



7505 S Holden Street
Midvale, UT 84047
801-567-7200
Midvale.Utah.gov

MIDVALE CITY COUNCIL REGULAR MEETING AGENDA April 21, 2026

Public Notice Is Hereby Given that the **Midvale City Council** will hold a regular meeting on **April 21, 2026** at Midvale City Hall, 7505 South Holden Street, Midvale, Utah as follows:

Electronic & In-Person City Council Meeting

This meeting will be held electronically and in-person. **Public comments may be submitted electronically to the City Council at Midvale.Utah.gov/PublicComment by 5:00 p.m. on April 20, 2026.**

The meeting will be broadcast on **You-Tube (Midvale.Utah.gov/YouTube)**

6:00 p.m. – WORKSHOP

- Discuss FY27 Enterprise Budgets – *[Mariah Hill, Administrative Services Director]*

6:30 p.m. - REGULAR MEETING

I. GENERAL BUSINESS

- A. WELCOME AND PLEDGE OF ALLEGIANCE
- B. ROLL CALL
- C. Unified Fire Authority Report — *[Chief Nathan Kay]*
- D. Youth Council Recognition

II. PUBLIC COMMENTS

Any person wishing to comment on any item not otherwise scheduled for a public hearing on the agenda may address the City Council at this point by stepping to the microphone and giving their name for the record. Comments should be limited to not more than three (3) minutes unless additional time is authorized by the City Council. Citizen groups will be asked to appoint a spokesperson. This is the time and place for any person who wishes to comment on issues not scheduled for public hearing. Items brought forward to the attention of the City Council will be turned over to staff to provide a response outside of the City Council meeting.

III. COUNCIL REPORTS

- A. Council Member Bonnie Billings
- B. Council Member Paul Glover
- C. Council Member Heidi Robinson
- D. Council Member Bryant Brown
- E. Council Member Denece Mikolash

IV. MAYOR REPORT

- A. Mayor Dustin Gettel

V. CITY MANAGER REPORT

A. Matt Dahl

VI. CONSENT

A. Consider Minutes of April 7, 2026 — ***[Rori Andreason, H.R. Director/City Recorder]***

VII. ACTION ITEMS

A. Consider **Ordinance No. 2026-O-11** Amending the Franchise Agreement Requirements of Sections 5.52.050 and 5.54.050 of the Midvale Municipal Code — ***[Katie Thorne, Community Development Executive Assistant]***

B. Consider **Resolution No. 2026-R-22** Approving Midvale's 2026 Firework Restriction Map — ***[Matt Dahl, City Manager]***

C. Consider **Ordinance No. 2026-O-12** Amending Midvale Municipal Code (MMC) 5.10.070 and 5.10.080 relating to issuance of Alcohol Servers Identification Badges — ***[Adam Olsen, Community Development Director]***

D. Consider **Resolution No. 2026-R-23** Approving Task Order 141.52.200 with Hansen, Allen and Luce to Replace Critical Equipment at Midvale City's Oak Street Well ***[Jerimie Thorne, Deputy Public Works Director]***

VIII. POSSIBLE CLOSED SESSION

The City Council may, by motion, enter into a Closed Session for:

- A. Discussion of the Character, Professional Competence or Physical or Mental Health of an Individual;
- B. Strategy sessions to discuss pending or reasonably imminent litigation;
- C. Strategy sessions to discuss the purchase, exchange, or lease of real property;
- D. Discussion regarding deployment of security personnel, devices, or systems; and
- E. Investigative proceedings regarding allegations of criminal misconduct.

IX. ADJOURN

In accordance with the Americans with Disabilities Act, Midvale City will make reasonable accommodations for participation in the meeting. Request assistance by contacting the City Recorder at 801-567-7207, providing at least three working days advance notice of the meeting. TTY 711

The agenda was posted in the City Hall Lobby, on the City's website at Midvale.Utah.gov and the State Public Notice Website at pmn.utah.gov. Council Members may participate in the meeting via electronic communications. Council Members' participation via electronic communication will be broadcast and amplified so other Council Members and all other persons present in the Council Chambers will be able to hear or see the communication.

Date Posted: April 16, 2026

**Rori L. Andreason, MMC
H.R. Director/City Recorder**



CITY COUNCIL MEETING
Minutes
Tuesday April 7, 2026

Council Chambers
7505 South Holden Street
Midvale, Utah 84047

MAYOR: Mayor Dustin Gettel

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

STAFF: Matt Dahl, City Manager; Rori Andreason, HR Director/City Recorder; Garrett Wilcox, City Attorney; Glen Kennedy, Public Works Director; Nate Rockwood, Assistant City Manager; Mariah Hill, Administrative Services Director; Adam Olsen, Community Development Director; Kate Andrus, RDA Director; Moira Gray, RDA Project Manager; Aubrey Christensen, RDA Program Manager; Laura Magness, Communications Director; Chief April Morse, UPD; Chief Nathan Kay, UFA; and Matt Pierce, IT Director.

6:00 p.m. – WORKSHOP

- Salt Lake County Animal Control Services Report

Carrie Naylor, Government Relations at Salt Lake County Animal Services, reviewed the following:



2025 INTERESTING FACTS & HIGHLIGHTS



OUR ANIMAL CONTROL OFFICERS RESPONDED TO OVER 19,000 CALLS FOR SERVICE.

OUR DEDICATED TEAM OF 7,662 VOLUNTEERS PROVIDE OVER 7,500 HOURS HELPING OUR PETS.

OVER 2,800 PETS WERE ADOPTED OR SENT TO RESCUE ORGANIZATIONS.

OVER 4,000 PETS WERE STERILIZED BY OUR IN HOUSE VETERINARY CLINIC.

2025 SUMMARY OF OVERALL ASILOMAR STATS 1-1-25 TO 12-31-25

- Full Asilomar stats are available upon request.
- Features Adjusted Totals - Excludes Owner Requested Euthanasias that were untreatable.

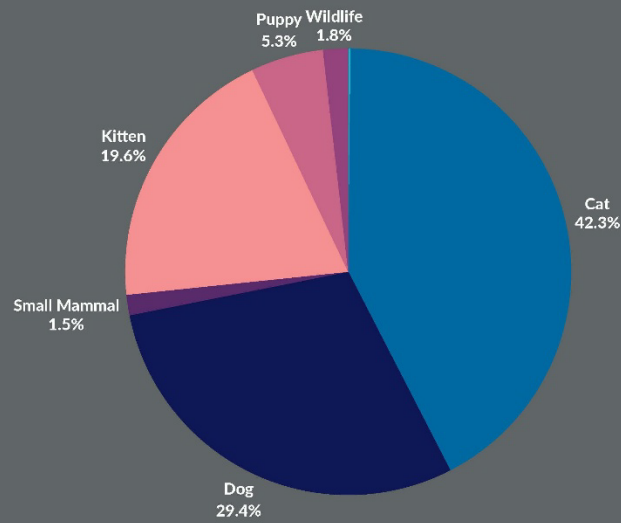
Category	Dogs	Cats	Other	Total Animals
Beginning Shelter Count	112	79	4	195
Intake Totals	2672	3450	156	6278
Adoptions	1268	1338	54	2660
Transfers/Rescue	83	262	65	410
Owner Redemptions/Return to Field	1228	1576	15	2819
Euthanasia	59	176	16	266
Outcome Totals	2638	3352	150	6140

LIVE RELEASE: 95%

1311 ANIMALS FOSTERED!

410 ANIMALS RESCUED!

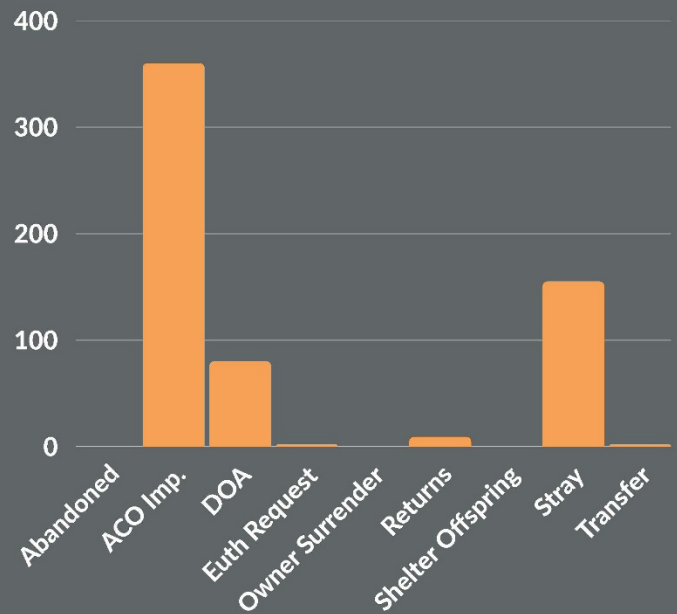
MIDVALE INTAKE BY SPECIES



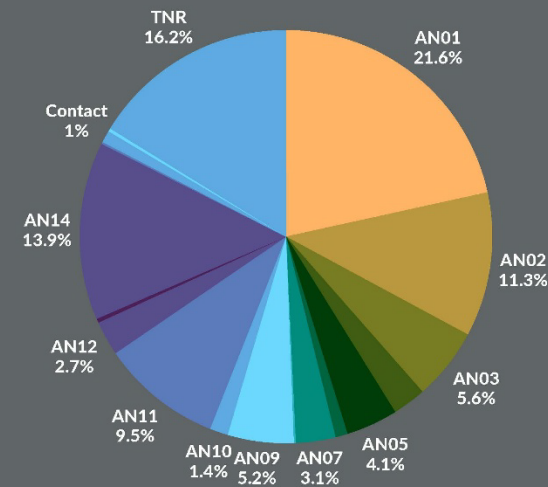
Species	2025
Amphibian/Reptile	1
Bird	0
Cat	257
Crab/Fish	0
Dog	179
Small Mammal	9
Livestock	0
Insect/Arachnid	0
Kitten	119
Puppy	32
Wildlife	11
Totals	608

MIDVALE INTAKE BY TYPE

Circumstance	2025
Abandoned	0
ACO Impound	360
DOA	80
Euth Request	2
Owner Surrender	0
Returns	9
Shelter Offspring	0
Stray (over the counter)	155
Transfer	2
Totals	608



MIDVALE FIELD STATISTICS



Call Type	4th Quarter	2025
AN01 - Animal Impound	69	271
AN02 - Animal At Large	31	142
AN03 - Animal Cruelty	21	71
AN04 - Animal In Vehicle	5	33
AN05 - Injured/Sick/In-Distress/Rescue	14	51
AN06 - Wild/Exotic	1	12
AN07 - Animal Attack	5	39
AN08 - Livestock Problem	2	2
AN09 - Animal Bite	17	65
AN10 - Home Quarantine Release	7	18
AN11 - Animal Nuisance	24	119
AN12 - Agency Assist	7	34
AN13 - Special Assignment	0	4
AN14 - Citizen Inquiry	29	175
AN15 - Permit Inspection	1	2
Contact	0	12
Patrol	3	3
TNR	56	204
Totals	292	1257

MIDVALE LICENSES SOLD 1-1-25 TO 12-31-25

LICENSE TYPE	TOTALS
ANNUAL	567
SENIOR ANNUAL	189
DANGEROUS DOG	1
RESIDENTIAL PERMITS	0
TOTAL	757



MIDVALE URBAN WILDLIFE PROGRAM

- THE STATISTICS FOR THIS PROGRAM IS TRACKED AND GENERATED BY THE USDA APHIS.



TECHNICAL ASSISTANCE		DIRECT CONTROL/TRAPPING	
PERSONAL CONSULT	WRITTEN/PHONE CONSULT	RACCOONS	STRIPED SKUNKS
1	19	12	24



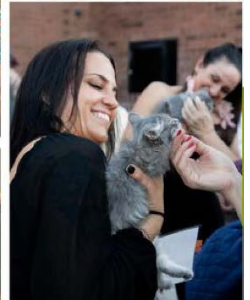
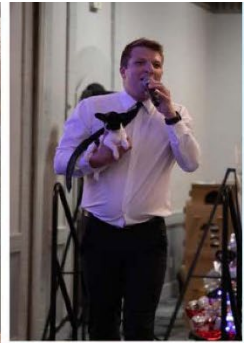
SPAYGHETTI GALA

WE HOSTED OUR LARGEST ANNUAL FUNDRAISING GALA AT THE SALT LAKE CITY SHERATON.

FEATURING A CASINO NIGHT THEME WE RAISED OVER \$120 THOUSAND FOR OUR SPAY AND NEUTER PROGRAMMING!

Event highlights included:

- Live and silent auction items.
- Raffle prizes.
- Live entertainment
- Pet Psychic
- Puppies & kittens available for adoption



PETAPALOOZA

WE HOSTED OUR LARGEST ANNUAL ADOPTION EVENT AT WHEELER HISTORIC FARM THIS 2 DAY EVENT FEATURED ADOPTABLE ANIMALS FROM MULTIPLE RESCUES AND LOCAL ANIMAL SHELTERS.

Event highlights included:

- Over 50 vendors
- Live entertainment
- Food trucks
- Free microchips

In total 127 pets found their new homes!





- **Legislative Update**

Dave Spatafore and Ashley Mirrabeli were present to discuss bills that were passed during the legislative session. Some of the topics they reviewed were as follows:

- Revenue
- Land use
- Property Tax
- Homeless Shelter Mitigation
- Breaking up of counties
- Water Conservation.

6:30 p.m. – REGULAR MEETING

Mayor Dustin Gettel called the business meeting to order at 6:43 p.m.

I. GENERAL BUSINESS

A. Welcome and Pledge of Allegiance

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

C. Unified Police Department Report – [Chief April Morse]

Chief April Morse reported that during the month of March they handled 2,359 total calls resulting in 780 cases with 34 booking arrests and 471 citations being issued. The Violent Crimes Unit is working on 199 active cases with 11 new cases added in March. The

Special Victims Unit is working 88 active cases with 17 new cases added in March. The SWAT Unit is assisting the Drug Enforcement Unit with Operation Icy Road, seizing 45 pounds of Meth and thousands of Fentanyl pills. They had 21 K9 deployments.

Chief Morse said she would like to highlight a case where Sandy City followed a known carjacking suspect into Midvale. The suspect eventually abandoned the vehicle and fled on foot leading to a search for the suspect that did not result in the suspect being found. Detective Lopez, a shelter officer, kept searching for the suspect, did some background investigation, and within 30 minutes was able to locate the suspect and safely take him into custody. Kudos to Detective Lopez.

Chief Morse said that April is Autism Awareness month. Please watch for officers wearing special patches or colorful badges to bring awareness to the people in our community living with Autism. Officers receive special training to be aware of the signs of Autism because they have to respond in a completely different way when a person with Autism is involved.

The Chief said that DEA Drug Takeback is April 21st at the precinct, from 10 – 2 residents can bring in old and unused prescription drugs to be disposed of appropriately.

Chief Morse reported that the Midvale precinct has a newly refurbished and updated little library. Any child in Midvale that wants a book may come by the precinct and get a book.

D. Proclamation Recognizing April 2026 as Child Abuse Prevention Month

Mayor Gettel introduced Deondra Brown to say a few words.

Deondra Brown, Child abuse awareness and prevention activist, thanked the Council for their commitment to child abuse prevention measures in Midvale. She said she was a victim of child abuse, and she knows the feeling of wishing someone would notice and step in to help. She explained that child abuse prevention isn't only about responding to a situation but about building a community of people that support each other and watch out for each other. By recognizing April as Child Abuse Prevention Month with a proclamation the city is reminding every child in Midvale that they are seen and heard, remembered, and they matter. The responsibility lies with all of us. Thank you.

Mayor Gettel read the proclamation into record.

II. PUBLIC COMMENTS

April Thompson, Midvale Resident, said she is in favor of Utah Renewable Communities. She asked the Council to vote yes in favor of Utah Renewable Communities since it is the most cost effective path forward to providing residents with clean energy.

III. COUNCIL REPORTS

A. Council Member Bonnie Billings — had nothing to report.

B. Council Member Paul Glover — had nothing to report.

C. Council Member Heidi Robinson — suggested using social media to supply the public with resources for child abuse prevention month.

D. Council Member Bryant Brown — was excused.

E. Council Member Denece Mikolash — had nothing to report.

IV. MAYOR REPORT

A. Mayor Dustin Gettel said in May the Council will hopefully approve a Utah Renewable Communities resolution.

V. CITY MANAGER REPORT

A. Matt Dahl said the current Public Works Director is doing a great job but is retiring in the summer so we are getting ahead of things and looking for his replacement.

VI. PUBLIC HEARINGS

A. RECEIVE PUBLIC COMMENT REGARDING AUTHORIZING A ZONE MAP AMENDMENT LOCATED AT 281 W 8600 S FROM REGIONAL COMMERCIAL TO CLEAN INDUSTRIAL.

Elizabeth Arnold said the applicant has outlined the reason for their request; this has been included in the attachments.


-ZONING MAP AMENDMENT CRITERIA-

Midvale City Code 17-3-1(E) outlines the criteria necessary for amendments to the zoning map as follows:

1. Proposed rezoning promotes objectives of the general plan;
2. Existing zoning was either the result of a clerical error or a mistake of fact, or that it failed to take into account the constraints on development created by the natural characteristics of the land, including but not limited to steep slopes, floodplain, unstable soils, and inadequate drainage; or
3. Land or its surrounding environs have changed or are changing to such a degree that it is in the public interest to encourage redevelopment of the area or to recognize the changed character of the area.

The proposed rezone request satisfies #1 and #3 listed above – it aligns with the general plan, encourages development of a vacant parcel, and aligns the property with surrounding land uses.

Public notice has been sent to property owners within 500 feet of the subject area. No written objections have been received as of the writing of this report.



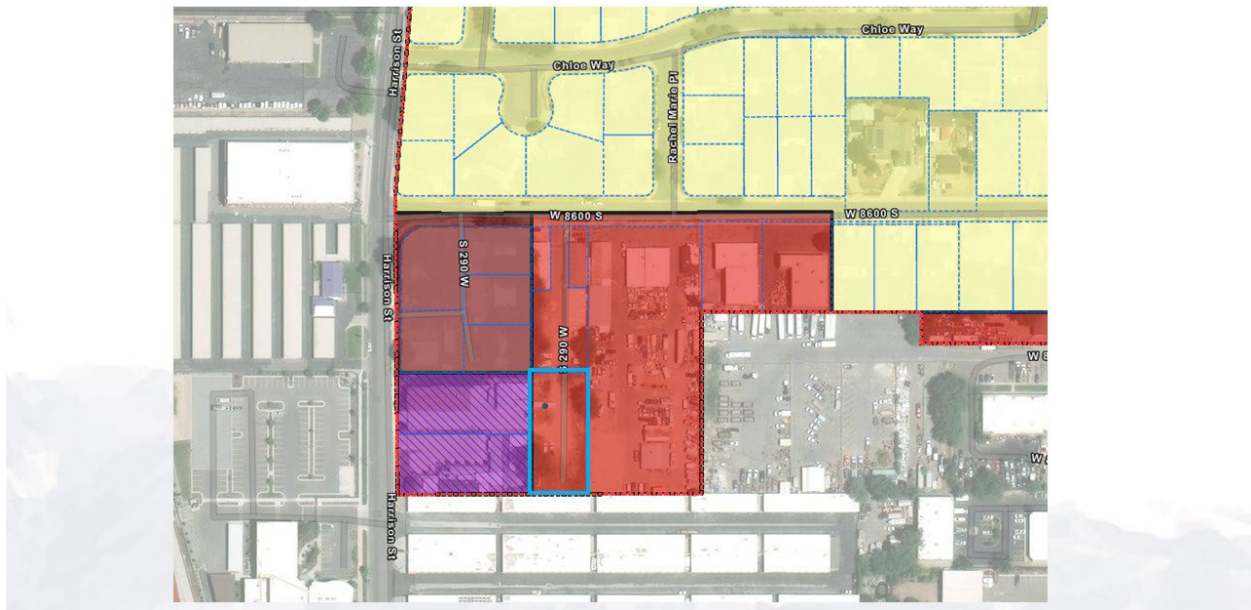
IN THE MIDDLE OF EVERYTHING
MIDVALE CITY
EST. 1909

Rezone

RC to CI

281 W 8600 S

Vicinity Map



Reason for Rezone Request

1. Better align the property with surrounding land uses
2. CI will allow for light manufacturing, warehousing, and other similar industrial uses that are compatible with adjacent properties
3. Better transition than commercial zoning as CI uses generally operate indoors and have limited customer traffic
4. Better utilization of vacant land

Rezone Criteria

Midvale City Code Section 17-3-1(E)

E. Zoning Map Amendment Criteria. The city's zoning is the result of a detailed and comprehensive appraisal of the city's present and future land use allocation needs. A zoning map amendment application may only be approved if the reviewing body determines, in written findings, that the proposed amendment promotes the purposes outlined in Utah Code Annotated 10-9a-102 and demonstrates one or more of the following:

1. **Proposed rezoning promotes objectives of the general plan;**
2. Existing zoning was either the result of a clerical error or a mistake of fact, or that it failed to take into account the constraints on development created by the natural characteristics of the land, including but not limited to steep slopes, floodplain, unstable soils, and inadequate drainage; or
3. **Land or its surrounding environs have changed or are changing to such a degree that it is in the public interest to encourage redevelopment of the area or to recognize the changed character of the area.**

Concept Plan



Mason Webster, applicant, said his business builds industrial equipment for paper mills, chemical factories, oil, and gas power plants. It's mostly assembly work and welding. They employ several students that attend school in Midvale. He believes it's a good business for the community, it improves the tax base for property taxes and it's a good project.

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

There were no public comments.

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

ACTION: Consider Ordinance No. 2026-O-10 Authorizing a Zone Map Amendment Located at 281 W 8600 S from Regional Commercial to Clean Industrial.

MOTION: Council Member Heidi Robinson **MOVED** to approve Ordinance No.

2026-O-10 authorizing a zone map amendment located at 281 W 8600 S from Regional Commercial to Clean Industrial as provided in the attachments, with the Finding noted in the staff report. The motion was SECONDED by Council Member Bonnie Billings. Mayor Gettel called for discussion on the motion. There being none, he called for a roll call vote.

The voting was as follows:

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

The motion passed unanimously.

B. RECEIVE PUBLIC COMMENT REGARDING AN AMENDMENT TO FIX CLERICAL ERRORS IN THE USE TABLE OF SECTION 17-7-7.2, 17-7-12.2, AND 17-7-13.2 OF THE MIDVALE CITY MUNICIPAL CODE

Elizabeth Arnold said last year changes were made to the SSC, RC, and CI zones regarding vehicle-related uses. With the changes made to the use table of each of these sections, the word “vehicle” was accidentally removed from each of the uses. This amendment will add it back in.

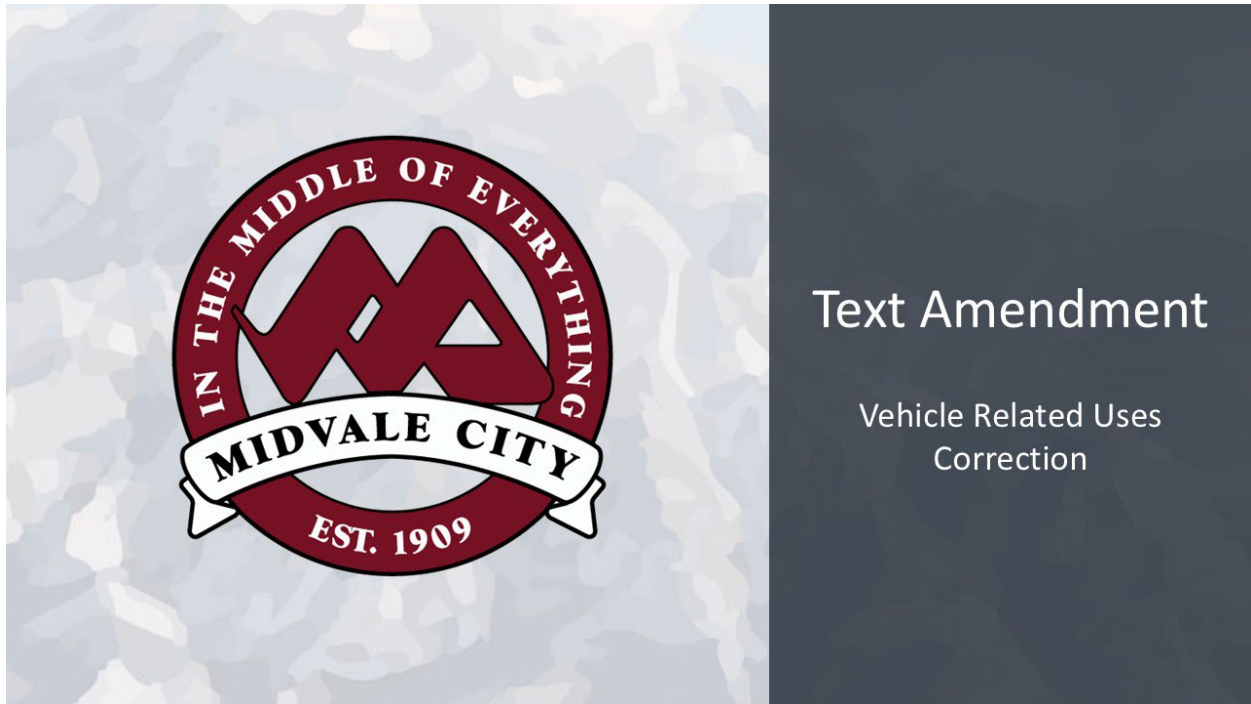
Public notice has been sent to affected entities as required in 17-3-9.B of the Municipal Code. No comments have been received as of the writing of this report.

-ZONING CODE AMENDMENT CRITERIA –

Midvale City Code 17-3-1(F) outlines the criteria necessary for amendments to the zoning code. A proposal may only be approved if it demonstrates one or more of the following:

1. The proposed amendment promotes the objectives of the general plan and purposes of this title;
2. The proposed amendment promotes the purposes outlined in Utah State Code 10-9a-102 [new citation: 10-20-101];
3. The proposed amendment more clearly explains the intent of the original language or has been amended to make interpretation more straightforward; or
4. Existing zoning code was the result of a clerical error or a mistake of fact.

Staff finds that this proposal meets the fourth criterion listed above as text was accidentally removed.



Existing vs. Proposed

Existing

Transportation Facilities				
Minor	X			
Major			X	
Rental	X			X
Sales (Minor)	X			X
Sales and Service (Major)	X			X
Filling Station	X			X
Repair	X			X
Warehouse/Distribution	X			

Proposed

<u>Vehicle</u> Rental	X			X
<u>Vehicle</u> Sales (Minor)	X			X
<u>Vehicle</u> Sales and Service (Major)	X			X
<u>Vehicle</u> Filling Station	X			X
<u>Vehicle</u> Repair	X			X
Warehouse/Distribution	X			

Text Amendment Criteria

Midvale City Code 17-3-1(F):

1. The proposed amendment promotes the objectives of the general plan and purposes of this title;
2. The proposed amendment promotes the purposes outlined in Utah State Code 10-9a-102;
3. The proposed amendment more clearly explains the intent of the original language or has been amended to make interpretation more straightforward; or
4. Existing zoning code was the result of a clerical error or a mistake of fact.

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

There were no public comments.

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

ACTION: Consider Ordinance No. 2026-O- 09 Amending Clerical Errors in the Use Table of Section 17-7-7.2, 17-7-12.2, and 17-7-13.2 of the Midvale City Municipal Code.

MOTION: Council Member Heidi Robinson **MOVED** to approve Ordinance No. 2026-O-09 amending clerical errors in the use table of Section 17-7-7.2, 17-7-12.2, and 17-7 13.2 of the Midvale City Municipal Code with the finding stated in the staff report. The motion was **SECONDED** by Council Member Bonnie Billings. Mayor Gettel called for discussion on the motion. There being none, he called for a roll call vote. The voting was as follows:

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

The motion passed unanimously.

C. RECEIVE PUBLIC COMMENT REGARDING PROPOSED AMENDMENTS TO THE FY2026 MIDVALE CITY FEE SCHEDULE

Mariah Hilll said during the budget process and periodically during the fiscal year, staff reviews and updates the municipal fee schedule to ensure the City is collecting the appropriate amount in fees. Municipal fees must reflect the actual cost of services provided by the City. Notable changes in this fee schedule amendment are updates to the over the counter building permit fees, minor adjustments to building rental fees and deposits, the addition of a zoning letter fee, and the addition of water consumption drought fees. The drought fees are based on drought levels as designated by the City's drought plan and Jordan Valley Water Conservation District. A public hearing for these changes will be held on April 7, 2026. The FY2026 Fee Schedule, as amended, will be posted on the Midvale City website upon approval.

FISCAL IMPACT

The proposed fees reflect the actual cost of providing specific services to Midvale City residents, businesses, and other patrons. Fees charged are sufficient to provide revenue necessary to operate the City's Enterprise Funds and cover certain costs incurred by the General Fund for Fiscal Year 2026.



**Fiscal Year 2026
Fee Schedule
Amendment**

Building Permit Fee Changes

➤ Over the Counter Permit Fees

- Furnace, A/C, Furnace & A/C, Water Heater, Service Charge, Demo, Window
- All require the issuance of a permit and an inspection
- All moving to \$65 + 0.65 state surcharge fee

Building Rental & Event Fees/Other

- Deposit Uniformity
- Non-Resident Fee Percentage Uniformity
- Zoning Letter Fee

Drought Rates

- Only on consumption rates (i.e. usage)
- Based on the JWCD and Midvale City's drought level designation
- Meant to ensure revenue loss doesn't impact base operating needs and drive conservation
- Last JWCD Level 1 drought was 2022
 - JWCD had a 12% reduction in consumption
 - Midvale had a 20% reduction in consumption
- Waterworth Update/Monitoring

Drought Rate Tiers

Tier	Thousands of Gallons	FY2026 Rate	Level 1 Rate (0%)	Level 2 Rate (25%)	Level 3 Rate (50%)	Level 4 Rate (75%)
1	0-12	\$ 1.95	\$ 1.95	\$ 2.44	\$ 2.93	\$ 3.41
2	12.1-55	\$ 2.43	\$ 2.43	\$ 3.04	\$ 3.65	\$ 4.25
3	55.1-98	\$ 2.80	\$ 2.80	\$ 3.50	\$ 4.20	\$ 4.90
4	98.1 >	\$ 2.96	\$ 2.96	\$ 3.70	\$ 4.44	\$ 5.18

Average Usage	34,000	Level 1 24,000	Level 2 24,000	Level 3 24,000	Level 4 24,000
Tier 1 Charge	\$ 23.40	\$ 23.40	\$ 29.25	\$ 35.10	\$ 40.95
Tier 2 Charge	\$ 53.46	\$ 29.16	\$ 36.45	\$ 43.74	\$ 51.03
TOTAL	\$ 76.86	\$ 52.56	\$ 65.70	\$ 78.84	\$ 91.98
Difference		\$ (24.30)	\$ (11.16)	\$ 1.98	\$ 15.12

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

There were no public comments.

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

ACTION: Consider Resolution No. 2026-R-20 Approving the Amendments to the FY2026 Midvale City Fee Schedule.

MOTION: Council Member Bonnie Billings **MOVED** to approve Resolution No. 2026-R-20 amending the Midvale City Municipal Fee Schedule and Utility Rates for the 2026 Fiscal Year. The motion was **SECONDED** by Council Member Heidi Robinson. Mayor Gettel called for discussion on the motion. There being none, he called for a roll call vote.

The voting was as follows:

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

The motion passed unanimously.

VII. CONSENT AGENDA

A. CONSIDER MINUTES OF MARCH 24, 2026.

B. CONSIDER RESOLUTION NO. 2026-R-21 AUTHORIZING THE MAYOR TO COMPLETE THE PARTICIPATION FORMS ON BEHALF OF MIDVALE CITY AND JOIN THE REMANENT DEFENDANTS' SETTLEMENT

MOTION: Council Member Paul Glover **MOVED** to Approve the Consent Agenda. The motion was **SECONDED** by Council Member Heidi Robinson. Mayor Gettel called for discussion on the motion. There being none, he called for a roll call vote.

The voting was as follows:

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

The motion passed unanimously.

VIII. ACTION ITEMS

A. CONSIDER RESOLUTION NO. 2026-R-15 FINDING THAT A STATION AREA PLAN FOR THE HISTORIC SANDY TRAX STATION IS IMPRACTICABLE FOR THE AREA LOCATED WITHIN MIDVALE CITY, UTAH.

Adam Olsen said in 2022 the Utah State Legislature passed HB 462, requiring municipalities with fixed rail guideways (commuter and light rail) to prepare and adopt station area plans (SAP) covering a half-mile radius of each fixed rail station. SAP's may be unique to their jurisdiction and setting; however, key aspects are to include strategies to increase the availability of affordable housing, promotion of sustainable environmental conditions, enhancements of access to employment opportunities and increase of transportation choices and connections.

Midvale has four stations in which the half-mile radius falls within its boundaries: Midvale Ft. Union, Midvale Center, Bingham Junction, and Fashion Place West. Station Area Plans have been adopted for all stations listed above. A very small portion of the radius for the Historic Sandy Station lies in the southeasternmost portion of Midvale, west of State Street, south of 8600 South.

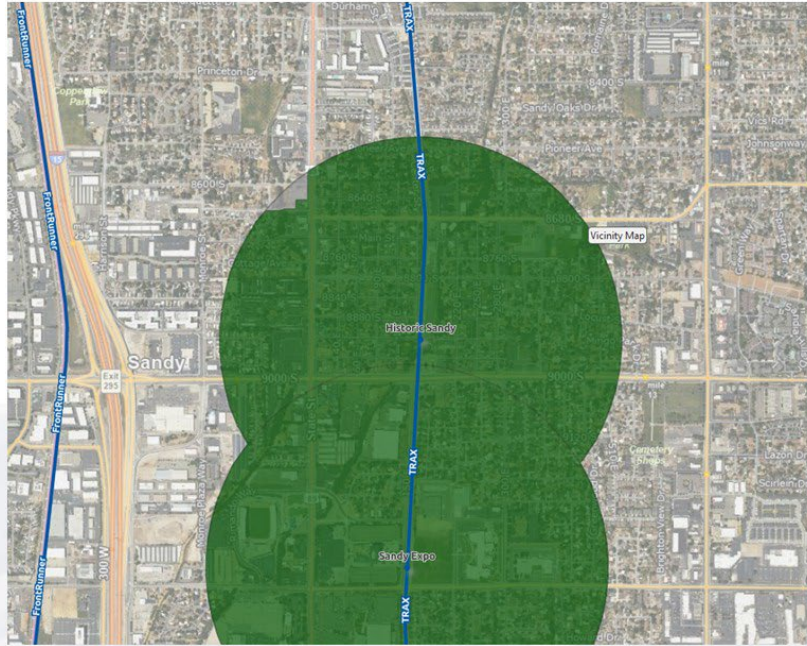
HB 462 also recognizes the possibility that existing conditions within a station area radius may make development and adoption of a Station Area Plan impracticable. The area of Midvale included within the radius of the Historic Sandy Station contains limited space suitable for new development or redevelopment and lacks practical or direct connection to the station. Due to these conditions, the City may adopt a resolution, finding that a station area plan is impracticable.

If adopted, the resolution will proceed to the Wasatch Front Regional Council (WFRC) for approval.



Resolution No. 2026-R-15
Historic Sandy Trax
Station-Impracticability

Vicinity Map



Midvale Area



Midvale Area-Close Up



Findings of Impracticability

- Contains limited space suitable for new development or redevelopment.
- Lacks practical or direct connection to the Historic Sandy Station.
- Existing conditions in the Midvale portion of the Historic Sandy Trax Station radius make development and adoption of a Station Area Plan impracticable.

MOTION: Council Member Heidi Robinson MOVED to Approve Resolution No. 2026-R-15, finding that a Station Area Plan for the Historic Sandy Trax Station is impracticable for the area located within Midvale. The motion was SECONDED by Council Member Bonnie Billings. Mayor

Gettel called for discussion on the motion. There being none, he called for a roll call vote.

The voting was as follows:

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

The motion passed unanimously.

B. CONSIDER RESOLUTION NO. 2026-R-16 AUTHORIZING THE MAYOR TO ENTER INTO AN AGREEMENT BETWEEN MIDVALE CITY AND UTAH TRANSIT AUTHORITY FOR THE 8000 SOUTH BRIDGE REPLACEMENT PROJECT

Branden Anderson said the Utah Department of Transportation (UDOT) will be replacing a bridge structure located at about 80 E 8000 S. This bridge provides access across a canal that conveys water for Salt Lake City Public Utilities.

A betterment agreement for this project was approved by the Council in October 2025. It was to fund the portion of the roadway between the bridge and the Trax lines. This agreement between Midvale and Utah Transit Authority (UTA) permits UDOT's contractor to construct the new bridge (box culvert) over the canal and to complete the related betterment improvements.

Staff recommend City Council approve the agreement with UTA for the betterment work. The legal review is complete, and a suspension of the rules is requested.

The schedule has adjusted back in that the contract was not finalized in fall of 2025. The anticipated completion is projected for winter 2026–27 or 2027-2028, depending on seasonal constraints related to canal water flow.

FISCAL IMPACT

This agreement has no financial impact. This is a mutual working agreement with UTA.

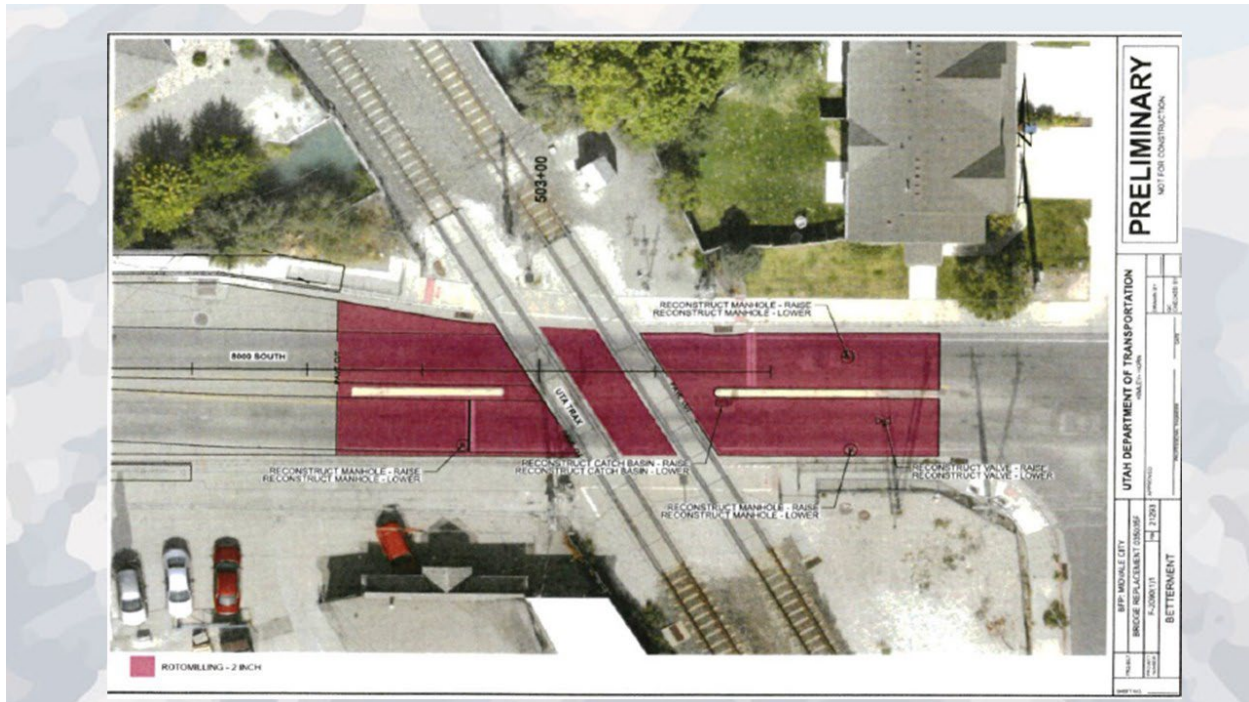


Midvale City Council

April 7th
Engineering Items

8000 South Bridge Replacement (UDOT BFP)

- UTA agreement
 - To work within their ROW
 - The Council approved the betterment for this work previously



MOTION: Council Member Bonnie Billings **MOVED** to suspend the rules and approve Resolution No. 2026-R-16, a resolution authorizing the Mayor to enter into an agreement with the UTA for the 8000 S. Bridge Replacement Project. The motion was **SECONDED** by Council Member Heidi Robinson. Mayor Gettel called for discussion on the motion. There being none, he called for a roll call vote.

The voting was as follows:

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

The motion passed unanimously.

C. CONSIDER RESOLUTION NO. 2026-R-17 APPROVING THE AWARD OF A CONTRACT FOR THE 2026 WATER PIPELINE TO NOLAND AND SON CONSTRUCTION COMPANY, INC.

Branden Anderson said as part of Midvale City's ongoing efforts to improve the community's drinking water systems, Hansen Allen and Luce completed a Drinking Water Master Plan in 2020. The study identified high-priority maintenance areas due to factors such as aging infrastructure, replacing transient pipe, capacity issues, and future growth projections. The proposed 2026 Water Pipeline Project targets those critical areas; a similar initiative was last completed in 2024 on 700 West.

Following procurement procedures, the City issued a request for bids to find a

contractor to complete the 2026 Water Pipeline Project. Nine bids were evaluated based on project approach, qualifications, and price. Noland & Son Construction Co. Inc. received the highest total score from Selection Team (City staff and Consultant Engineer) and is recommended for the 2026 Water Pipeline Project, scheduled for completion by Fall 2026 or Spring of 2027. The contract amount is \$3,872,874.00 and requires Council approval.

We received nine bids, resulting in a highly competitive selection process, which is beneficial for us, though unfortunately it meant that eight qualified contractors—several of whom we value working with—were not selected. The proposed project schedule calls for completion within 240 calendar days from the Notice to Proceed, which may allow the work to be finished before the winter shutdown period of October 15, 2026, through March 15, 2027. If completion extends beyond that window, the remaining work would be finished in the spring of 2027. The overall completion date is dependent on the project start date and the timing of required work on State Street.

Staff recommends City Council approval of the contract with Noland & Son Construction Co. Inc. The legal review is complete, and given the project timeline to start, a suspension of the rules is requested.

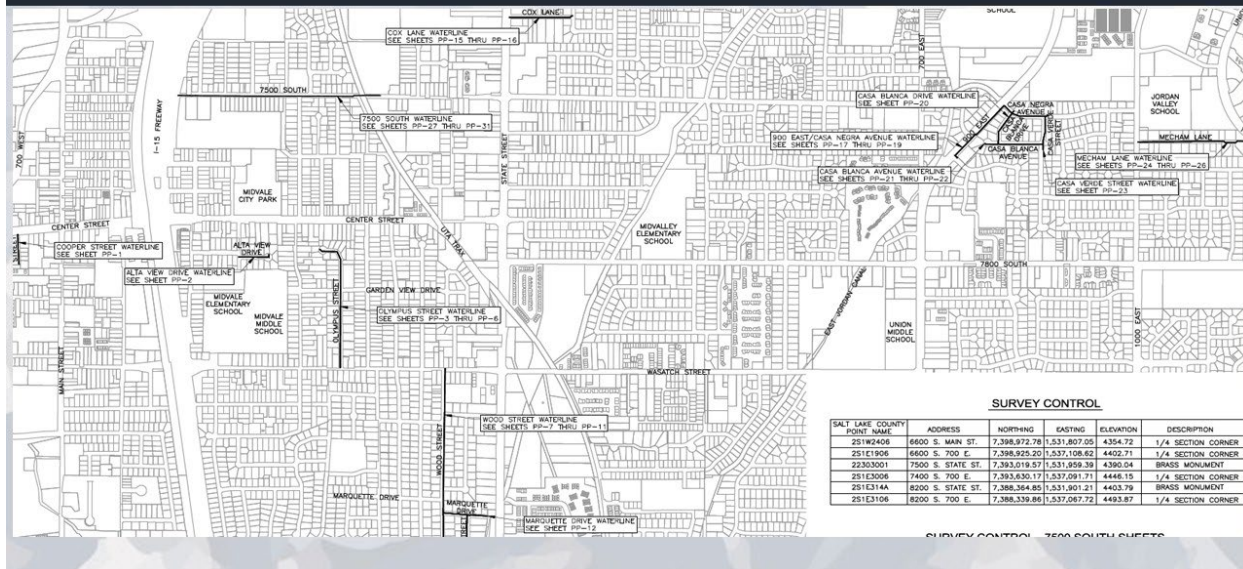
FISCAL IMPACT

The total contract amount of \$3,872,874.00 will be paid out of the bond proceeds set aside for the water line infrastructure improvements.

2026 Water Pipeline Project

- Procurement Process
 - 9 Bidders
 - Very competitive
 - Approach, Experience and Bids
- Noland and Son Construction Co Inc received the highest score through procurement

2026 Water Pipeline Project



MOTION: Council Member Heidi Robinson MOVED to suspend the rules and approve Resolution No. 2026-R-17, approving a contract with Noland & Son Construction Co. Inc. for execution of the 2026 Water Pipeline Project Contract. The motion was **SECONDED** by Council Member Bonnie Billings. Mayor Gettel called for discussion on the motion. There being none, he called for a roll call vote.

The voting was as follows:

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

The motion passed unanimously.

D. CONSIDER RESOLUTION NO. 2026-R-18 APPROVING CHANGE ORDER WORK WITH NOLAND AND SON CONSTRUCTION COMPANY, INC. FOR THE 2025 SEWER REHABILITATION PROJECT.

Branden Anderson said the City entered in a contract with Noland & Son Construction Co. Inc. for the execution of the 2025 Sewer Rehabilitation Project on September 2, 2025.

During contracted work it came to the City's attention that we were having troubles on another section of sewer pipe on Cottonwood Street. It was also determined that alternative installation options for the manhole should be evaluated as part of the design at the Wasatch and Main Street intersection. The following are summaries of the proposed change orders.

- **Cottonwood**
 - Replaced the existing 8” sewer main for 165’ from manhole to manhole.
 - Cost for all associated work is **\$96,525.00**
- **Wasatch and Main Street**
 - Early investigations indicated that installing a 120-inch manhole at this intersection would be challenging due to conflicts with the existing stormwater manhole and associated piping, as well as the existing waterline.
 - During discussion with City staff, Design Engineer and Contractor it was determined to go with a different design to help improve this intersection and placement of the manholes.
- The impact to residents and the traveling public at this intersection will be a hard closure with detour for a week. This helps in efficiency with work, no temporary asphalt, speed to perform work, and safety of the workers.
 - The Crosswalk will be maintained through the closure.
 - This work will be performed after school is out.
 - Items include the removal and replacement of two manholes and addition of a third one. The manhole at the center of Wasatch and Main will also be improved to help with deterioration in the future. An additional 170’ of upsized sewer pipe (8” to a 10”). Additional work to complete this major item.
 - Total increased price for this work is **\$99,510.00**

This work was reviewed by City Staff and the Design Engineer for the project and found it to be acceptable and needed.

The total contract amount is as follows:

Price Considerations	Price	Running Total
• Original Contract:	\$2,616,247.00	\$2,616,247.00
• Change Order previously approved:	\$329,944.00	\$2,946,191.00
• Current CO’s:		
○ Cottonwood St.	\$96,525.00	\$3,042,716.00
○ Main and Wasatch St.	\$99,510.00	\$3,142,226.00

The proposed schedule will remain the same as the original contract and is **May 2026**.

Staff recommended the City Council approve the contract amendment with Noland & Son Construction Co. Inc. A suspension of the rules is requested.

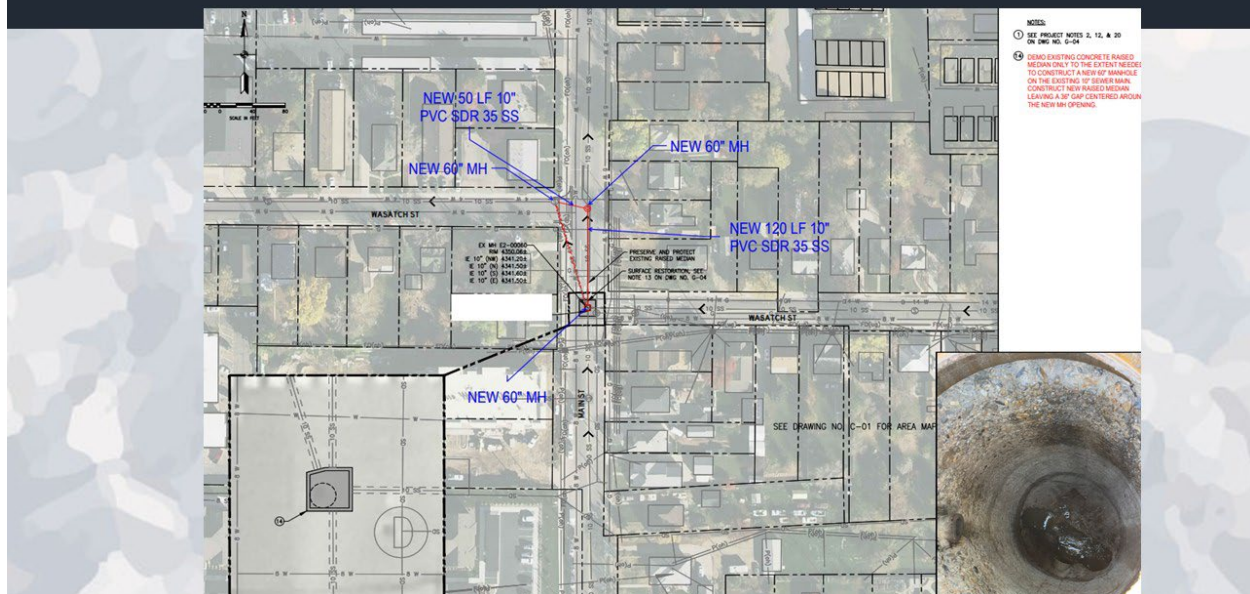
FISCAL IMPACT

Additional impact will be **\$195,035.00**. This will be paid for out of the same bond proceeds set aside for the sewer rehab project.

2025 Sewer Rehabilitation Project

- Change Order Work Areas
 - Cottonwood Street Fix
 - Wasatch and Main Street Intersection Changes
 - Full Details in packet
 - Total Amount Requested: \$195,035.00
- Contractor: Noland and Son Construction Co Inc.

2025 Sewer Rehabilitation Project



MOTION: Council Member Bonnie Billings **MOVED** to suspend the rules and approve Resolution No. 2026-R- 18, a resolution authorizing the Mayor to approve the Change Orders with Noland & Son Construction Co. Inc. for the 2025 Sewer Rehabilitation Project. The motion was **SECONDED** by Council Member Heidi Robinson. Mayor Gettel called

for discussion on the motion. There being none, he called for a roll call vote.

The voting was as follows:

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

The motion passed unanimously.

E. CONSIDER RESOLUTION NO. 2026-R-19 APPROVING CHANGE ORDER WORK WITH BECK CONSTRUCTION AND EXCAVATION, INC. FOR THE 2025 ROADWAY AND UTILITY IMPROVEMENT PROJECT

Branden Anderson said the City entered in a contract with Beck Construction and Excavation Inc. for the execution of the 2025 Roadway and Utility Project in August 2025. During the course of the contracted work, it came to the City’s attention that there were some issues with the plans, including discrepancies in quantities. Nearly all changes resulted from owner-directed revisions or differing site conditions encountered in the field. The changes are outlined below and organized into two sections.

- **Change Orders**
 - Cost for all associated work is **\$441,761.64.**
- **Change Orders (Quantity Adjustments)**
 - Cost for all associated work is **\$160,417.95.**
- **Total of all Change Orders: \$602,179.59.**

This work was reviewed by City Staff and the Design Engineer for the project and found to be acceptable and needed. Pricing is also within a responsible pricing considering change order work.

The total contract amount is as follows:

Price Considerations	Price	Running Total
• Original Contract:	\$3,338,145.00	\$3,338,145.00
• Current CO’s:		
○ 6” Waterline Loop	\$18,000.00	\$3,356,145.00
○ 4” Sewer Lateral Loop	\$3,000.00	\$3,359,145.00
○ Waterway at Depot and Main	\$15,120.00	\$3,374,265.00
○ Remove Sign BMB Gym	\$3,419.64	\$3,377,384.64
○ Connect to Existing HDPE Pipe	\$9,000.00	\$3,386,684.64
○ RMP Vaults and Conduits	\$115,566.50	\$3,502,251.14
○ Bollards at Alleyway and Main St.	\$15,825.00	\$3,518,076.14
○ Curb Wall by BMB Gym	\$18,650.00	\$3,536,726.14
○ 4” & 6” Valves for Fire Lines	\$12,215.00	\$3,548,941.14
○ Raised Crosswalks	\$49,201.50	\$3,598,142.64
○ Midvale Plaza Entrance	\$25,304.00	\$3,623,446.64

○ Stormwater Main St. Dbl Barrel	\$29,360.00	\$3,652,806.64
○ Waterline Bore for Fire Station	\$11,700.00	\$3,664,506.64
○ 8" Waterline Loops (3)	\$35,400.00	\$3,699,906.64
○ Main Street Curb and Gutter	\$30,000.00	\$3,729,906.64
○ Holden Street Left Turn Pocket	\$50,000.00	\$3,779,906.64
● Quantity Adjustments:		
○ A1 – Remove Asphalt 4-6" depth	\$15,350.00	\$3,795,256.64
○ A2 – Remove Asphalt 6+" depth	\$20,067.95	\$3,815,324.59
○ #9 – Remove Asphalt overage	\$90,000.00	\$3,905,324.59
○ #50 – 8" Thick Concrete	\$35,000.00	\$3,940,324.59

The proposed schedule has been extended by 63 days, resulting in a revised substantial completion date of **June 19, 2026**.

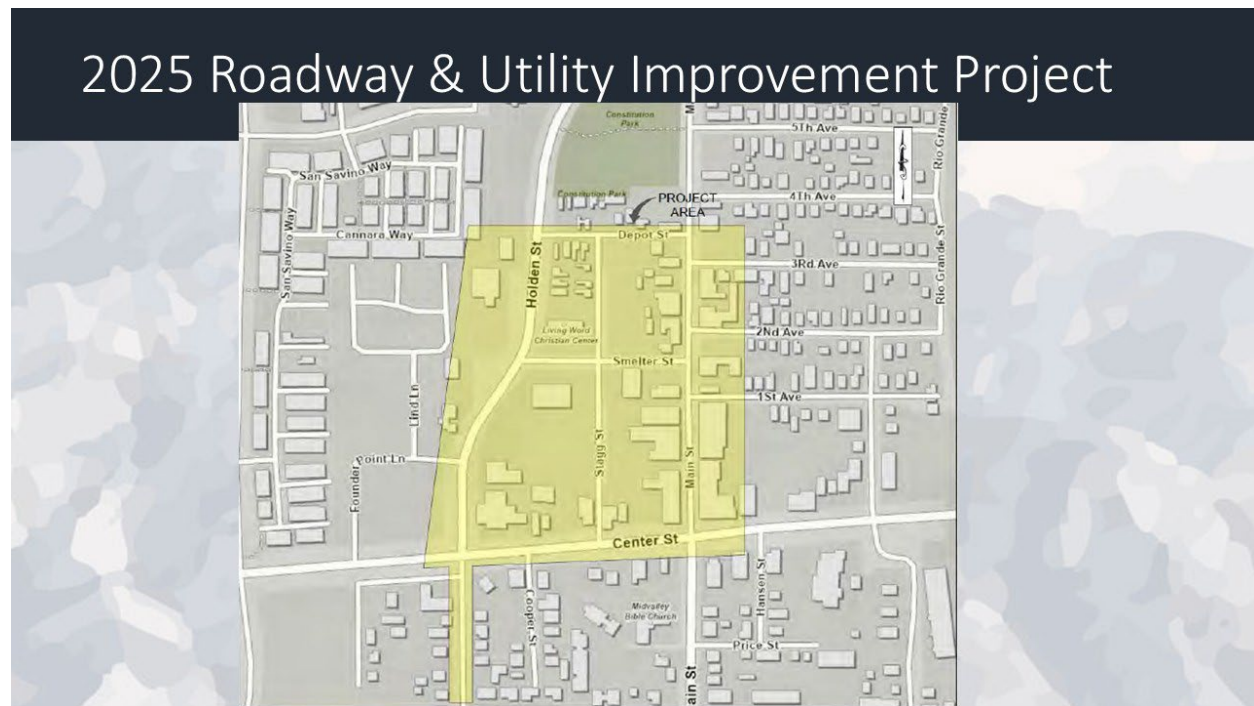
Staff recommended the City Council approve the contract amendment with Beck Construction and Excavation Inc. I request a suspension of the rules is requested.

FISCAL IMPACT

Additional impact will be **\$602,179.59**. This will be paid for out of the same funding, First-Class Highway Projects Fund, Main Street CDA infrastructure budget and related utility project bond proceeds.

2025 Roadway & Utility Improvement Project

- Change Order Work
 - Full details included the Packet
 - Condensed Areas
 - Utility Conflicts
 - Rocky Mountain Power relocation to underground
 - Quantity Adjustments
 - Main Street Additions
 - Crosswalks
 - Concrete for Bus stop
 - New Curb and gutter from high back
 - New entrance to Depot from Holden
 - Total Amount Requested: \$602,179.59
- Contractor: Beck Construction and Excavation Inc.



MOTION: Council Member Heidi Robinson **MOVED** to suspend the rules and approve Resolution No. 2026-R- 19, a resolution authorizing the Mayor to approve the Contract Amendment with Beck Construction and Excavation Inc. for the 2025 Roadway and Utility Project. The motion was **SECONDED** by Council Member Bonnie Billings. Mayor Gettel called for discussion on the motion. There being none, he called for a roll call vote.

The voting was as follows:

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

The motion passed unanimously.

IX. DISCUSSION ITEM

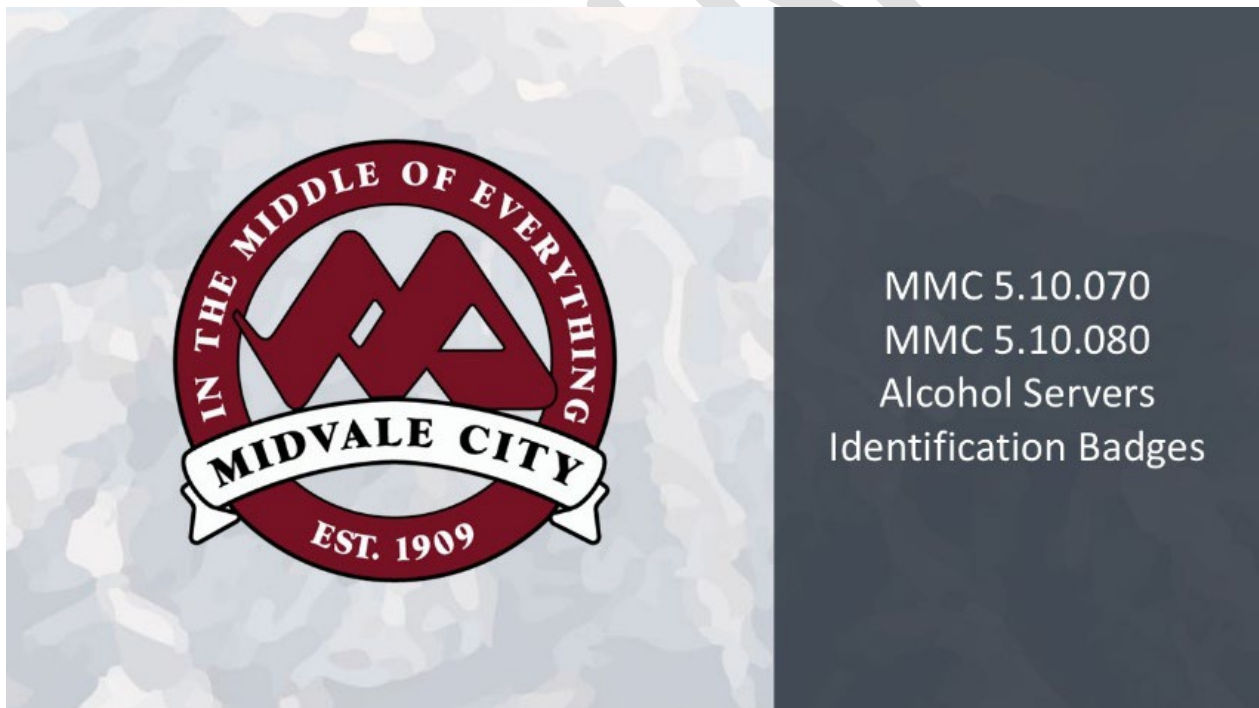
A. DISCUSSION ON POSSIBLE AMENDMENT/REPEAL OF VERBIAGE WITHIN MMC 5.10.070 AND 5.10.080 RELATING TO ISSUANCE OF ALCOHOL SERVER IDENTIFICATION BADGES

Adam Olsen said a provision in Midvale Municipal Code (MMC), 5.10 “Alcoholic Beverage Licensing,” requires employees serving alcohol in taverns, bars, and private clubs to have a city issued alcohol server’s identification badge. MMC 5.10.080(H) outlines the requirements for the identification badge and penalties for violation. Penalties include written warnings up to revocation of business license.

The provision has been irregularly enforced. Staff cannot find records of server's identification badges being issued. At least one business was asked about such identification badges and reported they have never been aware of or asked to comply with the requirement.

In researching Utah Code (26B-5-205), it appears the city requirement of a server's identification badge largely mirrors a requirement found in 26B-5-205. Utah Code requires, through the Department of Alcoholic Beverage Services, those employed in serving alcohol to complete and pass a training course prior to beginning employment and receive a certificate of completion (permit). This certificate/permit is kept on business premises where the server is employed and must be renewed every 3 years.

Staff brings this to Council to discuss whether to keep the provision in place, amend the Code to have the badge requirement administered through Unified Police Department (UPD); or, amend the Code by deleting the requirement for an alcohol server's identification badge.



MMC 5.10.070

~~F. Midvale City shall not grant an alcohol server's identification badge to any person who has been convicted:~~

~~1. On one or more occasions within the five years immediately before the day on which the license is granted of any violation of any federal or state law or local ordinance concerning the sale, manufacture, warehousing, adulteration or transportation of alcoholic beverages;~~

~~2. On two or more occasions within the five years immediately before the day on which the license is granted, driving under the influence of alcohol, any drug, or the combined influence of alcohol and any drug.~~

MMC 5.10.080

~~H. No on-premises retail beer—tavern or private club of any class licensee shall knowingly employ in connection with his/her business, any person who has not been issued an alcohol server's identification badge. All employees shall be required to apply through the city for a license to be employed in a business with an on-premises retail beer—tavern license or a private club of any class in which beer or liquor is sold. The applicant will be required to furnish his/her full name, address, a background check provided through BCI. A violation of this provision shall result in a six-month revocation of the employee license. Two or more violations shall result in a one-year license revocation. Any licensee who negligently allows an employee to violate the provisions of this chapter will be considered to have violated the ordinance codified in this chapter. A first violation of this provision shall result in a written warning to the owner/licensee. A second violation within a one-year period shall result in a one-year revocation. The employee license and a picture identification of the employee as required by the city police department shall be maintained on the licensed premises for each employee at all times.~~

~~1. The chief of police or his designee may also require that as part of a criminal background check, the information will be checked against fingerprint database and that the individual allow his or her fingerprint to be taken as part of the background check.~~

Options

1. Keep provision in place.
2. Amend to administer badge through UPD.
3. Delete requirement (similar provision found in State Code).

Brian Pullman, 2 Row Brewing, said he's never heard of this in the over 11 years that he has been involved in this type of business. He said this isn't alcohol server training; it's criminal investigations through BCI. What the ordinance is asking him to do is to criminally check every employee in his business. This is burdensome to send every employee to BCI and an overreach on the employees. They are currently required to send each employee to alcohol server training, food handler training, and the State requires every owner and manager is required to have a criminal background check. He said he is asking that the city repeal this ordinance since the State has one of the strictest alcohol policies and is very thorough.

Council Members Heidi Robinson, Bonnie Billings, and Denece Mikolash suggested elimination of the ordinance.

Mayor Dustin Gettel said this will come back before the Council on the April 21, 2026 for approval.

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

Council recessed at 7:42 p.m. and reconvened at 7:51 p.m.

X. CLOSED SESSION

MAYOR: Mayor Dustin Gettel

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

STAFF: Nate Rockwood, Assistant City Manager; Rori Andreason, HR Director/City Recorder; Garrett Wilcox, City Attorney; Adam Olsen, Community Development Director, Matt Dahl, City Manager, Laura Magnuss, Communications Director, Kate Andrus, RDA Director.

MOTION: Council Member Paul Glover **MOVED** to enter into a closed session for strategies to discuss pending or reasonably imminent litigation. The motion was **SECONDED** by Council Member Heidi Robinson. Mayor Gettel called for discussion on the motion. There being none, he called for a roll call vote.

The voting was as follows:

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

The motion passed unanimously.

The Council went into closed session at 7:52 p.m.

MOTION: Council Member Paul Glover **MOVED** to reconvene into open session. The motion was **SECONDED** by Council Member Heidi Robinson. Mayor Gettel called for discussion on the motion. There being none, he called for a roll call vote.

The voting was as follows:

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

The motion passed unanimously.

The Council reconvened into open session at 7:56 p.m.

XI. ADJOURN

MOTION: Council Member Paul Glover **MOVED** to adjourn the meeting. The

motion was SECONDED by Council Member Heidi Robinson. Mayor Gettel called for discussion on the motion. There being none, he called for a vote. The motion passed unanimously.

The meeting adjourned at 8:11 p.m.

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

Approved this April 21, 2026

PENDING



7505 S Holden Street
Midvale, UT 84047
801-567-7200
Midvale.Utah.gov

MIDVALE CITY COUNCIL STAFF REPORT 4/21/2026

SUBJECT

Consider Ordinance No. 2026-O-11 Amending the Franchise Agreement Requirements of Sections 5.52.050 and 5.54.050 of the Midvale Municipal Code.

SUBMITTED BY

Katie Thorne, Community Development Executive Assistant

BACKGROUND AND ANALYSIS

The Midvale Municipal Code authorizes the City to grant nonexclusive franchises for providers seeking to install, construct, operate, and maintain systems within the public right-of-way. These franchises are formalized through franchise agreements between the City and the provider.

Currently, franchise agreements are brought before the City Council for approval, even in cases where the agreement is substantially identical to previously approved agreements and contains no substantive changes beyond provider-specific information.

The proposed ordinance amends Sections 5.52.050 (Nonexclusive Franchise) and 5.54.050 (Wireless Nonexclusive Franchise) to:

- Authorize the Mayor to execute franchise agreements and wireless franchise agreements without additional City Council approval, provided that:
 1. The provider meets all requirements of the applicable chapter; and
 2. The agreement is the same as the most recently approved franchise agreement, except for provider-specific information.
- Require City Council approval for any modification to a franchise agreement or wireless franchise agreement that deviates from the previously approved form.

The proposed amendment is administrative in nature and is intended to improve efficiency while maintaining appropriate legislative oversight.

- **Administrative Efficiency:** Eliminates the need for City Council review of routine franchise agreements that are consistent with previously approved templates.
- **Consistency:** Ensures that all administratively approved agreements conform to the last City Council-approved version.
- **Maintained Oversight:** Preserves City Council authority over any franchise agreement that includes modifications or substantive deviations.

The amendment does not alter the City's authority to regulate the use of the public right-of-way or impose requirements on providers.

There is no direct fiscal impact associated with this amendment. The change may result in minor administrative efficiencies for staff and the City Council.

STAFF RECOMMENDATION

Staff is requesting that the City Council consider suspending the rules and approve the proposed ordinance.

RECOMMENDED MOTION

"I move that we suspend the rules and approve Ordinance No. 2026-O-11 Amending the Franchise Agreement Requirements of Sections 5.52.050 and 5.54.050 of the Midvale Municipal Code."

ATTACHMENTS

1. Draft Ordinance

ORDINANCE NO. 2026-O-11

AN ORDINANCE AMENDING THE FRANCHISE AGREEMENT REQUIREMENTS OF SECTIONS 5.52.050 AND 5.54.050 OF THE MIDVALE MUNICIPAL CODE.

WHEREAS, the City of Midvale is authorized to regulate the use of public rights-of-way and to grant nonexclusive franchises for utilities and wireless providers; and

WHEREAS, franchise agreements are required to formalize the terms under which providers install, construct, operate, and maintain systems within the public rights-of-way; and

WHEREAS, the current code requires City Council approval of franchise agreements regardless of whether such agreements are substantially identical to previously approved agreements; and

WHEREAS, the City Council finds that allowing administrative approval of franchise agreements that are substantially unchanged will improve efficiency while maintaining appropriate oversight; and

WHEREAS, the City Council desires to retain authority over any franchise agreement that includes substantive modifications;

NOW, THEREFORE, BE IT ORDAINED by the City Council of Midvale City, Utah as follows:

Section 1. The following sections of the Midvale City Municipal Code are hereby amended as included in the following attachments to this document:

- Attachment A: Amending the Franchise Agreement Requirements of Sections 5.52.050 and 5.54.050 of the Midvale Municipal Code.

Section 2. This ordinance shall take effect upon the date of first publication.

PASSED AND APPROVED this 21st day of April, 2026.

Dustin Gettel, Mayor

ATTEST:

Rori Andreason, MMC
City Recorder

Voting by City Council
Bonnie Billings
Paul Glover
Heidi Robinson
Bryant Brown
Denece Mikolash

“Aye”

“Nay”

Date of first publication: _____

Attachment A:

5.52.050 Nonexclusive franchise.

The city is empowered and authorized to issue nonexclusive franchises governing the installation, construction, operation, use and maintenance of systems in the city's rights-of-way, in accordance with the provisions of this chapter. The franchise is granted through a franchise agreement entered into between the city and provider. The mayor is authorized to execute a franchise agreement without additional city council approval if (1) the provider meets all of the requirements of this chapter, and (2) except for the provider-specific information, the franchise agreement is the same as the last franchise agreement approved by the city council. Any modification of a franchise agreement requires city council approval. (Ord. 2014-08 § 1 (Exh. A (part)); Ord. 10/28/2003O-12 (part); Ord. 10-17-2000E (part))

5.54.050 Nonexclusive franchise.

The city is empowered and authorized to issue nonexclusive wireless franchises governing the installation, construction, operation, use and maintenance of wireless systems in the city's right-of-way, in accordance with the provisions of this chapter. The wireless franchise is granted through a wireless franchise agreement entered into between the city and provider. The mayor is authorized to execute a wireless franchise agreement without additional city council approval if (1) the provider meets all of the requirements of this chapter, and (2) except for the provider-specific information, the wireless franchise agreement is the same as the last wireless franchise agreement approved by the city council. Any modification of a wireless franchise agreement requires city council approval. (Ord. 2018-10 § 1 (Exh. A); Ord. 2018-01 § 1 (Exh. A))



MIDVALE CITY COUNCIL SUMMARY REPORT

Meeting Date: April 21, 2026

SUBJECT: Consideration of Resolution No. 2026-R-22 Adopting Midvale's 2026 Firework Restriction Map

SUBMITTED BY: Matt Dahl, City Manager

SUMMARY:

Utah State Code (State Code) §15A-5-202.5 limits the authority of cities to prohibit fireworks, requiring adherence to specific conditions and timelines. State Code also mandates that cities reevaluate the restrictions annually to ensure the qualifying conditions still exist. Subsections 202.5(b)(1) and 202.5(b)(2) of State Code §15A-5-202.5 require that the legislative body:

- Only restrict fireworks around defined hazardous areas, which include wild land urban interfaces, and mountainous, brush-covered, forest-covered, or dry grass-covered areas; and
- Designate the restricted area along readily identifiable features like major roadways, waterways, or geographic features; and
- Ensure that the boundary of the designated restricted area is as close as is practical to the defined hazardous area, provided that the closed area may include areas outside of the hazardous area to facilitate a readily identifiable line; and
- Identify the restricted area through a written description or map that is readily available to the public.

Midvale City staff believe that State Code §15A-5-202.5 and §53-7-225 grant the Midvale City Council the authority to reauthorize the 2025 firework restrictions in Midvale due to the continued presence of hazardous conditions.

Based on the qualifying conditions outlined in §15A-5-202.5, Midvale City continues to have elevated fire risk conditions along the Jordan River, within Salt Lake County Parks within Midvale, within Midvale City parks (Adams Street Park, Fire Station 126 Park, Fire Station 125 Park, Fort Union Park, and Midvale City Park and Cemetery), and throughout most of the Jordan Bluffs neighborhood (Holden Street to the Jordan River, south of 7800 South). As the elevated fire risk conditions surrounding the Jordan River do not follow a readily identifiable feature, Midvale City Council has designated the restricted area along the Jordan River to run along the roadways as close to the defined hazardous area as practical, as required in State Code §15A-5-202.5(b)(2). The restricted area extends from Center Street north to Euro Drive, east along Tuscany Road to Bingham Junction Blvd, then north to Junction View Drive, continuing along Fl Smidth Drive, crossing 7200 S to River Gate Drive, and ending west at River Reserve Court.

The Midvale City Council must make its own determination of the specific areas where fireworks should be restricted and enact these restrictions through a resolution or an ordinance in accordance with State Code. Any action taken must be based on a finding of existing hazardous conditions and must meet the requirements outlined in State Code §15A-5-202.5(b)(2).

Staff recommends that the City Council maintain the fire restriction areas approved by City Council in 2025, as they continue to align with State Code requirements and mitigate fire risks in historically hazardous locations. The attached firework restriction map and resolution reflect this recommendation and are provided for the City Council's review and approval.

Recommended Motion:

I move that we suspend the rules and approve Resolution No. 2026-R-22 adopting Midvale's 2026 firework restriction map.

Attachments:

Resolution 2026-R-22, 2026 Midvale Firework Restriction Map

**MIDVALE CITY, UTAH
RESOLUTION NO. 2026-R-22**

A RESOLUTION ADOPTING MIDVALE’S 2026 FIREWORK RESTRICTION MAP

WHEREAS, Midvale City (City) is a body corporate and politic of the State of Utah; and

WHEREAS, in 2018, the Utah Legislature modified State regulations regarding the authority of local governments to regulate the sale and discharge of fireworks and can primarily be found in Utah Code Ann. §15A-5-202.5 and §53-7-225; and

WHEREAS, Utah Code Ann. §15A-5-202.5 provides that a municipality may restrict ignition sources if its fire code official finds that existing conditions necessitate controlled use of any ignition source, including fireworks;

WHEREAS, the Midvale City Council finds that certain areas of Midvale City present dangerous conditions relating to fire danger; and

WHEREAS, previously the City’s fire code officials have provided an opinion to the City that the fire danger within certain areas of the City is significant and that such danger would be reduced by prohibiting the discharge of personal fireworks within those certain areas of the City; and

WHEREAS, this recommendation complies with the requirements of Utah Code Ann. §15A-5-202.5 as it only restricts fireworks around defined hazardous areas, designates the restricted area along readily identifiable features, ensures that the boundary of the designated restricted area is as close as is practical to the defined hazardous area, and identifies the restricted area through a map readily available to the public; and

WHEREAS, the Midvale City Council has determined that the minimal restriction on public convenience which would occur through a restriction on the use of personal fireworks is significantly outweighed by the need to protect public health and safety and to take precautions to guard against the existing fire danger.

NOW THEREFORE BE IT RESOLVED BY THE CITY COUNCIL OF MIDVALE, UTAH:

Section 1. Restriction on Personal Fireworks. Pursuant to the provisions of Utah Code Ann. §15A-5-202.5, and based on the findings as noted above, the use of personal fireworks is hereby prohibited in the areas of Midvale described below and depicted in the attached map:

- a. Along the Jordan River, extending East to the closest identifiable road; and
- b. Salt Lake County Parks within Midvale; and
- c. Midvale City-owned parks and open spaces, excluding rights-of-way not contained in the areas described in subsection (a).
- d. Most of the Jordan Bluffs neighborhood (Holden Street to the Jordan River, south of 7800 South); and

This prohibition shall remain in effect until amended by a resolution of the Midvale City Council. This restriction shall not apply to permitted public fireworks displays authorized by the City and approved by the City’s fire code official.

Section 2. This Resolution shall take effect immediately.

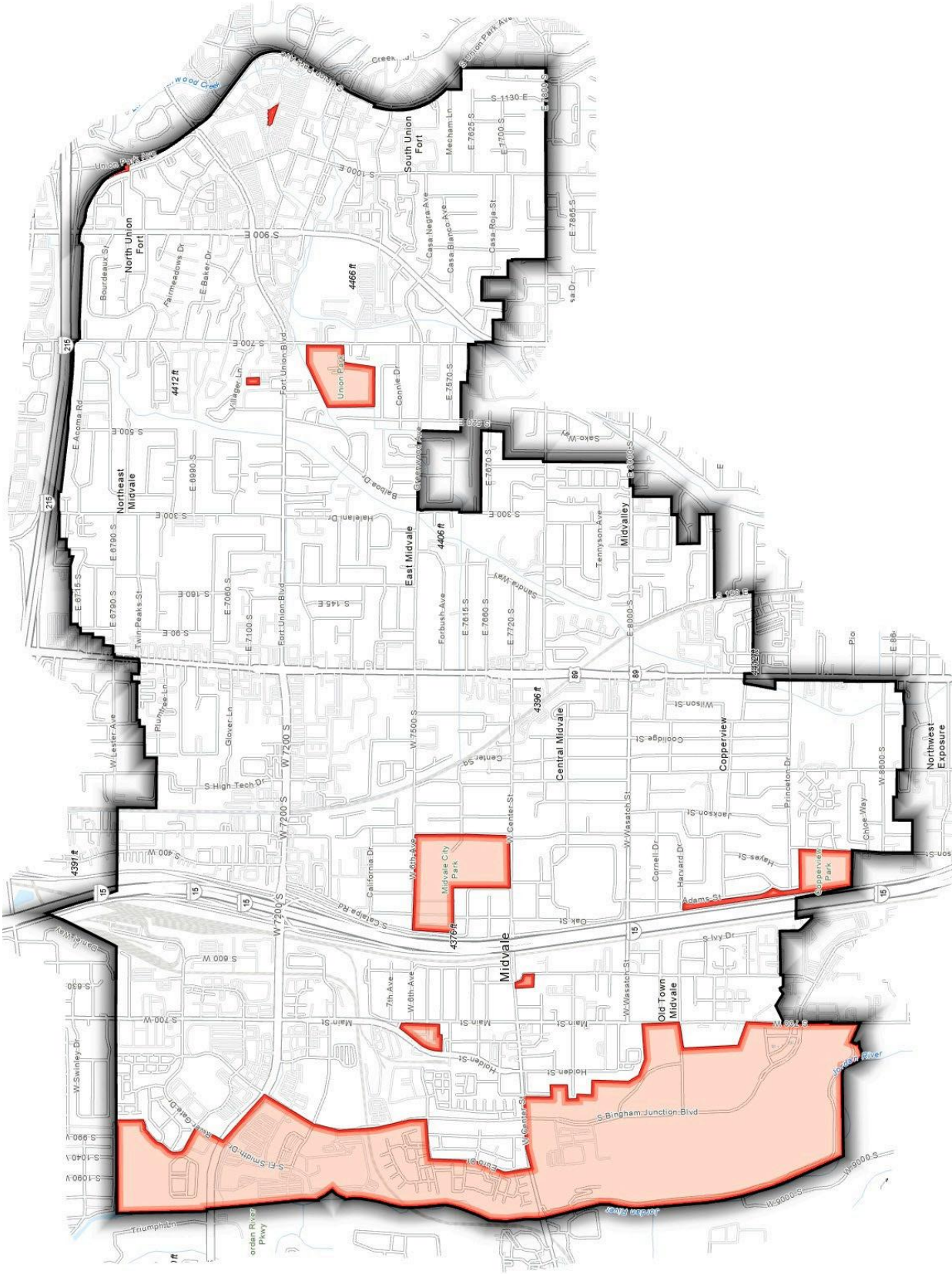
APPROVED AND ADOPTED this 21st day of April, 2026.

Mayor Dustin Gettel

ATTEST:

Rori L. Andreason, MMC
City Recorder

Voting by the City Council	“Aye”	“Nay”
Bonnie Billings	_____	_____
Paul Glover	_____	_____
Heidi Robinson	_____	_____
Bryant Brown	_____	_____
Denece Mikolash	_____	_____





7505 S Holden Street
Midvale, UT 84047
801-567-7200
www.MidvaleCity.org

MIDVALE CITY PLANNING COMMISSION STAFF REPORT 4/21/2026

SUBJECT

Consider Ordinance No. 2026-O-12 Amending Midvale City Municipal Code 5.10.070 and 5.10.080 relating to issuance of Alcohol Server's Identification Badges.

SUBMITTED BY

Adam Olsen, Community Development Director

BACKGROUND AND OVERVIEW

A provision in Midvale City Municipal Code, 5.10 "Alcoholic Beverage Licensing", requires employees serving alcohol in taverns, bars, and private clubs to have a city-issued alcohol server's identification badge. MMC 5.10.080(H) outlines the requirements for the identification badge and penalties for violation. Penalties include written warnings up to revocation of business license.

The provision has been irregularly enforced. Staff cannot find records of server's identification badges being issued. At least one business was asked about such identification badges and reported they have never been aware of or asked to comply with the requirement.

In researching Utah Code (26B-5-205), it appears the city requirement of a server's identification badge largely mirrors a requirement found in 26B-5-205. Utah Code requires, through the Department of Alcoholic Beverage Services, those employed in serving alcohol to complete and pass a training course prior to beginning employment and receive a certificate of completion (permit). This certificate/permit is kept on business premises where the server is employed and must be renewed every 3 years.

The item was discussed at the April 7, 2026, City Council meeting. Council directed staff to prepare an ordinance amending the above-mentioned sections of Midvale City Municipal Code by removing the requirements for City-issued Alcohol Server's Identification Badges.

STAFF RECOMMENDATION

Approval of Ordinance No. 2026-O-12

RECOMMENDED MOTION

I move that we approve Ordinance No. 2026-O-12 amending Midvale City Municipal Code 5.10.070 and 5.10.080 relating to issuance of Alcohol Server's Identification Badges.

ATTACHMENT

Ordinance No. 2026-O-12

ORDINANCE NO. 2026-O-12

AN ORDINANCE AMENDING MIDVALE CITY MUNICIPAL CODE 5.10.070 AND 5.10.080 RELATING TO ISSUANCE OF ALCOHOL SERVER’S IDENTIFICATION BADGES.

WHEREAS, the Midvale City Council is authorized to “pass all ordinances and rules, and make all regulations, not repugnant to law, [...] as are necessary and proper to provide for the safety and preserve the health, and promote the prosperity, improve the morals, peace and good order, comfort, and convenience of the city and its inhabitants, and for the protection of property in the city” under Utah Code Annotated § 10-8-84(1); and

WHEREAS, Midvale City Municipal Code 5.10 requires employees serving alcohol in taverns, bars, and private clubs to have a city-issued Alcohol Server’s Identification Badge; and

WHEREAS, Midvale City Municipal Code 5.10 outlines requirements for Alcohol Server’s Identification Badges and penalties for violation; and

WHEREAS, Utah Code Annotated § (26B-5-205) requires those serving alcohol to take and pass a training course, and receive a certificate of completion; and

WHEREAS, business premises must have records of certificates of completion of said training course; and

WHEREAS, the City Council finds the state more appropriate for monitoring requirements of those serving alcohol; and

WHEREAS, the City Council desires to amend Midvale City Municipal Code 5.10.070 and 5.10.080 by removing the City requirements relating to city-issued Alcohol Server’s Identification Badges.

NOW, THEREFORE, BE IT ORDAINED by the City Council of Midvale City, Utah as follows:

Section 1. The following sections of the Midvale City Municipal Code are hereby amended to repeal the City requirements for city-issued Alcohol Server’s Identification Badges:

- Attachment A: Midvale City Municipal Code 5.10.070 and 5.10.080.

Section 2. This ordinance shall take effect upon the date of first publication.

PASSED AND APPROVED this 21st day of April, 2026.

Dustin Gettel, Mayor

ATTEST:

Rori Andreason, MMC
City Recorder

Voting by City Council

Bonnie Billings

Paul Glover

Heidi Robinson

Bryant Brown

Denece Mikolash

“Aye”

“Nay”

Date of first publication: _____

Attachment A:

5.10.070 Qualifications.

A.

1. Midvale City shall not grant an alcoholic beverage license and/or local consent to any person who has been convicted of:

- a. A felony under any federal or state law;
- b. Any violation of any federal or state law or local ordinance concerning the sale, manufacture, distribution, warehousing, adulteration, or transportation of alcoholic beverages;
- c. Any crime involving moral turpitude;
- d. On two or more occasions within the five years immediately before the day on which the license is granted, driving under the influence of alcohol, any drug, or the combined influence of alcohol and any drug.

2. In the case of a partnership, corporation, or limited liability company the proscription under subsection [\(A\)\(1\)](#) of this section applies if any of the following has been convicted of any offense described in subsection [\(A\)\(1\)](#) of this section:

- a. A partner;
- b. A managing agent;
- c. An officer;
- d. A director;
- e. A stockholder who holds at least twenty percent of the total issued and outstanding stock of the applicant corporation; or
- f. A member who owns at least twenty percent of the applicant limited liability company.

B. Midvale City may immediately suspend or revoke an alcoholic beverage license and/or local consent if after the date on which the license or consent is granted, a person described in subsection [\(A\)\(1\)](#) or [\(2\)](#) of this section:

1. Is found to have been convicted of any offense described in subsection [\(A\)\(1\)](#) of this section prior to the license being granted; or
2. On or after the day on which the license is granted:
 - a. Is convicted of any offense described in subsection [\(A\)\(1\)\(a\)](#), [\(b\)](#) or [\(c\)](#) of this section; or
 - b.
 - i. Is convicted of driving under the influence of alcohol, any drug, or the combined influence of alcohol and any drug; and
 - ii. Was convicted of driving under the influence of alcohol, any drug, or the combined influence of alcohol and any drug within five years before the day on which the license was granted.

C. The license administrator may take emergency action by immediately suspending the operation of an alcoholic beverage licensee according to the procedures listed in this chapter for the period during which the criminal matter is being adjudicated if the person described in subsection [\(A\)\(1\)](#) or [\(2\)](#) of this section:

1. Is arrested on a charge for an offense described in subsection [\(A\)\(1\)\(a\)](#), [\(b\)](#) or [\(c\)](#) of this section; or
2.
 - a. Is arrested on a charge for the offense of driving under the influence of alcohol, any drug, or the combined influence of alcohol and any drug; and
 - b. Was convicted of driving under the influence of alcohol, any drug, or the combined influence of alcohol and any drug within five years before the day on which the person is arrested on a charge described in subsection [\(C\)\(2\)\(a\)](#) of this section.

D.

1.
 - a. Midvale City shall not grant an alcoholic beverage license and/or local consent to any person who has had any type of license, agency, or permit issued under this title

revoked within the last three years of the date of application for an alcoholic beverage license and/or local consent under this chapter.

b. Midvale City shall not grant an alcoholic beverage license and/or local consent to an applicant that is a partnership, corporation, or limited liability company if any partner, managing agent, manager, officer, director, stockholder who holds at least twenty percent of the total issued and outstanding stock of the applicant corporation, or member who owns at least twenty percent of the applicant limited liability company is or was:

i. A partner or managing agent of any partnership that had any type of license, agency or permit issued under this title revoked within the last three years;

ii. A managing agent, officer, director, or stockholder who holds or held at least twenty percent of the total issued and outstanding stock of any corporation that had any type of license, agency, or permit issued under this title revoked within the last three years; or

iii. A manager or member who owns or owned at least twenty percent of any limited liability company that had any type of license, agency or permit issued under this title revoked with the last three years.

2. An applicant that is a partnership, corporation, or limited liability company shall not be granted an alcoholic beverage license and/or local consent if any of the following had any type of license, agency, or permit issued under this title revoked while acting in that person's individual capacity within the last three years:

a. A partner or managing agency of the applicant partnership;

b. Any managing agent, officer, director, or stockholder who holds at least twenty percent of the total issued and outstanding stock of the applicant corporation; or

c. A manager or member who owns at least twenty percent of the applicant limited liability company.

3. A person acting in an individual capacity shall not be granted an alcoholic beverage license and/or local consent if that person was:

- a. A partner or managing agent of a partnership that had any type of license, agency, or permit issued under this title revoked within the last three years;
- b. A managing agent, officer, director, or stockholder who held at least twenty percent of the total issued and outstanding stock of a corporation that had any type of license, agency or permit issued under this title revoked in the last three years; or
- c. A manager or member of a limited liability company who owned at least twenty percent of the limited liability company that had any type of license, agency or permit issued under this title revoked within the last three years.

E.

1. A minor shall not be granted an alcoholic beverage license and/or local consent.
2. Midvale City shall not grant an alcoholic beverage license and/or local consent to an applicant that is a partnership, corporation, or limited liability company if any of the following is a minor:
 - a. A partner or managing agency of the applicant partnership;
 - b. A managing agent, officer, director, or stockholder who holds at least twenty percent of the total issued and outstanding stock of the applicant corporation; or
 - c. A manager or member who owns at least twenty percent of the applicant limited liability company.

~~F. Midvale City shall not grant an alcohol server's identification badge to any person who has been convicted:~~

- ~~1. On one or more occasions within the five years immediately before the day on which the license is granted of any violation of any federal or state law or local ordinance concerning the sale, manufacture, warehousing, adulteration or transportation of alcoholic beverages;~~
- ~~2. On two or more occasions within the five years immediately before the day on which the license is granted, driving under the influence of alcohol, any drug, or the combined influence of alcohol and any drug.~~

Ⓔ F. If any person to whom a license has been issued under this part no longer possesses the qualifications required by this title for obtaining that license, Midvale City may suspend or revoke that license. (Ord. 10/28/20030-12)

The Midvale Municipal Code is current through Ordinance 2026-04, passed February 3, 2026.

Disclaimer: The city clerk's office has the official version of the Midvale Municipal Code. Users should contact the city clerk's office for ordinances passed subsequent to the ordinance cited above.

[City Website: www.midvalecity.org](http://www.midvalecity.org)

[Hosted by General Code.](#)

5.10.080 Operational requirements.

- A. Holders of any of the classes of alcoholic beverage business licenses and/or local consent set forth in this chapter shall be governed by the operational requirements set forth herein and by the requirements of Title [32A](#), Utah Code Annotated, 1953, not inconsistent with this chapter.
- B. The licensee having an off-premises retail beer license shall only permit the sale of beer between the hours of six a.m. and one a.m. the following morning.
- C. Any licensee having an off-premises retail beer, an on-premises retail beer which is not a tavern, a restaurant liquor, or limited restaurant license may keep the licensed premises open to the public at hours other than those allowed for the sale and/or consumption of beer and liquor, to conduct activities other than the sale and consumption of beer and liquor. Any licensee having an on-premises retail beer—tavern or private club or any class license or single-event permit shall not permit the licensed premises to remain open to patrons between the hours of two a.m. and seven a.m.
- D. All licensed premises to sell or dispense beer or liquor shall be kept reasonably illuminated at all times that it is occupied or open for business and no booth, blind or stall shall be maintained unless all tables, chairs and occupants, if any, therein are kept open to the full view of the main floor of such licensed premises.
- E. Premises having an off-premises retail beer license and which sell “malt coolers” must have a sign, of a size of at least six inches by eight inches, stating: “Malt beverages and malt liquor are alcoholic beverages.” The sign is not required if only beer and no other type of beer product is sold.
- F. Premises having an off-premises retail beer license must segregate alcoholic beverages from other beverages (such as soft drinks or dairy products) in the display case.
- G. In premises having an off-premises retail beer license, at each point where beer is displayed for sale, and at each cash register and other location where the sale is consummated, a notice, at least six inches by ten inches, shall be displayed indicating:
1. The purchase, possession and/or consumption of beer by persons under the age of twenty-one years is unlawful.

2. Having an open container of any alcoholic beverage in or about a motor vehicle is unlawful.
3. Purchasers of beer shall be expected to produce adequate identification upon request.

~~H. No on-premises retail beer—tavern or private club of any class licensee shall knowingly employ in connection with his/her business, any person who has not been issued an alcohol server's identification badge. All employees shall be required to apply through the city for a license to be employed in a business with an on-premises retail beer—tavern license or a private club of any class in which beer or liquor is sold. The applicant will be required to furnish his/her full name, address, a background check provided through BCI. A violation of this provision shall result in a six-month revocation of the employee license. Two or more violations shall result in a one-year license revocation. Any licensee who negligently allows an employee to violate the provisions of this chapter will be considered to have violated the ordinance codified in this chapter. A first violation of this provision shall result in a written warning to the owner/licensee. A second violation within a one-year period shall result in a one-year revocation. The employee license and a picture identification of the employee as required by the city police department shall be maintained on the licensed premises for each employee at all times.~~

~~1. The chief of police or his designee may also require that as part of a criminal background check, the information will be checked against fingerprint database and that the individual allow his or her fingerprint to be taken as part of the background check.~~

‡ H. In premises having any class of license:

1. It is unlawful and constitutes a class B misdemeanor for any owner, manager, licensee, or lessee or any agent of such business licensed for the sale or consumption of any alcoholic beverage on the premises in the city to allow or permit any dancer, entertainer, employee or other person to appear in or on such place of business naked or so clothed as to expose in any way the buttocks, genitals, pubic area, or female breast of such dancer, entertainer or other person.
2. It is unlawful and constitutes a class B misdemeanor for any such dancer or entertainer, employee or other person to enter such place of business naked or so clothed so as to expose at any time of appearance the buttocks, genitals, pubic area, or female breast.

-
3. Violation of this section shall be grounds for suspension or revocation of the license or licenses of the establishment where violations occur. (Ord. 10/28/2003O-12)

The Midvale Municipal Code is current through Ordinance 2026-04, passed February 3, 2026.

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MIDVALE CITY COUNCIL SUMMARY REPORT

April 21, 2026

SUBJECT: Consideration of Resolution 2026-R-23 Approving Task Order 141.52.200 with Hansen, Allen and Luce to Replace Critical Equipment at Midvale City's Oak Street Well

SUBMITTED BY:

Jerimie Thorne, Public Works Deputy Director

SUMMARY:

In January 2026, the Water Department engaged Hansen, Allen, and Luce (HAL), under the City's Master Services Agreement, to perform maintenance and inspection work at the City's Oak Street Well. This work included removal of the existing line shaft pump and motor, followed by a complete teardown and inspection of the equipment. The scope also included brushing and bailing the well column to clean and reopen any plugged perforations in the column and casing. Video inspections were conducted both before and after cleaning. This work was completed by Widdison Well Services, a subcontractor to HAL.

During the inspection process, it was discovered that the pump, motor, electrical components, and variable frequency drive (VFD) are original to the well installation 50 plus years ago and are in need of immediate replacement. The typical service life of this type of equipment is approximately 20 years, which has been significantly exceeded.

The Water Department has received a Task Order from HAL to furnish and install a new pump and pump column, a 150 HP motor, a new VFD, and updated electrical components, including a new well sounder (water depth indicator). The Task Order also includes testing and commissioning of the new equipment. The work will be performed by Widdison Well Services, which performed the previous inspection scope of work and is prepared to proceed immediately.

The estimated cost of this work is not to exceed \$400,000. Under normal circumstances, this amount would require a formal bidding process, including public notice, as dictated by Utah Code § 11-39-104(1)(a).

Due to the limited timeframe available to complete this work before seasonal water demand increases, an emergency procurement exemption has been approved by the City Manager. The Oak Street Well is critical to the City's water system and supplies approximately 16% of the water demand for the

west-side pressure zone during summer usage periods. In addition, there is a level 2 drought designation by both Jordan Valley and the City. Water deliveries from Jordan Valley are restricted to 90% of our minimum contract this year and the ability for Midvale to produce its own water from this well is critical to be able to supply water to its residents.

FISCAL IMPACT: Not to exceed amount \$400,000 to be funded from the water utility capital improvements fund.

EXHIBIT B Midvale Oak Street Well Replacement Scope of Services & Probable Construction Costs April 2026					
ITEM	DESCRIPTION	UNIT	QUANTITY	UNIT COST	TOTAL COST
1	Well Pump and Motor Replacement				
1.01	Mobilization/Demobilization/Bonds	LS	1	\$ 30,000	\$ 30,000
1.02	Furnish and Install New Pump and Pump Column Pipe, Transducers, and Abandonment below 545 feet.	LS	1	\$ 120,000	\$ 120,000
1.03	Furnish and Install 150 HP Motor	LS	1	\$ 50,000	\$ 50,000
1.04	Furnish and Install New VFD	LS	1	\$ 100,000	\$ 100,000
1.05	Update Misc Electrical	LS	1	\$ 15,000	\$ 15,000
1.06	Testing and Commissioning	LS	1	\$ 20,000	\$ 20,000
Sub-Total					\$ 335,000
Contingency 10%					\$ 33,500
TOTAL PUMP AND MOTOR REPLACEMENT					\$ 368,500
Engineering Services:					\$ 31,500
Conceptual Opinion of Probable Cost					\$ 400,000



*Probable Construction Costs (PCC) are based on estimates provided by the contractor with allowances for unforeseen additional items that may be encountered during construction. Midvale will only be billed for actual costs incurred during construction. Costs for labor, material, and equipment will vary based on market conditions, competitive bidding environments, financial conditions, and other factors.

ATTACHMENTS:

- Task Order No 141.52.200
- Resolution No. 2026-R-
- Emergency Procurement Memorandum Approval
- Drawing and Spec Sheets



7505 South Holden Street
Midvale, UT 84047
Phone (801) 567-7200
www.midvalecity.org

MEMO

To: Matt Dahl, Midvale City Manager

From: Glen Kennedy, Director of Public Works

CC: Melissa Strasburg, Procurement/Contract Analyst

Date: April 14th, 2026

RE: Oak Street Well Rehab and Equipment Replacement

In January 2026, the Water Department engaged Hansen, Allen, and Luce (HAL), under the City's Master Services Agreement, to perform maintenance and inspection work at the City's Oak Street Well. This work included removal of the existing line shaft pump and motor, followed by a complete teardown and inspection of the equipment. The scope also included brushing and bailing the well column to clean and reopen any plugged perforations in the column and casing. Video inspections were conducted both before and after cleaning. This work was completed by Widdison Well Services, a subcontractor to HAL.

During the inspection process, it was discovered that the pump, motor, electrical components, and variable frequency drive (VFD) are original to the well installation approximately 50 years ago and are in need of immediate replacement. The typical service life of this type of equipment is approximately 20 years, which has been significantly exceeded.

The Water Department has received a Task Order from HAL to furnish and install a new pump and pump column, a 150 HP motor, a new VFD, and updated electrical components, including a new well sounder (water depth indicator). The Task Order also includes testing and commissioning of the new equipment. The work will be performed by Widdison Well Services, which is currently mobilized on-site from the previous scope of work and is prepared to proceed immediately.

The cost of this work is not to exceed \$400,000. Under normal circumstances, this amount would require a formal bidding process, including public notice, as dictated by Utah Code § 11-39-104(1)(a).

Due to the limited timeframe available to complete this work before seasonal water demand increases, and due to the level 2 drought designation by Jordan Valley and the City, getting this well operating is major. Water deliveries from Jordan Valley are restricted to 90% of our minimum contract this year and the ability for Midvale to produce its own water from this well is critical to be able to supply water to its residents. I am requesting approval of an emergency procurement exemption from the formal bidding process.

The Public Works Department is requesting an emergency expenditure exception as authorized under Midvale City Code 3.02.070, which states:

“Notwithstanding any other provision of this chapter, the procurement officer may make or authorize others to make emergency purchases if the purchases are necessary to avoid a lapse in a critical government service, protect the legal interest of the city, or mitigate a circumstance that is likely to have a negative impact on public health, safety, welfare, or property.”

This memorandum serves as the formal basis for the requested emergency procurement authorization.

Approved:

Melissa Strasburg, Procurement Officer

Date

RESOLUTION NO. 2026-R-

A Resolution Approving Task Order 141.52.200 with Hansen, Allen and Luce to Replace Critical Equipment at Midvale City’s Oak Street Well

WHEREAS, Midvale City (City) has the responsibility and obligation to provide sufficient and safe water delivery to its customers; and

WHEREAS, the City must continually replace and repair aging infrastructure within the City; and

WHEREAS, the City adopted a rate study and financial plan in 2020 that funds replacement projects; and

WHEREAS, the Oak Street Well is a critical and significant source of culinary water for the City’s west-side water zone; and

WHEREAS, the City has a Master Services Agreement with Hansen, Allen and Luce (HAL) for engineering and water utility work; and

WHEREAS, HAL has been determined to be qualified to complete and oversee this work.

NOW THEREFORE BE IT RESOLVED, that based on the foregoing, the Midvale City Council approves this resolution, authorizing the Mayor to sign the Task Order with Hansen, Allen and Luce to complete the Oak Street Well rehab work.

Passed and Approved this 21st day of April 2026.

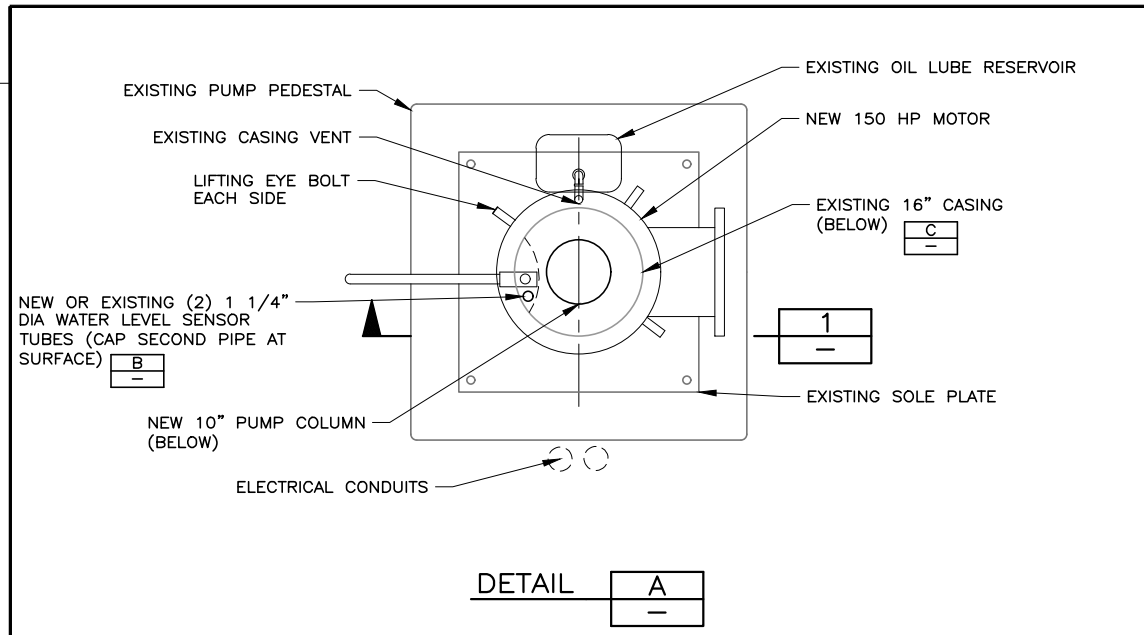
Dustin Gettel, Mayor

ATTEST:

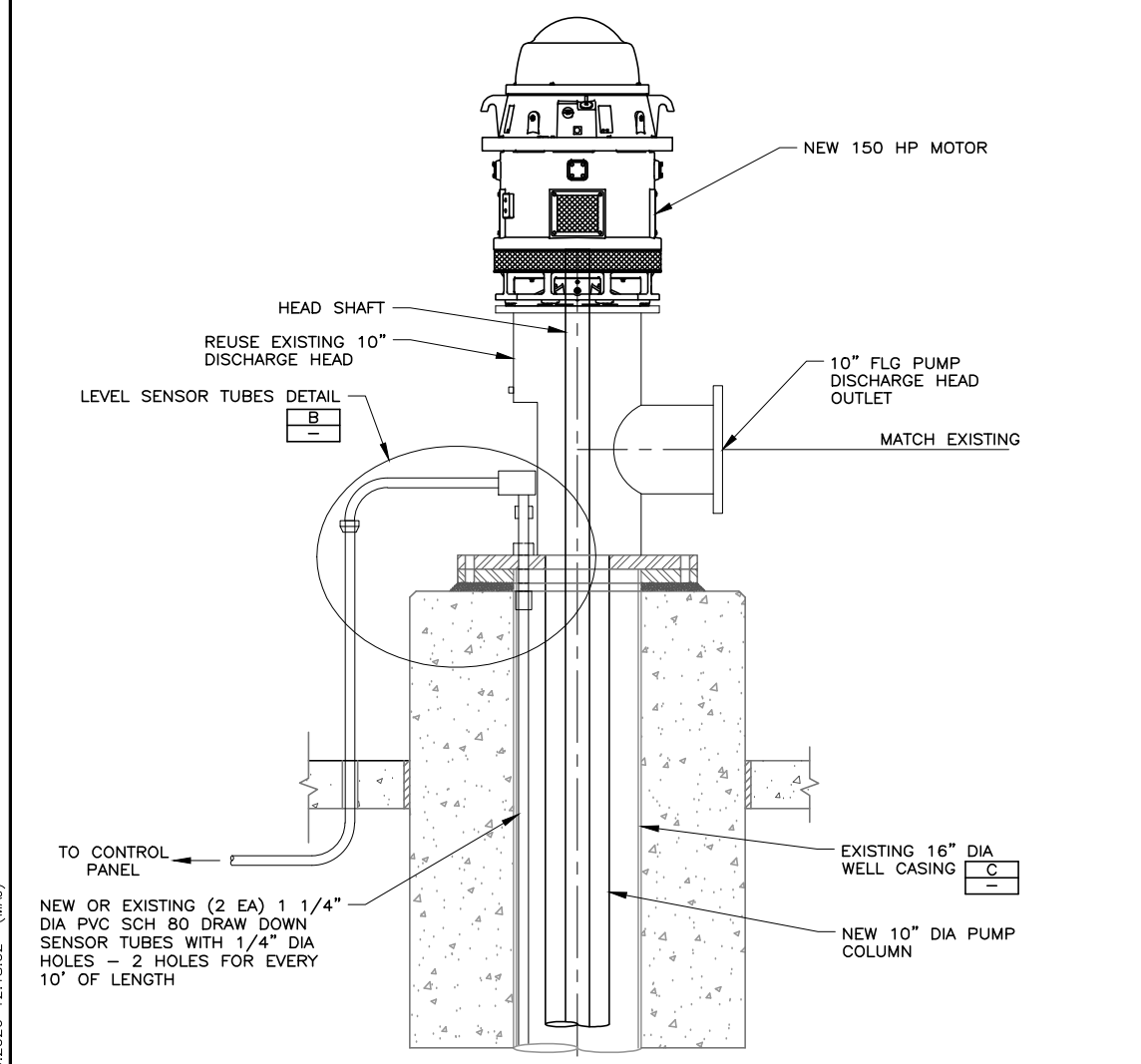
Rori L. Andreason,
City Recorder

Voting by the City Council	“Aye”	“Nay”
Denece Mikalosh	_____	_____
Paul Glover	_____	_____
Bonnie Billings	_____	_____
Heidi Robinson	_____	_____
Bryant Brown	_____	_____

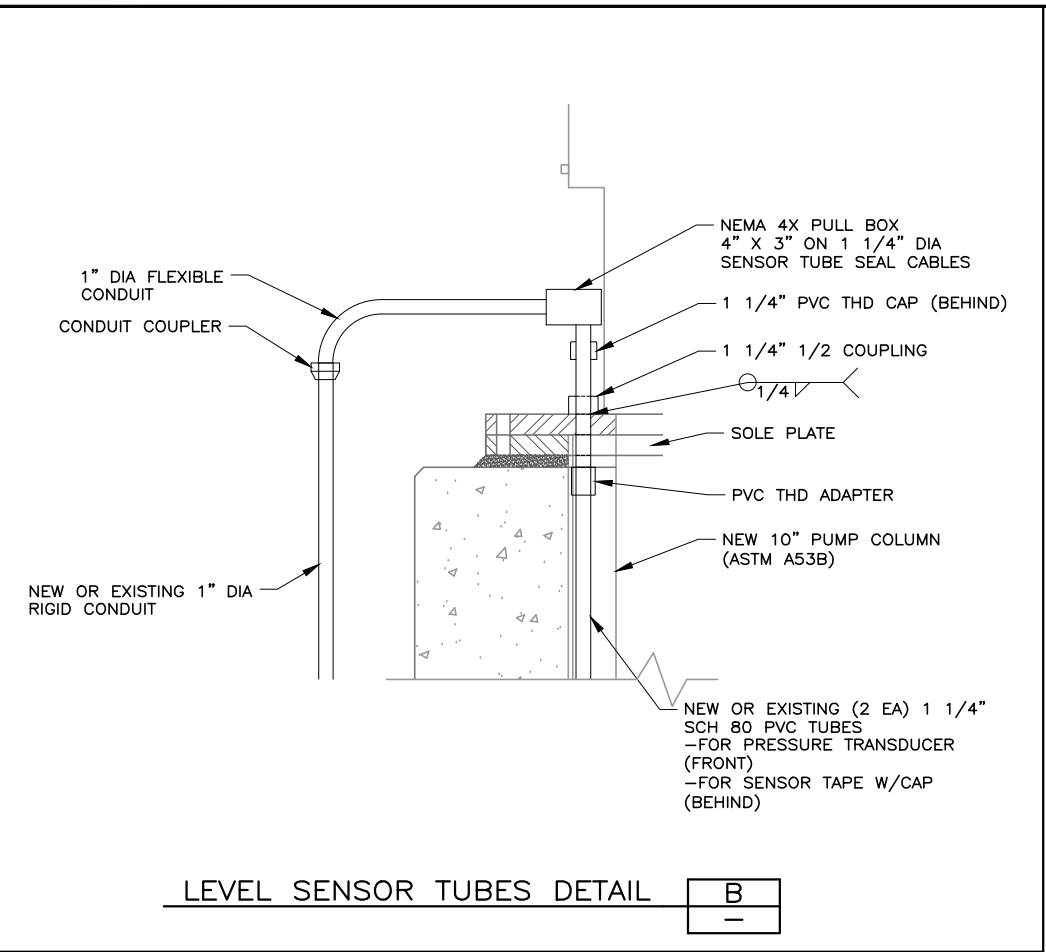
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 FILE DATE: 2.20.2026 12:18:02 (MAJ)
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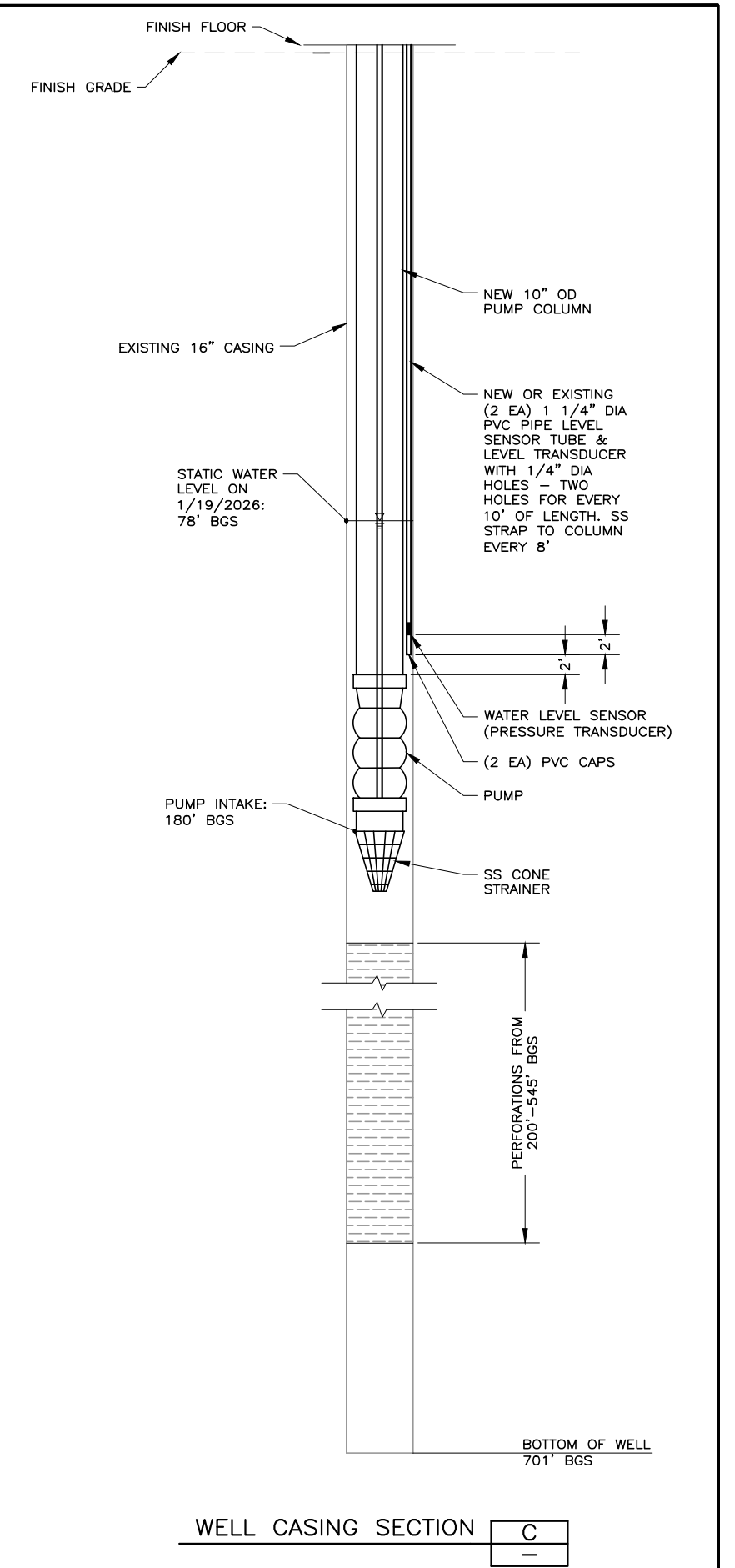
DETAIL **A**



SECTION **1**



LEVEL SENSOR TUBES DETAIL **B**



WELL CASING SECTION **C**



DESIGNED	JKN	2			
DRAFTED	MAJ	1			
CHECKED	MMC	0	2/20/2026	100% DESIGN REVIEW	
DATE	FEBRUARY 2026	NO.	DATE	REVISIONS	BY
					APVD

SCALE
NOT
TO
SCALE



SECTION 33 11 34
DEEP WELL PUMP AND MOTOR
(OIL LUBRICATED)

PART 1 GENERAL

1.1 DESCRIPTION

- A. Furnish, deliver, and install a new deep well, vertically suspended dry-location centrifugal well pump, oil lubricated with surface discharge into existing 16-inch diameter steel well casing and new 10-inch diameter steel column piping, level sensor tubes with pressure transducer to depths as shown in the Contract Drawings. The deep well pump shall also be provided with a new vertical squirrel cage induction motor with a Weather Protected Type I (WPI) enclosure. The existing discharge head shall remain.
1. The Oak Street Well currently produces around 800 gpm. To optimize water rights, it has been determined that a new pump capable of producing 1,200 gpm be installed. This balances sustainable aquifer yield while also optimizing water right usage. The anticipated TDH for Oak Street Well is estimated to be 360 feet. This will require a 150 HP motor.

1.2 REFERENCES

- A. Work covered by this Specification shall meet or exceed the provisions of the latest editions of the following Codes and Standards in effect at the time of award of the Contract:
- B. AMERICAN NATIONAL STANDARDS INSTITUTE (ANSI)
1. ANSI B16.1 Cast Iron Pipe Flanges and Flanged Fittings Class 25, 125, 250 and 800
- C. AMERICAN SOCIETY FOR TESTING AND MATERIALS (ASTM)
1. ASTM A 48 Gray Iron Castings
2. ASTM A 53 Pipe, Steel, Black and Hot-Dipped, Zinc-Coated Welded and Seamless
3. ASTM B 505 Standard Specification for Copper Alloy Continuous Castings
4. ASTM A 582 Standard Specification for Free-Machining Stainless Steel Bars
5. ASTM B 584 Specification for Copper Alloy Sand Castings for General Applications
- D. AMERICAN WATER WORKS ASSOCIATION
1. AWWA C 651 Standard for Disinfecting Water Mains
2. AWWA E 103 Standard for Horizontal and Vertical Line-Shaft Pumps
- E. NSF INTERNATIONAL (NSF)
1. NSF 60 Drinking Water Treatment Chemicals
2. NSF 61 Drinking Water System Components – Health Components
3. NSF 372 Drinking Water System Components – Lead Content

4. NSF 600 Health Effects Evaluation and Criteria for Chemicals in Drinking Water

1.3 SUBMITTALS

- A. CONTRACTOR shall submit for review to ENGINEER, sufficient literature, detailed specifications, and drawings to show dimensions, make, style, speed, size, type, horsepower, head-capacity, efficiency, materials used, design features, internal construction, weights, and any other information required by ENGINEER for review of all pumping equipment. No pumping equipment will be accepted, and installation will not be allowed, until such review has been completed. All submittals shall clearly state any deviations from the specified requirements. The following shall also be furnished with the submittal:
1. Performance data curves showing head, capacity, horsepower demand, and pump efficiency over the entire operating range of the pump, from shutoff to maximum capacity. The equipment manufactured shall indicate separately the head, capacity, horsepower demand, overall efficiency, and minimum submergence required at the specified design point.
 2. Equipment manufactured shall provide complete and detailed information regarding the installation of the pumps. Any installation requirements or operating conditions which the supplier or manufacturer feel to be critical to the safe and reliable operation of the pumps should be identified and described in detail.
 3. Shop drawings submitted for review also shall include electrical diagrams, schematic control diagrams, and a detailed description of how the control system is to function.

1.4 OPERATING CONDITIONS

- A. Table 33 11 34-1 indicates the operating conditions of the pumps.

**TABLE 33 11 34-1
OPERATING CONDITIONS DEEP WELL TURBINE PUMP**

DESCRIPTION	OAK STREET WELL
Design capacity of pump (gpm)	1,200
Design total dynamic head (feet)	360
Pump Setting Depth	180
Nominal Operating Speed (rpm)	1800
Minimum Efficiency at Design Point	80.0%
Maximum NPSHR at Design Point	24 feet
Minimum Motor Horsepower	150
Column Size (diameter)	10-inch
Minimum Shaft Size (inches)	1-1/2 (SS 416)

DESCRIPTION	OAK STREET WELL
Diameter of Well Casing	16-inch (15.25" I.D.)
Maximum Bowl Diameter	12-inch
Approx. Elevation (ft. above MSL)	4370
Design Model No.: National	K12HC
Utility Power (volts, phase, hertz)	480, 3, 60

1.5 MECHANICAL DEFECTS AND REJECTIONS

- A. CONTRACTOR furnished pumps that have mechanical defects or do not meet the requirements for head-capacity, horsepower, efficiency, and vibration requirements will be rejected, and shall be replaced without additional cost to OWNER for furnishing, removal, reinstallation, and retesting. Mechanical defects shall include excessive vibration, improper balancing of any rotating parts, improper tolerances, binding, excessive bearing or motor heating, defective materials, including materials that do not conform to the Specifications, improper fitting of parts, and any other defect which will in time damage the pump or unreasonably impair its efficiency or operation.

1.6 WARRANTY

- A. CONTRACTOR furnished equipment covered by these Specifications shall be warranted against defective parts due to faulty material or workmanship for one (1) year after date of installation. CONTRACTOR shall guarantee to replace any defective parts within the period of time specified at no additional cost to OWNER. If CONTRACTOR has to pull pump to replace defective parts, CONTRACTOR shall guarantee to pull and replace pump at no additional cost to OWNER.

1.7 FACTORY TESTING

- A. Equipment shall be factory tested and inspected as specified hereinafter. All costs for the tests shall be borne by CONTRACTOR. CONTRACTOR shall submit the complete shop test procedures to ENGINEER for approval at least 30 days prior to the shop test. In the event any equipment fails to meet the performance values set forth in this specification, the equipment shall be modified and re-tested or replaced with equipment that performs in accordance with this specification.
1. Impeller, motor rating and electrical connections shall be checked for compliance to the customer's purchase order.
 2. Pump and motor shall be performance tested as specified hereinafter; all pumps shall be tested with motor cables to be supplied with the pumps. Three copies of certified test reports, including actual test records, shall be submitted, and approved by ENGINEER prior to shipment of the equipment.

3. A motor and cable insulation test for moisture content or insulation defects shall be made.
 4. Rotation shall be checked with the pumps running dry, after which each shall be submerged and run for 30 minutes.
- B. Any deficiencies identified shall be corrected and appropriate testing redone. A certified test report on the results of the factory testing shall be supplied with each pump at the time of shipment.
 - C. Pumps shall be tested at the actual motor drive speed and at the "Design capacity of the pump" and "Design total dynamic head" conditions specified in Table 33 11 34-1.
 - D. Factory test of the pumping equipment shall be made in accordance with the Test Code of Hydraulic Institute Standards 14.6-2011 Test Acceptance Grade 1U. Each pump shall be tested for performance at the factory to determine the head vs. capacity, motor total electrical power draw (KVA), and motor active electrical power draw (KW) for the full speed at which the pumps are specified and shown on a performance test curve, certified by a registered professional engineer, as continuous functions throughout the pump's performance range. Tests of models, prototypes or similar units will not be acceptable. All tests shall be run in accordance with the test code for centrifugal pumps of the Standards of Hydraulic Institute, latest edition. The motor and cable on each pump shall be tested for moisture content or insulation defects. After the test, the pump cable end shall be fitted with a shrink-fit rubber boot to protect it from moisture or water.
 - E. Test curves for each pump shall have the capacity plotted as abscissas, and the operating head, brake horsepower, and efficiency plotted as ordinates. Test curves shall cover the full range of operation from shut-off to maximum capacity. The characteristics of the pumps shall conform with this specification.
 - F. All pumping equipment which fails to meet the requirements of the Test Code shall be removed and shall be replaced with pumping equipment which meets the specifications requirements. Five (5) notarized copies of certified factory performance test curves for each pump shall be furnished and approved before shipment of the pumps to the site.
 - G. Pumps shall have design and operational characteristics which provide for maximum efficiency and minimum hydraulic turbulence in the pump casing at the design capacity of the pump and design total dynamic head specified in Table 33 11 34-1, "Operating Conditions Deep Well Turbine Pump". Each pump shall operate without excessive noise, vibration, heating, cavitation, or damage to the pump. The actual certified pump capacities shall at a minimum meet the design conditions specified in Table 33 11 34-1.

PART 2 PRODUCTS

2.1 DEEP WELL VERTICAL TURBINE PUMP

- A. The pumps shall be the deep well, oil lubricated, vertical turbine type suitable for pumping potable water. All material, manufacturing, and performance standards shall be in compliance with AWWA E 103 and with NSF 60, NSF 61, NSF 372, and NSF 600, as applicable for potable water applications. The NSF certifications shall be for the entire pump assembly from the suction bell, pump bowls, column piping assembly and up to, and including, the discharge head.

B. Performance Requirements

1. Pump Speed - The pumps shall operate as specified in Table 33 11 34-1.
2. Pump Characteristics - The pump shall be characterized by head capacity curves of steadily decreasing head with increasing capacity. Maximum head shall be at zero flow. The pump shall have a minimum efficiency as provided in Table 33 11 34-1 during operation against the system head. Pump head - capacity curves shall indicate that these losses have been included. Pumps shall have head-capacity curves similar to that of the specified pump. Pumps having curves that show a flatter or near horizontal slope over a section in the head – capacity curve will not be accepted. Curves with head-capacity curves with slopes of the curve flatter than that shown for the specified pump will not be accepted.
3. The pump and motor shall be capable of producing the flow rate and total dynamic heads indicated in Table 33 11 34-1.
4. Motor Characteristics - Under no operating conditions shall the required pump brake horsepower exceed the nameplate rating of the motor being furnished.
5. The pump shall be designed to operate throughout its entire range without excessive vibration or noise.

C. Vertical Turbine Pump Components

1. Pumps
 - a. The vertical turbine pump for the wells shall be as manufactured by **National Pumps, Flowserve, Pentair, American Marsh**, or approved equal and shall be a multi stage oil lube lube bowl assembly (or approved equal).
 - b. Unless otherwise stated herein, the pump shall in all respects conform to the American National Standard ANSI/AWWA E 103 for “Standard for Horizontal and Vertical Line-Shaft Pumps” and shall comply with all local and state sanitary and safety regulations.
2. Discharge Head
 - a. Reuse existing discharge head.
 - b. The discharge head shall be equipped with a tube tensioning device to apply and maintain proper tension to the shaft enclosing the tube. This device shall consist of a cast iron ASTM A48 Class 30 tube tension plate and bronze ASTM B584 alloy C83800 combination tube tension nut and bearing. Tension shall be applied to the shaft enclosing the tube through internal threads in the top tube. After proper tensioning, nut shall be locked into position with a steel cap screw. Sealing between the plate and the discharge head and the plate and shaft enclosing tube shall be accomplished by means of “O” rings.
 - c. Discharge head shall be equipped with a standard (aluminum, four quart lockable) oil reservoir fitted with solenoid valve (120 VAC) and site drip oiler.
 - d. The top line shaft (head shaft) shall be of A582 Grade 416 Stainless Steel and shall not exceed 10 feet in length. Impeller adjustment shall be provided at the top of the head shaft by means of a bronze adjusting nut of ASTM B584 alloy C83800 which shall be positively locked in position.
 - e. A lifting soleplate shall be supplied and installed, if required by the pump manufacturer.
 - f. The pump manufacture shall include the method of adjusting the pump impellers at the top of the head shaft. This method shall provide a positive locking device.

- g. CONTRACTOR shall be responsible for ensuring that the discharge head is structurally and mechanically adequate for the provided and installed pump configuration.
3. Column Assembly
- a. The line shaft for the well shall be of carbon steel C 1045. They shall be furnished in interchangeable sections not over 20 feet in length.
 - b. The butting faces shall be machined square to the axis of the shaft, with maximum permissible axial misalignment of the thread axis with the shaft axis 0.002-inch in 6-inch. The size of the shaft shall be no less than that determined by ANSI/AWWA E103 Specifications, Section 5.5 for C1045 line shaft, adjusted for A582 Grade 416 Stainless Steel material, and shall be such that elongation due to hydraulic thrust will not exceed the axial clearance of the impellers in the pump bowls. Maximum runout in 10-feet shall not exceed 0.005-inches.
 - c. The line shaft bearing shall be of bronze ASTM B505 alloy C84400, internally grooved to allow proper lubrication to enclosed line shaft and threaded externally for connecting oil tube sections.
 - d. The shaft enclosing tube shall be ASTM A 53 Schedule 80 steel with the ends machined square and parallel, threaded internally to receive the line shaft bearings. Maximum tube thread runout in 5-foot length shall not exceed 0.005". Bearing spacing shall not exceed 5 feet.
 - e. The outer column piping shall be of ASTM A53 Grade B Schedule 40 steel pipe in interchangeable sections not over 20 feet in length with the ends of each section faced parallel and machined with 8 straight threads per inch permitting the ends to butt and ensuring alignment when connected by standard mill steel couplings. The weight of the column pipe shall be no less than that stated in AWWA E 103, Section 5.1, "Standard Specifications for Discharge Column Pipe". Top and bottom sections of column pipe shall not exceed 5-feet in length.
 - f. CONTRACTOR shall be responsible for ensuring that the column piping is structurally and mechanically adequate for the provided and installed pump configuration.
4. Pump Bowl Assembly
- a. Pump bowl castings shall be of close-grained cast iron ASTM A48 Class 30 or ASTM A536 ductile iron Class 60-40-18 where required to meet the hydrostatic pressure criteria listed below. The water passages shall be free of blowholes, sand holes, and other detrimental defects, shall be lined with porcelain enamel, and shall be accurately machined and fitted. The finished bowls shall be capable of withstanding a hydrostatic pressure equal to twice the head at rated capacity or 1-1/2 times the shut-off head, whichever is greater.
 - b. The impellers shall be bronze ASTM B584 alloy C83800, enclosed type, and shall be statically balanced, and shall be fastened securely to the impeller shaft with taper split bushings of steel. Impellers shall be adjustable vertically by an external means. Impeller skirt and series case throat area shall be thick enough to allow for machining and wearing at the time of repair. The bowl wear rings shall be Type 416 stainless steel and the impeller wear rings shall be Type 316 stainless steel.
 - c. The pump shaft shall be of A582 Grade 416 Stainless Steel turned, ground and polished. Bearings shall be Morse Marine Bearings outer shell super-bonded to a fluted rubber bearing surface (or approved equal) above and below each impeller. The pump shaft shall have stainless steel journals at the bearing points. The size of the shaft shall be no less than that determined by AWWA Specifications E103, Section A4.3, Paragraph 4.3.3.

- d. If the existing discharge head cannot be reused, the new discharge head shall be fitted with bypass ports to allow release of fluids escaping through the throttle bearing and oil from the line shaft bearings. The discharge head shall also be fitted with a bronze ASTM B505 alloy C84400 tube adaptor bearing of proper size to connect to the shaft enclosing tube. The discharge case shall be threaded on the outside for column sizes up to 14 inches and fitted with a cast iron ASTM A48 Class 30 column adaptor of the proper size to connect to the column selected. Likewise, the suction case shall also be threaded on the O.D. and fitted with a cast iron or steel suction adaptor.
5. Suction Pipe and Strainer.
 - a. The suction pipe shall not be required.
 - b. A Type 316 stainless steel cone strainer shall be provided having a net inlet area equal to at least four times the suction pipe area. The maximum opening size shall not be more than 75% of the minimum opening of the water passage through the bowl or impeller.

2.2 ANALYSIS

- A. Tests may be conducted with shop motor to facilitate the manufacturing process.
- B. A minimum speed curve shall be plotted on the performance curve, based on the affinity laws and the test data.
- C. All gauges shall be calibrated within 30 days of the scheduled test and certified calibration data shall be provided. All flow meters and other test instruments shall be calibrated as required by ANSI/HI standards.
- D. If a new Discharge Head is required, in order to ensure that neither harmful nor damaging vibrations occur to the pump structure at any speed within the specified operating range, the following analysis shall be required:
 1. Pump manufacturer shall perform a structural frequency analysis of the above ground structural components utilizing a FEA method to ensure that no structural natural frequencies are excited to a degree that would cause measured vibration amplitudes at the top of the discharge head to exceed the requirements of ANSI/HI 9.6.4-2009. When deemed necessary by the experience of the manufacturer, the below ground structural components shall also be included in the analysis.
 2. The FEA method should include the use of ProE/Mechanica or an equivalent software. All pump assembly components, including the motor, shall be represented as solid elements, and if idealizations are used in place of solid elements, then a complete description of method for the idealization shall be included in the report. The analysis shall also include all modes of interest and pictorially represent each mode shape. Modes of interest are defined as those structural frequencies that exist below 120% of the maximum operating speed. When significant modifications are required to lower the system's natural frequency, the pump structure's stresses and deflections shall also be reviewed. Analysis reports shall conclude acceptable operation at the analyzed operating speeds. The design critical frequency shall be at least 20% above or below the operating range of the pump.

- E. Manufacturer to provide documentation of the analysis ensuring that the specified requirements have been met, and that documentation should be signed and stamped by the professionally licensed engineer who performed the analysis work.
- F. When measured in the direction of maximum amplitude on the pump and motor bearing housings, shall not exceed limits given in the latest ANSI/HI nomograph for the applicable pump type.

2.3 MOTOR

- A. Pump motors shall be a vertical hollow shaft, premium efficiency, inverter duty, electric motor, and shall be sized as noted in Table 33 11 34-1. They shall have a non-reverse ratchet, P-base, squirrel cage induction design. Motor shall have Class B or Class F insulation with temperature rise as specified by NEMA standards for class of insulation used and shall have a 1.15 service factor. The pump motor will be operating in an ambient temperature range of 50 – 110 degrees Fahrenheit.
- B. Thrust bearing shall be chosen to handle the continuous down-thrust as specified by the pump manufacturer with an AFMBA L-10 bearing life of 12,320 hours and an L-50 of 61,600 hours. Provisions shall be made for momentary up-thrust equal to 30% of rated down-thrust.
- C. The motor shall be suitable for across-the-line starting, soft start, and shall be capable of variable frequency drive starting.
- D. The motor rating shall be such that at design it will not be loaded beyond nameplate rating and at no place on the pump curve shall the loading exceed the service factor.
- E. The motor temperature shall be rated no higher than the allowable operating temperature of the motor thrust and radial bearings and in no case shall it exceed the temperature rating of the insulation class used to wind the motor.
- F. The motor primary thrust bearing shall incorporate a grounding ring to prevent damage from VFD harmonics and/or stray electrical currents. Grounding rings shall be stainless split-type. Ground rings shall be connected to the electrical ground system for the facility. Ground ring manufacturer shall be **Aegis SGR (for up to 500 HP motors)** or approved equal. For motors over 100 HP insulated upper bearings shall be provided. The insulating bearing material shall be alumina oxide or ceramic. Insulated bearing manufacturer shall be **SKF, NTN Corporation, GMN Bearing USA**, or approved equal.
- G. The junction box shall be oversized to accommodate the wiring connection.

2.4 APPURTENANCES

- A. Well Monitoring Tube
 - 1. CONTRACTOR shall furnish and install two 1 1/4-inch diameter well monitoring tubes in each well consisting of Schedule 80 PVC pipe. The tubes shall be furnished in sections not over 20 feet in length and shall be joined with flush threaded couplings. The PVC tube shall be joined and banded to the pump column with stainless steel bands at maximum of 10 feet. A minimum of two 1/4-inch diameter vent holes for every 10 feet of length shall be provided throughout the entire length of the monitoring

tube. The depth of the monitoring tube shall be as indicated in the Contract Drawings. The bottom end shall be capped.

B. Well Vent

1. Reuse existing well vent.

PART 3 EXECUTION

3.1 INSTALLATION

- A. Install pump and motor at the location shown in the Contract Drawings and according with manufacturer's recommendations.
- B. All pumps, complete with drive system, in place at the jobsite, shall not exceed acceptable field vibration limits given in the latest revisions of the Hydraulic Institute Standards. All pumps shall be free of static unbalance; shall be free of dynamic unbalance up to the maximum speed of the pump and drive system; shall be free of torsional vibration from 10 percent below the minimum speed to 10 percent above the maximum speed of the pump and drive system; and shall be free of apparent unbalance caused by defective bearings, by close fittings parts which may rub on the rotating parts intermittently, or by loose discs or rotor parts, or unbalanced loads.
- C. The motor/discharge head assembly shall be shimmed with respect to the well casing flange to bring the motor/discharge assembly into optimum alignment with any variations that the pump column and line shaft may exhibit from being truly plumb. Such shims must be structurally sound and securely attached. The water tight seal between the discharge head and the well casing flange must be maintained.

3.2 FIELD TESTS

- A. After installation, the pump shall be given an operating test to demonstrate freedom from mechanical defects, excessive noise, and vibration. The test shall include operating the pump continuously while throttling the discharge as needed. The operating test shall be performed for a minimum of one hour, or as directed by ENGINEER. Pumps with variable speed drives shall be tested at maximum speed, and at the average and minimum speeds listed under the specification for the pumps. A copy of actual test data shall be furnished to ENGINEER.
- B. Tests for acceptable vibration shall be made, at no additional cost to OWNER, in the field on each pump system, which in the opinion of ENGINEER, seem to have excessive vibration. All field tests shall be running tests with the pump pumping the product for which it is intended and each pump system shall be tested separately with no other pumps running. All testing shall be done in the presence of ENGINEER. Amplitude as used in this Specification, shall mean total peak-to-peak displacement. The required test for acceptable vibration will be the measurement of this peak-to-peak displacement and will be performed with an **IRD Vibration Meter, Model 306; Bently-Nevada TK-8**, or approved equal.

3.3 DISINFECTING

- A. Source of Water

1. CONTRACTOR shall assume all responsibility to obtain the necessary water supplies for disinfection of the pumping system.

B. Testing Procedure

1. Leakage and pressure testing must be completed prior to disinfection procedures.
2. All water piping installed under this Contract shall be disinfected using an approved disinfection method in accordance with the "American Water Works Association Standard for Disinfecting Water Mains" (AWWA C 651)
3. Pump and related piping installed under this Contract shall be disinfected using an approved disinfection method in accordance with the "American Water Works Association Standard for Disinfecting Water Mains" (AWWA C 651) and "American Water Works Association Standard for Disinfecting Wells" (AWWA C 654).
4. Heavily chlorinated water shall not be discharged onto the ground. Upon completion of disinfection, Sodium Bisulfate (NaHSO_3) shall be applied to the heavily chlorinated water to neutralize thoroughly the chlorine residual remaining. Water shall be neutralized to less than 1 ppm.
5. After approval of disinfection, CONTRACTOR shall flush the new system until the chlorine residual is a maximum of 0.3 ppm.
6. At the end of 24 hours, a bacteriological test will be performed by OWNER to ensure adequate disinfection. If the initial disinfection fails to provide satisfactory bacteriological results, or shows the presence of coliform, then the line shall be re-chlorinated, flushed, and retested until satisfactory results are obtained at the expense to CONTRACTOR.

- END OF SECTION -

SECTION 26 29 23
VARIABLE FREQUENCY DRIVES

PART 1 GENERAL

1.1 SUMMARY

- A. Section includes enclosed variable frequency controllers.

1.2 RELATED WORK

- A. Related Work specified in other Sections:
1. Section 01 33 00 Submittal Procedures
 2. Section 01 75 50 Project Closeout

1.3 REFERENCES

- A. IEEE C62.41 (Institute of Electrical and Electronics ENGINEER's) - Recommended Practice on Surge Voltages in Low-Voltage AC Power Circuits.
- B. NEMA FU 1 (National Electrical Manufacturers Association) - Fuses.
- C. NEMA ICS 3.1 (National Electrical Manufacturers Association) - Safety Standards for Construction and Guide for Selection, Installation and Operation of Adjustable-Speed Drive Systems.
- D. NEMA ICS 7 (National Electrical Manufacturers Association) - Industrial Control and Systems:
1. Speed Drives.
- E. NEMA 250 (National Electrical Manufacturers Association) - Enclosures for Electrical Equipment (1000 Volts Maximum).
- F. NETA ATS (International Electrical Testing Association) - Acceptance Testing Specifications for Electrical Power Distribution Equipment and Systems.

1.4 SUBMITTALS

- A. Shop Drawings: Indicate front and side views of enclosures with overall dimensions and weights shown; conduit entrance locations and requirements; and nameplate legends.
- B. Product Data: Submit catalog sheets showing voltage, controller size, ratings and size of switching and overcurrent protective devices, short circuit ratings dimensions, and enclosure details.
- C. Test Reports: Indicate field test and inspection procedures and test results.

- D. Manufacturers Field Reports: Indicate start-up inspection findings.
- E. Five copies, plus the number of copies the CONTRACTOR wishes returned, shall be submitted to the ENGINEER for approval.
- F. Manufacturer's warranty.

1.5 SUBMITTED AT SHIPMENT

- A. Include system manuals, complete with wiring diagrams, schematics, operating, and maintenance instructions, shall be provided with the VFD and VFD systems at the time of shipment, on both hard and digital copies.

1.6 CLOSEOUT SUB MITTALS

- A. Section 01 78 50 - Project Closeout.
- B. Operation and Maintenance Data: Submit instructions complying with NEMA ICS 3.1. Include procedures for starting and operating controllers, and describe operating limits that may result in hazardous or unsafe conditions. Include routing preventive maintenance schedule.

1.7 QUALIFICATIONS

- A. Manufacturer: Company specializing in manufacturing products specified in this section with minimum three years experience and service facilities within 100 miles of the project.

1.8 STANDARDS

- A. The VFD shall be UL listed and not require external fuses except where input power is supplied from multiple transformer secondaries.
- B. All VFD and VFD systems shall be designed in accordance with applicable portions of NEMA standards, and panel build ups manufactured by a UL508 listed manufacturer.
- C. The VFD shall be compatible with the installation requirements of interpretive codes such as National Electric Code (NEC) and Occupational Safety & Health Act (OSHA).
- D. The VFD shall be capable of operating in compliance with IEEE 519-2022.
- E. The VFD shall meet IEC 612 00-2 for vibration levels.

1.9 DELIVERY, STORAGE, AND HANDLING

- A. Store in a clean, dry space. Maintain factory wrapping or provide an additional heavy canvas or heavy plastic cover to protect units from dirt, water, construction debris, and traffic.

- B. Handle in accordance with manufacturer's written instructions. Lift only with lugs provided for the purpose. Handle carefully to avoid damage to components, enclosure, and finish.

1.10 ENVIRONMENTAL REQUIREMENTS

- A. Conform to NEMA ICS 7 service conditions during and after installation of variable frequency controllers.

1.11 WARRANTY

- A. Equipment furnished under this Section shall be guaranteed against defective parts and workmanship for 1 year from date of Final Acceptance of the system and shall include labor and travel time for necessary repairs at the job site.
- B. The manufacturer shall provide the service of a factory-trained service representative to verify the correctness of the CONTRACTOR's completed installation; to check all electronic circuitry and mechanical components to assure their proper function; and to make all necessary measurements in and around the unit to ensure proper operation. A minimum of 1-day startup service shall be provided. The manufacturer shall provide through the CONTRACTOR to OWNER a written certification that the installation is complete, correct and properly calibrated.

1.12 MAINTENANCE SERVICE

- A. Provide service and maintenance of variable frequency controller for one year from Date of Final Acceptance.

1.13 MAINTENANCE MATERIALS

- A. Supply two of each air filter.
- B. Provide three of each fuse size and type.

PART 2 PRODUCTS

2.1 VARIABLE FREQUENCY CONTROLLER

- A. Manufacturers:
 - 1. Allen-Bradley
 - 2. Eaton
 - 3. Mitsubishi
 - 4. Square D, Altivar Process 630 Drive
 - 5. WEG
 - 6. Owner Approved Equals
- B. Product Description: NEMA ICS 7, enclosed 6 pulse variable frequency controller suitable for operating the indicated loads. Select unspecified features and options in

accordance with NEMA ICS 3.1.

2.2 RATINGS

- A. Rated Input Voltage: 480 Volts, three phase, 60 Hertz. The VFD shall be able to withstand voltage variations of -15% to +10% without tripping or affecting VFD performance.
- B. Motor Nameplate Voltage: 460 Volts, three phase 60 Hertz.
- C. Motor Nameplate Horse power: 150 horsepower design B.
- D. Displacement Power Factor: Between 1.0 and 0.95 lagging over entire range of operating speed and load.
- E. Operating Ambient: 0 degrees C to 50 degrees C.
- F. Relative Humidity: 5 to 95 percent non-condensing.
- G. Minimum Efficiency at Full Load: 96 percent.
- H. Elevation: The VFD shall be suitable for operations up to 4,390 feet.

2.3 DESIGN FEATURES

- A. Employ microprocessor-based inverter logic isolated from power circuits.
- B. Employ pulse-width-modulated inverter system.
- C. Design for ability to operate controller with motor disconnected from output.
- D. Design to attempt five automatic restarts following fault condition before locking out and requiring manual restart.
- E. The VFD shall be capable of 4 different acceleration and different deceleration rates, each rate independently adjustable from 0.01 to 3600 seconds. Selectable accel/decel patterns to include linear, S-curve, and non-linear for variable torque loads.
- F. The VFD shall have the capability of determining motor characteristics to optimize its operation with the use of pre-programmed motor data information or self-tuning operation. Self-tuning is to be available with or without the motor coupled to the load. Tuning shall also include an online mode that automatically and dynamically compensates the VFD regulator for changes in motor temperature.

2.4 INDICATORS AND MANUAL CONTROLS

- A. Input Signal: 4 - 20 mA DC.
- B. Display:

1. Provide integral LCD display to indicate output voltage, output frequency, output current, fault codes and drive status.
 2. Upon a fault condition, the LCD shall display VFD output current, voltage, frequency, torque, DC link voltage, operating hours, I/O terminal status, and temperature at the time of fault. The last four (4) faults will be stored in memory and selectively be displayed on the LCD.
- C. Indicator Lights:
1. Provide an indicator light to indicate VFD failure.
- D. The drive shall have a built-in keypad that is installed on the outside cover and shall include Forward/Reverse/Stop/Jog keys, Drive reset key and Reference increment/decrement keys.
- E. Volts Per Hertz Adjustment: Plus or minus 10 percent.
- F. Current Limit Adjustment: 60 - 110 percent of rated.
- G. Acceleration Rate Adjustment: 0.5 - 30 seconds.
- H. Deceleration Rate Adjustment: 1 - 30 seconds.
- I. HAND-OFF -AUTOMATIC selector switch and manual speed control.
- J. Control Power Source: Integral control transformer.

2.5 SAFETIES AND INTERLOCKS

- A. Includes undervoltage release.
- B. Door Interlocks: Mechanical means to prevent opening of equipment with power connected, or to disconnect power if door is opened; include means for defeating interlock by qualified persons.
- C. Safety Interlocks: Terminals for remote contact to inhibit starting under both manual and automatic mode.
- D. Control Interlocks: Furnish terminals for remote contact to allow starting in automatic mode.
- E. The VFD shall be able to automatically reset up to ten (10) times after over-current, over-voltage, overheating, and overload faults. Reset attempts and reset intervals must be programmable.
- F. Disconnecting Means: Integral circuit breaker on the line side of each controller.

2.6 VFD INPUT/OUTPUT PARAMETERS

- A. The VFD shall accept and follow a selectable external frequency reference of either analog 0-5 VDC, 0-10 VDC, 4-20m A with signal inversion.
- B. The VFD shall maintain the output frequency to within 0.2% of reference when the reference is analog, and to within .01% of reference when the reference is digital (Speed level inputs from keypad, contact closure, digital interface, or serial communication).
- C. The VFD shall have a reference filter to reduce noise in the analog signals and a low noise control power supply system.
- D. The VFD shall accept inputs from external dry contacts for the following functions:
 - 1. Run forward command
 - 2. Run reverse command
 - 3. Multi-step frequency selection
 - 4. Acceleration/Deceleration time selection
 - 5. Stop command
 - 6. Coast to stop command
 - 7. Alarm reset
 - 8. Trip command (external fault)
 - 9. Jogging operation
 - 10. Frequency reference selection (2)
 - 11. DC brake command
 - 12. Torque limits (2)
 - 13. Switching operation between line and inverter (50 and 60 Hz)
 - 14. Speed Increase command
 - 15. Speed Decrease command
 - 16. Write enable for keypad
 - 17. PID control cancel
 - 18. Inverse mode changeover
 - 19. Interlock signal
 - 20. Serial communications enable
 - 21. Universal DI
 - 22. Pick up start mode
 - 23. Forced stop command
 - 24. Forced stop command with Deceleration time
- E. The frequency reference shall be from, selectively, an external speed potentiometer, external analog signals (0-5 VDC, 0-10 VDC, 4 to 20mA with signal inversion), from the built in keypad, or from serial communication.
 - 1. The VFD shall provide five selectable digital outputs indicating the following:
 - a. Inverter running
 - b. Frequency equivalence signal
 - c. Frequency level detection
 - d. Torque polarity
 - e. Torque limiting
 - f. Auto-restarting
 - g. Overload early warning

- h. Keypad operation mode
- i. Inverter stopping
- j. Ready input
- k. Line/Inverter changeover
- l. Motor 2 / Motor 1
- m. Auxiliary terminal
- n. Time-up signal
- o. Cycle completion time
- p. Stage No Indication (1, 2, and 4)
- q. Alarm Indication (1, 2, 4, and 8)
- r. Fan operation signal
- s. Auto resetting
- t. Universal DO
- u. Overheat early warning
- v. Second frequency level detection
- w. Second overload early warning
- x. Terminal C1 off signal

2.7 PROTECTIVE AND DIAGNOSTIC FEATURES

A. When a fault occurs, the VFD shall have a controlled shut down sequence. A Form C relay fault output shall be available. The reason for the fault condition shall be enunciated on the LED display, and the LCD graphic screen shall display the current, temperature, frequency, and voltage at the time of the fault as well as potential reasons for the condition. The VFD shall monitor, sense, and display the following fault conditions:

1. Over-current during acceleration
2. Over-current during deceleration
3. Over-current during constant speed operation
4. Ground fault
5. Input phase loss
6. Fuse blown
7. Over-voltage during acceleration
8. Over-voltage during deceleration
9. Over-voltage during constant speed operation
10. Under-voltage
11. Overheating of heatsink
12. External thermal relay
13. Over-temperature of internal air
14. Overheating at Dynamic Braking circuit
15. Motor 1 overload
16. Motor 2 overload
17. Inverter unit overload
18. Over-speed
19. Memory Error
20. Keypad panel communication error
21. CPU error
22. Option error
23. Operational procedure error

- 24. Output wiring error / Impedance imbalance
 - 25. Modbus-RTU error
-
- B. The VFD shall have a selectable Torque Limiting function for both motoring and braking that will sense an overload condition and will reduce frequency and current temporarily until the load reaches acceptable levels. If the overload condition is not settled in the proper amount of time, the Drive will trip on overload. The Torque Limiting shall be programmable from 20-150% of Drive rated motor torque (30 HP and below) and from 20-150% of Drive rated motor torque (40 HP and above), with 1% resolution.
 - C. The VFD shall have a selectable electronic inverse time thermal overload function as required by NEC and UL Standard 991 for an AC Induction Motor (Refer to applicable codes for specific installation requirements). The overload shall be programmable from 20 - 135% of Drive rated current.
 - D. The VFD shall have an over-voltage protection function that operates if supply voltage rises above rated value or by motor's regeneration.
 - E. The VFD shall treat short circuits in either the output load or the output module as an over-current.
 - F. If the VFD heat sink temperature exceeds approximately 100-degrees C, the Drive will shut down on over temperature fault.
 - G. The VFD shall provide output ground fault protection.
 - H. The VFD shall provide LED indication of DC bus voltage, which, when lit, will signify to maintenance people the presence of potentially dangerous voltage.

2.8 VFD CONSTRUCTION

- A. The VFD shall be a sinusoidal PWM type Drive with sensor-less vector control capability. The VFD Supplier shall provide open chassis, IP20, NEMA 1 enclosures at all ratings as required for the application. Drive shall be of modular construction for ease of access to control and power wiring, and maintenance. It shall consist of the following general components:
 - 1. Full wave diode AC/DC rectifier, to eliminate line voltage notching of the three phase source and maintain an input displacement power factor of 0.95 or greater, regardless of speed or load. SCR front ends with gate firing electronics are unacceptable.
 - 2. DC link capacitors standard, DC link reactor available at all ratings, standard on systems 100HP+.
 - 3. Input surge protection performed by internal MOV'S (metal oxide varistors) or devices providing equal protection.
 - 4. Insulated Gate Bipolar Transistor (IGBT) power section. The power section control shall use vector dispersal pulse width modulated (PWM) control and fourth generation soft switching IGBTs to reduce noise and allow longer cable length from VFD to motor without the need for output filters.

5. The VFD shall be microprocessor based and fully transistorized with a 32 bit MCU and 33 MIPS processing speed.
6. Separate control and power terminal boards, with option plug shall be provided by the VFD to allow for remote operation.
7. The VFD shall have an RS485 serial communications port as a standard with options for communicating with recognized industry standard device level networks such as Modbus. A universal ethernet adapter shall be provided as an interface with the serial communications port.
8. The VFD shall have a Keypad capable of copying, uploading and downloading Drive function codes.

2.9 INPUT FILTER

- A. Harmonic Filter: Provide a Matrix Harmonic Filter to reduce the harmonic currents going back into the utility power grid and power system. The total harmonic voltage distortion factor (DF) at the main 480 volt bus for voltage shall be less than 5 percent.
- B. The filter shall include a contactor that shall de-energize the capacitors when the drive is less than 30% output.

2.10 PROCESS ALARM SWITCH

- A. Manufacturer/Model:
 1. CR Magnetics/CR3595.
 2. Or approved equal.
- B. Description - Provide a process alarm switch to monitor the VFD output Hz. When the control loop exceeds the set point the relay becomes energized and the on-board LED illuminates.
- C. Input Power: 24 VDC.
- D. Output: Form C Relay, 10A at 125 VAC.
- E. Process variable: 4-20 mA DC
- F. DIN Rail mounting.

2.11 SURGE PROTECTIVE DEVICE

- A. TVSS Manufacturer:
 1. Eaton
 2. Raycap
 3. Square D
 4. Or Approved equal.
- B. This Section describes the materials and installation requirements for an integrated Transient Voltage Surge Suppressor (TVSS), also referred to as Surge Protective

Device (SPD), inside VFD enclosure. These devices are used to protect AC electrical circuits from the effect of lightning induced currents, substation switching transients and internally generated transients resulting from inductive and or capacitive load switching.

C. References

1. UL 1449 Second Edition 2005 - Transient Voltage Surge Suppressors
2. UL 1283 - Electromagnetic Interference Filters
3. ANSI/IEEE C62.41.1-2002 - IEEE Guide on the Surge Environment in Low Voltage (1000 V and Less) AC Power Circuits; C62.41.2-2002 - IEEE Recommended Practice on Characterization of Surge Voltages in Low Voltage AC Power Circuits; and C62.45-2002 - IEEE Recommended Practice on Surge Testing for Equipment Connected to Low-Voltage AC Power Circuits.
4. NEC 2017 Article 285

D. Internal TVSS

1. TVSS shall be Listed in accordance with UL 1449 Second Edition 2005 and UL 1283, Electromagnetic Interference Filters.
2. Integrated surge protective devices (SPD) shall be Component Recognized in accordance with UL 1449 Second Edition, Revision 2/9/2005 Section 37.3 and 37.4 at the standard's highest short-circuit current rating (SCCR) of 200 kA, including intermediate level of fault current testing that will be effective 2/9/2007.
3. TVSS shall be tested with the ANSI/IE EE Category C High exposure waveform (20kV -1.2/50s, 10kA-8/20s).
4. TVSS shall provide suppression for all modes of protection: L-N, L-G, and N-G in WYE systems.
5. Recommended TVSS ratings:
 - a. Minimum surge current rating shall be 90 kA per phase (80 kA per mode) for service entrance and 80 k A per phase (40 kA per mod e) for distribution applications.
 - b. UL 14 49 clamping voltage must not exceed the following: 480Y/277
 - c. Pulse life test: Capable of protecting against and surviving 5000 ANSI/IE EE Category C High transients without failure or degradation of clamping voltage by more than 10%.
6. TVSS shall be designed to withstand a maximum continuous operating voltage (MCOV) of not less than 115% of nominal RMS voltage.
7. TVSS shall be constructed of one self-contained suppression module per phase.
8. Visible indication of proper TVSS connection and operation shall be provided. The indicator lights shall indicate which phase as well as which module is fully operable. The status of each TVSS module shall be monitored on the front cover of the enclosure as well as on the module. A push-to-test button shall be provided to test each phase indicator. Push-to-test button shall activate a state change of dry contacts for testing purposes.
9. TVSS shall be equipped with an audible alarm which shall activate when any one of the surge current modules has reached an end-of-life condition. An alarm on/off switch shall be provided to silence the alarm. The switches and

- alarm shall be located on the front cover of the enclosure.
10. A connector shall be provided along with dry contacts (normally open or normally closed) to allow connection to a remote monitor or other system. The output of the dry contacts shall indicate an end-of-life condition for the complete TVSS or module.
 11. Terminals shall be provided for necessary power and ground connections.
 12. The TVSS shall be equipped the following optional items:
 - a. A transient voltage surge counter shall be located on the diagnostic panel on the front cover of the enclosure. The counter shall be equipped with a manual reset and battery backup to retain memory upon loss of AC power.
- E. TVSS shall have a warranty for a period of ten (10) years from date of Final Acceptance. Warranty shall be the responsibility of the electrical distribution equipment manufacturer and shall be supported by the irrespective field service division.

PART 3 EXECUTION

3.1 EXAMINATION

- A. Verify that building environment can be maintained within the service conditions required by the manufacturer.

3.2 INSTALLATION

- A. Install in accordance with NEMA ICS 3.1.
- B. Tighten accessible connections and mechanical fasteners after placing controller.
- C. Select and install overload heater elements in motor controllers to match installed motor characteristics.
- D. Motor Data: Neatly type label inside controller door identifying motor served, nameplate horsepower, full load amperes, code letter, service factor, and voltage/phase rating. Place label in clear plastic holder.
- E. Ground and bond controller under the provisions of Section 26 05 26.

3.3 QUALITY ASSURANCE

- A. All VFD's shall be 100 % factory tested to ensure proper performance upon delivery.
- B. VFD's installed in panels shall be 100% factory tested as a system by the VFD supplier.

3.4 FIELD QUALITY CONTROL

- A. Inspect and test in accordance with NETA ATS, except Section 4.

B. Perform inspections and tests listed in NETA ATS, Section 7.16 and NEMA ICS 3.1.

3.5 MANUFACTURER'S FIELD SERVICES

- A. Prepare and startup variable frequency controller.
- B. VFD operational and maintenance training and startup service shall be provided by the VFD supplier. The VFD vendor shall have factory trained personnel at field locations convenient to the installation site, available for trouble shooting and/or startup assistance 24/7.
- C. Coordinate factory startup with the VFD, motor and Motor Protector factory representatives.
- D. Coordinate VFD settings and the Backup Power Generator so that the facility operates as intended on both utility power and on backup generator power.

3.6 DEMONSTRATION AND TRAINING

- A. Provide 4 hours of instruction each for 6 persons, to be conducted at Project Site with manufacturer's representative.

3.7 WARRANTY

- A. The VFD vendor shall provide a warranty for material and workmanship, for a period of twenty-four months after Final Completion.
- B. Warranty and non-warranty service shall be available in house and in the field. There shall be authorized service centers locally available within 4 hours.

3.8 SPARE PARTS

- A. Provide a list of all spare parts to the OWNER at Substantial Completion.

- END OF SECTION -

TASK ORDER NO. 141.52.200
TO
ENGINEERING SERVICES AGREEMENT

CLIENT: MIDVALE CITY

Effective Date of Agreement: August 31, 2022

THIS TASK ORDER NO. 141.52.200 TO ENGINEERING SERVICES AGREEMENT (this "TASK ORDER") is made and entered into as of the 14th day of April, 2026, by and between CLIENT and HANSEN, ALLEN & LUCE, INC., ("HAL"), who agree as follows:

1. ENGINEERING SERVICES AGREEMENT is amended for this Task Order in accordance with Exhibit A TASK ORDER NO. 141.52.200 ADDENDUM.
2. PROJECT. The PROJECT associated with this TASK ORDER is described as follows: Oak Street Well Re-Equipping Project The PROJECT SITE is located as follows: 460 West Oak Street (Oak Street Well).
3. SCOPE OF SERVICES. The SCOPE OF SERVICES associated with this TASK ORDER is attached hereto as Exhibit B Scope of Services and Probable Construction Costs.
4. FEES. CLIENT shall reimburse HAL for services provided under this AGREEMENT with an estimated cost not-to-exceed fee of \$400,000 in accordance with the Exhibit. CLIENT hereby agrees that all fees and charges set forth in the FEE SCHEDULE are acceptable to CLIENT, and CLIENT further agrees to pay all fees and charges to HAL in accordance with the ENGINEERING SERVICES AGREEMENT and FEE SCHEDULE.
5. SCHEDULE. Design SERVICES associated with this TASK ORDER are anticipated to be completed within 120 calendar days following written authorization from the CLIENT to HAL to proceed.
6. ATTACHMENTS AND EXHIBITS. All attachments and exhibits referenced in or attached to this TASK ORDER are incorporated herein and are made a part of the ENGINEERING SERVICES AGREEMENT.
7. CLIENT has read and understood all ATTACHMENTS and EXHIBITS and agrees that such items are hereby incorporated into and made a part of the ENGINEERING SERVICES AGREEMENT.

IN WITNESS WHEREOF, CLIENT and HAL have executed this TASK ORDER as of the date first above written.

CLIENT: MIDVALE CITY

HANSEN, ALLEN & LUCE, INC.

By: _____

By: [Signature]

Its: _____

Its: Chief Operating Officer

Attest: _____

Attest: [Signature]

Its: _____

Its: President

EXHIBIT A
TASK ORDER NO. 141.52.200 ADDENDUM

Notwithstanding any other language in the TASK ORDER NO. 141.52.200 or the ENGINEERING SERVICE AGREEMENT entered into as of August 31, 2022, between CLIENT AND HAL, CLIENT and HAL agree that the following terms and conditions apply to this TASK ORDER:

1. OWNER, ENGINEER, CONTRACTOR; PROHIBITION ON SELF-DEALING. For purposes of the contract documents, CLIENT is identified as the OWNER and HAL is identified as both the ENGINEER and CONTRACTOR. As the contract documents anticipate a contractual arrangement where the ENGINEER and CONTRACTOR are separate, independent parties, HAL represents and warrants that it will not engage in any self-dealing and will act in the CLIENT's best interest. A violation of the preceding sentence is considered a material breach of the AGREEMENT and CLIENT is not required to provide a cure period prior to terminating the AGREEMENT. CLIENT is not required to pay for any costs or fees associated with the violation. Furthermore, in any process in the contract documents where the ENGINEER has discretion to direct the Work or determine the CONTRACTOR's compliance with the contract documents, HAL will notify CLIENT with its decision and an explanation. CLIENT reserves the right to veto any decision made by HAL in the capacity of ENGINEER and direct the Work itself or to retain a third-party engineer to direct the Work.

2. AMENDMENTS TO TERMS AND CONDITIONS. Exhibit A of the ENGINEERING SERVICES AGREEMENT, entitled *Hansen, Allen, Luce, Inc. Standards Terms and Conditions*, is modified as follows:
 - a. Article 4 is removed and replaced in its entirety with:

Article 4. PERMITS AND LICENSES. HAL is responsible for acquiring all necessary permits and licenses for the performance of the SERVICES and the continuation of CLIENT and HAL's activities at the PROJECT SITE.

 - b. Article 21 is removed and replaced in its entirety with:

Article 21. CONTRACTOR AND JOB-SITE SAFETY. HAL is identified as the CLIENT's engineer and contractor under the contract documents for the TASK ORDER. HAL is responsible for the supervision and direction of its subcontractors, employees, and agents performing Work under this TASK ORDER. HAL is responsible for determining construction means, methods, sequence, techniques, and procedures necessary for performing, superintending, and coordinating all portions of the Work and construction in accordance with the contract documents and any health and safety precautions required by any regulatory agencies. HAL is responsible for job and site safety for the PROJECT and the PROJECT SITE. HAL is responsible for stopping work of any subcontractor, employee, agent, or any other person at the PROJECT SITE who is performing Work that does not meet the requirements of the contract documents or who is violating any health or safety precautions required by any regulatory agency.

- c. Article 22 is removed and replaced in its entirety with:

Article 22. SUPERVISION AND REPORTING DUTIES. During completion of the PROJECT, HAL is responsible for the PROJECT SITE and any person at the PROJECT SITE. HAL is responsible for reporting to the CLIENT and to any federal, state, and local agencies any conditions at the PROJECT SITE that may present potential dangers to public health, safety, or the environment. HAL must coordinate with CLIENT to notify, in accordance with applicable law and in a timely manner, the appropriate federal, state, and local agency or otherwise disclose any information that may be necessary to prevent any danger to health, safety, or the environment.

- d. Article 25 is removed and replaced in its entirety with:

Article 25. HAZARDOUS MATERIALS – DISPOSAL AND HANDLING. Both Parties acknowledge that HAL and its subcontractors, employees, and agents will be performing Work under this Task Order that requires handling, using, storing, installing, and disposing of hazardous or toxic materials, as defined in Article 24. Both Parties acknowledge that the hazardous materials will be in close proximity to Client's culinary water source and system. HAL is responsible for complying with all applicable federal, state, and local laws, regulations, permits, and guidelines related to the hazardous materials. This includes, but is not limited to, any laws, regulations, permits, or guidelines enforced by the Occupational Safety and Health Administration, the United States Environmental Protection Agency, and the Utah Department of Environmental Quality. HAL and its subcontractors will ensure any person that may be exposed to the hazardous materials has been warned of the hazardous materials and provided adequate safety equipment for the individual's level of exposure to the hazardous materials. HAL is responsible for properly labelling, storing, and securing hazardous materials in accordance with applicable law, the contract documents, and the manufacturer's specifications. Recognizing the proximity to CLIENT's culinary water source and system, HAL agrees to take all reasonable precautions to prevent a hazardous materials spill, release, or exposure. If hazardous materials are spilled or released, HAL will notify CLIENT immediately and take all necessary steps to safely and promptly remediate the spill or release at its sole expense. HAL will arrange for the lawful and safe transportation and disposal of all hazardous materials required under this TASK ORDER. HAL will provide CLIENT, upon request, with copies of all manifests, receipts, and other documentation demonstrating compliance with its obligations under this Article. If HAL is found to have violated its responsibilities under this Article and remediation is required, HAL will be responsible at its sole expense to remediate the issue. The obligation under the preceding sentence shall survive the termination of this Agreement.

- e. Article 26 is removed and replaced in its entirety with:

Article 26. HAZARDOUS MATERIALS INDEMNITY. HAL agrees, notwithstanding any other provision of this AGREEMENT, to the fullest extent permitted by law, to indemnify and hold harmless CLIENT and its officials, officers, employees, and agents from and against any and all claims, suits, demands, liabilities, losses, damages, or costs, including reasonable attorney's fees and defense costs arising out of or in any way connected with the detection, presence, handling, removal, remediation, or disposal of any hazardous materials related to the Work under this TASK ORDER, whether liability arises under breach of contract or warranty, tort, including negligence, strict liability or statutory liability or any other cause of action, except to the extent of the negligence or willful misconduct of CLIENT.

3. POLLUTION LIABILITY INSURANCE. HAL or its subcontractor is required to obtain a pollution liability insurance policy in the amount of \$100,000 per occurrence. The pollution liability insurance policy must meet the requirements of Article 8 of Exhibit A of the ENGINEERING SERVICES AGREEMENT. If the policy is written on a claims-made basis, the retroactive date of the policy must be shown and must begin prior the beginning of any Work being performed under this TASK ORDER. HAL or its subcontractor must maintain the policy for at least five years after completion of the Project.
4. INDEMNIFICATION. For any construction SERVICES (not design SERVICES) and to the maximum extent permitted by Utah Code Ann. § 13-8-1, HAL agrees to indemnify, hold harmless, and defend CLIENT and its officials, officers, employees, volunteers, and agents against liability if the damages arise out of bodily injury to a person, damage to property, or economic loss, and the damages are caused by or result from the fault of the HAL, others, or their agents and employees. Such liability is limited by the extent the damages are caused in part by CLIENT and the cause of the damages did not arise at the time and during the phase of the PROJECT when CLIENT was operating as a construction manager, general contractor, subcontractor, sub-subcontractor, or supplier. In the event that such liability is limited under the prior sentence, the fault of CLIENT will be apportioned among HAL and any construction managers, contractors, subcontractors, sub-subcontractors, and suppliers pro rata based on the proportional share of fault each of the aforementioned parties.
5. SCHEDULE. All SERVICES under this TASK ORDER, including, but not limited to, construction, installation, disposal, and clean up, must be completed within 120 calendar days following written authorization from the CLIENT to HAL to proceed.
6. TESTING, ACCEPTANCE, RETENTION. Prior to accepting and paying for any of the Work performed by HAL under this TASK ORDER, CLIENT has the right to test such Work to ensure that the Work complies with the contract documents and this TASK ORDER. HAL will cooperate with CLIENT and assist with CLIENT's testing. CLIENT's acceptance may not be unreasonably withheld. If the results of any test demonstrate that HAL's Work does not comply with the contract documents or this TASK ORDER, HAL is required to correct the defective Work at its sole expense. CLIENT may withhold 5% of the fee under Section 3 of the TASK ORDER until it has accepted completion of the entire PROJECT.

7. STANDARD OF CARE. The SERVICES will be performed in accordance with generally accepted construction and culinary water source and system principles and practices existing at the time of performance for the locality where the SERVICES were performed. HAL represents to the best of its professional ability and warrants that all SERVICES performed pursuant to this TASK ORDER will be in accordance with all applicable requirements, regulations, and laws.
8. PROHIBITION ON LIENS. HAL is responsible for ensuring that the PROJECT and PROJECT SITE remain free and clear of all contractors', mechanics', materialmen's, and any other lien which may possibly affect the PROJECT.
9. BONDS. Prior to performing any construction Work on the PROJECT, HAL is responsible for providing CLIENT with a performance bond and payment bond in the same amount as the fee under Section 3 of the TASK ORDER. The performance bonds and payment bonds must name the CLIENT as an obligee and must be enforceable by the CLIENT even if the CLIENT terminates HAL pursuant to the terms of this AGREEMENT. The performance and payment bonds must remain in effect until the CLIENT has accepted the PROJECT as complete.
10. WARRANTY. HAL warrants to CLIENT that materials and equipment furnished under the contract documents will be of good quality and new unless otherwise required or permitted by the CLIENT, that the Work will be free from defects not inherent in the quality required or permitted, and that the Work will conform with the requirements of the contract documents. Work not conforming to these requirements, including substitutions not properly approved and authorized, may be considered defective. If required by the CLIENT, HAL must furnish satisfactory evidence as to the kind and quality of materials and equipment used on the PROJECT. HAL will ensure that all warranties related to the workmanship, equipment operation, or construction of the PROJECT by subcontractors are issued in the name of the CLIENT or assigned to the CLIENT. HAL warrants that HAL shall be responsible to cure any deformity, defect, or nonconformance in construction, installation or operation on the PROJECT or PROJECT SITE, at no cost to the CLIENT, for a period of not less than one year.
11. CLEANUP. HAL must keep the PROJECT SITE clean and prevent the accumulation of debris and garbage. Prior to completion of the PROJECT, HAL is responsible for cleaning the PROJECT SITE and removing all dust, dirt, debris, garbage, materials, equipment, and other similar items from the PROJECT SITE.
12. SUBCONTRACTORS. By appropriate contract, HAL must require each subcontractor, to the extent of the Work to be performed by the subcontractor, to be bound to HAL by the same terms of this AGREEMENT, and to assume toward HAL all the obligations and responsibilities which HAL, by the AGREEMENT, assumes toward CLIENT. CLIENT shall not be responsible to compensate subcontractors of any tier. HAL shall compensate subcontractors and obtain all applicable releases upon payments to subcontractors. Any lien or other encumbrance that results from HAL's failure to compensate a subcontractor of any tier or failure to obtain releases shall be paid by, or removed by, HAL. In accordance with Utah Code Ann. § 63G-12-302(3)(b)(ii), HAL must require each subcontractor to certify to HAL that it

has verified through the Status Verification System, as defined in Utah Code Ann. § 63G-12-102(21), the employment status of each new employee.

13. NO BOYCOTT. Pursuant to Utah Code Ann. § 63G-27-201, HAL certifies that it is not currently engaged in a boycott of the State of Israel or an economic boycott, as those terms are defined under Utah Code Ann. § 63G-27-102. HAL agrees to not engage in a boycott of the State of Israel for the duration of this TASK ORDER. HAL agrees to notify CLIENT if it begins engaging in an economic boycott. HAL's notification may be grounds for termination of this TASK ORDER.

EXHIBIT B
Midvale Oak Street Well Replacement
Scope of Services & Probable Construction Costs
April 2026



ITEM	DESCRIPTION	UNIT	QUANTITY	UNIT COST	TOTAL COST
1	Well Pump and Motor Replacement				
1.01	Mobilization/Demobilization/Bonds	LS	1	\$ 30,000	\$ 30,000
1.02	Furnish and Install New Pump and Pump Column Pipe, Transducers, and Abandonment below 545 feet.	LS	1	\$ 120,000	\$ 120,000
1.03	Furnish and Install 150 HP Motor	LS	1	\$ 50,000	\$ 50,000
1.04	Furnish and Install New VFD	LS	1	\$ 100,000	\$ 100,000
1.05	Update Misc Electrical	LS	1	\$ 15,000	\$ 15,000
1.06	Testing and Commissioning	LS	1	\$ 20,000	\$ 20,000
Sub-Total					\$ 335,000
Contingency 10%					\$ 33,500
TOTAL PUMP AND MOTOR REPLACEMENT					\$ 368,500
Engineering Services:					\$ 31,500
Conceptual Opinion of Probable Cost					\$ 400,000

*Probable Construction Costs (PCC) are based on estimates provided by the contractor with allowances for unforeseen additional items that may be encountered during construction. Midvale will only be billed for actual costs incurred during construction. Costs for labor, material, and equipment will vary based on market conditions, competitive bidding environments, financial conditions, and other factors.