETE MESSENGER	71640	FOURTH OF JULY- ADVERTISE	06/18/2025	250.00	250.00	06/19/2025
Total 10-56-37:					13,697.82	13,697.82	
<b>10-56-50</b>							
3590	UTAH STATE DIVISION OF FINA	2025.M1223	LOAN M1223	05/31/2025	12,000.00	12,000.00	07/10/2025
Total 10-56-50:					12,000.00	12,000.00	
<b>10-57-20</b>							
2685	ROCKY MOUNTAIN POWER	2025.07.66589	FIRE DISTRICT MAY 2025	06/11/2025	155.00-	155.00-	07/02/2025
Total 10-57-20:					155.00-	155.00-	
<b>10-60-25</b>							
2685	ROCKY MOUNTAIN POWER	7222060	STREETS - LED LIGHTS ON MAI	06/16/2025	5,651.60	5,651.60	06/19/2025
Total 10-60-25:					5,651.60	5,651.60	
<b>10-60-29</b>							
2685	ROCKY MOUNTAIN POWER	2025.07.66589	STREETS - MAY 2025	06/11/2025	608.21	608.21	07/02/2025
Total 10-60-29:					608.21	608.21	
<b>10-62-55</b>							
2860	SANPETE SANITARY LANDFILL	2025.05	CO-OP LANDFILL FEES MAY 20	05/31/2025	2,386.00	2,386.00	06/19/2025
Total 10-62-55:					2,386.00	2,386.00	
<b>10-62-56</b>							
3755	WHITE'S SANITATION	56X00332	CITY PICK-UP	06/30/2025	8,385.35	8,385.35	07/10/2025

Vendor	Vendor Name	Invoice Number	Description	Invoice Date	Net Invoice Amount	Amount Paid	Date Paid
Total 10-62-56:					8,385.35	8,385.35	
<b>10-70-25</b>							
1315	GUNNISON IMPLEMENT CO	17274	PARKS - SUPPLIES	06/30/2025	8.16	8.16	07/10/2025
1315	GUNNISON IMPLEMENT CO	17274	PARKS - SUPPLIES	06/30/2025	45.24	45.24	07/10/2025
1315	GUNNISON IMPLEMENT CO	17274	PARK - SUPPLIES	06/30/2025	15.16	15.16	07/10/2025
1315	GUNNISON IMPLEMENT CO	17274	PARKS - SUPPLIES	06/30/2025	95.79	95.79	07/10/2025
1315	GUNNISON IMPLEMENT CO	17274	PARKS - SUPPLIES	06/30/2025	17.35	17.35	07/10/2025
1315	GUNNISON IMPLEMENT CO	17274	PARK - SUPPLIES	06/30/2025	210.66-	210.66-	07/10/2025
1315	GUNNISON IMPLEMENT CO	17274	PARKS - SUPPLIES	06/30/2025	214.45	214.45	07/10/2025
2225	MOUNTAINLAND SUPPLY CO	S107050728	PARKS -	06/04/2025	194.01	194.01	07/02/2025
2225	MOUNTAINLAND SUPPLY CO	S107073559.0	PARKS - BUBBLER, FEMALE AD	06/19/2025	1,476.97	1,476.97	07/02/2025
4108	RASSMUSSEN'S ACE HARDWA	2025.07	PARKS	06/30/2025	4.48	4.48	07/10/2025
4108	RASSMUSSEN'S ACE HARDWA	2025.07	PARK	06/30/2025	24.08	24.08	07/10/2025
4108	RASSMUSSEN'S ACE HARDWA	2025.07	PARK - PAINT AND SUPPLIES (	06/30/2025	263.85	263.85	07/10/2025
4108	RASSMUSSEN'S ACE HARDWA	2025.07	PARK - PAINT AND SUPPLIES (	06/30/2025	24.15	24.15	07/10/2025
4108	RASSMUSSEN'S ACE HARDWA	2025.07	PARK - PAINT AND SUPPLIES (	06/30/2025	385.68	385.68	07/10/2025
4108	RASSMUSSEN'S ACE HARDWA	2025.07	PARK	06/30/2025	7.59	7.59	07/10/2025
4108	RASSMUSSEN'S ACE HARDWA	2025.07	PARK - PAINT AND SUPPLIES (	06/30/2025	125.71	125.71	07/10/2025
4108	RASSMUSSEN'S ACE HARDWA	2025.07	PARK - PAINT AND SUPPLIES (	06/30/2025	512.07	512.07	07/10/2025
4108	RASSMUSSEN'S ACE HARDWA	2025.07	PARK - PAINT AND SUPPLIES (	06/30/2025	415.98	415.98	07/10/2025
4108	RASSMUSSEN'S ACE HARDWA	2025.07	PARKS - PAINT AND SUPPLIES (	06/30/2025	512.07-	512.07-	07/10/2025
4108	RASSMUSSEN'S ACE HARDWA	2025.07	PARK - PAINT AND SUPPLIES (	06/30/2025	14.99-	14.99-	07/10/2025
4108	RASSMUSSEN'S ACE HARDWA	2025.07	PARK - PAINT AND SUPPLIES (	06/30/2025	42.96-	42.96-	07/10/2025
4108	RASSMUSSEN'S ACE HARDWA	2025.07	PARK - PAINT AND SUPPLIES (	06/30/2025	359.60	359.60	07/10/2025
3387	TRIPLE S AGRICULTURE	29295	PARKS - HYDRANT	06/30/2025	185.00	185.00	07/10/2025
3650	VALLEY BUILDERS	2507-341876	PARK - PAINT	06/30/2025	14.82	14.82	07/10/2025
3650	VALLEY BUILDERS	2507-341876	PARK	06/30/2025	41.59	41.59	07/10/2025
3650	VALLEY BUILDERS	2507-341876	PARK	06/30/2025	27.35	27.35	07/10/2025
3650	VALLEY BUILDERS	2507-341876	PARK - PIONEER CABIN	06/30/2025	47.99	47.99	07/10/2025
3650	VALLEY BUILDERS	2507-341876	CREDIT	06/30/2025	55.57-	55.57-	07/10/2025
Total 10-70-25:					3,670.82	3,670.82	
<b>10-70-26</b>							
4142	FOX PAINTING	20230694	PARK - CANOPY PAINTED AT G	06/30/2025	4,500.00	4,500.00	07/09/2025
Total 10-70-26:					4,500.00	4,500.00	
<b>10-70-29</b>							
2685	ROCKY MOUNTAIN POWER	2025.07.66589	PARKS AND CEMETERY - MAY 2	06/11/2025	123.76	123.76	07/02/2025
Total 10-70-29:					123.76	123.76	
<b>10-70-40</b>							
1315	GUNNISON IMPLEMENT CO	17274	PARKS AND CEMETERY FUEL	06/30/2025	254.99	254.99	07/10/2025
Total 10-70-40:					254.99	254.99	
<b>10-70-50</b>							
4001	DESTROY NAY	2025.07	PARK - ROCK WALL PAINTING	06/30/2025	2,000.00	2,000.00	07/02/2025
4138	MOUNTAIN PEAK LAND MANAG	609	PARKS - CAPITAL OUTLAY	07/01/2025	12,006.50	12,006.50	07/01/2025
Total 10-70-50:					14,006.50	14,006.50	
<b>10-70-51</b>							
135	ANDY COX ELECTRIC LLC	02587	PARK - CAPITOL OUTLAY IMPR	06/30/2025	9,067.98	9,067.98	06/30/2025



Vendor	Vendor Name	Invoice Number	Description	Invoice Date	Net Invoice Amount	Amount Paid	Date Paid
Total 10-70-51:					9,067.98	9,067.98	
<b>10-70-52</b>							
31	AMAZON BUSINESS	14G9-PD6Q-C	PARKS - BALLPARK CARABINE	06/30/2025	112.08	112.08	07/02/2025
31	AMAZON BUSINESS	1L1W-YYP6-N	PARKS - CAPITAL OUTLAY BALL	06/16/2025	251.35	251.35	06/19/2025
1315	GUNNISON IMPLEMENT CO	17274	PARK - BALLFIELD	06/30/2025	114.99	114.99	07/10/2025
4108	RASSMUSSEN'S ACE HARDWA	2025.07	PARK - BALLFIELD NETTING (D	06/30/2025	25.15	25.15	07/10/2025
4108	RASSMUSSEN'S ACE HARDWA	2025.07	PARK - BALLFIELD	06/30/2025	71.10	71.10	07/10/2025
4108	RASSMUSSEN'S ACE HARDWA	2025.07	PARK - BALLFIELD	06/30/2025	11.13	11.13	07/10/2025
4108	RASSMUSSEN'S ACE HARDWA	2025.07	PARK - BALLFIELD NETTING	06/30/2025	6.83	6.83	07/10/2025
4108	RASSMUSSEN'S ACE HARDWA	2025.07	PARK - BALLFIELD	06/30/2025	31.99	31.99	07/10/2025
4108	RASSMUSSEN'S ACE HARDWA	2025.07	PARK - BALLFIELD	06/30/2025	11.50	11.50	07/10/2025
4108	RASSMUSSEN'S ACE HARDWA	2025.07	PARK - BALLFIELD NETTING	06/30/2025	9.52	9.52	07/10/2025
4048	UNITED RENTALS	249501591-00	BALLFIELD SCISSOR LIFT	06/20/2025	1,403.68	1,403.68	07/10/2025
3650	VALLEY BUILDERS	2507-341876	BALL PARK	06/30/2025	53.03	53.03	07/10/2025
Total 10-70-52:					2,102.35	2,102.35	
<b>10-75-21</b>							
31	AMAZON BUSINESS	16GF-F46Q-Q	LIBRARY-ASSORTED BOOKS	06/28/2025	38.26	38.26	07/02/2025
31	AMAZON BUSINESS	1DH6-C6RV-G	LIBRARY-ASSORTED BOOKS	06/18/2025	122.84	122.84	07/02/2025
31	AMAZON BUSINESS	1TC1-QFL4-93	LIBRARY-ASSORTED BOOKS	07/02/2025	15.98	15.98	07/10/2025
31	AMAZON BUSINESS	1VXX-CTD4-77	LIBRARY-ASSORTED BOOKS	06/14/2025	73.30	73.30	06/19/2025
31	AMAZON BUSINESS	1Y7D-VF7W-4	LIBRARY - ASSORTED BOOKS	06/18/2025	590.02	590.02	07/02/2025
31	AMAZON BUSINESS	1YV3-9GTG-K	LIBRARY-ASSORTED BOOKS	06/20/2025	7.99	7.99	07/02/2025
31	AMAZON BUSINESS	1YV9-KN HK-F	LIBRARY-ASSORTED BOOKS	06/18/2025	9.64	9.64	07/02/2025
2170	MICRO MARKETING LLC	983237	LIBRARY-	06/17/2025	24.60	24.60	07/02/2025
2170	MICRO MARKETING LLC	983382	LIBRARY-	06/17/2025	97.52	97.52	07/02/2025
2170	MICRO MARKETING LLC	983570	LIBRARY- BOOKS	06/19/2025	45.99	45.99	07/02/2025
2170	MICRO MARKETING LLC	983766	LIBRARY-	06/24/2025	31.96	31.96	07/10/2025
2170	MICRO MARKETING LLC	983863	LIBRARY-	06/24/2025	153.56	153.56	07/10/2025
2170	MICRO MARKETING LLC	984217	LIBRARY-	06/30/2025	96.95	96.95	07/10/2025
3833	OVERDRIVE, INC	CD015062520	LIBRARY - SUBSCRIPTION	07/01/2025	649.00	649.00	07/10/2025
3220	TASTE OF HOME	2025.06	LIBRARY- 1 YEAR SUBSCRIPTI	06/18/2025	13.88	13.88	06/19/2025
3270	THE LIBRARY STORE, INC.	743900	LIBRARY - LABELS	06/24/2025	108.89	108.89	07/02/2025
3675	VERIZON WIRELESS	2025.07	LIBRARY	06/28/2025	88.98	88.98	07/10/2025
Total 10-75-21:					2,169.36	2,169.36	
<b>10-75-28</b>							
1300	GTELCO	2025.07.00058	LIBRARY - JULY 2025	07/01/2025	101.78	101.78	07/02/2025
Total 10-75-28:					101.78	101.78	
<b>10-75-31</b>							
998	DYNAMIC INTEGRATIONS, LLC	INV-10881	LIBRARY - JUNE 2025	07/01/2025	420.00	420.00	07/02/2025
1970	LES OLSON COMPANY	EA1566438	LIBRARY - 05/23/2025-06/22/202	06/30/2025	103.30	103.30	07/10/2025
Total 10-75-31:					523.30	523.30	
<b>10-75-61</b>							
31	AMAZON BUSINESS	19FW-QCP7-9	LIBRARY-ASSORTED BOOKS	07/02/2025	45.06	45.06	07/10/2025
31	AMAZON BUSINESS	1LCW-KC4X-H	LIBRARY-ASSORTED BOOKS	07/07/2025	83.39	83.39	07/10/2025
31	AMAZON BUSINESS	1LDQ-N6VR-G	LIBRARY-ASSORTED BOOKS	07/07/2025	32.99	32.99	07/10/2025
31	AMAZON BUSINESS	1MVX-WHW6-	LIBRARY-ASSORTED BOOKS	06/16/2025	43.33	43.33	06/19/2025

Vendor	Vendor Name	Invoice Number	Description	Invoice Date	Net Invoice Amount	Amount Paid	Date Paid
Total 10-75-61:					204.77	204.77	
<b>10-76-30</b>							
2685	ROCKY MOUNTAIN POWER	2025.07.66589	RODEO - MAY 2025	06/11/2025	10.89	10.89	07/02/2025
Total 10-76-30:					10.89	10.89	
<b>10-76-35</b>							
570	CENTERFIELD CITY	2025.07.12345	REC DEPT. - JUNE RAP TAX	07/02/2025	3,481.02	3,481.02	07/02/2025
Total 10-76-35:					3,481.02	3,481.02	
<b>10-78-29</b>							
2685	ROCKY MOUNTAIN POWER	2025.07.66589	AIRPORT - MAY 2025	06/11/2025	132.88	132.88	07/02/2025
Total 10-78-29:					132.88	132.88	
<b>10-78-61</b>							
2335	ON THE GO	43129	AIRPORT - MONTHLY EVERY O	06/30/2025	95.00	95.00	07/10/2025
Total 10-78-61:					95.00	95.00	
<b>10-78-65</b>							
1455	HERMANSEN'S MILL	H234845	AIRPORT - CORNERSTONE	06/17/2025	75.00	75.00	07/10/2025
1455	HERMANSEN'S MILL	H234887	AIRPORT - CORNERSTONE	06/18/2025	75.00	75.00	07/10/2025
Total 10-78-65:					150.00	150.00	
<b>11-61-25</b>							
4138	MOUNTAIN PEAK LAND MANAG	609	CLASS C ROADS -	07/01/2025	13,320.00	13,320.00	07/01/2025
2550	RASMUSSEN EXCAVATION L.L.	3564	CLASS ROADS - MAN HOLES	06/30/2025	3,349.50	3,349.50	07/02/2025
Total 11-61-25:					16,669.50	16,669.50	
<b>21-40-22</b>							
3996	CINTAS CORPORATION	5277825401	POOL- HARD SURFACE DISINF	06/26/2025	15.86	15.86	07/02/2025
3996	CINTAS CORPORATION	9327376146	POOL- 3 AED AGREEMENT	06/30/2025	126.00	126.00	07/02/2025
Total 21-40-22:					141.86	141.86	
<b>21-40-24</b>							
4090	COPY STATION	5676	POOL - COPIES	06/07/2025	7.13	7.13	06/19/2025
Total 21-40-24:					7.13	7.13	
<b>21-40-25</b>							
4108	RASSMUSSEN'S ACE HARDWA	2025.07	POOL - SUPPLIES	06/30/2025	6.98	6.98	07/10/2025
Total 21-40-25:					6.98	6.98	
<b>21-40-28</b>							
1300	GTELCO	2025.07.00057	POOL - JULY 2025	07/01/2025	104.72	104.72	07/02/2025
Total 21-40-28:					104.72	104.72	
<b>21-40-29</b>							
2685	ROCKY MOUNTAIN POWER	2025.07.66589	POOL - MAY 2025	06/11/2025	1,924.02	1,924.02	07/02/2025

Vendor	Vendor Name	Invoice Number	Description	Invoice Date	Net Invoice Amount	Amount Paid	Date Paid
Total 21-40-29:					1,924.02	1,924.02	
<b>21-40-31</b>							
145	AMERICAN RED CROSS	22850750	POOL- LIFEGUARD RECERTIFI	05/31/2025	94.00	94.00	06/19/2025
145	AMERICAN RED CROSS	22854711	POOL- LIFEGUARD RECERTIFI	06/11/2025	47.00	47.00	06/19/2025
Total 21-40-31:					141.00	141.00	
<b>21-40-33</b>							
998	DYNAMIC INTEGRATIONS, LLC	INV-10881	POOL - JUNE 2025	07/01/2025	240.00	240.00	07/02/2025
Total 21-40-33:					240.00	240.00	
<b>21-40-40</b>							
4108	RASSMUSSEN'S ACE HARDWA	2025.07	POOL - EQUIPMENT	06/30/2025	549.00	549.00	07/10/2025
4108	RASSMUSSEN'S ACE HARDWA	2025.07	POOL - EQUIPMENT	06/30/2025	46.48	46.48	07/10/2025
4108	RASSMUSSEN'S ACE HARDWA	2025.07	POOL - CREDIT FOR RETURNE	06/30/2025	549.00-	549.00-	07/10/2025
4108	RASSMUSSEN'S ACE HARDWA	2025.07	POOL - EQUIPMENT	06/30/2025	37.99	37.99	07/10/2025
Total 21-40-40:					84.47	84.47	
<b>21-40-41</b>							
3650	VALLEY BUILDERS	2507-341876	POOL - SUPPLIES	06/30/2025	159.72	159.72	07/10/2025
Total 21-40-41:					159.72	159.72	
<b>21-40-42</b>							
590	CENTRAL UTAH PUBLIC HEALT	2025.05.31.PO	PUBLIC WATER SAMPLE MAY	05/31/2025	60.00	60.00	06/19/2025
Total 21-40-42:					60.00	60.00	
<b>22-40-21</b>							
1315	GUNNISON IMPLEMENT CO	17274	FIRE - FUEL	06/30/2025	509.97	509.97	07/10/2025
1635	Jed Hansen	2025.07	FIRE- FUEL CANS	07/02/2025	37.30	37.30	07/02/2025
Total 22-40-21:					547.27	547.27	
<b>22-40-22</b>							
3065	SOUTH SANPETE PACK	30025	FIRE- STEAK JUNE 2025	07/02/2025	366.00	366.00	07/02/2025
Total 22-40-22:					366.00	366.00	
<b>22-40-25</b>							
1315	GUNNISON IMPLEMENT CO	17274	FIRE - EQUIPMENT	06/30/2025	5.79	5.79	07/10/2025
1315	GUNNISON IMPLEMENT CO	17274	FIRE - EQUIPMENT	06/30/2025	280.00	280.00	07/10/2025
1315	GUNNISON IMPLEMENT CO	17274	FIRE - EQUIPMENT AND SUPPLI	06/30/2025	21.99	21.99	07/10/2025
1890	L.N. CURTIS & SONS	INV959112	FIRE-	06/16/2025	77.68	77.68	07/02/2025
4108	RASSMUSSEN'S ACE HARDWA	2025.07	FIRE - CHARGER	06/30/2025	47.98	47.98	07/10/2025
4108	RASSMUSSEN'S ACE HARDWA	2025.07	FIRE - TORCH	06/30/2025	17.99	17.99	07/10/2025
Total 22-40-25:					451.43	451.43	
<b>22-40-28</b>							
1300	GTELCO	2025.07.00058	FIRE - JULY 2025	07/01/2025	97.46	97.46	07/02/2025
Total 22-40-28:					97.46	97.46	

Vendor	Vendor Name	Invoice Number	Description	Invoice Date	Net Invoice Amount	Amount Paid	Date Paid
<b>22-40-29</b>							
2685	ROCKY MOUNTAIN POWER	2025.07.66589	FIRE - MAY 2025	06/11/2025	246.57	246.57	07/02/2025
Total 22-40-29:					246.57	246.57	
<b>22-40-66</b>							
1140	MOUNTAIN ALARM FIRE	6619748	FIRE - JULY 2025	07/01/2025	58.32	58.32	07/02/2025
Total 22-40-66:					58.32	58.32	
<b>22-40-67</b>							
3625	UTAH VALLEY UNIVERSITY	AC1424	FIRE- CERTIFICATION EXAMS C	06/23/2025	40.00	40.00	07/02/2025
Total 22-40-67:					40.00	40.00	
<b>22-40-70</b>							
998	DYNAMIC INTEGRATIONS, LLC	INV-10881	FIRE - JUNE 2025	07/01/2025	180.00	180.00	07/02/2025
1795	Keddington & Christensen LLC	5330	FIRE - JUNE 2025	07/07/2025	915.00	915.00	07/10/2025
Total 22-40-70:					1,095.00	1,095.00	
<b>22-40-71</b>							
4090	COPY STATION	5676	FIRE - WILDLAND EXPENSE	06/07/2025	41.06	41.06	06/19/2025
Total 22-40-71:					41.06	41.06	
<b>42-40-90</b>							
3590	UTAH STATE DIVISION OF FINA	2025.M1018	LOAN NUMBER M1018	05/31/2025	23,000.00	23,000.00	07/10/2025
Total 42-40-90:					23,000.00	23,000.00	
<b>42-40-91</b>							
3590	UTAH STATE DIVISION OF FINA	2025.B10153	LOAN B1015S	05/31/2025	9,000.00	9,000.00	07/10/2025
Total 42-40-91:					9,000.00	9,000.00	
<b>42-40-92</b>							
3590	UTAH STATE DIVISION OF FINA	2025.B10153	LOAN B1015S	05/31/2025	4,744.63	4,744.63	07/10/2025
3590	UTAH STATE DIVISION OF FINA	2025.M1018	LOAN M1018 FINANCE CHARG	05/31/2025	396.98	396.98	07/10/2025
Total 42-40-92:					5,141.61	5,141.61	
<b>50-40-24</b>							
1300	GTELCO	2025.07.00057	PI - JULY 2025	07/01/2025	27.76	27.76	07/02/2025
Total 50-40-24:					27.76	27.76	
<b>50-40-25</b>							
1315	GUNNISON IMPLEMENT CO	17274	PI - EQUIPMENT AND SUPPLIES	06/30/2025	67.73	67.73	07/10/2025
3650	VALLEY BUILDERS	2507-341876	PI - SUPPLIES	06/30/2025	8.25	8.25	07/10/2025
Total 50-40-25:					75.98	75.98	
<b>50-40-30</b>							
998	DYNAMIC INTEGRATIONS, LLC	INV-10881	PI - JUNE 2025	07/01/2025	135.00	135.00	07/02/2025
Total 50-40-30:					135.00	135.00	

Vendor	Vendor Name	Invoice Number	Description	Invoice Date	Net Invoice Amount	Amount Paid	Date Paid
<b>50-40-75</b>							
1315	GUNNISON IMPLEMENT CO	17274	BEH BROTHERS	06/30/2025	4.78	4.78	07/10/2025
1315	GUNNISON IMPLEMENT CO	17274	BEH BROTHERS	06/30/2025	12.50	12.50	07/10/2025
1315	GUNNISON IMPLEMENT CO	17274	BEH BROTHERS	06/30/2025	99.79	99.79	07/10/2025
1315	GUNNISON IMPLEMENT CO	17274	BEH BROTHERS	06/30/2025	30.34	30.34	07/10/2025
1315	GUNNISON IMPLEMENT CO	17274	BEH BROTHERS	06/30/2025	7.48-	7.48-	07/10/2025
1315	GUNNISON IMPLEMENT CO	17274	PI - SUPPLIES	06/30/2025	1.29	1.29	07/10/2025
Total 50-40-75:					141.22	141.22	
<b>51-81-24</b>							
2445	POSTMASTER	2025.07	WATER- JULY 2025 STATEMENT	07/01/2025	314.07	314.07	07/01/2025
2855	SANPETE MESSENGER	71704	WATER - PUBLIC NOTICE 2024	07/02/2024	1,044.90	1,044.90	07/02/2025
Total 51-81-24:					1,358.97	1,358.97	
<b>51-81-25</b>							
590	CENTRAL UTAH PUBLIC HEALT	2025.05.31.PW	WATER- PUBLIC WATER SAMPL	05/31/2025	175.00	175.00	06/19/2025
625	CHEMTECH-FORD, INC	25F1354	WATER - QUARTERLY ARSENIC	06/26/2025	389.00	389.00	07/02/2025
1315	GUNNISON IMPLEMENT CO	17274	WATER - EQUIPMENT AND SUP	06/30/2025	282.60	282.60	07/10/2025
1315	GUNNISON IMPLEMENT CO	17274	WATER - SUPPLIES	06/30/2025	12.86	12.86	07/10/2025
1315	GUNNISON IMPLEMENT CO	17274	WATER-FUEL	06/30/2025	107.88	107.88	07/10/2025
2895	SCHOLZEN PRODUCTS CO., IN	6916535-00	WATER - FEMALE ADAPTER, M	06/10/2025	3,005.30	3,005.30	07/02/2025
Total 51-81-25:					3,972.64	3,972.64	
<b>51-81-28</b>							
1300	GTELCO	2025.07.00057	WATER - JULY 2025	07/01/2025	222.05	222.05	07/02/2025
Total 51-81-28:					222.05	222.05	
<b>51-81-29</b>							
2685	ROCKY MOUNTAIN POWER	2025.07.66589	WATER - MAY 2025	06/11/2025	6,322.22	6,322.22	07/02/2025
Total 51-81-29:					6,322.22	6,322.22	
<b>51-81-31</b>							
365	BLUE STAKES OF UTAH	UT202501544	WATER- EMAIL NOTIFICATIONS	06/30/2025	150.01	150.01	07/02/2025
998	DYNAMIC INTEGRATIONS, LLC	INV-10881	WATER - JUNE 2025	07/01/2025	165.00	165.00	07/02/2025
1070	ETJ LAW,INC.	3130	WATER - OUTSIDE WATER USE	06/26/2025	325.00	325.00	07/02/2025
1795	Keddington & Christensen LLC	5330	WATER - JUNE 2025	07/07/2025	915.00	915.00	07/10/2025
Total 51-81-31:					1,555.01	1,555.01	
<b>51-81-77</b>							
1070	ETJ LAW,INC.	3094A	WATER- RIGHT AWAY QUESTIO	06/05/2025	325.00	325.00	07/02/2025
Total 51-81-77:					325.00	325.00	
<b>51-81-97</b>							
3815	ZIONS BANK	2025.06	WATER - TRUCK LEASE	06/09/2025	9,189.98	9,189.98	06/19/2025
Total 51-81-97:					9,189.98	9,189.98	
<b>52-82-24</b>							
1300	GTELCO	2025.07.00057	SEWER - JULY 2025	07/01/2025	166.54	166.54	07/02/2025

Vendor	Vendor Name	Invoice Number	Description	Invoice Date	Net Invoice Amount	Amount Paid	Date Paid
Total 52-82-24:					166.54	166.54	
<b>52-82-25</b>							
1315	GUNNISON IMPLEMENT CO	17274	SEWER- FUEL	06/30/2025	107.88	107.88	07/10/2025
2225	MOUNTAINLAND SUPPLY CO	S107087931.0	SEWER - MANHOLE RISER, GR	06/19/2025	1,297.15	1,297.15	07/02/2025
2225	MOUNTAINLAND SUPPLY CO	S107087931.0	SEWER - MANHOLE RISER, GR	06/25/2025	3,214.29	3,214.29	07/10/2025
3650	VALLEY BUILDERS	2507-341876	SEWER	06/30/2025	44.03	44.03	07/10/2025
Total 52-82-25:					4,663.35	4,663.35	
<b>52-82-29</b>							
2685	ROCKY MOUNTAIN POWER	2025.07.66589	SEWER - MAY 2025	06/11/2025	54.75	54.75	07/02/2025
Total 52-82-29:					54.75	54.75	
<b>52-82-31</b>							
998	DYNAMIC INTEGRATIONS, LLC	INV-10881	SEWER - JUNE 2025	07/01/2025	135.00	135.00	07/02/2025
1795	Keddington & Christensen LLC	5330	SEWER - JUNE 2025	07/07/2025	915.00	915.00	07/10/2025
Total 52-82-31:					1,050.00	1,050.00	
<b>52-82-32</b>							
3400	TWIN "D" INC.	792805 RI	SEWER- 2024-25 SS MAINTENA	06/27/2025	39,987.38	39,987.38	07/02/2025
Total 52-82-32:					39,987.38	39,987.38	
<b>52-82-97</b>							
3815	ZIONS BANK	2025.06	SEWER - LEASE PAYMENT	06/09/2025	9,189.97	9,189.97	06/19/2025
Total 52-82-97:					9,189.97	9,189.97	
<b>53-83-90</b>							
3590	UTAH STATE DIVISION OF FINA	2025.M1305	LOAN M1305 FINANCE CHARG	05/31/2025	155.35	155.35	07/10/2025
Total 53-83-90:					155.35	155.35	
<b>53-83-91</b>							
3590	UTAH STATE DIVISION OF FINA	2025.M1305	LOAN M1305	05/31/2025	9,000.00	9,000.00	07/10/2025
Total 53-83-91:					9,000.00	9,000.00	
Grand Totals:					400,218.94	400,218.94	

Vendor	Vendor Name	Invoice Number	Description	Invoice Date	Net Invoice Amount	Amount Paid	Date Paid
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Dated: \_\_\_\_\_

Mayor: \_\_\_\_\_

City Council: \_\_\_\_\_

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City Recorder: \_\_\_\_\_

Report Criteria:

- Detail report.
- Invoices with totals above \$0.00 included.
- Paid and unpaid invoices included.

GUNNISON CITY CORPORATION  
COMBINED CASH INVESTMENT  
JUNE 30, 2025

COMBINED CASH ACCOUNTS

01-1111	CASH IN CHECKING - GENERAL	195,752.70
01-1112	XPRESS DEPOSIT ACCOUNT	16,702.64
01-1131	PETTY CASH	178.00
01-1152	GENERAL FUND #2 - PTIF 8566	1,854,922.01
		<hr/>
	TOTAL COMBINED CASH	2,067,555.35
01-1010	CASH ALLOCATION TO OTHER FUNDS	( 2,061,178.89)
		<hr/>
TOTAL UNALLOCATED CASH		6,376.46
		<hr/> <hr/>

CASH ALLOCATION RECONCILIATION

10	ALLOCATION TO GENERAL FUND	( 13,428.34)
11	ALLOCATION TO B&C ROAD FUND	12,423.01
21	ALLOCATION TO SPECIAL REVENUE FUND - POOL	79,356.49
22	ALLOCATION TO SPECIAL REVENUE FUND - FIRE	14,947.81
42	ALLOCATION TO MUNICIPAL BUILDING AUTHORITY	3,882.15
50	ALLOCATION TO PRESSURIZED IRRIGATION FUND	( 259,556.81)
51	ALLOCATION TO WATER FUND	480,606.98
52	ALLOCATION TO SEWER FUND	1,692,267.38
53	ALLOCATION TO STORM WATER FUND	( 4,907.06)
56	ALLOCATION TO WATER IMPACT FEE FUND	74,954.64
57	ALLOCATION TO SEWER IMPACT FEE FUND	( 24,824.86)
79	ALLOCATION TO FUND 79	5,457.50
		<hr/>
	TOTAL ALLOCATIONS TO OTHER FUNDS	2,061,178.89
	ALLOCATION FROM COMBINED CASH FUND - 01-1010	( 2,061,178.89)
		<hr/>
ZERO PROOF IF ALLOCATIONS BALANCE		.00
		<hr/> <hr/>



## GUNNISON CITY CORPORATION

## BALANCE SHEET

JUNE 30, 2025

## GENERAL FUND

ASSETS

10-1010	CASH ALLOCATION-COMBINED FUND	(	13,428.34)	
10-1020	CASH ZIONS BANK		3,857.71	
10-1030	SB OF SU G HILL BK ACCT		4,858.57	
10-1035	SB OF SU BALLPARK ACCT		73,362.95	
10-1139	SBSU BOND RESERVE MONEY MARKET		32,337.30	
10-1140	SBSU AIRPORT SAVINGS		18,329.20	
10-1149	2012 SLS TX MAIN RES PTIF 8076		24,572.80	
10-1151	CASH PTIF #8075 TPA 2050 GRANT		27,146.67	
10-1170	RIVERWALK BOND PTIF #5896		15,359.96	
10-1174	MAIN STREET - 8560 PTIF		108,546.89	
10-1311	ACCOUNTS REC - FIRE ASSESSMENT		2,864.73	
10-1312	ALLOWANCE/UNCOLLECTIBLE ACCTS.	(	2,300.00)	
10-1313	ACCOUNTS RECEIVABLE - GARBAGE		18,834.88	
10-1316	ACCOUNTS REC - MAIN ST		2,891.33	
10-1411	DUE FROM OTHER GOV. UNITS		228,157.40	
10-1450	TAXES RECEIVABLE - GASB 33		259,000.00	
10-1567	G-HILL PREPAID LAND LEASE		19,500.00	
TOTAL ASSETS				823,892.05

LIABILITIES AND EQUITYLIABILITIES

10-2132	AP AUDIT ONLY		8,585.89	
10-2150	PAYROLL CLEARING ACCOUNT		29,072.40	
10-2221	FICA AND FED WH PAYABLE	(	872.57)	
10-2223	STATE WITHHOLDING PAYABLE		5,397.70	
10-2225	RETIREMENT PAYABLE		11,940.30	
10-2229	INS PAYABLE-WASH/ULGT EMPLOYEE		258.70	
10-2231	HEALTH/DENTAL PAYABLE		13,136.33	
10-2232	LIFE & DISABILITY PAYABLE-PEHP		122.79	
10-2243	WORKMENS COMPENSATION PAYABLE	(	255.41)	
10-2244	DEFERRED REVENUE - GASB 33		259,000.00	
10-2245	DEFERRED REVENUE -OTHER		41,186.25	
10-2248	DEFERRED ROAD ASSESSMENT		9,126.00	
10-2250	COURT TRUST ACCOUNT		3,980.00	
TOTAL LIABILITIES				380,678.38

FUND EQUITY

UNAPPROPRIATED FUND BALANCE:				
10-2980	BALANCE BEGINNING OF YEAR		763,795.47	
	REVENUE OVER EXPENDITURES - YTD	(	320,581.80)	
BALANCE - CURRENT DATE			443,213.67	
TOTAL FUND EQUITY				443,213.67

GUNNISON CITY CORPORATION  
BALANCE SHEET  
JUNE 30, 2025  
  
GENERAL FUND

TOTAL LIABILITIES AND EQUITY

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823,892.05

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GUNNISON CITY CORPORATION  
REVENUES WITH COMPARISON TO BUDGET  
FOR THE 12 MONTHS ENDING JUNE 30, 2025

GENERAL FUND

	PERIOD ACTUAL	YTD ACTUAL	BUDGET	UNEARNED	PCNT
<u>TAXES</u>					
10-31-05 PROPERTY TAX - LIBRARY TAXES	.00	18,357.00	18,051.00	( 306.00)	101.7
10-31-10 PROPERTY TAX - CURRENT YEAR	.00	170,134.77	250,000.00	79,865.23	68.1
10-31-20 PROPERTY TAXE -PRIOR YEARS/DEL	.00	12,507.28	.00	( 12,507.28)	.0
10-31-21 PERPERTY TAX - INTEREST	.00	2,147.36	.00	( 2,147.36)	.0
10-31-22 PROPERTY TAX - PERSONAL	.00	64,109.55	.00	( 64,109.55)	.0
10-31-23 PROPERTY TAX - CIRCUIT	.00	1,072.03	.00	( 1,072.03)	.0
10-31-30 GENERAL SALES AND USE TAXES	60,209.88	820,913.24	824,350.00	3,436.76	99.6
10-31-35 PROPERTY TAX - MOTOR VEHICLE	.00	22,241.82	.00	( 22,241.82)	.0
10-31-50 RAP TAX	3,481.02	47,323.15	49,000.00	1,676.85	96.6
TOTAL TAXES	63,690.90	1,158,806.20	1,141,401.00	( 17,405.20)	101.5
<u>LICENSES AND PERMITS</u>					
10-32-10 BUSINESS LICENSES	( 2,240.00)	4,641.96	5,000.00	358.04	92.8
10-32-25 DOG LICENSES	70.00	770.00	700.00	( 70.00)	110.0
10-32-26 DOG RECLAMATION FEES	50.00	125.00	100.00	( 25.00)	125.0
TOTAL LICENSES AND PERMITS	( 2,120.00)	5,536.96	5,800.00	263.04	95.5
<u>INTERGOVERNMENTAL</u>					
10-33-45 STATE LIBRARY GRANTS	.00	5,315.00	4,200.00	( 1,115.00)	126.6
10-33-50 LOCAL FIRE SERVICES	1,566.56	42,029.56	42,000.00	( 29.56)	100.1
10-33-58 STATE LIQUOR FUND ALLOTMENT	.00	3,784.52	3,500.00	( 284.52)	108.1
10-33-85 UDOT GRANT - TRAIL	.00	101,300.00	170,000.00	68,700.00	59.6
10-33-86 CDBG GRANT - BALLFIELDS	.00	54,156.00	54,156.00	.00	100.0
10-33-87 UORG GRANT - G HILL	.00	195,213.75	234,000.00	38,786.25	83.4
10-33-89 SANPETE COUNTY GRANT	.00	7,500.00	.00	( 7,500.00)	.0
TOTAL INTERGOVERNMENTAL	1,566.56	409,298.83	507,856.00	98,557.17	80.6

GUNNISON CITY CORPORATION  
REVENUES WITH COMPARISON TO BUDGET  
FOR THE 12 MONTHS ENDING JUNE 30, 2025

GENERAL FUND

	PERIOD ACTUAL	YTD ACTUAL	BUDGET	UNEARNED	PCNT
<u>CHARGES FOR SERVICES</u>					
10-34-12 LIBRARY FINES	.00	101.00	100.00	( 1.00)	101.0
10-34-13 LIBRARY DONATIONS	20.00	1,467.70	.00	( 1,467.70)	.0
10-34-14 LIBRARY - CENTERFIELD DONATION	.00	1,800.00	1,800.00	.00	100.0
10-34-15 LIBRARY - FAYETTE DONATION	.00	150.00	150.00	.00	100.0
10-34-16 LIBRARY PATRON USER FEES	60.00	402.25	200.00	( 202.25)	201.1
10-34-17 LIBRARY COPIES	69.30	852.65	800.00	( 52.65)	106.6
10-34-18 LIBRARY MAYFILED DONATION	.00	250.00	250.00	.00	100.0
10-34-19 FRIENDS OF THE LIBRARY	.00	.00	500.00	500.00	.0
10-34-20 LIBRARY BOOK SLAES	.00	.00	1,000.00	1,000.00	.0
10-34-42 STREET LIGHT FEE	761.00	4,701.39	.00	( 4,701.39)	.0
10-34-43 WASTE COLLECTION CHARGES	12,822.35	138,269.18	140,000.00	1,730.82	98.8
10-34-45 COUNTY LANDFILL FEE	.00	14,635.44	.00	( 14,635.44)	.0
10-34-57 JULY 4TH MISC REVENUE	4,185.00	13,078.52	4,000.00	( 9,078.52)	327.0
10-34-60 PLANNING COMMISSION FEES	150.00	3,150.00	2,750.00	( 400.00)	114.6
10-34-61 BUILDING PERMITS	150.00	3,630.00	1,000.00	( 2,630.00)	363.0
10-34-74 PARK RENTAL	180.00	3,111.55	1,700.00	( 1,411.55)	183.0
10-34-81 SALE OF CEMETERY LOTS	.00	600.00	2,750.00	2,150.00	21.8
10-34-83 OPENING & CLOSING FEES	1,000.00	2,850.00	3,200.00	350.00	89.1
10-34-91 RENTAL INCOME - POLICE DEPT	.00	8,400.00	8,400.00	.00	100.0
TOTAL CHARGES FOR SERVICES	19,397.65	197,449.68	168,600.00	( 28,849.68)	117.1
<u>FINES AND FORFEITURES</u>					
10-35-10 COURT FINES & BAIL FORFEITURES	4,357.90	42,026.39	34,000.00	( 8,026.39)	123.6
10-35-12 SMALL CLAIMS	.00	.00	100.00	100.00	.0
10-35-90 MISCELLANEOUS COURT REVENUE	.00	4.13	.00	( 4.13)	.0
TOTAL FINES AND FORFEITURES	4,357.90	42,030.52	34,100.00	( 7,930.52)	123.3
<u>OTHER FEES</u>					
10-36-20 CITY HALL RENTAL FEES	.00	650.00	1,500.00	850.00	43.3
10-36-25 CABLE TV LAND LEASE FEE	780.30	9,343.24	12,000.00	2,656.76	77.9
10-36-40 MAIN STREET FEE	2,239.66	27,567.94	26,500.00	( 1,067.94)	104.0
TOTAL OTHER FEES	3,019.96	37,561.18	40,000.00	2,438.82	93.9
<u>AIRPORT REVENUE</u>					
10-37-30 AIRPORT REIMBURSEMENT - SALINA	.00	4,239.32	.00	( 4,239.32)	.0
10-37-40 AIRPORT USERS UTILITY CHARGE	.00	200.00	3,300.00	3,100.00	6.1
TOTAL AIRPORT REVENUE	.00	4,439.32	3,300.00	( 1,139.32)	134.5

GUNNISON CITY CORPORATION  
REVENUES WITH COMPARISON TO BUDGET  
FOR THE 12 MONTHS ENDING JUNE 30, 2025

GENERAL FUND

	PERIOD ACTUAL	YTD ACTUAL	BUDGET	UNEARNED	PCNT
<u>MISCELLANEOUS</u>					
10-38-10 INTEREST EARNINGS	7,328.75	104,274.25	98,670.00	( 5,604.25)	105.7
10-38-75 DONATIONS - BALL FIELDS	.00	27,500.00	.00	( 27,500.00)	.0
10-38-76 DONATIONS	.00	40,031.00	22,000.00	( 18,031.00)	182.0
10-38-77 DONATIONS-4TH OF JULY CONCERT	.00	500.00	.00	( 500.00)	.0
10-38-90 SUNDRY REVENUES	47,464.33	55,429.10	5,000.00	( 50,429.10)	1108.6
10-38-92 TRANSFER IN	.00	157,973.63	162,689.00	4,715.37	97.1
10-38-94 TRANSFER IN - WATER USAGE	.00	82,500.00	90,000.00	7,500.00	91.7
10-38-99 USE OF FUND BALANCE/CARRYOVERS	.00	.00	281,111.00	281,111.00	.0
TOTAL MISCELLANEOUS	54,793.08	468,207.98	659,470.00	191,262.02	71.0
TOTAL FUND REVENUE	144,706.05	2,323,330.67	2,560,527.00	237,196.33	90.7

GUNNISON CITY CORPORATION  
EXPENDITURES WITH COMPARISON TO BUDGET  
FOR THE 12 MONTHS ENDING JUNE 30, 2025

GENERAL FUND

	PERIOD ACTUAL	YTD ACTUAL	BUDGET	UNEXPENDED	PCNT
<u>COUNCIL</u>					
10-41-11 SALARIES AND WAGES	8,620.15	51,237.28	50,350.00	( 887.28)	101.8
10-41-13 EMPLOYEE BENEFITS	1,498.29	8,315.13	6,700.00	( 1,615.13)	124.1
10-41-21 BOOKS, SUBSCRIP. & MEMBERSHIPS	15.99	784.07	1,200.00	415.93	65.3
10-41-22 TRAINING	.00	5,260.55	5,000.00	( 260.55)	105.2
10-41-23 TRAVEL	499.80	5,656.00	8,000.00	2,344.00	70.7
10-41-24 OFFICE EXP, SUPPLIES & POSTAGE	.00	2,751.79	4,000.00	1,248.21	68.8
10-41-31 PROFESSIONAL & TECH. SERVICES	2,400.00	10,945.55	15,000.00	4,054.45	73.0
10-41-51 INSURANCE	.00	15,632.50	10,000.00	( 5,632.50)	156.3
10-41-52 INSURANCE - LIABILITY	.00	3,465.00	11,000.00	7,535.00	31.5
10-41-54 CONTRIBUTIONS	.00	3,455.00	3,000.00	( 455.00)	115.2
10-41-60 ACKNOWLEDGEMENT/GIFTS	.00	940.56	2,500.00	1,559.44	37.6
10-41-61 MISCELLANEOUS SUPPLIES	.00	1,586.00	1,500.00	( 86.00)	105.7
10-41-70 MISS GUNNISON	.00	1,500.00	1,500.00	.00	100.0
TOTAL COUNCIL	13,034.23	111,529.43	119,750.00	8,220.57	93.1

COURT

10-42-11 SALARIES & WAGES	2,780.64	19,883.84	21,500.00	1,616.16	92.5
10-42-13 EMPLOYEE BENEFITS	488.86	3,186.06	3,550.00	363.94	89.8
10-42-21 BOOKS, SUBSCRIP. & MEMBERSHIPS	.00	15.99	500.00	484.01	3.2
10-42-23 TRAVEL	.00	.00	400.00	400.00	.0
10-42-24 OFFICE EXP, SUPPLIES & POSTAGE	.00	540.58	500.00	( 40.58)	108.1
10-42-28 TELEPHONE	100.91	1,095.68	1,500.00	404.32	73.1
10-42-31 PROFESSIONAL & TECHNICAL	2,646.10	13,654.97	12,000.00	( 1,654.97)	113.8
10-42-33 EDUCATION	.00	.00	200.00	200.00	.0
10-42-40 STATE SURCHARGE	3,385.72	14,300.08	12,000.00	( 2,300.08)	119.2
TOTAL COURT	9,402.23	52,677.20	52,150.00	( 527.20)	101.0

PLANNING COMMISSION

10-43-11 SALARIES AND WAGES	277.47	11,454.81	16,200.00	4,745.19	70.7
10-43-13 EMPLOYEE BENEFITS	( 389.73)	6,001.80	7,550.00	1,548.20	79.5
10-43-21 BOOKS, SUBSCRIP. & MEMBERSHIPS	746.00	1,508.99	750.00	( 758.99)	201.2
10-43-22 TRAINING	.00	18.22	850.00	831.78	2.1
10-43-23 TRAVEL	155.40	155.40	3,750.00	3,594.60	4.1
10-43-25 PLANNING/ZONING NOTICES	.00	.00	400.00	400.00	.0
10-43-31 PROFESSIONAL & TECH. SERVICES	885.40	39,251.95	30,000.00	( 9,251.95)	130.8
TOTAL PLANNING COMMISSION	1,674.54	58,391.17	59,500.00	1,108.83	98.1

GUNNISON CITY CORPORATION  
EXPENDITURES WITH COMPARISON TO BUDGET  
FOR THE 12 MONTHS ENDING JUNE 30, 2025

GENERAL FUND

	PERIOD ACTUAL	YTD ACTUAL	BUDGET	UNEXPENDED	PCNT
<u>RECORDER/ADMINISTRATIVE</u>					
10-49-11 SALARIES AND WAGES	5,769.63	56,493.47	60,600.00	4,106.53	93.2
10-49-13 EMPLOYEE BENEFITS	3,312.60	38,149.32	40,900.00	2,750.68	93.3
10-49-21 BOOKS, SUBSCRIP. & MEMBERSHIPS	649.60	3,538.59	3,900.00	361.41	90.7
10-49-23 TRAVEL	350.43	6,081.29	7,320.00	1,238.71	83.1
10-49-24 OFFICE EXP, SUPPLIES & POSTAGE	807.48	16,477.53	16,000.00	( 477.53)	103.0
10-49-25 NOTICES	.00	.00	500.00	500.00	.0
10-49-31 ELECTION JUDGES	.00	965.78	.00	( 965.78)	.0
10-49-32 AUDIT	.00	6,950.00	7,000.00	50.00	99.3
10-49-33 EDUCATION	.00	1,210.00	3,000.00	1,790.00	40.3
10-49-34 PROFESSIONAL & TECH. SERVICES	6,685.29	32,535.96	25,000.00	( 7,535.96)	130.1
10-49-40 ADMIN FUEL	29.18	399.74	.00	( 399.74)	.0
10-49-41 VEHICLE MAINTENANCE	.00	496.29	.00	( 496.29)	.0
10-49-60 SAFETY AND WELLNESS PROGRAM	.00	4,869.12	14,000.00	9,130.88	34.8
10-49-62 CLAIMS/DAMAGES EXP	.00	1,400.00	1,400.00	.00	100.0
TOTAL RECORDER/ADMINISTRATIVE	17,604.21	169,567.09	179,620.00	10,052.91	94.4
<u>CITY HALL</u>					
10-51-11 SALARIES & WAGES	2,606.89	25,250.52	25,600.00	349.48	98.6
10-51-13 EMPLOYEE BENEFITS	1,450.06	19,529.22	22,400.00	2,870.78	87.2
10-51-25 EQUIPMENT - SUPPLIES & MAINT.	399.73	6,027.77	5,000.00	( 1,027.77)	120.6
10-51-26 BUILDINGS AND GROUNDS	2,319.31	13,898.74	9,000.00	( 4,898.74)	154.4
10-51-28 TELEPHONE	138.40	3,436.11	6,000.00	2,563.89	57.3
10-51-29 POWER	1,428.31	12,380.50	14,000.00	1,619.50	88.4
10-51-30 HEATING FUEL	774.91	11,035.12	17,000.00	5,964.88	64.9
10-51-40 CLEANING COSTS AND SUPPLIES	.00	2,033.39	2,000.00	( 33.39)	101.7
10-51-74 CAPITAL OUTLAY	.00	11,000.00	65,000.00	54,000.00	16.9
10-51-80 RENTAL - BUILDING BOND	.00	77,068.75	84,075.00	7,006.25	91.7
TOTAL CITY HALL	9,117.61	181,660.12	250,075.00	68,414.88	72.6
<u>MAINTENANCE BUILDING</u>					
10-52-29 POWER	34.41	1,742.60	4,500.00	2,757.40	38.7
10-52-30 HEATING FUEL	84.39	3,522.51	4,500.00	977.49	78.3
10-52-61 MISCELLANEOUS SUPPLIES	.00	514.47	2,500.00	1,985.53	20.6
TOTAL MAINTENANCE BUILDING	118.80	5,779.58	11,500.00	5,720.42	50.3

GUNNISON CITY CORPORATION  
EXPENDITURES WITH COMPARISON TO BUDGET  
FOR THE 12 MONTHS ENDING JUNE 30, 2025

GENERAL FUND

	PERIOD ACTUAL	YTD ACTUAL	BUDGET	UNEXPENDED	PCNT
<u>POLICE</u>					
10-54-15 CONTRIBUTIONS TO G.V.P.D	.00	486,131.20	486,138.00	6.80	100.0
10-54-16 RESOURCE OFFICER	.00	24,460.36	24,618.00	157.64	99.4
10-54-24 OFFICE EXP, SUPPLIES & POSTAGE	.00	276.91	500.00	223.09	55.4
10-54-28 TELEPHONE	155.09	1,934.12	2,000.00	65.88	96.7
10-54-31 PROFESSIONAL & TECH. SERVICES	76.12	216.03	.00	( 216.03)	.0
TOTAL POLICE	231.21	513,018.62	513,256.00	237.38	100.0
<u>ECONOMIC DEVELOPMENT</u>					
10-56-21 BOOKS, SUBSCRIP & MEMBERSHIPS	.00	1,690.66	700.00	( 990.66)	241.5
10-56-23 ECONOMIC DEVELOPMENT	63,757.65	69,859.69	5,933.00	( 63,926.69)	1177.5
10-56-33 YOUTH CITY COUNCIL	.00	1,180.00	2,000.00	820.00	59.0
10-56-34 BEAUTIFICATION COMMITTEE	433.90	6,758.46	6,500.00	( 258.46)	104.0
10-56-36 JULY 4TH - FIREWORKS	14,900.00	29,800.00	15,000.00	( 14,800.00)	198.7
10-56-37 JULY 4TH CELEBRATION	1,120.30	26,128.03	23,589.00	( 2,539.03)	110.8
10-56-38 CHRISTMAS DECORATIONS	.00	741.90	900.00	158.10	82.4
10-56-42 G HILL EXPENDITURES	652.79	501,530.00	334,308.00	( 167,222.00)	150.0
10-56-44 REAL ESTATE LEASES	.00	1,130.00	.00	( 1,130.00)	.0
10-56-50 PRINCIPAL DEBT PAYMENT	.00	12,000.00	12,000.00	.00	100.0
10-56-55 CARES ACT SAVINGS	.00	5,860.00	7,000.00	1,140.00	83.7
TOTAL ECONOMIC DEVELOPMENT	80,864.64	656,678.74	407,930.00	( 248,748.74)	161.0
<u>FIRE</u>					
10-57-20 COUNTY FIRE DISTRICT ASSESSMNT	20.00	22,025.90	21,431.00	( 594.90)	102.8
10-57-75 FIRE ASSESSMENT - BUDGET	.00	20,732.80	21,000.00	267.20	98.7
10-57-76 FIRE ASSESSMENT - BOND	.00	10,586.90	12,500.00	1,913.10	84.7
TOTAL FIRE	20.00	53,345.60	54,931.00	1,585.40	97.1
<u>ANIMAL CONTROL</u>					
10-58-11 SALARIES & WAGES	321.04	2,802.34	2,700.00	( 102.34)	103.8
10-58-13 EMPLOYEE BENEFITS	128.99	1,343.35	1,275.00	( 68.35)	105.4
10-58-25 EQUIPMENT-SUPPLIES & MAINTENAN	.00	92.95	300.00	207.05	31.0
10-58-31 PROFESSIONAL & TECHNICAL	.00	2,063.28	1,500.00	( 563.28)	137.6
10-58-35 TRAINING	.00	.00	250.00	250.00	.0
TOTAL ANIMAL CONTROL	450.03	6,301.92	6,025.00	( 276.92)	104.6



GUNNISON CITY CORPORATION  
EXPENDITURES WITH COMPARISON TO BUDGET  
FOR THE 12 MONTHS ENDING JUNE 30, 2025

GENERAL FUND

	PERIOD ACTUAL	YTD ACTUAL	BUDGET	UNEXPENDED	PCNT
<u>STREETS</u>					
10-60-11 SALARIES AND WAGES	4,605.10	41,504.61	44,700.00	3,195.39	92.9
10-60-13 EMPLOYEE BENEFITS	2,330.23	25,011.33	24,200.00	( 811.33)	103.4
10-60-25 EQUIPMENT - SUPPLIES & MAINT.	5,895.85	12,387.79	22,000.00	9,612.21	56.3
10-60-29 POWER	81.33	7,982.21	10,000.00	2,017.79	79.8
10-60-31 PROFESSIONAL SERVICES	.00	1,810.00	.00	( 1,810.00)	.0
10-60-56 CONTRACT SERVICES	.00	12,839.50	.00	( 12,839.50)	.0
10-60-61 CAPITAL OUTLAY - EQUIPMENT	.00	.00	28,000.00	28,000.00	.0
TOTAL STREETS	12,912.51	101,535.44	128,900.00	27,364.56	78.8
<u>WASTE COLLECTION</u>					
10-62-55 SANPETE CO COOP LANDFILL FEES	2,386.00	26,942.64	30,000.00	3,057.36	89.8
10-62-56 CONTRACT SERVICES - WHITE SAN	8,835.25	93,624.75	92,000.00	( 1,624.75)	101.8
TOTAL WASTE COLLECTION	11,221.25	120,567.39	122,000.00	1,432.61	98.8
<u>PARKS/CEMETERY</u>					
10-70-11 SALARIES & WAGES	7,007.74	50,908.28	63,500.00	12,591.72	80.2
10-70-13 EMPLOYEE BENEFITS	2,831.81	25,998.33	25,000.00	( 998.33)	104.0
10-70-25 EQUIPMENT - SUPPLIES & MAINT.	420.75	12,909.51	17,000.00	4,090.49	75.9
10-70-26 BUILDING AND GROUNDS	.00	5,117.06	8,500.00	3,382.94	60.2
10-70-29 POWER	.00	1,862.88	2,500.00	637.12	74.5
10-70-31 PROFESSIONAL & TECH. SERVICES	.00	.00	500.00	500.00	.0
10-70-32 RIVERWALK	.00	.00	17,000.00	17,000.00	.0
10-70-35 TRAINING	.00	.00	1,000.00	1,000.00	.0
10-70-40 FUEL	534.95	4,655.69	4,500.00	( 155.69)	103.5
10-70-42 SAFETY EQUIPMENT	.00	.00	200.00	200.00	.0
10-70-45 VEHICLE MAINTENANCE	.00	342.59	1,000.00	657.41	34.3
10-70-48 INTRA CITY UTILITY CHARGE	.00	82,500.00	90,000.00	7,500.00	91.7
10-70-50 CAP OUTLAY	.00	58,673.16	65,000.00	6,326.84	90.3
10-70-51 CAPITAL OUTLAY - IMPROVEMENTS	9,067.98	99,393.48	84,500.00	( 14,893.48)	117.6
10-70-52 CAP OUTLAY BALLFIELD CITY PART	251.35	105,583.30	75,740.00	( 29,843.30)	139.4
TOTAL PARKS/CEMETERY	20,114.58	447,944.28	455,940.00	7,995.72	98.3

GUNNISON CITY CORPORATION  
EXPENDITURES WITH COMPARISON TO BUDGET  
FOR THE 12 MONTHS ENDING JUNE 30, 2025

GENERAL FUND

	PERIOD ACTUAL	YTD ACTUAL	BUDGET	UNEXPENDED	PCNT
<u>LIBRARY</u>					
10-75-11 SALARIES & WAGES	5,330.86	56,159.51	51,850.00	( 4,309.51)	108.3
10-75-13 EMPLOYEE BENEFITS	882.98	12,213.81	18,900.00	6,686.19	64.6
10-75-18 FRIENDS OF LIBRARY EXPENDITURE	.00	.00	300.00	300.00	.0
10-75-21 BOOKS, SUBSCRIP. & MEMBERSHIPS	846.35	16,001.80	15,000.00	( 1,001.80)	106.7
10-75-23 TRAVEL	.00	214.20	3,000.00	2,785.80	7.1
10-75-24 OFFICE EXP, SUPPLIES & POSTAGE	88.98	667.16	1,200.00	532.84	55.6
10-75-28 TELEPHONE	106.01	1,271.02	2,250.00	978.98	56.5
10-75-31 PROFESSIONAL & TECHNICAL	512.55	6,947.41	4,000.00	( 2,947.41)	173.7
10-75-61 DEVELOPMENT GRANT	43.33	5,799.37	4,200.00	( 1,599.37)	138.1
10-75-74 CAPITAL OUTLAY	.00	1,414.41	2,000.00	585.59	70.7
TOTAL LIBRARY	7,811.06	100,688.69	102,700.00	2,011.31	98.0
<u>RECREATION DEPARTMENT</u>					
10-76-30 GUNNISON FAIRGROUNDS	.00	808.09	6,000.00	5,191.91	13.5
10-76-35 RAP TAX EXPENSE	5,186.19	43,842.17	49,000.00	5,157.83	89.5
TOTAL RECREATION DEPARTMENT	5,186.19	44,650.26	55,000.00	10,349.74	81.2
<u>AIRPORT</u>					
10-78-29 POWER	.00	2,187.06	2,500.00	312.94	87.5
10-78-31 PROFESSIONAL & TECHNICAL	.00	195.00	.00	( 195.00)	.0
10-78-51 INSURANCE	.00	394.00	1,250.00	856.00	31.5
10-78-61 MISCELLANEOUS SUPPLIES	95.00	442.85	.00	( 442.85)	.0
10-78-65 MAINTENANCE	75.00	16,358.03	7,500.00	( 8,858.03)	218.1
10-78-75 CAPITAL OUTLAY - AIRPORT UPGRA	.00	.00	30,000.00	30,000.00	.0
TOTAL AIRPORT	170.00	19,576.94	41,250.00	21,673.06	47.5
TOTAL FUND EXPENDITURES	189,933.09	2,643,912.47	2,560,527.00	( 83,385.47)	103.3
NET REVENUE OVER EXPENDITURES	( 45,227.04)	( 320,581.80)	.00	320,581.80	.0

GUNNISON CITY CORPORATION  
BALANCE SHEET  
JUNE 30, 2025

B&C ROAD FUND

ASSETS

11-1010	CASH ALLOCATION-COMBINED FUND	12,423.01	
11-1144	CASH PTIF #2737 CLASS C ROAD	432,938.79	
	TOTAL ASSETS		445,361.80

LIABILITIES AND EQUITY

FUND EQUITY

UNAPPROPRIATED FUND BALANCE:			
11-2980	BALANCE BEGINNING OF YEAR	1,142,848.00	
	REVENUE OVER EXPENDITURES - YTD	( 697,486.20)	
	BALANCE - CURRENT DATE	445,361.80	
	TOTAL FUND EQUITY		445,361.80
	TOTAL LIABILITIES AND EQUITY		445,361.80

GUNNISON CITY CORPORATION  
REVENUES WITH COMPARISON TO BUDGET  
FOR THE 12 MONTHS ENDING JUNE 30, 2025

B&C ROAD FUND

		PERIOD ACTUAL	YTD ACTUAL	BUDGET	UNEARNED	PCNT
	<u>TAXES</u>					
11-31-45	1/4% SALES TAX FOR ROADS	10,443.28	116,202.85	138,011.00	21,808.15	84.2
11-31-60	CNTY HWY & PUB TRANLOCAL POR	5,288.28	60,284.20	73,000.00	12,715.80	82.6
	TOTAL TAXES	15,731.56	176,487.05	211,011.00	34,523.95	83.6
	<u>INTERGOVERNMENTAL</u>					
11-33-56	CLASS "C" ROAD FUND ALLOTMENT	.00	262,932.94	220,000.00	( 42,932.94)	119.5
	TOTAL INTERGOVERNMENTAL	.00	262,932.94	220,000.00	( 42,932.94)	119.5
	<u>MISCELLANEOUS</u>					
11-38-10	INTEREST EARNINGS	1,543.93	16,952.69	.00	( 16,952.69)	.0
11-38-99	USE OF FUND BALANCE/CARRYOVERS	.00	.00	1,040,943.00	1,040,943.00	.0
	TOTAL MISCELLANEOUS	1,543.93	16,952.69	1,040,943.00	1,023,990.31	1.6
	TOTAL FUND REVENUE	17,275.49	456,372.68	1,471,954.00	1,015,581.32	31.0

GUNNISON CITY CORPORATION  
EXPENDITURES WITH COMPARISON TO BUDGET  
FOR THE 12 MONTHS ENDING JUNE 30, 2025

B&C ROAD FUND

	PERIOD ACTUAL	YTD ACTUAL	BUDGET	UNEXPENDED	PCNT
<u>CLASS C ROADS</u>					
11-61-25 CONSTRUCTION AND MAINTENANCE	.00	1,030,463.57	1,330,687.00	300,223.43	77.4
11-61-26 CAPITAL OUTLAY	.00	.00	10,000.00	10,000.00	.0
11-61-29 BOND INTEREST EXPENSE	.00	5,553.00	.00	( 5,553.00)	.0
11-61-30 PRINCIPAL PAYMENT ON BONDS	.00	78,759.01	84,367.00	5,607.99	93.4
11-61-31 TRANSFER TO STORM DRAIN-BOND	.00	39,083.30	46,900.00	7,816.70	83.3
TOTAL CLASS C ROADS	.00	1,153,858.88	1,471,954.00	318,095.12	78.4
TOTAL FUND EXPENDITURES	.00	1,153,858.88	1,471,954.00	318,095.12	78.4
NET REVENUE OVER EXPENDITURES	17,275.49	( 697,486.20)	.00	697,486.20	.0

GUNNISON CITY CORPORATION  
BALANCE SHEET  
JUNE 30, 2025

SPECIAL REVENUE FUND - POOL

ASSETS

21-1010	CASH - ALLOCATION TO OTHER FUN	79,356.49	
21-1145	CASH PTIF #2736 POOL ENERG TX	141,165.80	
21-1150	CASH PTIF #8087 SWIM REC - RES	1,236.82	
21-1152	PTIF #5899 POOL REPAIR RESERVE	332,615.76	
21-1310	MISC ACCOUNTS RECEIVABLE	24,012.45	
	TOTAL ASSETS		578,387.32

LIABILITIES AND EQUITY

LIABILITIES

21-2300	SALES TAX PAYABLE	352.68	
	TOTAL LIABILITIES		352.68

FUND EQUITY

	UNAPPROPRIATED FUND BALANCE:		
21-2980	BALANCE BEGINNING OF YEAR	392,503.57	
	REVENUE OVER EXPENDITURES - YTD	191,907.53	
	BALANCE - CURRENT DATE	584,411.10	
	TOTAL FUND EQUITY		584,411.10
	TOTAL LIABILITIES AND EQUITY		584,763.78

GUNNISON CITY CORPORATION  
REVENUES WITH COMPARISON TO BUDGET  
FOR THE 12 MONTHS ENDING JUNE 30, 2025

SPECIAL REVENUE FUND - POOL

	PERIOD ACTUAL	YTD ACTUAL	BUDGET	UNEARNED	PCNT
<u>REVENUE</u>					
21-30-10 INTEREST EARNINGS	1,378.82	16,414.48	6,500.00	( 9,914.48)	252.5
21-30-15 CENTERFIELD DONATION	.00	5,000.00	5,000.00	.00	100.0
21-30-30 6% UTILITY FEES	27,388.39	269,770.03	250,000.00	( 19,770.03)	107.9
21-30-35 4% TELECOMMUNICATIONS FEES	2,121.52	25,419.10	22,000.00	( 3,419.10)	115.5
21-30-85 POOL DOOR ADVERTISING	500.00	500.00	1,000.00	500.00	50.0
21-30-99 TRANSFER IN	.00	170,683.37	186,200.00	15,516.63	91.7
TOTAL REVENUE	31,388.73	487,786.98	470,700.00	( 17,086.98)	103.6
<u>CHARGES FOR SERVICES</u>					
21-34-75 ANNUAL PASSES	1,145.00	12,877.75	3,000.00	( 9,877.75)	429.3
21-34-76 MONTHLY PASSES	.00	.00	250.00	250.00	.0
21-34-77 DAILY SWIMMING FEES	3,072.00	26,353.82	22,400.00	( 3,953.82)	117.7
21-34-78 SWIMMING POOL FEES	.00	12.00	200.00	188.00	6.0
21-34-79 EQUIPMENT RENTAL	164.75	1,547.50	1,000.00	( 547.50)	154.8
21-34-80 LESSONS	800.00	3,350.00	2,000.00	( 1,350.00)	167.5
21-34-82 SWIM TEAM FEES- REC TEAM	1,425.00	3,650.00	2,000.00	( 1,650.00)	182.5
21-34-85 PARTY RENTAL FEES	580.00	7,617.00	4,000.00	( 3,617.00)	190.4
21-34-90 CONCESSIONS REVENUE	1,354.39	7,865.32	7,000.00	( 865.32)	112.4
TOTAL CHARGES FOR SERVICES	8,541.14	63,273.39	41,850.00	( 21,423.39)	151.2
TOTAL FUND REVENUE	39,929.87	551,060.37	512,550.00	( 38,510.37)	107.5

GUNNISON CITY CORPORATION  
EXPENDITURES WITH COMPARISON TO BUDGET  
FOR THE 12 MONTHS ENDING JUNE 30, 2025

SPECIAL REVENUE FUND - POOL

	PERIOD ACTUAL	YTD ACTUAL	BUDGET	UNEXPENDED	PCNT
<u>EXPENDITURES</u>					
21-40-11 SALARIES & WAGES	19,069.71	114,386.41	125,250.00	10,863.59	91.3
21-40-13 EMPLOYEE BENEFITS	1,458.84	9,690.42	9,250.00	( 440.42)	104.8
21-40-15 UNIFORM ALLOWANCE	.00	360.78	1,000.00	639.22	36.1
21-40-21 POOL PARTY EXPENSE	14.34	62.38	250.00	187.62	25.0
21-40-22 FIRST AID SUPPLIES	126.00	1,719.42	1,500.00	( 219.42)	114.6
21-40-23 SWIM TEAM EXPENSE	.00	661.88	1,000.00	338.12	66.2
21-40-24 OFFICE EXPENSE, SUPPLIES & POS	7.13	6,506.67	6,000.00	( 506.67)	108.4
21-40-25 EQUIPMENT-SUPPLIES	16.80	6,819.86	6,300.00	( 519.86)	108.3
21-40-26 CONCESSION SUPPLIES	787.91	4,584.82	5,000.00	415.18	91.7
21-40-28 TELEPHONE	103.80	1,036.33	1,200.00	163.67	86.4
21-40-29 POWER	.00	17,619.41	15,500.00	( 2,119.41)	113.7
21-40-30 HEATING FUEL	2,099.12	36,708.57	45,000.00	8,291.43	81.6
21-40-31 LIFE GUARD CLASS EXPENSES	141.00	626.24	.00	( 626.24)	.0
21-40-32 TRAINING	.00	398.52	2,000.00	1,601.48	19.9
21-40-33 PROFESSIONAL & TECH. SERVICES	254.15	3,122.61	2,900.00	( 222.61)	107.7
21-40-40 BUILDING MAINTENANCE	167.57	16,123.06	15,000.00	( 1,123.06)	107.5
21-40-41 POOL MAINTENANCE	387.11	4,084.29	1,000.00	( 3,084.29)	408.4
21-40-42 POOL CHEMICAL COSTS	60.00	14,339.43	18,000.00	3,660.57	79.7
21-40-50 ADVERTISING EXPENSE	.00	.00	500.00	500.00	.0
21-40-51 INSURANCE	.00	6,143.97	7,500.00	1,356.03	81.9
21-40-53 CREDIT CARD FEES	262.32	1,456.87	800.00	( 656.87)	182.1
21-40-54 SPECIAL EVENTS - EXP	.00	293.78	1,500.00	1,206.22	19.6
21-40-56 PRINCIPAL - CIB POOL PAYMENT	.00	65,000.00	64,000.00	( 1,000.00)	101.6
21-40-58 INTEREST - CIB POOL PAYMENT	.00	6,819.98	8,000.00	1,180.02	85.3
21-40-65 CAPITAL OUTLAY	.00	40,587.14	174,100.00	133,512.86	23.3
TOTAL EXPENDITURES	24,955.80	359,152.84	512,550.00	153,397.16	70.1
TOTAL FUND EXPENDITURES	24,955.80	359,152.84	512,550.00	153,397.16	70.1
NET REVENUE OVER EXPENDITURES	14,974.07	191,907.53	.00	( 191,907.53)	.0



GUNNISON CITY CORPORATION  
BALANCE SHEET  
JUNE 30, 2025

SPECIAL REVENUE FUND - FIRE

ASSETS

22-1010	CASH ALLOCATION TO OTHER FUNDS	14,947.81	
22-1146	CASH PTIF #3739 - FIRE DEPT	149,379.20	
22-1147	CASH PTIF# 5892 BOND 2009B RES	28,943.94	
	TOTAL ASSETS		193,270.95

LIABILITIES AND EQUITY

FUND EQUITY

UNAPPROPRIATED FUND BALANCE:			
22-2980	BALANCE BEGINNING OF YEAR	246,721.52	
	REVENUE OVER EXPENDITURES - YTD	( 53,450.57)	
	BALANCE - CURRENT DATE	193,270.95	
	TOTAL FUND EQUITY		193,270.95
	TOTAL LIABILITIES AND EQUITY		193,270.95

GUNNISON CITY CORPORATION  
REVENUES WITH COMPARISON TO BUDGET  
FOR THE 12 MONTHS ENDING JUNE 30, 2025

SPECIAL REVENUE FUND - FIRE

	PERIOD ACTUAL	YTD ACTUAL	BUDGET	UNEARNED	PCNT
22-33-37 COUNTY FIRE REVENUE	.00	.00	11,000.00	11,000.00	.0
22-33-40 STATE GRANTS	.00	12,000.00	2,000.00	( 10,000.00)	600.0
22-33-45 FIRE FEES - BUDGET	.00	.00	44,000.00	44,000.00	.0
22-33-46 FIRE FEES - BUILD BOND PMT	.00	31,319.70	26,030.00	( 5,289.70)	120.3
22-33-47 WILDLAND FIRES	.00	15,418.94	15,500.00	81.06	99.5
TOTAL SOURCE 33	.00	58,738.64	98,530.00	39,791.36	59.6
 <u>SOURCE 35</u>					
22-35-99 USE OF FUND BALANCE	.00	.00	28,470.00	28,470.00	.0
TOTAL SOURCE 35	.00	.00	28,470.00	28,470.00	.0
 <u>SOURCE 38</u>					
22-38-10 INTEREST INCOME	654.16	8,373.38	8,875.00	501.62	94.4
22-38-90 SUNDRY REVENUES	.00	3,161.51	3,200.00	38.49	98.8
TOTAL SOURCE 38	654.16	11,534.89	12,075.00	540.11	95.5
TOTAL FUND REVENUE	654.16	70,273.53	139,075.00	68,801.47	50.5

GUNNISON CITY CORPORATION  
EXPENDITURES WITH COMPARISON TO BUDGET  
FOR THE 12 MONTHS ENDING JUNE 30, 2025

SPECIAL REVENUE FUND - FIRE

	PERIOD ACTUAL	YTD ACTUAL	BUDGET	UNEXPENDED	PCNT
<u>DEPARTMENT 40</u>					
22-40-11 SALARIES	1,745.00	12,660.65	10,625.00	( 2,035.65)	119.2
22-40-13 EMPLOYEE BENEFITS	133.50	1,168.24	750.00	( 418.24)	155.8
22-40-21 FUEL	116.72	2,118.00	2,100.00	( 18.00)	100.9
22-40-22 FOOD	.00	5,722.83	5,000.00	( 722.83)	114.5
22-40-24 EQUIPMENT	.00	118.40	5,000.00	4,881.60	2.4
22-40-25 EQUIPMENT - SUPPLIES & MAINT.	17.99	36,125.16	32,800.00	( 3,325.16)	110.1
22-40-26 PERSONAL EQUIPMENT	.00	.00	5,000.00	5,000.00	.0
22-40-28 TELEPHONE	97.62	1,475.57	2,250.00	774.43	65.6
22-40-29 POWER	.00	2,893.97	2,000.00	( 893.97)	144.7
22-40-30 HEATING - QUESTAR	67.23	3,064.32	2,250.00	( 814.32)	136.2
22-40-51 INSURANCE	.00	17,288.51	15,000.00	( 2,288.51)	115.3
22-40-55 WORKERS COMPENSATION	.00	.00	500.00	500.00	.0
22-40-60 CHRISTMAS PARTY	.00	1,599.03	2,500.00	900.97	64.0
22-40-61 MISCELLANEOUS SUPPLIES	.00	395.99	1,500.00	1,104.01	26.4
22-40-65 BLDG RENTAL PMT	.00	21,083.35	23,000.00	1,916.65	91.7
22-40-66 FIRE PROTECTION SYSTEM	58.32	617.42	600.00	( 17.42)	102.9
22-40-67 TRAINING	20.00	4,877.37	3,000.00	( 1,877.37)	162.6
22-40-68 PUBLIC EDUCATION	.00	.00	500.00	500.00	.0
22-40-69 PROPERTY MAINTENANCE	87.50	380.30	5,000.00	4,619.70	7.6
22-40-70 PROFESSIONAL SERVICES	2,599.66	6,782.12	2,400.00	( 4,382.12)	282.6
22-40-71 WILD LAND FIRE EXPENSE	123.40	5,352.87	5,300.00	( 52.87)	101.0
22-40-75 BOND RESERVE PAYMENT	.00	.00	3,000.00	3,000.00	.0
22-40-76 HAZARD MATERIALS RESERVE	.00	.00	4,000.00	4,000.00	.0
22-40-78 TRUCK PAYMENT	.00	.00	5,000.00	5,000.00	.0
TOTAL DEPARTMENT 40	5,066.94	123,724.10	139,075.00	15,350.90	89.0
TOTAL FUND EXPENDITURES	5,066.94	123,724.10	139,075.00	15,350.90	89.0
NET REVENUE OVER EXPENDITURES	( 4,412.78)	( 53,450.57)	.00	53,450.57	.0

GUNNISON CITY CORPORATION  
BALANCE SHEET  
JUNE 30, 2025

SPECIAL REVENUE FUND - BMX

LIABILITIES AND EQUITY

FUND EQUITY

UNAPPROPRIATED FUND BALANCE:			
23-2980	BALANCE BEGINNING OF YEAR	8,842.01	
	REVENUE OVER EXPENDITURES - YTD	( 8,842.01)	
	BALANCE - CURRENT DATE		.00
	TOTAL FUND EQUITY		.00
	TOTAL LIABILITIES AND EQUITY		.00

GUNNISON CITY CORPORATION  
 REVENUES WITH COMPARISON TO BUDGET  
 FOR THE 12 MONTHS ENDING JUNE 30, 2025

SPECIAL REVENUE FUND - BMX

		<u>PERIOD ACTUAL</u>	<u>YTD ACTUAL</u>	<u>BUDGET</u>	<u>UNEARNED</u>	<u>PCNT</u>
	<u>REVENUE</u>					
23-30-99	TRANSFER IN	.00	( 8,842.01)	.00	8,842.01	.0
	TOTAL REVENUE	.00	( 8,842.01)	.00	8,842.01	.0
	TOTAL FUND REVENUE	.00	( 8,842.01)	.00	8,842.01	.0
	NET REVENUE OVER EXPENDITURES	.00	( 8,842.01)	.00	8,842.01	.0

GUNNISON CITY CORPORATION  
BALANCE SHEET  
JUNE 30, 2025

MUNICIPAL BUILDING AUTHORITY

ASSETS

42-1010	CASH ALLOCATION-COMBINED FUND	3,882.15	
42-1152	CITY HALL BOND 2009A PTIF#5897	90,607.22	
42-1153	CITY HALL BOND 2010 PTIF#5898	16,359.60	
	TOTAL ASSETS		110,848.97

LIABILITIES AND EQUITY

FUND EQUITY

UNAPPROPRIATED FUND BALANCE:			
42-2980	BALANCE BEGINNING OF YEAR	114,748.82	
	REVENUE OVER EXPENDITURES - YTD	( 3,899.85)	
	BALANCE - CURRENT DATE	110,848.97	
	TOTAL FUND EQUITY		110,848.97
	TOTAL LIABILITIES AND EQUITY		110,848.97

GUNNISON CITY CORPORATION  
REVENUES WITH COMPARISON TO BUDGET  
FOR THE 12 MONTHS ENDING JUNE 30, 2025

MUNICIPAL BUILDING AUTHORITY

	PERIOD ACTUAL	YTD ACTUAL	BUDGET	UNEARNED	PCNT
<u>MISCELLANEOUS</u>					
42-38-10 INTEREST EARNINGS	392.39	12,029.29	3,500.00	( 8,529.29)	343.7
42-38-62 BUILD AMERICA BOND INTEREST	.00	.00	5,000.00	5,000.00	.0
42-38-80 RENTAL INCOME - CITY BUILDING	.00	70,062.50	84,800.00	14,737.50	82.6
42-38-85 RENTAL INCOME - FIRE STATION	.00	21,083.35	23,000.00	1,916.65	91.7
TOTAL MISCELLANEOUS	392.39	103,175.14	116,300.00	13,124.86	88.7
TOTAL FUND REVENUE	392.39	103,175.14	116,300.00	13,124.86	88.7

GUNNISON CITY CORPORATION  
EXPENDITURES WITH COMPARISON TO BUDGET  
FOR THE 12 MONTHS ENDING JUNE 30, 2025

MUNICIPAL BUILDING AUTHORITY

	PERIOD ACTUAL	YTD ACTUAL	BUDGET	UNEXPENDED	PCNT
<u>EXPENDITURES</u>					
42-40-90 PRINCIPAL PMT - FIRE STATION	.00	23,000.00	23,000.00	.00	100.0
42-40-91 PRINCIPAL PMTS - CITY HALL	.00	56,000.00	55,000.00	( 1,000.00)	101.8
42-40-92 INTEREST EXP - CITY HALL	.00	28,074.99	29,500.00	1,425.01	95.2
42-40-99 FUND BALANCE - CONTRIBUTION TO	.00	.00	8,800.00	8,800.00	.0
TOTAL EXPENDITURES	.00	107,074.99	116,300.00	9,225.01	92.1
TOTAL FUND EXPENDITURES	.00	107,074.99	116,300.00	9,225.01	92.1
NET REVENUE OVER EXPENDITURES	392.39	( 3,899.85)	.00	3,899.85	.0



GUNNISON CITY CORPORATION  
BALANCE SHEET  
JUNE 30, 2025

PRESSURIZED IRRIGATION FUND

ASSETS

50-1010	CASH ALLOCATION-COMBINED FUND	(	259,556.81)	
50-1174	SID - PTIF 8561		225,449.27	
50-1186	WATER/PI LOAN 2023 PTIF 6297		401,792.27	
50-1311	ACCT REC - MTHLY MAINT FEE MMF		12,350.31	
50-1312	ALLOWANCE/UNCOLLECTABLE ACCTS	(	1,000.00)	
50-1313	ACCOUNTS RECEIVABLE-SID #1	(	513.39)	
50-1315	SID RECEIVABLE #2		4,310.46	
50-1510	DEFERRED OUTFLOWS (GASB 68)		5,624.00	
50-1630	WATER SHARES		370,200.00	
50-1631	WATER DISTRIBUTION SYSTEM		2,476,893.00	
50-1632	ALLOWANCE FOR PI DEPRECIATION	(	1,144,549.00)	
50-1641	CONSTRUCTION IN PROGRESS		1,200,336.01	
50-1651	MACHINERY AND EQUIPMENT		1,680.00	
TOTAL ASSETS				3,293,016.12

LIABILITIES AND EQUITY

LIABILITIES

50-2212	COMPENSATED ABSENCES		12,797.23	
50-2251	RETAINAGE PAYABLE		52,196.33	
50-2516	BOND PAYABLE - 2022 BWR		1,030,000.00	
50-2525	PENSION LIAB (GASB 68)		3,108.00	
50-2530	DEFERRED INFLOWS (GASB 68)		24.00	
50-2535	DEFERRED REVENUE		242,287.00	
TOTAL LIABILITIES				1,340,412.56

FUND EQUITY

UNAPPROPRIATED FUND BALANCE:				
50-2980	BEGINNING OF YEAR		2,581,116.42	
	REVENUE OVER EXPENDITURES - YTD	(	628,512.86)	
BALANCE - CURRENT DATE			1,952,603.56	
TOTAL FUND EQUITY				1,952,603.56
TOTAL LIABILITIES AND EQUITY				3,293,016.12

GUNNISON CITY CORPORATION  
REVENUES WITH COMPARISON TO BUDGET  
FOR THE 12 MONTHS ENDING JUNE 30, 2025

PRESSURIZED IRRIGATION FUND

	PERIOD ACTUAL	YTD ACTUAL	BUDGET	UNEARNED	PCNT
<u>OPERATING REVENUE</u>					
50-37-11 SID YEARLY MAINTENANCE FEE	8,838.72	107,373.34	53,000.00	( 54,373.34)	202.6
50-37-14 CONNECTION FEES	.00	4,000.00	3,500.00	( 500.00)	114.3
50-37-15 IRRIGATION METER FEE	.00	3,631.32	175,000.00	171,368.68	2.1
TOTAL OPERATING REVENUE	8,838.72	115,004.66	231,500.00	116,495.34	49.7
<u>MISCELLANEOUS</u>					
50-38-10 INTEREST EARNINGS	1,473.92	42,373.05	26,000.00	( 16,373.05)	163.0
50-38-70 STATE LOAN FOR METERS	.00	.00	515,000.00	515,000.00	.0
50-38-71 STATE GRANT METERS	.00	1,268,202.02	1,414,000.00	145,797.98	89.7
50-38-80 FED ARPA GRANT FUNDS	.00	.00	106,072.00	106,072.00	.0
50-38-99 USE OF FUND BALANCE	.00	.00	93,228.00	93,228.00	.0
TOTAL MISCELLANEOUS	1,473.92	1,310,575.07	2,154,300.00	843,724.93	60.8
TOTAL FUND REVENUE	10,312.64	1,425,579.73	2,385,800.00	960,220.27	59.8

GUNNISON CITY CORPORATION  
EXPENDITURES WITH COMPARISON TO BUDGET  
FOR THE 12 MONTHS ENDING JUNE 30, 2025

PRESSURIZED IRRIGATION FUND

	PERIOD ACTUAL	YTD ACTUAL	BUDGET	UNEXPENDED	PCNT
<u>EXPENDITURES</u>					
50-40-11 SALARIES AND WAGES	3,873.08	37,484.51	49,000.00	11,515.49	76.5
50-40-13 EMPLOYEE BENEFITS	2,013.35	23,297.94	24,500.00	1,202.06	95.1
50-40-21 MBMBERSHIP	.00	352.00	450.00	98.00	78.2
50-40-24 OFFICE EXP, SUPPLIES & POSTAGE	178.12	771.62	500.00	( 271.62)	154.3
50-40-25 EQUIPMENT-SUPPLIES & MAINT.	15.29	9,622.78	17,500.00	7,877.22	55.0
50-40-26 SHARE ASSESSMENTS	.00	12,774.50	14,750.00	1,975.50	86.6
50-40-27 TRAVEL/TRAINING	.00	.00	2,300.00	2,300.00	.0
50-40-29 POWER - PI	.00	.00	1,000.00	1,000.00	.0
50-40-30 PROFESSIONAL & TECH. SERVICES	3,938.70	9,036.24	8,000.00	( 1,036.24)	113.0
50-40-51 INSURANCE	.00	225.09	500.00	274.91	45.0
50-40-74 CAPITAL OUTLAY	.00	24,662.62	147,000.00	122,337.38	16.8
50-40-75 IRRIGATION METER PROJECT	107,674.34	1,925,565.29	2,035,000.00	109,434.71	94.6
50-40-76 METER REPLACEMENT RESERVES	.00	.00	75,000.00	75,000.00	.0
50-40-82 DEBT SERVICE-INTEREST	.00	10,300.00	10,300.00	.00	100.0
TOTAL EXPENDITURES	117,692.88	2,054,092.59	2,385,800.00	331,707.41	86.1
TOTAL FUND EXPENDITURES	117,692.88	2,054,092.59	2,385,800.00	331,707.41	86.1
NET REVENUE OVER EXPENDITURES	( 107,380.24)	( 628,512.86)	.00	628,512.86	.0

GUNNISON CITY CORPORATION  
BALANCE SHEET  
JUNE 30, 2025

WATER FUND

ASSETS

51-1010	CASH ALLOCATION-COMBINED FUND	480,606.98	
51-1154	WATER PTIF - 5604	1,912.62	
51-1165	WATER PLANT FILTER PTIF#8276	445,656.60	
51-1170	2014 BOND RESERVE #8219	95,478.85	
51-1171	2014 5% BOND RESERVE #8220	521,143.38	
51-1172	2014B BOND RESERVE #8473	147,455.10	
51-1173	GF CULINARY WATER - PTIF 8563	100,583.55	
51-1175	UTILITY CLEARING ACCOUNT	326.36	
51-1177	DRINKING WATER BOND -8558 PTIF	4,340.64	
51-1311	ACCOUNTS RECEIVABLE-UTIL CUST.	84,351.94	
51-1312	ALLOWANCE/UNCOLLECTIBLE ACCTS.	( 10,012.00)	
51-1510	DEFERRED OUTFLOWS (GASB 68)	42,784.50	
51-1611	LAND	20,000.00	
51-1621	BUILDING	1,506,436.39	
51-1631	WATER DISTRIBUTION SYSTEM	10,046,062.93	
51-1641	SEWER LAGOONS	939,081.94	
51-1645	SEWER SYSTEM	1,821,053.62	
51-1651	MACHINERY AND EQUIPMENT	117,171.22	
51-1661	AUTOMOBILE AND TRUCKS	64,324.50	
51-1671	CONSTRUCTION IN PROGRESS	765,291.88	
51-1689	ACCUMULATED DEPRECIATION	( 2,968,207.04)	
	TOTAL ASSETS		14,225,843.96

LIABILITIES AND EQUITY

LIABILITIES

51-2212	COMPENSEATED ABSENCES	19,195.83	
51-2505	LEASE PAYABLE - MINI EX	12,299.89	
51-2506	LEASE PAYABLE - TRUCK	17,834.98	
51-2520	DRINKING WATER LOAN PROJ#3F208	1,984,000.00	
51-2522	RDA LOAN	2,706,898.82	
51-2525	PENSION LIAB (GASB 68)	23,644.50	
51-2530	DEFERRED INFLOWS (GASB 68)	184.50	
	TOTAL LIABILITIES		4,764,058.52

FUND EQUITY

51-2811	CONTRIBUTIONS FROM GOVERNMENT	326,931.26	
	UNAPPROPRIATED FUND BALANCE:		
51-2980	BEGINNING OF YEAR	10,282,939.96	
	REVENUE OVER EXPENDITURES - YTD	( 1,148,085.78)	
	BALANCE - CURRENT DATE	9,134,854.18	
	TOTAL FUND EQUITY		9,461,785.44
	TOTAL LIABILITIES AND EQUITY		14,225,843.96

GUNNISON CITY CORPORATION  
REVENUES WITH COMPARISON TO BUDGET  
FOR THE 12 MONTHS ENDING JUNE 30, 2025

WATER FUND

	PERIOD ACTUAL	YTD ACTUAL	BUDGET	UNEARNED	PCNT
<u>OPERATING REVENUE</u>					
51-37-11 WATER SALES	68,371.20	871,461.48	925,000.00	53,538.52	94.2
51-37-12 INTRACITY SALES	.00	82,500.00	90,000.00	7,500.00	91.7
51-37-13 CULINARY CONNECTIONS	25.00	15,660.00	6,000.00	( 9,660.00)	261.0
51-37-15 TURN-ON FEE	75.00	1,135.00	750.00	( 385.00)	151.3
51-37-17 PENALTIES ON DELINQUENT ACCTS.	1,273.98	19,865.69	20,000.00	134.31	99.3
51-37-35 CUCF POWER REIMBURSEMENT	.00	52,544.49	10,000.00	( 42,544.49)	525.4
51-37-75 FEDERAL GRANTS	.00	.00	2,650,000.00	2,650,000.00	.0
51-37-76 DCFM - NEW WELL GRANT	.00	.00	2,500,000.00	2,500,000.00	.0
51-37-78 USDA - RD NEW WELL GRANT	.00	.00	1,350,000.00	1,350,000.00	.0
TOTAL OPERATING REVENUE	69,745.18	1,043,166.66	7,551,750.00	6,508,583.34	13.8
<u>MISCELLANEOUS</u>					
51-38-10 INTEREST EARNINGS	2,121.37	84,767.34	100,000.00	15,232.66	84.8
51-38-40 WATER IMPACT FEE	.00	9,000.00	.00	( 9,000.00)	.0
51-38-77 CIB NEW WELL GRANT	.00	.00	175,000.00	175,000.00	.0
51-38-79 CIB GRANT FUNDS	.00	140,000.00	140,000.00	.00	100.0
51-38-90 MISCELLANEOUS	.00	9,782.00	.00	( 9,782.00)	.0
51-38-92 USE OF FUND BALANCE - WATER	.00	.00	670,150.00	670,150.00	.0
TOTAL MISCELLANEOUS	2,121.37	243,549.34	1,085,150.00	841,600.66	22.4
TOTAL FUND REVENUE	71,866.55	1,286,716.00	8,636,900.00	7,350,184.00	14.9

GUNNISON CITY CORPORATION  
EXPENDITURES WITH COMPARISON TO BUDGET  
FOR THE 12 MONTHS ENDING JUNE 30, 2025

WATER FUND

	PERIOD ACTUAL	YTD ACTUAL	BUDGET	UNEXPENDED	PCNT
51-79-11 TRANSFER TO GF - WATER USAGE	.00	82,500.00	90,000.00	7,500.00	91.7
TOTAL DEPARTMENT 79	.00	82,500.00	90,000.00	7,500.00	91.7
 WATER EXPENDITURES					
51-81-11 SALARIES - PERMANENT EMPLOYEES	19,049.27	164,177.62	178,000.00	13,822.38	92.2
51-81-13 EMPLOYEE BENEFITS	10,879.58	109,959.04	119,400.00	9,440.96	92.1
51-81-21 BOOKS, SUPSCRIPT.& MEMBERSHIPS	.00	352.00	765.00	413.00	46.0
51-81-23 TRAVEL	.00	1,115.58	4,500.00	3,384.42	24.8
51-81-24 OFFICE EXPENSE, SUPPLIES & POS	1,538.59	13,180.47	10,000.00	( 3,180.47)	131.8
51-81-25 EQUIPMENT-SUPPLIES & MAINT.	1,931.14	34,440.57	75,000.00	40,559.43	45.9
51-81-26 REPAIRS TO SYSTEM	.00	.00	5,000.00	5,000.00	.0
51-81-27 TREAT PLANT MEDIA REPLACEMENT	.00	.00	20,000.00	20,000.00	.0
51-81-28 TELEPHONE	221.44	1,320.45	1,000.00	( 320.45)	132.1
51-81-29 POWER	.00	59,777.86	60,000.00	222.14	99.6
51-81-31 PROFESSIONAL & TECHNICAL SERV.	6,372.38	127,682.03	116,000.00	( 11,682.03)	110.1
51-81-33 EDUCATION	.00	540.00	1,300.00	760.00	41.5
51-81-50 WATER TANK LEASE 907	.00	.00	1,250.00	1,250.00	.0
51-81-51 INSURANCE	.00	13,733.15	15,000.00	1,266.85	91.6
51-81-71 CAPITAL OUTLAY	.00	15,000.00	1,004,435.00	989,435.00	1.5
51-81-77 CAPITAL OUTLAY - WELLS	.00	1,558,155.00	6,675,000.00	5,116,845.00	23.3
51-81-89 WATER RIGHT PURCHASE	.00	.00	12,000.00	12,000.00	.0
51-81-94 2014A DDW PRINCIPAL PMT	.00	94,000.00	94,000.00	.00	100.0
51-81-95 2014B RD PRINCIPAL PMT	4,614.48	53,388.97	54,000.00	611.03	98.9
51-81-96 2014B RD INTEREST PMT	7,088.52	87,047.03	88,000.00	952.97	98.9
51-81-97 LEASE PAYMENTS	9,189.98	17,971.01	12,250.00	( 5,721.01)	146.7
51-81-98 LEASE INTEREST EXP	.00	461.00	.00	( 461.00)	.0
TOTAL WATER EXPENDITURES	60,885.38	2,352,301.78	8,546,900.00	6,194,598.22	27.5
TOTAL FUND EXPENDITURES	60,885.38	2,434,801.78	8,636,900.00	6,202,098.22	28.2
NET REVENUE OVER EXPENDITURES	10,981.17	( 1,148,085.78)	.00	1,148,085.78	.0

GUNNISON CITY CORPORATION  
BALANCE SHEET  
JUNE 30, 2025

SEWER FUND

ASSETS

52-1010	CASH ALLOCATION-COMBINED FUND	1,692,267.38	
52-1150	SEWER LAGOON - PTIF 8562	86,860.34	
52-1311	ACCOUNTS RECEIVABLE-UTIL CUST.	48,942.60	
52-1312	ALLOWANCE/UNCOLLECTIBLE ACCTS.	( 5,480.00)	
52-1510	DEFERRED OUTFLOWS (GASB 68)	14,261.50	
52-1621	BUILDING	12,165.50	
52-1651	MACHINERY AND EQUIPMENT	117,171.23	
52-1661	AUTOMOBILE AND TRUCKS	64,324.50	
52-1689	ACCUMULATED DEPRECIATION	( 1,399,531.34)	
	TOTAL ASSETS		630,981.71

LIABILITIES AND EQUITY

LIABILITIES

52-2212	COMPENSEATED ABSENCES	6,398.61	
52-2240	DUE TO CENTERFD - SEWER CREDIT	20,000.00	
52-2505	LEASE PAYABLE - MINI EX	12,299.89	
52-2506	LEASE PAYABLE - TRUCK	17,834.97	
52-2525	PENSION LIAB (GASB 68)	7,881.50	
52-2530	DEFERRED INFLOWS (GASB 68)	61.50	
	TOTAL LIABILITIES		64,476.47

FUND EQUITY

	UNAPPROPRIATED FUND BALANCE:		
52-2980	BEGINNING OF YEAR	494,658.96	
	REVENUE OVER EXPENDITURES - YTD	71,846.28	
	BALANCE - CURRENT DATE	566,505.24	
	TOTAL FUND EQUITY		566,505.24
	TOTAL LIABILITIES AND EQUITY		630,981.71

GUNNISON CITY CORPORATION  
REVENUES WITH COMPARISON TO BUDGET  
FOR THE 12 MONTHS ENDING JUNE 30, 2025

SEWER FUND

		PERIOD ACTUAL	YTD ACTUAL	BUDGET	UNEARNED	PCNT
	<u>OPERATING REVENUE</u>					
52-37-14	SEWER CONNECTIONS	.00	800.00	1,200.00	400.00	66.7
52-37-31	SEWER CHARGES	43,654.65	554,385.94	630,000.00	75,614.06	88.0
	TOTAL OPERATING REVENUE	43,654.65	555,185.94	631,200.00	76,014.06	88.0
	<u>MISCELLANEOUS</u>					
52-38-10	INTEREST EARNINGS	.00	4,777.23	10,000.00	5,222.77	47.8
52-38-45	SEWER IMPACT FEE	.00	5,954.64	.00	( 5,954.64)	.0
52-38-91	USE OF FUND BALANCE - SEWER	.00	.00	( 20,736.00)	( 20,736.00)	.0
	TOTAL MISCELLANEOUS	.00	10,731.87	( 10,736.00)	( 21,467.87)	100.0
	TOTAL FUND REVENUE	43,654.65	565,917.81	620,464.00	54,546.19	91.2



GUNNISON CITY CORPORATION  
EXPENDITURES WITH COMPARISON TO BUDGET  
FOR THE 12 MONTHS ENDING JUNE 30, 2025

SEWER FUND

	PERIOD ACTUAL	YTD ACTUAL	BUDGET	UNEXPENDED	PCNT
52-79-09 TRANSFER TO POOL FUND	.00	170,683.37	186,200.00	15,516.63	91.7
52-79-13 TRANSFER TO GF - SEWER	.00	149,131.62	162,689.00	13,557.38	91.7
TOTAL DEPARTMENT 79	.00	319,814.99	348,889.00	29,074.01	91.7

SEWER EXPENDITURES

52-82-11 SALARIES/WAGES	7,415.81	56,598.17	57,750.00	1,151.83	98.0
52-82-13 EMPLOYEE BENEFITS	4,852.40	45,270.30	45,000.00	( 270.30)	100.6
52-82-15 EMPLOYEE BENEFITS - PONDS	.00	24.67	.00	( 24.67)	.0
52-82-21 BOOKS, SUBSCRIP & MEMBERSHIPS	.00	352.00	415.00	63.00	84.8
52-82-23 TRAVEL	.00	555.84	2,310.00	1,754.16	24.1
52-82-24 OFFICE EXPENSE, SUPPLIES & POS	166.09	2,776.22	2,000.00	( 776.22)	138.8
52-82-25 EQUIPMENT-SUPPLIES & MAINT.	145.90	( 54.78)	20,000.00	20,054.78	( .3)
52-82-29 POWER	.00	716.84	850.00	133.16	84.3
52-82-31 PROFESSIONAL & TECH. SERVICES	6,338.70	20,814.91	14,000.00	( 6,814.91)	148.7
52-82-32 LINE CLEANING	.00	.00	40,000.00	40,000.00	.0
52-82-33 EDUCATION	.00	850.00	.00	( 850.00)	.0
52-82-67 SHARED SEWER LAGOONS EXP	.00	9,093.87	.00	( 9,093.87)	.0
52-82-71 CAPITAL OUTLAY	.00	18,826.50	77,000.00	58,173.50	24.5
52-82-97 LEASE PAYMENTS	9,189.97	17,971.00	12,250.00	( 5,721.00)	146.7
52-82-98 LEASE INTEREST	.00	461.00	.00	( 461.00)	.0
TOTAL SEWER EXPENDITURES	28,108.87	174,256.54	271,575.00	97,318.46	64.2
TOTAL FUND EXPENDITURES	28,108.87	494,071.53	620,464.00	126,392.47	79.6
NET REVENUE OVER EXPENDITURES	15,545.78	71,846.28	.00	( 71,846.28)	.0

GUNNISON CITY CORPORATION  
BALANCE SHEET  
JUNE 30, 2025

STORM WATER FUND

ASSETS

53-1010	CASH ALLOCATION-COMBINED FUND	(	4,907.06)	
53-1139	SBSU BOND RESERVE MONEY MARKET		24,027.35	
53-1160	2012 WASTEWATER RES PTIF 8077		11,108.42	
53-1176	STORM WATER - 8559 PTIF		103,058.52	
53-1311	ACCOUNTS RECEIVABLE-UTIL CUST.		5,008.36	
53-1312	ALLOWANCE/UNCOLLECTIBLE ACCTS.	(	308.00)	
53-1670	STORM WATER SYSTEM		2,054,244.39	
53-1689	ACCUMULATED DEPRECIATION	(	181,572.95)	
	TOTAL ASSETS			2,010,659.03

LIABILITIES AND EQUITY

LIABILITIES

53-2511	2012 WASTE WATER/STORM - CIB		174,000.00	
53-2515	2022 ROAD/STORM DRAIN BOND		359,686.20	
	TOTAL LIABILITIES			533,686.20

FUND EQUITY

	UNAPPROPRIATED FUND BALANCE:			
53-2980	BEGINNING OF YEAR	1,447,021.41		
	REVENUE OVER EXPENDITURES - YTD	29,951.42		
	BALANCE - CURRENT DATE		1,476,972.83	
	TOTAL FUND EQUITY			1,476,972.83
	TOTAL LIABILITIES AND EQUITY			2,010,659.03

GUNNISON CITY CORPORATION  
REVENUES WITH COMPARISON TO BUDGET  
FOR THE 12 MONTHS ENDING JUNE 30, 2025

STORM WATER FUND

	PERIOD ACTUAL	YTD ACTUAL	BUDGET	UNEARNED	PCNT
<u>OPERATING REVENUE</u>					
53-37-30 STORM WATER FEE	4,478.82	44,259.57	32,000.00	( 12,259.57)	138.3
TOTAL OPERATING REVENUE	4,478.82	44,259.57	32,000.00	( 12,259.57)	138.3
<u>MISCELLANEOUS</u>					
53-38-10 INTEREST EARNINGS	40.75	5,539.44	6,000.00	460.56	92.3
53-38-80 TRANSFER IN FROM B&C-STM BOND	.00	39,083.30	47,000.00	7,916.70	83.2
53-38-91 USE OF FUND BALANCE - STORM	.00	.00	157,600.00	157,600.00	.0
TOTAL MISCELLANEOUS	40.75	44,622.74	210,600.00	165,977.26	21.2
TOTAL FUND REVENUE	4,519.57	88,882.31	242,600.00	153,717.69	36.6

GUNNISON CITY CORPORATION  
EXPENDITURES WITH COMPARISON TO BUDGET  
FOR THE 12 MONTHS ENDING JUNE 30, 2025

STORM WATER FUND

	PERIOD ACTUAL	YTD ACTUAL	BUDGET	UNEXPENDED	PCNT
<u>STORM WATER EXPENDITURES</u>					
53-83-61 FLOOD MITIGATION COSTS	.00	3,000.00	5,000.00	2,000.00	60.0
53-83-62 MISCELLANEOUS	.00	92.89	.00	( 92.89)	.0
53-83-71 CAPITAL OUTLAY	.00	.00	95,000.00	95,000.00	.0
53-83-90 INTEREST EXPENSE	.00	3,597.00	83,600.00	80,003.00	4.3
53-83-91 PRINC DEBT\LEASE PMTS	.00	52,241.00	59,000.00	6,759.00	88.5
TOTAL STORM WATER EXPENDITURES	.00	58,930.89	242,600.00	183,669.11	24.3
TOTAL FUND EXPENDITURES	.00	58,930.89	242,600.00	183,669.11	24.3
NET REVENUE OVER EXPENDITURES	4,519.57	29,951.42	.00	( 29,951.42)	.0

GUNNISON CITY CORPORATION  
BALANCE SHEET  
JUNE 30, 2025

WATER IMPACT FEE FUND

ASSETS

56-1010	CASH ALLOCATION-COMBINED FUND	74,954.64	
TOTAL ASSETS			74,954.64

LIABILITIES AND EQUITY

FUND EQUITY

UNAPPROPRIATED FUND BALANCE:			
REVENUE OVER EXPENDITURES - YTD	74,954.64		
BALANCE - CURRENT DATE		74,954.64	
TOTAL FUND EQUITY			74,954.64
TOTAL LIABILITIES AND EQUITY			74,954.64

GUNNISON CITY CORPORATION  
REVENUES WITH COMPARISON TO BUDGET  
FOR THE 12 MONTHS ENDING JUNE 30, 2025

WATER IMPACT FEE FUND

	<u>PERIOD ACTUAL</u>	<u>YTD ACTUAL</u>	<u>BUDGET</u>	<u>UNEARNED</u>	<u>PCNT</u>
<u>MISCELLANEOUS WATER IMPACT FEE</u>					
56-38-40 WATER IMPACT FEE	<u>.00</u>	<u>74,954.64</u>	<u>51,000.00</u>	<u>( 23,954.64)</u>	<u>147.0</u>
TOTAL MISCELLANEOUS WATER IMPACT FE	<u>.00</u>	<u>74,954.64</u>	<u>51,000.00</u>	<u>( 23,954.64)</u>	<u>147.0</u>
TOTAL FUND REVENUE	<u>.00</u>	<u>74,954.64</u>	<u>51,000.00</u>	<u>( 23,954.64)</u>	<u>147.0</u>

GUNNISON CITY CORPORATION  
EXPENDITURES WITH COMPARISON TO BUDGET  
FOR THE 12 MONTHS ENDING JUNE 30, 2025

WATER IMPACT FEE FUND

	PERIOD ACTUAL	YTD ACTUAL	BUDGET	UNEXPENDED	PCNT
<u>WATER IMPACT FEE EXPENDITURES</u>					
56-81-71 CAPITAL OUTLAY	.00	.00	51,000.00	51,000.00	.0
TOTAL WATER IMPACT FEE EXPENDITURES	.00	.00	51,000.00	51,000.00	.0
TOTAL FUND EXPENDITURES	.00	.00	51,000.00	51,000.00	.0
NET REVENUE OVER EXPENDITURES	.00	74,954.64	.00	( 74,954.64)	.0

GUNNISON CITY CORPORATION  
BALANCE SHEET  
JUNE 30, 2025

SEWER IMPACT FEE FUND

ASSETS

57-1010	CASH ALLOCATION-COMBINED FUND	(	24,824.86)	
57-1153	PTIF #5839 SEWER IMP FEE		90,330.09	
TOTAL ASSETS				65,505.23

LIABILITIES AND EQUITY

FUND EQUITY

UNAPPROPRIATED FUND BALANCE:				
57-2980	BEGINNING OF YEAR	15,709.40		
	REVENUE OVER EXPENDITURES - YTD	49,795.83		
BALANCE - CURRENT DATE			65,505.23	
TOTAL FUND EQUITY				65,505.23
TOTAL LIABILITIES AND EQUITY				65,505.23



GUNNISON CITY CORPORATION  
REVENUES WITH COMPARISON TO BUDGET  
FOR THE 12 MONTHS ENDING JUNE 30, 2025

SEWER IMPACT FEE FUND

		PERIOD ACTUAL	YTD ACTUAL	BUDGET	UNEARNED	PCNT
	MISCELLANEOUS SEWER IMPACT FEE					
57-38-10	INTEREST EARNINGS	331.36	3,933.67	.00	( 3,933.67)	.0
57-38-45	SEWER IMPACT FEE	.00	45,862.16	28,743.00	( 17,119.16)	159.6
	TOTAL MISCELLANEOUS SEWER IMPACT FE	331.36	49,795.83	28,743.00	( 21,052.83)	173.3
	TOTAL FUND REVENUE	331.36	49,795.83	28,743.00	( 21,052.83)	173.3

GUNNISON CITY CORPORATION  
EXPENDITURES WITH COMPARISON TO BUDGET  
FOR THE 12 MONTHS ENDING JUNE 30, 2025

SEWER IMPACT FEE FUND

	PERIOD ACTUAL	YTD ACTUAL	BUDGET	UNEXPENDED	PCNT
<u>SEWER IMPACT FEE EXPENDITURES</u>					
57-82-71 CAPITAL OUTLAY	.00	.00	28,743.00	28,743.00	.0
TOTAL SEWER IMPACT FEE EXPENDITURE	.00	.00	28,743.00	28,743.00	.0
TOTAL FUND EXPENDITURES	.00	.00	28,743.00	28,743.00	.0
NET REVENUE OVER EXPENDITURES	331.36	49,795.83	.00	( 49,795.83)	.0

GUNNISON CITY CORPORATION  
BALANCE SHEET  
JUNE 30, 2025

FUND 79

ASSETS

79-1010	CASH ALLOCATION-COMBINED FUND	5,457.50	
79-1143	CASH PTIF #3467 CEMETERY P/C	23,138.28	

TOTAL ASSETS			28,595.78
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LIABILITIES AND EQUITY

FUND EQUITY

UNAPPROPRIATED FUND BALANCE:			
79-2980	BEGINNING OF YEAR	27,509.29	
	REVENUE OVER EXPENDITURES - YTD	1,086.49	
BALANCE - CURRENT DATE		28,595.78	
TOTAL FUND EQUITY			28,595.78
TOTAL LIABILITIES AND EQUITY			28,595.78

GUNNISON CITY CORPORATION  
REVENUES WITH COMPARISON TO BUDGET  
FOR THE 12 MONTHS ENDING JUNE 30, 2025

FUND 79

	PERIOD ACTUAL	YTD ACTUAL	BUDGET	UNEARNED	PCNT
<u>CHARGES FOR SERVICES</u>					
79-34-82 PERPETUAL CARE RECEIPTS	.00	.00	500.00	500.00	.0
TOTAL CHARGES FOR SERVICES	.00	.00	500.00	500.00	.0
<u>MISCELLANEOUS</u>					
79-38-10 INTEREST EARNINGS	84.88	1,086.49	500.00	( 586.49)	217.3
TOTAL MISCELLANEOUS	84.88	1,086.49	500.00	( 586.49)	217.3
TOTAL FUND REVENUE	84.88	1,086.49	1,000.00	( 86.49)	108.7

GUNNISON CITY CORPORATION  
EXPENDITURES WITH COMPARISON TO BUDGET  
FOR THE 12 MONTHS ENDING JUNE 30, 2025

FUND 79

	PERIOD ACTUAL	YTD ACTUAL	BUDGET	UNEXPENDED	PCNT
<u>EXPENDITURES</u>					
79-40-99 FUND BALANCE-CONTRIBUTION TO	.00	.00	1,000.00	1,000.00	.0
TOTAL EXPENDITURES	.00	.00	1,000.00	1,000.00	.0
TOTAL FUND EXPENDITURES	.00	.00	1,000.00	1,000.00	.0
NET REVENUE OVER EXPENDITURES	84.88	1,086.49	.00	( 1,086.49)	.0