

Logan Municipal Council
Meeting Minutes for September 15, 2026

Minutes of the meeting of the Logan Municipal Council convened in regular session on Tuesday, September 15, 2026, in the Logan Municipal Council Chambers located at 290 North 100 West, Logan, Utah 84321 at 5:30 p.m. Logan Municipal Council Meetings are streamed live on the [City of Logan YouTube channel](#) at: go.loganutah.gov/CouncilMeetings

Meeting Attendance

Approximately 42 individuals were in attendance at the start of the meeting. Chair Mike Johnson called the meeting to order and welcomed those in attendance.

Council members present:

- Chair Mike Johnson
- Vice Chair Ernesto López
- Councilmember Jeannie F. Simmonds
- Councilmember Melissa Dahle
- Councilmember Katie Lee-Koven

Administration present:

- Mayor Mark A. Anderson
- City Attorney Craig Carlston – Excused
- Assistant City Attorney Mohamed Abdullahi
- Finance Director Richard Anderson
- City Recorder Teresa Harris

Opening Ceremony

Mayor Mark A. Anderson led the audience in the pledge of allegiance.

Meeting Minutes and Agenda

A motion was made and seconded to approve minutes from September 1, 2026, and the September 15, 2026, agenda as presented.

ACTION: Motion by Councilmember Dahle, seconded by Vice Chair López, to approve minutes from September 1, 2026, Regular Council Meeting and the September 15, 2026, meeting agenda, as presented. Motion carried by roll call vote (5-0)

Dahle: Aye

Johnson: Aye

Lee-Koven: Aye

López: Aye

Simmonds: Aye

35 Chair Johnson announced that regular Council meetings are held on the first and third Tuesdays of the
36 month at 5:30 p.m. The next regular Council meeting is Tuesday, October 6, 2026.

37 **Questions and Comments for the Mayor and Council**

38 **[Link to video recording of meeting at time stamp \(3:45\)](#)**

39 Chair Johnson explained that any person wishing to comment on any item not otherwise on the agenda
40 may address the City Council at this point by stepping to the microphone and giving his or her name
41 and address for the record. Comments should be limited to not more than three (3) minutes unless
42 additional time is authorized by the Council Chair. Citizen groups will be asked to appoint a
43 spokesperson. This is the time and place for any person who wishes to comment on non-agenda items
44 and items that are germane or relevant to the authority of the City Council. Items brought forward to
45 the attention of the City Council will be turned over to staff to respond to outside of the City Council.

46 Joshua Molitor, a Logan resident, spoke about housing affordability and referenced a recent state study
47 indicating that nine out of ten renters in Utah cannot afford to purchase a median home. He noted that
48 while home prices increased by roughly 20% from 1985 to 2021, prices escalated by approximately
49 90% between 2021 and 2026. He also urged the council to exercise its legislative authority to formally
50 recognize and protect the Little Logan River as a natural river rather than a canal. He emphasized that
51 the North and South Forks existed before early settlement, creating the geographic area known as "The
52 Island," and advocated for municipal legislation to prevent the waterway from being placed in
53 underground piping.

54 Bill Bradford, a resident of Canyon Road in Logan, referenced a petition submitted during the August
55 18th meeting requesting documentation proving a 99-foot right-of-way along Canyon Road. He asked
56 when that information would be available to the public. He recounted conversations with city and
57 project personnel who stated that taking 60 feet out of a 99-foot right-of-way should be viewed
58 favorably, comparing the interaction to coercive behavior. Bradford inquired whether the city had
59 successfully obtained the survey documentation verifying the right-of-way width and asked when it
60 would be made available to the public.

61 Maya Camon, marketing director for the Utah State University Government Relations Council,
62 extended an invitation to the mayor and council members to attend the annual Government Gala on
63 September 30. She explained that the organization's primary objective is to make local government
64 processes more approachable and accessible for university students.

65 Meghan Carollo, a Canyon Road property owner in Logan, addressed the council regarding the closed
66 executive session held on September 1. While acknowledging that discussions in executive sessions
67 regarding litigation, property acquisition, and eminent domain are confidential, she noted that formal
68 decisions or outcomes resulting from such meetings must be made public. She requested clarification
69 on whether any decisions had been reached regarding land acquisition or eminent domain and when
70 those choices would be disclosed.

Linda Johnson, a Logan resident, expressed appreciation to city leaders for navigating complex municipal decisions and acknowledged the personal difficulties property owners experience during public works projects. She praised the city's execution of the recent National Day of Service, specifically citing the organized cleanup effort at Stewart Park, which provided dumpsters, tools, and coordination for participating families. She also expressed confidence that the Canyon Road project would ultimately yield a beneficial space for local residents and visitors.

There were no further comments or questions for the Mayor or Council.

In response to the public comments, Public Works Director Paul Lindhardt explained that a survey and geometry report of the Canyon Road right-of-way is currently undergoing legal and third-party review. Once the review is complete, the document will be shared publicly and recorded at the Cache County Recorder's Office, likely by early-to-mid next week.

Assistant City Attorney Mohamed Abdullahi and Chair Johnson clarified that no formal votes or decisions occur during closed sessions, as those meetings are purely informational.

Mayor Anderson expanded on the National Day of Service, noting that nearly 1,000 community members participated on Friday, alongside roughly 500 volunteers on Saturday. Volunteers completed substantial restoration work across city cemeteries, public parks, and trail networks in partnership with JustServe and the Parks and Recreation Department staff.

Mayor/Staff Reports

[Link to video recording of meeting at time stamp \(19:47\)](#)

Utah Wellbeing Survey – Dr. Courtney Flint, Utah State University

Dr. Courtney Flint, Professor in the Department of Environment and Society at Utah State University and Associate Director of the Utah Water Research Laboratory, presented the findings of the 2026 Utah Well-Being Survey alongside data analyst Nicholas Holden. Dr. Flint noted that the Utah Well-Being Project began pilot studies in Logan in 2018 and has surveyed the city regularly, transitioning to a biennial schedule since 2022. In 2026, the project partnered with 57 Utah communities to collect localized data to inform municipal planning.

The 2026 survey in Logan yielded 219 completed responses, a decline from the 757 responses gathered during a high-engagement effort in 2024. Dr. Flint explained that while the survey sample aligned closely with U.S. Census metrics regarding income distribution and employment status, it underrepresented full-time renters, residents without a college degree, men, and the 18-to-29 age demographic. Conversely, married residents, households with children, and home-owning long-term residents participated at higher relative rates.

According to the data, 67% of Logan respondents rated their overall personal well-being as a 4 or 5 on a 5-point scale, whereas approximately 50% rated overall community well-being at that level. Dr. Flint pointed out that personal well-being ratings consistently outpace community well-being ratings across the state. When compared against the Utah League of Cities and Towns caucus group of established

and mid-sized cities, Logan's personal well-being scores trend slightly lower, which correlates with Logan's lower median household income relative to other cities in that peer cohort.

The survey measured 12 distinct domains of personal well-being. Respondents ranked safety and security, family life, and mental health as their highest-performing domains. The "red zone" categorized as domains ranked as highly important but receiving below-average satisfaction scores— included connection with nature, leisure time, local environmental quality, and physical health. Mental health moved out of the red zone and back into the green zone compared to 2024 data, while physical health and local environmental quality experienced minor relative drops.

Community connection scores for Logan placed in the lower-to-middle tier statewide, a pattern common in cities with university populations and transient residency. Statistical analysis confirmed a strong positive correlation between high community connection scores and higher personal well-being and mental health ratings. Active living metrics showed that a vast majority of respondents walk or bike in town, make regular use of public parks and trails, and attend community events at rates significantly higher than state averages.

Regarding perception of local growth, a majority of respondents felt Logan's population was expanding "too fast," despite actual census records indicating a modest growth rate of roughly 10% between 2010 and 2020. Views on economic development were evenly split across fast, slow, and moderate paces. Open-ended responses emphasized a desire for affordable housing, living-wage opportunities, and growth management that preserves Logan's small-town identity.

A new inquiry into the cost of living revealed that 31% of applicable respondents find childcare difficult or very difficult to afford, while nearly 50% reported significant financial difficulty regarding health care and housing expenses. The top overall community concerns identified were traffic, air quality, preservation of open space, affordable housing, job opportunities, and water supply.

In response to questions from the council about increasing future participation to 1,000 or 1,200 respondents, Dr. Flint recommended diversifying outreach beyond social media by re-engaging neighborhood councils, utilizing municipal utility billing lists, and coordinating with community departments well ahead of the next planned survey in early 2028.

Logan City's Renewable Energy Goal – Tyson Godfrey, Light & Power Resource Manager

Tyson Godfrey, Resource Manager for the Logan City Light and Power Department, provided an update on the city's progress toward its goal of achieving 50% renewable energy by the year 2030, established under Resolution 17-56 in 2017.

Mr. Godfrey outlined Logan's energy portfolio, explaining that the city operates as part of the Utah Area Municipal Power Systems (UAMPS), a joint action agency of roughly 50 member municipalities across Utah, Idaho, Nevada, and California. Logan represents slightly under 10% of the total UAMPS electrical load. Local generation accounts for 12% of Logan's supply (comprising municipal canyon hydro plants and two natural gas generators), while roughly one-third of the city's power supply over

the past year was procured via short-term market purchases. Electrical consumption across Logan breaks down to 26% residential, 44% commercial, 25% industrial, and 5% Utah State University.

Logistically, Logan currently draws renewable energy from six core resources: federal hydro, local hydro, wind, two solar farms (Red Mesa and Steel Solar), and a waste-heat recovery generator connected to a natural gas compressor pipeline. Effective January 1, 2027, Logan will retain its Renewable Energy Credits (RECs) rather than selling them into regional pools, bringing the city's official credited renewable energy total to approximately 21%. Mr. Godfrey warned that 9.7% of that 21% relies on federal hydroelectric allocations, primarily from the Glen Canyon Dam at Lake Powell. If water levels at Lake Powell drop below generation thresholds, that portion of Logan's renewable baseline would be lost.

He presented four potential pathways for the council to consider closing the remaining gap to the 50% threshold by 2030:

1. Purchasing Unbundled RECs: The city could purchase unbundled RECs on the open market to cover its market power purchases. With market prices down from over \$7/MWh to around \$1/MWh due to California regulatory caps, this option is inexpensive but functions strictly as a paper accounting mechanism without adding physical green generation or price stability to the local grid.
2. Local Solar and Policy Re-counting: The city could amend Resolution 17-56 to count existing rooftop solar installed on local homes and commercial buildings, which accounts for roughly 2% of the city's energy. In addition, developing a 1-megawatt solar array on the Public Works roof and a floating solar installation on the city wastewater lagoons would add another 2% to 3%, raising the total by 4% to 5%.
3. UAMPS Resource Plan Pipeline: The city could subscribe to its maximum allotted share of future UAMPS solar, battery, and wind projects scheduled through the 2030s. While cost-effective, this timeline would achieve the 50% renewable target around 2036 rather than 2030.
4. Geothermal Power Purchase Agreement (PPA): Logan could urge UAMPS to secure a 10 to 15 megawatt share in an emerging regional geothermal project in Utah or Nevada. Because geothermal provides continuous baseload power around the clock, a 10–15 MW subscription would single-handedly close the gap, allowing Logan to reach its 50% renewable target by 2030 or 2031.

Evaluating costs, Mr. Godfrey noted that geothermal PPAs currently range from \$100 to \$105 per megawatt-hour, compared to \$75 to \$90 per megawatt-hour for new natural gas facilities. Subscribing to geothermal generation would impact an average residential electric bill by an estimated \$0.70 to \$3.20 per month. However, he presented historical data showing that natural gas prices fluctuate wildly, whereas a 20-to-30-year fixed-price geothermal PPA provides absolute rate stability and serves as a long-term hedge against volatile gas markets.

Additionally, Mr. Godfrey highlighted local grid enhancements, including a forthcoming UAMPS joint battery storage initiative. Installing 10 megawatts of battery storage at city substations would

allow Logan to flatten peak demand loads, save enough in Rocky Mountain Power transmission charges to pay for the batteries, and increase the city's capacity to absorb up to 20 megawatts of local solar without destabilizing neighborhood transformers.

The council directed staff to prepare a formal resolution to update the renewable energy targets and authorize Light and Power to push UAMPS to pursue a regional geothermal share.

No further Mayor/Staff reports were provided.

Council Business

[Link to video recording of meeting at time stamp \(1:14:13\)](#)

Planning Commission Update – Councilmember Simmonds

Councilmember Simmonds reported that the Planning Commission did not meet, so no update was available.

Council Announcements – Chair Johnson

Chair Johnson reminded the Council and public of the Data Center Code Open House scheduled for Monday, October 5, 2026, at 6:00 p.m. in the City Hall Conference Room.

Councilmember Simmonds provided an overview of her work on the Cache Water District Board and a recent Bear River watershed tour.

Vice Chair López reported on the opening social for the new public art mural at 250 North Main created by artist Chuck Landvatter.

No further Council Business items were presented.

Action Items

[Link to video recording of meeting at time stamp \(1:17:45\)](#)

PUBLIC HEARING - REZONE – Consideration of a proposed rezone. Nicholas Rieckhoff/Petrichor Development LLC, authorized agent/owner, is requesting approval of a zone change for a 0.17-acre parcel located at 715 South 80 East from Traditional Neighborhood Residential (NR-6) to Community Commercial (CC) within the Woodruff Neighborhood – Ordinance 26-16 – Aaron Smith, Planner

The Logan Municipal Council reviewed Ordinance 26-16, a rezone request presented by City Planner Aaron Smith for a 0.17-acre undeveloped parcel located at 700 South and 80 East, just south of the Riverwoods. The request asked to change the site's zoning from Neighborhood Residential 6 (NR-6) to Community Commercial (CC). Mr. Smith explained that this parcel has sat undeveloped since 1994, and the Community Commercial designation aligns with the Future Land Use Plan by allowing low-intensity commercial uses up to 10,000 square feet, maximum residential density of 12 units per acre,

213 and a smooth transition between commercial and residential areas. Both city staff and the Planning
 214 Commission recommended approval.

215 Chair Johnson opened the public hearing.

216 Proponent Nicholas Rieckhoff spoke in favor of the ordinance, emphasizing that the project would
 217 consist of a two-unit twin home. He noted that infill development is an efficient land use that helps
 218 alleviate Utah's housing shortage while preserving local farmland

219 There were no further comments, and Chair Johnson closed the public hearing.

220 In council discussion, members sought clarification on why Community Commercial was chosen over
 221 a Mixed-Use zone.

222 Mr. Smith clarified that the small lot size made Mixed-Use impractical due to its minimum
 223 commercial square footage requirement, whereas Community Commercial sets a maximum
 224 commercial cap and permits standalone residential development.

225 Council members expressed surprise that a Community Commercial zone allows for purely residential
 226 development without a commercial component, suggesting the city reevaluate the code language or
 227 zone name in the future.

228 **ACTION. Motion by Vice Chair López seconded by Councilmember Lee-Koven to adopt**
 229 **Ordinance 26-16 as presented. Motion carried by roll call vote (5-0).**

230 **Dahle: Aye**
 231 **Johnson: Aye**
 232 **Lee-Koven: Aye**
 233 **López: Aye**
 234 **Simmonds: Aye**

235 **PUBLIC HEARING - Consideration of a proposed resolution adopting the Community Development**
 236 **Block Grant (CDBG) Consolidated Annual Performance and Evaluation Report (CAPER) for**
 237 **Program Year 2025 – Resolution 26-31 – Amanda Pearce, CDBG Coordinator**

238 CDBG Coordinator Amanda Pearce addressed the Council and presented the Consolidated Annual
 239 Performance and Evaluation Report (CAPER) for Program Year 2025.

240 The primary funding objectives outlined in the Consolidated Plan and Annual Action Plan include:

241 • **Suitable Living Environment (60%):** Comprising 50% directed toward infrastructure
 242 projects and 10% dedicated specifically to remediating access and mobility barriers. Council
 243 members clarified that the 10% barrier remediation allocation is in addition to accessibility
 244 features already built into general infrastructure projects (such as standard ADA ramp
 245 installations).

246 • **Community Assistance (20%):** Split evenly with 10% for public facility improvements and
 247 10% for public service activities.

- **Administration & Planning (20%):** Designated for CDBG program oversight and planning initiatives.

Project Year 2025 Expenditures & Completed Projects

During Program Year 2025, seven projects were completed, spending approximately \$404,000 in CDBG entitlement funding and \$186,000 in CDBG-CV (COVID-19 relief) funding, directly benefiting approximately 14,000 Logan residents.

1. **600 South Main Sidewalk Project:** Expended ~\$27,000 in CDBG funds to install 275 feet of a 10-foot-wide multi-use sidewalk along the south side of 600 South, linking the Westside Trail to the new pedestrian underpass under Main Street to enhance safety and connectivity.
2. **100 North (500 to 800 East) Sidewalk Project:** Utilized ~\$198,000 in CDBG funding to construct 2,000 feet of sidewalk, curb and gutter, park strips, ADA ramps, and street trees along the north side of 100 North.
3. **Spring Creek Trail Project:** Spent ~\$186,000 in CDBG-CV funding to construct roughly 2,500 feet of a 10-foot-wide multi-use trail connecting the Trapper Park Trail southbound to the new Spring Creek Bridge.
4. **Willow Park Sports Complex Mural:** Allocated ~\$27,000 to install a public mural on the softball building to revitalize the park area and strengthen community identity.
5. **Sunshine Terrace Infrastructure:** Used \$16,000 to purchase and install two commercial-grade ice machines for resident hydration, dietary needs, and care, directly benefiting 72 full-time residents.
6. **Senior Center Nutrition Program:** Provided \$25,000 to purchase food for nutritious meals, improving food security and health for 186 participating seniors.

Administration & Planning Expenses

A total of approximately \$111,000 was spent on administration and planning expenses. This included \$105,000 for standard CDBG program administration and roughly \$6,000 dedicated to a homelessness feasibility study completed by the William A. Burnard Warming Center.

Chair Johnson opened the public hearing.

There were no comments, and Chair Johnson closed the public hearing.

ACTION. Motion by Councilmember Simmond seconded by Councilmember Dahle to approve Resolution 26-31 as presented. Motion carried by roll call vote (5-0).

Dahle: Aye

Johnson: Aye

Lee-Koven: Aye

López: Aye

282 **Simmonds: Aye**
283
284 **PUBLIC HEARING – Consideration of a proposed lease of real property (Tax ID #03-007-0004)**
285 **owned by the City of Logan located at 2315 South Highway 89-91 in Logan, Utah consisting of**
286 **approximately 3.42 acres – Kirk Jensen, Economic Development Director**

287 Economic Development Director Kirk Jensen presented a proposal to lease a 3.42-acre parcel of idle
288 city-owned land located near 2300 South Highway 89/91. Acquired by the city roughly 20 years ago
289 for potential long-term road improvements, the land remains vacant with no imminent state or local
290 construction scheduled. The city intends to issue a public Request for Bids to offer a 5-year lease for
291 passive uses such as agricultural grazing, pasture harvesting, or gardening. Under the terms, the
292 winning bidder will be responsible for installing necessary fencing and maintaining full liability
293 indemnification for the city.

294 Mr. Jensen noted that recent changes in state law require a formal public hearing before leasing
295 municipal real property.

296 Chair Johnson opened the public hearing.

297 There were no comments, and Chair Johnson closed the public hearing.

298 No action is required from the City Council at this time.

299 **PUBLIC HEARING - Budget Adjustments FY 2026-2027 appropriating: \$10,786 funds the Library**
300 **received from the State of Utah. The Community Enhancement Fund (CLEF) Grant will be used for**
301 **furniture; \$2,377 funds the Communication Center received from the State of Utah for the EMS FY26**
302 **Grant to be used or medical related training for personnel - Resolution 26-32 – Richard Anderson,**
303 **Finance Director**

304 Finance Director Richard Anderson outlined budget adjustments appropriating \$10,786 in state CLEF
305 grant funds for library furniture and \$2,377 in state EMS funds for 911 personnel training.

306 Library Director Michael Sauers clarified that the library grant will fund seating on the second floor,
307 an automatic door button for the teen area, and permanent sink step stools

308 Chair Johnson opened the public hearing.

309 There were no comments, and Chair Johnson closed the public hearing.

310 **ACTION. Motion by Councilmember Simmonds seconded by Councilmember Dahle to approve**
311 **Resolution 26-32 as presented. Motion carried by roll call vote (5-0).**
312 **Dahle: Aye**
313 **Johnson: Aye**
314 **Lee-Koven: Aye**
315 **López: Aye**
316 **Simmonds: Aye**
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318

319 **Workshop Items**

320 [Link to video recording of meeting at time stamp \(1:41:09\)](#)

321 **Budget Adjustments FY 2026-2027 appropriating: \$85,000 funds the State Task Force was**
322 **awarded from the State of Utah to reduce, prevent and investigate drug usage; \$6,541 fund the**
323 **library received from the State of Utah to support the Libraries Interlibrary Loan Program -**
324 **Resolution 26-35 – Richard Anderson, Finance Director**

325 Richard Anderson introduced two additional state grant adjustments for future consideration: an
326 \$85,000 grant from the State Drug Task Force to support drug use prevention and reduction
327 operations, and \$6,541 for the inter-library loan program. Both items were scheduled for formal action
328 at the next council meeting.

329 The proposed resolution will be an action item and public hearing at the Council meeting on October
330 6, 2026.

331 **REZONE – Consideration of a proposed rezone. Daniel Berger/DSD Elevate West, authorized**
332 **agent/owner, is requesting approval of a zone change of 5.08 acres from Commercial to Mixed**
333 **Residential 20 located at approximately 1200 West 200 South in the Ellis Neighborhood – Ordinance 26-**
334 **17 – Aaron Smith, Planner**

335 Planner Aaron Smith presented a rezone request for 10 parcels totaling 5 acres in the Westfield
336 Subdivision, located near 200 South and 1200 West, moving from Commercial to Mixed Residential
337 20 (MR-20). The applicant proposes constructing a 100-unit townhome community on the site.

338 Mr. Smith explained that city staff recommended denial of the rezone because the 2026 Future Land
339 Use Plan designates the site for Commercial development, which requires ground-floor commercial
340 uses if residential units are built above. Staff also raised compatibility concerns about establishing
341 standalone residential development surrounded by light manufacturing and warehousing facilities.
342 Conversely, the Planning Commission voted 4–2 to recommend approval, pointing to the adjacent
343 single-family neighborhood to the south, the developing regional park to the west, and existing live-
344 work residential units in the immediate area.

345 The Council reviewed written public opposition submitted by the owner of Infinite Discs an adjacent
346 disc golf manufacturing and warehousing facility located in the middle of the project area. The owner
347 expressed concern that placing high-density townhomes directly against industrial property lines
348 would result in noise complaints regarding manufacturing operations, shipping trucks, and early-
349 morning deliveries, pointing out that no transition setbacks are required between commercial and
350 residential zones. The Council discussed the land-use conflicts and weighed the option of mixed-use
351 zoning versus standalone residential, agreeing to review the site further before taking action in two
352 weeks.

353 The proposed ordinance will be an action item and public hearing at the Council meeting on October
354 6, 2026.

355 **Consideration of a proposed resolution approving rates for the City of Logan Solid Waste Collection and**
356 **Disposal Fees – Resolution 26-33 - Tyler Richards, Environmental Director**

357 Environmental Director Tyler Richards presented an administrative rate simplification for commercial
358 front load garbage services. The proposal consolidates 30 complex rate schedules down to 6 base
359 container rates multiplied by pickup frequency to streamline utility billing software integration. Mr.
360 Richards assured the council that the adjustment represents fraction-of-a-cent rounding corrections
361 designed solely for system efficiency.

362 The proposed resolution will be an action item and public hearing at the Council meeting on October
363 6, 2026.

364 **Consideration of a proposed resolution approving the Wastewater Master Plan Update – Resolution 26-**
365 **34 – Steve Jones, Hansen, Allen & Luce Inc.**

366 Water and Wastewater Division Manager Joe Hawkes introduced Steve Jones of engineering firm
367 Hansen, Allen & Luce to outline the completed Wastewater Collection Master Plan update. Mr.
368 Hawkes acknowledged City Division Engineer Derek Holmstead, City Engineer Darren Farar, Public
369 Works Director Paul Lindhardt, and the Water Advisory Board for their contributions.

370 Steve Jones delivered the master plan presentation covering the structural, capacity, and financial
371 status of Logan's wastewater system:

- 372 • **System Design & Capacity Dynamics:** Logan's collection system serves Logan as well as
373 regional contract municipalities. Pipe capacity modeling requires factoring in customer
374 wastewater, an internal air gap (necessary to prevent anaerobic, acidic pipe degradation), and
375 heavy seasonal groundwater infiltration and storm inflow.
- 376 • **Infiltration & Inflow Impacts:** Infiltration peaks during spring snow melts and summer canal
377 irrigation as groundwater is forced into older, short-section clay and concrete pipes through
378 joints and cracks. The system currently absorbs roughly 8 million gallons per day of ongoing
379 infiltration and must accommodate up to 10 million gallons per day of storm inflow. Newer
380 plastic piping helps mitigate these issues due to longer pipe sections and gasket seals.
- 381 • **Level of Service Target:** The system is modeled to maintain a level of service of 210 gallons
382 per day per household, calculated from indoor winter water meter usage.
- 383 • **Capital Improvement Projections & Financial Breakdown:**
 - 384 ○ **Existing System Infrastructure:** Total existing capital needs equal \$22 million. Under
385 interlocal agreements with regional partner cities, Logan City's direct financial
386 obligation is \$9 million, with the remaining \$13 million assigned to contributing cities.
 - 387 ○ **10-Year Growth-Driven Projects:** Future 10-year growth projects total \$21 million
388 across the area, of which Logan City's proportional cost is \$3.7 million.

- **Asset Replacement Strategy:** Logan's wastewater network has an estimated total replacement value of \$500 million. Assuming a standard 100-year structural life cycle, the city should budget approximately \$4.2 million annually for ongoing infrastructure replacement.

The assessment concluded that Logan City's wastewater collection system is well-managed and currently staying ahead of regional growth demands.

The proposed resolution will be an action item and public hearing at the Council meeting on October 6, 2026.

Other Considerations

No further considerations were presented.

Adjournment:

There being no further business, the Logan Municipal Council adjourned at 7:58 p.m.

Teresa Harris, City Recorder