



**CITY COUNCIL MEETING**  
***Minutes***  
**Tuesday August 19, 2025**

**Council Chambers**  
**7505 South Holden Street**  
**Midvale, Utah 84047**

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**MAYOR:** Mayor Dustin Gettel

**COUNCIL MEMBERS:** Council Member Paul Glover  
Council Member Bonnie Billings  
Council Member Denece Mikolash  
Council Member Bryant Brown  
Council Member Heidi Robinson

**STAFF:** Matt Dahl, City Manager; Charlie Cressall, Deputy City Recorder; Garrett Wilcox, City Attorney; Glen Kennedy, Public Works Director; Nate Rockwood, Assistant City Manager; Mariah Hill, Administrative Services Director; Adam Olsen, Community Development Director; Wendelin Knobloch, Planning Director; Laura Magness, Communications Director; Chief April Morse, UPD; Chief Nathan Kay, UFA; Matt Pierce, IT Director; and Juan Rosario, Systems Administrator.

**6:00 p.m. – REGULAR MEETING**

Mayor Dustin Gettel called the business meeting to order at 6:00 p.m.

Mayor Dustin Gettel asked for a moment of silence for the two Box Elder County Police Officers that lost their lives Sunday night and the Officer and Canine that were injured. He then gave instructions on how to participate digitally in the meeting.

**I. GENERAL BUSINESS**

**A. Welcome and Pledge of Allegiance**

**B. Roll Call** - Council Members Heidi Robinson, Denece Mikolash, Bryant Brown, Bonnie Billings, and Paul Glover were present at roll call.

**II. PUBLIC COMMENTS**

Mayor Gettel explained that due to State Code we can't have a typical Public Comments section for the meeting so we will make a motion to table item number II Public Comments and the public will be able to speak later in the meeting.

**MOTION:** Council Member Heidi Robinson **MOVED** to table item number II Public Comment section of the meeting. The motion was **SECONDED** by Council Member Paul Glover. Mayor Gettel called for discussion on

**the motion. There being none, he called for a vote. The voting was as follows:**

<b>Council Member Bonnie Billings</b>	<b>Aye</b>
<b>Council Member Paul Glover</b>	<b>Aye</b>
<b>Council Member Heidi Robinson</b>	<b>Aye</b>
<b>Council Member Bryant Brown</b>	<b>Aye</b>
<b>Council Member Denece Mikolash</b>	<b>Aye</b>

**The motion passed unanimously.**

### **III. PUBLIC HEARING**

#### **A. PUBLIC HEARING TO CONSIDER LEVYING A MIDVALE CITY PUBLIC SAFETY PROPERTY TAX FOR CALENDAR YEAR 2025 AND LEVYING TAXES UPON ALL REAL AND PERSONAL PROPERTY WITHIN THE CORPORATE BOUNDARIES OF MIDVALE CITY, UTAH.**

Mariah Hill said for tax year 2025, the City Council adopted Resolution 2025-R-41 adopting the Certified Tax Rate calculated by the Salt Lake County Auditor for general operations. In addition, the City Council adopted a resolution proposing to levy a new property tax specifically for public safety services, as authorized under Utah State Code §10-6-133.4. The proposed Midvale City Public Safety Property Tax rate is 0.000249, which is projected to generate approximately \$940,561 in new property tax revenue. These funds will be allocated to a special revenue fund and used exclusively for public safety-related expenses.

The largest portion of the City's public safety budget is dedicated to law enforcement services provided by the Unified Police Department (UPD). For Fiscal Year 2026, the cost of these services is projected at \$14,150,127. The proposed public safety tax will cover the FY2026 cost increase from UPD (\$473,143 or 3.46%) and an additional 3% of the prior year's cost (\$467,418). The remaining public safety expenses (\$13,690,975) will be funded through a transfer from the City's General Fund.

Based on the 2025 average residential home value in Midvale of \$492,000—with a taxable value of \$270,600—the proposed public safety property tax would increase the average annual property tax bill by approximately \$67.38.

Multiple notices have been published or are scheduled to be published, and the public hearing is scheduled for August 19, 2025, at 6:00 p.m. at Midvale City Hall, which satisfies the truth-in-taxation requirements.

#### **FISCAL IMPACT:**

The proposed Midvale City Public Safety property tax will generate \$940,561 in new property tax revenue and will fund a portion of the City's public safety service costs.



# Truth-in-Taxation Special City Council Meeting begins at 6:00pm

To watch the meeting online visit

<https://www.youtube.com/@midvalecitygovernment2133>

To participate in the public hearing portion of the meeting, please follow the instructions at [www.Midvale.Utah.Gov/Truth-in-Taxation](http://www.Midvale.Utah.Gov/Truth-in-Taxation).



FY2026 Final  
Budget &  
Public Safety  
Property Tax  
Rate

## FY2026 Budget Overview

- This presentation is a budget overview – line-item details are available in the budget book that is available in the packet and at [Midvale.Utah.Gov](http://Midvale.Utah.Gov).
- The Final Budget is the City's estimated revenues and expenditures for each fund for July 1, 2025 to June 30, 2026 (all departments fall within a fund).
- The Final Budget has been prepared by the Finance Department and City Manager and is officially presented by the City's Budget Officer (City Manager) and reflects an effort to maintain the City's current level of service in these uncertain economic times, including capturing rising costs and making cuts where possible.
- After adoption, the final budget becomes an operating document for the City.
- City staff and the City Council have been actively engaged in the FY2026 budget process for 6+ months.

### FY2026 Final Budget Overview

## FY2026 Budget Timeline





## FY2026 Budget – Changes from Tentative

- Summary of Significant Changes:
  - Changes to General Fund revenue projections
  - Adopted the Certified Tax Rate (.000918)
  - 3% COLA -> 2.4% COLA (May Western CPI – All Depts)
  - Actual Insurance Costs (Property, Vehicle, Workers Comp., etc.)
  - Increase in UPD Budget
  - Changes to Vehicle Operating Costs (Multiple Depts)
  - One-time projects added

FY2026 Final Budget Overview

## FY2026 Budget – Changes from Tentative

Fund 10 - General Fund						
Account Description	FY2025 Amended	FY2026 Tentative	FY2026 Final	Difference	Percent Change	
<b>Revenues:</b>				-	0.00%	
Property Taxes	\$ 3,464,587	\$ 3,464,587	\$ 3,468,094	\$ 3,507	0.10%	
Delinquent/Surplus Property Taxes	35,000	25,000	40,000	15,000	60.00%	
Franchise Tax	2,522,592	2,774,851	2,691,709	(83,142)	-3.00%	
Telecommunications Tax	190,000	209,000	190,000	(19,000)	-9.09%	
Transient Room Tax	248,329	223,496	230,000	6,504	2.91%	
Motor Vehicle In Lieu Of	362,250	380,363	433,731	53,368	14.03%	
Business Licenses	350,000	350,000	345,000	(5,000)	-1.43%	
Building Permits	310,000	365,000	495,686	130,686	35.80%	
B&C Road Funds	1,400,000	1,050,000	1,083,000	33,000	3.14%	
Liquor Funds Allocation	56,000	76,000	72,000	(4,000)	-5.26%	
Homeless Shelter Funding	3,597,027	3,000,000	2,922,320	(77,680)	-2.59%	
Zoning/Development Fees	7,500	10,000	20,000	10,000	100.00%	
Bad Debt collections	70,000	35,000	50,000	15,000	42.86%	
Donations from Private Parties	-	-	15,000	15,000	0.00%	
Use of Fund Balance	3,683,452	90,576	163,576	73,000	80.60%	
Total Revenue Changes	\$ 16,296,737	\$ 12,053,873	\$ 12,220,116	\$ 166,243	1.38%	
<b>TOTAL Final REVENUES</b>	<b>\$ 30,420,430</b>	<b>\$ 26,989,546</b>	<b>\$ 27,171,559</b>	<b>\$ 182,013</b>	<b>0.67%</b>	

FY2026 Final Budget Overview

## FY2026 Budget – Changes from Tentative

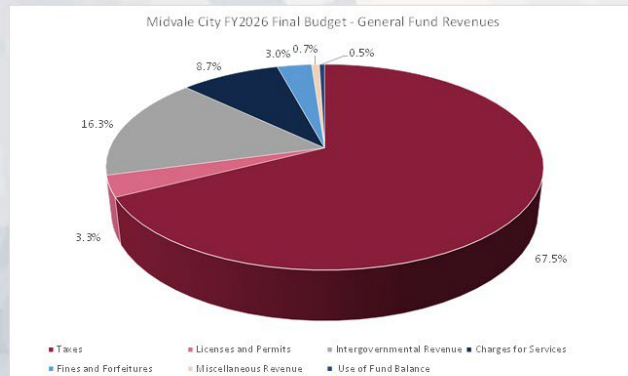
Fund 10 - General Fund						
Account Description	FY2025 Amended	FY2026 Tentative	FY2026 Final	Difference	Percent Change	
<b>Expenditures:</b>						
Salaries - All Department	\$ 5,132,791	\$ 5,340,505	\$ 5,280,837	\$ (59,668)	-1.12%	
Benefits - All Departments	2,743,724	2,452,094	2,511,327	59,233	2.42%	
Non-Departmental - Insurance and Surety	63,800	63,800	56,674	(7,126)	-11.17%	
Information Technology - Software Support	250,480	205,550	241,550	36,000	17.51%	
Contributions - Transfer to Public Safety Fund	-	13,695,603	13,690,975	(4,628)	-0.03%	
Facilities - Insurance	65,000	65,000	66,163	1,163	1.79%	
Streets - Signal Maintenance	56,000	56,000	93,000	37,000	66.07%	
Building Inspections - Professional Services	68,079	100,000	250,000	150,000	150.00%	
Vehicle Operating Costs - Multiple Depts	255,646	269,932	274,545	4,613	1.71%	
Total Expenditure Changes	\$ 8,635,520	\$ 22,248,484	\$ 22,465,071	\$ 216,587	0.97%	
<b>TOTAL Final EXPENDITURES</b>	<b>\$ 27,822,892</b>	<b>\$ 30,330,155</b>	<b>\$ 27,171,559</b>	<b>\$ (3,158,596)</b>	<b>-10.41%</b>	

### FY2026 Final Budget Overview

## General Fund - Revenues

**Total GF Revenues - \$27,171,559**  
Decrease of 13.4% from FY2025

- Taxes - \$18.3 million
- Licenses and Permits - \$900,580
- Intergovernmental Revenue - \$4.4 million
- Charges for Services - \$2.37 million
- Fines and Forfeitures - \$825,000
- Miscellaneous Revenue - \$188,935
- Use of Fund Balance - \$126,576

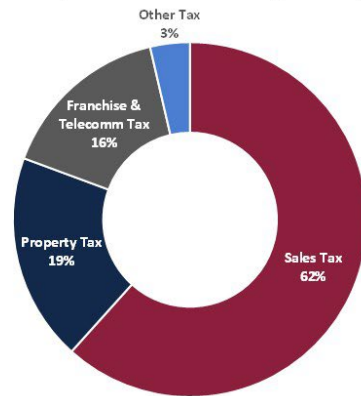


### FY2026 Final Budget Overview

## General Fund – Tax Revenues

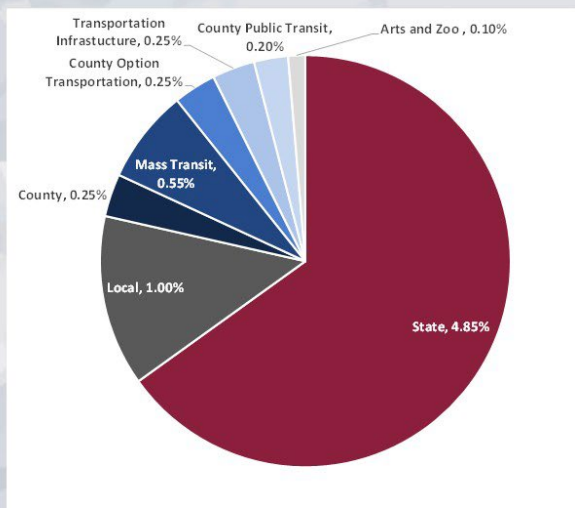
- Sales Tax - \$11.3 million
  - 1% Decrease from FY25 Budget
- Property Tax – \$3.5 million
  - \$3,507 New Growth
- Franchise & Telecomm Tax - \$2.88 million
  - 30% Rate Decrease - Enbridge
- Other Taxes - \$703,731
  - Delinquent Property Tax
  - Transient Room Tax
  - Motor Vehicle in Lieu of Tax

Midvale City Fiscal Year 2026 Final Budget Taxes by Type



FY2026 Final Budget Overview

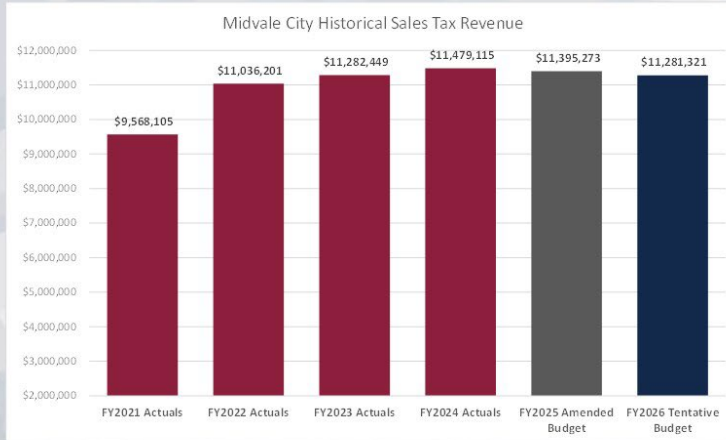
## Sales Tax Overview



FY2026 Final Budget Overview



## Midvale City Sales Tax - \$11,281,321



- Distributed to the City monthly by the Utah State Tax Commission
- Two-month delay in distribution (e.g. August distribution is from June sales)
- Most susceptible tax to economic trends
- High spending in post-COVID years meant large sales tax increase
- Economy is showing a slowing in consumer spending
- Projecting a 1% decrease from FY25 Budget

FY2026 Final Budget Overview

## 2025 Tax Year Information

- Total Taxable Value - \$3,766,993,293
- Eligible New Growth Value - \$10,887,034
  - Total 2025 Value – Total 2024 Value – Value Changes (existing property) = New Growth
- Average Midvale Residential Value - \$492,000 (4.5% Increase)
- Average Taxable Residential Value (55%) - \$270,600

FY2026 Final Budget Overview



## Certified Tax Rate

- Adopted June 17, 2025 for Midvale General Operations
- Calendar/Tax Year 2025
- Certified Tax Rate - .000918
- FY2026 Property Tax Revenue - \$3,468,094
- New Growth - \$9,994
- No change on the Average Residential Value - \$248.41 annually

FY2026 Final Budget Overview

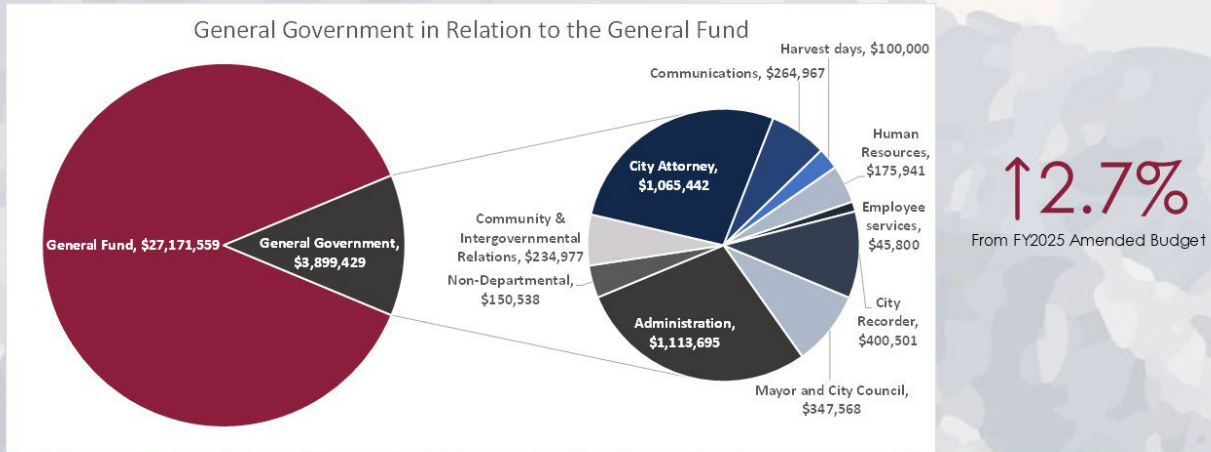
## General Fund – Expenditure Overview

- Salaries & Benefits (\$323K Increase)
  - 2.4% COLA
  - 2% Merit
  - Market & Mid-Point Adjustments
  - New FTEs - Event Coordinator, RDA Attorney
  - Benefits – 0% Medical, 4.5% Dental, Accounting Error, Selection Changes
- IT Equipment Increase – Switches & Servers Replacement Charges across departments (\$82K Increase)
- Properly Budgeting Restricted Revenue – Building & B&C Road
- Small Budget Requests & Budget Cuts
- One-Time Requests – Streets (\$37K), GIS (\$36K), Election (\$37K)
- Public Safety Special Revenue Fund – Transfer vs GF Public Safety Department
- 13 out of 23 departments have a budget decrease, wage increases included

FY2026 Final Budget Overview

## General Fund – General Government

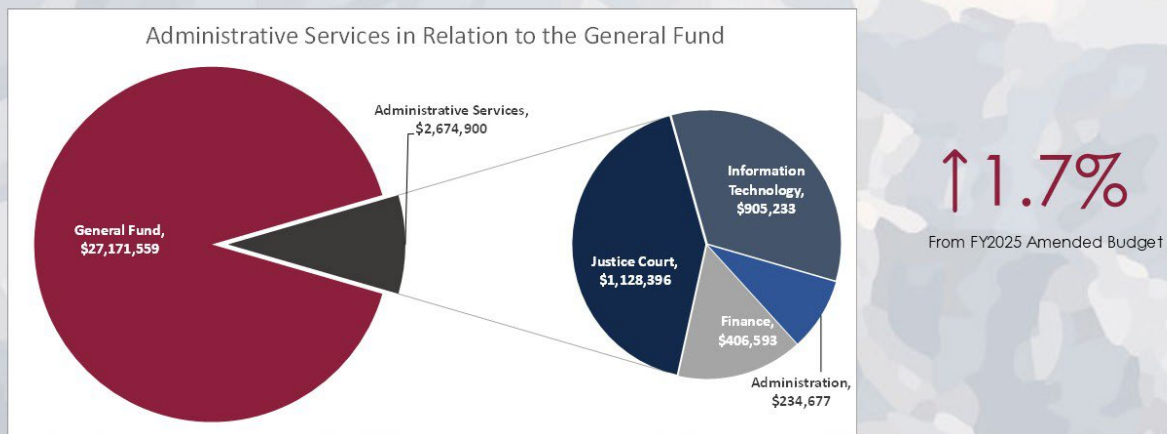
Total Budget - \$3,899,429 (14.4% of GF)



FY2026 Tentative Budget Overview

## General Fund – Administrative Services

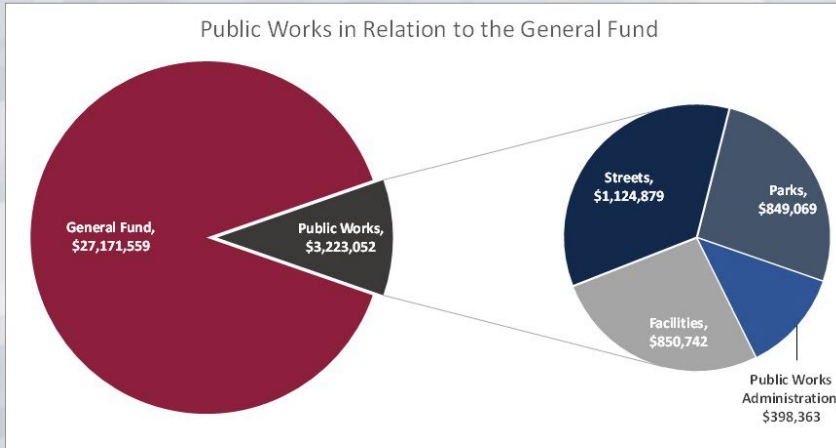
Total Budget - \$2,674,900 (9.8% of GF)



FY2026 Final Budget Overview

## General Fund – Public Works

Total Budget - \$3,223,051 (11.9% of GF)



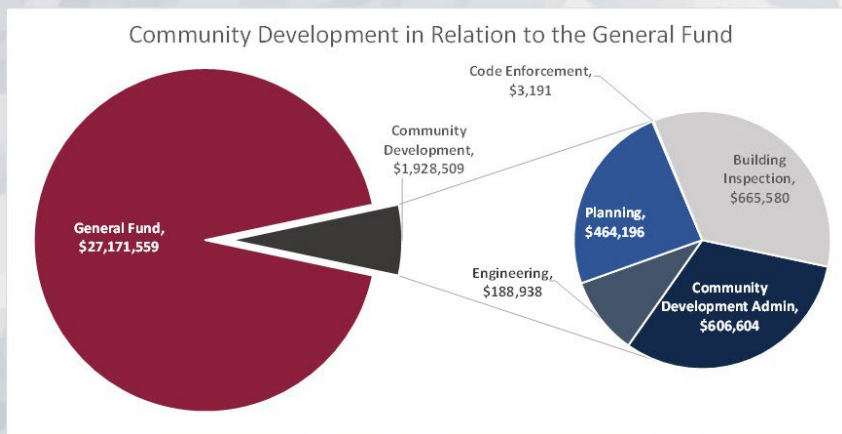
↓0.6%

From FY2025 Amended Budget

FY2026 Final Budget Overview

## General Fund – Community Development

Total Budget - \$1,928,509 (7.1% of GF)



↑7.1%

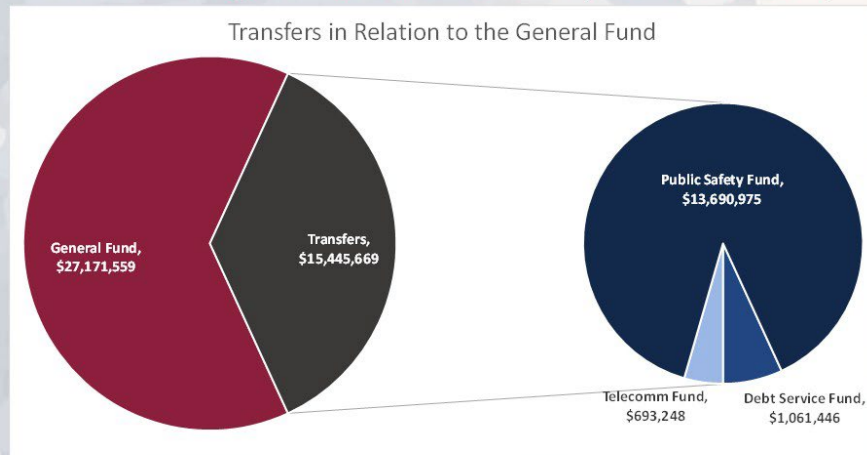
From FY2025 Amended Budget

FY2026 Final Budget Overview



## General Fund – Transfers

Total Budget - \$15,445,669 (56.9% of GF)



FY2026 Final Budget Overview

## Debt Service Fund

Total Budget - \$1,755,908

### Revenues

- Transfer from General Fund – \$1.06M
- Developer Loan Payment - \$245K
- Transfer from RDA - \$449K

### Expenditures

- 2017 Sales Tax Bonds (Road Bond) - \$776K
- Lease payment to MBA (City Hall/Parks Bond) - \$282K
- CHG Parking Structure Loan (developer paid) - \$245K
- Zions Parking Structure Loan (RDA paid) - \$449K

FY2026 Final Budget Overview



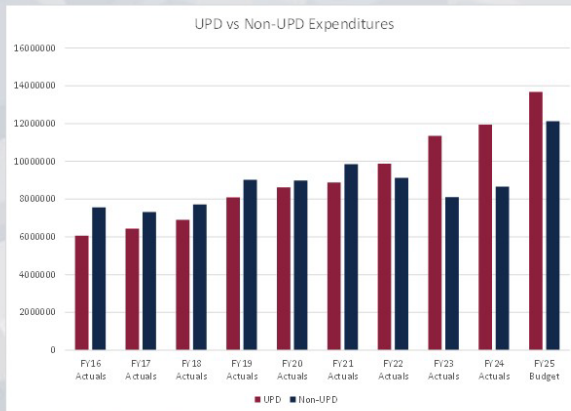
## Public Safety Special Revenue Fund

- The FY2026 budget creates the Public Safety Special Revenue Fund to house all public safety related revenues & expenses
- In FY26 it will be funded by a transfer from the General Fund and the proposed Midvale Public Safety Property Tax
- Expenditures will include Animal Control Contract, UFA Emergency Manager Contract, UPD, and minimal miscellaneous
- UPD Increases: 3.46% Increase (\$473K)

Public Safety Service Fund						
	Actual FY2023	Actual FY2024	Amended FY2025	Final FY2026	Difference	Percent Change
<b>Revenues:</b>						
Property Tax	-	-	-	940,561	940,561	0.0%
Interest Revenue	-	-	-	-	-	0.0%
Transfer From General Fund	-	-	-	13,690,975	13,690,975	0.0%
<b>TOTAL REVENUES</b>	-	-	-	<b>14,631,536</b>	<b>14,631,536</b>	<b>0.0%</b>
<b>Expenditures:</b>						
Information Technology Equipment (Interfund)	1,488	2,113	1,893	1,837	(56)	-3.0%
Professional Services	50,618	-	58,457	56,752	(1,705)	-2.9%
Unified Police Department Contract	11,351,484	11,951,605	13,676,984	14,150,127	473,143	3.5%
Animal Control Contract	312,197	342,578	412,618	422,820	10,202	2.5%
Miscellaneous Supplies	-	19,340	300	-	(300)	-100.0%
Miscellaneous Services	74,514	-	-	-	-	0.0%
<b>Total Operating</b>	<b>11,790,301</b>	<b>12,315,636</b>	<b>14,150,252</b>	<b>14,631,536</b>	<b>481,284</b>	<b>3.4%</b>
<b>TOTAL EXPENDITURES</b>	<b>\$ 11,790,301</b>	<b>\$ 12,315,636</b>	<b>\$ 14,150,252</b>	<b>\$ 14,631,536</b>	<b>\$ 481,284</b>	<b>3.4%</b>

### FY2026 Final Budget Overview

## Proposed Public Safety Property Tax



10-Year Increases: UPD 97%, Non-UPD 14.5%

- Public Safety increases are straining general fund revenue sources.
- Property tax increases have been and may continue to be needed to maintain service levels and fund UPD increases.
- City's can levy a property tax by ordinance for a specified service – Utah Code 10-6-133.4, which will allow tax increases to be public safety specific.
- Revenues will go into a special fund and must be used only for that service.
- Truth-in-Taxation state code has been followed
- If the Public Safety Property Tax is not adopted after Truth-in-Taxation, General Fund cuts will be required

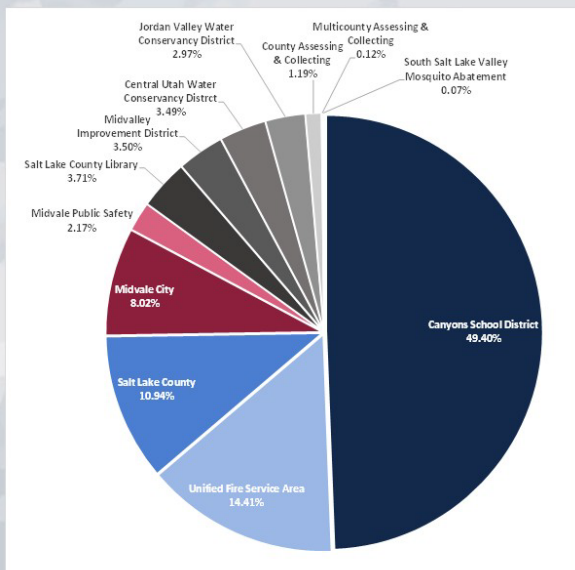
### FY2026 Final Budget Overview

## 2025 Tax Year Information

- Total Taxable Value - \$ 3,766,993,293
- Average Midvale Residential Value - \$492,000 -(4.5% Increase)
- Average Taxable Residential Value (55%) - \$270,600
- Final Budget includes \$940,561 to be generated by the Public Safety Property Tax rate of .000249
  - FY26 UPD increase
  - 3% of FY25 UPD Budget
  - The GF transfer represents 93% of the City's Sales and Property Tax
- Proposed \$67.38 annually on 2025 Average Residential Value of \$492,000

### Property Tax Overview

## Proposed Public Safety Property Tax



Taxing Entity	2025 Tax Rate <sup>1</sup>	Dollar Amount of Taxes <sup>2</sup>
Canyons School District <sup>3</sup>	0.005656	\$1,530.51
Unified Fire Service Area <sup>3</sup>	0.00165	\$446.49
Salt Lake County	0.001253	\$339.06
Midvale City	0.000918	\$248.41
Midvale Public Safety <sup>3</sup>	0.000249	\$67.38
Salt Lake County Library	0.000425	\$115.01
Midvalley Improvement District	0.000401	\$108.51
Central Utah Water Conservancy District <sup>3</sup>	0.000400	\$108.24
Jordan Valley Water Conservancy District <sup>3</sup>	0.00034	\$92.00
County Assessing & Collecting	0.000136	\$36.80
Multicounty Assessing & Collecting	0.000014	\$3.79
South Salt Lake Valley Mosquito Abatement	0.000008	\$2.16
<b>TOTAL</b>	<b>0.01145</b>	<b>\$3,098.37</b>

1. Proposed 2025 Tax Rates

2. Based of 2025 Average Residential Value - \$492,000

3. Changes for Tax Year 2025



# Proposed Tax Increases – County-Wide

SALT LAKE COUNTY NOTICE OF PROPOSED TAX INCREASES									
The following taxing entities are proposing to increase property tax revenues within SALT LAKE COUNTY. Data is based on the taxing entity's average value shown below. The same value is used for both residential and commercial properties. Concerned citizens are invited to attend the public hearings on their tax increases.									
FOR FURTHER INFORMATION, CONTACT THE INDIVIDUAL ENTITIES AT THE PHONE NUMBERS SHOWN BELOW.									
Entities proposing a tax increase	Average value	If approved, tax will increase		Total revenue generated from tax increase	% Tax Increase	Public hearing information			
		From:	To:			Date/Time	Location	Phone	
Canyons School	\$ 703,000	Residential \$ 1,630.12	\$ 1,724.07	\$ 9,000,000	8.21%	Aug 06, 2024 6:00 PM	9061 South 300 East Sandy City	801-825-5000	
		Commercial \$ 2,963.85	\$ 3,134.68						
Central Utah Water Conservancy	\$ 602,000	Residential \$ 125.82	\$ 132.44	\$ 3,664,803	7.51%	Aug 27, 2024 6:00 PM	3426 East 750 North Blot 2 Orem	801-226-7100	
		Commercial \$ 228.76	\$ 240.80						
Draper City	\$ 764,000	Residential \$ 536.15	\$ 608.01	\$ 1,673,199	21.41%	Aug 14, 2024 6:00 PM	1020 East Pioneer Road Draper City	801-567-6318	
		Commercial \$ 811.20	\$ 741.84						
Granite School	\$ 528,000	Residential \$ 1,539.70	\$ 1,582.68	\$ 7,235,582	4.96%	Aug 06, 2024 8:00 PM	2500 South State Street South Salt Lake City	385-648-4700	
		Commercial \$ 2,799.46	\$ 2,877.60						
Holladay City	\$ 944,000	Residential \$ 648.48	\$ 745.57	\$ 1,098,120	15.05%	Aug 13, 2024 6:00 PM	4560 South 2300 East Holladay City	801-272-9450	
		Commercial \$ 1,179.06	\$ 1,355.58						
Metropolitan Water District of Salt Lake & Sandy (Salt Lake)	\$ 624,000	Residential \$ 53.49	\$ 120.12	\$ 7,892,810	89.63%	Aug 12, 2024 6:00 PM	3420 East Danish Road Cottonwood Heights City	801-942-1391	
		Commercial \$ 115.44	\$ 218.40						
Metropolitan Water District of Salt Lake & Sandy (Sandy)	\$ 682,000	Residential \$ 76.15	\$ 131.29	\$ 2,026,931	72.89%	Aug 12, 2024 6:00 PM	3430 East Danish Road Cottonwood Heights City	801-942-1391	
		Commercial \$ 138.45	\$ 238.70						
Midvale City	\$ 470,000	Residential \$ 218.95	\$ 250.75	\$ 449,370	14.78%	Aug 13, 2024 6:00 PM	7505 South Holden Street Midvale City	801-567-7206	
		Commercial \$ 398.09	\$ 435.90						
Murray City (General fund)	\$ 565,000	Residential \$ 439.09	\$ 480.84	\$ 583,777	4.95%	Aug 13, 2024 6:30 PM	35 East 4800 South Murray City	801-264-2513	
		Commercial \$ 798.35	\$ 837.60						
Salt Lake City	\$ 624,000	Residential \$ 811.67	\$ 820.25	\$ 1,116,407	1.12%	Aug 13, 2024 7:00 PM	455 South State St # 515 Salt Lake City	801-535-7600	
		Commercial \$ 1,475.76	\$ 1,491.36						
Salt Lake City Library	\$ 624,000	Residential \$ 183.96	\$ 221.71	\$ 5,289,705	20.69%	Aug 13, 2024 7:00 PM	455 South State St # 515 Salt Lake City	801-535-7600	
		Commercial \$ 334.46	\$ 403.10						
South Salt Lake City	\$ 427,000	Residential \$ 521.37	\$ 626.34	\$ 2,350,137	20.21%	Aug 07, 2024 7:00 PM	220 East Morris Avenue South Salt Lake City	801-483-6000	
		Commercial \$ 947.58	\$ 1,138.81						
Taylorville City	\$ 472,000	Residential \$ 176.79	\$ 220.92	\$ 928,881	25.05%	Aug 21, 2024 7:00 PM	2600 West Taylorville Blvd Taylorville City	801-963-5400	
		Commercial \$ 321.43	\$ 401.67						
West Jordan City	\$ 528,000	Residential \$ 386.52	\$ 400.17	\$ 709,787	0.63%	Aug 13, 2024 6:00 PM	8000 South Redwood Road West Jordan City	801-569-5000	
		Commercial \$ 702.77	\$ 727.58						
West Valley City (Judgment levy)	\$ 426,000	Residential \$ 0.00	\$ 3.28	\$ 192,200	100.00%	Aug 13, 2024 6:30 PM	3600 S Constitution Blvd West Valley City	801-963-3235	
		Commercial \$ 0.00	\$ 5.96						

## Notices & Communication

- June 17<sup>th</sup> – City Council adopted proposed tax rate.
- Newspaper Publication Notice of Public Hearings
  - Combined Salt Lake County Notice - Deseret News (7/18) & Salt Lake Tribune (7/20)
  - Midvale City Notice - Salt Lake Tribune – (8/17)
- Notice of Valuations issued from Salt Lake County Auditor
- Digital ads placed on multiple websites – Public Notice Website, Utahlegals.com, Midvale City Website
- Extra City Communication – Billing Inserts, Social Media Posts, Harvest Days City Booth, Midvale Newsletter

## Public Notice & Communication

- Public Notice
  - Code specific wording – Some changes allowed by State Tax Commission
  - Amount increase on average resident and business
  - Percent increase in overall budget – challenge
  - Public hearing information
- Communication Plan
  - Finalize notice wording
  - Make plan consistent with wording

FY2026 Final Budget Overview

## Capital Projects Fund

Total Budget - \$32,198,200

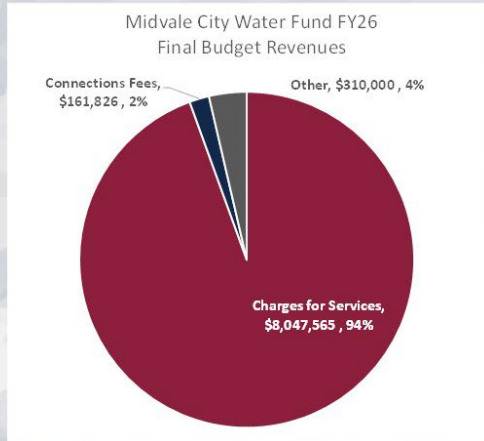
Proceeds from Borrowing (\$24.5M) & Use of Fund Balance (\$6M)	Sales Tax (\$1.02M)	Interest Earned (\$100K)
Public Works Facility - \$21M (Carryover)	Sidewalk, Curb, & Gutter Replacement - \$215K	Facility Maintenance - \$65K
HB244 Transportation Projects - \$8.9M (Carryover)	Pavement Management - \$805K	
General Plan Update - \$150K (Carryover)		
Canal Trails Grant Match - \$890K (Carryover)		
Porter Rockwell Trail Study - \$65K (Carryover)		
Midvale Mural Program - \$63K (Carryover)		

FY2026 Final Budget Overview



## Water Fund - Revenues

Total Revenues - \$8,519,391



↑9.1%

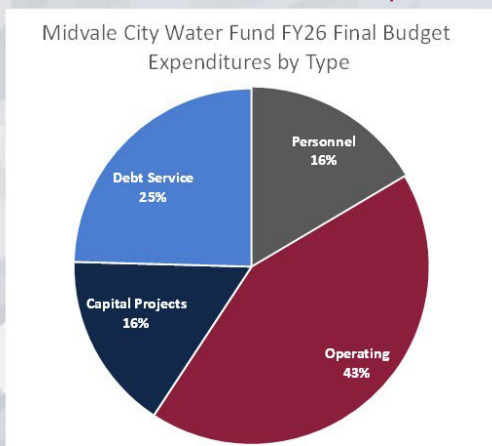
From FY2025 Amended Budget

- The Water Fund budget is prepared per the five-year Comprehensive Financial Sustainability Plan (CFSP) that was completed in FY2021.

FY2026 Final Budget Overview

## Water Fund - Expenditures

Total Expenditures - \$7,944,110



↓52%

From FY2025 Amended Budget

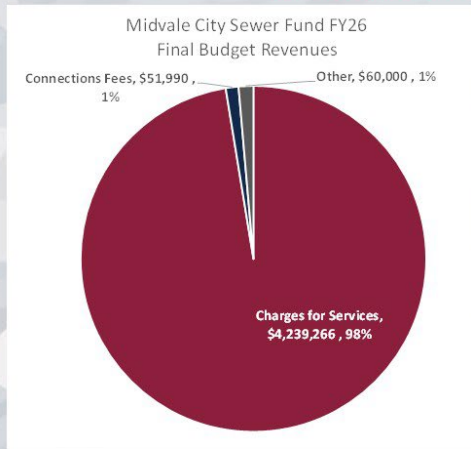
### Notable Requests

- City-Wide Salary and Benefit Increases
- JVCWD Contract Changes - \$212K
- Scheduled Capital Projects - \$1.3M

FY2026 Final Budget Overview

## Sewer Fund - Revenues

Total Revenues - \$4,351,256



↑ 7.8%

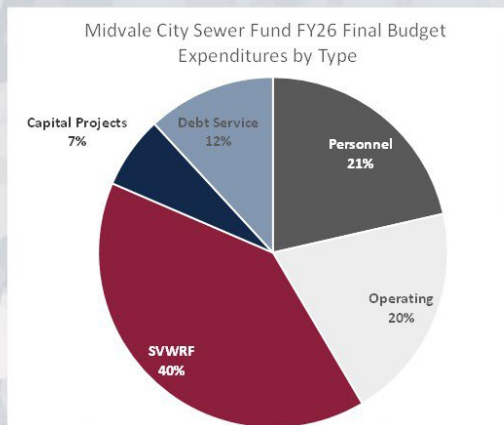
From FY2025 Amended Budget

- The Sewer Fund budget is prepared per the five-year Comprehensive Financial Sustainability Plan (CFSP) that was completed in FY2021.

FY2026 Final Budget Overview

## Sewer Fund - Expenditures

Total Expenditures - \$3,959,301



↓ 16%

From FY2025 Amended Budget

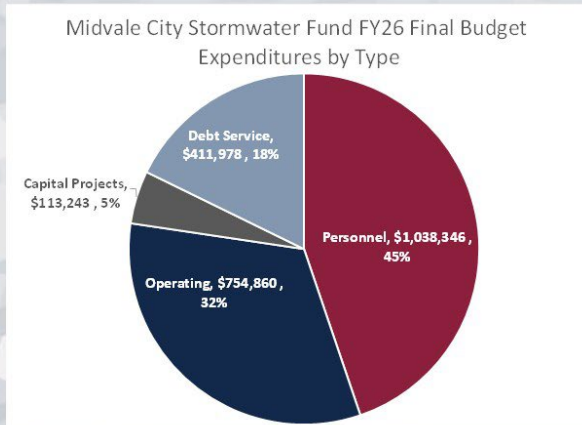
### Notable Requests

- City-Wide Salary & Benefit Increases
- SVWRF Operating and Capital Increases- \$35K
- Scheduled Capital Projects - \$264K

FY2026 Final Budget Overview

## Storm Water Fund

Total Budget - \$2,318,427



↓0.1%

From FY2025 Amended Budget

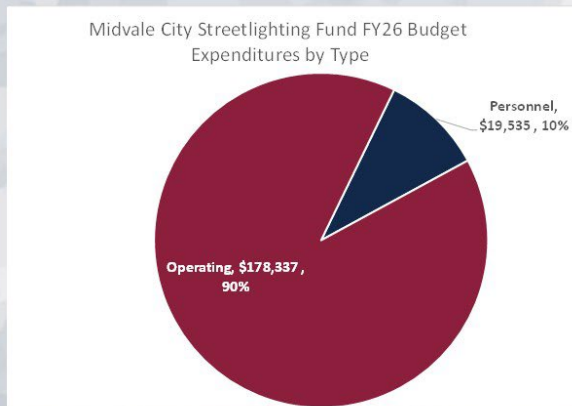
Notable Requests

- City-Wide Salary & Benefit Increases

FY2026 Final Budget Overview

## Street Lighting Fund

Total Budget - \$197,872



↓31%

From FY2025 Amended Budget

Streetlight Master Plan is currently underway.

Notable Requests

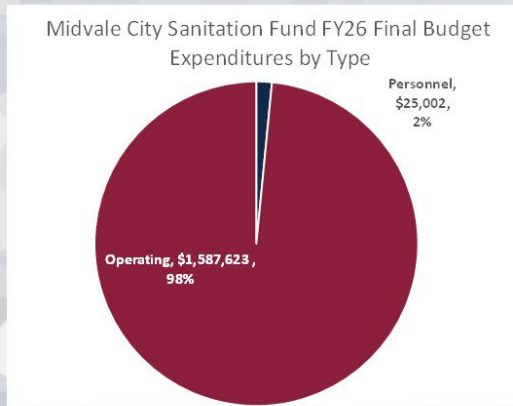
- City-Wide Salary & Benefit Increases

FY2026 Final Budget Overview



## Sanitation Fund

Total Budget - \$1,621,508



↑0.2%

From FY2025 Amended Budget Expenditures

2% Increase in Sanitation Rates

Garbage: \$12.59 to \$12.84

Recycling: \$4.31 to \$4.40

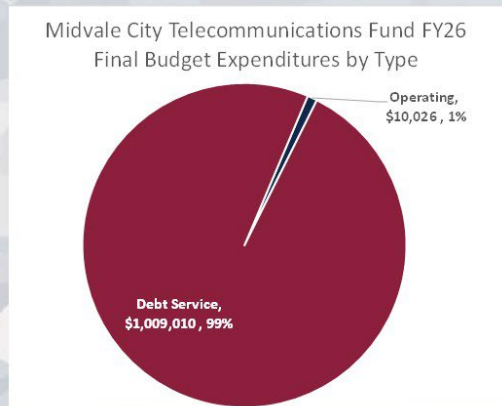
Notable Requests

- City-Wide Salary & Benefit Increases

FY2026 Final Budget Overview

## Telecommunications Fund

Total Budget - \$1,019,036



↑2%

From FY2025 Amended Budget Expenditures

Notable Requests

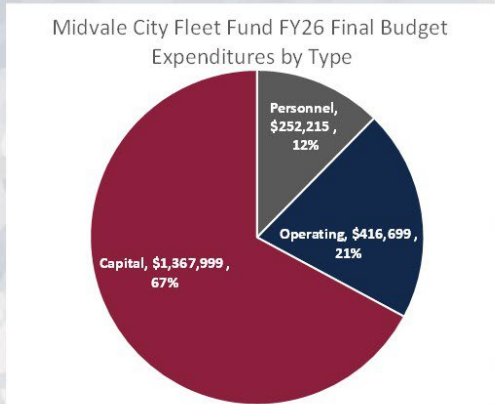
- UTOPIA Pledge Payments - \$1 million

FY2026 Final Budget Overview



## Fleet Fund

Total Budget - \$2,036,913



↓ 5%

From FY2025 Amended Budget Expenditures

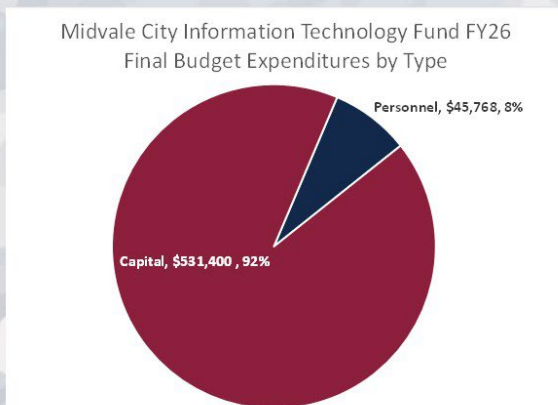
### Notable Requests

- City-Wide Salary & Benefit Increases
- Vehicle & Equipment Replacement- **\$1.4M**

FY2026 Final Budget Overview

## Information Technology Fund

Total Budget - \$577,168



↑ 2%

From FY2025 Amended Budget Expenditures

### Notable Requests

- City-Wide Salary & Benefit Increase
- Carryover of \$200K for CD Software

FY2026 Final Budget Overview

Council Member Paul Glover asked how this tax increase will affect businesses. Mariah Hill said businesses are being taxed the full amount of the tax.

Council Member Paul Glover said he just wanted the residents to know that the businesses do not get the residential exemption on the tax increase and it's costing them more to do business. He urged everyone to shop in Midvale.

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

Jerry Schmidt, Midvale resident, explained the Circuit Breaker program and how to apply for it. Go to [tax.utah.gov](http://tax.utah.gov), search for Circuit Breaker. Applications must be in by Labor Day. Dan McKay of Riverton tried to destroy this program, but Senator Eliason backs this program.

Chad Thomas, Midvale resident, said he doesn't think a line item on a tax notice is transparent. He went over prior property tax increases and spoke against the current increase. He sees growth everywhere and asks where all the money from taxes is going. He doesn't get raises for just doing his job, he must be exceptional to get a raise. He said the mayor is on the Salt Lake County Animal Services Board and didn't disclose that on his prior Conflict of Interest Disclosure form. He said he had more to say but he had run out of time.

Mayor Dustin Gettel advised Chad Thomas that he had run out of time and then explained that he is not on the animal services board as a board member, he is in an advisory position representing Midvale City.

Ken Harper, Midvale resident who has lived on Holden Street for 42 years, asked what he can expect from UPD and animal services for the tax increase. He has felt unsafe in Midvale over the last 12 months for the first time in his life due to cars parked on the street creating a blind spot when he is pulling out of his driveway. There are cars parked on the street creating unsafe conditions.

Doug Wright says no to all property taxes and an increase to property taxes. As he sees new buildings like elementary schools and fire stations being built, he sees that they are being built like Taj Mahals. He said the city doesn't tax on needs; they tax on wants. Residents are being taxed out of their homes. He has been charged a streetlight fee for the last ten years and he doesn't have any streetlights on his street.

Lana Stewart, Midvale Resident, said she has also been charged a streetlight fee for years and the streetlight on her street is on a barnyard pole, not a nice metal fancy pole. She doesn't feel like property taxes are evaluated properly. She remodeled her home in 2010, and her taxes are still rising; she asked if there was a way that taxes could be applied based on individual property situations. She also said there is a lot of noise on weekend nights on State Street that is carried over into her neighborhood. She would like something to be done about the loud noise from motorcycles so she can leave her windows open and not be bothered by the noise.

Matt Bjarnson has been a Midvale resident for 41 years. He has watched taxes go up over the years. He feels like this tax increase will open a pandora's box. He would prefer

the general fund to be cut. He's concerned that the new tax will just increase each year, and the money can be pilfered for other things. He says no to taxes.

Brian James said he grew up and bought property in Midvale on the same street. He's frustrated with commercial properties near his property. It has ruined the neighborhood feel of his street. He said there are also large commercial trucks parking on the street. There is no place for kids to walk home from school safely. He calls Code Enforcement and reports the trucks that are parked and driving illegally on his street and no one responds.

Stacy Phillips said she has lived on the border of Midvale for 58 years. She understands the need for an increase in small increments. She wonders why we are spending so much on consultants for Harvest Days and why we are paying money to Utopia. Her understanding was that at some point residents would be able to stop paying Utopia but each year the Utopia fee goes up. She would like to see more transparency with how money is spent.

Molly Swonger said she was concerned about a public safety increase. She believes that the state legislature passes legislation that costs the cities more money. She would like the council and residents to call their representatives and let them know they need to stop increasing taxes and start representing their constituents.

Diane Bjarnson, a Midvale resident, disagreed with the statement that the tax is not for growing government, it's for sustaining the core services. She asked if she could turn her remaining 2:00 minutes over to Chad Thomas.

Chad Thomas disagreed with more money for animal services; he said they won't do anything about raccoons. He said he sees a pattern of a consistent upward climb in costs paired with a lack of clear and honest communication. He said his property taxes have increased by \$1000 over the last six years.

Luke Maynes thanked the council for keeping this tax as low as possible. He acknowledged that UPD is the most consistent high cost that the city has and he would like the approach to public safety to be broader and include services to help prevent crime before it happens.



Proceedings of City Council Meeting  
August 19, 2025

**From:** <noreply@revize.com>  
**Sent on:** Tuesday, July 22, 2025 5:00:38 PM  
**To:** Rori Andreason <randreason@midvaleut.gov>  
**CC:** Charlie Cressall <ccressall@midvaleut.gov>  
**Subject:** Public Comment Submission for City Council

**Follow up:** Follow up

**Start date:** Tuesday, July 22, 2025 12:00:00 AM

**Due date:** Tuesday, July 22, 2025 12:00:00 AM

text-1728315720217 = Liliana

text-1728315733735 = Rodriguez

textarea-1728315764583 = [REDACTED]

text-1728315785401 = [REDACTED]

date-1728315809166 = 2025-08-19

select-1728315833162 = Redevelopment Agency

textarea-1728315924358 = I strenuously object to yet another increase in property taxes.

The Police, Animal services and Emergency services need to tighten their budgets like all of Midvale citizens are forced to do during inflationary times. Government is BLEEDING us dry and providing the wealthy classes with tax breaks they don't need or deserve at our expense.

GIVE MIDVALE CITIZENS A BREAK!! I'm sick of the constant raising of our home taxes.

Client IP = 172.59.152.100

Proceedings of City Council Meeting  
August 19, 2025

**From:** <noreply@revize.com>  
**Sent on:** Monday, July 21, 2025 9:40:23 PM  
**To:** Rori Andreason <randreason@midvaleut.gov>  
**CC:** Charlie Cressall <ccressall@midvaleut.gov>  
**Subject:** Public Comment Submission for City Council

**Follow up:** Follow up

**Start date:** Monday, July 21, 2025 12:00:00 AM

**Due date:** Monday, July 21, 2025 12:00:00 AM

text-1728315720217 = Peggy Elizabeth  
text-1728315733735 = Canhoto  
textarea-1728315764583 = [REDACTED]  
text-1728315785401 = [REDACTED]  
date-1728315809166 = 2025-08-19  
select-1728315833162 = Redevelopment Agency  
textarea-1728315924358 = Utah has the 11th highest overall tax burden of any in the nation and the 1st highest of all conservative states. My property taxes have gone up 55% in the last 5 years. What makes you think it's ok to continue to raise our taxes vs looking at the large amount of revenue you already get and see how it can be spent better? Every one of us has been forced to streamline our budgets and make priorities as should our city and state governments.  
Client IP = 172.59.153.208

**From:** <noreply@revize.com>  
**Sent on:** Sunday, July 27, 2025 2:39:46 PM  
**To:** Rori Andreason <randreason@midvaleut.gov>  
**CC:** Charlie Cressall <ccressall@midvaleut.gov>  
**Subject:** Public Comment Submission for City Council

text-1728315720217 = Concerned  
text-1728315733735 = Citizen  
textarea-1728315764583 = [REDACTED]  
text-1728315785401 = [REDACTED]  
date-1728315809166 = [REDACTED]  
select-1728315833162 = Redevelopment Agency  
textarea-1728315924358 = All taxation is theft. Government has been deceiving its people for so long that they themselves are deceived! Has no on been taught or remember the reasons for the American Revolution? Has nobody studied the founding fathers? Has everyone forgotten what freedom and liberty really mean? This violated true principle.  
Client IP = 76.149.190.108

Online comment:  
Tyler Glaittli, could not connect.

Mayor Dustin Gettel chose to temporarily close the public comment section after three minutes while IT tried to solve the issue with the online comments section.

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

Council Member Bryant Brown said he understands and empathizes with how painful new taxes can be. He pointed out that on the tax notice Midvale City is getting a smaller amount than some of the other entities taxing residents. The new school and fire station buildings are not part of Midvale City's taxes even though they are in Midvale.

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

Online Comment:

Tyler Glaittli thanked the council for the efforts they have made to improve public safety. He noticed that a significant amount of the new funding will be allocated to policing resources. He would like to know if crime will go down in a measurable reduction with this additional funding. He'd like to know how these statistics will be tracked. He suggested using a metric like violent crimes per dollar invested in policing. He was unable to locate an up-to-date detailed crimes statistic for Midvale on the UPD site. He requested this data via email and has not heard back. He is interested in hearing what the incremental benefits will be in comparison to the incremental costs. He would like to hear the council's thoughts on this.

Doug Wright asked for more time. He said a former city manager said that UPD asks for 15 – 20% more each year and the city just goes ahead and pays the bill. He would like to know where the value is in staying with UPD when other cities have dropped UPD due to their high cost.

Mayor Dustin Gettel responded to Mr. Wright saying that the UPD increase this year was 3.4%.

Chad Thomas said he would like to see all the money to go to UPD to help them do a better job. He would like to hear how this will benefit the residents of Midvale.



Mayor Dustin Gettel responded to Mr. Thomas and said that 99.9% of the increase is going to UPD and asking to know what improvements will be made is not an unreasonable request.

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

Council Member Bryant Brown said there are a lot of meetings that are focused on talking about the budget and how the city spends money. He asked for ideas of how to get notice to the public more effectively. He wants to hear from the public.

Council Member Heidi Robinson said the city doesn't just pay the bill; the council and mayor work to find the lowest cost and best services.

Council Member Denece Mikolash said that when she became a council member the other council members spent hours educating her on the budget and what services and benefits are provided. The 2024 survey provided feedback that safety was the number one priority for residents, and this increase is trying to address that. She would like to know how to provide more transparency if that isn't happening.

Council Member Paul Glover said that UPD offers a lot of services and value that a city Police Department can't offer for the same price. He said cuts to service would occur if this tax doesn't go through. He doesn't like property taxes, he prefers sales tax, but he doesn't think the city can keep the level of service it currently offers without this tax increase. The city could just increase the General Fund but with the implementation of a Public Safety Fund the money will go directly to public safety.

Mayor Dustin Gettel talked about the importance of Animal Services and how they helped several years ago with a reptile hoarding situation. He also said that since raccoons are not native to Utah, Animal Services are unable to help with them; however, there is an Urban Wildlife organization that will go out and remove raccoons.

Council Member Bryant Brown said he saw two deer running down the middle of Grant Street on a recent morning, that was a sight he never thought he would see.

Matt Dahl thanked everyone for their comments. He wants to learn from the comments to help resolve issues. He said the council works all year on trying to find inefficiencies and reducing costs while also meeting the wants and needs of residents without raising costs of services. He invited residents to call him and set up an appointment to chat about issues. He explained the factors involved in capturing new growth and that there are a lot of factors that go into that calculation and in a lot of cases the numbers are dictated by the State. For example, the new buildings and business are positive but when it's a remodel of an existing building there is no net growth, it's an extremely complicated

calculation. The streetlight fee was intended to cover the new streetlights in Midvale, not to bring a streetlight to every street but the lights throughout the city benefit everyone in the city. The city is planning to do a new streetlight master plan with the intent to expand the streetlight program in the most cost efficient, streamlined way possible.

The city has a traffic committee that meets quarterly to discuss traffic concerns in the city. Residents with traffic concerns may participate in the process. When Midvale City signed the agreement with Utopia, Midvale agreed to help cover the debt service of the other cities involved with Utopia for a period of time. The amount owed to Utopia is increasing based on the original agreement, but the city is also receiving more money from Utopia in an annual disbursement that goes to the cities supporting Utopia as an offset to the growth in the amount paid to Utopia. The City is not coming up with new property tax or sales tax revenue to pay Utopia.

Mayor Dustin Gettel said the city received an \$800,000 reimbursement check from Utopia earlier this year.

Matt Dahl invited everyone to watch the meetings with partner organizations to understand how Midvale City is represented in those groups. He said that the city receives reports from UPD on crime data, officer calls, and homelessness statistics and the city is meeting what the State requires, but he could see from tonight's comments that residents want to see that information conveyed in a different way. He said he is happy to have conversations about that.

Council Member Bryant Brown said the reason the city has these meetings is to learn what the residents want to see. He asked that residents keep in mind that unexpected events may happen that can affect UPD resources and budget.

**ACTION: Consider Ordinance No. 2025-O-13 Levying a Midvale City Public Safety Property Tax for Calendar Year 2025 and Levying Taxes upon all Real and Personal Property within the Corporate Boundaries of Midvale City, Utah.**

**MOTION: Council Member Heidi Robinson MOVED to Adopt Ordinance No. 2025-O-13 Levying a Midvale City Public Safety Property Tax at a rate of .000249 for Calendar Year 2025. The motion was SECONDED by Council Member Bonnie Billings. Mayor Gettel called for discussion on the motion. There being none, he called for a roll call vote. The voting was as follows:**

<b>Council Member Bonnie Billings</b>	<b>Aye</b>
<b>Council Member Paul Glover</b>	<b>Aye</b>
<b>Council Member Heidi Robinson</b>	<b>Aye</b>
<b>Council Member Bryant Brown</b>	<b>Aye</b>
<b>Council Member Denece Mikolash</b>	<b>Aye</b>

**The motion passed unanimously.**

**IV. ACTION ITEM**

**A. CONSIDER RESOLUTION NO. 2025-R-47 ADOPTING THE FINAL OPERATING AND CAPITAL BUDGETS FOR MIDVALE CITY, STATE OF UTAH, FOR THE FISCAL YEAR ENDING JUNE 30, 2026.**

Mariah Hill said in adopting the FY 2026 budgets there are several procedural steps that the City Council is required to take to be compliant with state statute:

1. UCA 10-6-111(1) requires the Budget Officer (City Manager) to present a tentative budget for each fund within the City. The budgets must be submitted no later than the first regularly scheduled meeting in May. The City Manager and staff presented tentative budgets for the City in a Public Hearing on Tuesday, May 6, 2025. The City Council was briefed on revenue estimates, provided an overview of the expenditures, and presented budget highlights. A detailed budget was also made available on the City's website [www.midvale.utah.gov](http://www.midvale.utah.gov).
2. UCA 10-6-111(3) further requires the City Council to adopt the tentative budget at the first regularly scheduled board meeting in May, which occurred.
3. Public hearings were held on May 6, 2025 and June 3, 2025.
4. A Resolution adopting the final budget for Midvale City will be presented for your consideration on Tuesday, August 19, 2025.

<b>FISCAL IMPACT: FUND</b>	<b>REVENUES</b>	<b>EXPENDITURES</b>
General	\$27,171,559	\$27,171,559
Debt Service	\$1,755,908	\$1,755,908
Public Safety	\$14,631,536	\$14,631,536
Capital Projects	\$32,198,200	\$32,198,200
Water	\$8,519,391	\$7,944,110
Sewer	\$4,351,256	\$3,959,301
Storm Water	\$2,324,490	\$2,318,428
Sanitation	\$1,612,625	\$1,612,508
Street Lighting	\$424,623	\$197,872
Telecommunications	\$1,019,036	\$1,019,036
Information Technology	\$577,329	\$577,329
Fleet	\$2,036,913	\$2,036,913

**MOTION:** Council Member Bryant Brown MOVED to Approve Resolution No. 2025-R-47 Adopting the Final Operating and Capital Budgets for Midvale City, State of Utah, for Fiscal Year ending June 30, 2026. The motion was **SECONDED** by Council Member Heidi Robinson. Mayor Gettel called for discussion on the motion. There being none, he called for a roll call vote. The voting was as follows:



Council Member Bonnie Billings	Aye
Council Member Paul Glover	Aye
Council Member Heidi Robinson	Aye
Council Member Bryant Brown	Aye
Council Member Denece Mikolash	Aye

The motion passed unanimously.

**V. ADJOURN**

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

The meeting adjourned at 7:38 p.m.



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



Approved this September 2, 2025