

RESOLUTION NO. 2026-2

**A RESOLUTION REGARDING DISTRICT IMPACT FEES, CONNECTION FEES, AND
RIGHT-TO-WATER FEES**

WHEREAS, the Utah County Board of Commissioners of Utah County, Utah established a local district designated as the Soldier Summit Local District (the “District”), to provide water services within its boundaries; and

WHEREAS, the undersigned are the properly appointed Board of Trustees of the District; and

WHEREAS, Utah Code Ann. § 17B-1-301(2)(i) authorizes the Board of Trustees to adopt and enforce rules and regulations for the orderly operation of the special district and for carrying out the district’s purposes; and

WHEREAS, the District desires to clarify its standards and procedures for imposing impact fees and connection fees on users and other landowners within the District;

NOW, THEREFORE, BE IT RESOLVED by the Board of Trustees of the District as follows:

Section 1. FINDINGS. The District finds:

- A. Most landowners within the boundaries of the District benefit from the ability to apply for, connect to, and receive delivery of District water from the District’s water delivery system.
- B. This “Right-to-Water” enjoyed by most landowners within the boundaries of the District is a proper and sufficient basis for the assessment of a minimum monthly charge representing the District’s ongoing obligations to each landowner with access to the District’s services, regardless of whether a landowner is presently connected to or receiving water delivery services from the District.

- C. Unconnected landowners wishing to connect to the District's water delivery system are permitted, with appropriate application and authorization, to connect to the District's water delivery system utilizing the "hot-tapping" permitting process under the guidelines established by District Resolution 2026-1.
- D. Upon the event of a landowner connecting to the District's water delivery system, the District will deliver a water meter to the landowner and the District incurs other expenses justifying the assessment to the landowner of a one-time connection fee.
- E. Thereafter, the newly connected landowner receives water delivery services from the District and it is proper and appropriate for the District to assess the landowner monthly ongoing water usage fees and maintenance assessments consistent with the District's ongoing operations of maintenance of the system and delivery of water.
- F. In the event that a newly connecting landowner presently has a pre-existing septic system located on the landowner's property, or is in process of constructing a septic system on the landowner's property, such existence or process of construction is sufficient for the District to conclude that the water will be utilized in connection with the septic system, thereby making it necessary and appropriate for the District to charge the connecting landowner an impact fee, in addition to the one-time connection fee.
- G. In some circumstances, the District receives a request from the county for a "will-serve" letter in which the county is asking the District to confirm that the District will provide water delivery services to a landowner within the District in connection with a building permit application that a landowner has made with the county. Such a request from the county is a proper indication that the subject landowner is intending to connect to the District's water delivery system to a soon-to-be-constructed septic system, thereby making

it necessary and appropriate for the District to charge the connecting landowner an impact fee.

Section 2. DIRECTION. The officers and authorized employees of the District are hereby directed to adopt policies, procedures and permitting processes necessary to effectuate the following:

1. Assess each and every landowner with frontage access to the District's water delivery system a minimal monthly Right-to-Water Fee.
2. The District shall establish policies and procedures to determine, at the time of the application of a landowner to connect to the District's water delivery system and begin receiving water from the District, whether the connection is for a simple spigot, or if the connection will connect to an existing septic system on the landowner's property, or if the connection will connect to a soon-to-be-constructed septic system that will be located on the landowner's property.
 - a. If the connection is for a simple spigot, then after the landowner has complied with the District's procedures in place pursuant to District Resolution 2026-1, the District will assess the landowner the cost of the delivered water meter, and an appropriate one-time connection fee. Thereafter, the District will assess the landowner appropriate ongoing water usage fees.
 - b. If the connection is to a property with an existing septic system or for a soon-to-be-constructed septic system, then after the landowner has complied with the District's procedures in place pursuant to District Resolution 2026-1, the District will assess the landowner an appropriate impact fee, in addition to the charge for the water meter and the one-time connection fee. Thereafter, the District will assess the landowner appropriate ongoing water usage fees.

3. Notwithstanding the policies set forth in Section 2.2. above, in the event that the District receives a request from a county for a “will-serve” letter related to a landowner’s building permit application, the District will assess that landowner an appropriate impact fee. The District will not issue the “will-serve” letter to the county until the District’s impact fee has been paid by the landowner. Once the impact fee is paid, the “will-serve” letter shall issue. However, the District will not charge the landowner for the water meter or the one-time connection fee at the time of the issuance of the “will-serve” letter. Rather the District will charge for the water meter and the one-time connection fee pursuant to the policies and procedures in place for District Resolution 2026-1. Thereafter, the District will assess the landowner appropriate ongoing water usage fees.

Section 3. EFFECTIVE DATE. This Resolution shall take effect immediately upon its approval and adoption by the Board of Trustees for the Soldier Summit Local District.

APPROVED AND ADOPTED this ____ day of ____, 2026.

/s/
Dave Sudweeks

/s/
Mike Taylor

/s/
Darin Dewsnap