

City of Woodland Hills, UT

## City Council Meeting

**Tuesday, October 14, 2025 at 6:00 pm**

Notice is hereby given that the Woodland Hills City Council will hold a work session and city council meeting on October 14th, 2025, starting at 6:00 p.m. Meetings are held at the Woodland Hills City Center, 690 South Woodland Hills Drive, Woodland Hills, Utah.

### Work Session

#### 1. Review of Current City Debt

**Attachments:**

- **WH Debt** (WH\_Debt.xlsx)

#### 2. Discussion with Mark Anderson from Zions Public Financing regarding potentially bonding to Complete the Pavement Management Preservation Project

#### 3. Clarification of Financial Questions

#### 4. Discussion of July 2025 Financials, Fund Disbursements, and Check Approval

**Attachments:**

- **July Financials SUMMARIZED** (July\_Financials\_SUMMARIZED.pdf)
- **Resolution 2025-21 July 2025 Check Disbursements** (Resolution\_2025-21\_July\_2025\_Check\_Disbursements.pdf)

#### 5. Discussion of August 2025 Financials, Fund Disbursements, and Check Approval

**Attachments:**

- **August Financials SUMMARIZED** (August\_Financials\_SUMMARIZED.pdf)
- **Resolution 2025-22 August 2025 Check Disbursements** (Resolution\_2025-22\_August\_2025\_Check\_Disbursements.pdf)

#### 6. Consideration of AN Ordinance Adopting a Change in Municipal Code 8.5.1- Water Requirements and Policies

**Attachments:**

- **Ordinance 2025 Amending City Code 8-5-1 Water Requirements and Policies** (Ordinance\_2025\_Amending\_City\_Code\_8-5-1\_Water\_Requirements\_and\_Policies\_.docx)

#### 7. Grant Updates:

- a. **Woodland Hills Culvert Project**
- b. **MAG Trail Feasibility Grant**

- c. **FEMA AFG Grant**
- 8. **Department Reports**
  - a. **Public Works**
  - b. **Fire Department**
  - c. **Code Enforcement**
- 9. **Mayor and City Council Reports**
  - a. **Mayor Winder: SESD, MAG/COG**
  - b. **Council Member Hillyard: Dry Creek Transfer Station**
  - c. **Council Member Hutchings: Mt. Nebo Water Association and South Utah Valley Municipal Water**
  - d. **Council Member Kynaston: Central Utah 911**
  - e. **Council Member Lunt**
  - f. **Council Member Malkovich- South Utah Valley Animal Shelter**
- 10. **Items for Upcoming City Council Meetings**

### **City Council Meeting**

- 11. **Call to Order- Mayor Pro-Tempore Hillyard**
- 12. **Invocation: Council Member Lunt**
- 13. **Pledge of Allegiance: By Invitation**
- 14. **Public Comment**

Public comments are limited to two minutes or less. Comments submitted via email must be received by 3:00 p.m. on the day of the meeting to be included in the official record. emailed comments will not be read aloud during the meeting but will be distributed to the council and included in the official record.

### **Consent Agenda**

- 15. **Approval of the August 26th and September 9th, 2025 City Council Meeting Minutes**

#### **Attachments:**

- **Draft PH-Work Session-City Council Meeting Minutes Aug. 26th 2025** (Draft\_PH-Work\_Session-City\_Council\_Meeting\_Minutes\_Aug.\_26th\_2025.docx)
- **Meeting Minutes Sept 9th 2025 -Draft** (Meeting\_Minutes\_Sept\_9th\_2025\_-Draft.docx)

### **Business and Discussion**

- 16. **Resolution 2025-21 Approval of the July 2025 Fund Disbursements and Check Approvals**
- 17. **Resolution 2025-22 Approval of the August 2025 Fund Disbursements and Check Approvals**
- 18. **Ordinance 2025-34 Adopting a Change in Municipal Code 8.5.1- Water Requirements**

**and Policies**

**Closed Session**

**19. A Closed Session may be called pursuant to Utah Code 54-5-204 and 54-4-205**

**Adjourn**

**Posting and Electronic Meeting Information**

Posted

October 13, 2025

Jody Stones, City Recorder

\*\* A link to participate electronically can be found on the city's website, in the city calendar. One or more members of the public body may participate remotely.

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| Agenda published on 10/13/2025 at 2:17 PM

Loans	Original	Remaining	Interest Rate	Beginning	End	Source of Payment
2014 Water Bond (Drilling upper well and upper wellhouse)	\$ 920,000.00	\$ 479,000.00	2.92	10/1/2014	10/1/2034	Water revenues
2019 Bond (refunding 2013 bond) used for WH Drive, City Center, Park, etc.)	\$ 1,286,000.00	\$ 780,000.00	2.43	8/1/2019	2/1/2033	Taxes
2020 Class C Road Bond (mainly used for Loafer Drive extension)	\$ 580,000.00	\$ 316,000.00	1.5	11/15/2020	5/15/2030	Taxes
2021 Water Revenue Bond	\$ 2,870,000.00	\$ 2,573,000.00	0	10/15/2022	10/15/2051	Water revenues
Fire Engine	\$ 431,591.00	\$ 350,738.00	4.79	6/14/2024	6/14/2033	Taxes
<b>Total</b>	<b>\$ 6,087,591.00</b>	<b>\$ 4,498,738.00</b>				

Leases	Original	Remaining	Interest Rate	Beginning	End	Source of Payment
Tractor	\$ 101,914.00	\$ 100,269.12	5.78	10/1/2024	10/1/2028	Taxes
Service Truck	\$ 67,234.00	\$ 54,678.00	0.5	3/3/2025	3/3/2029	Taxes
2 snowplow/dump trucks	\$ 125,000.00	\$ 67,703.00	5.5	6/10/2024	6/10/2026	Taxes
Fire Chief Truck	\$ 64,271.00	\$ 46,011.00	5.6	6/1/2024	6/1/2028	Taxes

**City of Woodland Hills**  
 Operational Budget 2026  
 10 10 General Fund - 07/01/2025 to 07/31/2025  
 8.33% of the fiscal year has expired

	2024 Actual Expenses	Revised June 2025 for FY 2025 Budget	Original FY 2026 Budget	Revised 8/26/2025 for FY 2026 Budget	Current YTD	Current Month	Percent Used
<b>Change In Net Position</b>							
<b>Revenue:</b>							
Taxes	1,540,108	1,521,700	1,657,596	1,555,781	35,563	35,563	2%
Licenses and permits	105,097	104,600	81,500	81,500	4,382	4,382	5%
Intergovernmental revenue	159,752	163,000	106,000	106,000	0	0	0%
Charges for services	394,025	379,800	477,400	477,400	64,017	64,017	13%
Interest	183,763	180,000	190,000	70,000	12,140	12,140	17%
Miscellaneous revenue	163,493	140,000	8,800	2,148,800	18,888	18,888	1%
Contributions and transfers	0	0	391,589	1,421,079	0	0	0%
<b>Total Revenue:</b>	<b>2,546,238</b>	<b>2,489,100</b>	<b>2,912,885</b>	<b>5,861,460</b>	<b>134,990</b>	<b>134,990</b>	<b>2%</b>
<b>Expenditures:</b>							
<b>General government</b>							
Council	23,582	26,200	28,200	28,200	1,480	1,480	5%
Administrative	554,328	656,917	659,054	1,249,577	87,955	87,955	7%
Planning and zoning	0	0	1,500	1,500	0	0	0%
Building	49,600	54,400	56,500	56,500	2,137	2,137	4%
<b>Total General government</b>	<b>627,510</b>	<b>737,517</b>	<b>745,254</b>	<b>1,335,777</b>	<b>91,572</b>	<b>91,572</b>	<b>7%</b>
<b>Public safety</b>							
Police	139,888	144,800	153,000	153,000	10,284	10,284	7%
Fire	227,091	242,949	174,120	174,120	2,656	2,656	2%
Fire Fuel Reduction	253,812	245,100	250,000	250,000	61,501	61,501	25%
EMS	26,884	30,550	31,000	31,000	2,997	2,997	10%
Animal control	2,428	2,428	5,000	5,000	2,484	2,484	50%
Emergency Management	538	2,540	4,540	4,540	0	0	0%
<b>Total Public safety</b>	<b>650,641</b>	<b>668,367</b>	<b>617,660</b>	<b>617,660</b>	<b>79,921</b>	<b>79,921</b>	<b>13%</b>
<b>Roads and public improvements</b>							
Roads	334,747	339,700	1,139,406	3,507,593	11,015	11,015	0%
Sanitation	158,696	170,000	178,500	178,500	14,475	14,475	8%
Snowplow	139,169	141,913	175,665	165,530	0	0	0%
<b>Total Roads and public improvements</b>	<b>632,612</b>	<b>651,613</b>	<b>1,493,571</b>	<b>3,851,623</b>	<b>25,490</b>	<b>25,490</b>	<b>1%</b>
<b>Parks, recreation, and public property</b>							
Parks	36,373	51,300	56,400	56,400	2,077	2,077	4%
<b>Total Parks, recreation, and public property</b>	<b>36,373</b>	<b>51,300</b>	<b>56,400</b>	<b>56,400</b>	<b>2,077</b>	<b>2,077</b>	<b>4%</b>
Transfers	0	379,303	0	0	0	0	0%
<b>Total Expenditures:</b>	<b>1,947,137</b>	<b>2,488,100</b>	<b>2,912,885</b>	<b>5,861,460</b>	<b>199,061</b>	<b>199,061</b>	<b>3%</b>
<b>Total Change In Net Position</b>	<b>599,101</b>	<b>1,000</b>	<b>0</b>	<b>0</b>	<b>(64,070)</b>	<b>(64,070)</b>	<b>0%</b>

**City of Woodland Hills**  
 Operational Budget 2026  
 41 41 Capital Projects - Fire - 07/01/2025 to 07/31/2025  
 8.33% of the fiscal year has expired

	2024 Actual Expenses	Revised June 2025 for FY 2025 Budget	Original FY 2026 Budget	Revised 8/26/2025 for FY 2026 Budget	Current YTD	Current Month	Percent Used
<b>Change In Net Position</b>							
<b>Revenue:</b>							
Miscellaneous revenue	0	0	0	0	0	0	0%
Contributions and transfers	0	0	0	154,850	0	0	0%
<b>Total Revenue:</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>154,850</b>	<b>0</b>	<b>0</b>	<b>0%</b>
<b>Expenditures:</b>							
<b>    Public safety</b>							
Fire	0	0	0	0	0	0	0%
<b>Total Public safety</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0%</b>
Miscellaneous	0	0	0	154,850	0	0	0%
<b>Total Expenditures:</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>154,850</b>	<b>0</b>	<b>0</b>	<b>0%</b>
<b>Total Change In Net Position</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0%</b>

**City of Woodland Hills**  
 Operational Budget 2026  
 42 42 Capital Projects - EMS - 07/01/2025 to 07/31/2025  
 8.33% of the fiscal year has expired

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	2024 Actual Expenses	Revised June 2025 for FY 2025 Budget	Original FY 2026 Budget	Revised 8/26/2025 for FY 2026 Budget	Current YTD	Current Month	Percent Used
<b>Change In Net Position</b>							
<b>Revenue:</b>							
Intergovernmental revenue	0	0	0	0	0	0	0%
Contributions and transfers	0	0	0	51,520	0	0	0%
<b>Total Revenue:</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0%</b>
<b>Total Change In Net Position</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0%</b>

**City of Woodland Hills**  
 Operational Budget 2026  
 43 43 Capital Projects - Snowplowing - 07/01/2025 to 07/31/2025  
 8.33% of the fiscal year has expired

	2024 Actual Expenses	Revised June 2025 for FY 2025 Budget	Original FY 2026 Budget	Revised 8/26/2025 for FY 2026 Budget	Current YTD	Current Month	Percent Used
<b>Change In Net Position</b>							
<b>Revenue:</b>							
Miscellaneous revenue	0	0	0	0	0	0	0%
Contributions and transfers	0	0	0	35,000	0	0	0%
<b>Total Revenue:</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>35,000</b>	<b>0</b>	<b>0</b>	<b>0%</b>
<b>Expenditures:</b>							
<b>Roads and public improvements</b>							
Snowplow	0	0	0	0	0	0	0%
<b>Total Roads and public improvements</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0%</b>
Miscellaneous	0	0	0	35,000	0	0	0%
<b>Total Expenditures:</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>35,000</b>	<b>0</b>	<b>0</b>	<b>0%</b>
<b>Total Change In Net Position</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0%</b>

**City of Woodland Hills**  
 Operational Budget 2026  
 44 44 Capital Projects - Public Works - 07/01/2025 to 07/31/2025  
 8.33% of the fiscal year has expired

	2024 Actual Expenses	Revised June 2025 for FY 2025 Budget	Original FY 2026 Budget	Revised 8/26/2025 for FY 2026 Budget	Current YTD	Current Month	Percent Used
<b>Change In Net Position</b>							
<b>Revenue:</b>							
Intergovernmental revenue	110,000	110,000	0	0	0	0	0%
Contributions and transfers	0	770,970	391,589	1,421,979	0	0	0%
<b>Total Revenue:</b>	<b>110,000</b>	<b>880,970</b>	<b>391,589</b>	<b>1,421,979</b>	<b>0</b>	<b>0</b>	<b>0%</b>
<b>Expenditures:</b>							
<b>Roads and public improvements</b>							
Roads	384,611	446,537	30,000	0	0	0	0%
<b>Total Roads and public improvements</b>	<b>384,611</b>	<b>446,537</b>	<b>30,000</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0%</b>
Miscellaneous	0	111,653	391,589	1,421,979	0	0	0%
<b>Total Expenditures:</b>	<b>384,611</b>	<b>558,190</b>	<b>421,589</b>	<b>1,421,979</b>	<b>0</b>	<b>0</b>	<b>0%</b>
<b>Total Change In Net Position</b>	<b>(274,611)</b>	<b>322,780</b>	<b>(30,000)</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0%</b>

**City of Woodland Hills**  
 Operational Budget 2026  
 45 45 Capital Projects - PTR - 07/01/2025 to 07/31/2025  
 8.33% of the fiscal year has expired

	2024 Actual Expenses	Revised June 2025 for FY 2025 Budget	Original FY 2026 Budget	Revised 8/26/2025 for FY 2026 Budget	Current YTD	Current Month	Percent Used
<b>Change In Net Position</b>							
<b>Revenue:</b>							
Contributions and transfers	0	0	0	5,000	0	0	0%
<b>Total Revenue:</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>5,000</b>	<b>0</b>	<b>0</b>	<b>0%</b>
<b>Expenditures:</b>							
Miscellaneous	0	0	0	5,000	0	0	0%
<b>Total Expenditures:</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>5,000</b>	<b>0</b>	<b>0</b>	<b>0%</b>
<b>Total Change In Net Position</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0%</b>

**City of Woodland Hills**  
 Operational Budget 2026  
 51 51 Enterprise - 07/01/2025 to 07/31/2025  
 8.33% of the fiscal year has expired

	2024 Actual Expenses	Revised June 2025 for FY 2025 Budget	Original FY 2026 Budget	Revised 8/26/2025 for FY 2026 Budget	Current YTD	Current Month	Percent Used
<b>Income or Expense</b>							
<b>Income From Operations:</b>							
Operating income	906,953	877,000	850,000	850,000	136,941	136,941	16%
Operating expense	1,606,200	1,803,011	900,500	930,388	46,429	46,429	5%
<b>Total Income From Operations:</b>	<b>(699,247)</b>	<b>(926,011)</b>	<b>(50,500)</b>	<b>(80,388)</b>	<b>90,512</b>	<b>90,512</b>	<b>-113%</b>
<b>Non-Operating Items:</b>							
Non-operating income	143,080	145,000	128,170	128,170	6,095	6,095	5%
Non-operating expense	18,952	60,500	15,330	15,330	0	0	0%
<b>Total Non-Operating Items:</b>	<b>124,128</b>	<b>84,500</b>	<b>112,840</b>	<b>112,840</b>	<b>6,095</b>	<b>6,095</b>	<b>5%</b>
<b>Total Income or Expense</b>	<b>(575,119)</b>	<b>(841,511)</b>	<b>62,340</b>	<b>32,452</b>	<b>96,606</b>	<b>96,606</b>	<b>298%</b>

**City of Woodland Hills**  
**Operational Budget 2026**  
**52 52 Sewer - 07/01/2025 to 07/31/2025**  
**8.33% of the fiscal year has expired**

	2024 Actual Expenses	Revised June 2025 for FY 2025 Budget	Original FY 2026 Budget	Revised 8/26/2025 for FY 2026 Budget	Current YTD	Current Month	Percent Used
<b>Income or Expense</b>							
<b>Income From Operations:</b>							
Operating income	135,650	135,000	136,000	136,000	11,885	11,885	9%
Operating expense	101,615	108,000	126,000	126,000	8,724	8,724	7%
<b>Total Income From Operations:</b>	<b>34,035</b>	<b>27,000</b>	<b>10,000</b>	<b>10,000</b>	<b>3,160</b>	<b>3,160</b>	<b>32%</b>
<b>Non-Operating Items:</b>							
Non-operating income	53,815	54,000	20,000	20,000	0	0	0%
Non-operating expense	58,427	80,000	20,000	20,000	0	0	0%
<b>Total Non-Operating Items:</b>	<b>(4,612)</b>	<b>(26,000)</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0%</b>
<b>Total Income or Expense</b>	<b>29,423</b>	<b>1,000</b>	<b>10,000</b>	<b>10,000</b>	<b>3,160</b>	<b>3,160</b>	<b>32%</b>

**City of Woodland Hills**  
 Operational Budget 2026  
 91 91 General Fixed Assets - 07/01/2025 to 07/31/2025  
 8.33% of the fiscal year has expired

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	2024 Actual Expenses	Revised June 2025 for FY 2025 Budget	Original FY 2026 Budget	Revised 8/26/2025 for FY 2026 Budget	Current YTD	Current Month	Percent Used
<b>Change In Net Position</b>							
<b>Expenditures:</b>							
Miscellaneous	0	0	0	0	0	0	0%
<b>Total Expenditures:</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0%</b>
<b>Total Change In Net Position</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0%</b>

ROLL CALL	YES	NO
VOTING:		
Mayor Brent T. Winder (tie only)	[ ]	[ ]
Council Member Kari Malkovich	[ ]	[ ]
Council Member Dorel Kynaston	[ ]	[ ]
Council Member Brian Hutchings	[ ]	[ ]
Council member Janet Lunt	[ ]	[ ]
Council member Ben Hillyard	[ ]	[ ]

I move that this Resolution be adopted.

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Council Member

I second the foregoing motion.

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Council Member

## RESOLUTION NO. 2025-21

*Resolution approving funds disbursements for July 2025.*

**BE IT RESOLVED BY THE CITY OF WOODLAND HILLS THAT:**

Section 1. The Council approves General Fund disbursements in the amount of \$260,532.89 as represented by check voucher numbers and payroll records attached to this document. Of that amount, payroll was \$64,743.85.

Section 2. The Council approves Capital Funds disbursements in the amount of \$18,294.70 as represented by check voucher numbers and payroll records attached to this document. Of that amount, payroll was \$0.00.

Section 3. The Council approves Water disbursements in the amount of \$443,415.90 as represented by check voucher numbers and payroll records attached to this document. Of that amount, payroll was \$15,204.32.

Section 4. The Council approves Sewer Funds disbursements in the amount of \$8,339.00 as represented by check voucher numbers and payroll records attached to this document. Of that amount, payroll was \$0.00.

Passed and approved by the Woodland Hills City Council this 14<sup>th</sup> day of October 2025

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Ben Hillyard  
Mayor Pro-Tempore

ATTEST:

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Jody Stones  
Recorder

**City of Woodland Hills**  
**Payroll Register - Summarized**  
**Payroll Payment - 07/01/2025 to 07/31/2025**

Employee	Earning	Hours	Amount	Benefit	Basis	Amount	Deduction	Basis	Amount
<b>Frandsen, Wayne B</b> 10 - Administration Net Amount	Regular	60.00	1,155.00	Social Security Tax Medicare Tax Workers Compensatio	1,155.00 1,155.00 1,155.00	71.61 16.74 0.00	Social Security Tax Medicare Tax Federal Income Tax State Income Tax	1,155.00 1,155.00 1,155.00 1,155.00	71.61 16.74 0.00 0.00
<b>Total Earnings:</b> Total Reimbursements:		60.00	\$1,155.00	Total Benefits: Total Taxes:		\$88.35	Total Deductions: Total Taxes:		\$88.35 \$88.35
<b>Helvey, Christopher S</b> 10 - Administration Net Amount	Regular Reimbursement	240.00 0.00	9,123.00 69.24	Social Security Tax Medicare Tax Workers Compensatio Retirement	8,889.54 8,889.54 9,123.00 9,123.00	551.16 128.91 0.00 1,487.36	Social Security Tax Medicare Tax Federal Income Tax State Income Tax PEHP Life \$50k PEHP AD&D Family \$33 ULGT Accidental Denta ULGT Vision Employee Paid Dental Employee Paid Vision	8,889.54 8,889.54 8,889.54 8,889.54 3,041.00 3,041.00 9,123.00 9,123.00 9,123.00 9,123.00	551.16 128.91 0.00 458.25 8.41 10.50 1.44 27.69 208.41 25.05
<b>Total Earnings:</b> Total Reimbursements:		240.00	\$9,123.00	Total Benefits: Total Taxes:		\$2,167.43 \$680.07	Total Deductions: Total Taxes:		\$1,419.82 \$1,138.32
<b>Hillyard, Benjamin J</b> 10 - Administration Net Amount	Regular	61.00	773.90	Social Security Tax Medicare Tax Workers Compensatio	773.90 773.90 773.90	47.98 11.21 0.00	Social Security Tax Medicare Tax Federal Income Tax State Income Tax	773.90 773.90 773.90 773.90	47.98 11.21 0.00 0.00
<b>Total Earnings:</b> Total Reimbursements:		61.00	\$773.90	Total Benefits: Total Taxes:		\$59.19 \$59.19	Total Deductions: Total Taxes:		\$59.19 \$59.19
<b>Hunt, Ashton Christopher</b> 10 - Public Safety Net Amount	Regular Overtime	240.00 335.05	5,040.00 10,554.08	Social Security Tax Medicare Tax Workers Compensatio	15,594.08 15,594.08 15,594.08	966.82 226.11 0.00	Social Security Tax Medicare Tax Federal Income Tax State Income Tax	15,594.08 15,594.08 15,594.08 15,594.08	966.82 226.11 2,509.48 701.73
<b>Total Earnings:</b> Total Reimbursements:		575.05	\$15,594.08	Total Benefits: Total Taxes:		\$1,192.93 \$1,192.93	Total Deductions: Total Taxes:		\$4,404.14 \$4,404.14
<b>Hutchings, Brian John</b> 10 - Administration Net Amount	Regular	60.00	273.90	Social Security Tax Medicare Tax Workers Compensatio	273.90 273.90 273.90	16.98 3.96 0.00	Social Security Tax Medicare Tax Federal Income Tax State Income Tax	273.90 273.90 273.90 273.90	16.98 3.96 0.00 0.00
<b>Total Earnings:</b> Total Reimbursements:		60.00	\$273.90 \$0.00	Total Benefits: Total Taxes:		\$20.94 \$20.94	Total Deductions: Total Taxes:		\$20.94 \$20.94

**City of Woodland Hills**  
**Payroll Register - Summarized**  
**Payroll Payment - 07/01/2025 to 07/31/2025**

Employee	Earning	Hours	Amount	Benefit	Basis	Amount	Deduction	Basis	Amount
<b>Jordan, Ian James</b> 10 - Public Safety Net Amount	Regular Overtime	240.00 333.63	4,560.00 9,508.46	Social Security Tax Medicare Tax Workers Compensatio	14,068.46 14,068.46 14,068.46	872.25 204.00 0.00	Social Security Tax Medicare Tax Federal Income Tax State Income Tax	14,068.46 14,068.46 14,068.46	872.25 204.00 2,152.08
	<b>Total Earnings:</b> Total Reimbursements:	573.63	\$14,068.46 \$0.00	<b>Total Benefits:</b> Total Taxes:		\$1,076.25 \$1,076.25	<b>Total Deductions:</b> Total Taxes:		\$3,861.41 \$3,861.41
<b>Kynaston, Dorel B</b> 10 - Administration Net Amount	Regular	60.00	273.90	Social Security Tax Medicare Tax Workers Compensatio	273.90 273.90 273.90	16.98 3.96 0.00	Social Security Tax Medicare Tax Federal Income Tax State Income Tax	273.90 273.90 273.90	16.98 3.96 0.00
	<b>Total Earnings:</b> Total Reimbursements:	60.00	\$273.90 \$0.00	<b>Total Benefits:</b> Total Taxes:		\$20.94 \$20.94	<b>Total Deductions:</b> Total Taxes:		\$20.94 \$20.94
<b>Lunt, Janet Marie</b> 10 - Administration Net Amount	Regular	60.00	273.90	Social Security Tax Medicare Tax Workers Compensatio	273.90 273.90 273.90	16.98 3.96 0.00	Social Security Tax Medicare Tax Federal Income Tax State Income Tax	273.90 273.90 273.90	16.98 3.96 0.00
	<b>Total Earnings:</b> Total Reimbursements:	60.00	\$273.90 \$0.00	<b>Total Benefits:</b> Total Taxes:		\$20.94 \$20.94	<b>Total Deductions:</b> Total Taxes:		\$20.94 \$20.94
<b>Malkovich, Kari L</b> 10 - Administration Net Amount	Regular	60.00	273.90	Social Security Tax Medicare Tax Workers Compensatio	273.90 273.90 273.90	16.98 3.96 0.00	Social Security Tax Medicare Tax Federal Income Tax State Income Tax	273.90 273.90 273.90	16.98 3.96 0.00
	<b>Total Earnings:</b> Total Reimbursements:	60.00	\$273.90 \$0.00	<b>Total Benefits:</b> Total Taxes:		\$20.94 \$20.94	<b>Total Deductions:</b> Total Taxes:		\$20.94 \$20.94
<b>Mickelsen, Ted G</b> 10 - Streets and Highways Net Amount	Regular Reimbursement	240.00 0.00	18,172.02 69.24	Social Security Tax Medicare Tax Workers Compensatio 401k Retirement	17,060.40 17,060.40 18,172.02 18,172.02	1,057.74 247.38 32.70 2,639.19	Social Security Tax Medicare Tax Federal Income Tax State Income Tax Retirement Employee Paid Dental Employee Paid Vision HSA Employee Contrib Retirement Correction	17,060.40 17,060.40 17,060.40 18,172.02 18,172.02 18,172.02 0.00	1,057.74 247.38 2,145.51 767.73 140.52 186.57 25.05 900.00 0.00
	<b>Total Earnings:</b> Total Reimbursements:	240.00	\$18,172.02 \$69.24	<b>Total Benefits:</b> Total Taxes:		\$3,977.01 \$1,305.12	<b>Total Deductions:</b> Total Taxes:		\$5,470.50 \$4,218.36

**City of Woodland Hills**  
**Payroll Register - Summarized**  
**Payroll Payment - 07/01/2025 to 07/31/2025**

Employee	Earning	Hours	Amount	Benefit	Basis	Amount	Deduction	Basis	Amount
<b>Northup, Craig</b> 10 - Streets and Highways Net Amount	Regular	34.55	1,285.26	Social Security Tax	1,285.26	79.69	Social Security Tax	1,285.26	79.69
				Medicare Tax	1,285.26	18.64	Medicare Tax	1,285.26	18.64
				Workers Compensatio	1,285.26	0.00	Federal Income Tax	1,285.26	62.76
							State Income Tax	1,285.26	30.44
<b>Total Earnings:</b>		34.55	\$1,285.26	<b>Total Benefits:</b>		\$98.33	<b>Total Deductions:</b>		\$191.53
<b>Total Reimbursements:</b>			\$0.00	<b>Total Taxes:</b>		\$98.33	<b>Total Taxes:</b>		\$191.53
<b>Skinner, Rachel M</b> 10 - Public Safety Net Amount	Regular Reimbursement	60.00	807.70	Social Security Tax	807.70	50.08	Social Security Tax	807.70	50.08
		0.00	37.50	Medicare Tax	807.70	11.72	Medicare Tax	807.70	11.72
				Workers Compensatio	807.70	0.00	Federal Income Tax	807.70	0.00
							State Income Tax	807.70	0.00
<b>Total Earnings:</b>		80.00	\$807.70	<b>Total Benefits:</b>		\$61.80	<b>Total Deductions:</b>		\$61.80
<b>Total Reimbursements:</b>			\$37.50	<b>Total Taxes:</b>		\$61.80	<b>Total Taxes:</b>		\$61.80
<b>Stones, Jody</b> 10 - Administration Net Amount	Regular Mileage Reimb Overtime Reimbursement Holiday Vacation - FT Health Payout	176.11 39.00 2.75 0.00 26.00 39.58 0.00	6,841.88 27.30 160.26 69.24 1,010.10 1,537.68 1,296.00	Social Security Tax Medicare Tax Workers Compensatio Retirement	10,845.92 10,845.92 10,845.92 9,549.92	672.45 157.27 0.00 1,556.30	Social Security Tax Medicare Tax Federal Income Tax State Income Tax	10,845.92 10,845.92 10,845.92 3,118.87	672.45 157.27 1,309.70 488.06
							PEHP Life \$60k	3,550.87	8.41
							PEHP Add'l Life \$25k	3,550.87	8.10
							PEHP Spouse Add'l Lif	3,550.87	8.10
							PEHP AD&D Family \$12	3,550.87	1.10
<b>Total Earnings:</b>		244.44	\$10,845.92	<b>Total Benefits:</b>		\$2,386.02	<b>Total Deductions:</b>		\$2,653.19
<b>Total Reimbursements:</b>			\$96.54	<b>Total Taxes:</b>		\$829.72	<b>Total Taxes:</b>		\$2,627.48
<b>Szalkowski, Toby</b> 51 - Water operations Net Amount	Regular Overtime Reimbursement Holiday Sick Vacation - FT	190.75 1.59 0.00 30.00 10.00 10.00	4,768.75 59.63 69.24 750.00 250.00 250.00	Social Security Tax Medicare Tax Workers Compensatio Retirement	5,858.54 5,858.54 6,078.38 6,078.38	363.23 84.95 0.00 882.74	Social Security Tax Medicare Tax Federal Income Tax State Income Tax	5,858.54 5,858.54 5,858.54	363.23 84.95 239.70
							Retirement	6,078.38	207.46
							Employee Paid Dental	6,078.38	208.41
							Employee Paid Vision	6,078.38	11.43
							Retirement Correction	0.00	0.00
<b>Total Earnings:</b>		242.34	\$6,078.38	<b>Total Benefits:</b>		\$1,330.92	<b>Total Deductions:</b>		\$1,162.20
<b>Total Reimbursements:</b>			\$69.24	<b>Total Taxes:</b>		\$448.18	<b>Total Taxes:</b>		\$895.34
<b>Thomas, Lori A</b> 51 - Water operations Net Amount	Regular Mileage Reimb Holiday In Lieu of Benefits	121.84 34.60 0.00 24.00 0.00	3,677.12 24.22 37.50 724.32 658.20	Social Security Tax Medicare Tax Workers Compensatio	5,059.64 5,059.64 4,401.44	313.70 73.36 0.00	Social Security Tax Medicare Tax Federal Income Tax State Income Tax	5,059.64 5,059.64 5,059.64	313.70 73.36 414.81
									311.11
<b>Total Earnings:</b>		145.84	\$5,059.64	<b>Total Benefits:</b>		\$387.06	<b>Total Deductions:</b>		\$1,112.98
<b>Total Reimbursements:</b>			\$61.72	<b>Total Taxes:</b>		\$387.06	<b>Total Taxes:</b>		\$1,112.98

**City of Woodland Hills**  
**Payroll Register - Summarized**  
**Payroll Payment - 07/01/2025 to 07/31/2025**

<b>Employee</b>	<b>Earning</b>	<b>Hours</b>	<b>Amount</b>	<b>Benefit</b>	<b>Basis</b>	<b>Amount</b>	<b>Deduction</b>	<b>Basis</b>	<b>Amount</b>
<b>Wallace, John</b> 10 - Streets and Highways Net Amount	Regular	3.00	346.14	Social Security Tax Medicare Tax Workers Compensation	346.14 346.14 346.14	21.45 5.01 0.00	Social Security Tax Medicare Tax Federal Income Tax State Income Tax	346.14 346.14 346.14 346.14	21.45 5.01 0.00 0.00
	Total Earnings: Total Reimbursements:	3.00	\$346.14	Total Benefits: Total Taxes:		\$26.46	Total Deductions: Total Taxes:		\$26.46
<b>Winder, Brent T</b> 10 - Administration Net Amount	Regular	0.00	692.31	Social Security Tax Medicare Tax Workers Compensation	692.31 692.31 692.31	42.93 10.05 0.00	Social Security Tax Medicare Tax Federal Income Tax State Income Tax	692.31 692.31 692.31 692.31	42.93 10.05 0.00 0.00
	Total Earnings: Total Reimbursements:	0.00	\$692.31	Total Benefits: Total Taxes:		\$52.98	Total Deductions: Total Taxes:		\$52.98
<b>Wollbaek, Lance D</b> 10 - Public Safety Net Amount	Regular Overtime	240.00 333.50	8,280.00 17,258.63	Social Security Tax Medicare Tax Workers Compensation	25,538.63 25,538.63 25,538.63	1,583.40 370.31 0.00	Social Security Tax Medicare Tax Federal Income Tax State Income Tax	25,538.63 25,538.63 25,538.63 25,538.63	1,583.40 370.31 5,083.51 1,149.24
	Total Earnings: Total Reimbursements:	573.50	\$25,538.63	Total Benefits: Total Taxes:		\$1,953.71	Total Deductions: Total Taxes:		\$8,186.46
<b>Yoder, Corbin Smith</b> 10 - Public Safety Net Amount	Regular Overtime	240.00 333.62	4,560.00 9,508.17	Social Security Tax Medicare Tax Workers Compensation	14,068.17 14,068.17 14,068.17	872.23 204.00 0.00	Social Security Tax Medicare Tax Federal Income Tax State Income Tax	14,068.17 14,068.17 14,068.17 14,068.17	872.23 204.00 2,152.02 633.07
	Total Earnings: Total Reimbursements:	573.62	\$14,068.17	Total Benefits: Total Taxes:		\$1,076.23	Total Deductions: Total Taxes:		\$3,861.32

**City of Woodland Hills**  
**Payroll Register - Summarized**  
**Payroll Payment - 07/01/2025 to 07/31/2025**

<b>Employee</b>	<b>Earning</b>	<b>Hours</b>	<b>Amount</b>	<b>Benefit</b>	<b>Basis</b>	<b>Amount</b>	<b>Deduction</b>	<b>Basis</b>	<b>Amount</b>
<b>REPORT TOTALS</b>									
Net Amount	<b>\$92,411.60</b>	Regular	2,387.25	71,178.68	Social Security Tax	123,139.29	7,634.64	123,139.29	7,634.64
		Mileage Reimb	73.60	51.52	Medicare Tax	123,139.29	1,785.50	123,139.29	1,785.50
		Overtime	1,340.14	47,049.23	Workers Compensation	124,046.01	0.00	123,139.29	16,069.57
		Reimbursement	0.00	351.96	401k	18,172.02	32.70	123,139.29	5,380.17
		Holiday	80.00	2,484.42	Retirement	42,923.32	6,565.59	PEHP Life \$50k	6,159.87
		Sick	10.00	250.00				PEHP Add'l Life \$25k	16.82
		Vacation - FT	49.58	1,787.68				PEHP Spouse Add'l Lif	3,550.87
		Health Payout	0.00	1,296.00				PEHP AD&D Family \$2	3,550.87
		In Lieu of Benefits	0.00	658.20				PEHP AD&D Family \$3	3,041.00
								ULGT Accidental Denta	9,123.00
								ULGT Vision	9,123.00
								Retirement	24,250.40
								Employee Paid Dental	603.39
								Employee Paid Vision	33,373.40
								HSA Employee Contrib	61.53
								Retirement Correction	900.00
									0.00
<b>Total Earnings:</b>	<b>3,866.97</b>		<b>\$124,704.21</b>	<b>Total Benefits:</b>		<b>\$16,018.43</b>		<b>Total Deductions:</b>	<b>\$32,696.09</b>
<b>Total Reimbursements:</b>			<b>\$403.48</b>	<b>Total Taxes:</b>		<b>\$9,420.14</b>		<b>Total Taxes:</b>	<b>\$30,869.88</b>

City of Woodland Hills  
Check Register  
CCB - Checking - 07/01/2025 to 07/31/2025

Payee Name	Reference Number	Invoice Number	Invoice Date	Payment Date	Amount	Description	Ledger Account	Activity Code
PEHP Group Insurance	565	PR071225-2542	07/15/2025	07/22/2025	1.10	PEHP AD&D Family \$25k	101562 - WIC insurance clearing	
PEHP Group Insurance	565	PR071225-2542	07/15/2025	07/22/2025	8.10	PEHP Add'l life \$25k	101562 - WIC insurance clearing	
PEHP Group Insurance	565	PR071225-2542	07/15/2025	07/22/2025	8.10	PEHP Spouse Add'l Life \$25k	101562 - WIC insurance clearing	
PEHP Group Insurance	565	PR071225-2542	07/15/2025	07/22/2025	10.50	PEHP AD&D Family \$350k	101562 - WIC insurance clearing	
PEHP Group Insurance	565	PR071225-2542	07/15/2025	07/22/2025	16.82	PEHP Life \$50k	101562 - WIC insurance clearing	
Utah Local Gov't Trust	553	1620819	07/03/2025	07/20/2025	21.04	Employee dental/vision	101562 - WIC insurance clearing	
					\$65.66			
Utah State Division of Finance	556	25071961641016	06/30/2025	07/21/2025	7,562.44	P-card clearing-Lance	102132 - P-Card Clearing	
Utah State Division of Finance	557	26071961641028	07/10/2025	07/21/2025	257.71	P-card clearing--Ted	102132 - P-Card Clearing	
Utah State Division of Finance	558	26041961641021	07/10/2025	07/21/2025	245.12	P-card clearing--Jody	102132 - P-Card Clearing	
Utah State Division of Finance	559	26071961641011	07/10/2025	07/23/2025	4,179.94	P-Card clearing-Lance	102132 - P-Card Clearing	
Utah State Division of Finance	560	25071961641038	06/30/2025	07/23/2025	1,143.12	P-card clearing--Ted	102132 - P-Card Clearing	
Utah State Division of Finance	561	25071961641030	06/30/2025	07/23/2025	8,802.05	P-card clearing--Jody	102132 - P-Card Clearing	
					\$22,190.38			
Internal Revenue Service	0	PR062825-594	07/01/2025	07/01/2025	1,253.54	Medicare Tax	102221 - Accrued SS, MC, FWT payabl	
Internal Revenue Service	0	PR062825-594	07/01/2025	07/01/2025	5,360.06	Social Security Tax	102221 - Accrued SS, MC, FWT payabl	
Internal Revenue Service	0	PR062825-594	07/01/2025	07/01/2025	5,901.04	Federal Income Tax	102221 - Accrued SS, MC, FWT payabl	
Internal Revenue Service	0	PR062825-594	07/15/2025	07/15/2025	37.28	Medicare Tax	102221 - Accrued SS, MC, FWT payabl	
Internal Revenue Service	0	PR062825-594	07/15/2025	07/15/2025	62.76	Federal Income Tax	102221 - Accrued SS, MC, FWT payabl	
Internal Revenue Service	0	PR062825-594	07/15/2025	07/15/2025	159.38	Social Security Tax	102221 - Accrued SS, MC, FWT payabl	
Internal Revenue Service	0	PR062825-594	07/15/2025	07/15/2025	1,239.72	Medicare Tax	102221 - Accrued SS, MC, FWT payabl	
Internal Revenue Service	0	PR071225-594	07/15/2025	07/15/2025	5,300.86	Social Security Tax	102221 - Accrued SS, MC, FWT payabl	
Internal Revenue Service	0	PR071225-594	07/15/2025	07/15/2025	5,914.84	Federal Income Tax	102221 - Accrued SS, MC, FWT payabl	
Internal Revenue Service	0	PR072825-594	07/28/2025	07/28/2025	1,040.46	Medicare Tax	102221 - Accrued SS, MC, FWT payabl	
Internal Revenue Service	0	PR072825-594	07/28/2025	07/28/2025	4,190.93	Federal Income Tax	102221 - Accrued SS, MC, FWT payabl	
Internal Revenue Service	0	PR072825-594	07/28/2025	07/28/2025	4,448.98	Social Security Tax	102221 - Accrued SS, MC, FWT payabl	
					\$34,908.85			
Utah State Tax Commission	0	PR062825-593	07/01/2025	07/01/2025	1,881.13	State Income Tax	102222 - Accrued state withholding	
Utah State Tax Commission	0	PR071225-593	07/15/2025	07/15/2025	30.44	State Income Tax	102222 - Accrued state withholding	
Utah State Tax Commission	0	PR072625-593	07/15/2025	07/28/2025	1,889.12	State Income Tax	102222 - Accrued state withholding	
					1,573.48	State Income Tax	102222 - Accrued state withholding	
					\$5,380.17			
Utah Retirement Systems	0	PR062825-1125	07/01/2025	07/01/2025	10.90	401k	102223 - Accrued State Retirement	
Utah Retirement Systems	0	PR062825-1125	07/01/2025	07/01/2025	2,329.07	Retirement	102223 - Accrued State Retirement	
Utah Retirement Systems	0	PR071225-1125	07/15/2025	07/15/2025	10.90	401k	102223 - Accrued State Retirement	
Utah Retirement Systems	0	PR071225-1125	07/15/2025	07/15/2025	2,328.69	Retirement	102223 - Accrued State Retirement	
Utah Retirement Systems	0	PR071225-1125	07/15/2025	07/29/2025	-133.47	Retirement	102223 - Accrued State Retirement	
Utah Retirement Systems	0	PR072625-1125	07/28/2025	07/29/2025	10.90	401k	102223 - Accrued State Retirement	
Utah Retirement Systems	0	PR072625-1125	07/28/2025	07/29/2025	2,298.84	Retirement	102223 - Accrued State Retirement	
					\$6,785.83			
PEHP Group Insurance	0	PR072625-2542	07/28/2025	07/31/2025	20.51	Employee Paid Vision	102226 - Employee Paid Dental and Vi	
PEHP Group Insurance	0	PR072625-2542	07/28/2025	07/31/2025	201.13	Employee Paid Dental	102226 - Employee Paid Dental and Vi	
PEHP Group Insurance	565	PR053125-2542	06/03/2025	07/22/2025	12.86	Employee Paid Vision	102226 - Employee Paid Dental and Vi	
PEHP Group Insurance	565	PR062825-2542	06/03/2025	07/22/2025	126.61	Employee Paid Dental	102226 - Employee Paid Dental and Vi	
PEHP Group Insurance	565	PR062825-2542	07/01/2025	07/22/2025	20.51	Employee Paid Vision	102226 - Employee Paid Dental and Vi	
PEHP Group Insurance	565	PR071225-2542	07/15/2025	07/22/2025	201.13	Employee Paid Dental	102226 - Employee Paid Dental and Vi	
PEHP Group Insurance	565	PR071225-2542	07/15/2025	07/22/2025	20.51	Employee Paid Vision	102226 - Employee Paid Dental and Vi	
					201.13	Employee Paid Dental	102226 - Employee Paid Dental and Vi	
					\$804.39			
PEHP Group Insurance	565	PR053125-2542	06/03/2025	07/22/2025	411.53	Employee Portion Limited FSA	102227 - Employee FSA	
Health Equity	0	PR062825-2744	07/01/2025	07/01/2025	300.00	HSA Employee Contribution	102229 - Employee HSA Portion	
Health Equity	0	PR071225-2744	07/15/2025	07/15/2025	300.00	HSA Employee Contribution	102229 - Employee HSA Portion	
		PR072625-2744	07/28/2025	07/28/2025	300.00	HSA Employee Contribution	102229 - Employee HSA Portion	
					\$900.00			

**City of Woodland Hills**  
**Check Register**  
**CCB - Checking - 07/01/2025 to 07/31/2025**

Payee Name	Reference Number	Invoice Number	Invoice Date	Payment Date	Amount	Description	Ledger Account	Activity Code
Mystic Peak LLC	538	June 2025	06/30/2025	07/08/2025	100.00	1052 S Summit Creek Dr	102334 - SWPPP	25-016
Mystic Peak LLC	538	June 2025	06/30/2025	07/08/2025	100.00	1087 S Loafier Dr	102334 - SWPPP	25-016
Mystic Peak LLC	538	June 2025	06/30/2025	07/08/2025	100.00	1115 S Eaglenest Dr	102334 - SWPPP	25-016
Mystic Peak LLC	538	June 2025	06/30/2025	07/08/2025	100.00	180 W Oak Circle	102334 - SWPPP	25-007
Mystic Peak LLC	538	June 2025	06/30/2025	07/08/2025	100.00	410 S Oak Drive	102334 - SWPPP	25-010
Mystic Peak LLC	538	June 2025	06/30/2025	07/08/2025	100.00	573 W Jason's Cove	102334 - SWPPP	25-008
Mystic Peak LLC	538	June 2025	06/30/2025	07/08/2025	100.00	576 W Autumn Blaze	102334 - SWPPP	25-008
Mystic Peak LLC	538	June 2025	06/30/2025	07/08/2025	100.00	580 W Lucille's Cove	102334 - SWPPP	25-008
Mystic Peak LLC	538	June 2025	06/30/2025	07/08/2025	100.00	581 W Lucille's Cove	102334 - SWPPP	25-008
Mystic Peak LLC	538	June 2025	06/30/2025	07/08/2025	100.00	995 S Summit Creek Dr	102334 - SWPPP	25-008
Mystic Peak LLC	538	June 2025	06/30/2025	07/08/2025	100.00	Four Seasons Develop--11200 S & Summit Creek R	102334 - SWPPP	25-008
Mystic Peak LLC	538	June 2025	06/30/2025	07/08/2025	105.00	Inspection of MS4 High Priority Site	102334 - SWPPP	25-008
Mystic Peak LLC	538	June 2025	06/30/2025	07/08/2025	120.00	Bellview Subdivision	102334 - SWPPP	Bell 2025
Mystic Peak LLC	538	June 2025	06/30/2025	07/08/2025	120.00	Inspection of MS4 Rock Lined Ditches	102334 - SWPPP	
Health Equity	0	y557drn	07/01/2025	07/07/2025	6.30	Monthly fee	104141.240 - Admin Health Insurance	
Smith Hartvigsen, LLC	0	69897	06/30/2025	07/08/2025	2,771.50	2020 ongoing legal expenses	104141.349 - Admin attorney	
Smith Hartvigsen, LLC	0	69898	06/30/2025	07/08/2025	752.00	Legal fees incurred by a citizen	104141.349 - Admin attorney	
		69898	06/30/2025	07/08/2025	1,726.50	City Attorney General	104141.349 - Admin attorney	
					\$5,250.00			
Jones and DeMille	537	138116	07/08/2025	07/08/2025	157.50	Misc. General Services	104141.350 - Admin Prof. Services	
Jones and DeMille	546	138131	07/08/2025	07/20/2025	2,905.00	W Loafer Canyon Storm Basin Outfall Design	104141.350 - Admin Prof. Services	
Jones and DeMille	546	138154	07/09/2025	07/20/2025	376.25	Design Standards Update	104141.350 - Admin Prof. Services	
Jones and DeMille	546	138166	07/09/2025	07/20/2025	1,452.25	Broad Hollow Dr Culvert Engineering	104141.350 - Admin Prof. Services	
Walt Consultant Group	562	16778	06/30/2025	07/23/2025	4,497.00	Trail feasibility study	104141.350 - Admin Prof. Services	
					\$9,388.00			
CentraCom	0	Jun 2025 Statement	06/30/2025	07/08/2025	103.62	Office phone service	104141.400 - Admin utilities	
Enbridge Gas	0	06252025	06/25/2025	07/12/2025	109.76	Fire Station	104141.400 - Admin utilities	
					\$213.38			
Utah Local Gov't Trust	0	1621547	07/11/2025	07/13/2025	1,254.33	Auto insurance - FFR	104141.521 - Admin insurance and sur	
Utah Local Gov't Trust	0	1621547	07/11/2025	07/13/2025	12,278.76	Auto insurance	104141.521 - Admin insurance and sur	
Utah Local Gov't Trust	0	1621550	07/11/2025	07/13/2025	598.24	Workers Comp Insurance - Office/Munic Employees	104141.521 - Admin insurance and sur	
Utah Local Gov't Trust	0	1621550	07/11/2025	07/13/2025	2,595.24	Workers Comp Insurance - FFR	104141.521 - Admin insurance and sur	
Utah Local Gov't Trust	0	1621550	07/11/2025	07/13/2025	2,595.24	Workers Comp Insurance - File	104141.521 - Admin insurance and sur	
Utah Local Gov't Trust	0	1621550	07/11/2025	07/13/2025	2,636.06	Workers Comp Insurance-streets/roads	104141.521 - Admin insurance and sur	
Utah Local Gov't Trust	0	1621550	07/11/2025	07/13/2025	1,197.39	Liability insurance - FFR	104141.521 - Admin insurance and sur	
Utah Local Gov't Trust	554	1621548	07/11/2025	07/20/2025	8,387.71	Liability insurance	104141.521 - Admin insurance and sur	
Utah Local Gov't Trust	555	1621548	07/11/2025	07/20/2025	81.82	FFR Equip	104141.521 - Admin insurance and sur	
Utah Local Gov't Trust	555	1621549	07/11/2025	07/21/2025	7,867.80	Building/Equip Insurance	104141.521 - Admin insurance and sur	
					\$39,486.59			
BestShred	570	1613072325	07/03/2025	07/13/2025	60.00	Document Shredding	104141.601 - Admin office supplies & e	
Canon Financial Services, Inc.	568	R10711251	07/11/2025	07/13/2025	33.35	Copier (split water/admin)	104141.601 - Admin office supplies & e	
Fisher's Technology	0	1521490	07/01/2025	07/08/2025	130.65	Copier Lease (split Admin/Water)	104141.601 - Admin office supplies & e	
Sweetbriar Cove	567	106680	06/30/2025	07/31/2025	157.00	Funeral basket	104141.601 - Admin office supplies & e	
Vanguard Cleaning Systems of Utah	543	37273	07/01/2025	07/08/2025	350.00	Building cleaning	104141.601 - Admin office supplies & e	
					\$731.00			
Absolute AV	ACH	A-935-a	07/12/2025	07/22/2025	5,888.57	Audio System-deposit	104141.649 - Repairs/maintenance to c	
Alakazam, LLC	530	9485	07/01/2025	07/11/2025	2,115.00	Quarterly IT Support (split water/admin)	104141.650 - Admin computer software	
enfusion Technologies	535	250414	06/01/2025	07/08/2025	1,000.00	City Inspect software	104141.650 - Admin computer software	
Sunrise Engineering, Inc.	10462	ARV1004754	06/30/2025	07/31/2025	\$3,115.00	1052 S Summit Creek Dr-building inspections	104190.300 - Plan Review	

**City of Woodland Hills**  
**Check Register**  
**CCB - Checking** **07/01/2025 to 07/31/2025**

Payee Name	Reference Number	Invoice Number	Invoice Date	Payment Date	Amount	Description	Ledger Account	Activity Code
Sunrise Engineering, Inc.	10462	ARIV1004754	06/30/2025	07/31/2025	78.00	115 E Spring-building inspections	104190.300 - Plan Review	
Sunrise Engineering, Inc.	10462	ARIV1004754	06/30/2025	07/31/2025	78.00	330 S Autumn Blaze-building inspections	104190.300 - Plan Review	
Sunrise Engineering, Inc.	10462	ARIV1004754	06/30/2025	07/31/2025	78.00	577 W Autumn Blaze-building inspections	104190.300 - Plan Review	
Sunrise Engineering, Inc.	10462	ARIV1004754	06/30/2025	07/31/2025	78.00	867 S Summit Creek-building inspections	104190.300 - Plan Review	
Sunrise Engineering, Inc.	10462	ARIV1004754	06/30/2025	07/31/2025	156.00	200 W Elk Point-building inspections	104190.300 - Plan Review	25-008
Sunrise Engineering, Inc.	10462	ARIV1004754	06/30/2025	07/31/2025	156.00	587 W Lucille's Cove-building inspections	104190.300 - Plan Review	
Sunrise Engineering, Inc.	10462	ARIV1004754	06/30/2025	07/31/2025	156.00	60 W Cougar Run-building inspections	104190.300 - Plan Review	
Sunrise Engineering, Inc.	10462	ARIV1004754	06/30/2025	07/31/2025	156.00	600 S Summit Creek Dr-building inspections	104190.300 - Plan Review	
Sunrise Engineering, Inc.	10462	ARIV1004754	06/30/2025	07/31/2025	156.00	660 S WH Drive-building inspections	104190.300 - Plan Review	
Sunrise Engineering, Inc.	10462	ARIV1004754	06/30/2025	07/31/2025	156.00	741 S Sunny Ridge-building inspections	104190.300 - Plan Review	
Sunrise Engineering, Inc.	10462	ARIV1004754	06/30/2025	07/31/2025	234.00	180 W Oak Circle-building inspections	104190.300 - Plan Review	25-007
Sunrise Engineering, Inc.	10462	ARIV1004754	06/30/2025	07/31/2025	234.00	410 S Oak Dr-building inspections	104190.300 - Plan Review	
Sunrise Engineering, Inc.	10462	ARIV1004754	06/30/2025	07/31/2025	234.00	995 S Summit Creek-building inspections	104190.300 - Plan Review	
Sunrise Engineering, Inc.	10462	ARIV1004754	06/30/2025	07/31/2025	312.00	573 W Jason'sc Cove-building inspections	104190.300 - Plan Review	25-010
Sunrise Engineering, Inc.	10462	ARIV1004754	06/30/2025	07/31/2025	468.00	580 W Lucille's Cove-building inspections	104190.300 - Plan Review	
					\$2,808.00			
Utah County Auditor	551	63892	07/16/2025	07/20/2025	9,725.08	Contract Law Enforcement and Patrol Services	104210.300 - Police services	
Central Utah 911	552	1252	06/26/2025	07/08/2025	147.56	Fire Dispatch	104210.301 - Dispatch fees	
Central Utah 911	552	1252	06/26/2025	07/08/2025	7,230.03	Police Dispatch	104210.301 - Dispatch fees	
					\$7,377.59			
Coles House of Trophies	534	69293	06/30/2025	07/08/2025	312.00	Plaques/engraving	104220.600 - Fire equipment supplies	
Guardian Vault	10458	001	06/30/2025	07/01/2025	917.70	Gloves	104220.600 - Fire equipment supplies	
Utah County Fire Chiefs Association	10458	002	06/30/2025	07/01/2025	536.00	Tshirts & polo shirts	104220.600 - Fire equipment supplies	
Utah County Fire Chiefs Association	552	2025-19J	07/01/2025	07/20/2025	30.00	Annual Pulse Point Renewal	104220.600 - Fire equipment supplies	
	552	2025-19J	07/01/2025	07/20/2025	100.00	Annual Department Membership-Volunteer	104220.600 - Fire equipment supplies	
					\$1,895.70			
Clarion Events, Inc.	545	CIV00391614	06/27/2025	07/20/2025	1,530.00	Fire/EMS training event	104220.601 - Fire training	
Stokes Market	541	Jun 2025 Stake	07/01/2025	07/08/2025	18.27	Fire training snacks	104220.601 - Fire training	
					\$1,548.27			
Wex Bank	563	106034334	07/15/2025	07/23/2025	76.91	Engine 191 Fuel	104220.648 - Fire equipment fuel	
Wex Bank	563	106034334	07/15/2025	07/23/2025	279.00	Chief fuel	104220.648 - Fire equipment fuel	
					\$355.91			
Dean's Quality Transmissions	573	025620	07/16/2025	07/31/2025	703.27	2006 Ford F550 radiator repair	104220.649 - Fire equipment repairs/m	
Wex Bank	563	106034334	07/15/2025	07/23/2025	93.68	Brush 192 Fuel	104222.648 - Fire Fuel Reduction equip	FF 2025
Wex Bank	563	106034334	07/15/2025	07/23/2025	1,724.83	Brush 191 Fuel	104222.648 - Fire Fuel Reduction equip	FF 2025
					\$1,818.51			
Hose and Rubber	566	2092029	07/25/2025	07/31/2025	186.97	Mini ex repair part	104222.649 - Fire Fuel Reduction equip	
Murdock Ford	572	104458	07/16/2025	07/31/2025	147.29	Oil change/service	104222.649 - Fire Fuel Reduction equip	FF 2025
					\$334.26			
FirstNet	536	287298533813X0	06/20/2025	07/08/2025	51.48	Life Pak for Ambulance	104225.600 - EMS Equipment Supplies	
Guardian Vault	10458	002	06/30/2025	07/01/2025	536.00	Tshirts & polo shirts	104225.600 - EMS Equipment Supplies	
					\$587.48			
Clarion Events, Inc.	545	CIV00391614	06/27/2025	07/20/2025	823.00	Fire/EMS training event	104225.601 - EMS Training	
South Utah Valley Animal Shelter	539	26-001	07/01/2025	07/08/2025	2,483.55	Semi Annual Billing	104253.300 - Animal control and regula	
PFHP Group Insurance	566	584199	07/15/2025	07/22/2025	5,024.61	Employee insurance	104410.240 - H-Health Insurance	
UIA	550	WH-5136	06/30/2025	07/20/2025	8,650.00	Conduit Installs	104410.607 - Fiber Installs	
South Utah Valley Solid Waste Distri	540	2755	06/30/2025	07/08/2025	3,363.80	Dump Fees (66.62 Tons)	104420.300 - Sanitation - garbage rem	
South Utah Valley Solid Waste Distri	540	2756	06/30/2025	07/08/2025	337.50	Municipal Fixed Service	104420.300 - Sanitation - garbage rem	
Waste Management Corporate Servi	544	1592724-2683-8	07/01/2025	07/08/2025	10,390.86	Trash Pick-Up	104420.300 - Sanitation - garbage rem	
					\$14,092.16			

City of Woodland Hills  
Check Register  
CCB - Checking - 07/01/2025 to 07/31/2025

Payer Name	Reference Number	Invoice Number	Invoice Date	Payment Date	Amount	Description	Ledger Account	Activity Code
RMC Property Services, Inc. RMC Property Services, Inc.	548 548	55332-a 55332-a	07/10/2025 07/10/2025	07/20/2025 07/20/2025	50.00 540.00 \$590.00	Fertilizing Fire Station Fertilizing park	104510.649 - Parks repairs/maintenanc 104510.649 - Parks repairs/maintenanc	
Sunrise Engineering, Inc.	10462	ARIV1004237	06/30/2025	07/31/2025	<b>\$195,789.04</b>	18,294.70 Strategic & General Plan	444220.78 - UDOT Community Dev. Gr	
Rural Water Association of Utah Canion Financial Services, Inc. Fisher's Technology	549 568 0	25207 R0711251 1521490	07/03/2025 07/11/2025 07/01/2025	07/20/2025 07/31/2025 07/08/2025	938.00 33.36 130.65 \$164.01	Membership dues Copier (split water/admin) Copier Lease (split Admin/Water)	516210 - Books, dues and subscription 516240 - Office supplies and expense 516240 - Office supplies and expense	
Alakazam, LLC Enbridge Gas Chemtech-Ford, LLC Chemtech-Ford, LLC Chemtech-Ford, LLC	530 0 531 533 571	9485 06232025 25F22289 25G0063 25G1896	07/01/2025 06/23/2025 06/22/2025 07/02/2025 07/23/2025	07/01/2025 07/21/2025 07/07/2025 07/08/2025 07/31/2025	2,115.00 7.16 60.00 60.00 60.00	Quarterly IT Support (split water/admin) Maple Court Booster Water Analysis Water Analysis Water Analysis	516245 - Computer software support 516280 - Utilities 516420 - Water sampling and testing 516420 - Water sampling and testing 516420 - Water sampling and testing	
Mountainland Supply Company Salem City VanCon, Inc. Warner & Associates Construction	569 10459 10460 10461	S107174948.001 5266 6/27/2025 Fire Hy Application No 3	07/22/2025 06/30/2025 06/21/2025 06/30/2025	07/31/2025 07/31/2025 07/31/2025 07/31/2025	2,449.03 80,174.83 20,000.00 303,268.26	Fire Hydrant Mtr Maple Canyon Well repair Fire hydrant leak Broad Hollow Well Pump House Improvements	516445 - Supplies 516450 - Water system maintenance 516450 - Water system maintenance 516450 - Water system maintenance	
Wex Bank	563	108034334	07/15/2025	07/23/2025	223.12	Roads/Water Truck	516452 - Fuel	
Utah Local Gov't Trust Utah Local Gov't Trust Utah Local Gov't Trust	0 554 555	1621547 1621548 1621549	07/11/2025 07/11/2025 07/11/2025	07/31/2025 07/20/2025 07/21/2025	2,168.01 9,579.10 4,871.75	Auto Insurance - Water Liability insurance Building/Equip Insurance	516510 - Insurance and surety bonds 516510 - Insurance and surety bonds 516510 - Insurance and surety bonds	
Zion's First National Bank-Utah Cor Xpress Bill Pay	564 0	2025 Admin Fee INV-XPR025031	06/13/2025 06/30/2025	07/23/2025 07/08/2025	1,500.00 573.31	Corp Trust Trustee Admin Fee Monthly cc processing fees	516610 - Miscellaneous operating exp 516830 - Monthly CC Processing and	
Payson City	547	Jun 2025 Sewer	06/27/2025	07/20/2025	<b>\$428,211.58</b> 8,339.00 \$8,339.00	Sewer Service	526285 - Sewer service expense to Pa	
					<b>\$650,634.32</b>			



Woodland Hills City  
200 S Woodland Hills Drive  
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**BUSINESS MANAGER PLUS****Acct:****Summary of Activity Since Your Last Statement**

Beginning Balance	7/01/25	85,280.37
Deposits / Misc Credits	63	503,737.56
Withdrawals / Misc Debits	81	363,807.16
** Ending Balance	7/31/25	225,210.77
Service Charge		.00
Interest Paid Thru 7/31/25		49.66
Interest Paid Year To Date		296.38
Annual Percentage Yield Earned		.35 %
Number of Days for A.P.Y.E.		31
Average Balance for A.P.Y.E.		167,045.89
Enclosures		67

**Deposits and Other Credits**

Date	Amount	Activity Description
7/01	1,117.74	TMobileUSA PMD/PAYMENT CityofWoodla.Receivabl
7/02	359.78	AMERICAN EXPRESS/SETTLEMENT CITY OF WOOD5430874107
7/02	1,127.59	PAYMENTECH/DEPOSIT CITY OF WOODLAND HILLS
7/02	50,000.00	Utah State Treas/MIXED WOODLAND HILLS-GENERAL
7/03	130.00	AMERICAN EXPRESS/SETTLEMENT CITY OF WOOD5430874107
7/03	361.22	WOODLAND HILLS C/CREDITS Woodland Hills City
7/03	2,294.86	PAYMENTECH/DEPOSIT CITY OF WOODLAND HILLS
7/03	50,000.00	Utah State Treas/MIXED WOODLAND HILLS-GENERAL



Woodland Hills City  
200 S Woodland Hills Drive  
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### Deposits and Other Credits

Date	Amount	Activity Description
7/07	572.00	Deposit
7/07	43,362.09	Deposit
7/07	222.00	AMERICAN EXPRESS/SETTLEMENT CITY OF WOOD5430874107
7/07	424.75	PAYMENTECH/DEPOSIT CITY OF WOODLAND HILLS
7/07	1,268.95	PAYMENTECH/DEPOSIT CITY OF WOODLAND HILLS
7/08	150.00	PAYMENTECH/DEPOSIT CITY OF WOODLAND HILLS
7/08	167.00	PAYMENTECH/DEPOSIT CITY OF WOODLAND HILLS
7/09	5,778.31	Deposit
7/09	25.00	VENMO/CASHOUT CITY OF WOODLAND HILLS
7/09	110.36	PAYMENTECH/DEPOSIT CITY OF WOODLAND HILLS
7/10	41.00	Deposit
7/11	194.43	AMERICAN EXPRESS/SETTLEMENT CITY OF WOOD5430874107
7/11	1,271.53	PAYMENTECH/DEPOSIT CITY OF WOODLAND HILLS
7/14	15,379.39	Deposit
7/14	237.37	PAYMENTECH/DEPOSIT CITY OF WOODLAND HILLS
7/14	10,393.75	WOODLAND HILLS C/CREDITS Woodland Hills City
7/15	166.00	Deposit
7/16	2,188.40	PAYMENTECH/DEPOSIT CITY OF WOODLAND HILLS
7/17	41.00	Deposit
7/17	1,000.00	Deposit
7/17	2,000.00	Deposit
7/17	2,701.86	Deposit
7/17	210.75	AMERICAN EXPRESS/SETTLEMENT CITY OF WOOD5430874107
7/17	1,528.34	PAYMENTECH/DEPOSIT CITY OF WOODLAND HILLS
7/18	15.75	BANKCARD 1018/BTOT DEP WOODLAND HILLS SERVICE



Woodland Hills City  
200 S Woodland Hills Drive  
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### Deposits and Other Credits

Date	Amount	Activity Description
7/18	525.00	BANKCARD 1018/BTOT DEP CITY OF WOODLAND HILLS
7/18	1,241.59	AMERICAN EXPRESS/SETTLEMENT CITY OF WOOD5430874107
7/18	4,959.06	WOODLAND HILLS C/CREDITS Woodland Hills City
7/18	5,114.51	PAYMENTECH/DEPOSIT CITY OF WOODLAND HILLS
7/21	5,550.00	Deposit
7/21	580.68	AMERICAN EXPRESS/SETTLEMENT CITY OF WOOD5430874107
7/21	709.83	PAYMENTECH/DEPOSIT CITY OF WOODLAND HILLS
7/21	1,201.36	AMERICAN EXPRESS/SETTLEMENT CITY OF WOOD5430874107
7/22	345.50	Deposit
7/22	55,635.43	Deposit
7/22	579.93	AMERICAN EXPRESS/SETTLEMENT CITY OF WOOD5430874107
7/22	2,145.86	PAYMENTECH/DEPOSIT CITY OF WOODLAND HILLS
7/22	3,080.50	PAYMENTECH/DEPOSIT CITY OF WOODLAND HILLS
7/22	9,446.78	PAYMENTECH/DEPOSIT CITY OF WOODLAND HILLS
7/22	150,000.00	Utah State Treas/MIXED WOODLAND HILLS-GENERAL
7/23	4,237.58	AMERICAN EXPRESS/SETTLEMENT CITY OF WOOD5430874107
7/23	18,341.35	PAYMENTECH/DEPOSIT CITY OF WOODLAND HILLS
7/24	769.21	PAYMENTECH/DEPOSIT CITY OF WOODLAND HILLS
7/24	18,181.73	WOODLAND HILLS C/CREDITS Woodland Hills City
7/25	190.50	BANKCARD 1018/BTOT DEP WOODLAND HILLS SERVICE
7/25	494.99	PAYMENTECH/DEPOSIT CITY OF WOODLAND HILLS



Woodland Hills City  
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### Deposits and Other Credits

Date	Amount	Activity Description
7/25	6,350.00	BANKCARD 1018/BTOT DEP CITY OF WOODLAND HILLS
7/28	39.00	PAYMENTECH/DEPOSIT CITY OF WOODLAND HILLS
7/29	682.18	Deposit
7/29	127.49	PAYMENTECH/DEPOSIT CITY OF WOODLAND HILLS
7/30	514.55	PAYMENTECH/DEPOSIT CITY OF WOODLAND HILLS
7/31	101.50	Deposit
7/31	240.23	PAYMENTECH/DEPOSIT CITY OF WOODLAND HILLS
7/31	17,460.34	WOODLAND HILLS C/CREDITS Woodland Hills City
7/31	49.66	Interest Paid

### Checks

Date	Check No	Amount	Date	Check No	Amount	Date	Check No	Amount
7/03	509	70.34	7/15	531	60.00	7/28	551	9,725.08
7/11	510	50.00	7/24	532	7,377.59	7/31	553*	21.04
7/02	514*	3,800.00	7/17	533	60.00	7/31	554	19,158.20
7/01	515	5,162.72	7/29	534	312.00	7/31	555	12,821.37
7/10	517*	6,063.51	7/21	535	1,000.00	7/30	556	7,562.44
7/03	518	335.00	7/18	536	51.48	7/29	557	257.71
7/09	519	388.95	7/22	537	157.50	7/29	558	245.12
7/14	520	450.00	7/17	538	1,445.00	7/30	559	4,179.94
7/02	521	6,456.75	7/28	539	2,483.55	7/29	560	1,143.12
7/02	522	1,290.02	7/16	540	3,701.30	7/30	561	8,802.05
7/03	523	296.78	7/21	541	18.27	7/30	562	4,497.00
7/09	524	110.00	7/21	543*	350.00	7/29	563	2,397.54
7/03	525	14,612.98	7/21	544	10,390.86	7/30	564	1,500.00
7/17	526	8,693.15	7/28	545	2,353.00	7/21	10453*	275.00
7/17	527	6,288.20	7/29	546	4,733.50	7/02	10456*	24,000.00
7/09	528	1,222.50	7/29	547	8,339.00	7/03	10458*	1,989.70
7/09	529	44.27	7/29	548	590.00			
7/16	530	4,230.00	7/29	550*	8,650.00			

\* indicates a break in check number sequence



Woodland Hills City  
200 S Woodland Hills Drive  
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Account Number:  
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### Other Debits and Withdrawals

Date	Amount	Activity Description
7/01	461.75	Woodland Hills C/REG SAL City of Woodland Hills
7/01	12,514.64	IRS/USATAXPYMT CITY OF WOODLAND HILLS
7/01	31,735.63	Woodland Hills C/REG SAL City of Woodland Hills
7/02	14.82	BANKCARD 1018/MTOT DISC WOODLAND HILLS SERVICE
7/02	42.20	BANKCARD 1018/MTOT DISC CITY OF WOODLAND HILLS
7/02	1,881.13	UTAH801/297-7703/TAX PAYMNT
7/03	300.00	HEALTHEQUITY INC/HealthEqui Woodland Hills City Ac
7/03	462.98	PAYMENTECH/FEE CITY OF WOODLAND HILLS
7/08	573.31	Xpress Bill Pay/Billing Woodland Hills
7/08	2,339.97	UTAH STATE RETIR/URS PAYMNT CITY OF WOODLAND HILLS
7/09	6.30	HEALTHEQUITY INC/HealthEqui Woodland Hills City Ac
7/09	103.62	CENTRACOM INTERA/BILL PAYMT WOODLAND HILLS CITY
7/09	261.30	FISHERS DOCUMENT/BILL PAYMT WOODLAND HILLS CITY
7/09	5,250.00	SMITH HARTVIGSEN/BILL PAYMT WOODLAND HILLS CITY
7/15	32,780.89	Woodland Hills C/REG SAL City of Woodland Hills
7/16	307.43	Chargeback
7/16	1,919.56	UTAH801/297-7703/TAX PAYMNT
7/16	12,714.84	IRS/USATAXPYMT CITY OF WOODLAND HILLS
7/17	300.00	HEALTHEQUITY INC/HealthEqui Woodland Hills City Ac
7/18	2,339.59	UTAH STATE RETIR/URS PAYMNT CITY OF WOODLAND HILLS
7/21	7.16	Dominion Energy/QGC City of Woodland Hills
7/21	109.76	Dominion Energy/QGC City of Woodland Hills
7/21	178.73	AMERICAN EXPRESS/AXP DISCNT CITY OF WOOD5430874107



Woodland Hills City  
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### Other Debits and Withdrawals

Date	Amount	Activity Description
7/23	5,888.57	ABSOLUTE AV/VGBYCK2x-p Jody Stones
7/28	27,433.33	Woodland Hills C/REG SAL City of Woodland Hills
7/29	1,579.48	UTAH801/297-7703/TAX PAYMNT
7/29	9,680.37	IRS/USATAXPYMT CITY OF WOODLAND HILLS
7/30	300.00	HEALTHEQUITY INC/HealthEqui Woodland Hills City Ac
7/30	2,106.27	UTAH STATE RETIR/URS PAYMNT CITY OF WOODLAND HILLS

### Daily Balance Summary

Date	Balance	Date	Balance	Date	Balance
7/01	36,523.37	7/14	147,978.32	7/24	339,831.44
7/02	50,525.82	7/15	115,303.43	7/25	346,866.93
7/03	85,244.12	7/16	94,618.70	7/28	304,910.97
7/07	131,093.91	7/17	85,314.30	7/29	267,792.80
7/08	128,497.63	7/18	94,779.14	7/30	239,359.65
7/09	127,024.36	7/21	90,491.23	7/31	225,210.77
7/10	121,001.85	7/22	311,567.73		
7/11	122,417.81	7/23	328,258.09		

**City of Woodland Hills**  
 Operational Budget 2026  
 10 10 General Fund - 08/01/2025 to 08/31/2025  
 16.67% of the fiscal year has expired

	2024 Actual Expenses	Revised June 2025 for FY 2025 Budget	Original FY 2026 Budget	Revised 8/26/2025 for FY 2026 Budget	Current YTD	Current Month	Percent Used
<b>Change In Net Position</b>							
<b>Revenue:</b>							
Taxes	1,540,108	1,521,700	1,657,596	1,555,781	82,114	46,551	5%
Licenses and permits	105,097	104,600	81,500	81,500	14,384	10,002	18%
Intergovernmental revenue	159,752	163,000	106,000	106,000	0	0	0%
Charges for services	394,025	379,800	477,400	477,400	82,333	18,315	17%
Interest	183,763	180,000	190,000	70,000	22,779	10,639	33%
Miscellaneous revenue	163,493	140,000	8,800	2,148,800	27,275	8,387	1%
Contributions and transfers	0	0	391,589	1,421,079	0	0	0%
<b>Total Revenue:</b>	<b>2,546,238</b>	<b>2,489,100</b>	<b>2,912,885</b>	<b>5,861,460</b>	<b>228,885</b>	<b>93,894</b>	<b>4%</b>
<b>Expenditures:</b>							
<b>General government</b>							
Council	23,582	26,200	28,200	28,200	2,959	1,480	10%
Administrative	554,328	656,917	659,054	1,249,577	110,953	22,998	9%
Planning and zoning	0	0	1,500	1,500	0	0	0%
Building	49,600	54,400	56,500	56,500	6,584	4,447	12%
<b>Total General government</b>	<b>627,510</b>	<b>737,517</b>	<b>745,254</b>	<b>1,335,777</b>	<b>120,497</b>	<b>28,925</b>	<b>9%</b>
<b>Public safety</b>							
Police	139,888	144,800	153,000	153,000	20,651	10,366	13%
Fire	227,091	242,949	174,120	174,120	4,492	1,836	3%
Fire Fuel Reduction	253,812	245,100	250,000	250,000	101,072	39,571	40%
EMS	26,884	30,550	31,000	31,000	4,078	1,081	13%
Animal control	2,428	2,428	5,000	5,000	2,484	0	50%
Emergency Management	538	2,540	4,540	4,540	0	0	0%
<b>Total Public safety</b>	<b>650,641</b>	<b>668,367</b>	<b>617,660</b>	<b>617,660</b>	<b>132,777</b>	<b>52,856</b>	<b>21%</b>
<b>Roads and public improvements</b>							
Roads	334,747	339,700	1,139,406	3,507,593	37,807	26,792	1%
Sanitation	158,696	170,000	178,500	178,500	28,908	14,433	16%
Snowplow	139,169	141,913	175,665	165,530	0	0	0%
<b>Total Roads and public improvements</b>	<b>632,612</b>	<b>651,613</b>	<b>1,493,571</b>	<b>3,851,623</b>	<b>66,715</b>	<b>41,225</b>	<b>2%</b>
<b>Parks, recreation, and public property</b>							
Parks	36,373	51,300	56,400	56,400	2,935	857	5%
<b>Total Parks, recreation, and public property</b>	<b>36,373</b>	<b>51,300</b>	<b>56,400</b>	<b>56,400</b>	<b>2,935</b>	<b>857</b>	<b>5%</b>
Transfers	0	379,303	0	0	0	0	0%
<b>Total Expenditures:</b>	<b>1,947,137</b>	<b>2,488,100</b>	<b>2,912,885</b>	<b>5,861,460</b>	<b>322,923</b>	<b>123,863</b>	<b>6%</b>
<b>Total Change In Net Position</b>	<b>599,101</b>	<b>1,000</b>	<b>0</b>	<b>0</b>	<b>(94,038)</b>	<b>(29,968)</b>	<b>0%</b>

**City of Woodland Hills**  
 Operational Budget 2026  
 41 41 Capital Projects - Fire - 08/01/2025 to 08/31/2025  
 16.67% of the fiscal year has expired

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	2024 Actual Expenses	Revised June 2025 for FY 2025 Budget	Original FY 2026 Budget	Revised 8/26/2025 for FY 2026 Budget	Current YTD	Current Month	Percent Used
<b>Change In Net Position</b>							
<b>Revenue:</b>							
Miscellaneous revenue	0	0	0	0	0	0	0%
Contributions and transfers	0	0	0	154,850	0	0	0%
<b>Total Revenue:</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>154,850</b>	<b>0</b>	<b>0</b>	<b>0%</b>
<b>Expenditures:</b>							
<b>    Public safety</b>							
Fire	0	0	0	0	0	0	0%
<b>Total Public safety</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0%</b>
Miscellaneous	0	0	0	154,850	0	0	0%
<b>Total Expenditures:</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>154,850</b>	<b>0</b>	<b>0</b>	<b>0%</b>
<b>Total Change In Net Position</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0%</b>

**City of Woodland Hills**  
 Operational Budget 2026  
 42 42 Capital Projects - EMS - 08/01/2025 to 08/31/2025  
 16.67% of the fiscal year has expired

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	2024 Actual Expenses	Revised June 2025 for FY 2025 Budget	Original FY 2026 Budget	Revised 8/26/2025 for FY 2026 Budget	Current YTD	Current Month	Percent Used
<b>Change In Net Position</b>							
<b>Revenue:</b>							
Intergovernmental revenue	0	0	0	0	0	0	0%
Contributions and transfers	0	0	0	51,520	0	0	0%
<b>Total Revenue:</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0%</b>
<b>Total Change In Net Position</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0%</b>

**City of Woodland Hills**  
 Operational Budget 2026  
 43 43 Capital Projects - Snowplowing - 08/01/2025 to 08/31/2025  
 16.67% of the fiscal year has expired

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	2024 Actual Expenses	Revised June 2025 for FY 2025 Budget	Original FY 2026 Budget	Revised 8/26/2025 for FY 2026 Budget	Current YTD	Current Month	Percent Used
<b>Change In Net Position</b>							
<b>Revenue:</b>							
Miscellaneous revenue	0	0	0	0	0	0	0%
Contributions and transfers	0	0	0	35,000	0	0	0%
<b>Total Revenue:</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>35,000</b>	<b>0</b>	<b>0</b>	<b>0%</b>
<b>Expenditures:</b>							
<b>Roads and public improvements</b>							
Snowplow	0	0	0	0	0	0	0%
<b>Total Roads and public improvements</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0%</b>
Miscellaneous	0	0	0	35,000	0	0	0%
<b>Total Expenditures:</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>35,000</b>	<b>0</b>	<b>0</b>	<b>0%</b>
<b>Total Change In Net Position</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0%</b>

**City of Woodland Hills**  
 Operational Budget 2026  
 44 44 Capital Projects - Public Works - 08/01/2025 to 08/31/2025  
 16.67% of the fiscal year has expired

	2024 Actual Expenses	Revised June 2025 for FY 2025 Budget	Original FY 2026 Budget	Revised 8/26/2025 for FY 2026 Budget	Current YTD	Current Month	Percent Used
<b>Change In Net Position</b>							
<b>Revenue:</b>							
Intergovernmental revenue	110,000	110,000	0	0	0	0	0%
Contributions and transfers	0	770,970	391,589	1,421,979	0	0	0%
<b>Total Revenue:</b>	<b>110,000</b>	<b>880,970</b>	<b>391,589</b>	<b>1,421,979</b>	<b>0</b>	<b>0</b>	<b>0%</b>
<b>Expenditures:</b>							
<b>Roads and public improvements</b>							
Roads	384,611	446,537	30,000	0	918	918	0%
<b>Total Roads and public improvements</b>	<b>384,611</b>	<b>446,537</b>	<b>30,000</b>	<b>0</b>	<b>918</b>	<b>918</b>	<b>0%</b>
Miscellaneous	0	111,653	391,589	1,421,979	0	0	0%
<b>Total Expenditures:</b>	<b>384,611</b>	<b>558,190</b>	<b>421,589</b>	<b>1,421,979</b>	<b>918</b>	<b>918</b>	<b>0%</b>
<b>Total Change In Net Position</b>	<b>(274,611)</b>	<b>322,780</b>	<b>(30,000)</b>	<b>0</b>	<b>(918)</b>	<b>(918)</b>	<b>0%</b>

**City of Woodland Hills**  
 Operational Budget 2026  
 45 45 Capital Projects - PTR - 08/01/2025 to 08/31/2025  
 16.67% of the fiscal year has expired

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	2024 Actual Expenses	Revised June 2025 for FY 2025 Budget	Original FY 2026 Budget	Revised 8/26/2025 for FY 2026 Budget	Current YTD	Current Month	Percent Used
<b>Change In Net Position</b>							
<b>Revenue:</b>							
Contributions and transfers	0	0	0	5,000	0	0	0%
<b>Total Revenue:</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>5,000</b>	<b>0</b>	<b>0</b>	<b>0%</b>
<b>Expenditures:</b>							
Miscellaneous	0	0	0	5,000	0	0	0%
<b>Total Expenditures:</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>5,000</b>	<b>0</b>	<b>0</b>	<b>0%</b>
<b>Total Change In Net Position</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0%</b>

**City of Woodland Hills**  
 Operational Budget 2026  
 51 51 Enterprise - 08/01/2025 to 08/31/2025  
 16.67% of the fiscal year has expired

	2024 Actual Expenses	Revised June 2025 for FY 2025 Budget	Original FY 2026 Budget	Revised 8/26/2025 for FY 2026 Budget	Current YTD	Current Month	Percent Used
<b>Income or Expense</b>							
<b>Income From Operations:</b>							
Operating income	906,953	877,000	850,000	850,000	267,205	130,264	31%
Operating expense	1,606,200	1,803,011	900,500	930,388	83,316	36,887	9%
<b>Total Income From Operations:</b>	<b>(699,247)</b>	<b>(926,011)</b>	<b>(50,500)</b>	<b>(80,388)</b>	<b>183,888</b>	<b>93,377</b>	<b>-229%</b>
<b>Non-Operating Items:</b>							
Non-operating income	143,080	145,000	128,170	128,170	17,475	11,380	14%
Non-operating expense	18,952	60,500	15,330	15,330	0	0	0%
<b>Total Non-Operating Items:</b>	<b>124,128</b>	<b>84,500</b>	<b>112,840</b>	<b>112,840</b>	<b>17,475</b>	<b>11,380</b>	<b>15%</b>
<b>Total Income or Expense</b>	<b>(575,119)</b>	<b>(841,511)</b>	<b>62,340</b>	<b>32,452</b>	<b>201,363</b>	<b>104,757</b>	<b>620%</b>

**City of Woodland Hills**  
 Operational Budget 2026  
 52 52 Sewer - 08/01/2025 to 08/31/2025  
 16.67% of the fiscal year has expired

	2024 Actual Expenses	Revised June 2025 for FY 2025 Budget	Original FY 2026 Budget	Revised 8/26/2025 for FY 2026 Budget	Current YTD	Current Month	Percent Used
<b>Income or Expense</b>							
<b>Income From Operations:</b>							
Operating income	135,650	135,000	136,000	136,000	24,343	12,458	18%
Operating expense	101,615	108,000	126,000	126,000	9,399	675	7%
<b>Total Income From Operations:</b>	<b>34,035</b>	<b>27,000</b>	<b>10,000</b>	<b>10,000</b>	<b>14,943</b>	<b>11,783</b>	<b>149%</b>
<b>Non-Operating Items:</b>							
Non-operating income	53,815	54,000	20,000	20,000	7,177	7,177	36%
Non-operating expense	58,427	80,000	20,000	20,000	0	0	0%
<b>Total Non-Operating Items:</b>	<b>(4,612)</b>	<b>(26,000)</b>	<b>0</b>	<b>0</b>	<b>7,177</b>	<b>7,177</b>	<b>0%</b>
<b>Total Income or Expense</b>	<b>29,423</b>	<b>1,000</b>	<b>10,000</b>	<b>10,000</b>	<b>22,120</b>	<b>18,960</b>	<b>221%</b>

**City of Woodland Hills**  
 Operational Budget 2026  
 91 91 General Fixed Assets - 08/01/2025 to 08/31/2025  
 16.67% of the fiscal year has expired

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	2024 Actual Expenses	Revised June 2025 for FY 2025 Budget	Original FY 2026 Budget	Revised 8/26/2025 for FY 2026 Budget	Current YTD	Current Month	Percent Used
<b>Change In Net Position</b>							
<b>Expenditures:</b>							
Miscellaneous	0	0	0	0	0	0	0%
<b>Total Expenditures:</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0%</b>
<b>Total Change In Net Position</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0%</b>

ROLL CALL	YES	NO
VOTING:		
Mayor Brent T. Winder (tie only)	[ ]	[ ]
Council Member Kari Malkovich	[ ]	[ ]
Council Member Dorel Kynaston	[ ]	[ ]
Council Member Brian Hutchings	[ ]	[ ]
Council member Janet Lunt	[ ]	[ ]
Council member Ben Hillyard	[ ]	[ ]

I move that this Resolution be adopted.

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Council Member

I second the foregoing motion.

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Council Member

## RESOLUTION NO. 2025-22

*Resolution approving funds disbursements for August 2025.*

**BE IT RESOLVED BY THE CITY OF WOODLAND HILLS THAT:**

Section 1. The Council approves General Fund disbursements in the amount of \$169,973.93 as represented by check voucher numbers and payroll records attached to this document. Of that amount, payroll was \$58,853.98.

Section 2. The Council approves Capital Funds disbursements in the amount of \$918.00 as represented by check voucher numbers and payroll records attached to this document. Of that amount, payroll was \$0.00.

Section 3. The Council approves Water disbursements in the amount of \$26,859.84 as represented by check voucher numbers and payroll records attached to this document. Of that amount, payroll was \$16,983.78.

Section 4. The Council approves Sewer Funds disbursements in the amount of \$8,724.24 as represented by check voucher numbers and payroll records attached to this document. Of that amount, payroll was \$0.00.

Passed and approved by the Woodland Hills City Council this 14<sup>th</sup> October 2025.

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Ben Hillyard  
Mayor Pro-Tempore

ATTEST:

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Jody Stones  
Recorder

**City of Woodland Hills**  
**Payroll Register - Summarized**  
**Payroll Payment - 08/01/2025 to 08/31/2025**

Employee	Earning	Hours	Amount	Benefit	Basis	Amount	Deduction	Basis	Amount
<b>Frandsen, Wayne B</b> 10 - Administration Net Amount	Regular	41.00	831.60	Social Security Tax Medicare Tax Workers Compensatio	831.60 831.60 831.60	51.55 12.06 0.00	Social Security Tax Medicare Tax Federal Income Tax State Income Tax	831.60 831.60 831.60 831.60	51.55 12.06 0.00 0.00
	Total Earnings: Total Reimbursements:	41.00	\$831.60 \$0.00	Total Benefits: Total Taxes:		\$63.61 \$63.61	Total Deductions: Total Taxes:		\$63.61 \$63.61
<b>Helvey, Christopher S</b> 10 - Administration Net Amount	Regular Reimbursement	161.00 0.00	6,568.56 46.16	Social Security Tax Medicare Tax Workers Compensatio Retirement	6,412.92 6,412.92 6,568.56 6,568.56	397.60 92.99 0.00 1,049.00	Social Security Tax Medicare Tax Federal Income Tax State Income Tax PEHP Life \$50k PEHP AD&D Family \$3 ULGT Accidental Denta ULGT Vision Employee Paid Dental Employee Paid Vision	6,412.92 6,412.92 6,412.92 6,412.92 3,405.92 3,405.92 6,568.56 6,568.56 6,568.56 6,568.56	397.60 92.99 0.00 333.72 8.41 10.50 0.96 18.46 138.94 16.70
	Total Earnings: Total Reimbursements:	161.00	\$6,568.56 \$46.16	Total Benefits: Total Taxes:		\$1,539.59 \$490.59	Total Deductions: Total Taxes:		\$1,018.28 \$824.31
<b>Hillyard, Benjamin J</b> 10 - Administration Net Amount	Regular	40.00	182.60	Social Security Tax Medicare Tax Workers Compensatio	182.60 182.60 182.60	11.32 2.64 0.00	Social Security Tax Medicare Tax Federal Income Tax State Income Tax	182.60 182.60 182.60 182.60	11.32 2.64 0.00 0.00
	Total Earnings: Total Reimbursements:	40.00	\$182.60 \$0.00	Total Benefits: Total Taxes:		\$13.96 \$13.96	Total Deductions: Total Taxes:		\$13.96 \$13.96
<b>Hunt, Ashton Christopher</b> 10 - Public Safety Net Amount	Regular Overtime	139.04 162.00	2,919.84 5,103.00	Social Security Tax Medicare Tax Workers Compensatio	8,022.84 8,022.84 8,022.84	497.42 116.33 0.00	Social Security Tax Medicare Tax Federal Income Tax State Income Tax	8,022.84 8,022.84 8,022.84 8,022.84	497.42 116.33 0.00 361.03
	Total Earnings: Total Reimbursements:	301.04	\$8,022.84 \$0.00	Total Benefits: Total Taxes:		\$613.75 \$613.75	Total Deductions: Total Taxes:		\$2,108.48 \$2,108.48
<b>Hutchings, Brian John</b> 10 - Administration Net Amount	Regular	40.00	182.60	Social Security Tax Medicare Tax Workers Compensatio	182.60 182.60 182.60	11.32 2.64 0.00	Social Security Tax Medicare Tax Federal Income Tax State Income Tax	182.60 182.60 182.60 182.60	11.32 2.64 0.00 0.00
	Total Earnings: Total Reimbursements:	40.00	\$182.60 \$0.00	Total Benefits: Total Taxes:		\$13.96 \$13.96	Total Deductions: Total Taxes:		\$13.96 \$13.96

**City of Woodland Hills**  
**Payroll Register - Summarized**  
**Payroll Payment - 08/01/2025 to 08/31/2025**

Employee	Earning	Hours	Amount	Benefit	Basis	Amount	Deduction	Basis	Amount
<b>Jordan, Ian James</b> 10 - Public Safety Net Amount	Regular Overtime	138.84 162.00	2,637.96 4,617.00	Social Security Tax Medicare Tax Workers Compensatio	7,254.96 105.20 0.00	449.81 105.20 0.00	Social Security Tax Medicare Tax Federal Income Tax State Income Tax	7,254.96 7,254.96 7,254.96 7,254.96	449.81 105.20 954.78 326.47
	Total Earnings: Total Reimbursements:	300.84	\$7,254.96 \$0.00	Total Benefits: Total Taxes:		\$555.01 \$555.01	Total Deductions: Total Taxes:		\$1,836.26 \$1,836.26
<b>Kynaston, Dorel B</b> 10 - Administration Net Amount	Regular	40.00	182.60	Social Security Tax Medicare Tax Workers Compensatio	182.60 182.60 182.60	11.32 2.64 0.00	Social Security Tax Medicare Tax Federal Income Tax State Income Tax	182.60 182.60 182.60 182.60	11.32 2.64 0.00 0.00
	Total Earnings: Total Reimbursements:	40.00	\$182.60 \$0.00	Total Benefits: Total Taxes:		\$13.96 \$13.96	Total Deductions: Total Taxes:		\$13.96 \$13.96
<b>Lunt, Janet Marie</b> 10 - Administration Net Amount	Regular	40.00	182.60	Social Security Tax Medicare Tax Workers Compensatio	182.60 182.60 182.60	11.32 2.64 0.00	Social Security Tax Medicare Tax Federal Income Tax State Income Tax	182.60 182.60 182.60 182.60	11.32 2.64 0.00 0.00
	Total Earnings: Total Reimbursements:	40.00	\$182.60 \$0.00	Total Benefits: Total Taxes:		\$13.96 \$13.96	Total Deductions: Total Taxes:		\$13.96 \$13.96
<b>Malkovich, Kari L</b> 10 - Administration Net Amount	Regular	40.00	182.60	Social Security Tax Medicare Tax Workers Compensatio	182.60 182.60 182.60	11.32 2.64 0.00	Social Security Tax Medicare Tax Federal Income Tax State Income Tax	182.60 182.60 182.60 182.60	11.32 2.64 0.00 0.00
	Total Earnings: Total Reimbursements:	40.00	\$182.60 \$0.00	Total Benefits: Total Taxes:		\$13.96 \$13.96	Total Deductions: Total Taxes:		\$13.96 \$13.96
<b>Mickelsen, Ted G</b> 10 - Streets and Highways Net Amount	Regular Reimbursement	161.00 0.00	13,045.08 46.16	Social Security Tax Medicare Tax Workers Compensatio 401k Retirement	12,304.00 12,304.00 13,045.08 13,045.08 13,045.08	762.85 178.41 0.00 23.48 1,851.09	Social Security Tax Medicare Tax Federal Income Tax State Income Tax Retirement Employee Paid Dental Employee Paid Vision HSA Employee Contrib	12,304.00 12,304.00 12,304.00 12,304.00 13,045.08 13,045.08 13,045.08 13,045.08	762.85 178.41 1,635.04 553.68 105.67 124.38 16.70 600.00
	Total Earnings: Total Reimbursements:	161.00	\$13,045.08 \$46.16	Total Benefits: Total Taxes:		\$2,815.83 \$941.26	Total Deductions: Total Taxes:		\$3,976.73 \$3,129.98
<b>Skinner, Rachel M</b> 10 - Public Safety Net Amount	Regular Reimbursement	41.00 0.00	747.68 25.00	Social Security Tax Medicare Tax Workers Compensatio	747.68 747.68 747.68	46.36 10.84 0.00	Social Security Tax Medicare Tax Federal Income Tax State Income Tax	747.68 747.68 747.68 747.68	46.36 10.84 0.00 0.94
	Total Earnings: Total Reimbursements:	41.00	\$747.68 \$25.00	Total Benefits: Total Taxes:		\$57.20 \$57.20	Total Deductions: Total Taxes:		\$58.14 \$58.14

**City of Woodland Hills**  
**Payroll Register - Summarized**  
**Payroll Payment - 08/01/2025 to 08/31/2025**

Employee	Earning	Hours	Amount	Benefit	Basis	Amount	Deduction	Basis	Amount
<b>Stones, Jody</b> 10 - Administration Net Amount	Regular Overtime Special Reimbursement Health Payout	160.00 8.06 1.00 0.00 0.00	6,464.00 488.43 259.93 46.16 864.00	Social Security Tax Medicare Tax Workers Compensatio Retirement	8,076.36 8,076.36 8,076.36 7,644.36	500.74 117.10 0.00 1,220.81	Social Security Tax Medicare Tax Federal Income Tax State Income Tax PEHP Life \$50k PEHP Add'l Life \$25k PEHP Spouse Add'l Lif PEHP AD&D Family \$2	8,076.36 8,076.36 8,076.36 8,076.36 3,513.18 4,205.11 4,205.11	500.74 117.10 974.62 363.44 8.41 8.10 8.10 1.10
	<b>Total Earnings:</b>	169.06	\$8,076.36	<b>Total Benefits:</b>		\$1,838.65	<b>Total Deductions:</b>		\$1,981.61
	<b>Total Reimbursements:</b>		\$46.16	<b>Total Taxes:</b>		\$617.84	<b>Total Taxes:</b>		\$1,955.90
<b>Szalkowski, Toby</b> 51 - Water operations Net Amount	Regular Overtime Special Reimbursement	160.00 2.52 1.00 0.00	4,160.00 98.28 162.27 46.16	Social Security Tax Medicare Tax Workers Compensatio Retirement	4,273.99 4,273.99 4,420.55 4,420.55	264.98 61.97 0.00 627.28	Social Security Tax Medicare Tax Federal Income Tax State Income Tax Retirement Employee Paid Dental Employee Paid Vision	4,273.99 4,273.99 4,273.99 4,273.99 4,420.55 4,420.55	264.98 61.97 199.81 159.67 35.81 138.94
	<b>Total Earnings:</b>	163.52	\$4,420.55	<b>Total Benefits:</b>		\$954.23	<b>Total Deductions:</b>		\$868.80
	<b>Total Reimbursements:</b>		\$46.16	<b>Total Taxes:</b>		\$326.95	<b>Total Taxes:</b>		\$686.43
<b>Tambasco, Chris</b> 10 - Administration Net Amount	Regular	6.00	660.00	Social Security Tax Medicare Tax Workers Compensatio	660.00 660.00 660.00	40.92 9.57 0.00	Social Security Tax Medicare Tax Federal Income Tax State Income Tax	660.00 660.00 660.00 660.00	40.92 9.57 0.00 0.00
	<b>Total Earnings:</b>	6.00	\$660.00	<b>Total Benefits:</b>		\$50.49	<b>Total Deductions:</b>		\$50.49
	<b>Total Reimbursements:</b>		\$0.00	<b>Total Taxes:</b>		\$50.49	<b>Total Taxes:</b>		\$50.49
<b>Thomas, Lori A</b> 51 - Water operations Net Amount	Regular Mileage Reimb Special Reimbursement In Lieu of Benefits	99.98 18.80 1.00 0.00 0.00	3,138.37 13.16 120.18 25.00 561.77	Social Security Tax Medicare Tax Workers Compensatio	3,820.34 3,820.34 3,258.57	236.87 55.40 0.00	Social Security Tax Medicare Tax Federal Income Tax State Income Tax	3,820.34 3,820.34 3,820.34 3,820.34	236.87 55.40 321.27 233.35
	<b>Total Earnings:</b>	100.98	\$3,820.34	<b>Total Benefits:</b>		\$292.27	<b>Total Deductions:</b>		\$846.89
	<b>Total Reimbursements:</b>		\$38.16	<b>Total Taxes:</b>		\$292.27	<b>Total Taxes:</b>		\$846.89
<b>Wallace, John</b> 10 - Streets and Highways Net Amount	Regular	2.00	230.76	Social Security Tax Medicare Tax Workers Compensatio	230.76 230.76 230.76	14.30 3.34 0.00	Social Security Tax Medicare Tax Federal Income Tax State Income Tax	230.76 230.76 230.76 230.76	14.30 3.34 0.00 0.00
	<b>Total Earnings:</b>	2.00	\$230.76	<b>Total Benefits:</b>		\$17.64	<b>Total Deductions:</b>		\$17.64
	<b>Total Reimbursements:</b>		\$0.00	<b>Total Taxes:</b>		\$17.64	<b>Total Taxes:</b>		\$17.64

**City of Woodland Hills  
Payroll Register - Summarized  
Payroll Payment - 08/01/2025 to 08/31/2025**

**City of Woodland Hills  
Payroll Register - Summarized  
Payroll Payment - 08/01/2025 to 08/31/2025**



Woodland Hills City  
200 S Woodland Hills Drive  
Woodland Hills UT 84655

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Account Number:

Date

08/31/25

**BUSINESS MANAGER PLUS**

**Acct:**

**Summary of Activity Since Your Last Statement**

Beginning Balance	8/01/25	225,210.77
Deposits / Misc Credits	57	581,724.17
Withdrawals / Misc Debits	61	630,597.29
** Ending Balance	8/31/25	176,337.65
Service Charge		.00
Interest Paid Thru 8/31/25		71.78
Interest Paid Year To Date		368.16
Annual Percentage Yield Earned		.35 %
Number of Days for A.P.Y.E.		31
Average Balance for A.P.Y.E.		241,422.10
Enclosures		50

**Deposits and Other Credits**

Date	Amount	Activity Description
8/01	1,200.00	Deposit
8/04	645.36	Deposit
8/04	14.48	AMERICAN EXPRESS/SETTLEMENT CITY OF WOOD5430874107
8/04	15.00	BANKCARD 1018/BTOT DEP WOODLAND HILLS SERVICE
8/04	500.00	BANKCARD 1018/BTOT DEP CITY OF WOODLAND HILLS
8/04	722.42	PAYMENTECH/DEPOSIT CITY OF WOODLAND HILLS
8/04	1,210.00	TMobileUSA PMD/PAYMENT CityofWoodla.Receivabl
8/04	375,000.00	Utah State Treas/MIXED WOODLAND HILLS-GENERAL
8/05	1,925.33	Deposit
8/05	103.50	PAYMENTECH/DEPOSIT



Woodland Hills City  
200 S Woodland Hills Drive  
Woodland Hills UT 84655

Account Number:  
Date 08/31/25

### Deposits and Other Credits

Date	Amount	Activity Description
8/05	556.75	CITY OF WOODLAND HILLS PAYMENTECH/DEPOSIT
8/05	2,968.03	CITY OF WOODLAND HILLS PAYMENTECH/DEPOSIT
8/06	1,831.44	CITY OF WOODLAND HILLS PAYMENTECH/DEPOSIT
8/07	369.00	Deposit
8/07	215.25	CITY OF WOODLAND HILLS PAYMENTECH/DEPOSIT
8/07	222.00	AMERICAN EXPRESS/SETTLEMENT
8/08	3.00	CITY OF WOOD5430874107 BANKCARD 1018/BTOT DEP
8/08	100.00	WOODLAND HILLS SERVICE BANKCARD 1018/BTOT DEP
8/08	140.00	CITY OF WOODLAND HILLS PAYMENTECH/DEPOSIT
8/11	229.77	Deposit
8/11	1,601.16	CITY OF WOODLAND HILLS PAYMENTECH/DEPOSIT
8/11	10,123.43	WOODLAND HILLS C/CREDITS Woodland Hills City
8/12	89.49	PAYMENTECH/DEPOSIT
8/12	216.43	CITY OF WOODLAND HILLS AMERICAN EXPRESS/SETTLEMENT
8/12	424.00	CITY OF WOOD5430874107 PAYMENTECH/DEPOSIT
8/14	125.00	CITY OF WOODLAND HILLS Deposit
8/14	5,790.00	Deposit
8/14	21,392.76	Deposit
8/14	411.49	CITY OF WOODLAND HILLS PAYMENTECH/DEPOSIT
8/15	416.93	CITY OF WOODLAND HILLS PAYMENTECH/DEPOSIT
8/18	175.00	CITY OF WOODLAND HILLS Deposit
8/18	14,537.76	Deposit
8/18	482.53	PAYMENTECH/DEPOSIT



Woodland Hills City  
200 S Woodland Hills Drive  
Woodland Hills UT 84655

Account Number:  
Date 08/31/25

### Deposits and Other Credits

Date	Amount	Activity Description
8/18	1,454.95	CITY OF WOODLAND HILLS AMERICAN EXPRESS/SETTLEMENT CITY OF WOOD5430874107
8/18	3,973.75	WOODLAND HILLS C/CREDITS Woodland Hills City
8/19	861.50	PAYMENTECH/DEPOSIT CITY OF WOODLAND HILLS
8/19	1,514.68	AMERICAN EXPRESS/SETTLEMENT CITY OF WOOD5430874107
8/19	2,196.86	PAYMENTECH/DEPOSIT CITY OF WOODLAND HILLS
8/19	8,145.75	PAYMENTECH/DEPOSIT CITY OF WOODLAND HILLS
8/20	684.93	AMERICAN EXPRESS/SETTLEMENT CITY OF WOOD5430874107
8/20	3,284.44	PAYMENTECH/DEPOSIT CITY OF WOODLAND HILLS
8/21	4,645.22	Deposit
8/21	63.18	BANKCARD 1018/BTOT DEP WOODLAND HILLS SERVICE
8/21	857.18	AMERICAN EXPRESS/SETTLEMENT CITY OF WOOD5430874107
8/21	2,056.00	BANKCARD 1018/BTOT DEP CITY OF WOODLAND HILLS
8/21	10,844.05	PAYMENTECH/DEPOSIT CITY OF WOODLAND HILLS
8/22	5,537.55	AMERICAN EXPRESS/SETTLEMENT CITY OF WOOD5430874107
8/22	28,240.92	PAYMENTECH/DEPOSIT CITY OF WOODLAND HILLS
8/25	623.43	PAYMENTECH/DEPOSIT CITY OF WOODLAND HILLS
8/25	646.57	AMERICAN EXPRESS/SETTLEMENT CITY OF WOOD5430874107
8/25	25,755.10	WOODLAND HILLS C/CREDITS Woodland Hills City
8/26	10,234.90	Deposit
8/26	616.03	PAYMENTECH/DEPOSIT CITY OF WOODLAND HILLS



Woodland Hills City  
200 S Woodland Hills Drive  
Woodland Hills UT 84655

Account Number:  
Date 08/31/25

### Deposits and Other Credits

Date	Amount	Activity Description
8/28	1,149.24	Deposit
8/28	39.00	PAYMENTECH/DEPOSIT CITY OF WOODLAND HILLS
8/28	24,469.85	WOODLAND HILLS C/CREDITS Woodland Hills City
8/29	71.78	Interest Paid

### Checks

Date	Check No	Amount	Date	Check No	Amount	Date	Check No	Amount
8/01	549	938.00	8/15	577	51.47	8/27	590	5,510.00
8/13	552*	130.00	8/14	578	500.00	8/26	591	300.00
8/01	565*	6,063.51	8/18	579	2,802.23	8/29	592	1,075.92
8/07	566	186.97	8/13	580	1,550.00	8/28	595*	19,545.00
8/25	567	157.00	8/18	581	4,084.29	8/27	596	66.71
8/07	568	66.71	8/22	582	49.20	8/05	10459*	80,174.83
8/08	569	2,449.03	8/15	583	918.00	8/12	10460	20,000.00
8/15	570	60.00	8/15	584	265.63	8/11	10461	303,268.26
8/07	571	60.00	8/18	585	350.00	8/06	10462	21,102.70
8/08	572	147.29	8/18	586	10,386.28	8/06	10463	1,200.00
8/07	573	703.27	8/20	587	8,724.24	8/08	10464	350.00
8/20	574	1,410.00	8/21	588	12,990.10			
8/14	576*	300.00	8/21	589	750.00			

\* indicates a break in check number sequence

### Other Debits and Withdrawals

Date	Amount	Activity Description
8/01	8,424.78	UTAH LOCAL GOVER/SALE WOODLAND HILLS CITY
8/01	15,701.10	UTAH LOCAL GOVER/SALE WOODLAND HILLS CITY
8/04	15.03	BANKCARD 1018/MTOT DISC WOODLAND HILLS SERVICE
8/04	192.71	BANKCARD 1018/MTOT DISC CITY OF WOODLAND HILLS
8/05	560.34	PAYMENTECH/FEE CITY OF WOODLAND HILLS
8/06	103.50	CENTRA COM/BILLPAY WOODLAND HILLS CITY
8/07	567.47	Xpress Bill Pay/Billing Woodland Hills



Woodland Hills City  
200 S Woodland Hills Drive  
Woodland Hills UT 84655

Account Number:  
Date 08/31/25

### Other Debits and Withdrawals

Date	Amount	Activity Description
8/08	6.30	HEALTHEQUITY INC/HealthEqui Woodland Hills City Ac
8/11	500.00	BANKCARD 1018/BTOT DEP CITY OF WOODLAND HILLS
8/12	8,048.07	IRS/USATAXPYMT CITY OF WOODLAND HILLS
8/12	25,270.82	Woodland Hills C/REG SAL City of Woodland Hills
8/13	300.00	HEALTHEQUITY INC/HealthEqui Woodland Hills City Ac
8/13	1,422.09	UTAH801/297-7703/TAX PAYMNT
8/15	2,517.46	UTAH STATE RETIR/URS PAYMNT CITY OF WOODLAND HILLS
8/18	7.16	Dominion Energy/QGC City of Woodland Hills
8/18	49.84	Dominion Energy/QGC City of Woodland Hills
8/19	9,725.08	Utah County Gove/UtahCounty Woodland Hills City
8/20	213.45	AMERICAN EXPRESS/AXP DISCNT CITY OF WOOD5430874107
8/25	31,784.93	Woodland Hills C/REG SAL City of Woodland Hills
8/26	300.00	HEALTHEQUITY INC/HealthEqui Woodland Hills City Ac
8/26	1,834.36	UTAH801/297-7703/TAX PAYMNT
8/26	2,395.68	UTAH STATE RETIR/URS PAYMNT CITY OF WOODLAND HILLS
8/26	11,931.48	IRS/USATAXPYMT CITY OF WOODLAND HILLS
8/27	39.00	PAYMENTECH/DEPOSIT CITY OF WOODLAND HILLS

### Daily Balance Summary

Date	Balance	Date	Balance	Date	Balance
8/01	195,283.38	8/08	473,938.79	8/15	149,657.45
8/04	573,182.90	8/11	182,124.89	8/18	152,601.64
8/05	498,001.34	8/12	129,535.92	8/19	155,595.35
8/06	477,426.58	8/13	126,133.83	8/20	149,217.03
8/07	476,648.41	8/14	153,053.08	8/21	153,942.56



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Woodland Hills City  
200 S Woodland Hills Drive  
Woodland Hills UT 84655

Account Number:  
Date 08/31/25

### Daily Balance Summary

Date	Balance	Date	Balance	Date	Balance
8/22	187,671.83	8/26	176,844.41	8/28	177,341.79
8/25	182,755.00	8/27	171,228.70	8/29	176,337.65

ROLL CALL	
VOTING:	
	YES      NO
Mayor Brent Winder (tie only)	[    ]    [    ]
Council Member Ben Hillyard	[    ]    [    ]
Council Member Brian Hutchings	[    ]    [    ]
Council Member Dorel Kynaston	[    ]    [    ]
Council Member Janet Lunt	[    ]    [    ]
Council Member Kari Malkovich	[    ]    [    ]

I move that this Ordinance be adopted.

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Council Member

I second the foregoing motion:

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Council Member

## **ORDINANCE NO. 2025-34**

### **AN ORDINANCE AMENDING CITY CODE TITLE 8-5-1 (Water Requirements and Policies) ADDING CLARIFICATION REGARDING DEDICATION OF WATER RIGHTS AND SHARES AND OPPORTUNITY FOR PAYMENT OF FEE IN LIEU OF DEDICATION OF WATER RIGHTS AND SHARES.**

**WHEREAS**, the City of Woodland Hills Planning Commission held a public meeting on September 17, 2025 at 7:00 p.m., for the purpose of proposing an amendment to Title 8-5-1 Water Requirements and Policies, and;

**WHEREAS**, the City of Woodland Hills City Council held a public meeting on September 23<sup>rd</sup>, 2025 at 6:00 p.m., for the purpose of adopting an amendment Title 8-5-1 to Water Requirements and Policies Title 8-5-1 Water Requirements and Policies, and;

**WHEREAS**, the public meeting was preceded by the posting of a notice of public meeting at the city offices, city mailboxes, on the city website; along with notification to the Payson Chronicle Newspaper, a newspaper of general circulation, at least 24 hours prior to the Public Meeting;

**NOW, THEREFORE, BE IT ORDAINED** by the City Council of the City of Woodland Hills that Title 8-5-1 of the City Code is amended as follows and read:

### **8-5-1 WATER DEDICATION REQUIREMENTS AND POLICIES**

#### **A. Definitions:**

1. “City Water Dedication Requirements” means the requirement to dedicate to the City either Water Rights or Water Shares sufficient to meet the reasonable expected water demands of new development within the City, which will be served by the City System.

2. “City System” means the culinary water system owned and maintained by the City to deliver drinking water to the residents of the City or others served by the City System.
3. “Dedication” means to convey a Water Right or transfer a Water Share to the City, at no cost to the City, to meet the City’s Water Dedication Requirements.
4. “ERC” means equivalent residential lot connection.
5. “State Engineer” is the individual appointed or acting under Title 73 Chapter 2 of the Utah Code to administer all water with the State of Utah.
6. “Water Right” is defined as the right to use water granted by the State of Utah under Title 73, Chapter 3 of the Utah Code.
7. “Water Share” is a share of stock issued by a mutual irrigation company which owns Water Rights and distributes water to its shareholders.
8. “Water Credit” is the result of payment of fees or dedication of Water Rights or Water Shares to the City in exchange for future connection to the City System that can be used, or assigned and used, to meet the City’s water dedication requirements.

**B. Water Rights and Water Shares Acceptable for Dedication to the City:**

1. The State Engineer of Utah controls the allocation of Water Rights in Utah County. Presently, all Water Rights and Water Shares in Utah County are located. Since no Water Rights are available for appropriation in Utah County, those dedicating water to the City must dedicate an existing Water Right or Water Share. This is done by conveying a Water Right or transferring a Water Share to the City for its municipal use by the City at its points of diversion. This process is controlled by the State Engineer approving a permanent change of water application(change application).
2. The City currently requires 0.90 acre feet of water for indoor and outdoor use for each new ERC within the City. This amount of water may change in time, and a larger amount may be required for a business or other entity as determined by its use compared to an ERC.

**C. Transfer Process and Criteria for Water Rights or Water Shares**

1. Before any attempt to transfer a Water Right or Water Share to the City, the applicant shall provide the City with all documentation related to the intended transfer. In the event that the Water Right or Water Share is not owned by the applicant, the applicant shall provide further evidence demonstrating the commitment for the Water Right or Water Share to be transferred to the City. The City Shall then review the documentation and provide notice if it is willing to accept the Water Right or Water Share being proposed for transfer. The City reserves the right to reject any proposed Water Right or Water Share being transferred if it is not sufficient in amount, the owner of the Water Right or Water

Share is in question, or the Water Right or Water Share is otherwise considered unsuitable for use by the City.

2. In order for the City to accept the Dedication of Water Rights or Water Shares the Water Right, or the water represented by the Water Share must receive final and non-appealable approval by the State Engineer of Utah for diversion from one or more sources which provide water to the City System for distribution by the City System and municipal use within the City. The administrative process necessary to obtain final and non-appealable approval for diversion, distribution, and municipal use within the City utilizing the City System is found in Utah Code §§ 73-3-3 & 73-3-8 and is commonly known as the change application process. For Water Shares, the non-profit mutual irrigation company issuing the Water Shares must approve the filing of the change application.
3. In order for the City to accept a Dedication of a Water Right, the Water Rights must be conveyed to the City by a warranty deed naming the City as the grantee under Utah Code § 57-1-12 and the Dedicator must obtain a policy of Water Title Insurance from an insurance company authorized to conduct business within the state of Utah naming the City as the insured in a policy amount determined by the City. The deed conveying the Water Right must be recorded with the Utah County Recorder's office and delivered to the City Recorder as evidence of the Water Right's transfer to the City. Evidence of completion of these procedures and copies of all related documents must be delivered to the city recorder prior to or at the time of a Final Plat submittal, whether it is for recording purposes or otherwise.
4. In order for the City to accept a Dedication of a Water Share the Water Share must be issued by a mutual non-profit water company acceptable to the City and transferred to the City by delivery to the City of a stock certificate issued by the water company issuing the Water Share naming the City as the owner of the Water Share pursuant to Utah Code § 73-1-10(2) and Title 70A Chapter 8. The City may also require a charge to cover any future assessment costs for the Water Shares. Evidence of completion of these procedures and copies of all related documents must be delivered to the city recorder prior to or at the time of a Final Plat submittal, whether it is for recording purposes or otherwise.
5. All costs and fees associated with the change application filing, prosecution, and ~~or~~ review process are to be paid by the individual or company transferring the Water Right or Water Share to the City.

D. Conveyance of Title To City:

1. Once a Water Right has been deeded to the city, it becomes the property of the city and is used at the city's sole discretion. If lots are later combined within a subdivision, the Water Right pertaining to one of the combined lots continues to belong to the city and will not be deeded back to any developer or lot owner.
2. Once a Water Share's stock certificate notes the city as the owner of the water shares, it becomes the property of the city and is used at the city's sole discretion. If lots are later combined within a subdivision, the water shares pertaining to one of the combined lots continue to belong to the city and will not be conveyed back to any developer or lot

owner.

E. Water Credit in Lieu of Dedication:

1. At the option of the city, it may accept payment of a fee in lieu of dedication of Water Rights or Water Shares as a water credit. The price of the water credit shall be the equivalent cost of the required Water Rights per, at a minimum, each equivalent residential lot connection that is being developed in the city. This money will be used by the city to recoup the cost of previously purchased Water Rights or purchase new Water Rights. The cost assessed is determined by the city engineer based on recent market prices for local surface irrigation and Water Rights.

F. "Banking" Of Water Rights:

1. With the city council's approval, Water Rights can be "banked" by the city for future use in a development, subdivision, etc. The Water Right must have gone through the processes outlined above, and a Water Banking Agreement must have been executed between the conveyer and the city, which is acceptable to the city. The conveyer of the Water Right must pay any fees associated with this.
2. If the development or subdivision does not materialize or it is otherwise determined that the conveyer does not need the Water Right, the Water Right will be returned to the conveyer. The Water Right conveyer can remove these Water Rights from the "bank" at their own discretion, but are required to pay any fees that might be associated with the title transfer.
3. The city shall be granted full use of the banked water at the time of the execution of the Water Banking Agreement.

Passed and approved by the Woodland Hills City Council on this \_\_\_\_\_ day of \_\_\_\_\_ 2025.

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Ben Hillyard, Mayor Pro-Tempore

ATTEST:

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Jody Stones  
City Recorder

**CERTIFICATE OF POSTING ORDINANCE**  
For the City of Woodland Hills

I, the duly appointed and acting Recorder for the City of Woodland Hills, hereby certify that copies of the foregoing Ordinance No. 2025-34 were posted at three public places within the municipality this \_\_\_\_\_th day \_\_\_\_\_ of 2025 which public places are:

1. City Information Bulletin Board, 200 S. Woodland Hills Drive
2. Woodland Hills City Center, 690 S. Woodland Hills Drive
3. Woodland Hills Website, [www.woodlandhills-ut.gov](http://www.woodlandhills-ut.gov)

Dated this \_\_\_\_\_ day of \_\_\_\_\_, 2025.

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Jody Stones, Recorder

**WOODLAND HILLS CITY COUNCIL**  
**Public Hearing**  
**Woodland Hills City Center, 690 South Woodland Hills Dr.**  
**Tuesday, August 26, 2025**

CONDUCTING	Brent T. Winder, Mayor
ELECTED OFFICIALS	Council Member Ben Hillyard Council Member Brian Hutchings Council Member Janet Lunt Council Member Kari Malkovich Council Member Dorel Kynaston
STAFF PRESENT	Ted Mickelsen, Public Works Dir./Fire Chief Chris Helvey, Finance Director Jody Stones, City Recorder Wayne Frandsen, Code Enforcement and Planning Commission

Mayor Winder welcomed everyone to the meeting. He noted that Council Member Hutchings and Finance Director were participating electronically.

**PUBLIC HEARING**

**1. Request for a Change in Zoning from R1-2 to R1-19 for a 9.1-acre parcel of land located at 410 South Woodland Hills Drive.**

Mayor Winder asked for comments from the public

**Scott Billatt** stated that he was very concerned about the size of the properties, noting that many of them were under one acre. He added that other residents who could not attend the meeting also shared these concerns, particularly those living on the east side of the Garrick property. He mentioned that one of them had spoken with Council Member Hillyard earlier in the day. Mr. Billatt asked whether there had been any proposal to create four two-acre parcels with one street instead of two.

**Mayor Winder** indicated that the Planning Commission would likely be the best body to comment on that matter and asked if Mr. Billatt had any other comments or questions.

**Scott Billatt** continued, explaining that many of the surrounding properties near the Garrick property were two acres or larger. He questioned whether the developer's preference for nine one-acre lots instead of four two-acre lots was motivated more by profit, since larger parcels would align better with the existing neighborhood. He expressed concern that nine new homes, along with additional driveways, would result in more tree removal and deforestation in the area.

He added that Woodland Hills had historically been a community of larger acre properties. Although his own property was only one acre, which he purchased in 1992, he believed the city would be better off with larger parcels in the future. As an example, he noted that the land between his property and the garage—about six acres—had been divided into three two-acre properties for the Underwoods.

**Council Member Malkovich** corrected Mr. Billatt, explaining that the property in question was zoned R1-1 and could potentially allow for up to six homes.

**Council Member Hillyard** stated that he had spoken to several residents on Maple Drive that morning about the issue. He explained that the Garrick property encompassed nine acres and the proposal sought eight parcels. The smaller-than-one-acre lots were due largely to the amount of land required for roads

and the roundabout, which was necessary to allow fire trucks access and space to turn around. He explained that while the zoning designation under R1-2 generally required one acre, the developer was actually seeking an R1-19 designation, which allowed lots as small as 19,000 square feet. When the proposal was first presented, contingencies had been placed to ensure no more than eight lots would be developed. This condition was tied to the sale of the property and was intended to balance feasibility for the developer while maintaining neighborhood standards. Council Member Hillyard acknowledged that the location of the Garrick home on the lot complicated the layout.

**Scott Billatt** responded that he understood the challenges and assumed the Garrick home, pool, and tennis court would be removed as part of the development.

**Council Member Hillyard** clarified that the house and pool would remain, but the tennis court would need to be removed.

**Nate Carson** explained that setbacks and lot configurations required significant adjustments but that they intended to maintain the same number of lots.

**Mayor Winder** invited the developer's representative to provide additional comments so the Council could make an informed decision.

**Nate Carson**, representing the developers, confirmed that Council Member Hillyard's description was correct. He explained that the original concept plan had inaccurately proposed a 50-foot road, but the requirement was actually 56 feet, which reduced the available lot space. The revised concept also limited access to Woodland Hills Drive by directing traffic to an interior road, which had been a condition from the Planning Commission. Carson emphasized that the intent was to maintain the look and feel of one-acre lots consistent with the surrounding neighborhood, even though some parcels would be slightly smaller.

**Council Member Hillyard** asked whether the revised plan reduced the size of the roundabout.

**Nate Carson** replied that the roundabout remained the same as in the original concept and still met fire access requirements. He noted that the revised plan pulled driveways off Woodland Hills Drive, with access provided through the internal road system.

**Council Member Malkovich** expressed support for the change, stating that he preferred driveways to connect to the interior road rather than Woodland Hills Drive.

**Nate Carson** reiterated that the Planning Commission had required only two access points to Woodland Hills Drive, and the current plan complied with that condition.

**Planning Commission Chair Wayne Frandsen** explained that developers had to consider both financial feasibility and community standards. While maximizing investment was a factor, the Planning Commission also worked to balance lot sizes with state pressures to allow smaller, denser housing for affordability. He noted that the developers had committed not to reduce lot sizes below what was shown in their proposal. Although the R1-19 zone technically allowed lots as small as 19,000 square feet, the developers had opted to keep them closer to one acre. Frandsen concluded that the Planning Commission unanimously supported the proposal under the conditions of interior driveways and lot size limits.

**Council Member Hillyard** asked whether the conditions from the prior review—making the rezoning contingent on the sale of the property—remained in effect.

**Wayne Frandsen** confirmed this and added that the Garrick family had submitted a statement in support of the rezoning as they proceeded with the property sale.

**Resident Joe Wilkins** asked whether it was still possible to leave the zoning unchanged.

**Council Member Hillyard** responded that it was technically possible and could be addressed through a development agreement, but cutting out lots would likely make the project financially unfeasible due to the developer's costs.

**Joe Wilkins** emphasized the uniqueness of Woodland Hills as a forested community. He warned that higher-density development, even at one acre, would result in the loss of forest, similar to Summit Creek. He argued that Woodland Hills was unlike any other community in Utah County, with abundant wildlife living among residents, and smaller lots would irreversibly change that character. He asked whether the city planned to preserve trees or if maximizing lots was already a foregone conclusion.

**Council Member Malkovich** acknowledged the concern, explaining that larger developments like Summit Creek had been able to average smaller lots under PUD zoning, but Woodland Hills was trying to maintain one-acre standards. He noted that state officials were pushing for even smaller lots statewide, and Woodland Hills was resisting by keeping the one-acre designation.

**Joe Wilkins** responded that residents did not care about state pressure.

**Council Member Malkovich** explained that as a political subdivision, the city was obligated to balance state expectations with local desires. The city had reduced lot sizes from two acres to one acre in good faith but was unwilling to go smaller.

**Joe Wilkins** reiterated his concern for preserving the existing community character.

**Council Member Malkovich** stated that development pressures and private property rights made preservation difficult, but the city was working hard to retain larger lot sizes and maintain quality of life. He also noted that fire hazards were a consideration.

**Joe Wilkins** raised concerns about increased septic systems if density increased, questioning whether the health department had been consulted.

Hearing no further comments Mayor Winder asked for comments on the next item.

## **2. Proposed 2026 Fiscal Year Budget.**

Mayor Winder closed the first portion of the public hearing and invited comments on the proposed Fiscal Year 2026 budget.

Resident David Stones noted that costs in many areas, including housing, Social Security, utilities, groceries, and property taxes, had risen significantly in recent years. He observed that while he often challenged the Council, he appreciated their efforts to improve efficiency. He emphasized that budget increases were sometimes necessary to keep pace with rising costs and to maintain essential services such as roads and snow removal.

Hearing no further comments, Mayor Winder closed the public hearing, and the Council proceeded to the work session.

**WOODLAND HILLS CITY COUNCIL**  
**Work Session**  
**Woodland Hills City Center, 690 South Woodland Hills Dr.**  
**Tuesday, August 26, 2025**

CONDUCTING	Brent T. Winder, Mayor
ELECTED OFFICIALS	Council Member Ben Hillyard Council Member Brian Hutchings Council Member Janet Lunt Council Member Kari Malkovich Council Member Dorel Kynaston
STAFF PRESENT	Ted Mickelsen, Public Works Dir./Fire Chief Chris Helvey, Finance Director Jody Stones, City Recorder Wayne Frandsen, Code Enforcement and Planning Commission

**3. Discussion of Proposed Ordinance 2025-29: Adopting a Change in Zoning from R1-2 to R1-19 for a 9.1-acre parcel of land at 410 South Woodland Hills Drive.**

Council Member Malkovich asked whether the developers had anything further to add beyond what was shared in the public hearing.

Mayor Winder responded that they likely did not, unless asked directly.

Developer representative Nate Carson clarified that minor survey adjustments (such as from .94 to .96 acres) should not create problems and asked if such changes would be acceptable. Mayor Winder confirmed that the motion could allow for a margin of error to account for surveying adjustments, while still maintaining parameters on density.

Council Member Hillyard commended the developer's work and encouraged preservation of trees where possible. Carson agreed and stated that maintaining natural vegetation was part of the development group's goal.

Council Member Hillyard then asked about road layout alternatives, suggesting another circle at Lot 8 with only one entrance to Woodland Hills Drive. Council Member Malkovich noted this would complicate snowplow removal, while Engineer Ted Mickelsen stated that road length and distances would need to be reviewed before determining feasibility.

Mayor Winder observed that such issues would be addressed later, as the current discussion was focused on zoning.

Council Member Kynaston disclosed that he had been close friends with the property owners for over twenty years and therefore did not feel comfortable voting on the matter.

*With the council's concurrence, Mayor Winder amended the order of the agenda.*

**6. Three Bridges Discussion**

Mayor Winder amended the agenda and moved to the Three Bridges discussion.

Developer Larry Mylar spoke to the handouts, which included deal points and proposed mailbox designs. He explained that the county intended to begin design on the roundabout within three weeks and would

not accept changes after that point. He added that once construction was complete, there would be a five-year moratorium on road cuts. He recommended that the City and developer work toward an MOU before the deadline.

Mayor Winder stated he would recommend a closed session due to land acquisition matters. He expressed concern about negotiating too quickly and losing City leverage. He suggested that if the City conveyed the mailbox/roundabout property, the developer should commit not to annex into Salem, preserving Woodland Hills' zoning authority.

Mr. Mylar agreed that a comprehensive "win-win" agreement was preferable but said he could not commit to never seeking annexation if required density could not be achieved. He indicated the developer was willing to meet as often as necessary to negotiate an MOU covering items such as roundabout access, mailboxes, stormwater, water infrastructure, and the salt shed.

Mayor Winder observed that the prior term sheet lacked several items previously discussed, including the salt shed and revenue commitments. Mr. Mylar noted that some elements could be addressed later but emphasized progress now that water capacity questions were resolved.

Engineer Ted Mickelsen reported that once the roundabout was reconstructed, no tie-ins or road cuts would be allowed for up to five years, consistent with county and city practices elsewhere. He said the county would stop accepting changes after approximately three weeks, though extensions might be possible due to surveying and design timelines.

Council Member Hillyard noted that water had been the primary delay but was now resolved, allowing negotiations to proceed.

Discussion continued regarding density, with Mr. Mylar referencing six units per acre and agreeing to fund a \$1.5 million water tank as part of the agreement. He stated that the salt shed would likely be rebuilt on its current site, with other needs handled elsewhere in the project.

Resident Spencer Wells commented that the City should not concede leverage and should request an extension, noting governments often allow additional time during planning. Mr. Mickelsen agreed that additional flexibility was likely.

Mayor Winder concluded that opportunities remained for a mutually beneficial agreement and suggested scheduling a follow-up session after budget matters. Mr. Mylar confirmed the developer's willingness to proceed quickly toward an MOU.

*Following the discussion of Three Bridges, the council returned to discuss Item 4 on the agenda.*

#### **4. Discussion of Proposed Ordinance 2025-30 Adopting the 2026 Fiscal Year Budget**

Mayor Winder stated that Finance Director Chris Helvey had provided several financing options and recommended that the City pursue debt financing to complete road projects on a more aggressive timeline. He explained that debt financing would protect against delays caused by changes in councils or administrations, provide better value due to inflation in construction costs, and ensure the projects were completed within the pavement management plan window.

Council Member Malkovich agreed, noting that saving first had often resulted in higher costs over time. She emphasized that residents wanted safe, reliable roads and that financing would allow the projects to be completed sooner and at lower long-term cost.

Council Member Lunt asked whether bonding for roads would affect the City's ability to finance future water projects. Engineer Ted Mickelsen clarified that road bonds and water bonds were separate, with water projects funded only by water revenues.

Council Member Kynaston raised concern about paying off a low-interest loan with new higher-interest debt. Mr. Helvey explained that while refinancing increased rates from 2% to around 4.5–5%, construction inflation of 9–10% per year meant the City would lose money by delaying projects. He outlined three options, with Option C—paying off the 2% loan, issuing new debt, and completing roads within 12–18 months—presented as the most financially stable path without requiring property tax increases.

Council Members Hutchings and Hillyard asked about using savings to reduce the size of the loan. Mr. Helvey noted that this was possible, but Option A (using savings only) would deplete reserves and eventually require tax increases. Option C, with adjustments, kept reserves at safe levels while funding all needed projects.

Council Members discussed maintaining a contingency of at least \$250,000, ensuring savings were not overdrawn, and balancing road work with upcoming water projects. Mr. Mickelsen confirmed that water and roads would be coordinated in future projects.

Mr. Helvey reported that current savings interest rates were 2.5–3% and explained that his budget models accounted for committed grant funds. He also noted that interest rates might decrease before the bond was finalized in February, which could improve the City's position.

Resident cost impacts were discussed. Council Members emphasized that while no property tax increase was planned for road funding, other needs, such as water projects or emergencies, could still require future adjustments.

Mayor Winder summarized that the Council was leaning toward Option C with adjustments, using some savings up front and borrowing the balance, while monitoring interest rates before closing the loan.

Council Member Lunt confirmed that the Finance Committee supported Option C.

Mayor Winder thanked Mr. Helvey and Mr. Mickelsen and concluded the discussion.

## **5. Discussion of Summit Creek G1 Phase B subdivision, including the engineering cost estimate.**

Planning Commission Chair Wayne Frandsen reported that the Commission had reviewed and approved the next phase of the Summit Creek development. Because of the existing development agreement with Summit Creek, the subdivision required both Planning Commission and City Council approval. He explained that the phase was large due to the extended territory involved, with roads tying into Summit Creek from Eagle's Nest and the existing cul-de-sac there being removed. The roads would remain private, and a new gate would be installed before the current cul-de-sac. The terrain presented challenges, but engineering review and bonding requirements had been met. Contractors were prepared to begin work.

Council Member Malkovich clarified that the development agreement allowed lot sizes ranging from one-half acre to just over two acres. Frandsen confirmed that most lots were larger, with smaller lots located near Nebo Circle.

Recorder Jody Stones noted that a public hearing would still be required for the vacation of a portion of the Eagle's Nest cul-de-sac.

Council Member Kynaston asked about sewer connections for nearby properties on septic. Frandsen explained that sewer lines would tie into Summit Creek Drive, with easements secured for future maintenance. The city would provide water and sewer service.

Council Member Hillyard inquired about slope conditions. Engineer Ted Mickelsen estimated the road grade to be less than 10%, much less steep than nearby Oak Drive.

Resident David Stones expressed concern about turnarounds at the bottom and snow removal.

In response to questions about stormwater, Mr. Mickelsen explained that Summit Creek would contribute to improvements to an existing city stormwater basin, sharing costs with the city as identified in a prior survey.

Mr. Frandsen added that a small portion of the development lay within Elk Ridge, and Summit Creek might pursue annexation of that area. All lots had defined buildable envelopes, and trail fees continued to be collected, although Summit Creek trails remained private.

Council Member Malkovich expressed concern about steep slopes within some building envelopes and the potential for future resident complaints about buildability.

## **7. Discussion of Interlocal Agreement between Woodland Hills and Salem for water redundancy.**

Engineer Ted Mickelsen explained that the City was preparing an interlocal agreement with Salem to allow emergency water sharing. The agreement was related to the Three Bridges development, which had approval for approximately 180 homes. A new water tank was planned in the lower portion of the development, but until it was built, those homes would rely on the Maple Canyon tank.

Mr. Mickelsen emphasized that the agreement was between Woodland Hills and Salem, not directly with Three Bridges. It provided a long-term framework to share up to 100 gallons per minute of water in emergency situations, if available. The infrastructure required to make the connection would be built and paid for by Three Bridges, including modifications to Woodland Hills' booster station and installation of a dual-flow meter in Salem. Ownership would remain with the cities, not the developer, and water use would be metered and reimbursed.

Council Member Hutchings asked whether the agreement bound Three Bridges to pay for the infrastructure. Mickelsen clarified that Three Bridges was not a signatory, so the agreement would not be valid until the infrastructure was built, but it anticipated their financial responsibility.

Council Member Malkovich noted that the agreement specifically stated that Three Bridges would not own water rights or infrastructure. Mickelsen confirmed this, reiterating that the agreement was strictly for emergency sharing. Mayor Winder added that it was important for the arrangement to work both ways as a "neighborly" approach, similar to Salem's existing agreement with Elk Ridge.

Council Member Kynaston asked about technical limitations in moving water between Maple Canyon and the City's system. Mickelsen explained that pressure-reducing valves prevented water from being pushed back uphill, but the required improvements at the booster station would resolve this.

In response to questions, Mr. Mickelsen said the new Three Bridges tank was anticipated in Phase 2 or 3, likely several years away. Until then, the development would continue using Maple Canyon. Once the new tank was constructed, it would serve downstream developments in Salem, freeing up capacity in the Maple Canyon system.

## **8. Discussion to Award the Bid for the 2026 Mill and Fill Project**

Ted Mickelsen reported on the City's road improvement program. Phase 1, involving approximately 9–10 miles of micro-seal treatment, was scheduled to begin within two weeks following a kickoff meeting. Phase 2, the mill-and-fill project covering about two miles of roadway, had been bid out with six contractors. Killgore was the low bidder at just over \$500,000, a figure consistent with the engineer's estimate and other bids. The engineers reviewed the bids thoroughly and issued a recommendation of approval. The project was required to be completed by November 15 or before temperatures dropped below paving thresholds, though the contractor anticipated finishing by the end of September.

Council Member Hillyard asked about Comcast's road repairs. Mickelsen confirmed that Comcast had been notified and provided with a map of all micro-seal areas, and that they had begun filling holes and committed to complete all necessary cut-and-patch repairs by September 4.

Council Member Kynaston noted mud accumulation on Valley View.

Council Member Hillyard inquired about resident access during the construction period. Mr. Mickelsen explained that contractors would provide an extensive traffic control plan. Notices would be distributed through the City's website, Facebook page, signage, and possibly Everbridge to ensure residents were aware of closures and detours.

Mayor Winder supported the use of Everbridge to prevent residents from being trapped in their driveways.

## **9. Department Updates**

### **Public Works**

Ted Mickelsen reported on upcoming changes from the Utah Division of Drinking Water. Due to federal funding cuts, the Division faced a significant shortfall beginning in 2026. To address this, the State planned to implement a new fee on municipal culinary water use, effective January 2026, with billing anticipated to start in July 2026.

The fee would be based on each city's reported annual water usage to the Division of Water Rights. For Woodland Hills, with approximately 130 million gallons reported annually, the projected cost was about \$3,900–\$4,000 per year, or roughly \$7–\$8 per connection. The fee would apply only to residential use; agricultural and industrial connections were exempt.

Cities would have discretion in covering the cost, either absorbing it within operational budgets or passing it on through water rate increases, which would require a public hearing and a rate study.

Council Member Malkovich noted that the discussion might align with upcoming Phase 2 water project funding needs.

Mr. Mickelsen also provided brief updates: the Broadhollow Well project was complete, with minor adjustments pending; the SCADA upgrade was underway; and road projects were scheduled to proceed.

### **Fire**

Ted Mickelsen reported that the city's fire crew had returned and would resume work the following day. While state fire activity was not as high, other states continued to call for assistance. Revenue projections from fire deployments indicated a strong year. He also noted that the old brush truck had experienced mechanical issues, with the radiator failing while it was being driven back to the station.

### **Code Enforcement**

Wayne Frandsen mentioned that changes to a few of the city ordinances were planned to be presented the following month.

## **10. Mayor and City Council Reports:**

**Mayor Winder- Personnel:** Mayor Winder reported that staff are making good strides and getting things done.

**Council Member Hillyard- Emergency Management:** Council Member Hillyard reported that there are some great things being done in the city with emergency management, especially in the Be Ready

program. Recently, there was a cooking event where solar ovens and other innovative cooking methods were used, which were very impressive and quite advanced. Participants learned valuable skills and shared them across the county. The Be Ready Woodland Hills program helped cities statewide by offering the same classes held here and at a facility in American Fork for the northern part of the county. Overall, the fire department and preparedness group actively promoted emergency readiness throughout the area.

**Council Member Hutchings- Public Works Committee, Parks, Trails, and Recreation Committee, and Planning Commission:** Council Member Hutchings reported that Chairman Frandsen of the Planning Commission had covered almost everything. With no meeting being held this past month by the Public Works or PTR Committees.

**Councilmember Kynaston- Public Safety:** council Member Kynston reported the sirens are working. Last month, they had a female voice do the announcement, and it sounded pretty good.

**Council Member Lunt- Finance Committee, Communication Teams, and Events and Volunteers:** Council Member Lunt reported that there was nothing significant to report from the Finance Committee, aside from their assistance with the Truth in Taxation meeting, where a few members supported and answered questions. She expressed gratitude for their effort on the budget and mentioned waiting for some articles for this month's newsletter. She invited the council and staff to the Woodland Hills 55th anniversary video screening on September 4th at 7pm at the Andersons House, Glenn Anderson's. She also reviewed the itinerary for Woodland Hills Days.

Council Member Hutchings added that an event will take place at the fairgrounds from September 10th through 13th. Commemorating September 11<sup>th</sup>.

**Council Member Malkovich - Public Works and Community Development:** Council Member Malkovich reported no updates on Public Works, as Ted had already shared all relevant information. Regarding community development, the team met on Monday night to prepare the general and strategic plans. They have three chapters remaining—chapters 6, 8, and 9—covering parks and trails, water preservation, and public facilities infrastructure, respectively. A public hearing, as required by state law and suggested to be held by the Planning Commission and the Council, is part of the process. The goal was to finalize the General Plan by the September 22nd meeting, with the plan to publish it on the website shortly afterward.

## **11. Upcoming items**

The Finance Director will check on the availability of Zions Public Finance to speak to the council about bonding.

Council Member Malkovich would like to have Senator McKell and Representative Burton appear before the next legislative session.

With nothing further to discuss, the Woodland Hills City Council Work Session was adjourned at 8:20 p.m.

**WOODLAND HILLS CITY COUNCIL**  
**City Council Meeting**  
**Woodland Hills City Center, 690 South Woodland Hills Dr.**  
**Tuesday, August 26, 2025**

CONDUCTING	Brent T. Winder, Mayor
ELECTED OFFICIALS	Council Member Ben Hillyard Council Member Brian Hutchings Council Member Janet Lunt Council Member Kari Malkovich Council Member Dorel Kynaston
STAFF PRESENT	Ted Mickelsen, Public Works Dir./Fire Chief Chris Helvey, Finance Director Jody Stones, City Recorder Wayne Frandsen, Code Enforcement and Planning Commission

Mayor Winder called the meeting to order at

Invocation: Councilmember Lunt offered the invocation.

Pledge: Council Member Kynaston led the pledge.

**PUBLIC COMMENT**

No public comment was heard.

**16. -18. CONSENT AGENDA**

Approval of the City Council meeting minutes from June 24th, 2024, July 29th, 2025, and August 12th, 2025.

MOTION: Council Member Hillyard moved to approve the minutes.

SECOND: Council Member Malkovich seconded the motion

VOTE: The motion passed unanimously.

**BUSINESS and DISCUSSION**

**19. Ordinance 2025- 29 Adopting a Change in the zoning from R1-2 to R1-19 for a 9.1-acre parcel of land located at 410 South Woodland Hills Drive**

MOTION: Council Member Malkovich proposed adopting the change in zoning from R1-2 to R1-19 with two access points and eight parcels.

SECOND: Council Member Lunt seconds the motion.

VOTE: The motion passed unanimously with a roll call vote, with Council Member Kynaston recusing himself. Council Members Hillyard, Lunt, Malkovich, and Hutchings voted in favor.

**20. Ordinance 2025-30, adopting the 2026 fiscal year budget.**

Motion: Council Member Hillyard motioned to adopt Ordinance 2025-30, approving the 2026 fiscal year budget according to Option C, with the amount for entering into a new bond not exceeding the maximum outlined in Option C and bank terms.

Second: Council Member Malkovich seconded the motion.

Vote: The motion passed by roll call vote, with all council members voting in favor of adopting Ordinance 2025-30.

**21. Approval of Summit Creek G1, Phase B subdivision, including the engineering cost estimate.**

Motion: Council Member Hillyard moved to approve the Summit Creek G1 phase B subdivision, including the engineering cost estimate.

Second: Council Member Hutchings seconded the motion.

Vote: The motion carried unanimously.

**22. Approval of the Interlocal agreement from Woodland Hills and Salem for water redundancy.**

Motion: Council Member Lunt moved to approve the Interlocal Agreement between Woodland Hills and Salem for water redundancy.

Second: Council Member Hillyard seconded the motion.

Vote: The motion passed unanimously. y.

**23. Awarding the bid for the 2026 mill and fill project to Killgore**

Motion: Council Member Malkovich made the motion to award the bid for the 2026 Mill and Fill Project.

Second: Council Member Kynaston seconded the motion.

Vote: The motion passed unanimously.

Mayor Winder provided an update on several legislative issues that a resident has brought against the city over the past few years. The request for rehearing was denied. Therefore, the appeal remains in place, or the rejection of the appeal, or the denial of the appeal. Sorry, I'm losing my vocabulary. It means that all outstanding matters remain resolved in the city's favor, except for the one that was recently filed.

**Closed Session**

Motion: Council Member Lunt made a motion to move into a closed session to discuss proposed land acquisition.

Second: Council Member Malkovich seconded the motion.

Vote: The motion passed unanimously with a roll call vote, and all council members voted in favor.

The council entered a closed session at 8:38 p.m.

The council reconvened for the city council meeting at 9:37 p.m.

**Adjourn**

Motion to adjourn: Council Member Kynaston moved to adjourn the meeting.

Seconded by Councilmember Lunt.

The meeting was adjourned at 9:38 p.m..

**WOODLAND HILLS CITY COUNCIL**  
**Work Session**  
**Woodland Hills City Center, 690 South Woodland Hills Dr.**  
**Tuesday, September 9th, 2025**

CONDUCTING	Brent T. Winder, Mayor
ELECTED OFFICIALS	Council Member Ben Hillyard Council Member Brian Hutchings- (remotely) Council Member Janet Lunt Council Member Kari Malkovich Council Member Dorel Kynaston
STAFF PRESENT	Ted Mickelsen, Public Works Dir./Fire Chief Chris Helvey, Finance Director Jody Stones, City Recorder Wayne Frandsen, Code Enforcement and Planning Commission

Mayor Winder welcomed everyone to tonight's Work Session and City Council meeting.

### **1. Discussion of Feral Cats**

Council Member Kynaston introduced the issue of feral cats, noting that the population in his neighborhood appeared to be increasing. He described his long association with Best Friends Animal Sanctuary in Kanab, from which his family had adopted several dogs, and explained that his research into community cats had led him to invite Holly Sizemore, Chief Mission Officer of Best Friends Animal Society, to speak to the Council. He emphasized her long career in animal welfare and her leadership role in promoting the no-kill movement nationwide.

Holly Sizemore thanked the Council for the opportunity to present and provided an overview of trap, neuter, vaccinate, return (TNVR) programs. She explained that thirty-five years ago, TNVR was illegal throughout Utah, but today it is broadly accepted under Utah's Community Cat Act. She reported that a strong majority of Utah County voters, seventy-two percent, support TNVR, while only fifteen percent oppose it. Despite this public support, current county shelter practices and taxpayer funds continue to support only the removal and impoundment of cats, with no local policy or funding support for TNVR. Sizemore highlighted that Utah is very close to becoming a fully no-kill state, with fifty-seven of fifty-nine shelters achieving a ninety percent or higher save rate, except for the two shelters located in Utah County.

She attributed the failure to achieve no-kill status in Utah County to longstanding opposition from South Utah Valley and North Utah Valley Animal Services. In particular, she cited resistance from leadership figures who dispute the legality of TNVR and discourage municipalities from adopting supportive ordinances. She stated that this has left residents who participate in TNVR feeling criminalized or penalized. Ms. Sizemore stressed that TNVR is not only more effective than simple removal but also plays a critical role in disease prevention, since vaccination is part of the process. She contrasted this with traditional sheltering practices, where cats confined together have a higher risk of contracting disease.

Council Member Kynaston shared his own positive experience with Best Friends' Orem facility, explaining that he had successfully trapped cats, had them sterilized, vaccinated, and treated for minor health issues, and then released them back into the community. He praised the efficiency of the program and the support provided by Best Friends.

Council Members Malkovich and Lunt expressed concerns about potential disease risks, the classification of feral cats as an invasive species, and opposition from law enforcement and animal control. Council Member Malkovich noted that veterinarians had raised concerns about the spread of disease and impacts on livestock, particularly in rural areas.

Ms. Sizemore responded that vaccination directly addresses these concerns and reiterated that the data showed disease was more likely to spread within shelters than among free-roaming cats. She explained that TNVR volunteers are diligent in ensuring cats are sterilized, vaccinated, and, when possible, treated for minor conditions.

Council Member Hillyard raised the issue of an existing city ordinance, section 5.6A.9B, which makes it unlawful for cats to run at large on another's property. Ms. Sizemore acknowledged that many ordinances from the 1980s included such provisions, but said that modern practices and community standards have shifted toward more flexible approaches.

Mayor Winder observed that the Utah County Sheriff's Office had not been supportive of TNVR and would need to be part of any future discussions.

Council Member Hutchings commented that while veterinarians sometimes recommend alternative methods, it was clear that the current system was not working. He stated that although TNVR might not be perfect, it represented a step in the right direction and offered residents another option for addressing feral cat populations.

Mayor Winder thanked Ms. Sizemore for her presentation and noted that if Council Member Kynaston wished to pursue the issue further, he could bring forward a proposed ordinance or resolution for Council consideration. He explained that any proposed change should include input from the shelters, and that all sides would have the opportunity to be heard.

The City Recorder suggested that, if the Council wished to proceed, adopting a resolution might be more appropriate than passing an ordinance, since ordinances carry misdemeanor penalties.

Resident Lynn Bennett spoke in favor of Woodland Hills pursuing a pilot program. She explained that she and her household were currently caring for their seventh feral cat, not out of affection for cats, but because they believed it was inhumane to allow them to continue breeding. She emphasized that multiple colonies of feral cats exist in Woodland Hills and urged the city not to wait on other municipalities, such as Provo, but to take action locally, starting in her neighborhood.

## **2. Consideration Of A Policy Clarifying Elected Officials That We Are Not Eligible for Benefits**

Chris Helvey explained that every four years, an audit from the Utah Retirement is conducted. One of the findings that year was the absence of a policy regarding whether municipal elected officials could participate in the retirement pension plan. It was clarified that they currently do not receive any benefits, and the proposed policy would explicitly state that elected officials would not qualify for the retirement plan, aligning with other benefits such as working 40 hours a week and earning \$200 per month. The policy was described as straightforward and simple.

### **3. Request for a Change in Zoning from R1-2 to R1-1 for 65 East Mountain Vale Way**

Chairman Frandsen stated that Kristi Birchett was not present at the meeting. However, she had come into the office and filled out an application for a zoning change. Her property was currently zoned R-1-2, and she is requesting a change to R-1-11. No decision would be made by the council at this stage.

### **4. Request for a Change in Zoning from R1-1 to R1-19 for 90 East Highline**

Alan Wakefield was the owner of the property at 90 East Highline and was present. Mr. Wakefield explained that his property is currently zoned R1-1 and he is requesting a change to R-1-19. He mentioned they he and his family have lived here for 23 years. He is requesting the change to allow for him to build a garage that meets his needs.

Council Member Malkovich asked if the issue was due to the setbacks.

Alan Wakefield explained that the setbacks would be different. He stated that he would sign any agreement necessary to ensure the other half of the property would never be sold. He confirmed that such a note could be placed on the plat or otherwise documented.

Council Member Malkovich stated that he believed it was at least worth sending the matter to the Planning Commission for review.

Alan Wakefield described the garage as L-shaped and noted that the rock retaining wall underneath was collapsing, which was causing him to lose a portion of a shed.

Council Member Hutchings commented that Diana Sackett had previously suggested a variance rather than a zone change. He stated that he was aware that Chairman Frandsen, Council Member Hillyard, and Mr. Mickelsen had worked on the matter and determined that the current approach was the best course of action. He emphasized that it was the role of the Planning Commission to evaluate and make recommendations to the Council. He invited Mr. Wakefield to share his perspective on the option of a variance.

Alan Wakefield responded that he was not familiar with the details of how a variance would work.

Council Member Hillyard disclosed that he was assisting Mr. Wakefield with the construction project and therefore would recuse himself from any vote on the matter. He explained that to be granted a variance, one must prove harm under the current situation, and the addition of a garage and storage space would be challenging to justify under the five required criteria. He noted that, as a former member of the Variance Committee, he believed obtaining such a variance would be highly challenging.

Council Member Hutchings raised a procedural concern, noting that it often placed an additional burden on residents who must first present to the Council, then to the Planning Commission, and then return to the Council again.

Mayor Winder explained that he believes the city ordinance obliges this step.

### **5. Discussion of the proposed development agreement with Three Bridges.**

Mayor Winder recapped the status of discussions with the Three Bridges developer. He noted that bundling a salt shed into a single comprehensive agreement had proved infeasible due to “too many

moving parts.” The proposal before the Council for discussion therefore focused on four principal city requests: (1) a new mailbox and parking area with a mutually acceptable design; (2) a new municipal water tank sized to provide sufficient storage through full build-out; (3) a covenant not to de-annex from Woodland Hills to Salem; and (4) a developer-constructed drainage solution addressing runoff for which Woodland Hills had existing exposure. In exchange, Three Bridges sought access from the roundabout into its project and approval for higher residential density within the Woodland Hills portion of the development. The Mayor stated the draft agreement had been transmitted to the City’s attorneys for review and that a public hearing would be scheduled to receive formal public input.

Council Member Kynaston reiterated his long-standing goal that the City maintain redundant pumping from separate locations and inquired about how the proposal would affect ownership and operational control over the Maple Canyon facilities.

Public Works Director Ted Mickelsen explained that Woodland Hills owned 40% of the Maple Canyon well and 40% of the Maple Canyon storage (equal to 300,000 gallons) under the existing interlocal arrangement (Salem owned 60%). He distinguished “source and pumping capacity” from “storage capacity.” Under the Three Bridges proposal, the developer would construct a new 550,000-gallon water tank on Woodland Hills property near the City’s existing tank. This new tank would replace the City’s 300,000-gallon Maple Canyon storage and add approximately 250,000 gallons of additional capacity needed to reach build-out. Woodland Hills would retain its 40% share of the Maple Canyon well (the “wet water”) and pumping capacity but would relinquish its 40% share of storage in the Maple Canyon tank in favor of owning and controlling the new storage entirely within Woodland Hills. Mr. Mickelsen stated this would likely save the City at least \$500,000 compared with self-funding new storage in the next few years and would also reduce pumping costs over time.

In response to questions, Mr. Mickelsen confirmed that no water rights would be given up; the exchange pertained to storage only, with the City keeping its share of the well production.

Mayor Winder and Mr. Mickelsen summarized coordination with Utah County, Salem City, and traffic engineers with two access configurations being considered. One being a signalized intersection at or near 12800 South (south of the roundabout), and direct access from the roundabout. Mr. Mickelsen explained that the proposed modeling would improve overall traffic flow and prevent downhill winter stops and backups immediately after the existing roundabout.

Mr. Mickelsen reported that the County planned to redesign and reconstruct the roundabout next year and had requested timely commitments from the City regarding whether the Three Bridges access could be incorporated. If the City did not commit while the County was engineering the roundabout, the County would exclude the access, and the developer could then pursue a signalized access via Salem.

Mr. Mickelsen also spoke to a longer-range, regional planning for a Nebo Beltway corridor and anticipated additional signals would be placed on Woodland Hills Drive over the next 30-50 years. He clarified that the County owned the roundabout and that Woodland Hills’ city limits began near the mailboxes.

Mr. Mickelsen discussed the relocation and construction of a new mailbox facility, as well as stormwater runoff from Maple and parts of Woodland Hills Drive. Under the proposed agreement, the developer would take responsibility for managing and conveying that drainage within their project limits, which Mr. Mickelsen said would be a significant financial benefit to the City. He mentioned previous flooding that led to a claim and explained how the County indicated they would no longer take on such risks if Woodland Hills did not implement a durable solution.

Diana Sackett stated she has lived in Woodland Hills for over 30 years and remains skeptical that the City would benefit to the same extent as the developer. She believes service and maintenance vehicles for the resort amenities would favor the roundabout access, increasing large-vehicle traffic. She questioned why the developer did not simply build its own tank and what the developer gained by building a tank for the City. She wanted to see tangible, enumerated benefits for residents. She suggested that the emergency water pricing provisions in the agreement should be tied to Woodland Hills residential rates, so that if residents' rates increased, the emergency supply price would escalate accordingly.

Mayor Winder acknowledged her skepticism and reiterated the goal of a "win-win" framework, cautioning that stonewalling would likely prompt the developer to move to Salem, leaving Woodland Hills with the impact of development but no benefits.

Mr. Mickelsen characterized the new tank as a major benefit.

Scott Abbott thanked the Council for the discussion and stated he feels that residents may not have been aware of key details. He spoke about possibly improving citizen education, focusing on the need of a formal traffic study, and expressed concern about future congestion if additional signals became necessary. He suggested that without a comprehensive traffic analysis, decisions about roundabout access would remain speculative.

Mayor Winder discussed timing constraints related to the County's engineering schedule but agreed that the city could explore ways to inform residents better. Ideas included another public update or a recorded interview/video with Mr. Mickelsen to explain the water, traffic, and drainage issues in accessible terms.

Resident, Michael Meyers, asked how much time the City had to decide?

Mayor Winder indicated the council's intent is to hold a public hearing before the "Meet the Candidates" night.

Mr. Meyers sought clarification on the accounting for the water storage, asking for confirmation that the proposal was storage-for-storage, the City's 300,000 gallons at Maple Canyon replaced by City-owned storage on Broad Hollow, plus added capacity. He inquired if the land for the relocated mailboxes would be deeded to the City and what it would cost for Woodland Hills to build the mailboxes and drainage independently of the Developer.

Mayor Winder estimated that a mail facility alone would cost hundreds of thousands of dollars, and \$1.5–\$2.0 million if the cost were to include drainage.

Mr. Meyers also raised the absence of a performance bond in the draft, expressing concern about default scenarios and partially completed infrastructure. Mayor Winder agreed that phasing and timing protections were important and should be tightened in the agreement. Mr. Meyers also asked about the "third bridge". It was indicated by Mr. Mickelsen that one bridge was to be near the roundabout and another near the wave pond in Salem, but he was unsure of the exact location of the third bridge.

Council Member Lunt reminded everyone that a copy of the draft agreement has been posted on the City's website.

Council Member Hutchings asked whether, upon relinquishing Maple Canyon storage, the City would be relieved of ongoing tank operations and maintenance costs. He further asked about utilities and how

snowplowing would be handled within the Woodland Hills portion of the project. Mr. Mickelsen stated municipal water and sewer in the Woodland Hills area would be owned by Woodland Hills City, and that we are working with Salem on a shared plowing approach for cross-jurisdictional access.

The Mayor and City Council discussed potential revisions and follow-up items that could be added to the agreement. The items included a performance bond or equivalent security, construction timing safeguards, emergency water pricing at a rate equal to Woodland Hills residential rates, and/or a sunset clause upon the developer's completion of its own storage. Continued coordination with the County and Salem on traffic modeling for the roundabout reconstruction was also noted, along with specifying the developer's responsibilities for conveyance and detention of Woodland Hills runoff entering the Salem project area, including design standards, maintenance responsibilities, and interlocal coordination.

Mayor Winder thanked residents and council members for their participation and constructive feedback. He reiterated the City's intent to pursue an agreement that secures clear, enforceable benefits for Woodland Hills, including de-annexation protections. He emphasized the City would continue working with legal counsel, the County, Salem, and the developer before bringing the agreement forward for a public hearing and action by the council.

**6. Authorization for the Mayor to sign the 2025 Recreation Agreement between Utah County and Woodland Hills City.**

City Recorder Jody Stones informed the Mayor and City Council that the Utah County Commissioners have approved the 2025 Recreation Grant Application and have sent an agreement for the Mayor to sign for reimbursement of up to \$5,000.00.

**7. The Creation of the Position of a Community Development Director, along with amendments to the Municipal Code, reflecting the change from Building Official to Community Development Director.**

Ted Mickelsen explained that the state had passed legislation the previous year establishing new requirements for an individual to be recognized as a building official. He stated that the legislation created three specific criteria. First, an applicant must have experience as a construction project manager or be an engineer, which he confirmed he met. Second, the applicant must complete a forty-hour course on professional conduct and interpersonal treatment, which he noted was an easy requirement to fulfill. Third, the applicant must be a certified four-way inspector, which involves passing approximately eight separate examinations.

Mr. Mickelsen reported that he had previously been a certified inspector but had allowed those certifications to lapse while working in consulting but that he was not eager to retake all eight examinations in order to regain full certification.

He explained that, after consulting with the state, one option available to the city was to utilize a community development director to oversee the building department. A community development director could continue to handle plan reviews and manage the permitting process. However, he emphasized that there were two functions a community development director could not perform: signing building permits and interpreting building code. For those functions, a certified building official would be required.

Mr. Mickelsen informed the Council that he had reached out to Sunrise Engineering, which currently provides the city with building inspection services. Sunrise Engineering has a staff building official who could serve in that role for Woodland Hills. This individual, along with the city's current inspector, would ensure that the new statutory requirements were met. He noted that this arrangement would allow the city to continue managing administrative tasks, plan reviews, and the permit process as it always had. The outside building official would then sign permits, verify that inspections were complete, communicate with inspectors as needed, and interpret building code where necessary.

Mr. Mickelsen emphasized that this arrangement would come at no additional cost to the city, as it would be paid for through the existing building permit process charged to builders. He estimated the additional expense at approximately \$50 per permit for the building official's role, which covered code interpretation and signing the permit. He concluded that this approach would keep the city in compliance with the new state legislation while maintaining continuity in its current administrative and permitting functions.

Council Member Kynaston inquired who would be filling the role of building official. Mr. Mickelsen responded that Sunrise Engineering employs a certified building official who could sign permits and interpret building code on behalf of the city. He further explained that, with respect to the responsibilities of the Community Development Director, he would assume that position in addition to the other duties he currently performs for the city.

Chairman Frandsen added that with the help of staff, he has reviewed and made suggestions where appropriate, substituting the term 'building official.' There are a few places where 'building official' is the correct term, as Mr. Mickelsen had previously mentioned, for issuing permits. In those cases, we replaced it with 'Community Development Director' and updated our definitions accordingly. There may be some areas we overlooked, but we'll identify those as we proceed.

Council Member Kynaston asked if creating this new position is compliant with the state regulations. Chairman Frandsen responded that the change is being made with state approval and has been done in other cities using the same title. We've adopted that same title.

Council Member Makovich stated that the state was primarily concerned with whether all the provisions outlined in the code could be implemented. There had been various discussions, as smaller cities like theirs were worried about how to cover the costs, and this was considered a good option.

Mayor Winder thanked everyone for their efforts and acknowledged that reconciling all those issues was not easy.

## **8. Grant Updates**

**Woodland Hills Culvert Project:** The culvert project is tied to NRCS funding and that project is still in the works. Had to submit an amendment to FEMA, on this culvert project to get an extension of our schedule so we could slow down a little bit to stay in step with the mitigation basin project. We just got that approved from FEMA, the schedule extension request.: And so the culvert project is justit's about 90% design. So we're just kind of waiting for the mitigation project, to catch up. Once that moves forward, we're probably talking a year or something like that, and we'll decide whether it goes into construction.

If we continue to get the funding for it. But so far, so good. So far, so good, yeah. Things are moving forward. It hasn't been shot down, but, you know, the federal government, it can change at any time, but so far, it's moving forward.

**MAG Feasibility Grant:** about 40% through the plan on that one, so this was a money given to us through, Mountain Association of Governments, a grant to do a trail study to see if a trail would be feasible, basically, from the roundabout all the way up Woodland Hills Drive, up to the park, back down Summer Creek Drive into 11200, which would eventually tie into a larger county bike trail system they're planning. We're about 40% through looking at that. It's a bit challenging, could be feasible, but we're still trying to figure out what that feasibility means, so Thank you.

## 9. Department Updates

- a. **Public Works:** Mr. Mickelsen spoke to phase 1 of the road project that is currently happening in the city. Keeping residents as informed as we can, about the work, and the contractor has been doing door knockers, and of course, I haven't received any other than just, you know, making sure we're getting school stuff and trash routes coordinated. I haven't heard of a lot of major hiccups. There will not be full closures on the three roads in and out of the city.

Phase 2 is scheduled to start in the next week. The first thing they have to do is come and lower all the manholes, because this is a mill and fill. This is just under 2 miles of road, we're doing. It has to mill up the asphalt, but to mill it up, they have to lower all the manholes, so it doesn't tear up their mill machines.

Resident Sean DeVore expressed some concern with closing an entire road off for several hours. He is wondering where residents should park if they need to use their vehicles during the time that the road is closed. He felt that having to park a quarter of a mile away was just too far.

Mayor Winder: We certainly do want to do everything we can. Trying to minimize what we can. It just we are a unique city.

Resident, Diana Sackett expressed similar concerns.

- b. **Fire Department:** Chief Mickelsen noted there will be a fall Chipper Day from September 29th to October 2<sup>nd</sup>.
- c. **Code Enforcement- Wayne Frandsen:** Mr. Frandsen had nothing to report at this time.

## 10. Mayor and City Council Reports

- a. **Mayor Winder-SESD, MAG/COG:** Mayor Winder reported he attended a SESD Board meeting earlier in the day.
- b. **Council Member Hillyard- Dry Creek Transfer Station:** Council Member Hillyard reported there have not had any since my last report for the transfer station. Ted, you probably saw an email today about the TAC meeting. It's coming up. Perfect.
- c. **Council Member Hutchings- Mt. Nebo Water Association and South Utah Valley Municipal Water Association:** Council Member Hutchings had nothing to report.
- d. **Council Member Kynaston- Central Utah 911:** Council Member Kynaston reported the District is installing new software that will the City to build our own login to get our statistics out of their system.

e. **Council Member Lunt:** Council Member Lunt reminded everyone that Woodland Hills Days will be held this upcoming Friday and Saturday. The city will celebrate its 55th anniversary since becoming a community. Glenn Anderson has put together an amazing video that highlights the city's history.

f. **Council Member Malkovich- South Utah Valley Animal Shelter:** Council Member Malkovich reported that the next meeting for the South Utah Valley Animal Shelter is in a week.

## **11. Upcoming Agenda Items**

Mayor Winder acknowledged their previous discussion about feral cats and noted that the council considered having the shelter share their perspective. He believed that a thorough discussion on the topic would be helpful, possibly combined with Council Member Kynaston's presentation of his ordinance or resolution. Council Member Malkovich suggested scheduling the discussion for October 28th, as October 14th fell during fall break, which could affect residents' ability to attend.

The work session concluded at 8:10 p.m.

**WOODLAND HILLS CITY COUNCIL**  
**City Council Meeting**  
**Woodland Hills City Center, 690 South Woodland Hills Dr.**  
**Tuesday, September 9th, 2025**

CONDUCTING	Brent T. Winder, Mayor
ELECTED OFFICIALS	Council Member Ben Hillyard Council Member Brian Hutchings Council Member Janet Lunt Council Member Kari Malkovich Council Member Dorel Kynaston
STAFF PRESENT	Ted Mickelsen, Public Works Dir./Fire Chief Chris Helvey, Finance Director Jody Stones, City Recorder Wayne Frandsen, Code Enforcement and Planning Commission

Mayor Winder called the meeting to order at 8:20 p.m.

**Invocation:** Councilmember Malkovich will offer an invocation,

**Pledge:** Councilmember Hutchings led the Pledge of Allegiance.

**15. Public Comment**

No public comment was heard.

**16. Adoption of a Policy Clarifying Elected Officials Are Not Eligible for Benefits**

Motion: Council Member Lunt made the motion to adopt the policy clarifying elected officials are not eligible for benefits.

Second: Council Member Kynaston seconded the motion.

Vote: The motion passed unanimously.

**17. Forwarding of Application to the Planning Commission for a Change in Zoning for 65 East Mountain Vale Way**

Motion: Council Member Malkovich made the motion to forward the application to the Planning Commission.

Second: Council Member Kynaston seconded the motion.

Vote: The motion passed unanimously.

**18. Forwarding of Application to the Planning Commission for a Change in Zoning for 90 East Highline**

Motion: Council Member Lunt made the motion to forward the application to the Planning Commission.

Second: Council Member Malkovich seconded the motion.

Vote: The motion passed with Council Member Hillyard recusing himself from the vote.

**19. Authorization for the Mayor to Sign the 2025 Recreation Agreement between Utah County and Woodland Hills City**

Motion: Council Member Malkovich moved to authorize the mayor to sign the 2025 Recreation Grant between Utah County and Woodland Hills City.

Second: Council Member Kynaston seconded the motion.

Vote: The motion passed unanimously.

**20. Ordinance 2025-31 Creating the position of Community Development Director, along with amendments to the Municipal Code reflecting the change from Building Official to Community Development Director.**

Motion: Council Member Hillyard made the motion to adopt Ordinance 2025-31 Creating the position of Community Development Director, including changes to Municipal City Code 1-7-7 and 1-7-8.

Second: Council Member Malkovich seconded the motion.

Vote: The motion passed unanimously with a roll call vote, and all council members voted in favor of the ordinance.

**Closed Session:**

**Motion:** Council Member Hillyard made the motion to move into a closed session at 8:22 p.m. to discuss pending litigation.

**Second:** Council Member Lunt seconded the motion.

**Vote:** The motion passed with a roll call vote.

**Adjourn**

**Motion:** Council Member Lunt moved to adjourn the meeting.

**Second:** Council Member Malkovich seconded the motion.

The meeting was adjourned at 8:54 p.m.