

City of  
**WASHINGTON TERRACE**  
*Utah*

**Regular City Council Meeting**

**Tuesday, February 17, 2026**

**5249 South 400 East**

**Washington Terrace, UT 84405**

**801.393.8681**

[www.washingtonterrace.gov](http://www.washingtonterrace.gov)

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<b>1. <u>WORK SESSION :</u></b>	<b>5:00 P.M.</b>
<b>Topics to include; but are not limited to:</b>	
- Parks and Recreation Capital Investment Plan	
<b>2. <u>ROLL CALL</u></b>	<b>6:00 P.M.</b>
<b>3. <u>PLEDGE OF ALLEGIANCE</u></b>	
<b>4. <u>WELCOME</u></b>	
<b>5. <u>CONSENT ITEMS</u></b>	
<b>    5.1 APPROVAL OF AGENDA AND FEBRUARY 17, 2026, COUNCIL MEETING</b>	
Any point of order or issue regarding items on the agenda or the order of the agenda needs to be addressed here prior to the approval of the agenda. Minutes approved in open meeting become the official record	
<b>6. <u>CITIZEN COMMENTS</u></b>	
This is an opportunity to address the Council regarding your concerns or ideas that are not on the agenda as part of a public hearing. Please limit your comments to no more than 3 minutes. "Washington Terrace City is committed to civility. We strive to act and speak with dignity, courtesy, and respect at all times. All are asked to join us, and act and speak accordingly."	
<b>7. <u>NEW BUSINESS</u></b>	
<b>    7.1 MOTION: RE-APPOINTMENT OF PLANNING COMMISSIONER AMY MORGAN</b>	
Mayoral appointment, with Council consent, to re-appoint Amy Morgan for a 4-year term.	

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In compliance with the Americans with Disabilities Act, persons who have need of special accommodation should contact the City Recorder at 801-395-8283.

**CERTIFICATE OF POSTING**

The undersigned, duly appointed City Recorder, does hereby certify that the above notice and agenda was posted in three public places within the City of Washington Terrace City limits and sent to the *Standard Examiner* at least 24 hours prior to the meeting. Amy Rodriguez, City Recorder.

- 7.2 PRESENTATION: FINANCE QUARTERLY REPORT**
- 7.3 PRESENTATION: FIRE DEPARTMENT QUARTERLY REPORT**
- 7.4 PRESENTATION: ANIMAL CONTROL QUARTERLY REPORT**
- 7.5 PRESENTATION: SHERIFF OFFICE QUARTERLY REPORT**
- 7.6 MOTION: APPROVAL TO AWARD CONTRACT FOR THE 2025 CDBG PROJECT: VICTORY PARK PLAYGROUND EQUIPMENT**  
A Request for Proposal for the park equipment, demolition and installation of playground equipment for Victory Park.
- 7.7 DISCUSSION/DIRECTION: FIRE DISTRICT CREATION STUDY UPDATE**  
Update on the study to create a fire district with Riverdale and South Ogden Cities. Direction from Council as to how to proceed.
- 7.8 DISCUSSION/MOTION: APPROVAL OF DONATION TO THE BONNEVILLE PTSA FOR THE CELEBRATION PARTY FOR THE 2026 GRADUATING CLASS**  
The annual party is an alcohol-free supervised party held for the graduating seniors.

**8. COUNCIL COMMUNICATION WITH STAFF**

This is a discussion item only. No final action will be taken.

**9. ADMINISTRATION REPORTS**

This is an opportunity for staff to address the Council pertaining to administrative items.

**10. UPCOMING EVENTS**

February 26<sup>th</sup> : Planning Commission (Tentative)  
March 3<sup>rd</sup>: Work Session (5:00 p.m.) and Council Meeting (6:00 p.m.)  
March 17<sup>th</sup>: Work Session (5:00p.m.) and Council Meeting (6:00 p.m.)  
March 26<sup>th</sup>: Planning Commission meeting 6:00 p.m.(tentative)

**11. ADJOURN THE MEETING**

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# **City of Washington Terrace**

## Minutes of a Regular City Council meeting

**Held on February 3, 2026**

## **City Hall, 5249 South 400 East, Washington Terrace City, Utah**

## **MAYOR, COUNCIL, AND STAFF MEMBERS PRESENT**

**Mayor Mark C. Allen**

Council Member Anna Davidson

Council Member Zunayid Z. Zishan

Council Member Cheryl Parkinson

Council Member Jeff West

## Council Member Michael Thomas

## Finance Director Shari' Garrett

Court Supervisor Sariah Songer

Court Supervisor Sarah Seigner  
City Recorder Amy Rodriguez

City Recorder Amy Rodriguez  
City Manager Tom Hansom

City Manager To  
Lt. Sean Endsley

**OTHERS PRESENT:**

None

## 1. WORK SESSION:

**5:00 P.M.**

## **Topics to include; but are not limited to:**

## - **Monthly Financial Review**

Garrett explained that she sends monthly line-item financial reports to Council and stated that if there is anything that the Council would like to review, or have a deeper explanation for the items, she is available to set a work session or answer any questions.

Hanson stated that transparency is the goal and as stated by the independent auditor, Council has a responsibility to be informed as to what is going on within the budget.

Council Member Parkinson asked for an explanation of the “unearned” column. Garrett stated that unearned means that the monies have not been collected as of yet. Garrett explained that she monitors the funds for any fluctuations and an adjustment may be needed by end of year. She stated that she highlights funds where there may be greater variance, such as sales tax. She stated that the greater risk revenue sources are those that are elastic and vary depending on what is happening in the economy. She noted that building permits vary as they are also responsive as to what is happening in the economy and area.

Garrett stated that property tax remains steady.

Garrett noted that there is variability in court fines as well. She stated that it depends on what is happening with various levels of law enforcement. Garrett stated that Weber County does all of our reporting on the eligible beer tax monies.

Garrett stated that the intergovernmental revenue is revenue that we collect from other entities (contract cities, RAMP grant, Beer Sales tax, Class-C road funds).

Garrett stated that she highly recommends tuning in on the “Fiscal Impact” section on the staff reports. She stated that Council should get comfortable with that and levels of service and how impactful that can be.

46 Council Member Parkinson stated that she attended the ULCT training on budgeting 101 and feels that it is  
47 a valuable class to understand. Garrett stated that we run governmental services and utility services. She  
48 stated that governmental services are supported by tax dollars. She stated that utility services are supported  
49 by utility rates. Garrett explained that the 35 percent fund balance limitations only take place in the General  
50 fund (Governmental services). She stated that the 35 percent is used as a "rainy day fund" for economic  
51 fluctuations, significant spikes in expenditures, disaster risk, cash flow work, and other events that we may  
52 need to rely on the 35 percent to get us through until it is resolved. She stated that anything over 35 percent  
53 at the end of the year is pushed into capital projects, with a few exceptions.

54 Garrett stated that we fund capital projects with the overage after the 35 percent cap. Garrett stated that there  
55 is a summary section in the budget docs that explain what is needed to fund capital plans for five years.  
56 She stated that if a project is in the five-year plan we project that we have the means to fit the needs.

57 Council Member Parkinson stated that it is mandated that we have a balanced budget throughout the year.  
58 She stated that the reserve "excess" does show on the monthly reports as a large amount.  
59 Garrett stated that we should consider our ability to rebound when looking at reserves. She stated that we  
60 are limited in what we can capture. She noted that all communities have different abilities to rebound.  
61 Garrett stated that the reserve funds afford sustainability of essential services. She stated that we are required  
62 by statute to retain five percent of the fund balance.

63 Garrett stated that she believes that Council should be looking at the budget as Council Priorities. She stated  
64 that the budget cycle is year-round, however, it starts in November with Council Priorities. She stated that  
65 staff develops a tentative budget based off the policy and priorities, economic assumptions, demands,  
66 mandates, as well as several others. She stated that the final budget reflects all of those things. She stated  
67 that Council should be looking at how economic assumptions change and are we getting the things done that  
68 we set out to do with the budget (Council Policies and Priorities). Garrett stated that the numbers could show  
69 Council how much a "mandate" is actually costing the city, or how much a "priority" is actually costing the  
70 city. Council Member West stated that Council also needs to consider what is happening with the economy,  
71 as costs affect projects.

#### 72 - Response to Council Requests from Council Retreat

73 Hanson stated that improved lighting was discussed at the Council Retreat. He stated that Meibos reached  
74 out to Rocky Mountain Power. RMP did an audit of our external lights. They recommended that all our  
75 lighting should be changed to LED lighting. He stated that RMP has stated that 230 lights need converting  
76 to LED, costing over \$50,000, with a return on investment after 3 years. He stated that after that, the city  
77 would be saving money by entering into the LED program. He stated that is one option to consider.

78 Hanson stated that it could be included in the budget this year, or included in the five year plan. Council  
79 Member Zishan asked if the City has considered solar powered lights. Hanson stated that the ROI may not  
80 last as long as the solar panels. Hanson stated that the challenge is the battery pack needed to carry power  
81 through the night. Council Member Zishan stated that he supports putting the item on the agenda in the  
82 future but would also like a little information on what it would take/cost for solar lighting.

83 Council Member Parkinson stated that she is encouraged by the LED option as it is in our capability at this  
84 time. Council would like a little more information on solar power.

85 Hanson stated that there was a request to look into more lighting for Rohmer Park. Hanson stated that it will  
86 be brought back to Council for consideration once we receive the estimate from Rocky Mountain Power on  
87 a proposed plan to increase lighting. Council Member Davidson stated that there are dark spots at Rohmer

92 and there are “shenanigans” happening at night.

93 Hanson stated that there are two flock cameras that could go to a different location. Lt. Endsley stated that  
94 one of the three flock cameras is being proposed to be moved, as Riverdale has installed a camera in close  
95 proximity. He stated that it shouldn’t be a problem to move the installed camera to a different location. He  
96 noted that there are better ingress and egress candidates for the camera installed at City Hall. He stated that  
97 there is interest from the Council to add cameras and spoke of proposed locations in which they could be  
98 installed.

99 Mayor Allen stated that as far as safety is concerned, he believes that everyone would like for staff to move  
100 forward with all three options.

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147 **MAYOR, COUNCIL, AND STAFF MEMBERS PRESENT**

148 Mayor Mark C. Allen  
149 Council Member Anna Davidson  
150 Council Member Zunayid Z. Zishan  
151 Council Member Cheryl Parkinson  
152 Council Member Jeff West  
153 Council Member Michael Thomas  
154 Parks and Recreation Director Carlos Grava  
155 Court Supervisor Sariah Songer  
156 City Recorder Amy Rodriguez  
157 City Manager Tom Hanson  
158

159 **OTHERS PRESENT:**

160 Names unknown (2)

161  
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163 **2. ROLL CALL** 6:00 P.M.

164

165 **3. PLEDGE OF ALLEGIANCE**

166

167 **4. WELCOME**

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169 **5. CONSENT ITEMS**

170 **5.1 APPROVAL OF AGENDA AND JANUARY 20, 2026, COUNCIL MEETING**

171 Item 5.1 was approved by general consent.

172

173 **6. CITIZEN COMMENTS**

174 There were no citizen comments.

175

176 **7. NEW BUSINESS**

177

178 **7.1 DISCUSSION/MOTION: APPROVAL OF 2026 APPLICATION AND CITY**  
**CONTRIBUTION MATCH FOR THE UTAH OUTDOOR RECREATION GRANT**

179  
180 Grava stated that the application is for the Wright Park Playground Replacement. He stated that this is a new grant that is specifically for small park projects. He stated that Weber County requires a 50 percent match for this grant. He stated that the total of the application is \$204,672. He stated that we are requesting \$85,280 for the grant amount, noting that the city match will be \$85,280 as well. He stated that staff is also requesting \$34,112 for contingency costs.

181 Grava stated that the maintenance is already ongoing and accounted for within the budget. He stated that the deadline for the application is this month.

182 Grava stated that there are no modifications to the size of the playground.

183 Grava stated that there are plans to update the basketball court, but stated that we are not able to include the basketball court in this grant.

184 Grava stated that the project was within our five-year plan, however, the grant helped expedite the project.

185

192 He stated that it is a safety priority, as the equipment is damaged and needs replacement.  
193

194 **Motion by Council Member Parkinson**  
195 **Seconded by Council Member Thomas**  
196 **To approve the application and City contribution match**  
197 **For the Utah Outdoor Recreation Grant**  
198 **To replace the playground equipment at Wright Park**  
199 **Approved unanimously (5-0)**

200

201 **7.2 MOTION/RESOLUTION 26-01: APPROVAL OF INTERLOCAL AGREEMENT**  
202 **BETWEEN WASHINGTON TERRACE CITY, MARRIOTT-SLATERVILLE CITY**  
203 **AND OGDEN VALLEY CITY FOR JUSTICE COURT SERVICES**

204 Hanson stated that the court is currently split with Marriott-Slaterville City. He stated that we have been  
205 approached by Ogden Valley City to take on their court. Hanson stated that staff did a review of our  
206 capacity to include the 480 cases per year to our court. Hanson stated that staff felt that it was well within  
207 our ability to cover the services of the new court. Hanson stated that we would remain a class two court.  
208 Hanson stated that Odgen Valley City will receive the 50/50 split, less the hard costs of running their court  
209 (jury fees, interpreter fees, prosecutor, etc.). Hanson stated that court is a general fund expense and it is  
210 anticipated that we will receive \$32,486 in revenue per year.

211 Hanson stated that the 50/50 split is set by state mandate, unless there are negotiations. Hanson stated that  
212 it is in the best interest to stay with the standards set by the state.

213 Council Member Parkinson stated that it is important to review the fiscal impact with the estimated costs  
214 and noted that it will be interesting to see how it develops.

215

216 **Motion by Council Member West**  
217 **Seconded by Council Member Zishan**  
218 **To approve Resolution 26-01**  
219 **Approving the interlocal agreement between**  
220 **Washington Terrace, Marriott-Slaterville City, and Ogden Valley City**  
221 **For Justice Court Services**  
222 **Approved unanimously (5-0)**  
223 **Roll Call Vote**

224

225 **7.3 DISCUSSION/MOTION: APPROVAL TO AWARD CONSTRUCTION**  
226 **CONTRACT FOR THE 2025 CDBG PROJECT : STREET ACCESSIBILITY AND**  
227 **SAFETY PROJECT- ROHMER PARK ENTRANCE (NORTH END)**

228 Rodriguez stated that this award is for the Rohmer Park North End entrance project for last year's CDBG  
229 Project. We were unable to commit funds and award the Contract in July due to the delay in receiving the  
230 executed contract with the state for CDBG. Rodriguez stated that the grant funds have been allocated to  
231 the state and the city received the executed contract in January as well as the approval from the state to  
232 proceed with the grant. Rodriguez stated that Meibos has spoken with the contractor, and he agreed to  
233 hold the price of the original bid.

234 Rodriguez stated that MSCI was the lowest qualified bidder. She added that because his bid was lower  
235 than anticipated, we were able to expand the scope of our project and add a concrete staircase to the lower  
236 end of Rohmer Park.

237 Rodriguez stated that staff is asking to award the construction contract to MSCI for \$137,057 and  
238 authorize the Mayor and Staff to execute all applicable contracts.

**Motion by Council Member Thomas  
Seconded by Council Member Davidson  
To award the construction contract for the 2025 CDBG  
Project- Street Accessibility and Safety Project- Rohmer Park Entrance (North End)  
for \$137,057.94 and whatever we will need to stay in budget  
Approved unanimously (5-0)**

## **8. COUNCIL COMMUNICATION WITH STAFF**

Council Member Davidson thanked Hanson and Rodriguez for not giving up on the North End grant project so that it can proceed.

Council Member Parkinson thanked Garrett and Hanson for the willingness of staff to be able to discuss budget information and answer questions from the Council. She stated that she really appreciates that staff is open and willing to work with Council and keep them informed with things going on in the budget and the city.

Mayor Allen stated that he gave a report at the WACOG meeting concerning the Transfer Station issue. He stated that it is moving slowly and they are awaiting numbers from the hauler. He stated that the cities will meet and discuss once the numbers are in. Mayor Allen stated that the director of the Transfer Station, John Watson, is trying to cut costs and keep all the services that are available now. Mayor Allen stated that he hopes we are able to keep competition alive.

## **9. ADMINISTRATION REPORTS**

Hanson stated that he has had discussion with the state concerning a Veteran's Cemetery on Stephens property. He stated that he was told that due to the nature of the project, it is fine for them to have it on sensitive lines. He stated that he recommended that they do geo-tech on the land. Hanson stated that it is a state project. Hanson stated that the city plays a minor role in the project but is excited to see it come into the city. He stated that the cemetery is tax-exempt, noting that he expects that they will be applying for utilities. Hanson stated that he has not viewed any plans as of yet. Hanson stated that it will be a private development, however, the city can make recommendations on the project. Hanson stated that they need to have the designs for phase one by September. Hanson stated that the maintenance will be done entirely by the Veteran's association.

Council Member West stated that he had a conversation with the owner of the River View Ranch and they have a facility that can be rented. He stated that the information can be found on their website.

Hanson stated that there have been good results with the new Yoppify system. Hanson stated that it recently was used to notify late utility bills. He stated that the response has been positive. Hanson stated that it has been used to notify residents affected by a water leak within their area.

## 10. UPCOMING EVENTS

February 16<sup>th</sup> City Offices closed for President's Day  
February 17<sup>th</sup>: Work Session (5:00 p.m.) and Council Meeting (6:00p.m.)  
February 26<sup>th</sup> : Planning Commission (Tentative)  
March 3<sup>rd</sup>: Work Session (5:00 p.m.) and Council Meeting (6:00 p.m.)

286

287 11. **MOTION: ADJOURN INTO CLOSED SESSION**

288

289 **Motion by Council Member Parkinson**

290 **Seconded by Council Member West**

291 **To adjourn into closed session**

292 **Approved unanimously (5-0)**

293 **Roll Call Vote taken**

294 **Time: 6:45 p.m.**

295 **The Mayor and Council Adjourned into closed session to discuss:**

296 

- To discuss the character, professional competence, or physical or mental health of an
- 297 individual.

298

299 12. **ADJOURN THE MEETING**

300

301 **Motion by Council Member West**

302 **Seconded by Council Member Thomas**

303 **To adjourn the closed session and regular meeting**

304 **Mayor Allen adjourned the meeting at 7:45 p.m.**

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306 Date Approved

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City Recorder

# Combined Statistics Report

**Intake Type**

12/01/25 to 12/31/25

WASHINGTON TER

Total Intakes:

**Outcome Type**

12/01/25 to 12/31/25

WASHINGTON TER

Dogs 1

TRANSFER 1  
RESCUE GRP 1

Total Outcomes: 1

25SO11649	BARKING DOG	WT	SO 13:45:08 12/03/25	INA	106 E 5050 S
25SO11707	FOLLOW UP	WT	SO 11:55:33 12/05/25	RMK	106 E 5050 S
25SO11930	ANIMAL CONTR	WT	SO 12:13:56 12/11/25	INA	424 W 5000 S
25SO11870	EXTRA PATROL	wt	SO 15:51:18 12/09/25	RMK	5100 S 625 W; ROHMER PARK
25SO11871	EXTRA PATROL	wt	SO 15:51:58 12/09/25	RMK	125 E 4475 S; GEORGE VAN LEEUWEN PARK
25SO11872	EXTRA PATROL	wt	SO 15:52:42 12/09/25	RMK	275 E 4425 S; VICTORY PARK
25SO11648	FOLLOWUP	WT	SO 13:22:18 12/03/25	RMK	276 E 4300 S; E VICTORY RD
25SO11798	BARKING DOG	WT	SO 06:13:49 12/08/25		374 E 5450 S APT # E1; WOODLAND COVE A
25SO11815	ANIMAL CONTR	WT	SO 14:01:07 12/08/25		78 W 4775 S
25SO11842	ANIMAL CONTR	WT	SO 07:55:42 12/09/25	RMK	314 W 4525 S; TERRACE DEPOT SINCLAIR
25SO11887	ANIMAL CONTR	WT	SO 08:42:56 12/10/25	RMK	374 E 5450 S; WOODLAND COVE APARTMEI
25SO12026	ANIMAL BITE	WT	SO 08:43:17 12/15/25	RMK	5230 S RIDGELINE DR; 500 W
25SO12031	FOLLOW UP	WT	SO 10:46:18 12/15/25	RMK	5230 S RIDGELINE DR; 500 W ; 4FAC1
25SO12041	ANIMAL CONTR	WT	SO 15:08:32 12/15/25	RMK	300 W 4800 S; W LAKER WAY
25SO12065	ANIMAL CON	WT	SO 08:31:23 12/16/25	RMK	5230 S RIDGELINE DR; 500 W
25SO12158	ANIMAL CON	WT	SO 15:50:33 12/19/25	RMK	4924 S 175 W
25SO12086	EXTRA PATROL	wt	SO 16:43:02 12/16/25	RMK	5100 S 625 W; ROHMER PARK
25SO12100	FOLLOW UP	WT	SO 10:42:48 12/17/25	RMK	276 E 4300 S
25SO12429	CRUELTY ANIM/	WT	SO 15:11:33 12/28/25	RMK	4486 S 375 E
25SO12432	ANIMAL CONTR	WT	SO 15:56:20 12/29/25	RMK	5209 S RIDGELINE DR; 500 W
25SO12444	FOLLOW UP	WT	SO 16:25:52 12/30/25	CLO	5219 S RIDGELINE DR; 500 W

	Attack/Bite	Barking	Stray/Roaming	Carcass Removal	Citizen Assist.	Followup	Injured animal	Citations	Cruelty	Calls For Service	Extra Patrol	
Dec-25	1	2	6	0	0	9	1	1	1	25	4	
Nov-25	0	0	7	1	3	2	0	0	0	20	7	
Oct-25	0	2	16	1	3	2	1	0	0	32	7	
Sep-25	3	1	14	3	1	1	3	0	3	40	11	
Aug-25	1	2	12	1	1	2	2	0	0	31	10	
Jul-25	1	3	17	1	5	3	3	0	4	42	5	
Jun-25	0	1	9	0	1	4	0	0	2	20	3	
May-25	1	1	14	0	3	3	0	1	3	27	2	
Apr-25	2	1	6	4	4	6	0	1	0	24	0	
Mar-25	1	1	10	0	4	2	0	0	3	22	1	
Feb-25	3	3	8	2	1	4	2	0	2	25	0	
Jan-25	1	0	6	1	0	0	0	0	0	8	0	
Dec-24	1	3	9	0	5	2	0	2	3	25	0	
Nov-24	0	3	7	1	3	8	0	0	1	23	0	
Oct-24	2	3	18	4	1	4	2	0	0	36	2	
Sep-24	1	3	10	1	2	13	0	1	5	37	1	
Aug-24	1	1	8	1	2	10	0	1	3	30	3	
Jul-24	1	0	12	3	3	3	0	3	2	32	5	
Jun-24	2	1	8	0	0	5	1	3	4	26	2	
May-24	2	2	11	0	2	8	2	0	2	31	2	
Apr-24	0	3	7	0	3	0	1	0	2	16	0	
Mar-24	0	2	9	3	2	5	0	0	0	21	0	
Feb-24	4	1	24	0	3	0	0	0	2	35	1	
Jan 24	0	1	11	1	1	9	1	0	6	30	0	
Dec-23	3	4	14	0	0	6	0	0	5	32	0	
Nov-23	4	2	13	0	0	3	1	4	2	29	0	
Oct-23	1	2	#	1	0	4	2	4	3	0	0	
Sep-23	0	4	18	1	1	4	3	1	4	37	1	
Aug-23	0	2	11	0	3	10	0	1	3	23	2	
Jul-23	1	1	1	1	3	5	2	3	3	#	1	

Jun-23	1	5	18	3	2	1	4	2	4	41	1
May-23	1	4	18	0	0	3	1	5	2	38	4
Apr-23	4	3	13	1	1	4	0	1	3	32	2
Mar-23	1	2	#	0	3	2	1	0	2	0	
Feb-23	1	3	16	0	0	3	0	0	2	26	1
Jan-23	2	2	8	0	0	2	0	0	6	20	0
Dec-22	1	2	8	1	3	1	0	0	3	19	0
Nov-22	2	2	5	0	1	0	1	2	0	14	1
Oct-22	1	2	#	2	0	6	4	5	2	#	3
Sep-22	3	6	21	0	1	3	1	5	1	44	3
Aug-22	1	2	13	1	1	6	2	1	0	29	2
Jul-22	6	2	17	5	2	5	0	0	2	42	3
Jun-22	2	2	18	0	0	3	0	0	1	29	3
May-22	0	5	9	0	0	8	0	8	6	39	3
Apr-22	0	5	11	1	2	4	0	8	0	33	11
Mar-22	0	4	6	1	0	5	0	1	1	17	0
Feb-22	0	5	7	2	2	4	0	0	1	23	2
Jan-22	1	7	11	1	2	8	0	0	1	32	1
Dec-21	0	0	6	1	1	5	0	4	1	18	0
Nov-21	5	0	15	2	0	8	1	4	3	40	2
Oct-21	2	1	21	3	0	15	0	10	1	58	5
Sep-21	1	1	14	0	0	2	0	3	0	23	2
Aug-21	0	1	15	1	2	4	1	0	2	26	0
Jul-21	1	7	11	0	2	4	1	1	1	33	5
Jun-21	1	7	12	1	5	6	1	0	3	39	3
May-21	5	2	9	0	0	4	1	0	0	22	1
Apr-21	3	2	8	0	1	4	0	0	1	19	0
Mar-21	3	6	#	1	0	1	0	0	1	#	2
Feb-21	5	5	11	0	0	12	0	0	2	39	4
Jan-21	2	1	9	1	0	3	1	1	1	23	4
Dec-20	1	6	5	0	1	2	0	5	3	30	7
Nov-20	1	0	10	0	0	1	1	5	1	22	3
Oct-20	3	2	11	1	1	8	0	8	2	38	2
Sep-20	4	3	16	0	0	7	0	3	3	41	5
Aug-20	0	0	7	2	2	7	1	4	3	35	7
Jul-20	1	2	9	1	1	1	0	0	1	22	6

Jun-20	0	4	4	0	1	0	0	0	6	19	4
May-20	3	2	7	0	1	1	1	15	2	33	1
Apr-20	1	2	3	0	1	1	1	7	4	26	6
Mar-20	4	0	12	1	0	1	0	0	3	27	6
Feb-20	1	4	13	0	1	4	1	4	4	30	2
Jan-20	0	0	12	0	1	1	0	0	0	16	2
Dec-20	0	2	9	1	3	0	0	0	1	22	6
Nov-19	2	5	5	1	2	4	0	0	3	30	8
Oct-19	1	5	8	1	0	4	1	0	1	29	8
Sep-19	1	1	7	1	0	3	0	3	2	19	1
Aug-19	2	4	11	0	1	0	1	1	1	21	0
Jul-19	3	1	6	1	2	4	3	0	1	24	3
Jun-19	2	10	9	0	2	2	0	0	2	29	1
May-19	3	6	8	0	1	1	1	1	3	29	5
Apr-19	0	5	18	0	1	4	0	0	1	32	3
Mar-19	0	1	10	2	3	1	0	0	3	25	5
Feb-19	0	1	8	0	1	2	0	4	1	23	6
Jan-19	2	3	9	1	4	1	1	0	2	23	0
Dec-19	0	0	6	0	2	1	1	0	3	13	0
Nov-18	1	7	12	0	1	2	0	2	2	31	4
Oct-18	1	4	8	0	1	3	0	1	1	23	4
Sep-18	2	4	13	0	6	4	1	0	2	34	2
Aug-18	0	3	9	1	4	3	0	0	1	23	2
Jul-18	0	1	8	0	2	4	0	0	2	17	0
Jun-18	3	0	18	0	1	0	0	0	2	28	4
May-18	0	4	10	1	0	0	1	21	2	41	3
Apr-18	0	6	2	0	2	1	1	0	1	26	13
Mar-18	2	7	8	1	2	3	0	2	1	26	0
Feb-18	1	2	6	2	0	1	0	0	3	15	0
Jan-18	2	2	5	1	0	3	0	7	1	22	1
Dec-18	0	0	4	0	0	3	1	2	5	15	0
Nov-17	0	4	18	0	1	7	0	5	4	40	0

Oct-17	2	2	11	2	3	1	1	6	0	23	1
Sep-17	0	1	16	1	0	1	0	3	1	26	3
Aug-17	2	0	13	1	3	2	1	5	0	30	3
Jul-17	2	1	11	1	6	3	0	6	2	33	1
Jun-17	1	2	5	0	3	2	0	9	2	25	1
May-17	2	0	19	0	5	0	1	10	2	44	5
Apr-17	4	3	16	0	2	2	1	17	1	48	11
Mar-17	0	1	13	0	2	14	0	0	1	33	4
Feb-17	0	0	16	0	0	1	0	0	0	22	5
Jan-17	1	7	9	0	4	11	1	4	3	40	0
Dec-16	4	1	22	2	7	2	1	0	3	43	1
Nov-16	1	1	10	0	2	5	0		1	25	5
Oct-16	2	11		3	8			2		29	3
Sep-16	4	2	18	4		5	1	0	0	35	3
Aug-16	1	2	8	0	3	9	2	0	2	27	6
Jul-16	2	1	8	0	2	1	0	4	0	23	9
Jun-16	4	1	11		4	4		2		32	6
May-16	2	5	16	0	2	10	2	5	5	59	18
Apr-16	1	1	13	1	4	6			4	54	23
Mar-16	0	1	5	0	2	12	0	0	2	24	7
Feb-16	1	4	10	1	3	1	0	5	3	23	1
Jan-16	3	3	13	0	5	7	2	2	1	30	0
Dec 15	0	1	16	0	2	1	0	2	1	21	0
Nov 15	1	3	7	1	1	1	1	0	1	17	1
Oct-15	2	9	14	2	1	0	1	3	0	28	2
Sep-15	2	4	17	1	0	5	2	9	0	32	0
Aug-15	3	12	10	1	5	8	0	0	5	44	1
Jul-15	4	2	11	0	1	3	1	3	1	26	0
Jun-15	1	7	7	1	2	13	0	4	3	34	0
May-15	2	3	16	1	0	14	1	0	2	39	0
Apr-15	3	1	15	0	2	4	0	2	2	21	3
Mar-15	2	1	8	0	0	2	0	2	2	18	1
Feb-15	1	5	10	0	0	2	0	4	1	24	5

Jan-15	1	2	7	1	0	4	0	2	2	21	3
Dec-15	1	3	7	0	4	7	0	1	2	24	1
Nov-14	1	6	6	0	2	0	0	0	5	22	2
Oct-14	2	1	27	0	2	1	2	1	1	38	1
Sep-14	3	6	8	0	3	3	0	4	1	26	3
Aug-14	1	2	11	5	1	1	1	2	1	35	13
Jul-14	1	6	11	0	0	11	2	11	2	33	10
Jun-14	0	5	12	0	0	1	1	4	2	23	
May-14	0	3	14	0	4	0	1	6	0	20	
Apr-14	2	3	19	1	3	2	0	25	0	34	
Mar-14	1	9	13	2	0	2	4	1	0	31	
Feb-14	2	1	7	1	1	1	1	0	2	16	
Jan-14	1	2	10	2		2	1		3	19	
Dec-13	1	1	0	0	0	2	0	1		1	
Nov-13	2	0	11	1	0	3	0	2		19	
Oct-13	2	3	14	0	8	1	1	2		32	
Sep-13	4	1	16	0	5	1	0	0		30	
Aug-13	4	0	7	0	7	1	2	17		26	
Jul-13	1	0	11	0	8	3	1	5		24	
Jun-13	2	4	12	0	5	2	0	1		25	
May-13	1	1	10	0	4	16	4	4		29	
Apr-13	3	1	6	2	3	8	1	5		24	
Mar-13	0	3	16	0	2	8	0	1		29	
Feb-13	0	3	12	1	1	2	1	0		20	
Jan-13	1	3	6	0	0	0	0	0		19	
Dec-12	1	5	4	0	2	2	1	1		16	
Nov-12	2	6	10	1	0	3	0	3		19	
Oct-12	2	7	11	1	3	2	2	6		28	
Sep-12	1	6	15	2	2	0	2	1		27	
Aug-12	1	4	9	1	3	0	0	1		16	
Jul-12	1	3	3	1	4	1	1	1		23	

2025 Total  
Report for AC

	Attack/Bite	Barking	Stray/Roaming	Carcass Removal	Citizen Assist.	Followup	Injured animal	Citations	Cruelty	Calls For Service	Extra Patrol
Dec-25	1	2	6	0	0	9	1	1	1	25	4
Nov-25	0	0	7	1	3	2	0	0	0	20	7
Oct-25	0	2	16	1	3	2	1	0	0	32	7
Sep-25	3	1	14	3	1	1	3	0	3	40	11
Aug-25	1	2	12	1	1	2	2	0	0	31	10
Jul-25	1	3	17	1	5	3	3	0	4	42	5
Jun-25	0	1	9	0	1	4	0	0	2	20	3
May-25	1	1	14	0	3	3	0	1	3	27	2
Apr-25	2	1	6	4	4	6	0	1	0	24	0
Mar-25	1	1	10	0	4	2	0	0	3	22	1
Feb-25	3	3	8	2	1	4	2	0	2	25	0
Jan-25	1	0	6	1	0	0	0	0	0	8	0
2025 Total	14	17	125	14	26	38	12	3	18	316	50

WT AC calls  
4th quarter  
total 2025

	Attack/Bite	Barking	Stray/Roaming	Carcass Removal	Citizen Assist.	Followup	Injured animal	Citations	Cruelty	Calls For Service	Extra P.
Dec-25	1	2	6	0	0	9	1	1	1	25	4
Nov-25	0	0	7	1	3	2	0	0	0	20	7
Oct-25	0	2	16	1	3	2	1	0	0	32	7
quarterly total 2025	1	4	29	2	6	13	2	1	1	77	18
Dec-24	1	3	9	0	5	2	0	2	3	25	0
Nov-24	0	3	7	1	3	8	0	0	1	23	0
Oct-24	2	3	18	4	1	4	2	0	0	36	2
quarterly total 2024	3	9	34	5	9	14	2	2	4	84	2

# City Council Staff Report

Author: Amy Rodriguez

Subject: Victory Park Playground Equipment CDBG Project

Date: 2/17/2026

Type of Item: Discussion / Motion

City of  
**WASHINGTON TERRACE**  
*Utah*

**Summary Recommendation: Award the contract to the selected bidder on the CDBG 2025 Victory Park Playground Equipment Project**

## Description:

- A. **Topic:** City Council approval is requested for awarding the 2025 CDBG Victory Park Equipment Replacement Project which consists of removing damaged and outdated playground equipment installed in 2005. The award will cover the removal and installation of the new equipment.
- B. **Background:** The playground equipment installed in 2005 has exceeded it's shelf life by over 5 years. Hazardous equipment has been removed; however, the outdated equipment that remains still poses a liability risk. The CDBG application and committed match contribution was approved by Council in January 2025. Once awarded in April 2025, the project was approved by Council through the budget process. Due to delays in funding, the city did not receive the executed contract with the program until January 2026, which at that time, the city was allowed to submit Request for Proposals for the project. Requests for Proposals were placed on the Utah State Government Procurement Site in accordance with City Procurement Policy.
- C. **Analysis:** There were three responses to the Request for Proposals. Two were incomplete and did not address installation or demolition. There was one complete submittal: Big -T Recreation for \$ 161,850.99. The engineer's estimate for completion of the project is \$200,880.
- D. **Fiscal Impact:** CDBG has committed funds to support the completion of the project.  
CDBG- \$123,542 (61.5% of construction cost, not to exceed \$123,542)  
City funds- \$ 77,338 (38.5% of project cost)  
Engineer's Estimate- \$200,880

Construction bid (BigT)	\$161,850
Construction - engineer's estimate over(under) bid	5,550
Contingency	16,740
<u>Engineering</u>	<u>16,740</u>
Budget (53-76-54)	\$200,880

## **E. Department Review: Recreation Director, City Recorder, Finance**

### **Alternatives:**

- A. Approve the Request:** Allow the award of the 2025 CDBG Victory Park Project to Big-T Recreation for the total bid amount of \$161,850 and authorize the mayor and staff to execute all applicable contract documents.
- B. Deny The Request:** Deny the request will prolong the completion of the project and may forfeit the CDBG funds.

# Victory Park Playground Improvement Project

Date: January 2025

## Cost Estimate

Location: Victory Park



Item	Description	Qty	Unit	Unit Price	Total
<b>GENERAL</b>					
1	Furnish and Install Playground Equipment	1	ea	\$167,400.00	\$167,400.00
<i>Mighty Decent Slide</i>					
<i>Naica Climbing Structure</i>					
<i>2 x 360 Tube Slide</i>					
<i>Transfer Station with Step</i>					
<i>Kaledio Catwalk</i>					
<i>Geo Climber</i>					
<i>Glide Slide</i>					
<i>Arch Bridge</i>					
<i>Post Mount Wheel</i>					
<i>12" Rise Funnel Adventure Tube</i>					
<i>Post Mount Drum and Scavenger Hunt Panel</i>					
<i>12" Rise Canyon Crossing</i>					
<i>Leg Lift and Chin Bar</i>					
<i>Sprial Ladder with Access Ladder</i>					
<i>3 1/2" Arch Swing with Belt Seats and With ADA Seat</i>					
<i>180 Cubic Yards of Engineered Wood Fiber</i>					
<i>Removal and Disposal of Existing Equipment</i>					
SUB TOTAL = <b>\$167,400.00</b> CONTINGENCY (10%) = <b>\$16,740.00</b> ENGINEERING (10%) = <b>\$16,740.00</b> TOTAL = <b>\$200,880.00</b>					



## Victory Park Playground

Washington Terrace, Utah

24-15286A

Sales Representative



Equipment Manufacturer



POST & COMPONENT ROTOMOLD PLASTIC 2-COLOR PLASTIC PLASTISOL

Tropical Yellow  
Azure  
Red

Red  
Cyan

Beige-Red  
Gray

ROPE  
Black



## Victory Park Playground

Washington Terrace, Utah

24-15286A

Sales Representative



Equipment Manufacturer



POST & COMPONENT	ROTMOLD PLASTIC	2-COLOR PLASTIC	PLASTISOL
Tropical Yellow	Red	Beige-Red	Gray
Azure	Cyan		
Red			
ROPE			
	Black		



## Victory Park Playground

Washington Terrace, Utah

24-15286A

Sales Representative



Equipment Manufacturer



POST & COMPONENT

Tropical Yellow

Azure

Red

ROTMOLD PLASTIC

Red

Cyan

2-COLOR PLASTIC

Beige-Red

PLASTISOL

Gray

ROPE

Black



## **Victory Park Playground**

### Washington Terrace, Utah

24-15286A

### **Sales Representative**



### *Equipment Manufacturer*



POST & COMPONENT	POTMOLD PLASTIC	2-COLOR PLASTIC	PLASTISOL
Tropical Yellow	 Red	 Beige-Red	 Gray
Azure	 Cyan		
Red		 ROPE	 Black



## Victory Park Playground

Washington Terrace, Utah

24-15286A

Sales Representative



Equipment Manufacturer



POST & COMPONENT

Tropical Yellow

Azure

Red

ROTOMOLD PLASTIC

Red

Cyan

2-COLOR PLASTIC

Beige-Red

PLASTISOL

Gray

Black

ROPE

**Victory Park Playground**  
Washington Terrace, Utah

*Sales Representative*

**BIG T RECREATION**

*Equipment Manufacturer*

**PLAYWORLD**  
The world needs play.

POST & COMPONENT	ROTOMOLD PLASTIC	2-COLOR PLASTIC	PLASTISOL
Tropical Yellow	Red	Beige-Red	Gray
Azure	Cyan		
Red			

ROPE

Black

# City Council Staff Report

**Author:** Tom Hanson

**Subject:** Fire Special District Study

**Date:** Feb 17, 2026

**Type of Item:** Discussion / Action

City of  
**WASHINGTON TERRACE**  
*Utah*

**Summary Recommendation:** South Ogden, Roy, Riverdale invited Washington Terrace City to join in a Fire District Study to determine the feasibility of creating a unified fire service area. The intent was to combine resources to maximize efficiency and see if the study outcomes would support combining into one service district. As reflected in the study there would be pros and cons to the creation of a district, but the most significant impact would be the fiscal not associated with its creation. The first year there would be a decrease in costs to Riverdale of 35%, an increase to Roy of 11%, a decrease to South Ogden of 15% and a first-year increase to Washington Terrace of 26% the first year escalating to a 42% increase to tax payors of Washington Terrace. At this time on the fiscal impact alone, staff would not recommend joining in a service district.

## Description:

- A. **Topic:** Fire Special District Study Consideration
- B. **Background:** Over the years, various meetings have included discussion about joining with neighboring cities to provide fire-related services. Based on these conversations, staff, the mayor, and Council felt it was appropriate to participate in the fire district study conducted by LRB. While Washington Terrace City did not contribute financially to the study, the city was included in the analysis. After several months of meetings, data sharing, and review, the final report outlines the results of the study.
- C. **Analysis:** The intent of the study was to determine whether consolidating services would save the city financial resources. Based on the results, it is clear that participation in a fire district would increase the financial burden on Washington Terrace taxpayers. In addition, the city would lose a level of direct control over fire services while paying more for service delivery. For these reasons, consolidation does not appear to be in the city's best interest at this time.
- D. **Fiscal Impact:** The financial impact is outlined in the chart included in the staff report and reflects an initial increase of 26% in years 1 and 2, followed by a 43% increase in year 3, a 33% increase in year 4, and a 42% increase in year 5. These increases are significant and would place an added burden on Washington Terrace taxpayers.
- E. **Department Review:** After reviewing the data and outcomes, staff do not recommend joining a special fire district currently. This may be something to consider in the future if conditions change, but at present it does not make sense for the city.



LEWIS | ROBERTSON | BURNINGHAM



RIVERDALE, ROY,  
SOUTH OGDEN, &  
WASHINGTON  
TERRACE UTAH

DECEMBER 2025

**FEASIBILITY STUDY FOR:**  
FIRE SPECIAL DISTRICT (SERVICE AREA)  
CREATION

**PREPARED BY:**

**LRB PUBLIC FINANCE ADVISORS**

FORMERLY LEWIS YOUNG ROBERTSON & BURNINGHAM INC.

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## SECTION 1: EXECUTIVE SUMMARY

Riverdale, Roy, South Ogden, and Washington Terrace (the Cities) requested LRB Public Finance Advisors (LRB) to evaluate the feasibility of a combined fire special district serving these areas. There are generally two types of service districts within the State of Utah: a special district and a special service district (SSD). Special districts may be organized as a basic special district<sup>1</sup>, a specialized special district<sup>2</sup>, or a service area<sup>3</sup>. A new basic special district or a new fire protection specialized special district can no longer be created. Therefore, this analysis will focus on the governance and funding of a service area. The Cities may also elect a hybrid approach that receives member municipality contributions. The table below summarizes the major elements of each district type applicable to fire protection, paramedic, and emergency services.

**TABLE 1.1: SPECIAL DISTRICT AND SPECIAL SERVICE DISTRICT SUMMARY**

	17B SPECIAL DISTRICT (SERVICE AREA)	HYBRID (TAX + MEMBER CONTRIBUTION)	17D SPECIAL SERVICE DISTRICT
<b>Primary Funding</b>	Property tax not to exceed .0014, or .0023 for a service area that is located in a county of the first or second class; and provides fire protection, paramedic, and emergency services; or provides law enforcement services	- Member contributions -Property tax not to exceed .0014, or .0023 for a service area that is in a county of the first or second class; and provides fire protection, paramedic, and emergency services; or provides law enforcement services	No limit defined in statute
<b>Initiation</b>	Citizen petition or resolution by the legislative body	Citizen petition or resolution by the legislative body	Citizen petition or resolution by the legislative body
<b>Election Requirement for Initiation</b>	Required	Required	None required to create the SSD
<b>Election Requirement to Levy Tax</b>	Not Required	Not Required	Required
<b>Governance</b>	Board of Directors: appointed, elected or hybrid	Board of Directors: appointed, elected or hybrid	-Legislative body creates SSD -The legislative body may create and delegate some powers to an administrative control board

Riverdale, Roy, South Ogden, and Washington Terrace have the option of proposing the creation of a special district (service area) or an SSD for fire protection, paramedic, and emergency services. Based on input from the Cities and other stakeholders, it is recommended the Cities propose the creation of a service area over an SSD. In any case, LRB recommends the Cities' legal counsels review all applicable legislation to determine feasibility of creating a special district or SSD.

<sup>1</sup> Utah Code 17B-1-14

<sup>2</sup> See Utah Code 17B-2a for list of specialized special districts. Of the listed specialized special districts, no new drainage or fire protection district can be created. Cemetery maintenance district cannot be created in a city of the first or second class.

<sup>3</sup> Utah Code 17B-2a-9

The purpose of this report is to provide details on estimated costs each City can reasonably expect based on its existing fire department, or from forming a fire service area. This analysis focused on two possible scenarios:

- **Baseline Scenario:** Existing fire resources owned by each City were evaluated and additional data was gathered to determine when new employees, capital improvement projects (CIP), and vehicle replacement costs would need to be acquired based on existing planning documents. The baseline evaluation assumed the Cities would no longer be able to utilize sales tax or other general fund monies to offset fire costs. The only revenues perpetuated includes ambulance fees.
- **Special District (Service Area) Scenario:** LRB created a financial model that considered the combined cost of a service area serving Riverdale, Roy, South Ogden, and Washington Terrace. This scenario includes an evaluation of level of service, cost consolidation, and staffing changes and administrative overhead expense due to consolidation. A service area may levy a property tax up to .0023 for a service area that is located in a county of the first or second class and provides fire protection, paramedic, and emergency services. LRB evaluated the potential property tax levy needed to cover general O&M, capital improvements, and vehicle costs related to fire under a combined approach and ensured the calculated net levy does not exceed the maximum allowable property tax of .0023.

**TABLE 1.2: PERCENT INCREASE/(DECREASE) OF LOCAL LEVY TO PROPOSED SERVICE AREA LEVY**

	YEAR 1	YEAR 2	YEAR 3	YEAR 4	YEAR 5	TABLE REFERENCE
<b>Service Area Net Levy to Balance Budget</b>	<b>0.001420</b>	<b>0.001423</b>	<b>0.001612</b>	<b>0.001507</b>	<b>0.001613</b>	<b>Table 4.14</b>
Riverdale Baseline Levy Estimate	0.002193	0.003260	0.001744	0.001703	0.002395	Table 4.7
Roy Baseline Levy Estimate	0.001116	0.001128	0.001139	0.001151	0.001163	Table 4.8
South Ogden Baseline Levy Estimate	0.001579	0.001601	0.001624	0.001791	0.001816	Table 4.9
Washington Terrace Baseline Levy Estimate	0.001129	0.001130	0.001131	0.001132	0.001133	Table 4.10
<b>Comparison of District Levy to Local Levy</b>						
Riverdale % Increase/(Decrease)	-35%	-56%	-8%	-12%	-33%	
Roy % Increase/(Decrease)	11%	10%	26%	17%	22%	
South Ogden % Increase/(Decrease)	-15%	-14%	-37%	-26%	-11%	
Washington Terrace % Increase/(Decrease)	26%	26%	43%	33%	42%	

The impact to each City is primarily based on the timing and costs of capital improvements and vehicle replacement. Forming a service area would spread fire costs over more entities, resulting in a benefit for Riverdale and South Ogden. As shown above, Roy and Washington Terrace residents would see costs increase and would need to contribute to other communities' CIP and vehicle costs; however, the cities would also see service levels increase.

Additionally, the analysis is designed to maintain the existing level of service currently provided by each City, with similar services on a scale to those offered by each respective City fire department. However, based on discussions with staff, there are current staffing deficiencies within the fire

## SECTION 2: GOVERNANCE AND FUNDING OPTIONS

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The following provides general governance and funding options based on the creation of a special district (service area) or an SSD. Detailed information regarding all applicable laws relating to special districts is found in Utah Code Title 17B, with information related to SSDs found in Utah Code Title 17D.

### SPECIAL DISTRICT

**Overview:** A special district may be created by a resolution proposing the creation of a special district, adopted by the legislative body of each county and each municipality whose boundaries include any of the proposed special district. The purpose is to provide a wide variety of services including airport operations, garbage collection and disposal, parks operations, recreation facilities and services, street lighting, water systems operations, fire protection and EMS services, law enforcement services, etc. A special district is an independent governmental body and requires an election to be created.

**Creation:** To create a special district, a majority of voters must approve the creation in an election.

**Governance:** A special district is governed by an elected, appointed or a hybrid of elected and appointed board of trustees.

**Authority to Levy a Property Tax:** A special district may levy a property tax without voter approval in the amount of:

- A service area may levy a property tax up to .0014 or .0023 for a service area that is located in a county of the first or second class; and provides fire protection, paramedic, and emergency services; or provides law enforcement services.

**Bonding Authority:** A special district must obtain voter approval to issue a general obligation bond. The special district may issue refunding general obligation bonds without gaining voter approval. The issuance of general obligation bonds may not cause the outstanding principal to exceed the market value of property in the special district times:

- 12% for a service area

### ADVANTAGES

Once a special district is created through voter approval, the district may levy a property tax up to 0.0014 or .0023 for service areas. The revenue from this property tax is a dedicated revenue stream to provide services. Property taxes may be complemented with other revenue sources such as individual fees, impact fees, grants, and interlocal or member municipality contributions.

## DISADVANTAGES

By creating a dedicated revenue stream through a property tax, the interlocal would no longer be able to utilize sales tax or general fund monies to offset costs. Revenue sufficiency would be dependent on the maximum tax levy allowable for special districts. Without a supplemental fee, the maximum levy may not be sufficient to cover all future operations and maintenance, including capital projects.

The governing body of the special district may be appointed or elected which may shift decision making power away from the cities due to the independent nature of the special district. Further, special district requirements include representation by board members residing within the boundaries of the district. Districts are often used to provide services not already being provided by a municipality or to serve multiple municipalities. Creation of a special district would require an additional level of governance as compared with the city's existing structure.

## UNKNOWNs

The Cities' legal counsel opinion would be required to identify the legality and feasibility of transferring existing assets to a special district or establishing an interlocal agreement to allow the district to maintain the facilities. The transition of employees is unknown as the board of directors would make decisions related to staffing for the special district. Further, start-up costs for the special district may vary depending on agreements with the cities which may or may not include access to existing office space, equipment, etc.

## SPECIAL SERVICE DISTRICT

**Overview:** An SSD may be created by a city or county to provide a wide variety of services including water, garbage, recreation, fire protection, animal shelter control, etc. An SSD is an independent political body which requires approval of its creating entity to levy taxes or assessments, issue debt or hold an election.

**Creation:** In order to create an SSD, the governing body must pass a resolution. No election is required to create an SSD. In this case, one entity would create the SSD, and then each of the other city councils would vote to join the district. Each city would have the right for one member on the board.

**Governance:** An SSD is governed by the legislative body of the municipality that creates the district. The legislative body may create an administrative control board and delegate to the administrative control board governance responsibilities. An administrative control board may not levy taxes or assessments, issue debt or hold an election without approval of the creating entity.

**Authority to Levy a Property Tax:** An SSD may levy a property tax with prior approval from the majority of registered voters within the SSD. There is no limit in duration or amount to the property tax levy, but it must be approved by the voters.

**Bonding Authority:** An SSD must obtain voter approval to issue a general obligation bond. The SSD may issue refunding general obligation bonds without gaining voter approval. The issuance of general obligation bonds may not cause the outstanding principal to exceed 12 percent of the market value of property in the SSD.

## **ADVANTAGES**

An SSD does not require a vote to initiate creation. Further there is no limit on the tax levy the SSD may propose to the voters. However, the proposed tax levy requires voter approval regardless of the levy amount. Similar to a special district, the revenue from a voter approved property tax levy is a dedicated revenue stream to provide park services. Property taxes may be complemented with user fees, impact fees, grants, and other revenue sources. An SSD is an independent political body which is governed by the legislative body creating the district. The cities may delegate power to an administrative control board while maintaining control of levying taxes and issuing debt.

## **DISADVANTAGES**

By creating a dedicated revenue stream through a property tax, the cities would no longer be able to utilize sales tax or general fund monies to offset costs. Revenue sufficiency would be dependent on voter approval of a property tax levy. Without a supplemental fee, the property tax levy would have to exceed the limitations of the special district to fund the fire needs. Districts are often used to provide services not already being provided by a municipality or to serve multiple municipalities. Creation of an SSD would require an additional level of governance as compared with each City's existing structure. Further, if an administrative board were utilized to govern the SSD, it would still require approval of the cities to levy a tax.

## **UNKNOWNs**

The Cities' legal counsel opinion would be required to identify the legality and feasibility of transferring existing fire facilities to an SSD or determining an interlocal agreement to allow the SSD to maintain the City's fire facilities. The transition of employees is unknown as the City may elect to govern the SSD or appoint a governing board of directors. Further, the start-up costs for the SSD may vary depending on how the City chooses to govern the SSD, as well as any agreements with the City regarding existing office space, equipment, etc.

## SECTION 3: OVERVIEW OF SERVICE AREA AND SERVICE LEVELS

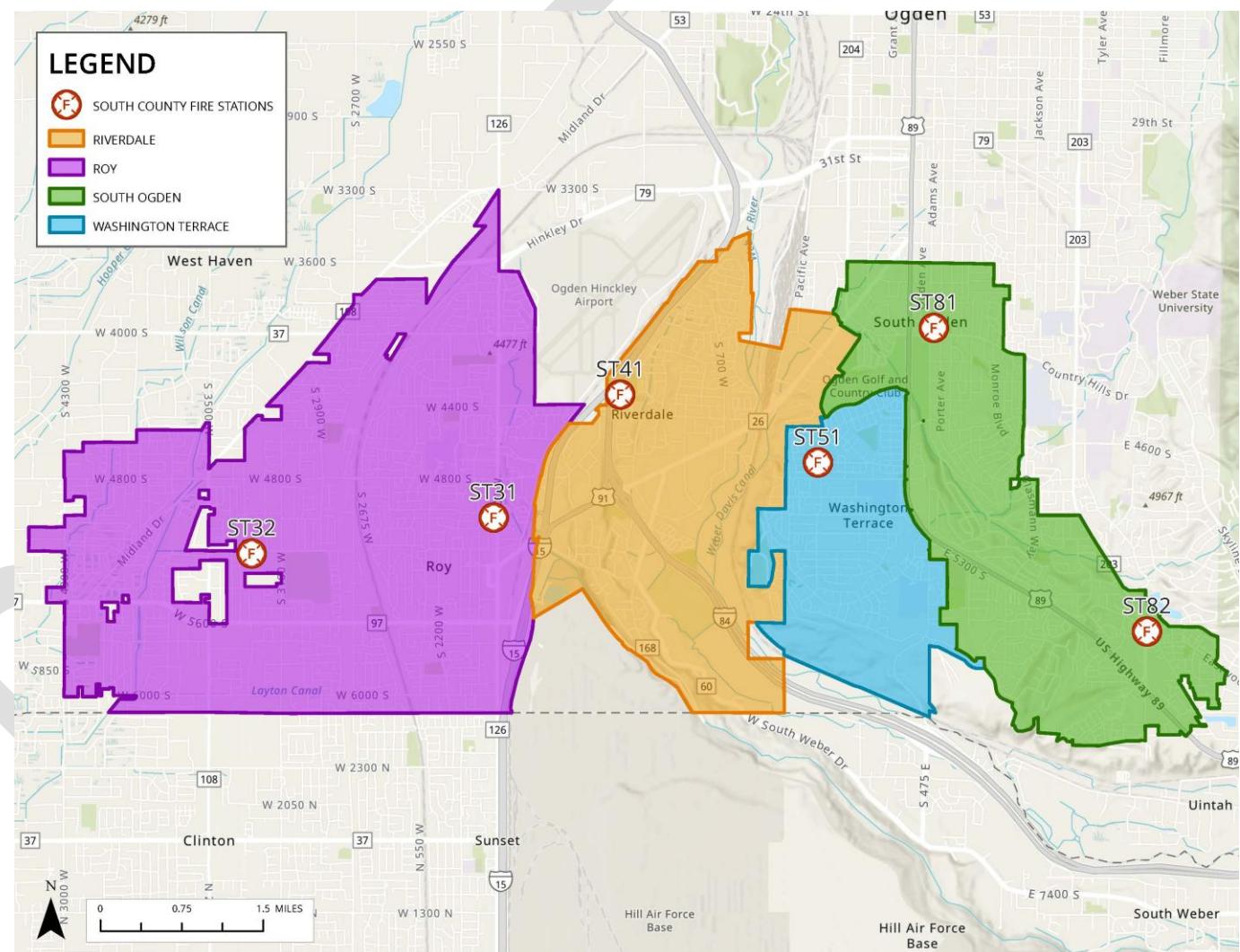
### SERVICE AREA

It is the desire of Riverdale, Roy, South Ogden and Washington Terrace to evaluate the feasibility of a combined fire special district (service area) serving these areas. There are currently six fire stations in the study area: one in Riverdale, two in Roy, two in South Ogden, and one in Washington Terrace. Riverdale, Roy, and South Ogden have full-time firefighter staff, whereas Washington Terrace service is based on a full-time and part-time model. **Figure 3.1** illustrates the proposed Service Area and the location of the fire stations. The proposed Service Area is designed to maintain the existing level of service currently provided to the Cities, with similar services on a scale to those offered by each respective city fire department.

### TAXABLE VALUE

Growth in taxable value will influence future property tax revenues within the Service Area. Projected taxable value for each City is calculated based on a percentage of new growth of total certified taxable value. **Appendix A** includes further details on historic new growth for the Cities. The average percentage of new growth was used to estimate changes

FIGURE 3.1: SERVICE AREA OVERVIEW



in taxable value. From 2025 to 2030, combined taxable value is estimated to increase at an annual average growth rate (AAGR) of 2.7 percent. In 2030, the combined taxable value is estimated at \$7,978,543,163, representing an increase of \$973,958,519 in taxable value over five years.

**TABLE 3.1: PROJECTED TAXABLE VALUE**

YEAR	RIVERDALE	ROY	SOUTH OGDEN	WASHINGTON TERRACE	TOTAL TAXABLE VALUE
2025	\$1,282,068,317	\$3,080,147,283	\$1,850,850,150	\$791,518,894	\$7,004,584,644
2026	\$1,351,970,579	\$3,140,327,677	\$1,879,816,898	\$814,516,735	\$7,186,631,889
2027	\$1,425,684,125	\$3,201,683,885	\$1,909,236,990	\$838,182,786	\$7,374,787,786
2028	\$1,503,416,758	\$3,264,238,880	\$1,939,117,521	\$862,536,461	\$7,569,309,621
2029	\$1,585,387,610	\$3,328,016,084	\$1,969,465,698	\$887,597,741	\$7,770,467,133
2030	\$1,671,827,762	\$3,393,039,377	\$2,000,288,840	\$913,387,184	\$7,978,543,163
<b>AAGR</b>	<b>5.5%</b>	<b>2.0%</b>	<b>1.6%</b>	<b>2.9%</b>	<b>2.7%</b>

## SERVICE LEVELS

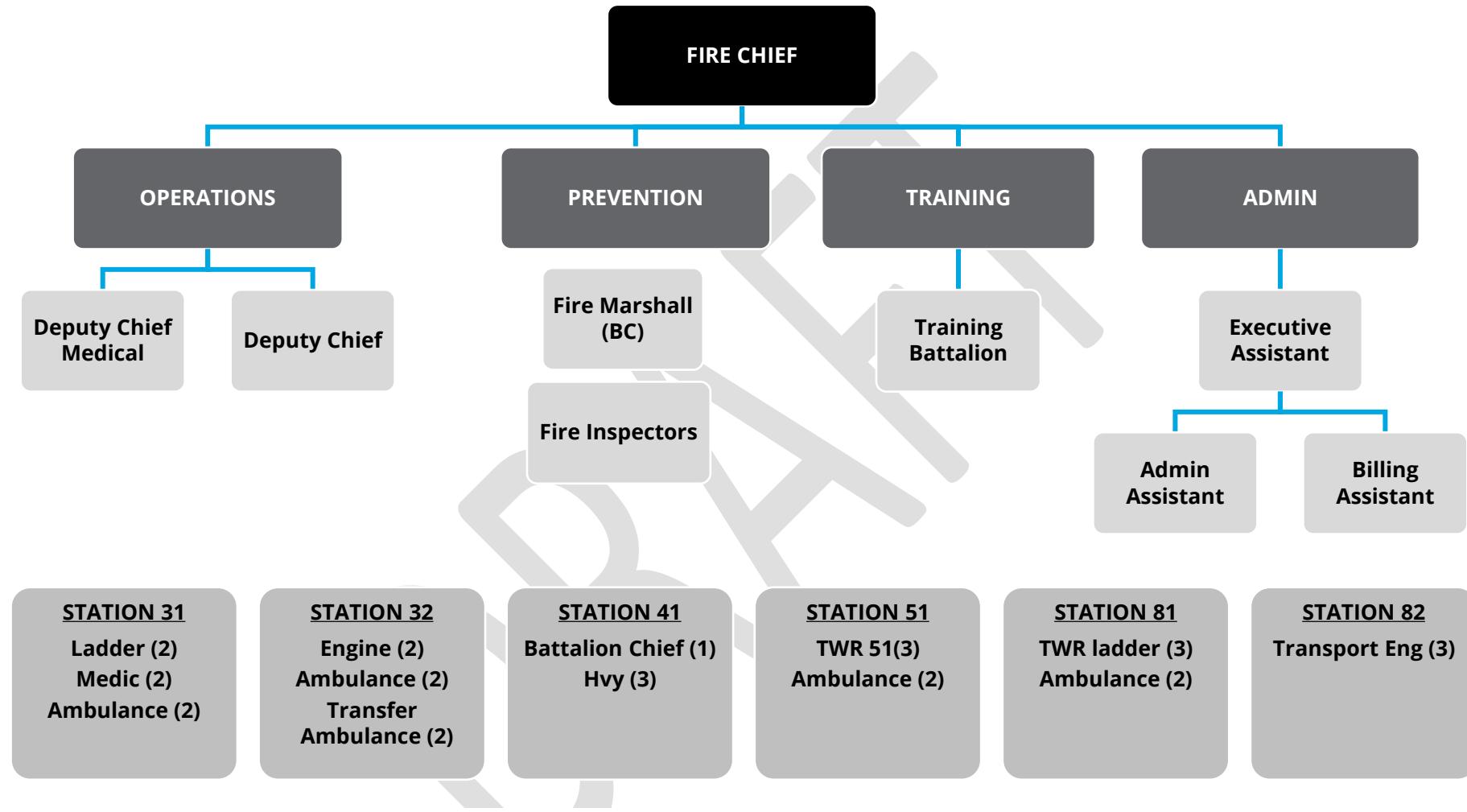
This analysis evaluates a new regional service area that combines Riverdale, Roy, South Ogden and Washington Terrace. The Fire Chiefs from Riverdale, Roy, South Ogden and Washington Terrace reviewed operational requirements, staffing projections, and level of service goals. The Chiefs concluded that the Service Area possesses the capacity, infrastructure, and commitment necessary to meet the demands and standards of a full-time fire department.

It was determined that the required level of service would be compromised without the following personnel structure. The personnel structure created by the Chiefs also ensures all apparatus remained in service and operational readiness was not affected. Additionally, Ogden City currently provides ambulance services to Washington Terrace. If the Service Area assumes the ambulance license, it would necessitate either adding personnel or relocating an ambulance from another station. The organizational chart shown in **Figure 3.2** reflects these adjustments, showing staffing levels that are sufficient for both operational and administrative functions.

The following summarizes the organizational chart:

- Total Staff Required: 100
- Operational Firefighters: 90
- Includes Advanced Emergency Medical Technicians (AEMTs) and Paramedics
- Administrative Positions: 10

FIGURE 3.2: PROPOSED STRUCTURE UNDER FIRE SERVICE AREA



Source: Riverdale, Roy, South Ogden, and Washington Terrace Fire Chiefs

The organizational chart above ensures current level of service is maintained under a service area. The following figures demonstrate the level of service standards that the Fire Chiefs intend to perpetuate. **Figure 3.3** illustrates the response time performance measures for fire and EMS based on the recommendations of the National Fire Protection Association (NFPA) 1710. **Figure 3.4** utilizes ArcGIS software to determine drive time areas based on street network data. The NFPA 1710 also includes provisions for peak-demand staffing, daily minimum company staffing, and continuous data collection to ensure ongoing compliance and public accountability. The following specifies response-time performance measures:

#### **Turnout Time (How Quickly the Crew Exits Station after Dispatch)**

- Fire suppression & special operations: ≤ 60 seconds (90%)
- EMS (advanced life support): ≤ 60 seconds (90%)
- EMS (basic life support): ≤ 80 seconds (90%)

#### **Travel Time – First Arriving Unit**

- Fire suppression & special operations: ≤ 240 seconds (4 minutes) travel from dispatch (90% of incidents)
- EMS (ALS & BLS): ≤ 240 seconds (90%)

#### **Alarm-to-Arrival (First-Alarm Assignment Complete)**

- All first-alarm companies (e.g., 1 engine, 1 ambulance): ≤ 480 seconds (8 minutes) (90%)

#### **Total Response Time (Dispatch to Full Response)**

- Complete deployment of full first alarm complement (e.g., Engine + Truck + Ambulance): ≤ 480 seconds (90%)

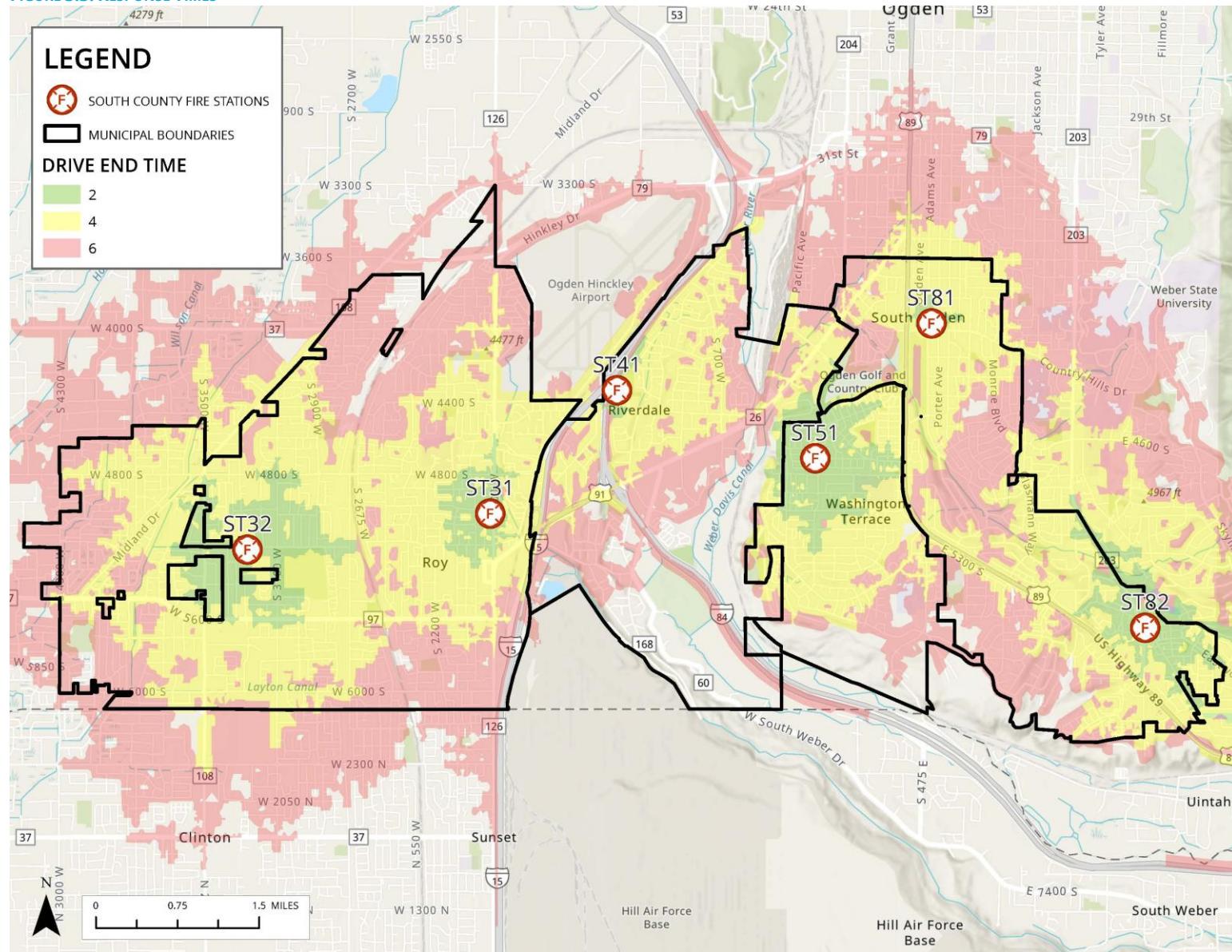
The Fire Chiefs also discussed whether one of the six stations could be closed under consolidation. The Chiefs determined that closing a station would not be in the best interest of the proposed Service Area, as each provides and serves a critical role and purpose to ensure the best service for each geographical area. This analysis assumes each station will be kept at its current location, allowing the district to determine how to best staff each station.

#### **ADMINISTRATIVE OVERHEAD**

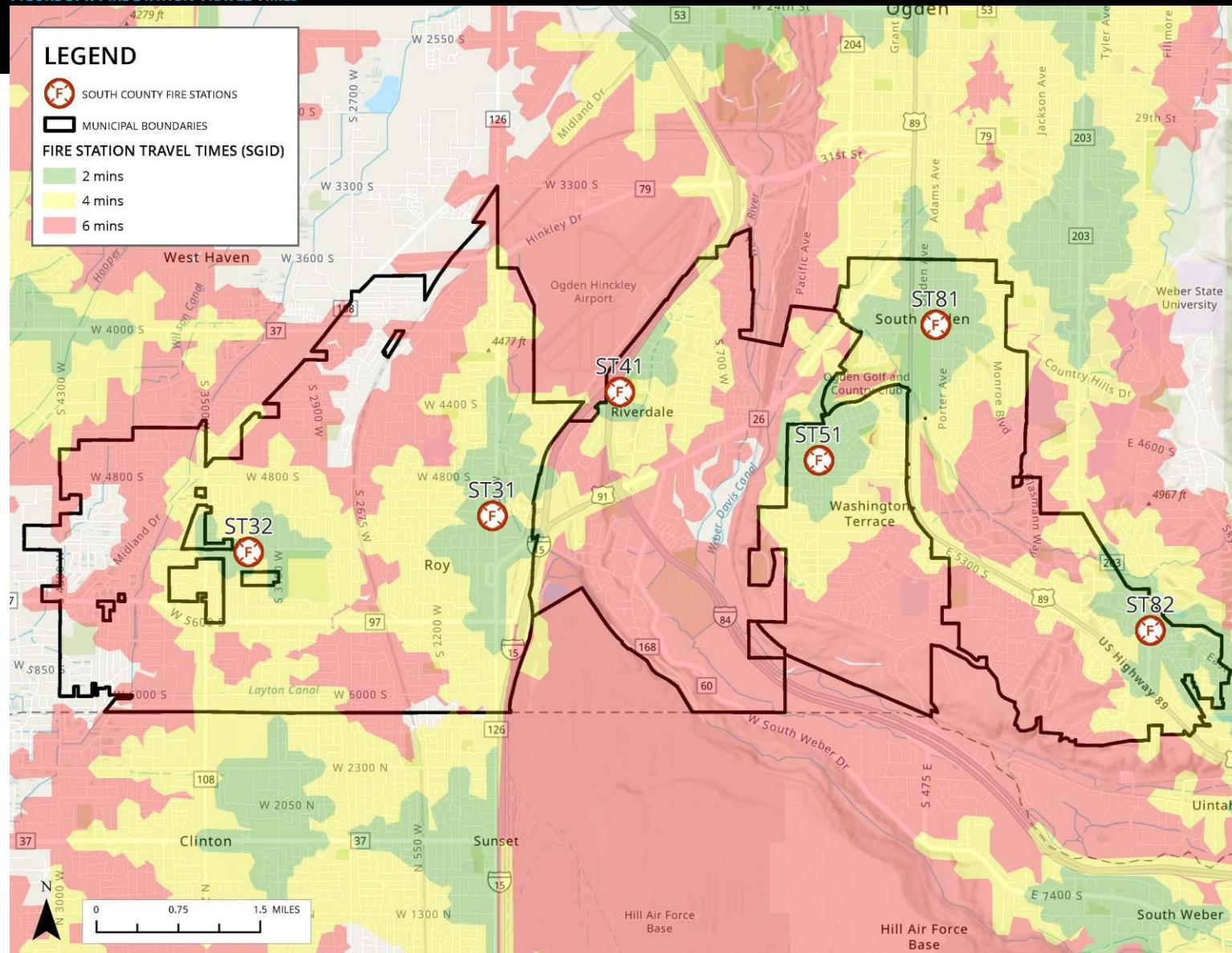
In addition to the general cost of operating a department (e.g., fire department), cities also provide services to all departments including legislative, administrative, and legal services, commonly referred to as administrative overhead. If a new regional fire service area combining Riverdale, Roy, South Ogden, and Washington Terrace is established, the administrative overhead services currently provided by each City to its fire department would no longer be available. Instead, the proposed Service Area would need to establish its own administrative functions, including finance, legal, and human resources, which would increase the cost for personnel compared to the current expense for each City.

Furthermore, the analysis is designed to maintain the existing level of service currently provided by each City, with similar services on a scale to those offered by each respective City fire department. However, based on discussions with staff, there are current staffing deficiencies within the fire departments. Although this analysis assumes personnel costs will increase under consolidation compared to each city's current costs, these staffing deficiencies will need to be addressed regardless of whether consolidation occurs.

FIGURE 3.3: RESPONSE TIMES



**FIGURE 3.4: FIRE STATION TRAVEL TIMES**



## SECTION 4: FISCAL ANALYSIS

Utilizing historic and projected revenues and expenses related to fire during the period from FY 2018 through FY 2025, this section determines the potential property tax levy needed for each respective City to fund operations and maintenance expenses or capital needs related to fire. The local levy needed for each respective City is then compared the combined district net levy in order to evaluate the feasibility of a combined service area serving Riverdale, Roy, South Ogden, and Washington Terrace.

### HISTORIC AND PROJECTED REVENUES

Riverdale, Roy, and South Ogden's historic revenue is primarily made up of ambulance fees. South Ogden's Fire Department has historically received other revenues such as interest earnings and miscellaneous income. Washington Terrace does not collect ambulance fees, as shown in **Table 4.1**, as the City has a part-time fire department and has no cost associated with providing ambulance services to offset. From 2018 to 2023, combined operating revenues increased at an annual average growth rate (AAGR) of 10.9 percent.

**TABLE 4.1: FIRE HISTORIC OPERATING REVENUE BY CITY**

CITY	2018	2019	2020	2021	2022	2023	2024 <sup>1</sup>	2025 <sup>2</sup>
Riverdale	185,924	286,797	251,417	389,725	424,061	418,496	475,967	450,000
Roy	1,503,430	1,652,472	1,401,469	1,949,376	2,331,813	2,279,527	2,385,000	2,385,000
South Ogden	497,793	465,554	637,463	739,310	1,198,119	973,600	967,729	968,731
Washington Terrace	-	-	-	-	-	-	-	-
<b>TOTAL OPERATING REVENUES</b>	<b>\$2,187,148</b>	<b>\$2,404,823</b>	<b>\$2,290,349</b>	<b>\$3,078,412</b>	<b>\$3,953,992</b>	<b>\$3,671,622</b>	<b>\$3,828,696</b>	<b>\$3,803,731</b>

Note 1: Projected budget actuals

Note 2: Budget estimates

Source: City Financials

LRB forecasted the potential revenues generated from ambulance fees in **Table 4.2**. A three percent increase in ambulance income is applied for purposes of forecasting revenues. Ambulance revenues alone will not be sufficient to fund all fire needs and additional revenue sources will be needed.

**TABLE 4.2: FIRE PROJECTED OPERATING REVENUE BY CITY**

CITY	YEAR 1	YEAR 2	YEAR 3	YEAR 4	YEAR 5
Riverdale	463,500	477,405	491,727	506,479	521,673
Roy	2,456,550	2,530,247	2,606,154	2,684,339	2,764,869
South Ogden	985,742	1,015,314	1,045,774	1,077,147	1,109,461
Washington Terrace	-	-	-	-	-
<b>PROJECTED AMBULANCE REVENUES</b>	<b>\$3,905,792</b>	<b>\$4,022,966</b>	<b>\$4,143,655</b>	<b>\$4,267,964</b>	<b>\$4,396,003</b>

### HISTORIC AND PROJECTED EXPENSE

Operating expenses are incurred through the day-to-day fire operations and are primarily comprised of wages and salaries, general operations and maintenance (O&M), ambulance, and miscellaneous costs. Combined operating expenses grew at an AAGR of 6.1 percent from 2018 – 2023. Noticeable increases occurred for Washington Terrace's personnel expense and South Ogden's general O&M expense, which grew at an AAGR of 19.3 percent and 15.5 percent, respectively.

**TABLE 4.3: FIRE HISTORIC OPERATING EXPENSE BY CITY**

CITY	2018	2019	2020	2021	2022	2023	2024 <sup>1</sup>	2025 <sup>2</sup>
<b>Personnel</b>								
Riverdale	(1,213,405)	(1,286,759)	(1,325,751)	(1,386,567)	(1,408,729)	(1,600,754)	(1,881,765)	(2,344,258)
Roy	(2,872,299)	(2,903,267)	(3,061,764)	(2,675,928)	(3,671,655)	(3,942,394)	(4,205,572)	(4,416,561)
South Ogden	(1,885,931)	(2,108,637)	(2,075,240)	(2,048,837)	(2,610,058)	(2,814,864)	(3,272,127)	(3,148,375)
Washington Terrace	(241,236)	(239,172)	-	(250,863)	(473,399)	(583,755)	(711,943)	(781,518)
<b>Subtotal Personnel</b>	<b>(\$6,212,870)</b>	<b>(\$6,537,835)</b>	<b>(\$6,462,754)</b>	<b>(\$6,362,195)</b>	<b>(\$8,163,841)</b>	<b>(\$8,941,767)</b>	<b>(\$10,071,407)</b>	<b>(\$10,690,712)</b>
<b>General O&amp;M</b>								
Riverdale	(219,439)	(204,167)	(250,227)	(242,796)	(281,170)	(307,508)	(264,105)	(300,722)
Roy	(721,439)	(724,108)	(741,762)	(899,889)	(941,213)	(916,929)	(1,097,863)	(1,136,766)
South Ogden	(163,481)	(201,051)	(263,222)	(274,301)	(267,803)	(335,772)	(470,494)	(358,019)
Washington Terrace	(54,076)	(54,282)	-	(59,327)	(87,792)	(97,305)	(137,917)	(85,814)
<b>Subtotal General O&amp;M</b>	<b>(\$1,158,435)</b>	<b>(\$1,183,607)</b>	<b>(\$1,255,211)</b>	<b>(\$1,476,313)</b>	<b>(\$1,577,978)</b>	<b>(\$1,657,515)</b>	<b>(\$1,970,379)</b>	<b>(\$1,881,321)</b>
<b>Ambulance</b>								
Riverdale	(78,600)	(63,416)	(94,293)	(67,484)	(95,146)	(103,239)	(74,802)	(76,000)
Roy	(114,461)	(115,045)	(145,317)	(129,598)	(133,899)	(148,850)	(155,000)	(165,000)
South Ogden	(173,120)	(153,312)	(162,223)	(192,233)	(549,160)	(262,783)	(333,510)	(286,267)
Washington Terrace	-	-	-	-	-	-	-	-
<b>Subtotal Ambulance</b>	<b>(\$366,181)</b>	<b>(\$331,773)</b>	<b>(\$401,833)</b>	<b>(\$389,315)</b>	<b>(\$778,205)</b>	<b>(\$514,872)</b>	<b>(\$563,312)</b>	<b>(\$527,267)</b>
<b>Miscellaneous</b>								
Riverdale	(1,367)	(39,714)	(10,054)	(9,747)	(1,839)	(5,256)	(1,331)	(23,000)
Roy	(606,199)	(42,778)	(171,385)	(10,509)	(9,432)	(20,837)	(569,106)	(5,000)
South Ogden	(33,069)	(1,048,010)	(68,554)	(33,339)	(85,972)	(128,664)	(797,085)	(2,304,364)
Washington Terrace	-	-	-	(205,902)	-	-	(2,500)	(500)
<b>Subtotal Miscellaneous</b>	<b>(\$640,635)</b>	<b>(\$1,130,502)</b>	<b>(\$249,993)</b>	<b>(\$259,496)</b>	<b>(\$97,243)</b>	<b>(\$154,757)</b>	<b>(\$1,370,022)</b>	<b>(\$2,332,864)</b>
<b>TOTAL OPERATING EXPENSE</b>	<b>(8,378,122)</b>	<b>(9,183,716)</b>	<b>(8,369,792)</b>	<b>(\$8,487,319)</b>	<b>(\$10,617,267)</b>	<b>(\$11,268,911)</b>	<b>(\$13,975,120)</b>	<b>(\$15,432,164)</b>

Note 1: Projected budget actuals

Note 2: Budget estimates

Source: City Financials

A growth rate of three percent was used to project operating expenses. The Cities provided information regarding new full-time employees (FTEs) attributable to each City's Fire Department over the next five years. South Ogden expects to add an additional three FTEs to Station 82 in 2029 which would fall under the "New O&M" category shown below in **Table 4.4** and amount to approximately \$279,171 of additional operating expenses in year

four of the planning horizon. No other City is expected to add new FTEs within the five-year horizon.

**TABLE 4.4: FIRE PROJECTED OPERATING EXPENSE BY CITY**

CITY	YEAR 1	YEAR 2	YEAR 3	YEAR 4	YEAR 5
<b>Personnel</b>					
Riverdale	(2,414,586)	(2,487,023)	(2,561,634)	(2,638,483)	(2,717,638)
Roy	(4,549,058)	(4,685,530)	(4,826,095)	(4,970,878)	(5,120,005)
South Ogden	(3,242,826)	(3,340,111)	(3,440,314)	(3,543,524)	(3,649,830)
Washington Terrace	(804,964)	(829,112)	(853,986)	(879,605)	(905,994)
<b>Subtotal Personnel</b>	<b>(\$11,011,433)</b>	<b>(\$11,341,776)</b>	<b>(\$11,682,030)</b>	<b>(\$12,032,491)</b>	<b>(\$12,393,465)</b>
<b>General O&amp;M</b>					
Riverdale	(309,744)	(319,036)	(328,607)	(338,465)	(348,619)
Roy	(1,170,869)	(1,205,995)	(1,242,175)	(1,279,440)	(1,317,823)
South Ogden	(368,760)	(379,822)	(391,217)	(402,954)	(415,042)
Washington Terrace	(88,388)	(91,040)	(93,771)	(96,584)	(99,482)
<b>Subtotal General O&amp;M</b>	<b>(\$1,937,761)</b>	<b>(\$1,995,893)</b>	<b>(\$2,055,770)</b>	<b>(\$2,117,443)</b>	<b>(\$2,180,967)</b>
<b>Ambulance</b>					
Riverdale	(78,280)	(80,628)	(83,047)	(85,539)	(88,105)
Roy	(169,950)	(175,049)	(180,300)	(185,709)	(191,280)
South Ogden	(294,855)	(303,701)	(312,812)	(322,196)	(331,862)
Washington Terrace	-	-	-	-	-
<b>Subtotal Ambulance</b>	<b>(\$543,085)</b>	<b>(\$559,378)</b>	<b>(\$576,159)</b>	<b>(\$593,444)</b>	<b>(\$611,247)</b>
<b>Miscellaneous</b>					
Riverdale	(4,120)	(4,244)	(4,371)	(4,502)	(4,637)
Roy	(5,150)	(5,305)	(5,464)	(5,628)	(5,796)
South Ogden	(1,588)	(1,636)	(1,685)	(1,736)	(1,788)
Washington Terrace	(515)	(530)	(546)	(563)	(580)
<b>Subtotal Miscellaneous</b>	<b>(\$11,373)</b>	<b>(\$11,714)</b>	<b>(\$12,066)</b>	<b>(\$12,428)</b>	<b>(\$12,801)</b>
<b>New O&amp;M</b>					
Riverdale	-	-	-	-	-
Roy	-	-	-	-	-
South Ogden	-	-	-	(279,171)	(287,546)
Washington Terrace	-	-	-	-	-
<b>Subtotal New O&amp;M</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>(\$279,171)</b>	<b>(\$287,546)</b>
<b>PROJECTED OPERATING EXPENSE</b>	<b>(\$13,503,652)</b>	<b>(\$13,908,762)</b>	<b>(\$14,326,025)</b>	<b>(\$15,034,977)</b>	<b>(\$15,486,026)</b>

#### CAPITAL IMPROVEMENTS

The Cities provided information regarding expected capital improvement projects (CIP) attributable to each City's Fire Department over the next five

years. Projected costs associated with station improvements and firefighter PPE and equipment were added based on information from the Riverdale. South Ogden added costs related to Station 81 improvements. **Table 4.5** summarizes the total proposed capital improvement construction costs by City, assuming a three percent inflationary rate.

**TABLE 4.5: FIRE PROJECTED CIP BY CITY**

	YEAR 1	YEAR 2	YEAR 3	YEAR 4	YEAR 5
Riverdale <sup>1</sup>	(\$46,350)	(\$31,827)	-	-	-
Roy	-	-	-	-	-
South Ogden <sup>2</sup>	-	-	-	(\$90,041)	-
Washington Terrace	-	-	-	-	-
<b>TOTAL NEW CIP</b>	<b>(\$46,350)</b>	<b>(\$31,827)</b>		<b>\$0</b>	<b>(\$90,041)</b>
					<b>\$0</b>

Note 1: CIP includes firefighter PPE and equipment (2027) and station improvements (bathroom remodel) (2026).

Note 2: CIP includes Station 81 improvements

Source: City Financials

#### VEHICLE REPLACEMENT

**Table 4.6** summarizes the total vehicle replacement costs by City. The Cities provided information regarding expected vehicle costs attributable to each City's Fire Department over the next five years.

**TABLE 4.6: FIRE PROJECTED VEHICLE COSTS BY CITY**

	YEAR 1	YEAR 2	YEAR 3	YEAR 4	YEAR 5
Riverdale	(\$422,300)	(\$1,962,665)	\$0	\$0	(\$1,159,274)
Roy	(\$514,200)	(\$514,200)	(\$447,200)	(\$447,200)	(\$514,200)
South Ogden	(\$154,500)	(\$106,090)	(\$1,803,000)	(\$393,928)	\$0
Washington Terrace	\$0	\$0	\$0	\$0	\$0
<b>TOTAL VEHICLE COSTS</b>	<b>(\$1,091,000)</b>	<b>(\$2,582,955)</b>	<b>(\$2,250,200)</b>	<b>(\$841,128)</b>	<b>(\$1,673,474)</b>

#### BASELINE SCENARIO ANALYSIS

A review of projected ambulance revenues relative to proposed expenses illustrates that each City would not have sufficient revenues and additional revenues are needed. Utilizing the assumptions above, LRB evaluated the potential property tax levy needed for each respective City to cover general O&M, capital improvements, and vehicle costs. The following tables illustrate the tax levy needed to fund operations and maintenance expenses or capital needs related to fire.

**TABLE 4.7: CALCULATED RIVERDALE NET LEVY TO COVER CURRENT FIRE OPERATIONS**

	YEAR 1	YEAR 2	YEAR 3	YEAR 4	YEAR 5
Riverdale Taxable Value	\$1,282,068,317	\$1,351,970,579	\$1,425,684,125	\$1,503,416,758	\$1,585,387,610
Net Impact	(\$2,811,879)	(\$4,408,018)	(\$2,485,932)	(\$2,560,510)	(3,796,599)
Calculated Net Levy	0.002193	0.00326	0.001744	0.001703	0.002395

TABLE 4.8: CALCULATED ROY NET LEVY TO COVER CURRENT FIRE OPERATIONS

	YEAR 1	YEAR 2	YEAR 3	YEAR 4	YEAR 5
Roy Taxable Value	\$3,080,147,283	\$3,140,327,677	\$3,201,683,885	\$3,264,238,880	\$3,328,016,084
Net Impact	(\$3,952,677)	(\$4,055,831)	(\$4,095,080)	(\$4,204,516)	(\$4,384,236)
Calculated Net Levy	0.001283	0.001292	0.001279	0.001288	0.001317

TABLE 4.9: CALCULATED SOUTH OGDEN NET LEVY TO COVER CURRENT FIRE OPERATIONS

	YEAR 1	YEAR 2	YEAR 3	YEAR 4	YEAR 5
South Ogden Taxable Value	\$1,850,850,150	\$1,879,816,898	\$1,909,236,990	\$1,939,117,521	\$1,969,465,698
Net Impact	(\$3,076,787)	(\$3,116,046)	(\$4,903,254)	(\$3,956,402)	(\$3,576,606)
Calculated Net Levy	0.001662	0.001658	0.002568	0.00204	0.001816

TABLE 4.10: CALCULATED WASHINGTON TERRACE NET LEVY TO COVER CURRENT FIRE OPERATIONS

	YEAR 1	YEAR 2	YEAR 3	YEAR 4	YEAR 5
Washington Terrace Taxable Value	\$1,850,850,150	\$1,879,816,898	\$1,909,236,990	\$1,939,117,521	\$1,969,465,698
Net Impact	(\$893,867)	(\$920,683)	(\$948,303)	(\$976,753)	(\$1,006,055)
Calculated Net Levy	0.001129	0.001113	0.001131	0.001132	0.001133

## SERVICE AREA SCENARIO ANALYSIS

In order to evaluate the feasibility of a combined service area serving Riverdale, Roy, South Ogden, and Washington Terrace, this analysis includes an evaluation of level of service, cost consolidation, staffing changes and administrative overhead expense due to district consolidation, as well as legislative requirements under Utah Code Title 17B. Based on input from the Cities, revised operating expenses compared to operating revenues, capital infrastructure and equipment/vehicles, debt service, and new operations and maintenance under a combined district approach were evaluated. The following components were revised:

- **Staff Count:** Under a service area, **Figure 4.3** proposes a total of 100 FTEs. By comparison, the existing FTE count when combining all City fire staff is 103. According to staff, this structure still ensures adequate coverage for emergency response while maintaining essential administrative support and results in potential cost savings.
- **Administrative Overhead Costs:** It is assumed that the proposed Service Area will need to establish its own administrative functions including finance, legal, and human resources.
- **CIP and Vehicle Costs:** Staff reviewed and reduced capital improvements and vehicle costs, resulting in lower upfront costs.

## STAFFING CONSIDERATIONS

**Figure 3.1** proposes a total of 100 FTEs under the proposed Service Area. **Table 4.11** summarizes the proposed FTE structure. By comparison, the existing FTE count when combining all City fire staff is 103.

Recognizing the potential for cost savings at a lower FTE count, the FY 2025 average cost per FTE was \$103,973 when combining the personnel expense for all of the Cities (\$10,690,712 / 103 FTEs = \$103,973). Applying the average cost per FTE of \$103,973 to the proposed FTE count of 100 results in a lower personnel cost of three percent. Under this scenario, a three percent reduction is applied to the projected personnel costs displayed in **Table 4.4**.

## ADMINISTRATIVE OVERHEAD

The revised cost also includes an allocation of administrative overhead costs. It is assumed that the proposed Service Area will need to establish its own administrative functions including finance, legal, and human resources. This analysis utilizes South Davis Metro Fire Service Area (SDMFSA) as a benchmark comparison to help determine the administrative overhead cost. FY 2026 overhead expenses for SDMFSA account for roughly four percent of total personnel costs.

**TABLE 4.11: PROPOSED PERSONNEL UNDER CONSOLIDATION**

	FTE COUNT	PTE COUNT	TOTAL
Fire Chief	1.00	-	1.00
Deputy Chief	2.00	-	2.00
Fire Marshall	1.00	-	1.00
Fire Inspector	2.00	-	2.00
Training Battalion	1.00	-	1.00
Battalions	3.00	-	3.00
Captains	18.00	-	18.00
Engineers	18.00	-	18.00
Paramedics	12.00	-	12.00
Firefighters	39.00	-	39.00
Administration*	2.00	1.00	3.00
<b>TOTAL PROPOSED FTE</b>	<b>99.00</b>	<b>1.00</b>	<b>100.00</b>

\* Represents two administrative assistants and a part time billing clerk. Does not account for administrative overhead.



TABLE 4.12: PROPOSED PERSONNEL EXPENSE UNDER CONSOLIDATION

	YEAR 1	YEAR 2	YEAR 3	YEAR 4	YEAR 5
Personnel Expense*	(\$10,690,712)	(\$11,011,433)	(\$11,341,776)	(\$11,682,030)	(\$12,032,491)
New Administrative Overhead**	(\$419,528)	(\$432,114)	(\$445,078)	(\$458,430)	(\$472,183)

\*Includes a three percent reduction. See Table 4.4 for baseline projected personnel cost.

\*\*Four percent of total personnel expense based on SDMFSA.

## CAPITAL IMPROVEMENTS AND VEHICLE COSTS

To account for capital improvements and vehicle costs under consolidation, the Fire Chiefs and staff reviewed the proposed costs shown in **Tables 4.5** and **4.6**. The Cities determined the capital projects identified would no longer be needed under the proposed Service Area. Vehicle costs were also revised by staff and are displayed in **Table 4.13**, resulting in lower upfront costs than the expense shown in **Table 4.6**.

TABLE 4.13: PROPOSED VEHICLE REPLACEMENT COSTS UNDER CONSOLIDATION

	YEAR 1	YEAR 2	YEAR 3	YEAR 4	YEAR 5
<b>TOTAL REVISED VEHICLE COSTS</b>	(\$514,200)	(\$514,200)	(\$1,922,381)	(\$841,128)	(\$1,673,474)

A review of projected ambulance revenues relative to proposed expenses illustrates that the new District would not have sufficient revenues and additional revenues are needed, as illustrated in **Table 4.14**.

TABLE 4.14: SUMMARY PROFORMA UNDER DISTRICT CONSOLIDATION

	YEAR 1	YEAR 2	YEAR 3	YEAR 4	YEAR 5
Total Operating Revenues*	\$3,905,792	\$4,022,966	\$4,143,655	\$4,267,964	\$4,396,003
Total Operating Expense	(13,597,479)	(\$14,005,404)	(\$14,425,566)	(\$15,137,504)	(\$15,591,629)
<b>Total Revenue Available for CIP</b>	<b>(\$9,691,687)</b>	<b>(\$9,982,438)</b>	<b>(\$10,281,911)</b>	<b>(\$10,869,540)</b>	<b>(\$11,195,626)</b>
Total CIP/Vehicle Replacement	(514,200)	(\$514,200)	(\$1,922,381)	(\$841,128)	(\$1,673,474)
<b>NET INCOME/(LOSS)**</b>	<b>(\$10,205,887)</b>	<b>(\$10,496,638)</b>	<b>(\$12,204,292)</b>	<b>(\$11,710,668)</b>	<b>(\$12,869,100)</b>

\*Represents ambulance revenues. See Table 4.2.

\*\*Represents the total deficit that will need to be covered using tax revenue.

## FINDINGS

According to Utah Code 17B-1-643, a service area may levy a property tax up to .0023 for a service area that is located in a county of the first or second class and provides fire protection, paramedic, and emergency services. LRB evaluated the potential property tax levy needed to cover general O&M, capital improvements, and vehicle costs related to fire under a service area approach and ensured the calculated net levy in **Table 4.14** does not exceed the allowable property tax of .0023.

**TABLE 4.14: NET LEVY UNDER DISTRICT CONSOLIDATION**

	YEAR 1	YEAR 2	YEAR 3	YEAR 4	YEAR 5
Combined Taxable Value	\$7,186,631,889	\$7,374,787,786	\$7,569,309,621	\$7,770,467,133	\$7,978,543,163
Net Income/(Loss)*	(\$10,205,887)	(\$10,496,638)	(\$12,204,292)	(\$11,710,668)	(\$12,869,100)
<b>COMBINED DISTRICT NET LEVY NEEDED TO BALANCE BUDGET</b>	<b>0.001420</b>	<b>0.001423</b>	<b>0.001612</b>	<b>0.001507</b>	<b>0.001613</b>

\* Represents the total deficit that will need to be covered using tax revenue.

To help determine the potential impacts from this scenario, the local levy needed for each respective City under the baseline scenario (see **Tables 4.7 – 4.10**) was compared to the combined district net levy calculated in the table above. **Table 4.15** shows the percentage change when comparing the Cities' local levy to the district levy. Riverdale and South Ogden would see a reduced tax levy for fire operations under a service area approach, while Roy and Washington Terrace would see an increased levy.

**TABLE 4.15: PERCENT INCREASE/(DECREASE) OF LOCAL LEVY TO PROPOSED SERVICE AREA LEVY**

	YEAR 1	YEAR 2	YEAR 3	YEAR 4	YEAR 5	TABLE REFERENCE
<b>Service Area Net Levy to Balance Budget</b>	<b>0.001420</b>	<b>0.001423</b>	<b>0.001612</b>	<b>0.001507</b>	<b>0.001613</b>	<b>Table 4.14</b>
Riverdale Baseline Levy Estimate	0.002193	0.003260	0.001744	0.001703	0.002395	Table 4.7
Roy Baseline Levy Estimate	0.001116	0.001128	0.001139	0.001151	0.001163	Table 4.8
South Ogden Baseline Levy Estimate	0.001579	0.001601	0.001624	0.001791	0.001816	Table 4.9
Washington Terrace Baseline Levy Estimate	0.001129	0.001130	0.001131	0.001132	0.001133	Table 4.10
<b>Comparison of District Levy to Local Levy</b>						
Riverdale % Increase/(Decrease)	-35%	-56%	-8%	-12%	-33%	
Roy % Increase/(Decrease)	11%	10%	26%	17%	22%	
South Ogden % Increase/(Decrease)	-15%	-14%	-37%	-26%	-11%	
Washington Terrace % Increase/(Decrease)	26%	26%	43%	33%	42%	

The impact to each City is primarily based on the timing and costs of capital improvements and vehicle replacement. Cities that anticipate larger vehicle replacement costs will benefit from having an increased tax base, while cities with low or no costs associated with CIP and vehicle costs would see increased costs. For example, the local levy calculated in **Table 4.10** for Washington Terrace only needs to cover operations, as the City did not identify any new CIP or vehicle replacement costs within the five-year window. Under a consolidated approach, Washington Terrace residents would see costs increase and would need to contribute to other communities' CIP and vehicle costs; however, it would also see service levels increase as it shifts from a part-time department to being part of a full-time service area that follows NFPA 1710 standards.

Additionally, the analysis is designed to maintain the existing level of service currently provided by each City, with similar services on a scale to those offered by each respective City fire department. However, based on discussions with staff, there are current staffing deficiencies within the fire departments. These staffing deficiencies will need to be addressed by each City regardless of whether consolidation occurs.

## RECOMMENDATIONS

Due to the truly independent nature of a service area, forming such a district would spread the cost of a new department over more entities but also cedes control of fire operations to an entity other than the Cities. An SSD may provide an appropriate level of inclusion and autonomy with the Cities. However, the requirement of voter approval would require excellent communication with the public to ensure support of the district. Based on input from the Cities and other stakeholders, it is recommended the Cities propose the creation of a special district (service area) over an SSD. In any case, LRB recommends the Cities' legal counsels review all applicable legislation to determine feasibility of creating a special district or SSD.

In addition to reviewing the potential property tax levies for each respective district, LRB recommends the creation of a long-term proforma with consideration of inflation, existing level of service, impact fees and capital needs. The governance options for both special districts and SSDs present unique benefits and/or challenges with autonomy of the fire departments. LRB recommends the Cities coordinate with the Cities' legislative bodies to identify its appetite for creating and providing a governance structure for a special district. Given the potential costs and uncertainties outlined below, LRB recommends senior management identify a clear vision of what they hope to gain through the creation of a district prior to undertaking such a creation.

Independent of the creation of a district, the City may elect a hybrid approach that receives member municipality contributions. LRB recommends the City initiate the study of a member fee that could provide an independent revenue stream to address unfunded fire needs.

## APPENDIX A: HISTORIC NEW GROWTH ASSUMPTIONS

TABLE A.1: RIVERDALE HISTORIC NEW GROWTH AND TAXABLE VALUE

	2020	2021	2022	2023	2024
Riverdale Certified New Growth	\$20,509,167	\$55,545,993	\$60,289,809	\$91,153,299	\$38,266,756
Riverdale Certified Tax Rate Value	\$740,362,340	\$826,528,090	\$1,025,918,486	\$1,054,464,914	\$1,177,513,524
<b>New Growth % of Total</b>	<b>3.2%</b>	<b>3.2%</b>	<b>3.2%</b>	<b>3.2%</b>	<b>3.2%</b>
				<b>% NEW GROWTH 5-YEAR AVERAGE</b>	<b>5.5%</b>

Source: Utah State Tax Commission, Rate Details

TABLE A.2: ROY HISTORIC NEW GROWTH AND TAXABLE VALUE

	2020	2021	2022	2023	2024
Roy Certified New Growth	\$47,303,465	\$61,378,168	\$78,046,386	\$25,072,697	\$28,419,769
Roy Certified Tax Rate Value	\$1,904,675,622	\$2,206,521,755	\$2,914,031,826	\$2,862,407,485	\$2,992,700,401
<b>New Growth % of Total</b>	<b>2.5%</b>	<b>2.8%</b>	<b>2.7%</b>	<b>0.9%</b>	<b>0.9%</b>
				<b>% NEW GROWTH 5-YEAR AVERAGE</b>	<b>2.0%</b>

Source: Utah State Tax Commission, Rate Details

TABLE A.3: SOUTH OGDEN NEW GROWTH AND TAXABLE VALUE

	2020	2021	2022	2023	2024
South Ogden Certified New Growth	\$17,398,313	\$43,007,021	\$26,479,341	\$10,114,271	\$20,729,072
South Ogden Certified Tax Rate Value	\$1,215,757,133	\$1,381,521,052	\$1,708,448,655	\$1,741,829,273	\$1,801,600,689
<b>New Growth % of Total</b>	<b>1.4%</b>	<b>3.1%</b>	<b>1.5%</b>	<b>0.6%</b>	<b>1.2%</b>
				<b>% NEW GROWTH 5-YEAR AVERAGE</b>	<b>1.6%</b>

Source: Utah State Tax Commission, Rate Details

TABLE A.4: WASHINGTON TERRACE NEW GROWTH AND TAXABLE VALUE

	2020	2021	2022	2023	2024
Washington Terrace Certified New Growth	\$7,009,254	\$28,376,624	\$31,042,865	\$13,615,463	\$11,996,419
Washington Terrace Certified Tax Rate Value	\$476,556,068	\$540,130,266	\$717,368,706	\$719,825,241	\$757,173,977
<b>New Growth % of Total</b>	<b>1.5%</b>	<b>5.3%</b>	<b>4.3%</b>	<b>1.9%</b>	<b>1.6%</b>
				<b>% NEW GROWTH 5-YEAR AVERAGE</b>	<b>2.9%</b>

Source: Utah State Tax Commission, Rate Details



## **BONNEVILLE HIGH SCHOOL**

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Bonneville High School PTSA  
251 East Laker Way  
Ogden, UT 84405

To Whom it May Concern,

Bonneville High School PTSA is in the process of planning a party to celebrate the upcoming graduation of the 2026 Senior Class. This event will be held at **SkinnyDogz** (previously known as FatCats) and provides our students with a **safe, drug and alcohol-free activity** on the evening of their graduation. It is a time where the students can be together and make memories as they close the chapter on their high school experiences.

In order to provide the students this opportunity to celebrate their high school successes, we need support from our local communities. Your tax-deductible donation of money, services, prizes, will help the PTSA provide a wonderful event for our 2026 Seniors.

Please consider a donation for our 2026 class. Any donation big or small will add to the success of this activity and help to send our 2026 Seniors off to make the world even more awesome! Thank you for your support in previous years, it's greatly appreciated by our community.

We respectfully ask that any donations be returned to Bonneville High School by March 26th, 2026 checks made out to 'Bonneville PTSA'.

Sincerely,

Bonneville PTSA & Senior Officers