

Cedar City

10 North Main Street • Cedar City, UT 84720
435-586-2950 • FAX 435-586-4362
www.cedarcity.org

CITY COUNCIL MEETING

JULY 28, 2021

5:30 P.M.

Mayor

Maile Wilson-Edwards

Council Members

Ronald R. Adams
Terri W. Hartley
Craig E. Isom
W. Tyler Melling
R. Scott Phillips

City Manager

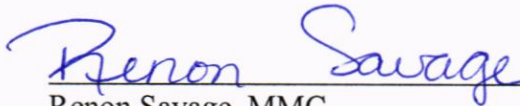
Paul Bittmenn

The City Council meeting will be held in the City Council Chambers, 10 North Main, Cedar City, Utah. The agenda will consist of the following items:

- I. Call to Order
 - II. Agenda Order Approval
 - III. Administration Agenda
 - a. Mayor and Council Business
 - b. Staff Comment
 - IV. Business Agenda
 - Public Comments
 - Cedar Band of Paiutes – housing development & burial sites
 - V. Public Consent Agenda
 1. Approval of minutes dated July 7 & 14, 2021
 2. Approve bills dated July 26, 2021
 3. Approve vicinity plan for Liberty Cove PUD. Platt & Platt/Donald Boudreau
 4. Approve vicinity plan for Rose Village PUD. Go Civil/Donald Boudreau
 5. Approve an agreement with UDOT for the SR-130/Nichols Canyon Road traffic signal project. Jonathan Stathis
 6. Approve the following committee appointments: Airport Board - reappoint Burt Poulsen & Vaughn Montgomery; Board of Adjustments - Dorian Page; CATS - Peggy Green & reappoint Brody Johnson; Cross Hollow Event Center - Jean Lopour and reappoint Rusty Aiken & Ree Zaphiropolous; Downtown Parking Authority – Reappoint Evan Vickers & Dan Dotson; Housing Authority – John Westwood; Library Board – Heather Munford; Parks & Rec Advisory Board Tom Higbee and reappoint Christy Hugh & Christy Florence; Planning Commission – Tom Jett; RAP Tax Arts – reappoint Linda Benson, Randy Allen, & Neal Smith; RAP Tax Parks – reappoint Mauri Bleazard, Mark Johnson, Chad Westwood & Vicki Christian; Trails Commission – Mauri Bleazard & Richard Dotson
- Action
7. An ordinance amending the City's Road Master Plan at Benson Way and Westview Drive. Watson Eng./Jonathan Stathis
 8. An ordinance amending the City's Road Master Plan in the Tipple Road Area. Platt & Platt/Tyler Romeril

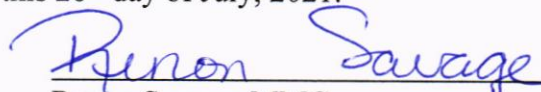
9. An ordinance amending the General Land Use Plan from Low Density Residential to Medium Density Residential and Central Commercial for property located at 2901 S. Tipple Road. Plat & Plat/Tyler Romeril
10. An ordinance amending the zone from Annex Transition (AT) to Central Commercial (CC) and Dwelling Single Unit (R-2-1) for property located at 2901 S. Tipple Road. Plat & Plat/Tyler Romeril
11. An ordinance amending the General Land Use Plan from Central Commercial and Open Space to High Density Residential for property located at 1500 N. Main St. Plat & Plat/Tyler Romeril
12. An ordinance amending the zone from Central Commercial (CC) to Dwelling Multiple Unit (R-3-M) for property located at 1500 N. Main St. Plat & Plat/Tyler Romeril
13. An ordinance amending the zone from Central Commercial (CC) to Residential Multiple Dwelling (R-3-M) for property located at 298 E. Fiddlers Canyon Road. Plat & Plat/Tyler Romeril
14. Consider participation in a water system interconnection project with the Central Iron County Water Conservancy District and Iron County
15. A resolution amending the City's General Land Use plan and an ordinance creating the Residential Neighborhood Zone (RNZ). Councilman Tyler Melling
16. An ordinance amending the General Land Use Plan
17. An ordinance amending Chapter 32 of the City's ordinances related to grading permits. Jonathan Stathis/Tyler Romeril
18. An ordinance amending Chapter 38 of the City's ordinances related to retention and detention basins. Jonathan Stathis/Tyler Romeril
19. Consider an ordinance amending Chapter 23 of the City's ordinances related to single event permits. Tyler Romeril
20. An ordinance amending Chapters 11, 23, 27, and 27a of the City's ordinances related to the proper classification of criminal charge for a public offense. Tyler Romeril
21. Modification to the Ordinance for Traffic & Travel on Streets, Section 35-2 to reduce the speed limit from 50 to 45 mph on Bulldog Road between Kitty Hawk Drive and 3000 North. Jonathan Stathis
22. A resolution for the Cedar City Engineering Standards Update 2021. Jonathan Stathis

Dated this the 26th day of July, 2021.


Renon Savage, MMC
City Recorder

CERTIFICATE OF DELIVERY:

The undersigned duly appointed and acting recorder for the municipality of Cedar City, Utah, hereby certifies that a copy of the foregoing Notice of Agenda was delivered to the Daily News, and each member of the governing body this 26th day of July, 2021.


Renon Savage, MMC
City Recorder

Cedar City Corporation does not discriminate on the basis of race, color, national origin, sex, religion, age or disability in employment or the provision of services.

If you are planning to attend this public meeting and due to a disability, need assistance in accessing, understanding or participating in the meeting, please notify the City not later than the day before the meeting and we will try to provide whatever assistance may be required.

Cedar Band of Paiutes

500 North 100 East

P.O. Box 235

Cedar City, UT 84721-0235

(435) 586-9433

July 20, 2021

Honorable Mayor, Maile Wilson-Edwards
Cedar City Council
10 North Main Street
Cedar City, UT 84721

Dear Honorable Mayor and Cedar City Council:

The Cedar Band of Paiutes Council Members would like to be placed on the Cedar City Council Meeting, Wednesday, July 28, 2021 agenda.

We have a deep concern, which was brought up by one of elders of our Band. The concern is that with all the housing development being done in the Cedar City area, that the developers might be digging up Native American burial sites (Cedar Band Members) and we would like to work with the Cedar City Council and the developer to locate these sites.

If you have any question's please call the Cedar Band Council at 435-586-9433 or email the Cedar Band Chair, Delice Tom at dtom1161@gmail.com.

Thank you for your time.

Delice Tom, Cedar Band Chair
Laurel Yellowhorse, Cedar Band Vice Chair
Kelly Rowser, Cedar Band Council Member
Eric Kulick, Cedar Band Council Member
Robert Pete Sr, Cedar Band Council Member

COUNCIL WORK MINUTES

JULY 7, 2021

The City Council held a meeting on Wednesday, July 7, 2021, at 5:30 p.m. in the City Council Chambers, 10 North Main Street, Cedar City, Utah.

MEMBERS PRESENT: Mayor Maile Wilson Edwards; Councilmembers: Ron Adams; Terri Hartley; W. Tyler Melling; Scott Phillips.

EXCUSED: Councilmember Craig Isom.

STAFF PRESENT: City Manager Paul Bittmenn; City Attorney Tyler Romeril; City Recorder Renon Savage; Finance Director Jason Norris; City Engineer Jonathan Stathis; Police Chief Darin Adams; Fire Chief Mike Phillips; HR Specialist Natasha Hirschi; Leisure Services Director Ken Nielson; Public Works Director Ryan Marshall; Heritage/Festival Hall Manager Jason Clark; Airport Manager Nick Holt.

OTHERS PRESENT: Jim McConnell, Cheryl Wilson, Laura Henderson, Stacey Bettridge, Roger Thomas, Kolby Pulsipher, Cassey Pulsipher, Joanne Brattain, Erik Kjellgren, Elliott Spiering, Jace Burgess, Larry Stubbs, Becky Stubbs, Annette Klassen, Lupe Shepard, Bob Shepard, Pace Clarke, Tom Jett, Teri Kenney, Gary F. Player, Scott K. Story, Randy Collins, Layne Slack, Trisha Ashworth, Mark Medley, Tim Watson, Brenda Reber, Derek Morton, Bryan Komarek, Robert Nies, Kathy Hunsaker, Dorian Page, Jennifer Weaver, Mauri Bleazard, Cathy Klemic, Garth Green, Richard Church, Sud Longson, Wendy Green, Chris Uchman, Bob Platt, Shay Asay, Cassandra Asay, Dallas Buckner, Steve Custode, Kim Custode, Tyler Allred.

CALL TO ORDER: Chief Mike Phillips gave the invocation; the pledge was led by Chief Darin Adams.

AGENDA ORDER APPROVAL: Councilmember Phillips moved to approve the agenda order with items 11, 18 & 19 being tabled; second by Councilmember Adams; vote unanimous.

ADMINISTRATION AGENDA – MAYOR AND COUNCIL BUSINESS; STAFF

COMMENTS: ■Phillips – it's good to be back, thanks to the fellow councilmembers for supporting me in my time away. It's good to be back in the saddle. ■Adams – thanks to the Airport Manager and staff for cleaning up the around the monument on Airport Road and Kittyhawk Road, it looks nice. ■Phillips – we had a great parade on Monday, congrats to all the organizers, it is a great way to celebrate the founding of the Country. ■Mayor – Saturday, Main Street will be closed for the annual Rotary July Jamboree. Also, it is time where we will be doing City Committees. We have a number of terms that have expired, or they have moved and have vacancies on City committees. I would love to have different faces involved. If you are interested in serving on a committee or if you have suggestions either call me or send me an email. ■Mike Phillips, Fire Chief – the 4th of July weekend started with a bird in the power line. On the 4th we did not have one wildland fire. At 12:30 a.m. on the 5th, small wildland fires and then we had a few dumpsters with fireworks on fire. Phillips – were the wildland from fireworks? Phillips – yes, one at the Lake of the Hill. We had a structure fire

in a playground by the Temple and another one with illegal fireworks and started the side of their house on the fire. Phillips – I saw fire engine at the designated spots, thank you.

PUBLIC COMMENTS: ■Dorian Page – I am here to speak in behalf of the pickleball courts, a good idea for the city. There are patrons of the Shakespeare Festival looking for things to do. We have people from St. George up here because it is so hot to play down there. I encourage you to look at Brigham City, two tournaments a month that bring in thousands. I have been in tournaments in St. George that have had thousands come and bring in money. If you want tourist attraction, build pickle ball courts. If you want to get creative, get with the University to convert Bowman Fields to pickle ball courts. ■Brenda Reber – I have lived here 8 years from Las Vegas, didn't intend to stay but now I want to stay here. I play pickle ball; it is a great thing. I know Cedar City is known for community spirit and people are drawn to that. I played pickle ball up north. If you don't know someone, they don't invite you in, it is not like that with pickle ball, we invite you in, it is a good sense of community and for seniors, it encompasses all ages and skill levels. We are so in favor and supportive and grateful you are considering more courts. ■Gary Player – you have heard me lecture about water deeds in Cedar City. Mike Vandenberg of the USGS said that they received federal money to come to Cedar Valley and test old wells for carbon dioxide sequestration, the arco 3 peaks well is one of them, they want to reenter after October, they will go to 6,000 feet and test at 3,000 for carbon dioxide, they will find the water quality first. After done they are going to test a fractured granite aquifer that may bring water to the city. I want you to be aware, the city will be asked to pay a little for the test of the shallow zone, you will want to consider that. ■Chris Uchman – there was to be a committee formed for the water impact fee, has it been formed? Mayor, yes it has with developers and community members. We have contacted individuals; the first meeting will be next week. Chris – are the community members developers? Mayor – we have community members, developers, realtors and home builders all involved.

CONSIDER TWO SINGLE EVENT ALCOHOL PERMITS FOR IRON GATE WINERY, WINE TASTING ON SEPTEMBER 4TH AND A WINE PARING DINNER ON SEPTEMBER 5TH. JADEN REARDON, IRON GATE WINERY:

Jaden Reardon – I represent IG Winery and the Utah Wine Festival, it began in 2019 to bring interest to the vineyards. There are two events in the City, we are asking for wine tasting behind IG Winery in the Farmers Market, limited to 50. There will first be a wine judging, people can buy a ticket and set with the wine professionals and see what they look at when judging wine, it is an educational event. The other is the Grand Dinner on Center, we hope to close from Main to 100 West on Center for a wine Pairing dinner, we are hoping to sell 150-200 tickets. Phillips – let people know what a flight is? Jaden – a wine flight is a series of small 1oz pours of different wines. It is referred to as flight because you start out with lighter body wines moving up to fuller body wines. Phillips – I have watched this for the past two years, and I tried to buy a ticket last year and it was sold out. I have learned and have bought tickets early this year. Chief Adams – the background revealed nothing negative, we give a positive recommendation. Phillips – where are the judges coming from? Jaden – all throughout Utah, they will either be certified sommeliers, wine educators, wine importers, there are professional chefs with all different backgrounds. We have Tanner Lennert who is an attorney from the DABC. Consent.

CONSIDER A RESOLUTION APPROVING THE ALLOTMENT OF RAP TAX FUNDS AS RECOMMENDED BY THE ARTS ADVISORY BOARD. JOANNE BRATTAIN/TYLER ROMERIL:

Joanne Brattain, Chair – our budget was \$257,885 \$50,00 more than last year. We had \$325,200 in requests, with no new groups, all have a track record. A copy of the recommendation is attached as Exhibit “A”. All were close in the recommendations, so we agreed to take an average of the recommendation. A couple are over the request, because those groups had given money back that they couldn’t spend during the pandemic. Hartley – a lot of time goes into that, thank you. Joanne – during the hearings, 8 of the 16 groups use the Heritage Theatre and they have two needs to be effective, one is a projector with screen and upgrading from analog to digital mics. We had \$122,000 in the reserve fund, set aside that is not budgeted because it accumulates with investment, we saved because we didn’t know what would happen. The projector is in the budget for \$25,000 and it was based on technology that is 5 years old. We want state of the art that will last for a number of years, to do that Jason needed an additional \$12,000. We spent a lot of money with the analog mics years ago, but the channels are degraded so you end up with the microphones not working, if you had a child with one line in a performance and couldn’t hear you would be upset. Jason has been converting and buying them slowly, we now have 4 mics. We need 24 digital microphones, so we talked with Jason, he is willing to pay for 2 digital microphones. We motioned to recommend the \$12,000 for the projector and \$23,400 from reserve for the microphones. Phillips – how many will that get? Joanne – 24. Phillips – will that take care of the needs? Yes. Chris Uchman – are you using a particular entity to purchase these microphones? I have a contact. Jason – because of the costs it has to be a competitive bid, we would love to include them in the bid list. I would like you to consider the analog to surplus, can we declare that and get some in trade or auction them off accordingly. Phillips – this will make a tremendous change for the stage, set and design. Joanne – the groups do a fabulous job. There will still be \$86,000 remaining in the fund.

CONSIDER A RESOLUTION APPROVING THE ALLOTMENT OF RAP TAX FUNDS AS RECOMMENDED BY THE PARKS AND RECREATION ADVISORY BOARD. MAURI BLEAZARD/TYLER ROMERIL:

Mauri Bleazard – we have less people asking for money and it might be better if I explain. See Exhibit “B”. Requested \$772,770, available \$515,700. Trap club asked for \$7,000, they asked for several uses, one that it cannot be used for is bullets, but will do different things on the building, we recommended \$2,000. Rotary \$250,000 for a water park to upgrade on the West Canyon, they have great ideas, we recommended \$203,000, they can fundraise because it is not completely ready to be funded. Parks & Rec to begin they asked for \$200,000 last year they were given money for a daycare, we would like to repurpose what asked for the daycare area of the Rec Center since that project is on hold, they want to repurpose that, \$70,000 to noise cancelling panels at the pool, they have a number that is too loud. The rest would go to the pickle ball courts. They asked for \$10,000 for artificial tee surface at the Golf Course. We recommended \$310,770 to go towards the pickle ball courts that would cost about \$500,000 and use the rest of the repurposed amount. Phillips – how many courts? Mauri – 8. Mayor – these would be located across from the Main Street Park, north of the Elks Lodge. Phillips – will it include lights? Mauri – yes lights and parking.

Ken Nielson – the Golf Course mat is for the driving range in the winter. The course gets used during the winter months and the grass does not grow back. Jared suggested artificial

turf mats for the winter, so they don't tear up the grass. It rolls up to store during the summer. Courses use it because it is a year-round sport if the weather allows. The preservation part is the Club House roof, the roof is 30+ years old. The pickle ball idea came a few months ago, the Leisure Committee was in favor, RAP was in favor and Administration was in favor. This will have 8 courts that are lighted. Cedar City on a day like today it is better to play when the sun goes down. We can repurpose lights from the ice rink, we can light 8 courts by the Main Street Park, we like the area and design. You can play in the wind, but the less wind the better, the wind doesn't blow as much on the east side. All family members can be involved. I have 11 in my family, and all can play. It is a great family atmosphere, and it is huge in Utah. Mayor – all courts have to face north/south so you are not looking in the sun. Ken – we have a design from Engineering that fits the property with a parking lot, and we will have landscaping. The parking lot will have 37 stalls. I don't have a negative aspect. It will be quick. It will have a chain link fence.

Ed- I live in Cedar City and am a USA Pickle Ball Ambassador – some facts. There are 4.2 million in the US that play pickle ball, it is worldwide, and is 56 years old. There are a total of 8,700 places in the US that has pickle ball courts, most run by the City and Cedar City doesn't have any, there are 40+ in St. George. 40,000 courts in US, 40,000 members in the US. It has gone professional, 1700 professional players and 200 sanction tournaments, you must have a minimum of 8 courts to have a sanctioned tournament that allows up to 400 participants. There are a number of companies that started up because of pickle ball. There are many courts and balls sanctioned. USA Pickle Ball had 119 community grants and 27 high school grants the last year for \$42,000. There is also a pickle ball paddle manufacturer that has donated paddles to schools. They also give discounts on nets. It is a huge organization with a lot of backing. It is a lot of fun.

Annette Clawson – I have lived in Cedar City for 18 years. I want to thank Ed for what he has done for pickle ball, we started in a stake center, it is not as fun on a basketball court. I want to thank RAP Tax for this award. All things have been mentioned, families, ages, male/female can play against each other. People I know in tournaments posted in the bronze position of a tournament, the silver was a mom and her 9-year-old son. A lot of us would have not met if we didn't play. We play in a lot of tournaments to the South. We played in a tournament that was a fundraiser to repaint their facility and raised \$29,000. I encourage you to support the pickle ball courts. Phillips – How many courts in Brigham City? 24.

Paul Monroe – a couple things on our Rotary application, \$20,000 of our application was to redo Veterans Park. I too like pickle ball; it is a lot of fun. Your most recent survey showed a water play area was identified as the most commented thing that the community wanted. There is also a lot of support for water play area for kids.

Pace Clark, Executive Director of the Utah Summer Games – I want to thank everyone that helped the games be a success, Chief Adams, Chief Phillips and Ken Nielson. Pickle ball, USG wants to endorse this project. We have not conducted pickle ball for 3 years because we took all that to St. George, because we don't have facilities in Cedar City. This year we did not hold that tournament, we had over 60 calls asking why, we said because we didn't have the courts. We would do this not only in June, but throughout the year. You need cover and

lights. When Huntsman Games does their tournaments, they do a lottery because of how much support they have.

Lynn Slack – I would like the City Council to start looking for an indoor facility, you can only play 6 months a year. It would be nice to have indoor concrete to play in the winter. I read a city took over a warehouse to turn it into a pickle ball court. Mayor – shade and bleachers are things we know will need to be a part of this.

Garth Green – some of you have been with me on rides with me in the car to Enterprise. We live in a climate that is not agreeable year-round, St. George has an advantage. Enterprise built a facility for \$250,000 and it has more pickle ball than basketball, it is 24/7, 365. I propose that along with a park. It is a perfect place to put up metal buildings for basketball and pickle ball courts across from the park.

Ricky D. Arsono – I am the founder of Finding Freedom for All, a non-profit founded here in Cedar City to help Veterans with PTSD, prevent suicide and help veterans find jobs, I travel all over Utah for this non-profit and play pickle ball tournaments and have been talking with Ed for 2 years to do tournaments and we don't have courts, this would be nice to be able to do tournaments here and raise money for the non-profit. You will hear a lot more about our organization now that COVID is over and we can start doing events.

Kathy Hunsaker – there is a lot said about pickle ball, I want to talk about the culture, a man organized and then he passed away. He was a member of the car club and motorcycle club, but it was the pickle ball club that stepped up and paid for food and part of the funeral.

Leann Taylor, SUU student – I have waited to get classes over to play pickle ball in the morning. We will play an extended part of the day. I am studying exercise. I come from a large family, and it helps with health overall. I am in awe watching how people move. My young self wants to add my support. It would be great to have the 8 courts and expand the USG. It is growing in the community. We don't want to have to fight for space as students, so this would be great to expand and help the health and wellness of the community overall.

Derek Morton – on the lights coming from hockey, are they Musco? Ken – the banks are, the poles are not. Derek – Musco lighting has a feature with Wi-Fi enabled cameras to supplement maintenance so you can stream the tournaments, competitive coaches are downloading. You can download the film to help improve.

Ken Nielson – he is right, Musco is the guys to go with, they are the lighting on baseball/softball complexes. The other feature is I can program the lights on my phone, we can control it for the neighborhoods.

Terry Hermansen – I grew up in Parowan, just moved back from California. I am involved in Church, but more in the pickle ball community. I golf and we almost got kicked off because my grandsons would get out of the cart, I can take them to pickle ball.

Randy Collins – I have been here 5 years. pickle ball courts are at SUU and when school is in session, they kick us off because they have classes. Mayor – to be able to host tournaments you need 8 courts? Yes.

Jen Weaver, Sports and Recreation Director – these are my new friends I have met the past 6-8 months and I love pickle ball. When the gym got put on the back burner, we wondered what we can bring the community. Ken and I agreed on this. My concern is that 8 will not be enough. If you can get multiples in any type of facility, baseball, basketball, etc. if we could get an expansion on the property and look into the future, we will not regret doing that. I think we will regret not doing enough. I went to the URPA Conference, the main class was pickle ball, the fastest growing sport and possibly being high school sanctioned and it is growing age group is the kids. It is great all these people are here, you have retired, administrators, businessmen, musical theatre arts people and they will be great for any committee to help in the future. I have about 80 emails and names on my computer.

PUBLIC HEARING TO CONSIDER AN ORDINANCE AMENDING THE FINAL PLAT OF LOTS 4-10 IN BLOCK 9 OF THE VALLEY VIEW SUBDIVISION. PLAT & PLAT/TYLER ROMERIL: Bob Platt, Platt & Platt – this is by Spruce Street. Our client owns lots in the Valley View Subdivision platted in 1950. We reconfigured it so they can build twin homes that is allowed by the zoning. It has been reviewed by the Engineering Department. This will connect Spruce Street to Maple Street. Phillips – is Maple Joe Thurston Lane? Yes.

Mayor Edwards opened the public hearing. Wendi Green – it needs a through street, they need to connect into the other area for safety reasons. It comes from Wells Fargo, there is an apartment complex, but no way to get to the subdivision. Hartley – is that going to Mountain View Drive? Wendi – I don't know the street. Hartley – I think that will improve in the future with development. Phillips – the city was selling a lot to Leavitt Land. Tyler – we signed the documents two days ago. Phillips – lot 11 will be another access out of there. The hearing closed.

PUBLIC HEARING TO CONSIDER AN ORDINANCE AMENDING THE FINAL PLAT OF LOTS 44 AND 45 IN THE LEGACY PARK SUBDIVISION. PLAT & PLAT/TYLER ROMERIL: Bob Platt, Platt & Platt – this is simply to accommodate a portion of lot line between the lots, the way they put the fence in to design around landscaping has jogs in it. This amendment is to make the wall the new lot line.

Mayor Edwards opened the public hearing, there were no comments. The hearing closed.

PUBLIC HEARING TO CONSIDER ENTERING A LEASE WITH SUU INVOLVING PROPERTY LOCATED IN THE VICINITY OF 200 E. 900 N. AT THE CITY'S GOLF COURSE. TYLER ROMERIL: Jared Barnes, Director of Golf - this is an awesome project the Golf Course and staff is on board. We have a great relationship with Coach Church. We don't use this land currently; they will put it to great use. It is on the west end of the putting green, on the west end of the driving range. It will improve his program with practice facility and locker rooms. We had a tournament today, when the tournaments end, we have a patio to look at results, we will be able to do that in this building, it is a

win/win situation. Adams – the trails committee looked at a trail through that area? Jared – it has been a few years ago that I talked to them and said it is not a good idea to have walking trail by a driving range.

Nate Esplin, SUU Athletics – we would lease the land and provide all the funding to build the building. Richard is out fund raising. When we have the funding secure, we will get it to the City to take it to bid and then enter into a long-term lease, 25 year lease with 5 year extensions subject to the City and SUU approving. We would take care of all the maintenance of the facility. Phillips – has it been to the Board? Nate – no, but the University is well aware of the facility and is in support.

Richard Church, Director of Golf at SUU – this is a project that has been in planning more than a decade. We have had artist renderings and preliminary drawings and talks with the City, and then it went on the back burner. We have a benefactor that pledged a quarter million to the project. It will be between \$600,000 to \$800,000. For the golf team it provides locker facilities, practice facilities in the winter, the back end of the project are heated bays to the driving range. Top facility men's and women's locker rooms and office staff. Bottom is open reception area for tournaments that will be accessible for the city use. Hartley – what is the size? Richard 3,500 per floor. We have not had any engineering done, just preliminary artist renderings. Phillips – it said Cedar City will maintain the property and can inspect and repair. I wanted to make sure the city had access. Tyler – we originally talked about SUU maintaining the grounds, but we decided it is best to do that. Mayor – we will do the ground they will do the interior. Richard – the Golf Course Superintendent does not want us mowing his lawn. Phillips – I encourage you to make sure the building is in harmony with the Golf Course. Mayor – we have talked about that. Richard – we have received several budgets we have not collected until we receive the final support.

Mayor Edwards opened the public hearing, there were no comments. The hearing closed.

**PUBLIC HEARING TO CONSIDER AN ORDINANCE AMENDING THE
GENERAL LAND USE PLAN FROM BUSINESS AND LIGHT MANUFACTURING
TO HIGH DENSITY RESIDENTIAL FOR PROPERTY LOCATED AT 2560 N.
CLARK PARKWAY. GO CIVIL ENG./TYLER ROMERIL:**

Dallas Buckner, Go Civil – the General Plan amendment is zoned medium density across the entire parcel. This is a long skinny lot, the project is by the runway approach zone, only about 60 feet from the property line to the approach zone. The reason to change from medium to high density is so we can do one row of high density with a loaded road. It is all general planned for medium density. I did a lay out and we think we can get a residential PUD on the north and commercial on the other. Melling – what is the rear setback? Rear would be 20 feet, the part that parallels would be considered side and 10 feet. Melling – you will put the road on the property line? Dallas – yes and treat the approach zone line as the front. For residential component a detached garage could be in the approach zone. Melling – a road on the property line and the residences? Dallas - yes, with a detached garage. We have 60 feet to work with as a side and it shrinks to 50 feet. Melling – what are the options with an R-2-2 PUD? Dallas – the way zoning is written, you can do anything outside a residential lot, you can do a PUD with minimum lots. The density will be well below, there is no way to do duplexes and have a 15-foot separation, with a configuration like this you don't get many lots. Melling – what is the

number of units for access to the road? Dallas – commercial PUD on South and residential on the North it would have a reciprocal access and have a hammerhead every 500 feet so residential and commercial could both use it. Melling – the lot would be on the south? Dallas – a single loaded road and split in the middle and every 500 feet have a connection. It is a tough piece of property. Hartley – are they two story structures? Dallas – I don't know, but I think they would be two stories.

Phillips – can you speak from the Airport standpoint? Nick Holt – in the Airport Master Plan below 3,000 inside the approach zone it requires industrial and manufacturing, outside the 3,000 you can have residential. The area he is discussion it would be allowed to be changed to residential, inside the approach zone would not. Hartley – the garages will be across the blue line? Nick – as long as they are not considered residential, any dwellings where people are staying would have to be outside that. They must be detached. Phillips – everything around it is R-2? Jonathan – yes, R-2-2. I would like to research about the garages, I want to see if the FAA allows that. Nick – I have not asked them that specifically.

Melling – because it is a medium density area, but not conducive to medium density residential, is it something if it stayed under R-2-2 they could apply for a variance without the zone change? Tyler – no, that would not apply. The reason for granting a variance cannot be for monetary reasons.

Mayor Edwards opened the public hearing. Chris Uchman – what are the number of units and how much park space is being planned. Tyler – this is a zone change. When we get to specifics it is vicinity plan or construction. Chris – if you look at the General Plan for R-3 conversion it states parks must be negotiated for R-3 zoning. That is one situation I am discussing and put a point across. We are zoning before we know what happens, and what if they sell the property. These are not in the foresight; I am building a case.

Erik Kjellgren – I live in Gemini Meadows, just retired from the Military. Every owner has a right to develop their property, especially with the housing shortage. Two concerns, adding high density under the approach zone of the Airport is a bad idea. Second everything already there is at most a duplex, now 4-plex with detached garages and it doesn't make sense. Planning Commission had a negative recommendation. I would ask that you deny the R-2 to R-3 but approve I&M. Melling – if we follow the General Plan, it is all industrial. Would you rather have the entire area as industrial, or a housing buffer? Erik – rather have a buffer with nothing. I was told light industrial; I am ok with that as long as not a gravel pit. I am ok with all I&M.

Cheyenne Cook – I live on the road to the front of where they will put the apartment. I have a beautiful view and I was told that nothing would be there to cover the view. There are some things that would be in our back yard.

Shay Asay – my fence will back the change. We called to talk to the Engineering Company, and we will have a 10-foot buffer between our house and the new building. It is a small space; we will have people looking in our yards. Melling – as a residence you reflect the previous gentleman, more comfortable with industrial? Shay – yes, we were informed it would be that and we don't want a back neighbor. The hearing closed.

PUBLIC HEARING TO CONSIDER AN ORDINANCE AMENDING THE ZONE FROM DWELLING TWO UNIT (R-2-2) TO DWELLING MULTIPLE UNIT (R-3-M) AND INDUSTRIAL AND MANUFACTURING-1 (I&M-1) FOR PROPERTY LOCATED AT 2560 N. CLARK PARKWAY. GO CIVIL ENG./TYLER ROMERIL:

Dallas Buckner, Go Civil – this is the zoning component for the previous item.

Mayor Edwards opened the public hearing, there were no comments. The hearing closed.

CONSIDER APPROVING THE FINAL PLAT OF 4-B RANCH PHASE 2. GO CIVIL ENG./TYLER ROMERIL: Dallas Buckner, Go Civil – this is a vicinity plan we brought through. It is the final plat. Tyler – we have everything required, the bond agreement is signed, we received the letter of credit and documentation with the Water Conservancy District to move this forward. Hartley – the previous water agreement covers all phases? Tyler – no, but we received a letter saying this is covered.

PUBLIC HEARING TO CONSIDER AN ORDINANCE AMENDING THE ZONE FROM MASTER PLANNED DEVELOPMENT (MPD) TO DWELLING TWO UNIT (R-2-2) FOR PROPERTY LOCATED AT 2200 W. 1600 N. PLATT & PLATT/TYLER ROMERIL:

Bob Platt, Platt & Platt – the is a zone change request from MPD to R-2- in conformance with the General Plan and a positive recommendation from Planning Commission. This is located on 1600 North and a little east of Lund Highway. Phillips – where do we stand relative to the intersection of 1600 North & Lund Highway? Jonathan – we have a project budgeted to improve that corner. We have done a traffic study and we are analyzing to see if it warrants a 4-way stop. They are master planned roads and will be improved full width. There is a subdivision coming in and they will have to improve their entire width, it will accommodate the traffic. Paul – you approved widening to Highway 56. Melling – will we require sellers disclosure to let them know the fire department performs exercises. Paul – we can put a note on the plat to document that the neighbors across the street use smoke and loud noises, it is a fire station and a training center and an airport. Bob – there is a power pole at the SW intersection that affects the site. Melling – in Planning Commission it was stated that this is how we improve our roads.

Mayor Edwards opened the public hearing. Chris Uchman – is this going to be a retirement community? Bob Platt – I don't know. Chris Uchman – in regard to the smoke and fire, this is supposed to be a retirement community and will affect the residents. The hearing closed.

PUBLIC HEARING TO CONSIDER AN ORDINANCE AMENDING THE CITY'S ROAD MASTER PLAN IN THE TIPPLE ROAD AREA. PLATT & PLATT/TYLER ROMERIL: this item was tabled.

PUBLIC HEARING TO CONSIDER AN ORDINANCE AMENDING THE GENERAL LAND USE PLAN FROM CENTRAL COMMERCIAL TO MEDIUM DENSITY RESIDENTIAL FOR PROPERTY LOCATED AT 2700 S. TIPPLE ROAD. WATSON ENG./TYLER ROMERIL:

Tim Watson, Watson Engineering – we have 60 acres of land currently in some form of AT that we are requesting two different zones, a parcel in the NW corner that is just over 6 acres. This is old Highway 91 on the south side of

I-15, the very edge of the City annexed property. Tipple road goes to Shurtz Canyon. We have a portion of SITLA land that separates Old Hwy-91 and I-15, it is 6 acres for commercial and complies with the general use and the rest of the property about 54 acres rezoned to R-2-1 which General Land use show R-1 low density. We are requesting the R-2 to meet the master plan some will be over the 9,000 square feet, some not. I provided a preliminary layout for vicinity plan. Phillips – three separate parcels? Tim – yes, they cover items 12-17. Hartley – in Planning Commission you mentioned an RDO, but Jonathan and Trevor steered you away from that, why? Tim – the general land use and rezoning would be more applicable. I don't know why, either way we need a rezone. Hartley – it preserves the density, that is why I wondered. Tim – the current layout is preliminary, we are barely over 3 units per acre, there is a lot of open space, or larger lots. Phillips – I had the same question, the RDO gives more flexibility. Tim – we were able to make it work with the standard format. Phillips - The property to the west is it owned by the Paiute Tribe? Tim – no, the Middleton family. Melling – it shifts the residential, the proposal moved the residential line to the north? Tim – yes, all but 6 acres. Melling – I don't foresee us south of this area reaching high density. General Plan how much of the commercial corridor do we want to preserve. If it becomes as busy of Providence Center it is not enough, if we plan for it to be big, we have to build more density also. With the commercial and residential element, what you are proposing is essential R-1. Tim – we need different lot frontages. Melling – I don't think we should make a habit, and we want to keep the commercial corridor, could we do a development agreement contingent upon the overall density, average lot size uses. I know if we do many of those we would need more attorneys to administer them. Paul – we were just talking about the same thing. Tim – there is a basalt area, there is a strip of open space that is undevelopable. We cut out 6 acres that is useable for commercial or expensive, and not is classified as open space. Melling – there is also open space. If we kept it simple, the development agreements get as complicated as the lawyers let it, but if we kept it simple with the size and nature of the open space and the commercial elements. The interchange areas are tricky; I don't want a general plan to change without that. Tim – this is new information to us; is there talks of an interchange? Melling – you never know. We have the little bridge, in the annexation map there is a brown area to the west and south and that is designated as south interchange in the PDF map. Phillips – why wouldn't we go further south if we did that? Melling – we don't know, in the GP it is designated a commercial corridor, that may become an interchange. I want to be very careful on general plan changes to this area. Tim – with that designated as the south interchange, what would you like to see there? Melling – if we designate that, we need to undesignate that. Tim – these parcels are not designated south interchange. Paul – the annex declaration, any notes I would not put much substance on the labels, they were put to split up the annexation areas, not intended to impart substantive land use. Melling – was this a grave error, or did we intend to designate a commercial corridor.

Mayor Edwards opened the public hearing. Laura Henderson – as a member of the General Plan Update Committee I appreciate Mr. Melling's comments, we have discussed this as we discussed maps, we talked about what we saw in the future. I can't tell you exactly, we are formulating, and they are in the discussions. Terri Kenney – also on the General Plan Update Committee – when we talked about the north and south interchange, we wanted to make sure there was enough commercial for growth in the future. Chris Uchman, also General Plan Committee member – this is one of the situations where decisions made by City Council affects the future. We have areas where R-2 and R-3 were I&M and it eliminates what can

happen in the future. There is not much out in that area now and R-2 does work. Mr. Watsons zone change is not out of line. At the same time, the commercial areas are meant to support future expansion, sooner or later the landowners may want to turn them into larger communities and without infrastructure making decisions can hinder future expansion. Cathy Klemic – I live to the east of this in Shurtz Canyon, we bought our land in 2000 and we bought it because it was range land, my son has a horse ranch. I am a realtor; it seems there a lot better places for R-2 other than agriculture. I hate to see it filled up with houses. The hearing closed.

PUBLIC HEARING TO CONSIDER AN ORDINANCE AMENDING THE ZONE FROM ANNEX TRANSITION (AT) TO CENTRAL COMMERCIAL (CC) AND DWELLING SINGLE UNIT (R-2-1) FOR PROPERTY LOCATED AT 2700 S. TIPPLE ROAD. WATSON ENG./TYLER ROMERIL: Tim Watson, Watson Engineering – nothing new to add.

Mayor Edwards opened the public hearing, there were no comments. The hearing closed.

PUBLIC HEARING TO CONSIDER AN ORDINANCE AMENDING THE GENERAL LAND USE PLAN FROM LOW DENSITY RESIDENTIAL TO MEDIUM DENSITY RESIDENTIAL FOR PROPERTY LOCATED AT 2800 S. TIPPLE ROAD. WATSON ENG./TYLER ROMERIL: Tim Watson, Watson Engineering – this is the middle parcel.

Mayor Edwards opened the public hearing, there were no comments. The hearing closed.

PUBLIC HEARING TO CONSIDER AN ORDINANCE AMENDING THE ZONE FROM ANNEX TRANSITION (AT) TO DWELLING SINGLE UNIT (R-2-1) FOR PROPERTY LOCATED AT 2800 S. TIPPLE ROAD. WATSON ENG./TYLER ROMERIL: Tim Watson, Watson Engineering –

Mayor Edwards opened the public hearing, there were no comments. The hearing closed.

PUBLIC HEARING TO CONSIDER AN ORDINANCE AMENDING THE GENERAL LAND USE PLAN FROM LOW DENSITY RESIDENTIAL TO MEDIUM DENSITY RESIDENTIAL FOR PROPERTY LOCATED AT 2900 S. TIPPLE ROAD. WATSON ENG./TYLER ROMERIL: Tim Watson, Watson Engineering – this is the bottom portion.

Mayor Edwards opened the public hearing, there were no comments. The hearing closed.

PUBLIC HEARING TO CONSIDER AN ORDINANCE AMENDING THE ZONE FROM ANNEX TRANSITION (AT) TO DWELLING SINGLE UNIT (R-2-1) FOR PROPERTY LOCATED AT 2900 S. TIPPLE ROAD. WATSON ENG./TYLER ROMERIL: Tim Watson, Watson Engineering –

Mayor Edwards opened the public hearing, there were no comments. The hearing closed.

PUBLIC HEARING TO CONSIDER AN ORDINANCE AMENDING THE GENERAL LAND USE PLAN FROM LOW DENSITY RESIDENTIAL TO MEDIUM DENSITY RESIDENTIAL AND CENTRAL COMMERCIAL FOR PROPERTY LOCATED AT 2901 S. TIPPLE ROAD. PLATT & PLATT/TYLER ROMERIL: This item is tabled.

PUBLIC HEARING TO CONSIDER AN ORDINANCE AMENDING THE ZONE FROM ANNEX TRANSITION (AT) TO CENTRAL COMMERCIAL (CC) AND DWELLING SINGLE UNIT (R-2-1) FOR PROPERTY LOCATED AT 2901 S. TIPPLE ROAD. PLATT & PLATT/TYLER ROMERIL: This item is tabled.

CONSIDER ENTERING A WATER ACQUISITION AGREEMENT WITH JOE BURGESS. JOE BURGESS/ JONATHAN STATHIS: Jace Burgess – we are getting ready to make ground wet in Fiddlers Canyon, so we submitted an agreement to the City to look over.

Tyler – Jonathan was approached by Mr. Burgess with the ability to deed water to the City so they can use it when they develop the property. The property is in Fiddlers Canyon, 40 acres of property. The agreement would meet the current water acquisition ordinance, the purpose is we deed the water rights and meet the requirements and whenever they develop the property, no matter who does it the water acquisition would be met.

Melling – this complies with the current ordinance? Tyler – yes. Jonathan – they are proposing the 2.5-acre feet per acre. It is 58 acres, but some of the property is not developable so it will be applied to 40 acres. Melling – do we have a way to track that those 18 acres don't have water. Paul – that is why we do it at subdivision, we have a map that shows the acres that it applies to. Phillips – why would we do this? Jace – my understanding is when you get the final plat they have to pay more or pay more fees if they develop more or less. It is to make the land useful, and it is nice to have it finished. There is a lot of unknowns in the process right now. We were in the process doing this for a while. Our goal is to get the ground wet and ready to develop. Hartley – is the process in development? Jonathan – preliminary discussions, but no application for Sketch Review. Melling – does it meet the parameters of our ordinance right now? Tyler – yes. Hartley – is it converted with the new Ground Water Management Plan? 1/3 class two and 1/3 class 3 and 4 and underground water rights. July 24, 1934, is the last date to be cut. We have accepted the date in the past, but in discussion with the State Engineer it is a date that would be cut. Melling – so we may want to adjust that date. Tyler – one thing to consider, the city is binding itself that it is enough water. If the development is 10 years away and the water is 6.5 in the future, we got 2.5.

CONSIDER ENTERING AN AGREEMENT FOR THE DEVELOPMENT OF LAND WITH IRON COUNTY AND CANDOR DEVELOPMENT INC. TYLER ROMERIL: Tyler – Candor is a company coming to town to conduct their operations. They manufacture panels for prefab building. They purchased property from the Lunt Family at 180 N. Airport Road, outside the current boundaries, but in the annex boundaries. They want to start development. To help we have entered agreements in the past to allow them to start building during the annexation process. It says it is not guaranteed to annex and you do it to City code

and the County agrees to that and you can connect to City water. Paul – we did a similar agreement with IFA. Melling – I am comfortable with this approach for a commercial user, quality control is easy. Phillips – is water and sewer already there? Jonathan – they will make connections to Airport Road. Phillips – they will sign the agreement? Tyler – they have with the County. Hartley – if they are on City water and we don't annex what happens to that connection? Tyler – they stay on City water. Melling – it is at a higher rate. Marilyn Wood – the County approved it.

CONSIDER ROAD DESIGN FOR THE INTERSECTION OF COAL CREEK ROAD, KITTYHAWK AND BULLDOG ROAD. JONATHAN STATHIS:

Jonathan – this is currently under way that UDOT is managing. This is the Coal Creek Road overpass and the intersection where Kittyhawk, Bulldog and Coal Creek intersect. Many businesses have approached the City about the roundabout. UDOT has went back to the design team and they have looked at a few options for design of the intersection. The current round about, a readjusted roundabout, and concerns are access coming out of Amen Diesel and Kittyhawk storage, under the current design there is a no left turn that would restrict left hand turn out of the driveway. Shifting the roundabout to the south would accommodate a left turn. Other concerns are simply being able to move larger vehicles through the intersection, it is for a WB67, a 70-foot tractor trailer, some businesses have 102-foot low boy trailers and tow trucks bringing in tractors to Amen Diesel. Coal Creek Irrigation owns property to the south and they feel it cuts off configuration and requested access that a roundabout cannot accommodate. Hartley – with the redesign, it does not accommodate the longer vehicle? Jonathan just 73 feet, a little more room, but not much. Mayor – the 102-foot lowboy and tow trucks would not be able to get through, they would need to take an alternate route. Jonathan – one improvement it allows for left turn movement for those businesses. Phillips – we expressed concerns a year ago and we were assured that the design would accommodate the larger vehicles on these streets. This is where the State of Utah, Iron County, Sunroc are located. I am so frustrated we are at this point that we have to endure this after the bids have been let out. I like roundabouts, but they have to work, and I don't think this will. Jonathan – the other option is a traditional "T" intersection, providing left hand turn and accommodate larger vehicles and driveway access for Coal Creek Irrigation. Phillips – the new Coal Creek Bridge, how wide is that?

Ruston Anderson – UDOT Project Manager – the existing structure is about 31 feet wide; the new structure will be about 62 feet wide, about double with just two lanes with wider shoulders and pedestrian access on the north side. Phillips – will it accommodate bicycles? Rushton – yes, large enough for bikes and pedestrian. Hartley – there is a comment that says the design does not accommodate cyclists to Bulldog Road, but does pedestrians? Rushton – that is probably a mistake. Bicyclists generally like to ride on the road, and you will have a much wider shoulder. Mayor – what part of the "T" is the pedestrian, it is on the north side, there would be markings at a future date to get pedestrians from the north side to the south side where the Animal Shelter is. The Kittyhawk and Coal Creek is a straight through. Rushton – this is a concept level plans. Phillips – what is the 100 foot and 75 feet? Rushton – they are turning lanes, they are substandard, you don't have enough room. Phillips – not on the Kittyhawk side? Clayton Wilson – that is because of the access to the Animal Shelter. Phillips – could we move the access to the Animal Shelter, we own further to the west. Paul – there is gravel access to the west. Phillips – I would rather do that. Rushton – the pocket

should be 440 feet for a turn pocket. We are trying to keep it in the project limits for environmental. Mayor – we talked to the County about acquiring a corner of their property in the future and make the merge turn lane extended. We also talked with the “T” intersection build in the conduit for a future signal, all of that will go in at this point if we go to the “T” instead of the roundabout. Phillips – I want to make it safer. Melling – we worked with Rocky Mountain Power to move the power? Mayor – both were able to do without making changes. Rushton – there may be one box, but nothing big. Mayor – the T would accommodate Sunroc, Mel Clark and business access for Amen and Kittyhawk Storage and help where Mel Clark has the two lots close together, they are all aspects for the key industrial businesses and the other businesses that did not have access and the irrigation company. Melling – with roundabout UDOT uses a certain type of truck for their specs. Are we going to make sure it is speced out for the very large trucks? Mayor – the industrial users and large vehicles will work with the T intersection. The WB67 works in other areas, but not in our area. Melling – this rendering, if you are heading east on Kittyhawk and turn left is there enough clearance for the trucks not to crush the vehicles at the intersection. Clayton Wilson – the B67 is the largest one they have design standards for. The others are unique oversize load vehicles that there are not design standards for. You have to look at individual like the 102 lowboy and Sunroc with the special pump with longer tongues, there is not a design standard for all of this including a tow truck with large vehicles. We are doing the best we can. Adams – the “T” and the left-hand turn, if there are a number of vehicles stopped how long do you have to wait to make the left turn. Rushton – if you put two in you can’t make a left turn, but you will be able to at some time, but the current roundabout will not accommodate that. I am not here to argue one or another, it is a city road, it will be yours when it is all said and done. The two reasons for a roundabout is it is the most efficient way to move traffic and it does it in a safer manner. I am not saying there won’t be accidents, they are just different. This design accommodates the odd bigger trucks a little better. Mayor – knowing at some point in the future when a traffic study warrants it will need to be signaled is why part would encompass the running of conduit while they are doing this. Rushton – they will need to make the turn lanes proper if you have a turn signal.

Rusty Galetka, Sunroc – on the roundabout with the configurations in place there was not consideration for heavy haul, there are 6 businesses on this road that uses that vehicle. There are 4 MSHAW mining businesses in that area. I took on the Airport project 2500 loads of long combinations that would not have worked in that roundabout and it would have cost the City more money. We produced a million tons of aggregate out of our pit. We have 3 long vehicles now and are some more ordered for this pit. You are cutting off a main artery. We use this corridor all day long, 5-6 days a week.

Mayor – on the redesign costs, who pays for that? Ruston Anderson – a combination of the two. UDOT’s money and Cedar City money is mixed together. The estimates from the designer you were given. I think it will be less than that, we will have to engage the contractor and tell them it has changed and how do we get it done, it will be collaborative. If you go to a “T” intersection in my mind would be a cheaper alternative than a roundabout with all the concrete, colored and stamped. The “T” intersection would be cheaper, and we have enough money to cover either one. The City has federal funds that are matched at 6.77%. through the grant with UDOT you have already committed those funds and I don’t think you will exceed that amount.

Chris Uchman – as a former commercial truck driver in 1992 in northern California, this is the best one presented, and the roundabout will not work. The situation with left turns will be a problem. Commercial with general traffic there will be a lot of boldness with only a stop sign. You need a stop light. I have been stuck at that 3 way stop a lot of times and with the current situation. If it is a flow through and no stopping and any turns coming in, you will have to be bold and cause a safety issue for right-of-way. You need to create a safe situation. You will have so many accidents.

Mel Clark –your roundabout is a great idea but needs to be twice as big. Why do we need the island so big, make it smaller. The overall roundabout needs to be quite a bit bigger to work. If you go the roundabout shrink the center island. The other way, if traffic signals for us as truck owners would be the best. You could add another lane on Coal Creek and put an acceleration lane by the County property. Currently the roundabout will not work for me, Sunroc or Western Rock. I don't want to go 10 miles out of the way, the only way I could go is to Airport Road, 56, to the freeway to 1600 to get to my pit. The roundabout as is won't work. The "T" will work especially with another lane and a signal. Mayor – I have the same question about shrinking the island. Ruston – the roundabout design is to control traffic, when you shrink that down they go through it quicker and faster. It might allow the trucks to get around quicker or easier, but cars will try and get around the trucks.

Kolby Pulsipher – I don't know why we are directing the flow from Coal Creek into Kittyhawk when it is going to Bulldog, it works as is. Expand the bridge and put a cross walk, but why change when it works now. Why change it other than widening the bridge. Ruston – what is the predominant movement of traffic, I have heard from Coal Creek to Kittyhawk, you have a substandard turn, and this flattens it.

Jim McConnell – the initial concept when we met with the Mayor and Kit about 8 years ago was to try and flatten the curve, the way it exists we were dealing with a 90 degree curve, a lot of accidents, I had a classmate go off that and die. The propensity of traffic, a lot down Bulldog, but the majority Coal Creek to Kittyhawk. If there is truck traffic off Coal Creek and goes to Bulldog it is an easy turn, that could be flattened out on the right-hand curve. You have the same situation now with this design as it is, but it is safer with the reverse curve. That is why the animal shelter is where it is. The left-hand turn from Kittyhawk to Coal Creek has to slow down. It facilitates a lot better geometrics. It will increase the speed from Coal Creek to Kittyhawk a little bit. Kolby – One truck will make it so you can't make a left hand turn. If you put a "T" or roundabout you are catering to go to the Airport, not to the people on Bulldog where the large trucks are. How we have it, leave it and make the people going to Kittyhawk make a left turn. Phillips – there is a lot of traffic from Coal Creek to Kittyhawk to Highway 56.

Rusty Giletka – we met with the possibility of having a turning lane to accommodate the southbound long combination that use it now. We don't stop now, we talked about a design change to add a lane to yield and then merge. In the new design I would want the city to consider keeping the flow of the long combinations. When you do stop it takes a minute to get started. The same with the speed limit on Bulldog Road. Mayor – we have to stay within what has been environmentally cleared. Rusty – there could be a 2.0 couldn't there? Mayor

– with a stop light. We need to meet Federal Requirement. Rusty – this is a step in the right direction, but it will have to be altered. Mayor – what on the turning radius? Rusty – it will be difficult, but we can do it on Kittyhawk now, and this looks a lot bigger to me. Lights would be helpful; you will have people hauling butt on that road. People are on the tail end of the trucks now. Mayor – the Council will vote to leave it as is, design 2 is the amended roundabout or design 3 is the “T”.

Stacey Bettridge – I was born and raised here and owned and operated trucks, we sold. The concern of the left-hand turn, they are easier in a long vehicle than a right. Turning Kittyhawk inhabits the trucks. Whatever you do not everyone will be happy. I think this will be the best option. I forgot the angle, bank and drop and we have to be safe. There is no residential houses from Kittyhawk to 2300 and there are other roads, why are the residential people using the road. Rusty called me because I am the past president of the Utah Trucking Association. Phillips – a lot of people on 1600 North that use Bulldog. Stacey – but they can use 2400 North. It would be much safer with a light. We spend a lot of time training, and they are professional drivers. I believe the guy behind the wheel of a commercial vehicle is better driver than a regular driver.

Steve Custody, Amen Diesel – from what I am hearing the roundabout will not work. Trucking company owners will not get their vehicles through. Our business set aside, this design allows for a lot of improvement over the years, widening, you can build on this, but how do you improve a roundabout, what can be done to make it better. This is the way to go if changes have to be made determined by business owners and people in the industry for a long time. Phillips – you look at the long haul, would you as a business owner consider changing the entrance to your business making it further north to get the turn lanes a little longer. Steve – the way our business is they come in the south entrance, go to the back and exit to the north. This would not change anything. If you try to redirect to the north entrance the road is not wide enough to make the 90 degrees turn into our property. Entering and exiting to the north side would be a hazard.

Donna Law, member of Utah Transportation Commission – I have heard a lot about UDOT working with communities to make solutions, I have spent the last month working, listening to others solve problems, and I am proud of our UDOT team.

Marilyn Wood – the merging traffic makes a lot of sense. When those big trucks come to the intersection and stop, Rusty said most of his trucks to Kittyhawk. How long will it take to do the additional merging lane. It will back up and the Amen customers will not be able to get out. Phillips – will the County help with that? Marilyn – yes, we would. It would be beneficial to the project.

CONSIDER A RESOLUTION AMENDING THE CITY'S PERSONNEL POLICY.

NATASHA HIRSCHI/TYLER ROMERIL: Natasha Hirschi, HR Specialist – we have a few changes, nothing major. Chapter 4 clean up to change events to Leisure Services Director because that is what we currently do. Chapter 7 gives department heads discretion on how long to withhold a raise when giving an unsatisfactory evaluation. They could give a raise sooner if the employee makes improvements. Phillips – I don't want a bad feeling between and employee and department head. Natasha – if they have not made changes in 6

months there will be a predetermination hearing to move the action forward. Phillips – it is to move it sooner, not later? Natasha yes. Chapter 8, would allow a benefitted employee paid leave to attend a funeral of a family member. We don't give paid leave for 6 months. This would give the 3 days we give all fulltime employees. it is rare but has happened a few times. Chapter 17, this year you gave departments money for employee recognition, this gives the department heads and division heads guidelines and keeps it in federal guidelines.

CONSIDER PURCHASE OF GREENS MOWER, TOP DRESSER, SEEDER AND RIDING LAWN MOWER FOR THE PARKS DIVISION AND GOLF COURSE. KEN

NEILSON/ANTHONY PEARSON/STEVE CARTER: Anthony Pearson – there are multiple pieces of machinery, we have a mower, the quote was \$3,000 over and the sales rep said if we bundled multiple equipment. I contacted the Golf Course, he was going with the same company, we compiled 4 pieces of equipment, the budget was \$120,000, with the bundle we got it \$116,300.

CONSIDER PURCHASE OF A BACKHOE WITH BUCKET & FLAIL MOWER

FOR THE PARKS. ANTHONY PEARSON: Anthony – this is the backhoe attachments. The budget was \$26,00- came in at \$25,134.

CONSIDER BIDS FOR ARENA POWER PEDESTALS. SCOTT CHRISTENSEN/

KEN NIELSON: Ken – these are the power pedestals on the south side of the arena. This is a capital project from restaurant tax. Phillips – how many? Ken – 15 and two hookups per pedestal. They are ready to go now. The bid is from Marshall Evans, there is a 50 amp and a 20 amp for each pedestal. We will charge a small fee for use.

CONSIDER AMERICA RESCUE AIRPORT GRANT – NICK HOLT:

Nick – we would like permission to apply for the ARFA Grant and have the grant signed when it comes in, it is supposed to be a quick turnaround. The Secretary of Transportation on June 22, 2021, announced that Cedar City Regional Airport was eligible for funds under the American Rescue Plan Act of 2021, to provide economic relief to Airport due to COVID pandemic provided through the Airport Rescue Grant Program. It is a 100% Federally Funded. It will provide \$1,119,530 to be used for operations costs and personnel. It can be used for cleaning, sanitizing, janitorial services, combating the spread of pathogens at the airport and debt service payments. The Airport is also eligible to receive as an addendum \$16,621 to provide relief from rent and minimum annual guarantees eligible for small airport concessions and \$4,155 to provide relief from rent and minimum annual guarantees to eligible large concessions. Phillips – what would that be? Nick – reading the FAQ, it is a little different that the CURSA grant, larger airports have restaurants and other concessions that we don't have. If we don't have any, we would be eligible to use for the concessions we do have, so we can use for car rentals. Hartley – when do we have to identify what we use it for? Nick – in the application it is spelled vaguely for operations expenses, personnel, cleaning supplies to help the spread of pathogens. With an amendment we could use it for improvements. Hartley – we talked about expanding the passenger area. Nick – through VURSA \$1,008,230 we find capital projects that are qualified and we plan to do that. My suggestion is to leave as written for operation expenses.

CONSIDER PURCHASE OF A NEW FIRE TRUCK. CHIEF MIKE PHILLIPS: Chief Phillips – We would like to purchase a Type 1 Tactical Tender in the amount of \$558,872 from NNPGov. Phillips -12-13 months out? Mike – yes, next fall.

CONSIDER USES FOR AMERICA RESCUE PLAN FUNDS. PAUL BITTMENN:

Paul – about 11 month ago we were discussing what to do with COVID relief funds and we partnered with the County and funded small grants for businesses, efforts internally to purchase equipment to keep things clean and sanitary. In January the second round of funds was passed, Cedar City is eligible for \$4.1 million in funds, the way it works is the funds are distributed from Federal to State and the State contracts with small municipalities for the use of the funds. Our decision is if we want to apply. If we do, when we get the money from the State, we follow the Federal Treasury guidelines. Last August around the guidelines, they are very general. The stick is, they are general, but don't screw up, that is the same. They gave 3 safe areas, fiber optic, water and wastewater projects, those are safe harbor projects. I gave you links to the Federal regulations. If you have ideas to generate the use of the funds, we should talk about it in 6-8 weeks. The application for \$2+ million is due in the next few weeks. Phillips – we should do it. Hartley – if we can use for water and wastewater, we should do it. Paul – the difference with this, the deadlines for this is 2024.

CONSIDER A RESOLUTION TO AMEND THE CONSOLIDATED FEE

SCHEDULE. TYLER ROMERIL/ JONATHAN STATHIS: Tyler – a few weeks ago City Council instructed staff to do an appraisal for value of water acre feet. We contracted with Hymas, we got that appraisal the value went from \$6,500 per acre foot to \$10,000 per acre foot. Jonathan has outlined the fee for 1" 1.5", 2-, 3-, 4- and 6-inch water meter. Paul – you see the same market conditions we would recommend a reappraisal in January.

Melling – we have a lot of work on the ordinance in the coming months, but this is important to build the funds to purchase the water when available. It looks like the cost will change again. Failing to follow the appraisals puts taxpayers in a pickle. The market is what it is.

ADJOURN: Councilmember Phillips moved to adjourn and move into the Special Action meeting at 9:03 p.m.; second by Councilmember Hartley; vote unanimous.

Renon Savage, MMC
City Recorder

Organization	Quilter's Guild	Arts Council	Children's Musical	Junior Ballet	Music Arts	Livestock Theater	Community	In Jubilo	ICAMA	Jazz Alliance	Master Singers	Orchestra	SUMA	Suzuki Strings	Simon Fest	USF	Total	Budget	(Over) / Under
Requested	10,000	9,500	20,000	13,000	20,000	17,000	18,600	3,500	8,100	2,000	3,000	20,000	42,000	4,500	24,000	110,000	325,200	257,885	(67,315)
Linda	3,200	9,000	14,500	11,500	15,000	17,000	14,250	3,500	4,000	1,900	3,000	19,500	29,285	3,000	17,250	92,000	257,885	257,885	-
Joanne	3,000	8,000	15,000	12,000	15,000	15,000	15,000	3,500	4,000	2,000	3,500	18,000	35,000	3,000	15,000	90,885	257,885	257,885	-
Randy	2,000	9,000	17,000	11,000	15,000	17,000	11,000	3,000	3,500	2,000	3,000	20,000	25,000	3,000	17,000	98,885	257,885	257,885	-
Donna	3,000	9,500	15,000	12,000	14,000	17,000	15,000	3,500	3,500	2,000	3,000	19,500	30,000	3,000	17,000	90,885	257,885	257,885	-
Neal	3,000	9,500	15,000	12,000	15,000	17,000	12,000	3,000	5,000	3,000	3,000	20,000	30,000	4,000	20,000	86,385	257,885	257,885	-
Becki	2,500	9,000	15,000	12,500	15,000	17,000	15,000	3,500	5,000	3,000	3,000	20,000	35,000	4,500	15,000	90,000	265,000	257,885	(7,115)
Tyler	2,500	8,500	18,000	12,000	16,000	17,000	12,000	3,500	3,000	2,000	3,000	20,000	28,000	3,500	19,000	90,000	258,000	257,885	(115)
Average	2,743	8,929	15,643	11,857	15,000	16,714	13,464	3,357	4,000	2,271	3,071	19,571	30,326	3,500	17,179	91,291	258,918	257,885	(1,033)
Recommended	2,743	8,929	15,643	11,857	15,000	16,714	13,464	3,357	4,000	2,271	3,071	19,571	30,326	3,500	17,179	90,260	257,885	257,885	-

Organization	Leisure Services	Cedar Rotary	Trap Club	Total	Budget	(Over) / Under
Requested	515,770	250,000	7,000	772,770	515,770	(257,000)
Ron	310,770	203,000	2,000	515,770	515,770	-
Vicki	307,000	208,770	-	515,770	515,770	-
Len	258,770	250,000	7,000	515,770	515,770	-
Mauri	480,000	-	-	480,000	515,770	35,770
Chad	310,770	203,000	2,000	515,770	515,770	-
Randy	458,770	50,000	7,000	515,770	515,770	-
Average	354,347	152,462	3,000	509,808	515,770	5,962
Recommended	310,770	203,000	2,000	515,770	515,770	-

Preservation

Request 20,000

COUNCIL MINUTES
JULY 7, 2021

The City Council held a special meeting on Wednesday, July 7, 2021, at 9:05 p.m. in the City Council Chambers, 10 North Main Street, Cedar City, Utah.

MEMBERS PRESENT: Mayor Maile Wilson Edwards; Councilmembers: Ron Adams; Terri Hartley; W. Tyler Melling; Scott Phillips.

EXCUSED: Councilmember Craig Isom.

STAFF PRESENT: City Manager Paul Bittmenn; City Attorney Tyler Romeril; City Recorder Renon Savage; Finance Director Jason Norris; City Engineer Jonathan Stathis; Police Chief Darin Adams; Fire Chief Mike Phillips; Leisure Services Director Ken Nielson; Public Works Director Ryan Marshall.

OTHERS PRESENT: Jim McConnell, Cheryl Wilson, Stacey Bettridge, Roger Thomas, Kolby Pulsipher, Cassey Pulsipher, Tom Jett, Scott K. Story, Randy Collins, Trisha Ashworth, Derek Morton, Garth Green, Richard Church, Sud Longson, Wendy Green, Chris Uchman, Steve Custode, Kim Custode, Tyler Allred.

CONSIDER ROAD DESIGN FOR THE INTERSECTION OF COAL CREEK ROAD, KITTYHAWK AND BULLDOG ROAD. JONATHAN STATHIS: Mayor – you have three options laid out, current roundabout, roundabout redesign or “T” intersection.

Councilmember Melling moved to change the road design for the intersection of Coal Creek Road, Kittyhawk and Bulldog roads to a “T” intersection with the understanding that we have traffic signals conduits designed in the overall design;

Rushton – you could put the conduit in now, but we don’t want to jeopardize the federal funds by changing any of the location.

The motion was seconded by Councilmember Hartley; vote unanimous.

Rushton – we will move forward with the design and work with the City.

ADJOURN: Councilmember Phillips moved to adjourn at 9:06 p.m.; second by Councilmember Hartley; vote unanimous.

Renon Savage, MMC
City Recorder

COUNCIL MINUTES

JULY 14, 2021

The City Council held a meeting on Wednesday, July 14, 2021, at 5:30 p.m. in the City Council Chambers, 10 North Main Street, Cedar City, Utah.

MEMBERS PRESENT: Mayor Maile Wilson Edwards; Councilmembers: Ron Adams; Terri Hartley; Craig Isom; W. Tyler Melling; Scott Phillips.

STAFF PRESENT: City Manager Paul Bittmenn; City Attorney Tyler Romeril; City Recorder Renon Savage; Finance Director Jason Norris; City Engineer Jonathan Stathis; Police Chief Darin Adams; Fire Chief Mike Phillips; Leisure Services Director Ken Nielson; Heritage Manager Jason Clark; Public Works Director Ryan Marshall.

OTHERS PRESENT: Tom Jett, Laura Henderson, Patti Vesely, Roger Thomas, Garth Green, Peggy Green, James Jetton, Ed Severance, Ken McManaway, Nathan Anderson, Cheryl Wilson, Robert Nies, Tim Watson, Frederick Murray, Jay Jones, Erik Kjellgren, Joel Myers, Coralee Myers, Derek Morton, Richard Church, Jeff Tukuafu, Wendy Green, Layne Slack, Mauri Bleazard, Terry Hermansen, Bryan Komarek, Carter Wilkey, Bob Platt, Dorian Page.

CALL TO ORDER: Laura Henderson gave the invocation; the pledge was led by Tom Jett.

AGENDA ORDER APPROVAL: Mayor – we need to move item #3 to the action agenda, #12 should be to apply for the America Rescue Funds, pull item #26, and add a #29A temporary appointment to the Board of Adjustments.

Councilmember Phillips moved to approve the agenda order moving item #3 to Action, #12 change to say to Apply for America Rescue Plan Funds, pull item #26 and add #29A to temporarily appoint Phil Schmidt to BOA; second by Councilmember Isom; vote unanimous.

ADMINISTRATION AGENDA – MAYOR AND COUNCIL BUSINESS; STAFF

COMMENTS: ■ Mayor – thank two council members, today was the first regional supply planning meeting with the Central Iron County Water Conservancy District (WCD) to get the entities together to plan for future projects. A number of projects came up where we could jointly do projects and not duplicate resources, it will be a great committee. Hartley and Melling are on the WCD Board. I will continue to report as we progress forward with the meetings. Also, last year we had exciting news about an individual that donated a substantial amount of money to Cross Hollows Arena, Jean Lopour, she is happy with the improvements with the stalls and electrical, and so she donated another \$100,000 check from her for improvements to the arena and is happy with the new manager and his work. Finally, I would like to add item #29A, with the timing of a meeting and bringing committee appointments to the Council, we have one meeting Board of Adjustments we need to extend a term for one month so they have a quorum for their Monday meeting. Phil Schmidt has agreed to extend for one month if the Council is ok with that. ■ Phillips – thank you to whoever is responsible for getting the seal back on the wall, it is a replacement, but we

appreciate that being back on the wall. Mayor – we had the seal in the conference room for a video conferences, American Packaging Company is going to expand the western facilities to Cedar City, this came through a site selector, to have a successful project come through, they are community oriented. They are bringing 135 jobs with good wages and will be in Port 15. ■Swear in Officers John Hill as Patrol Officer II and Marshall Gunter as Patrol Officer I: Chief Darin Adams – we had a retirement a few months ago, we hired Officer Gunter, he finished the academy a few months ago. We had an officer leave and we hired Officer Hill from Saratoga Springs. Marshall Gunter – I was born and raised here in Cedar City by Kerry and Heidi Gunter. They are here tonight as well as my wife Mattie who is from Emery County, we have been married almost 2 years. John Hill – I am originally from Cedar City. After 10 years being gone, I am glad to be back. I did 7 years at Saratoga Springs. Here tonight is my wife Lindsay and our three kids, Emery, Isaac and Ephraim. I am glad to be back and work for the City. Renon Savage administered the oath of office. Their wives pinned their badges on them.

PUBLIC COMMENTS: ■Local Homeless Council Report, Peggy Green – Iron County Care and Share and Iron County Homeless Council, thank you HB 347. This is the second quarter report, April, May and June, and it include Canyon Creek Services and Iron County Care and Share, the data is attached as Exhibit “A”. Day services are individuals that do not stay at the Care & Share but drop in daily. Phillips where is rental assistance coming – Federal Solutions Grant, part from COVID. We don’t typically have money for mortgages. Hotel/Motel money came to us due to COVID, originally it was for quarantine that we were able to use. Canyon Creek Services does the education/prevention. We don’t like the turn away/capacity, we had 92 we could not house. Collaborative Goal will be held July 22nd. We are seeing an increase in mental health issues; this puts tremendous pressure on staff. We are trying to get two people on staff and trying to get money for security which is \$5,000 per month. We are custom to help those in crisis. The cases are increasing and escalating and near out of our control. We are ready to have creative solutions on attainable housing. We want to keep the dialog going. Mayor – with private security, is it cameras or what? Peggy – armed security guard on site. We had an escalated incident happen, this was the night of the moon walk, we had a private security person on site that night as a trial. Also, EBT cards can be used at Framer Markets, it is the food stamp program.

I want to extend an invitation to all for Five County AOG hosting a poverty simulation. If you want a nice blunt view of poverty, you can participate in the simulation, you are given a life scenario, and things change and give you a view of not having resources. It is a wonderful experience, even those that work with folks in crisis and poverty have lightbulb moments. I have 20-25 spots available. Adams – it is a wonderful program. Mayor – it is going around that if you have stuff they can’t come to the shelter with their belongings. Peggy – you can bring personal belongings to the shelter; however our space is very limited. Each person gets a locked locker, but not a lot of space. We don’t have room for a household full of things. As putting together, the numbers in essential services, we are spending more on storage facilities because we have more folks that have been established that are now homeless. Hartley – a while back we talked about the extra room for an RV parking spot, did that happen? Peggy – it didn’t, we did talked about that. Recently the developer we work with on supportive property, Libertad, we are working with them to have supportive or

transitional property on our property. If we can provide that tethered to our facility it will be more effective. ■Carter Wilkey – on behalf of the Chamber of Commerce, especially Chief Adams and Phillips sending them to Iron Springs Resort, First Responders event. Thank you, Councilman Phillips, for helping. Thanks to the City for helping us. ■Ron Riddle – last week during the pickle ball item it was mentioned that the gym had been put on hold. I think that needs to come back and work with the referendum, we started at \$6.2 million and put that on the ballot, see if the community wants that or not. Prices had gone up so much it was pulled. If it can be built at \$6.2 million it should be on the ballot and let the people of Cedar City decide and then put it to bed instead of saying it was put on hold. Hartley – that is not a valid question, we know it cannot be built for \$6.2 million, we don't know if we have a valid question to put on the ballot. Ron – as I talked to people in the City, they still have that as a question. Some say they want it to happen, some do not want it ever to happen. Phillips – if we put \$6.2 or \$6.3 million, we don't know what we will get. If we don't know what they can get we can't put a number on it. Ron – prices may not come down; I don't think the price of construction will come down. I still think we should visit the issue. Hartley – we may have missed our opportunity. It doesn't make sense to ask a question we can't say what it will be. Ron – as I went and collected signatures, I did it in every part of Cedar City, I collected about 500. One comment I heard they said if the city is building it, why not at the north end. Hartley – I said we should put it on the ballot a year before and the group that wants it on the ballot did not want it on the ballot then. Hartley – north end, we have the SITLA property, and we have the design work for the parks facility on the north end of the community. We know the north end has not developed like the south end, it was planned to have an auto mall and other things that did not happen. The property we do have, and we traded property on the south for property on the north and it is for recreation facility. Ron – if possible, continue to look at the north end of town. I don't live on the north end of town. I appreciate that we need to put something there.

CONSENT AGENDA: (1) APPROVAL OF MINUTES DATED JUNE 16 & 23, 2021; (2) RATIFY BILLS DATED JUNE 28, 2021, AND APPROVE BILLS DATED JULY 12, 2021; (3) APPROVE TWO SINGLE EVENT ALCOHOL PERMITS FOR IRON GATE WINERY, WINE TASTING ON SEPTEMBER 4TH AND A WINE PARING DINNER ON SEPTEMBER 5TH. JADEN REARDON, IRON GATE WINERY/CHIEF DARIN ADAMS; (4) APPROVE ENTERING A LEASE WITH SUU INVOLVING PROPERTY LOCATED IN THE VICINITY OF 200 E. 900 N. AT THE CITY'S GOLF COURSE. TYLER ROMERIL; (5) APPROVE FINAL PLAT OF 4-B RANCH PHASE 2. GO CIVIL ENG./TYLER ROMERIL; (6) APPROVE AN AGREEMENT FOR THE DEVELOPMENT OF LAND WITH IRON COUNTY AND CANDOR DEVELOPMENT INC. TYLER ROMERIL; (7) APPROVE THE PURCHASE OF GREENS MOWER, TOP DRESSER, SEEDER AND RIDING LAWN MOWER FOR THE PARKS DIVISION AND GOLF COURSE. KEN NEILSON/ANTHONY PEARSON/STEVE CARTER; (8) APPROVE THE PURCHASE OF A BACKHOE WITH BUCKET & FLAIL MOWER FOR THE PARKS. ANTHONY PEARSON; (9) APPROVE THE BID FROM MARSHALL EVANS FOR ARENA POWER PEDESTALS. SCOTT CHRISTENSEN/KEN NIELSON; (10) APPROVE THE PURCHASE OF A NEW TYPE 1 TACTICAL TENDER FIRE TRUCK IN THE AMOUNT OF \$558,872 FROM NNPGOV. CHIEF MIKE PHILLIPS; (11) APPROVE

**THE AMERICA RESCUE AIRPORT GRANT – NICK HOLT; (12) APPROVE
APPLYING FOR AMERICA RESCUE PLAN FUNDS. PAUL BITTMENN:**

Councilmember Phillips moved to approve the consent agenda items 1-2 and 4 through 12 as written above; second by Councilmember Hartley; vote unanimous.

**APPROVE TWO SINGLE EVENT ALCOHOL PERMITS FOR IRON GATE
WINERY, WINE TASTING ON SEPTEMBER 4TH AND A WINE PARING DINNER
ON SEPTEMBER 5TH. JADEN REARDON, IRON GATE WINERY/CHIEF DARIN**

ADAMS: Jaden Reardon – we need a quick change, as part of the festival we were under the idea that the judging would be covered since it is in our building, but it is not, so we need to approve three permits, 14 judges would be trying the wine. It is on September 4th from 9:00 a.m. – 12:00 p.m. Chief Adams – nothing changes for us. Phillips – I think it is a great thing and has been productive.

Councilmember Phillips moved to approve the three permits for IG Winery on September 4th and 5th; second by Councilmember Hartley; vote unanimous.

**A RESOLUTION APPROVING THE ALLOTMENT OF RAP TAX FUNDS AS
RECOMMENDED BY THE ARTS ADVISORY BOARD. JOANNE BRATTAIN/**

TYLER ROMERIL: Melling – I had a conflict arise on this item, my wife was asked to help with Shakespeare Festival they were short staffed on childcare, but it is far enough removed. I am excited about the upgrades to our facilities. Phillips – they did a great job, thanks to Chair Brattain.

Councilmember Phillips moved to approve the resolution approving the allotment of RAP Tax funds as recommended by the Arts Advisory Board including a projector and microphones for the Heritage Theatre.

Tyler – does that include the microphones. Yes. Jason – we also want to surplus the analog microphones.

The motion was seconded by Councilmember Adams; vote as follows:

AYE: 5
NAY: 0
ABSTAINED:0

Mayor – thank you to both RAP Boards for your time in holding the meetings and making the decisions.

**A RESOLUTION APPROVING THE ALLOTMENT OF RAP TAX FUNDS AS
RECOMMENDED BY THE PARKS AND RECREATION ADVISORY BOARD.**

MAURI BLEAZARD/TYLER ROMERIL: Garth Green – I addressed this last week and I was surprised and not prepared. It comes back to the comments Ron Riddle made concerning the gym. I have never been in politics, but I am running for mayor. When all the hubbub was going on about the gym, I was surprised and confused for the price and what we were

getting. I expected something amazing for \$6.5 million. I invited the mayor to ride with Wendy and I and she did and showed us where it was going and then we looked at the roundabout and the dog shelter. I realized that I was not satisfied with spending \$6.3 to \$6.5 million for that small of a gym. I told the Mayor I would be running for mayor. I do have experience in a building \$5.6 million, I own one in Springville, on I-15 across from Wal-Mart, it is about a \$6.5 million building. This has nearly 50,000 square feet, 27,000 square feet on the second floor and when I went in, they were driving forklifts on it. It is a clear span structural steel building, spans 150 feet, the beam is 4-5 feet high, 300 feet long and a pop out on the front. Double block and has 540 windows, two elevators, 22 hvac heating/air systems, 200+ cars to park, water feature, and much more. This building would hold 9 full sized high school courts, 36 pickle ball courts, 2500 feet for amenities and 30-foot ceilings. I compare because the gym proposed was missed by a mile. The people of Cedar City saw and demanded a vote and you caved like a wet blanket. We are proposing an outdoor pickle ball court in Cedar City, I would call it a snowball court. This is a long way from a rec center. We don't live in St. George; we live in Cedar City with seasons that are unpredictable. People need to know where they are going the night before. The Cedar Stake Center has been used for pickle ball. I asked him, I took him on a drive to Enterprise, we talked about a full-sized basketball court, and he can put 4 pickle ball courts they are 22x30 feet. Councilmembers Hartley, Melling, Phillips have all gone as well as Ron Riddle, Derek Morton, Carter Wilkey, Paul Cozzens, Ed Severence, Kenny Nielson, Jen Weaver and many more have gone to see to see the gym in Enterprise. Six months ago, the buzz was basketball, basketball, basketball. What about pickleball, volleyball, tennis, baseball, soccer, one day when I was there, they were using soda cups for the goal posts and playing soccer in there, badminton and football. I am as athletic as a rock and don't have a dog in the fight. We spent \$1.5 million on the dog pound. Phillips – Animal Shelter.

The inside of the gym in Enterprise, there are two bathrooms and drinking fountains. Pickleball is on the floor as a different color so is volleyball. A metal building across from Day's Inn where I stay frequently. It is small shops like we have behind Big-O-Tires. They used stucco and a panel on the side. On the front is vinyl siding and it is attractive. I like that it has glass for kids to watch for parents to come get them. It could be block, I would not do that for a basketball gym or anything else. There is no flex in block, and it will crack. Metal buildings have a little flex and would be more long lasting. I would doll up with cute siding. This is the answer, two side by side with picnic tables between, large enough for high school size courts, plenty of parking, fits on the 100 East property well. There is room on the side for spectators, with the building being 70 feet wide there is at least 10 feet on each side of the outline. Each court would hold 4 pickle ball courts, 2 buildings hold 8 pickle ball courts, 2 basketball courts, it has digital access, it is a hot spot, cameras for security, a person would to an app on their phone and they would get a 4 digit code. Latch key kids could go there. Pick a flooring system, the one in Enterprises cost \$70,000, it would probably be \$150,000 and you could basically have any flooring system you want. Inside restrooms and drinking fountain, we are talking, basketball, volleyball, pickle ball, tennis, gymnastic, baseball, soccer, dance and even birthday parties. Free access unless reserve it for a business, then you pay. The building is fully surveilled, 4-digit pin code, beautiful inside and outside. How will you pay, you have enough money now \$500,000 in RAP, Enterprise built it for \$230,000 about 3 years ago. Metal buildings are inexpensive, they insulate well. When we went out it

wasn't bad, and they didn't have the air running. They have swamp coolers and unit heaters for heating, it would cost double that today. I am proposing two, the second comes from the money you were spending on a bond you retired that was \$960,000 a year. Half that money for a year you have the second gym. That doesn't cover the parking, but you could for a few hundred thousand dollars. We have a swanky Animal Shelter. Our friends to the north built one and you didn't collaborate they built theirs for a few hundred thousand. Phillips – we tried to collaborate. We could build three more and I would have them donated.

Mayor – We have \$515,000 total in RAP Tax. Phillips – no questions. I talked to pickle ball players and they like playing outside in the winter, they like the cool weather. When we don't have snow the court at the University is full.

Mayor – there are a few things I want to address about factual inaccuracies. Garth has claimed and put in a number of places that the city as the mayor's vanity project is spending \$500,000 on pickle ball courts. This is a recommendation from the RAP Tax Parks & Recreation Committee, it does not come through the budget that I presented. Different groups come before a citizen committee, present, the citizen committee then works together and brings recommendations to the City Council. Of the \$515,770 allocated this year, \$310,770 were recommended to go to Leisure Services, that includes the pickle ball courts, the sound deafening panels at the pool, mats at the driving range and the clubhouse roof at the Golf Course, not \$500,000 to pickle ball. There are also 3 other organizations the committee recommended the city contribute funds towards. It is not a vanity project that came up by the mayor, it was talked about for a long time, it has been addressed for quite a while, we started talking about pickle ball last year when we were looking at changing the outdoor basketball court at the Aquatic Center to pickle ball, this is nothing new. I would appreciate your comments not attacking something that completely, factually inaccurate. A number of councilmembers have gone to Enterprise, I have not with Garth. To accuse us of having some plan that none of us have ever seen is also factually inaccurate. Brigham City has 24 outdoor pickleball courts, to say they don't play outdoor, not true, we have seen all across the state outdoor pickle ball courts being utilized. The 3 at the Aquatic Center was a start when we saw popularity and the University courts being so heavily used and the University not always wanting them for public use. The reason the location was chosen, it is City property, not a windy area, it made sense, it had right of first refusal for the Ice rink that was not used. It was something that would have synergy with the Main Street Park, it was to bring visitors downtown and be a visually, esthetically pleasing recreational amenities for all demographics four our community. It is not something that has been undermined or underhanded, it has been to the Leisure Services Advisory Board, the RAP Tax Board and they have come before the Council and recommending that this is how the RAP Tax funds be allocated.

Randy Collins – a citizen of City for 5 years. It was interesting to hear Mr. Green's comments, it is obvious he has never played pickle ball and that you have never played pickle ball in a gym. We had no place to play during COVID, we scheduled at Sports Academy, we were kicked out because of basketball, I am in favor of Basketball, my grandson plays basketball. When you have a multi-sport facility we get kicked out. It is not fun to play indoor, it is hard to see the lines. People with knee injuries like to play indoor.

Most just want to play, we are looking desperately to play. My recommendation is to go forward with the plan as presented. I would love the RAP Tax funds go to this.

Phillips – I want a project we can complete, not just we got this far, and we don't have any more funds. We can get the courts, shade, landscaping and a parking lot and I was assured we can. That is why I was in favor. I would like indoor courts and hope down the road we can expand and put indoor courts in. One of my things is aesthetics is important and I don't want a metal building that is not cleaned up, and it can be, but for me that is the next process.

Adams – multiple court facilities, one thing that becomes an issue, I don't like playing basketball on rubber surface and if you go to all different sports you would need this. The chart clearly shows that \$203,000 went to the Rotary Club for the water project, that is factual.

Layne Slack – I appreciate Randy and Garth's comments. During the summer we love to play outside, basketball court is kinder to the knees. Utah Summer Games (USG) would love outside courts. It is a shame that Cedar City does not have pickle ball, it would outgrow soccer. We don't like to play outside when it is cold. We get kicked out of the University when we use their indoor facilities, we have to go early in the morning before classes. We would like a place to go and not get kicked out. We get cold in Cedar.

Melling – do we have a bottom-line estimate for the pickle ball component? Ken Nielson – the estimates are from the concrete, acrylic surface people. The posts, nets and equipment has not changed priced in COVID world, they are the same as we looked for the Aquatic Center. The chain link pricing has gone up some. All of my estimates are from people that can make a court, shade structures we just put at Little League and at the Lake, we can get all for roughly what we were asking. Melling – what is the cost of the finished project? Ken – just under \$400,000, we have other money in our budget. Melling – carry over from last year? Yes. Ken – the biggest price is the concrete pad. We use the blanket contract \$160,000 to \$170,000. Melling – I reached out to Ken this week; I didn't get all the answers but have them now. I still have a few for our approach, we have a plan we updated in 2017-18, 5-year projects and this was listed as a 20-year project. The RAP Committee discussed this, there are things not addressed. Single use is a concern. In planning, a concern I have is if we do this, I like doing small projects we can complete, but if we look at expanding and adding more courts there will be pushback from other sports. Our plan said we will aggressively seek from State, Federal and private organizations, I believe we need to seek that funding from people benefitting from the program, there is always programs asking for funding. If you want big tournaments, we may be waiting a long time unless we get private funding, or we can increase impact fees \$3,000 to \$4,000 per house. Last week a quick turnaround, I didn't know what we were talking about last week. If we are paying money for plans, we need to keep them in mind at all times when we make decisions.

Phillips – on the proposed plan and the contractor estimates, is that for concrete or post tension? Ken - post tension. Phillips – how much money is being recommended for the Club House roof? Ken - \$20,000. Phillips – I struggle with that, it should come out of the City funds, I know we can use it for that. Ken – that is coming from the preservation fund, not the other funds. Melling – was the \$20,000 the recreation component? Ken - \$28,000 was

available for preservation. Future endeavors, I think USG would partnerships. Pickle ball just snowballed; it took off. It is the number one program requested to Jen, it is youth and adult leagues. We didn't start with tournaments, there are enough people that play daily, like baseball it was for the citizens and then the tournaments come. Pickle ball is for all ages, it is inclusive to all, I can bring my family from 28 to 13 and all can play. It is unique in a way. Mayor – you need 8 courts for league play? Ken – yes, you could have 200 individuals play in a tournament. USG is big, they stay in town and have programing. If we expand, I think you would get funding.

Robert Nees, citizen for 4 years – I am 71 and was playing at SUU today and I said to a young man do you want to warm up, then a 4th member came along, and they said we haven't been called a young man for a long time we are in our 40's. We have one lady in her 80's. we play with students also.

Randy Collins – a tournament is not a one-day tournament, you have 5 groups, men's and women's singles, men's and women's doubles and mixed doubles. Because in St. George they have thousands that play in the games they are there for an entire week. It can bring revenue to the City. I wanted you to understand a tournament.

Mauri Bleazard, RAP Tax P&R Board – Mr. Melling – if you didn't decide to use this money for pickle ball this year, what would you choose to do with it? Melling – that's a good question. I think small is good, projects that we can complete. We have a list of projects in the plan, many of which have not been discussed, I don't know if interest has fizzled out or if we stopped paying attention. Two detention basins, Cross Hollow multi-use and Fairway multi-use. Mayor – Cross Hollows is being designed in the budget this year. Melling – upgrade soccer fields, zip lines, restrooms on the trail area, multi use gyms, indoor tracks, amphitheater at Thunderbird Gardens and small neighborhood parks all on the list. Has the committee discussed why this is more important than other things? If we don't discuss the plan, then next time don't spend money. Have we looked at other things, smaller parks spread out throughout town? Marui – the funds have rules and are specific, can they be decided for something different? Tyler – they are approved by the City Council; the Board is recommending. If a facility the Council feels is more important. The Board is not to look at other options, their rule is we have applications to look at. Melling – the Leisure Service application should happen with the City. Mayor – it comes from the Leisure Service Committee, they looked at the Master Plan and came up with this project. I don't know how pickle ball became my vanity project. The Leisure Service Committee meets, discuss the different project, trails, shade, concessions, etc. pickle ball has gained so much popularity that they brought it and had Leisure Services put that it as an application to the RAP Tax Board for what they would like. It goes from citizen group A that presents to citizen group B who then presents to the City Council.

Councilmember Phillips moved to approve the resolution approving the allotment of RAP Tax funds as recommended by the Parks & Recreation Board with the understanding to urge Leisure Services to pursue indoor courts; second by Councilmember Hartley; vote as follows:

AYE: 5

NAY: _____ 0
ABSTAINED: 0 _____

AN ORDINANCE AMENDING THE FINAL PLAT OF LOTS 4-10 IN BLOCK 9 OF THE VALLEY VIEW SUBDIVISION. PLAT & PLAT/TYLER ROMERIL: Bob Platt, Platt & Platt – nothing changed from last week.

Councilmember Melling moved to approve the ordinance amending the final plat of Lots 4-10 in Block 9 of the Valley View Subdivision; second by Councilmember Adams; roll call vote as follows:

Ron Adams	-	AYE
Terri Hartley	-	AYE
Craig Isom	-	AYE
Tyler Melling	-	AYE
Scott Phillips	-	AYE

AN ORDINANCE AMENDING THE FINAL PLAT OF LOTS 44 AND 45 IN THE LEGACY PARK SUBDIVISION. PLAT & PLAT/TYLER ROMERIL: Councilmember Melling moved to approve the ordinance amending the final plat of Lots 44 & 45 of the Legacy Park Subdivision; second by Councilmember Isom; roll call vote as follows:

Ron Adams	-	AYE
Terri Hartley	-	AYE
Craig Isom	-	AYE
Tyler Melling	-	AYE
Scott Phillips	-	AYE

AN ORDINANCE AMENDING THE GENERAL LAND USE PLAN FROM BUSINESS AND LIGHT MANUFACTURING TO HIGH DENSITY RESIDENTIAL FOR PROPERTY LOCATED AT 2560 N. CLARK PARKWAY. GO CIVIL ENG./TYLER ROMERIL: Dallas Buckner – when we took it to Planning Commission, I

asked that I&M and R-3 be voted on separately. I had a few calls from Hartley. The layout on the R-3 is where most questions were coming from. We had 6 plex and 4-plexes, there were 4 units per acre. We go for max density and then pair back. There are guest parking and storm drain areas. The R-3-M, we are changing a single loaded street with housing on one side of the street. Melling – clarify single loaded. Dallas – housing on only one side of the street. We have restrictions with the approach zone and residential. Hartley – clarify, the homes would back up against Gemini Meadows, then the street and the garages are across the street? Dallas – the garages are on the same side of the street as the houses. If we pursue with a PUD, we have a road that come in and the approach zone line is building lot line and a 10-foot buffer with a detached garage and have driveway, sidewalk. The curb and sidewalk on the south side against the I&M parcel. The approach zone cuts through the property.

Jonathan – Nick Holt made calls, detached garages are allowed in the approach zone according to the FAA, no residential uses inside the approach zone. It would need to be noted on the final plat and City staff needs to be vigilant in not allowing homes in the approach zone. Hartley – only the road in the approach zone? Dallas – the road and the detached garages. Adams – having the City being responsible for what goes in there, that seems like things could slip. Dallas – it is similar to notes on the final plat that does not allow backing onto a street 55' or wider, they are usually caught by the building department. One person is going to be building this iproject. Adams – who has the liability if an aircraft drops on one of these facilities? If the City gave a building permit, they allowed it in the approach zone. I think we are putting ourselves in a gray area. Mayor – would it be heavily noted that no overnight staying in the garages, they could not be converted. How would you endure that so we stay in compliance with the Airport Overlay compliance? Dallas – we will put that on the final plat. The garages are 20x20, 2 car garage. I don't know how to enforce converting a garage without permitting. We will put notes on the plat. Hartley – I worry about the enforcement; it is public safety. Isom – a PUD will have a HOA? Dallas – the road is privately owned, and they will be responsible. For us to zone a portion residential without it in the approach zone, the road must have the same zoning. To zone a 60' swath doesn't work with city ordinance outside a PUD. The PUD boundary must be zoned residential. Phillips – with a PUD can't you make a R-2- work? Dallas – the way the ordinance is written, it is R-2-2, I was under the impression that we stay under density, but to do a PUD in R-2-2 you have to abide by lot size unless you are R-3-M. To do a R-2-2 we have to abide by 9,000 lot minimum, you couldn't do a duplex subdivision because you have to have individual lots. To do townhomes you have to be in R-3-M zone, that is why that zone is asked for even with the less density.

Carter Wilkey – I own three properties in the subdivision. Another thing to watch for, you can do residential in I&M. Also, 1375 North in Equestrian Point, there is a street where ½ the street lots are split in half with the approach zone so you have to build homes to the front of the lots. Dallas – that is a great point. I have a vicinity plan next week that is similar, approach zone lines in subdivisions the lots bisected with the approach zone line.

Councilmember Isom moved to approve the ordinance amending the General Land Use Plan from business and light manufacturing to high density residential for property located at 2560 N. Clark Parkway; the motion died for lack of a second.

Councilmember Phillips moved to deny the ordinance amending the General Land Use Plan from business and light manufacturing to high density residential for property located at 2560 N. Clark Parkway; second by Councilmember Adams; roll call vote as follows:

Ron Adams	-	AYE
Terri Hartley	-	AYE
Craig Isom	-	NAY
Tyler Melling	-	AYE
Scott Phillips	-	AYE

AN ORDINANCE AMENDING THE ZONE FROM DWELLING TWO UNIT (R-2-2) TO DWELLING MULTIPLE UNIT (R-3-M) AND INDUSTRIAL AND MANUFACTURING-1 (I&M-1) FOR PROPERTY LOCATED AT 2560 N. CLARK PARKWAY. GO CIVIL ENG./TYLER ROMERIL:

Councilmember Hartley moved to approve the ordinance amending the zone from R-2-2 to I&M-1 for property located at 2560 N. Clark Parkway; second by Councilmember Phillips; roll call vote as follows:

Ron Adams	-	AYE
Terri Hartley	-	AYE
Craig Isom	-	AYE
Tyler Melling	-	AYE
Scott Phillips	-	AYE

AN ORDINANCE AMENDING THE ZONE FROM MASTER PLANNED DEVELOPMENT (MPD) TO DWELLING TWO UNIT (R-2-2) FOR PROPERTY LOCATED AT 2200 W. 1600 N. PLATT & PLATT/TYLER ROMERIL:

Bob Platt, Platt & Platt – this is a zone change in conformance with the General Plan. East of Lund Highway and North of 1600 North.

Councilmember Phillips moved to approve the ordinance amending the zone from MPD to R-2-2 for property located at 2200 West 1600 North; second by Councilmember Melling; roll call vote as follows:

Ron Adams	-	AYE
Terri Hartley	-	AYE
Craig Isom	-	AYE
Tyler Melling	-	AYE
Scott Phillips	-	AYE

AN ORDINANCE AMENDING THE GENERAL LAND USE PLAN FROM CENTRAL COMMERCIAL TO MEDIUM DENSITY RESIDENTIAL FOR PROPERTY LOCATED AT 2700 S. TIPPLE ROAD. WATSON ENG./TYLER ROMERIL:

Tim Watson, Watson Engineering – this property is by the dirt bike track and Tipple Road. The flyover for Middleton Timber is to the south. If we extract the commercial, we have 2.5 units per acre, which includes open space, undevelopable area is a portion. We are requesting a change for two plots that have General Land Use as commercial and requesting 6.4 acres will stay commercial in NE corner the rest to R-2-1. All under same ownership currently. One parcel is to close next week. We will do a development agreement if necessary.

Melling – overall there have been concerns about the future of the area. You are proposing an R-1 level services not able to build at the R-1 specs due to topography. I would approve with the understanding there will be a development agreement to go through the process if runs with the land as is. The General Plan and zone change is tied to an R-2-1 standard and the total number of residential units not exceeding 175 which gives you a buffer. Tim – 147 total units we are still under the 4 units per acre. Melling – that keeps us with the current General

Plan regulations. Tim – the two units are? Melling – R-2-1 standard with the ability to have a PUD and that the total number of units do not exceed 175 residential units. Tim – no other negotiations? Paul – if you are discussing all of the development agreement it will take longer. Tim – those are the two main recommendations. Paul – we are not aware of the agreement, it is not open ended, or does it set forever, if not done in a certain amount of time, it goes away. Tim – with a development agreement we follow the current engineering standards at each stage of development. Phillips – my concern is the density level we feel comfortable, and the proposal is something attractive, that is what I want protected with the project. Melling – it matches, we want you to be conscientious with the topography. Paul – are you concerned about open space, or that the open space be preserved in some manner. Melling – as a PUD they have open space requirements. Mayor – with a development agreement, if you push a PUD, it has open space requirements. Tim – we are proposing a PUD. We have 8.6% in open space parks and undevelopable at 9.4% open space. Melling – I realize you can get as detailed or as simple as you want. I think that addresses the concerns of community members and other council members. Even though the request is for the general planned to go to medium density it is not a request for R-2-2 density. Is a sunset at completion or final plat? Paul – final plat. Mayor – we can work with you on a reasonable amount of time. Tim – we know that the development agreement has to go to Planning Commission and City Council.

Tyler – a risk of doing it this way, ideally the zone is approved with the development plan. If we approve the zone, it is on good faith and it will be recorded, but there is risk.

Hartley – I have similar concerns, not that you would back out. There are other parameters, I want to do a reasonable thing with the City. I have several concerns, the project fully in approval if built out I don't have problems, but a large 60-acre piece and 20 acre residential estate lots we want to protect. Melling wants an R-1 standard, I would like to specify single family homes, mainly because we are looking to redefine our zones and if we have changes with unintended consequences. Tim – that is what the R-2-1 standard is. Hartley – yes, but we are in the process of amending some of the zoning, so I want it designated. Other developers with the large project have had an RDO, the east side of Tipple Road is right behind this, so if we set a precedence that is a concern. Tim – I think we can work through most of those, I don't see that being an obstacle. Hartley – a maximum density also.

Roger Thomas – they are intended to be single family, the density Councilman Melling suggested I am fine. What you have seen is 90% of what we intended. I think it is something that is missing in Cedar City. Phillips – what do you think the build out will be? Roger – 5 years, 2 per month with an initial build of 10. Melling – you have something that is not single family in the middle of the development, a club house. We don't want to keep you from building nice things. Roger – we will have a club house, meeting rooms, kitchenette, pool and pickle ball courts. Hartley – you don't have problems with what Mr. Bittmenn has proposed? Roger – no, I have confidence that we can work out the details. Tyler – we will start on the Development Agreement and start it through the process if that is what you want and should have it by the end of August. Tim – if you capped it out of 175, that is 3.55 units per acre, not including the commercial, in the RDO commercial is considered open space.

Councilmember Melling moved to approve the ordinance amending the General Land Use Plan from central commercial to medium density residential for property located at 2700 S. Tipple Road with the understanding we are going to move forward on a development agreement with certain elements that limit the total number of units to 175 for the development, limit uses to the single family uses as permitted in the R-2-1 zone today and the clubhouse and amenities would be acceptable; second by Councilmember Isom; roll call vote as follows:

Ron Adams	-	AYE
Terri Hartley	-	AYE
Craig Isom	-	AYE
Tyler Melling	-	AYE
Scott Phillips	-	AYE

AN ORDINANCE AMENDING THE ZONE FROM ANNEX TRANSITION (AT) TO CENTRAL COMMERCIAL (CC) AND DWELLING SINGLE UNIT (R-2-1) FOR PROPERTY LOCATED AT 2700 S. TIPPLE ROAD. WATSON ENG./TYLER ROMERIL:

Councilmember Isom moved to approve the ordinance amending the zone from AT to CC and R-2-1 for property located at 2700 S. Tipple Road; second by Councilmember Hartley; roll call vote as follows:

Ron Adams	-	AYE
Terri Hartley	-	AYE
Craig Isom	-	AYE
Tyler Melling	-	AYE
Scott Phillips	-	AYE

AN ORDINANCE AMENDING THE GENERAL LAND USE PLAN FROM LOW DENSITY RESIDENTIAL TO MEDIUM DENSITY RESIDENTIAL FOR PROPERTY LOCATED AT 2800 S. TIPPLE ROAD. WATSON ENG./TYLER ROMERIL:

Councilmember Isom moved to approve the ordinance amending the General Land Use Plan from low density residential to medium density residential for property located at 2800 S. Tipple Road with same as item #20; second by Councilmember Phillips; roll call vote as follows:

Ron Adams	-	AYE
Terri Hartley	-	AYE
Craig Isom	-	AYE
Tyler Melling	-	AYE
Scott Phillips	-	AYE

AN ORDINANCE AMENDING THE ZONE FROM ANNEX TRANSITION (AT) TO DWELLING SINGLE UNIT (R-2-1) FOR PROPERTY LOCATED AT 2800 S. TIPPLE ROAD. WATSON ENG./TYLER ROMERIL:

Councilmember Phillips moved to approve the ordinance amending the zone from AT to R-2-1 for property located at 2800 S. Tipple Road; second by Councilmember Hartley; roll call vote as follows:

Ron Adams - AYE
Terri Hartley - AYE
Craig Isom - AYE
Tyler Melling - AYE
Scott Phillips - AYE

AN ORDINANCE AMENDING THE GENERAL LAND USE PLAN FROM LOW DENSITY RESIDENTIAL TO MEDIUM DENSITY RESIDENTIAL FOR PROPERTY LOCATED AT 2900 S. TIPPLE ROAD. WATSON ENG./TYLER ROMERIL:

Councilmember Isom moved to approve the ordinance amending the General Land Use Plan from low density residential to medium density residential for property located at 2900 S. Tipple Road with same as #20 & #22; second by Councilmember Hartley; roll call vote as follows:

Ron Adams - AYE
Terri Hartley - AYE
Craig Isom - AYE
Tyler Melling - AYE
Scott Phillips - AYE

AN ORDINANCE AMENDING THE ZONE FROM ANNEX TRANSITION (AT) TO DWELLING SINGLE UNIT (R-2-1) FOR PROPERTY LOCATED AT 2900 S. TIPPLE ROAD. WATSON ENG./TYLER ROMERIL:

Councilmember Melling moved to approve the ordinance amending the zone from AT to R-2-1 for property located at 2900 S. Tipple Road; second by Councilmember Phillips; roll call vote as follows:

Ron Adams - AYE
Terri Hartley - AYE
Craig Isom - AYE
Tyler Melling - AYE
Scott Phillips - AYE

CONSIDER ENTERING A WATER ACQUISITION AGREEMENT WITH JOE BURGESS. JOE BURGESS/ JONATHAN STATHIS: Pulled.

CONSIDER DECLARING THE ANALOG MICROPHONES FROM THE HERITAGE THEATER AS SURPLUS PROPERTY. JASON CLARK: Jason Clark – in addition to the 24 microphones, we have acquired some piecemeal. I would ask that all analog microphones surplus to sale or trade with all equipment.

Councilmember Phillips moved to declare the analog microphones from the Heritage Center as Surplus Property as deemed appropriate by staff; second by Councilmember Hartley; vote unanimous.

A RESOLUTION AMENDING THE CITY'S PERSONNEL POLICY. NATASHA HIRSCHI/TYLER ROMERIL: Councilmember Hartley moved to approve the resolution amending the City's Personnel Policy; second by Councilmember Adams; vote as follows:

AYE: 5
NAY: 0
ABSTAINED: 0

A RESOLUTION TO AMEND THE CONSOLIDATED FEE SCHEDULE. TYLER ROMERIL/ JONATHAN STATHIS: Tyler – this was based on the recommendations by Council to get another appraisal for water at \$10,000 per acre foot and goes down based on water meters.

Councilmember Adams moved to approve the resolution amending the City's Consolidated Fee Schedule; second by Councilmember Melling; vote as follows:

AYE: 5
NAY: 0
ABSTAINED: 0

CONSIDER A TEMPORARY APPOINTMENT TO THE BOARD OF ADJUSTMENTS: Mayor – this is to have Phil Schmidt stay on the BOA and extend his term through the end of August so they will have enough members to hold a meeting.

Councilmember Melling moved to approve extending Phil Schmidt's Board of Adjustment term to August 31, 2021; second by Councilmember Hartley; unanimous.

Carter Wilkey – when does the fee change on the water go into effect? Tomorrow

Howard Hyde, father of SUU Student starting this fall, a 27-year-old Geology Student, drove past Cedar City a few years ago and fell in love. She is in the same zone discussing earlier. She is worried of losing her view of the red rocks. I congratulate all of you for what you are doing. I am from far away; I have never heard of the pickle ball. I would like to say something as an elephant in the room. The dominant political cultural of California, Los Angeles, San Francisco, Washington DC would consider this assembly tonight to be something like a white supremacist, racist, homophobic hate rally, that is how they would view it. You have several strikes against you, 1, you recite the pledge of allegiance, 2, you pray, 3, you mention Jesus, 4, honor your police officers as they take an oath to the constitution, and you honor the second amendment. I live in California but have a Utah concealed carry permit. I am aware of your population growing by leaps and bounds. I hope you consider zoning favorable to my daughter who had to move early to snatch up something to go to school here. You are growing, I hope you welcome with open arms my colleagues from California by remaining vigilant in preserving what you have here tonight, timeless, small town Judeo Christian values. We are staying in California, the cancer in the political culture of California has a tendency to spread. While playing pickle ball and enjoying yourselves, be

who you are, keep us in mind and we will keep you in mind. Isom – with what you have said we would love for you to migrate.

CLOSED SESSION – PROPERTY NEGOTIATIONS: Councilmember Isom moved to adjourn and go into closed session at 7:57 a.m.; second by Councilmember Hartley; roll call vote as follows:

Ron Adams	-	AYE
Terri Hartley	-	AYE
Craig Isom	-	AYE
Tyler Melling	-	AYE
Scott Phillips	-	AYE

ADJOURN: Councilmember Isom moved to adjourn at 8:23 p.m.; second by Councilmember Phillips; vote unanimous.

Renon Savage, MMC
City Recorder

EXHIBIT "A"
City Council – July 14, 2021



IRON COUNTY LOCAL HOMELESS COUNCIL

Meets Monthly | Last Thursday of Each Month | 3:00 p.m.

Libertad Community Room | 1044 Hovi Hills Drive | Cedar City

Chair: Ron Adams (Elected Official), Co-Chair: Peggy Green (ICCS), Secretary: Kaleigh Bronson-Cook (CCS)

Iron County LHCC Website - CoC Balance of State Website - Balance of State Calendar

Common Terms/Acronyms - Utah Homeless Network (UHN) - BOS Subcommittees

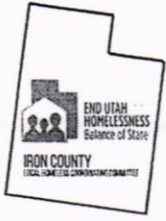
Community Report for Quarter 2 (APR/MAY/JUN) 2021

Presented Wednesday, July 14, 2021 - Cedar City Council Meeting

Service Summary*

	CANYON CREEK SERVICES			CARE & SHARE			NOTES
	INDIVIDUALS	HOUSEHOLDS	VALUE	INDIVIDUALS	HOUSEHOLDS	VALUE	
Food Pantry					342		637 visits - 22,015 lbs.
Unduplicated Clients	289	230		776			Total by Organization
Children in Families (0-17)	59			114			ICCS: Unborn 6
Seniors in Families (60+)	11			40			ICCS: Golden Age 78
Adults in Families	230			622			
Emergency Shelter	71			121			
Day Services				285			Meals/Showers/Laundry
Rental Assistance	17		\$9,932		36	\$27,717	
Rapid Rehousing	11			28	17	\$11,291	Included in Rental Assistance
Homeless Prevention				77	19	\$14,116	Included in Rental Assistance
Mortgage Assistance					2	\$1,809	
Utility Assistance	4				22	\$4,416	
Hotel/Motel					450	\$37,530	Nights of shelter
Essential Services					33	\$12,899	
Education/Prevention	333						
Turned Away/Capacity	8			84			
Collaborative Goal		Hosting Candidate Conversation					
Resource Gap		Mental health; Detox Facilities and Programs					
Need		Creative solutions to the lack of attainable housing					

How can you help? We need diverse, informed community stakeholders to help us develop effective, successfully implemented strategies



IRON COUNTY LOCAL HOMELESS COUNCIL

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[Iron County LHCC Website](#) - [CoC Balance of State Website](#) - [Balance of State Calendar](#)

[Common Terms/Acronyms](#) - [Utah Homeless Network \(UHN\)](#) - [BOS Subcommittees](#)

REPORTS FROM SERVICE PROVIDERS

YOUTH FUTURES: We closed on the first of 2 buildings for RHY programs in Cedar City. This building will serve youth 12-18, with 12 beds for overnight shelter, drop-in, aftercare and developing a program of street outreach to youth.

The second building is set to close on June 30th. This building will serve youth ages 16-22, with 10 units of transitional living program, aftercare, and drop-in.

We have a \$414,000 gap to capital funding on the buildings. We are finalizing FYSB grant apps for BCP, TLP and MG totaling \$700K per year to fund the programs. We anticipate approx 60% of that will get funded.

We have currently not served any youth in the TLP program as anticipated. Our target was May 1, 2021, we are behind schedule. While we had options for housing in scattered sites, we were unable to find any youth who were willing to 'move to Cedar' from our current programs. Those units are no longer available.

CANYON CREEK SERVICES: The grant that funded our therapy services ended June 30th and we are seeking out other available and potential funding sources to continue that necessary service. Our backyard expansion project was completed in June adding a large grassy area off the back of the shelter with more space and storage.

Due to the federal decrease in funding for the Victims of Crime Act (VOCA), our funding decreased by 10% this year from that funding source and will decrease again next year by 15%.

We have seen an increased need for available mental health services and services responding to mental health crises.

IRON COUNTY CARE AND SHARE: ICCS received a \$19,000 decrease in the main grant that funds the pantry. This will result in the loss of a team member and hinder services.

To accommodate increased shelter use and escalated mental health and substance abuse needs, ICCS is facing the need to double staff and hire private security - an estimated \$10,000 per month increase in costs.

ICCS is hosting a Day of Service and Remembrance on September 11th. Volunteer and project details are available on our website.

How can you help? We need diverse, informed community stakeholders to help us develop effective, successfully implemented strategies

CEDAR CITY CORPORATION

Payment Approval Report - CUSTOM W/GL & DESC.

Report dates: 7/20/2021-7/20/2021

Report Criteria:

Detail report.
Invoices with totals above \$0 included.
Paid and unpaid invoices included.

Invoice Number	Description	Invoice Date	GL Account and Title	Net Invoice Amt	Date Paid
ADK ENTERPRISES LLC					
983845	CC AQ - BLACKFLOW TESTING 2021	06/30/2021	20-40-262 BUILDING & GROUND MAINTENANCE	195.00	
983846	CC ARENA - BACKFLOW TESTING 202	06/30/2021	10-90-262 BUILDING & GROUND MAINTENANCE	65.00	
983847	CC PW- BACK FLOW TEST 2021	06/30/2021	61-40-262 BUILDING & GROUND MAINTENANCE	65.00	
983848	CC PRK - BACK FLOW TEST 2021	06/30/2021	10-83-262 BUILDING & GROUND MAINTENANCE	1,495.00	
Total ADK ENTERPRISES LLC:				1,820.00	
ASHDOWN BROTHERS CONSTRUCTION					
7866	CED01 - ASPHALT	07/06/2021	51-40-255 WATER SYSTEM MAINTENANCE	36.54	
7874	CED01 - VETERANS MEMORIAL	06/28/2021	26-40-739 CAP OUTLAY-TRAIL EXPANSION	20,120.00	
Total ASHDOWN BROTHERS CONSTRUCTION:				20,156.54	
BOBCAT COMPANY					
2263082	293942 - S770 T4 BOBCAT SKID-STEER	06/07/2021	53-56-740 CAP OUTLAY-EQUIPMENT	5,000.00	
Total BOBCAT COMPANY:				5,000.00	
BUNKER SEPTIC					
4551	CC EVNT - 2021 MOONLIGHT 5K	06/30/2021	30-40-223 RUNNERS SERIES	300.00	
Total BUNKER SEPTIC:				300.00	
CEM AQUATICS					
2738	CEC02 - CC AQUATICS - CHEMICALS	06/25/2021	20-40-254 CHEMICALS	4,293.00	
CREDIT 12/31/20	CED02 - CC AQ - POOL CHEMICALS	12/31/2020	20-40-254 CHEMICALS	(1,396.00)	
Total CEM AQUATICS:				2,897.00	
CENTURYLINK					
JUN 2021	O-435-111-6279 457M - JUN 2021	07/07/2021	10-42-280 TELEPHONE	37.53	
JUN 2021	O-435-111-6279 457M - JUN 2021	07/07/2021	10-81-280 TELEPHONE	37.53	
JUN 2021	O-435-111-6279 457M - JUN 2021	07/07/2021	28-40-280 TELEPHONE	75.07	
JUN 2021	O-435-111-6279 457M - JUN 2021	07/07/2021	10-73-280 TELEPHONE	75.07	
JUN 2021	O-435-111-6279 457M - JUN 2021	07/07/2021	20-40-280 TELEPHONE	112.60	
JUN 2021	O-435-111-6279 457M - JUN 2021	07/07/2021	52-55-280 TELEPHONE	75.07	
JUN 2021	O-435-111-6279 457M - JUN 2021	07/07/2021	10-70-280 TELEPHONE	112.60	
JUN 2021	O-435-111-6279 457M - JUN 2021	07/07/2021	10-92-280 TELEPHONE	75.07	
JUN 2021	O-435-111-6279 457M - JUN 2021	07/07/2021	51-40-280 TELEPHONE	37.53	
JUN 2021	O-435-111-6279 457M - JUN 2021	07/07/2021	10-41-280 TELEPHONE	37.52	
JUN 2021	O-435-111-6279 457M - JUN 2021	07/07/2021	10-76-280 TELEPHONE	37.53	
JUN 2021	O-435-111-6279 457M - JUN 2021	07/07/2021	24-40-280 TELEPHONE	75.07	
JUN 2021	O-435-111-6279 457M - JUN 2021	07/07/2021	56-41-280 TELEPHONE	37.53	
Total CENTURYLINK:				825.72	
CERTIFIED ENGINEERING SYSTEMS					
01591	CED- MAINT CONTRACT KIP COPIER	06/30/2021	10-81-252 EQUIPMENT MAINTENANCE	163.50	
Total CERTIFIED ENGINEERING SYSTEMS:				163.50	

Invoice Number	Description	Invoice Date	GL Account and Title	Net Invoice Amt	Date Paid
CINTAS					
4088053465	13076453 - PARK UNIFORM SERV Y21	06/23/2021	10-83-451 UNIFORM SERVICE	48.24	
4088709982	13076453 - PARK UNIFORM SERV Y21	06/30/2021	10-83-451 UNIFORM SERVICE	48.24	
Total CINTAS:				96.48	
CURTIS & SONS LN					
INV508337	3999 - WILDLAND PANTS	06/30/2021	10-73-950 STATE GRANT-WILDLAND FIRE	665.01	
PINV613569	3999 - WILDLAND PANTS	06/30/2021	10-73-950 STATE GRANT-WILDLAND FIRE	1,303.80	
PINV648534	3999 - NITRILE GLOVES	06/17/2021	10-73-450 SPECIAL PUBLIC SAFETY SUPPLIES	360.00	
Total CURTIS & SONS LN:				2,328.81	
DEMILLE TURF FARM					
38583	CC WTR - SOD LEAK REPAIRS	04/06/2021	51-40-255 WATER SYSTEM MAINTENANCE	40.50	
38596	CC CEMETERY - SOD	04/13/2021	10-83-262 BUILDING & GROUND MAINTENANCE	225.00	
38614	CC CEMETERY - SOD	04/20/2021	10-83-262 BUILDING & GROUND MAINTENANCE	225.00	
38669	CC CEMETERY - SOD	05/06/2021	10-83-262 BUILDING & GROUND MAINTENANCE	225.00	
38718	CC CEMETERY - SOD	05/18/2021	10-83-262 BUILDING & GROUND MAINTENANCE	225.00	
Total DEMILLE TURF FARM:				940.50	
DOMINION ENERGY					
JUNE 2021	3511260000 - NAT GAS JUN 2021	06/23/2021	10-73-270 UTILITIES-FIRE	129.22	
JUNE 2021	3511260000 - NAT GAS JUN 2021	06/23/2021	10-90-270 UTILITIES-CROSS HOLLOWES EVENTS	53.13	
JUNE 2021	3511260000 - NAT GAS JUN 2021	06/23/2021	28-40-270 UTILITIES	82.00	
JUNE 2021	3511260000 - NAT GAS JUN 2021	06/23/2021	10-83-270 UTILITIES-PARKS & CEMETERY	14.32	
JUNE 2021	3511260000 - NAT GAS JUN 2021	06/23/2021	22-40-270 UTILITIES-CATS	26.31	
JUNE 2021	3511260000 - NAT GAS JUN 2021	06/23/2021	61-40-270 UTILITIES-PUBLIC WORKS FACILIT	82.59	
JUNE 2021	3511260000 - NAT GAS JUN 2021	06/23/2021	10-76-270 UTILITIES	132.14	
JUNE 2021	3511260000 - NAT GAS JUN 2021	06/23/2021	10-92-270 UTILITIES-HERITAGE CENTER	716.84	
JUNE 2021	3511260000 - NAT GAS JUN 2021	06/23/2021	52-55-270 UTILITIES-SEWER COLLECTION	21.30	
JUNE 2021	3511260000 - NAT GAS JUN 2021	06/23/2021	10-42-270 UTILITIES	641.57	
JUNE 2021	3511260000 - NAT GAS JUN 2021	06/23/2021	10-87-270 UTILITIES-LIBRARY	191.09	
JUNE 2021	3511260000 - NAT GAS JUN 2021	06/23/2021	24-40-270 UTILITIES-AIRPORT	33.48	
Total DOMINION ENERGY:				2,123.99	
EVERYTHING EXTERIOR LLC					
25226	CC LBRY - WINDOW WASHING	05/26/2021	10-87-262 BUILDING & GROUND MAINTENANCE	532.00	
Total EVERYTHING EXTERIOR LLC:				532.00	
GEM ENGINEERING INC					
21169	CC WTR - EAGLE RIDGE S TANK WAT	05/29/2021	51-40-731 CAP OUTLAY-LINE REPLACEMENT	28.00	
21201	CC - DENSITY TEST ASPHALT EXTR	05/28/2021	26-40-739 CAP OUTLAY-TRAIL EXPANSION	139.00	
Total GEM ENGINEERING INC:				167.00	
HIGHWAY PRODUCTS INC					
47751	CCFD - PICKUP PACK PRO	06/11/2021	10-73-741 CAP OUTLAY-VEHICLES	9,080.85	
Total HIGHWAY PRODUCTS INC:				9,080.85	
HYMAS & ASSOCIATES					
1063	CC - BASIN 73 WTR RT APPRAISAL	07/03/2021	10-41-310 PROF & TECH SERVICES	1,450.00	

Invoice Number	Description	Invoice Date	GL Account and Title	Net Invoice Amt	Date Paid
Total HYMAS & ASSOCIATES:				1,450.00	
IRON COUNTY AUDITOR					
JUNE 2021 LANDFI	CCC LANDFILL REM - JUNE 2021	06/30/2021	55-21312 COUNTY REMITTANCE PAYABLE	35,550.36	
Total IRON COUNTY AUDITOR:				35,550.36	
IRON COUNTY LANDFILL					
JUN 2021	LF-0003-LNDFL, BIOSOLIDS JUN 21	06/30/2021	10-42-270 UTILITIES	7.88	
JUN 2021	LF-0003-LNDFL, BIOSOLIDS JUN 21	06/30/2021	10-92-270 UTILITIES-HERITAGE CENTER	7.87	
JUN 2021	LF-0003-LNDFL, BIOSOLIDS JUN 21	06/30/2021	53-56-270 UTILITIES-SEWER PLANT	4,912.82	
JUN 2021	LF-0003-LNDFL, BIOSOLIDS JUN 21	06/30/2021	10-87-270 UTILITIES-LIBRARY	7.87	
JUN 2021	LF-0003-LNDFL, BIOSOLIDS JUN 21	06/30/2021	28-40-270 UTILITIES	27.54	
JUN 2021	LF-0003-LNDFL, BIOSOLIDS JUN 21	06/30/2021	10-76-270 UTILITIES	3.93	
JUN 2021	LF-0003-LNDFL, BIOSOLIDS JUN 21	06/30/2021	24-40-270 UTILITIES-AIRPORT	19.67	
JUN 2021	LF-0003-LNDFL, BIOSOLIDS JUN 21	06/30/2021	61-40-270 UTILITIES-PUBLIC WORKS FACILIT	7.87	
JUN 2021	LF-0003-LNDFL, BIOSOLIDS JUN 21	06/30/2021	10-90-270 UTILITIES-CROSS HOLLOWS EVENTS	19.67	
JUN 2021	LF-0003-LNDFL, BIOSOLIDS JUN 21	06/30/2021	53-56-270 UTILITIES-SEWER PLANT	223.08	
Total IRON COUNTY LANDFILL:				5,238.20	
JOLLEY, KATHY					
24	CCPD - ALTERATIONS Y21	07/09/2021	10-70-451 UNIFORM MAINTENANCE	806.00	
Total JOLLEY, KATHY:				806.00	
M & C SANITATION					
04210601	CEDAR26 - BIOSOLID TRANS 20/21	04/30/2021	53-56-270 UTILITIES-SEWER PLANT	3,300.00	
06210421	CEDAR26 - BIOSOLID TRANS 20/21	06/30/2021	53-56-270 UTILITIES-SEWER PLANT	2,530.00	
Total M & C SANITATION:				5,830.00	
MARSHALL & EVANS ELECTRIC					
7518	CC PW - BLUE STAKE LABOR	06/28/2021	10-79-260 MAINTENANCE-STREET LIGHTS	50.00	
7520	CC STR - APR 2021 REPAIR LIST	06/28/2021	10-79-260 MAINTENANCE-STREET LIGHTS	775.00	
7521	CC STR - MAY 2021 REPAIR LIST	06/28/2021	10-79-260 MAINTENANCE-STREET LIGHTS	445.00	
Total MARSHALL & EVANS ELECTRIC:				1,270.00	
MJG INC					
6898	CCC - R/R MAIN JUNE 2021	07/01/2021	10-79-265 MAINTENANCE-RAILROAD	750.00	
Total MJG INC:				750.00	
MOSDELL SANITATION INC					
JUN 2021 AQUATIC	0692 - DUMP FEE AQUATICS Y21	06/30/2021	20-40-262 BUILDING & GROUND MAINTENANCE	90.00	
Total MOSDELL SANITATION INC:				90.00	
MOUNTAIN TOWING AND RECOVERY					
JUNE 8, 22, 2021	CC STR - CAR TOWING CHIPPING, 5 C	06/08/2021	10-79-269 MAINTENANCE-CHIP SEALING	325.00	
Total MOUNTAIN TOWING AND RECOVERY:				325.00	
NUCO2					
66820221	446694 - BULK CO2 POOL Y21	06/24/2021	20-40-254 CHEMICALS	262.45	
66910912	446694 - BULK CO2 POOL Y21	06/30/2021	20-40-254 CHEMICALS	274.18	

Invoice Number	Description	Invoice Date	GL Account and Title	Net Invoice Amt	Date Paid
Total NUCO2:				536.63	
OVERDRIVE INC					
01506CO21249901	1506-1027 - LBRY BOOKS	06/02/2021	10-87-954 STATE GRANT-DCC LIBRARY GRANT	1,225.64	
Total OVERDRIVE INC:				1,225.64	
OWEN EQUIPMENT					
00103248	S1540 - SUCTION NOZZLE	06/16/2021	10-78-930 INVENTORY	8,516.41	
00103500	S1540 - SWEEPER PARTS	07/07/2021	10-78-930 INVENTORY	70.62	
Total OWEN EQUIPMENT:				8,587.03	
PRESTON'S SHREDDING					
7870	CCC - FY21 SHREDDING JUNE	07/13/2021	10-41-240 OFFICE SUPPLIES & EXPENSE	80.00	
Total PRESTON'S SHREDDING:				80.00	
ROCKY RIDGE ROCK INC					
51585	CC PRK - LANDSCAPE LAKE @HILLS	06/28/2021	26-40-739 CAP OUTLAY-TRAIL EXPANSION	3,938.25	
Total ROCKY RIDGE ROCK INC:				3,938.25	
SALT LAKE COMMUNITY COLLEGE					
2021.55.4	CCPD - CADET MEALS M.GUNTER JU	06/30/2021	10-70-233 TRAVEL & TRAINING-PATROL	152.24	
Total SALT LAKE COMMUNITY COLLEGE:				152.24	
SCHOLZEN PRODUCTS COMPANY					
6570179-00	100592 - WATERLINE REPLACEMENT	06/25/2021	51-40-722 CAP OUTLAY-CEDAR CANYON TANK	5,556.44	
Total SCHOLZEN PRODUCTS COMPANY:				5,556.44	
SOUTHERN UTAH LUMBER					
2106-005183	8100 - MISC SUPPLIES	06/07/2021	10-79-410 SPECIAL DEPARTMENT SUPPLIES	20.99	
2106-005596	8100 - MISC SUPPLIES	06/30/2021	10-79-410 SPECIAL DEPARTMENT SUPPLIES	99.96	
Total SOUTHERN UTAH LUMBER:				120.95	
SOUTHWEST UTAH PUBLIC HEALTH DEPT					
315093	CC WTR - WATER SAMPLES	07/01/2021	51-40-255 WATER SYSTEM MAINTENANCE	740.00	
Total SOUTHWEST UTAH PUBLIC HEALTH DEPT:				740.00	
SYSCO LAS VEGAS INC					
217758151	291385 - CONCESSIONS AQ Y21	06/30/2021	20-40-482 MERCHANDISE-CONCESSIONS	1,313.85	
Total SYSCO LAS VEGAS INC:				1,313.85	
TACTEC					
16314	CC FLT - RADIO ANTENNA PARTS	06/04/2021	10-78-930 INVENTORY	318.25	
Total TACTEC:				318.25	
VISA					
06/16/21 UNITED T	3701 CCVISA - FD T-11 NEW PUMP	06/16/2021	10-73-252 EQUIPMENT MAINTENANCE	1,387.00	
06/25/21 STATE BA	3701 CCVISA - WB RETIREMENT GIFT	06/25/2021	10-41-610 SUNDRY	750.00	

Invoice Number	Description	Invoice Date	GL Account and Title	Net Invoice Amt	Date Paid
6.16.21 SHOPOUTL	3701 CCVISA - MINUTE BOOKS (3)	06/16/2021	10-41-240 OFFICE SUPPLIES & EXPENSE	526.77	
Total VISA:				2,663.77	
Grand Totals:				122,975.00	

Dated: _____

Mayor: _____

City Council: _____

City Recorder:

Benon Savage

City Treasurer:

Rhean Carlson

Report Criteria:

Detail report.

Invoices with totals above \$0 included.

Paid and unpaid invoices included.

CEDAR CITY CORPORATION

Payment Approval Report - CUSTOM W/GL & DESC.

Report dates: 7/21/2021-7/21/2021

Report Criteria:

Detail report.

Invoices with totals above \$0 included.

Paid and unpaid invoices included.

Invoice Number	Description	Invoice Date	GL Account and Title	Net Invoice Amt	Date Paid
ALSCO - AMERICAN LINEN SUPPLY					
LSTG962025	005510 - WWTP UNIFORM SERV Y22	07/02/2021	53-56-451 UNIFORM SERVICE	44.77	
LSTG963130	005510 - WWTP UNIFORM SERV Y22	07/09/2021	53-56-451 UNIFORM SERVICE	44.77	
LSTG964221	005510 - WWTP UNIFORM SERV Y22	07/16/2021	53-56-451 UNIFORM SERVICE	44.77	
Total ALSCO - AMERICAN LINEN SUPPLY:				134.31	
AMERICAN WEST ANALYTICAL LABS					
2107179	CC WWTP - BIOSOLIDS TESTING 21/2	07/22/2021	53-56-313 TESTING	656.44	
Total AMERICAN WEST ANALYTICAL LABS:				656.44	
ASHDOWN BROTHERS CONSTRUCTION					
7855	CED01 - ASPHALT	07/01/2021	10-79-269 MAINTENANCE-CHIP SEALING	3,433.60	
Total ASHDOWN BROTHERS CONSTRUCTION:				3,433.60	
BAKER & TAYLOR					
0003241404	415754 L102673 4-BOOKS	07/08/2021	10-87-481 BOOKS-GENERAL COLLECTION	(94.87)	
2036070262	415754 L102673 4-BOOKS	07/06/2021	10-87-481 BOOKS-GENERAL COLLECTION	70.29	
2036076576	415754 L102673 4-BOOKS	07/09/2021	10-87-481 BOOKS-GENERAL COLLECTION	629.76	
H56096860	415754 L102673 4-BOOKS	07/08/2021	10-87-481 BOOKS-GENERAL COLLECTION	116.80	
Total BAKER & TAYLOR:				721.98	
BIG TOMS PEST CONTROL LLC					
22825	2218 - ARPT QTR PEST CNTRL J,A,S 2	07/07/2021	24-40-262 BUILDING & GROUND MAINTENANCE	190.00	
22983	2679 - CCC - QTR PEST CNTRL J,A,S 2	07/13/2021	10-42-262 BUILDING & GROUND MAINTENANCE	225.00	
Total BIG TOMS PEST CONTROL LLC:				415.00	
BLACKSTONE PUBLISHING					
1231683	167928 - E MATERIALS	06/02/2021	10-87-481 BOOKS-GENERAL COLLECTION	169.89	
1231908	167928 - DISTRIBUTED TITLES	06/15/2021	10-87-481 BOOKS-GENERAL COLLECTION	108.79	
Total BLACKSTONE PUBLISHING:				278.68	
BRADY INDUSTRIES					
6918881	173359 - PARK CLEANING SUPPLIES	07/07/2021	10-83-261 JANITORIAL SUPPLIES	685.32	
Total BRADY INDUSTRIES:				685.32	
BRINGHURST-LEAVITT INSURANCE AGENCY					
839687	53980 - CCFD 21/22 ACCIDENT INSUR	05/21/2021	10-73-453 VOLUNTEER INSURANCE	11,383.00	
Total BRINGHURST-LEAVITT INSURANCE AGENCY:				11,383.00	
BROADVOICE					
118109 JUL 2021	9328 - JUL 2021 PHONE SERVICE	07/01/2021	10-44-280 TELEPHONE	57.37	
118109 JUL 2021	9328 - JUL 2021 PHONE SERVICE	07/01/2021	10-75-280 TELEPHONE	76.48	
118109 JUL 2021	9328 - JUL 2021 PHONE SERVICE	07/01/2021	10-79-280 TELEPHONE	38.25	
118109 JUL 2021	9328 - JUL 2021 PHONE SERVICE	07/01/2021	10-85-280 TELEPHONE	38.25	
118109 JUL 2021	9328 - JUL 2021 PHONE SERVICE	07/01/2021	20-40-280 TELEPHONE	172.10	

Invoice Number	Description	Invoice Date	GL Account and Title	Net Invoice Amt	Date Paid
118109 JUL 2021	9328 - JUL 2021 PHONE SERVICE	07/01/2021	30-40-280 TELEPHONE	19.11	
118109 JUL 2021	9328 - JUL 2021 PHONE SERVICE	07/01/2021	10-60-280 TELEPHONE	38.25	
118109 JUL 2021	9328 - JUL 2021 PHONE SERVICE	07/01/2021	10-76-280 TELEPHONE	38.25	
118109 JUL 2021	9328 - JUL 2021 PHONE SERVICE	07/01/2021	10-81-280 TELEPHONE	172.10	
118109 JUL 2021	9328 - JUL 2021 PHONE SERVICE	07/01/2021	10-87-280 TELEPHONE	114.74	
118109 JUL 2021	9328 - JUL 2021 PHONE SERVICE	07/01/2021	22-40-280 TELEPHONE	19.11	
118109 JUL 2021	9328 - JUL 2021 PHONE SERVICE	07/01/2021	51-40-280 TELEPHONE	76.48	
118109 JUL 2021	9328 - JUL 2021 PHONE SERVICE	07/01/2021	10-41-280 TELEPHONE	324.84	
118109 JUL 2021	9328 - JUL 2021 PHONE SERVICE	07/01/2021	10-73-280 TELEPHONE	172.10	
118109 JUL 2021	9328 - JUL 2021 PHONE SERVICE	07/01/2021	10-78-280 TELEPHONE	57.37	
118109 JUL 2021	9328 - JUL 2021 PHONE SERVICE	07/01/2021	10-84-280 TELEPHONE	19.11	
118109 JUL 2021	9328 - JUL 2021 PHONE SERVICE	07/01/2021	10-92-280 TELEPHONE	114.74	
118109 JUL 2021	9328 - JUL 2021 PHONE SERVICE	07/01/2021	28-40-280 TELEPHONE	76.48	
118109 JUL 2021	9328 - JUL 2021 PHONE SERVICE	07/01/2021	53-56-280 TELEPHONE	114.74	
118109 JUL 2021	9328 - JUL 2021 PHONE SERVICE	07/01/2021	10-70-280 TELEPHONE	994.74	
118109 JUL 2021	9328 - JUL 2021 PHONE SERVICE	07/01/2021	10-77-280 TELEPHONE	38.25	
118109 JUL 2021	9328 - JUL 2021 PHONE SERVICE	07/01/2021	10-83-280 TELEPHONE	76.48	
118109 JUL 2021	9328 - JUL 2021 PHONE SERVICE	07/01/2021	10-90-280 TELEPHONE	19.11	
118109 JUL 2021	9328 - JUL 2021 PHONE SERVICE	07/01/2021	24-40-280 TELEPHONE	57.37	
118109 JUL 2021	9328 - JUL 2021 PHONE SERVICE	07/01/2021	52-55-280 TELEPHONE	19.11	
Total BROADVOICE:				2,944.93	
CANDACE NICOLE REID					
JULY 2021	CCC - PUBLIC DEFENDER 21/22 JUL	07/31/2021	10-44-310 PROF & TECH SERVICES	2,000.00	
Total CANDACE NICOLE REID:				2,000.00	
CEDAR CITY COCA COLA					
620248	15484 - CONCESSIONS COKE	07/02/2021	20-40-482 MERCHANDISE-CONCESSIONS	623.25	
621494	15484 - CONCESSIONS COKE	07/09/2021	20-40-482 MERCHANDISE-CONCESSIONS	550.00	
Total CEDAR CITY COCA COLA:				1,173.25	
CENGAGE LEARNING/GALE					
74663961	170454 - LIBRARY BOOKS	07/08/2021	10-87-481 BOOKS-GENERAL COLLECTION	97.46	
74688740	170454 - LBRY BOOKS	07/13/2021	10-87-481 BOOKS-GENERAL COLLECTION	38.92	
74688875	170454 - LBRY BOOKS	07/13/2021	10-87-481 BOOKS-GENERAL COLLECTION	38.92	
Total CENGAGE LEARNING/GALE:				175.30	
CINTAS					
4089468621	13076453 - PARK UNIFORM SERV	07/08/2021	10-83-451 UNIFORM SERVICE	48.24	
Total CINTAS:				48.24	
COLD SPRING GRANITE COMPANY					
RI1717169	459444 - NICHE	07/06/2021	10-83-480 SPECIAL DEPARTMENT SUPPLIES	250.00	
Total COLD SPRING GRANITE COMPANY:				250.00	
DAVIS HEATING & A/C SERVICE					
0000057161	269 - WWTP CONDENSER COIL REP	07/13/2021	53-56-262 BUILDING & GROUND MAINTENANCE	509.00	
Total DAVIS HEATING & A/C SERVICE:				509.00	
DORSETT TECHNOLOGIES INC					
J004827	2206 - SCADA ANNUAL WEB CERT RE	07/07/2021	53-56-310 PROF & TECH SERVICES	1,800.00	

Invoice Number	Description	Invoice Date	GL Account and Title	Net Invoice Amt	Date Paid
Total DORSETT TECHNOLOGIES INC:				1,800.00	
FREEDOM MAILING SERVICE					
40919	CCC MAILING - NEWLETTERS	07/09/2021	10-41-221 NEWSLETTER	93.44	
40919	BILLING STATEMENTS	07/09/2021	51-40-240 OFFICE SUPPLIES & EXPENSE	3,000.77	
Total FREEDOM MAILING SERVICE:				3,094.21	
H&E EQUIPMENT SERVICES					
95943186	1030149 - SWEEPER BOLTS	07/07/2021	53-56-252 EQUIPMENT MAINTENANCE	292.32	
Total H&E EQUIPMENT SERVICES:				292.32	
HEALTH EQUITY-HSA					
7-9-21 CNTRB	CCC - 36976 HSA 7-9-21	07/09/2021	10-42-132 EMPLOYEE INSURANCE	75.00	
7-9-21 CNTRB	CCC - 36976 HSA 7-9-21	07/09/2021	10-73-132 EMPLOYEE INSURANCE	903.71	
7-9-21 CNTRB	CCC - 36976 HSA 7-9-21	07/09/2021	10-44-132 EMPLOYEE INSURANCE	373.00	
7-9-21 CNTRB	CCC - 36976 HSA 7-9-21	07/09/2021	10-75-132 EMPLOYEE INSURANCE	175.00	
7-9-21 CNTRB	CCC - 36976 HSA 7-9-21	07/09/2021	10-60-132 EMPLOYEE INSURANCE	196.16	
7-9-21 CNTRB	CCC - 36976 HSA 7-9-21	07/09/2021	10-76-132 EMPLOYEE INSURANCE	50.00	
7-9-21 CNTRB	CCC - 36976 HSA 7-9-21	07/09/2021	10-41-132 EMPLOYEE INSURANCE	1,289.53	
7-9-21 CNTRB	CCC - 36976 HSA 7-9-21	07/09/2021	10-70-132 EMPLOYEE INSURANCE	3,627.27	
7-9-21 CNTRB	CCC - 36976 HSA 7-9-21	07/09/2021	10-77-132 EMPLOYEE INSURANCE	100.00	
7-9-21 CNTRB	CCC - 36976 HSA 7-9-21	07/09/2021	10-78-132 EMPLOYEE INSURANCE	339.00	
7-9-21 CNTRB	CCC - 36976 HSA 7-9-21	07/09/2021	10-84-132 EMPLOYEE INSURANCE	225.00	
7-9-21 CNTRB	CCC - 36976 HSA 7-9-21	07/09/2021	10-92-132 EMPLOYEE INSURANCE	650.00	
7-9-21 CNTRB	CCC - 36976 HSA 7-9-21	07/09/2021	30-40-132 EMPLOYEE INSURANCE	.00	
7-9-21 CNTRB	CCC - 36976 HSA 7-9-21	07/09/2021	54-40-132 EMPLOYEE INSURANCE	65.00	
7-9-21 CNTRB	CCC - 36976 HSA 7-9-21	07/09/2021	10-79-132 EMPLOYEE INSURANCE	748.58	
7-9-21 CNTRB	CCC - 36976 HSA 7-9-21	07/09/2021	10-85-132 EMPLOYEE INSURANCE	340.00	
7-9-21 CNTRB	CCC - 36976 HSA 7-9-21	07/09/2021	20-40-132 EMPLOYEE INSURANCE	40.00	
7-9-21 CNTRB	CCC - 36976 HSA 7-9-21	07/09/2021	51-40-132 EMPLOYEE INSURANCE	1,008.15	
7-9-21 CNTRB	CCC - 36976 HSA 7-9-21	07/09/2021	55-40-132 EMPLOYEE INSURANCE	100.00	
7-9-21 CNTRB	CCC - 36976 HSA 7-9-21	07/09/2021	10-83-132 EMPLOYEE INSURANCE	150.00	
7-9-21 CNTRB	CCC - 36976 HSA 7-9-21	07/09/2021	10-90-132 EMPLOYEE INSURANCE	40.00	
7-9-21 CNTRB	CCC - 36976 HSA 7-9-21	07/09/2021	28-40-132 EMPLOYEE INSURANCE	225.00	
7-9-21 CNTRB	CCC - 36976 HSA 7-9-21	07/09/2021	53-56-132 EMPLOYEE INSURANCE	445.00	
7-9-21 CNTRB	CCC - 36976 HSA 7-9-21	07/09/2021	10-81-132 EMPLOYEE INSURANCE	681.80	
7-9-21 CNTRB	CCC - 36976 HSA 7-9-21	07/09/2021	10-87-132 EMPLOYEE INSURANCE	170.00	
7-9-21 CNTRB	CCC - 36976 HSA 7-9-21	07/09/2021	24-40-132 EMPLOYEE INSURANCE	.00	
7-9-21 CNTRB	CCC - 36976 HSA 7-9-21	07/09/2021	52-55-132 EMPLOYEE INSURANCE	330.29	
7-9-21 CNTRB	CCC - 36976 HSA 7-9-21	07/09/2021	61-40-132 EMPLOYEE INSURANCE	200.00	
FTGV6KS	CCC - 36976 HSA JUL 21	07/12/2021	10-42-132 EMPLOYEE INSURANCE	.56	
FTGV6KS	CCC - 36976 HSA JUL 21	07/12/2021	10-73-132 EMPLOYEE INSURANCE	15.75	
FTGV6KS	CCC - 36976 HSA JUL 21	07/12/2021	10-78-132 EMPLOYEE INSURANCE	9.00	
FTGV6KS	CCC - 36976 HSA JUL 21	07/12/2021	10-84-132 EMPLOYEE INSURANCE	2.25	
FTGV6KS	CCC - 36976 HSA JUL 21	07/12/2021	10-92-132 EMPLOYEE INSURANCE	4.50	
FTGV6KS	CCC - 36976 HSA JUL 21	07/12/2021	30-40-132 EMPLOYEE INSURANCE	.00	
FTGV6KS	CCC - 36976 HSA JUL 21	07/12/2021	54-40-132 EMPLOYEE INSURANCE	4.50	
FTGV6KS	CCC - 36976 HSA JUL 21	07/12/2021	10-44-132 EMPLOYEE INSURANCE	6.75	
FTGV6KS	CCC - 36976 HSA JUL 21	07/12/2021	10-75-132 EMPLOYEE INSURANCE	6.75	
FTGV6KS	CCC - 36976 HSA JUL 21	07/12/2021	10-79-132 EMPLOYEE INSURANCE	15.75	
FTGV6KS	CCC - 36976 HSA JUL 21	07/12/2021	10-85-132 EMPLOYEE INSURANCE	4.50	
FTGV6KS	CCC - 36976 HSA JUL 21	07/12/2021	20-40-132 EMPLOYEE INSURANCE	3.94	
FTGV6KS	CCC - 36976 HSA JUL 21	07/12/2021	51-40-132 EMPLOYEE INSURANCE	27.00	
FTGV6KS	CCC - 36976 HSA JUL 21	07/12/2021	55-40-132 EMPLOYEE INSURANCE	4.50	
FTGV6KS	CCC - 36976 HSA JUL 21	07/12/2021	10-41-132 EMPLOYEE INSURANCE	18.00	

Invoice Number	Description	Invoice Date	GL Account and Title	Net Invoice Amt	Date Paid
FTGV6KS	CCC - 36976 HSA JUL 21	07/12/2021	10-70-132 EMPLOYEE INSURANCE	82.95	
FTGV6KS	CCC - 36976 HSA JUL 21	07/12/2021	10-77-132 EMPLOYEE INSURANCE	2.25	
FTGV6KS	CCC - 36976 HSA JUL 21	07/12/2021	10-83-132 EMPLOYEE INSURANCE	11.25	
FTGV6KS	CCC - 36976 HSA JUL 21	07/12/2021	10-90-132 EMPLOYEE INSURANCE	4.20	
FTGV6KS	CCC - 36976 HSA JUL 21	07/12/2021	28-40-132 EMPLOYEE INSURANCE	15.20	
FTGV6KS	CCC - 36976 HSA JUL 21	07/12/2021	53-56-132 EMPLOYEE INSURANCE	15.75	
FTGV6KS	CCC - 36976 HSA JUL 21	07/12/2021	10-60-132 EMPLOYEE INSURANCE	4.50	
FTGV6KS	CCC - 36976 HSA JUL 21	07/12/2021	10-76-132 EMPLOYEE INSURANCE	2.25	
FTGV6KS	CCC - 36976 HSA JUL 21	07/12/2021	10-81-132 EMPLOYEE INSURANCE	15.75	
FTGV6KS	CCC - 36976 HSA JUL 21	07/12/2021	10-87-132 EMPLOYEE INSURANCE	9.00	
FTGV6KS	CCC - 36976 HSA JUL 21	07/12/2021	24-40-132 EMPLOYEE INSURANCE	.00	
FTGV6KS	CCC - 36976 HSA JUL 21	07/12/2021	52-55-132 EMPLOYEE INSURANCE	11.25	
FTGV6KS	CCC - 36976 HSA JUL 21	07/12/2021	61-40-132 EMPLOYEE INSURANCE	2.25	
Total HEALTH EQUITY-HSA:				12,847.84	
IMAGING CONCEPTS LLC					
244479	CCC - CANON COPY MACH CONTRAC	07/06/2021	10-41-252 EQUIPMENT MAINTENANCE	540.40	
Total IMAGING CONCEPTS LLC:				540.40	
INTERMOUNTAIN FARMERS					
1015718270	730181 - PARK FERTILIZER	07/15/2021	10-83-480 SPECIAL DEPARTMENT SUPPLIES	1,443.42	
Total INTERMOUNTAIN FARMERS:				1,443.42	
IRON COUNTY CLERK					
JU, AU, SE 2021	01-2367-00 WWTP TRASH P/U Y21 J,A,	07/01/2021	53-56-270 UTILITIES-SEWER PLANT	72.00	
Total IRON COUNTY CLERK:				72.00	
IRON COUNTY EXT - UTAH ST UNIV					
2021-001	CCC - IRON CNTY 4-H SERV LEARNIN	07/13/2021	10-53-661 VOLUNTEER CTR/YOUTH CITY COUN	5,000.00	
Total IRON COUNTY EXT - UTAH ST UNIV:				5,000.00	
JENKINS OIL COMPANY					
0533929	00403 - FUEL GOLF	07/09/2021	28-40-251 GAS & OIL	1,795.60	
0534350	00403 - FUEL GOLF	06/17/2021	28-40-251 GAS & OIL	955.06	
0534384	00204 - FUEL, OIL STREET	07/06/2021	10-79-251 GAS & OIL	1,524.50	
0542102	00204 - FUEL, OIL STREET	07/12/2021	10-79-251 GAS & OIL	2,859.29	
0542107	00403 - FUEL GOLF	07/13/2021	28-40-251 GAS & OIL	2,867.11	
Total JENKINS OIL COMPANY:				10,001.56	
METERWORKS INC					
7492	CC WTR - WATER METERS	07/13/2021	51-40-481 METER-NEW	1,580.80	
Total METERWORKS INC:				1,580.80	
MICROMARKETING LLC ATTN: AR					
855785	15980 - LBRY BOOKS	07/08/2021	10-87-483 BOOKS-CHILDREN	17.99	
Total MICROMARKETING LLC ATTN: AR:				17.99	
MOUNTAIN WEST COMPUTERS					
71492	CCC - JUL 21 EXCHANGE	06/30/2021	10-60-312 COMPUTER & TECH SERVICES	25.00	
71492	CCC - JUL 21 EXCHANGE	06/30/2021	10-76-312 COMPUTER & TECH SERVICES	28.50	

Invoice Number	Description	Invoice Date	GL Account and Title	Net Invoice Amt	Date Paid
71492	CCC - JUL 21 EXCHANGE	06/30/2021	10-81-312 COMPUTER & TECH SERVICES	87.50	
71492	CCC - JUL 21 EXCHANGE	06/30/2021	10-87-312 COMPUTER & TECH SERVICES	69.50	
71492	CCC - JUL 21 EXCHANGE	06/30/2021	22-40-312 COMPUTER & TECH SERVICES	12.50	
71492	CCC - JUL 21 EXCHANGE	06/30/2021	51-40-312 COMPUTER & TECH SERVICES	57.00	
71492	CCC - JUL 21 EXCHANGE	06/30/2021	10-41-312 COMPUTER & TECH SERVICES	209.50	
71492	CCC - JUL 21 EXCHANGE	06/30/2021	10-70-312 COMPUTER & TECH SERVICES	490.00	
71492	CCC - JUL 21 EXCHANGE	06/30/2021	10-77-312 COMPUTER & TECH SERVICES	33.00	
71492	CCC - JUL 21 EXCHANGE	06/30/2021	10-83-312 COMPUTER & TECH SERVICES	57.00	
71492	CCC - JUL 21 EXCHANGE	06/30/2021	10-90-312 COMPUTER & TECH SERVICE	20.50	
71492	CCC - JUL 21 EXCHANGE	06/30/2021	24-40-312 COMPUTER & TECH SERVICES	37.50	
71492	CCC - JUL 21 EXCHANGE	06/30/2021	52-55-312 COMPUTER & TECH SERVICES	25.00	
71492	CCC - JUL 21 EXCHANGE	06/30/2021	10-41-312 COMPUTER & TECH SERVICES	32.00	
71492	CCC - JUL 21 EXCHANGE	06/30/2021	10-73-312 COMPUTER & TECH SERVICES	135.50	
71492	CCC - JUL 21 EXCHANGE	06/30/2021	10-78-312 COMPUTER & TECH SERVICES	25.00	
71492	CCC - JUL 21 EXCHANGE	06/30/2021	10-84-312 COMPUTER & TECH SERVICES	12.50	
71492	CCC - JUL 21 EXCHANGE	06/30/2021	10-92-312 COMPUTER & TECH SERVICES	50.00	
71492	CCC - JUL 21 EXCHANGE	06/30/2021	28-40-312 COMPUTER & TECH SERVICES	49.00	
71492	CCC - JUL 21 EXCHANGE	06/30/2021	53-56-312 COMPUTER & TECH SERVICES	83.00	
71492	CCC - JUL 21 EXCHANGE	06/30/2021	10-44-312 COMPUTER & TECH SERVICES	37.50	
71492	CCC - JUL 21 EXCHANGE	06/30/2021	10-75-312 COMPUTER & TECH SERVICES	62.50	
71492	CCC - JUL 21 EXCHANGE	06/30/2021	10-79-312 COMPUTER & TECH SERVICES	33.00	
71492	CCC - JUL 21 EXCHANGE	06/30/2021	10-85-312 COMPUTER & TECH SERVICES	25.00	
71492	CCC - JUL 21 EXCHANGE	06/30/2021	20-40-312 COMPUTER & TECH SERVICES	37.50	
71492	CCC - JUL 21 EXCHANGE	06/30/2021	30-40-312 COMPUTER & TECH SERVICES	12.50	
71493	CCC - JUL 21 IT SUPPORT	06/30/2021	10-41-312 COMPUTER & TECH SERVICES	607.97	
71493	CCC - JUL 21 IT SUPPORT	06/30/2021	10-73-312 COMPUTER & TECH SERVICES	395.18	
71493	CCC - JUL 21 IT SUPPORT	06/30/2021	10-78-312 COMPUTER & TECH SERVICES	60.80	
71493	CCC - JUL 21 IT SUPPORT	06/30/2021	10-84-312 COMPUTER & TECH SERVICES	30.40	
71493	CCC - JUL 21 IT SUPPORT	06/30/2021	10-92-312 COMPUTER & TECH SERVICES	121.59	
71493	CCC - JUL 21 IT SUPPORT	06/30/2021	28-40-312 COMPUTER & TECH SERVICES	151.99	
71493	CCC - JUL 21 IT SUPPORT	06/30/2021	53-56-312 COMPUTER & TECH SERVICES	212.79	
71493	CCC - JUL 21 IT SUPPORT	06/30/2021	10-44-312 COMPUTER & TECH SERVICES	91.19	
71493	CCC - JUL 21 IT SUPPORT	06/30/2021	10-75-312 COMPUTER & TECH SERVICES	151.99	
71493	CCC - JUL 21 IT SUPPORT	06/30/2021	10-79-312 COMPUTER & TECH SERVICES	91.19	
71493	CCC - JUL 21 IT SUPPORT	06/30/2021	10-85-312 COMPUTER & TECH SERVICES	60.80	
71493	CCC - JUL 21 IT SUPPORT	06/30/2021	20-40-312 COMPUTER & TECH SERVICES	91.19	
71493	CCC - JUL 21 IT SUPPORT	06/30/2021	30-40-312 COMPUTER & TECH SERVICES	30.40	
71493	CCC - JUL 21 IT SUPPORT	06/30/2021	10-60-312 COMPUTER & TECH SERVICES	60.80	
71493	CCC - JUL 21 IT SUPPORT	06/30/2021	10-76-312 COMPUTER & TECH SERVICES	91.19	
71493	CCC - JUL 21 IT SUPPORT	06/30/2021	10-81-312 COMPUTER & TECH SERVICES	212.79	
71493	CCC - JUL 21 IT SUPPORT	06/30/2021	10-87-312 COMPUTER & TECH SERVICES	212.79	
71493	CCC - JUL 21 IT SUPPORT	06/30/2021	22-40-312 COMPUTER & TECH SERVICES	30.40	
71493	CCC - JUL 21 IT SUPPORT	06/30/2021	51-40-312 COMPUTER & TECH SERVICES	182.39	
71493	CCC - JUL 21 IT SUPPORT	06/30/2021	10-70-312 COMPUTER & TECH SERVICES	1,489.52	
71493	CCC - JUL 21 IT SUPPORT	06/30/2021	10-77-312 COMPUTER & TECH SERVICES	91.19	
71493	CCC - JUL 21 IT SUPPORT	06/30/2021	10-83-312 COMPUTER & TECH SERVICES	182.39	
71493	CCC - JUL 21 IT SUPPORT	06/30/2021	10-90-312 COMPUTER & TECH SERVICE	30.40	
71493	CCC - JUL 21 IT SUPPORT	06/30/2021	24-40-312 COMPUTER & TECH SERVICES	91.19	
71493	CCC - JUL 21 IT SUPPORT	06/30/2021	52-55-312 COMPUTER & TECH SERVICES	60.80	
71510	CCC - ACRONICS CLOUD BACKUP	07/01/2021	10-41-312 COMPUTER & TECH SERVICES	840.00	
71564	CCC - BLDG DEPT COMPUTER	07/08/2021	10-75-240 OFFICE SUPPLIES & EXPENSE	799.00	

Total MOUNTAIN WEST COMPUTERS:

8,219.83

MOUNTAINLAND SUPPLY LLC

S104193226.001	10944 - IRRIGATION SUPPLIES PARKS	07/06/2021	10-83-262 BUILDING & GROUND MAINTENANCE	608.68
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Invoice Number	Description	Invoice Date	GL Account and Title	Net Invoice Amt	Date Paid
Total MOUNTAINLAND SUPPLY LLC:				608.68	
PEAK SOFTWARE SYSTEMS INC					
023437	CC AQUATIC - KEY FOBS	07/07/2021	20-40-480 SPECIAL DEPARTMENT SUPPLIES	3,298.00	
Total PEAK SOFTWARE SYSTEMS INC:				3,298.00	
PENWORTHY COMPANY					
0573537-IN	00-5440020_001 - LBRY CHILDREN MT	07/12/2021	10-87-483 BOOKS-CHILDREN	177.24	
Total PENWORTHY COMPANY:				177.24	
PEPSI-COLA METROPOLITAN BOTTLING CO INC					
39561505	3811801 - PEPSI FOUNTAIN MACHINE	07/09/2021	20-40-482 MERCHANDISE-CONCESSIONS	886.66	
40454657	3811801 - PEPSI FOUNTAIN MACHINE	07/02/2021	20-40-482 MERCHANDISE-CONCESSIONS	1,406.26	
42731108	3811801 - PEPSI FOUNTAIN MACHINE	07/15/2021	20-40-482 MERCHANDISE-CONCESSIONS	29.59	
Total PEPSI-COLA METROPOLITAN BOTTLING CO INC:				2,322.51	
PHILLIPS FEED SERVICES INC					
31815532	9493 - CCAC - CAT LITTER	07/14/2021	10-76-450 SPECIAL PUBLIC SAFETY SUPPLIES	710.40	
Total PHILLIPS FEED SERVICES INC:				710.40	
PLANET ULTRA INC					
2021 FR SPONSOR	CC EVENT - 2021 FIRE RD SPONSOR	07/01/2021	30-40-221 EVENT SPONSORSHIP	2,000.00	
Total PLANET ULTRA INC:				2,000.00	
PROQUEST INFORMATION & LEARNING					
70678409	165823-PROQUEST RENEWAL	06/01/2021	10-87-312 COMPUTER & TECH SERVICES	1,460.16	
Total PROQUEST INFORMATION & LEARNING:				1,460.16	
QUADIENT LEASING USA INC					
N8955938	N8259897 - Y22 LEASE	07/12/2021	10-41-240 OFFICE SUPPLIES & EXPENSE	827.34	
Total QUADIENT LEASING USA INC:				827.34	
REAL AM INC					
21-03	CCPD - APPLY BADGE PATCH ON SHI	07/02/2021	10-70-451 UNIFORM MAINTENANCE	270.00	
21-04	CCPD - APPLY BADGE PATCH ON SHI	07/09/2021	10-70-451 UNIFORM MAINTENANCE	180.00	
Total REAL AM INC:				450.00	
RHINEHART OIL COMPANY LLC					
IN-339853-21	R10003911 - BULK OIL	07/12/2021	51-40-251 GAS & OIL	574.48	
IN-344762-21	R10003911 - DYED DIESEL FUEL	07/15/2021	10-92-262 BUILDING & GROUND MAINTENANCE	67.76	
Total RHINEHART OIL COMPANY LLC:				642.24	
SCHOLZEN PRODUCTS COMPANY					
6575128-00	100592 - HYDRANT METER SUPPLIES	07/07/2021	51-40-255 WATER SYSTEM MAINTENANCE	3,416.44	
6579923-00	100592 - MISC SUPPLIES	07/01/2021	51-40-255 WATER SYSTEM MAINTENANCE	120.51	
6580623-00	100592 - MISC SUPPLIES FLEET	07/06/2021	10-78-930 INVENTORY	863.84	
6582246-01	100592 - MISC SUPPLIES	07/14/2021	51-40-255 WATER SYSTEM MAINTENANCE	118.32	
6582593-00	100592 - MISC SUPPLIES	07/13/2021	54-40-253 INFRASTRUCTURE MAINTENANCE	3,427.85	

Invoice Number	Description	Invoice Date	GL Account and Title	Net Invoice Amt	Date Paid
HR1020330	100592 - MISC SUPPLIES	07/19/2021	51-40-255 WATER SYSTEM MAINTENANCE	677.01	
Total SCHOLZEN PRODUCTS COMPANY:				8,623.97	
SIEMENS INDUSTRY INC					
5605806670	30054569 - CONVEYER SWITCH	07/14/2021	53-56-252 EQUIPMENT MAINTENANCE	751.00	
Total SIEMENS INDUSTRY INC:				751.00	
SOUTH CENTRAL COMMUNICATIONS					
JUL 2021	9192600 - JUL 2021 INTERNET	07/01/2021	10-41-280 TELEPHONE	83.93	
JUL 2021	9192600 - JUL 2021 INTERNET	07/01/2021	10-90-280 TELEPHONE	22.56	
JUL 2021	9192600 - JUL 2021 INTERNET	07/01/2021	52-55-280 TELEPHONE	125.00	
JUL 2021	9192600 - JUL 2021 INTERNET	07/01/2021	10-70-280 TELEPHONE	25.80	
JUL 2021	9192600 - JUL 2021 INTERNET	07/01/2021	10-92-280 TELEPHONE	71.59	
JUL 2021	9192600 - JUL 2021 INTERNET	07/01/2021	53-56-280 TELEPHONE	125.00	
JUL 2021	9192600 - JUL 2021 INTERNET	07/01/2021	10-83-280 TELEPHONE	22.56	
JUL 2021	9192600 - JUL 2021 INTERNET	07/01/2021	51-40-280 TELEPHONE	125.00	
JUL 2021	9192600 - JUL 2021 INTERNET	07/01/2021	10-77-280 TELEPHONE	45.12	
JUL 2021	9192600 - JUL 2021 INTERNET	07/01/2021	28-40-280 TELEPHONE	32.24	
Total SOUTH CENTRAL COMMUNICATIONS:				678.80	
SOUTHERN UTAH LUMBER					
2107-005666	8100 - MISC SUPPLIES	07/02/2021	55-40-480 SPECIAL DEPARTMENT SUPPLIES	10.98	
Total SOUTHERN UTAH LUMBER:				10.98	
STAKER PARSON COMPANIES					
5591886	260116 - SLURRY/ASPHALT/BASE	07/08/2021	51-40-255 WATER SYSTEM MAINTENANCE	477.00	
5598049	260116 - READY MIX/SAND	07/14/2021	51-40-255 WATER SYSTEM MAINTENANCE	402.00	
Total STAKER PARSON COMPANIES:				879.00	
SYSCO LAS VEGAS INC					
217763783	291385 - CONCESSIONS AQUATIC	07/02/2021	20-40-482 MERCHANDISE-CONCESSIONS	1,996.80	
217768424	291385 - CONCESSIONS AQUATIC	07/06/2021	20-40-482 MERCHANDISE-CONCESSIONS	1,048.08	
217777259	291385 - CONCESSIONS AQUATIC	07/13/2021	20-40-482 MERCHANDISE-CONCESSIONS	1,811.33	
217781339	291385 - AQUATIC CONCESSION	07/16/2021	20-40-482 MERCHANDISE-CONCESSIONS	1,722.76	
Total SYSCO LAS VEGAS INC:				6,578.97	
TDS					
AUG 2021	8224500010203836- TDS AUG 2021	07/17/2021	10-76-280 TELEPHONE	11.39	
AUG 2021	8224500010203836- TDS AUG 2021	07/17/2021	10-92-280 TELEPHONE	45.57	
AUG 2021	8224500010203836- TDS AUG 2021	07/17/2021	53-56-280 TELEPHONE	37.59	
AUG 2021	8224500010203836- TDS AUG 2021	07/17/2021	10-41-280 TELEPHONE	79.77	
AUG 2021	8224500010203836- TDS AUG 2021	07/17/2021	10-77-280 TELEPHONE	37.59	
AUG 2021	8224500010203836- TDS AUG 2021	07/17/2021	20-40-280 TELEPHONE	34.18	
AUG 2021	8224500010203836- TDS AUG 2021	07/17/2021	10-73-270 UTILITIES-FIRE	29.39	
AUG 2021	8224500010203836- TDS AUG 2021	07/17/2021	10-90-280 TELEPHONE	11.39	
AUG 2021	8224500010203836- TDS AUG 2021	07/17/2021	28-40-280 TELEPHONE	22.78	
AUG 2021	8224500010203836- TDS AUG 2021	07/17/2021	10-70-280 TELEPHONE	16.18	
AUG 2021	8224500010203836- TDS AUG 2021	07/17/2021	10-83-280 TELEPHONE	11.39	
AUG 2021	8224500010203836- TDS AUG 2021	07/17/2021	24-40-280 TELEPHONE	22.78	
Total TDS:				360.00	

Invoice Number	Description	Invoice Date	GL Account and Title	Net Invoice Amt	Date Paid
THE LIBRARY CORPORATION					
2021090109	240103- ENHANCED CONTENT 21/22	06/16/2021	10-87-313 GUEST SPEAKER PROGRAM	701.00	
Total THE LIBRARY CORPORATION:				701.00	
THE PARTRIDGE PSYCHOLOGICAL GROUP					
4273	CCPD - N. MARTINEZ PSYCH EVAL	07/12/2021	10-70-310 PROF & TECH SERVICES	426.00	
Total THE PARTRIDGE PSYCHOLOGICAL GROUP:				426.00	
TYTAN SECURITY					
R56925	TY6807 - AQUATIC SECURITY Y22 JUL	06/28/2021	20-40-280 TELEPHONE	59.98	
Total TYTAN SECURITY:				59.98	
UTAH HIGHWAY PATROL					
BASIC TACTICAL O	BASIC TACTICAL OP 21/22	07/12/2021	10-70-233 TRAVEL & TRAINING-PATROL	595.00	
Total UTAH HIGHWAY PATROL:				595.00	
UTAH RISK MGMT MUTUAL ASSN					
2022-000003	2000-0007-FY21/22 FEES, PREM	07/01/2021	22-40-510 INSURANCE & SURETY BONDS	1,620.00	
Total UTAH RISK MGMT MUTUAL ASSN:				1,620.00	
WAXIE SANITARY SUPPLY					
80136866	129252 - CLEANING SUPL PARKS	07/09/2021	10-83-261 JANITORIAL SUPPLIES	1,039.08	
80145426	129252 - CLEANING SUPL H/C	07/14/2021	10-92-261 JANITORIAL SUPPLIES	735.12	
80145436	129252 - CLEANING SUPL AQUATICS	07/14/2021	20-40-261 JANITORIAL SUPPLIES	680.00	
Total WAXIE SANITARY SUPPLY:				2,454.20	
WCF MUTUAL INSURANCE COMPANY					
X672652	208414 - D/P WORK COMP 21/22	06/30/2021	10-44-134 WORKERS COMPENSATION	867.50	
X672652	208414 - D/P WORK COMP 21/22	06/30/2021	10-60-134 WORKERS COMPENSATION	354.89	
X672652	208414 - D/P WORK COMP 21/22	06/30/2021	10-42-134 WORKERS COMPENSATION	78.86	
X672652	208414 - D/P WORK COMP 21/22	06/30/2021	10-41-134 WORKERS COMPENSATION	1,577.28	
X672652	208414 - D/P WORK COMP 21/22	06/30/2021	10-70-134 WORKERS COMPENSATION	10,567.78	
X672652	208414 - D/P WORK COMP 21/22	06/30/2021	10-73-134 WORKERS COMPENSATION	4,574.12	
X672652	208414 - D/P WORK COMP 21/22	06/30/2021	10-78-134 WORKERS COMPENSATION	1,143.53	
X672652	208414 - D/P WORK COMP 21/22	06/30/2021	10-84-134 WORKERS COMPENSATION	197.16	
X672652	208414 - D/P WORK COMP 21/22	06/30/2021	10-92-134 WORKERS COMPENSATION	394.32	
X672652	208414 - D/P WORK COMP 21/22	06/30/2021	30-40-134 WORKERS COMPENSATION	236.59	
X672652	208414 - D/P WORK COMP 21/22	06/30/2021	54-40-134 WORKERS COMPENSATION	552.05	
X672652	208414 - D/P WORK COMP 21/22	06/30/2021	10-75-134 WORKERS COMPENSATION	749.21	
X672652	208414 - D/P WORK COMP 21/22	06/30/2021	10-79-134 WORKERS COMPENSATION	2,641.94	
X672652	208414 - D/P WORK COMP 21/22	06/30/2021	10-85-134 WORKERS COMPENSATION	315.46	
X672652	208414 - D/P WORK COMP 21/22	06/30/2021	20-40-134 WORKERS COMPENSATION	394.32	
X672652	208414 - D/P WORK COMP 21/22	06/30/2021	51-40-134 WORKERS COMPENSATION	3,509.45	
X672652	208414 - D/P WORK COMP 21/22	06/30/2021	55-40-134 WORKERS COMPENSATION	1,064.66	
X672652	208414 - D/P WORK COMP 21/22	06/30/2021	10-76-134 WORKERS COMPENSATION	157.73	
X672652	208414 - D/P WORK COMP 21/22	06/30/2021	10-81-134 WORKERS COMPENSATION	2,168.76	
X672652	208414 - D/P WORK COMP 21/22	06/30/2021	10-87-134 WORKERS COMPENSATION	394.32	
X672652	208414 - D/P WORK COMP 21/22	06/30/2021	24-40-134 WORKERS COMPENSATION	591.48	
X672652	208414 - D/P WORK COMP 21/22	06/30/2021	52-55-134 WORKERS COMPENSATION	1,182.96	
X672652	208414 - D/P WORK COMP 21/22	06/30/2021	61-40-134 WORKERS COMPENSATION	276.02	
X672652	208414 - D/P WORK COMP 21/22	06/30/2021	10-77-134 WORKERS COMPENSATION	433.75	
X672652	208414 - D/P WORK COMP 21/22	06/30/2021	10-83-134 WORKERS COMPENSATION	1,656.14	

Invoice Number	Description	Invoice Date	GL Account and Title	Net Invoice Amt	Date Paid
X672652	208414 - D/P WORK COMP 21/22	06/30/2021	10-90-134 WORKERS COMPENSATION	276.02	
X672652	208414 - D/P WORK COMP 21/22	06/30/2021	28-40-134 WORKERS COMPENSATION	946.37	
X672652	208414 - D/P WORK COMP 21/22	06/30/2021	53-56-134 WORKERS COMPENSATION	2,129.33	
Total WCF MUTUAL INSURANCE COMPANY:				39,432.00	
WHEELER MACHINERY COMPANY					
MS0000031084	015002 - NEW LOADER	07/08/2021	10-79-740 CAP OUTLAY-EQUIPMENT	177,000.00	
Total WHEELER MACHINERY COMPANY:				177,000.00	
Grand Totals:				322,386.89	

Dated: _____

Mayor: _____

City Council: _____

City Recorder:

Benon Savage

City Treasurer:

Rhean Carlson

Report Criteria:

Detail report.

Invoices with totals above \$0 included.

Paid and unpaid invoices included.

**CEDAR CITY
CITY COUNCIL AGENDA ITEM 5
STAFF INFORMATION SHEET**

To: Mayor and City Council

From: Jonathan Stathis

Council Meeting Date: July 28, 2021

Subject: **Consider a betterment agreement with UDOT for the SR-130/Nichols Canyon Road traffic signal project.**

Discussion: A revised version of the betterment agreement is attached to this information sheet. The agreement was modified to include a signature line for the Mayor. Nothing else has changed in the agreement.

If this agreement is approved, it would be on the condition that the Mayor be authorized to sign the betterment agreement with UDOT.



State of Utah
Department of Transportation

Cooperative Agreement UDOT Performing Work for Local Agency (Betterment Agreement)	Project Description: New Signal Construction	Estimated value of scope of work
	Local Agency: Cedar City	\$ 3,510.00
Pin# 19113	Project #: S-0130(30)5	
Job/Project: 73825	Project Name: SR-130 & Nichols Canyon Rd (MP 5.334) Cedar City	

THIS AGREEMENT, made and entered into executed date, by and between the **UTAH DEPARTMENT OF TRANSPORTATION**, hereinafter referred to as "**UDOT**", and Cedar City, a political subdivision of the State of Utah, hereinafter referred to as the "**Local Agency**."

Local Agency has requested that the Work be included in **UDOT's** Project. Subject to the attached provisions, **UDOT** will include the following items into the above referenced Project. Upon signing this Agreement, **Local Agency** agrees that the costs shown are estimates and that the **Local Agency** will be responsible for paying the actual costs associated with these items included in the Project. If a lump sum payment is specified, **Local Agency** will not pay for any additional costs beyond the lump sum payment amount.

Description of Work: The purpose of this project is to install a new traffic signal on SR-130 & Nichols Canyon Rd. in Cedar City. UDOT planned to construct 6-ft wide pedestrian access ramps on the East and West sides of Nichols Canyon Rd.

The local agency plans to construct a trail on the West side of SR-130 & Nichols Canyon Road per the Trails Master Plan, and has requested 10-ft. pedestrian access ramps to meet the ADA requirements. Three pedestrian access ramps will be widened an additional 4-ft to accommodate tying into the future trail. The additional cost associated with this work is estimated at \$3,510.00. Upon signing this Agreement, **Local Agency** agrees that the costs shown are estimates and that the **Local Agency** will be responsible for paying the actual costs associated with these items included in the Project.

List or Description of Items

Item #	Item Description	Estimated Quantity	Unit Price	Estimated Cost
#1	Additional concrete required to construct 10-ft pedestrian access ramps (3 ramps - widened an additional 4-ft)			\$3,510.00
#2				
Estimated Total Cost				\$3,510.00

The total estimated cost or lump sum is due within 30 days of receiving the invoice from **UDOT**. The **Local Agency** shall submit payment of said amounts with **UDOT's** Comptroller's Office located at UDOT/COMPTROLLER, 4501 South 2700 West, Box 141500, Salt Lake City 84119-1500.

Total Estimated Reimbursement to UDOT is \$3,510.00

Provisions

UDOT will include the Local Agency's requested Work provided that the Local Agency pays the actual costs UDOT incurs or a lump sum. The Local Agency agrees that UDOT's Project will not be delayed as a result of adding the Work and the Work will not be added to the bid package until this Agreement has been signed by both parties.

The Local Agency, at no cost to the Project, shall provide on-call support from Local Agency's Design Engineer to correct or clarify issues during construction and perform the necessary inspection for the Work installed by UDOT's Contractor. The Local Agency engineer and/or inspector shall work with and through UDOT's Resident Engineer and shall give no orders directly to UDOT's Contractor unless authorized in writing to do so. UDOT will require its Contractor will perform the described Work in accordance with the plans and specifications approved by the parties. The Local Agency, through its inspection of said Work, will provide UDOT's Resident Engineer with information covering any problems or concerns with acceptance of the Work upon completion of construction.

Access for maintenance and servicing of the Local Agency property located within state right-of-way will be by permit issued by UDOT to the Local Agency, and that the Local Agency will obtain a permit and abide by the conditions of the permit in accordance with Utah Administrative Code R930-7 and R930-6.

I. Liability:

UDOT and the Local Agency are both governmental entities subject to the Governmental Immunity Act. Each party agrees to indemnify, defend and save harmless the other party from any and all damages, claims, suits, costs, attorney's fees and actions arising from or related to its actions or omissions or the acts or omissions of its officers, agents, or employees in connection with the performance and/or subject matter of this Agreement. The obligation to indemnify is limited to the dollar amounts set forth in the Governmental Immunity Act, provided said Act applies to the action or omission giving rise to the protections of this paragraph. This paragraph shall not be construed as a waiver of the protections of the Governmental Immunity Act. The indemnification in this paragraph shall

survive the expiration or termination of this Agreement.

To the extent it may be lawfully do so, the Local Agency releases UDOT from any responsibility or liability that may result from the Local Agency's operation or maintenance activities.

UDOT's periodic plan and specification review or construction inspection arising out of the performance of the Project does not relieve the Local Agency of its duty concerning the performance of the Work or to ensure compliance with acceptable standards.

II. Termination:

This Agreement may be terminated as follows:

- a. By mutual agreement of the parties, in writing;
- b. By either UDOT or the Local Agency for failure of the other party to fulfill their obligations as set forth in the provisions of this Agreement. Reasonable allowances will be made for circumstances beyond the control of the parties. Thirty days' written notice of intent to terminate is required and shall specify the reasons for termination. If the party does not remedy the breach within the reasonable time period, the other party may terminate the Agreement. If Local Agency terminates the Agreement, the Local Agency shall be responsible for all the costs UDOT incurs for the Work prior to the termination; or
- c. By UDOT for the convenience of the State upon written notice to the Local Agency.

III. Maintenance:

Division of jurisdiction and responsibilities of state highways shall be in accordance with Utah State Code Section 72-3-109 and applicable rules.

IV. Payment and Reimbursement to UDOT:

The Local Agency agrees that if it modifies or cancels this Agreement at any time after it has been signed, the Local Agency agrees to pay any cancellation penalties or costs incurred by UDOT as a result of the work scope being modified or cancelled. In the event the Local Agency fails to reimburse UDOT for the costs included in this Agreement, funding for other Local Agency

projects or B&C road funds may be withheld until the entire payment is made.

V. Change in Scope and Schedule:

If the Local Agency's project scope or schedule changes from the original Agreement, the Local Agency shall notify the UDOT Project Manager before any changes are made. Any costs incurred by UDOT, as a result of the scope or schedule changes, will be the responsibility of the Local Agency.

Any modification to this Agreement must be approved in writing by the parties is required prior to the start of work on any changes or additions.

VI. Miscellaneous:

Each party agrees to undertake and perform all further acts that are reasonably necessary to carry out the intent and purposes of the Agreement at the request of the other party.

The failure of either party to insist upon strict compliance of any of the terms and conditions, or failure or delay by either party to exercise any rights or remedies provided in this Agreement, or by law, will not release either party from any obligations arising under this Agreement.

This Agreement does not create any type of agency relationship, joint venture or partnership between the parties.

Each party represents that it has the authority to enter into this Agreement.

The parties may execute this Agreement in counterparts.

VII. Content Review:

Language content was reviewed and approved by the Utah AG's office on February 11, 2015.

Local Agency – Cedar City				Utah Department of Transportation			
By		Date		By		Date	
Maile Wilson Edwards/Mayor				Donna Beagley, Project Manager			
By		Date		By		Date	
Title/Signature of additional official if required				Rick Torgerson, Region 4 Director			
By		Date		By		Date	
Title/Signature of additional official if required				Contract Administrator,			

CEDAR CITY COUNCIL
AGENDA ITEMS - 14
DECISION PAPER

TO: Mayor and City Council

FROM: City Manager

DATE: July 26, 2021

SUBJECT: Water system interconnection project with the Central Iron County Water Conservancy District and Iron County.

DISCUSSION:

Last week Iron County made a proposal related to interconnecting the City's water system and the Conservancy District's water system. The proposal is the County would use approximately \$619,000 of its ARPA funding, and the City would match the funding, then in cooperation with the Water Conservancy District the three entities would apply to the State of Utah for a matching grant. The State has a pool of \$50,000,000 they are granting toward water and sewer projects. The hope is to have the state match the County and City financial contributions. This would create project funding in the neighborhood of \$2.2 million dollars. This is a basic out line of the financial aspects of the project.

The project its self will require the City and Conservancy District to purchase necessary property to house the infrastructure that will interconnect their respective water systems, as well as storage facilities for both water systems. The project is looking at a location in the vicinity of the "Y" where U-56 intersects with Iron Springs Road.

If the Council is in favor of this project proceeding with City participation please realize that this is not a budget adjustment. The City learned of this idea last week and there has not been sufficient time to go through the proper process to amend the budget. So, if the Council is supportive of this project a budget amendment will have to be completed in the future. A funding source to consider for the City's match is the ARPA funding the City has applied for. Please recall the Council voted to have the City apply for approximately \$4 million dollars in ARPA funding. The rules related to the spending of this ARPA funding allow for water and sewer projects. This interconnect project would qualify as a water project.

If you have any questions or concerns please let me know.

Thank you.

General Plan Amendment:

SECTION VII-2-B Residential Land Use Classifications – notwithstanding the maximum densities for each residential land use classification, owner-occupied detached single-family housing ~~at all densities~~ is an asset to our community. Therefore, regardless of traditional density standards, a Residential Neighborhood Zone which is characterized by residential subdivisions of detached single-family housing and which zone uses owner-occupancy covenants and transitional standards when bordering lower-density residential subdivisions shall be considered in agreement with this general plan for ~~all residential land use classifications except for land designated as Rural Estate Residential and designated as Medium Density Residential and High Density Residential~~. Restrictions on a Residential Neighborhood Zone shall also apply to areas designated as Low Density Residential to limit the density of a subdivision in that zone to 8 units per acre in Low Density Residential areas, and the subdivision shall either: (1) be comprised of at least 40 acres in area including public dedicated roads; or (2) serve as a transition between a high density and a low density zone by sharing a boundary with: (a) a parcel which is zoned under the R-1 Residential or RE Residential Estate Zone; and (b) A parcel which is zoned under the R-2 Residential Zone (Dwelling, Two Unit), any R-3 Residential zone, the MU Mixed Use Zone, or any industrial zone or commercial zone.

New Zone Creation:

SECTION 26-III-23. RN Residential Neighborhood Zone.

Objectives and Characteristics of Zone: The objective in establishing the RN Residential Neighborhood Zone is to encourage the creation and maintenance of new subdivisions within the City which allow for smaller, more narrow building lots for owner-occupants. The standards of this zone are suitable for ~~all residential areas of Cedar City, except for Rural Estate Residential medium-density and high-density residential~~ areas, through the use of varied standards for new subdivisions which border low-density residential subdivisions. The RN Residential Neighborhood Zone is characterized by single-family, detached dwellings which are distanced from other dwellings based upon their proximity to existing subdivisions of low-density zones and upon building height. Representative uses of this zone are one-family dwellings, parks, playgrounds, schools, churches, and other community facilities designed in harmony with the characteristics of the zone. An essential element of this zone is its use of mandatory covenants which place limits on non-owner-occupied uses to prioritize sustainability, affordability, and permanency. In order to accomplish the objectives and purposes of this ordinance, and to promote the characteristics of this zone, the following precise regulations shall apply in the RN Residential Neighborhood Zone.

Permitted Uses: The following uses shall be permitted in the RN Residential Neighborhood Zone:

- 1) One-family dwellings and the following accessory buildings and structures; ~~guest house not to exceed 800 square feet and subject to the setbacks of a one-family dwelling;~~ private garage and/or carport for the storage of automobiles owned by persons residing

on the premises, greenhouse for private use only, private swimming pools, pergolas, arbors;

- 2) Bulletin boards not exceeding eight (8) square feet in area pertaining to the lease or sale of property; also name plates in connection with dwellings not exceeding one and one half (1 1/2) square feet in area and constructed and maintained in harmony with the residential character of the zone.
- 3) Fences, walls, and hedges. (See 26-IV-4);
- 4) Public schools, public libraries, public recreation buildings and similar public buildings and grounds, churches, but not including temporary revival tents or buildings. Public utility buildings and structures, providing that no storage yard shall be maintained on the premises;
- 5) A temporary building or yard storage of construction materials and equipment incidental and necessary to construction of a house development, utilities, or other community facilities, provided such temporary building or yard is located on the same tract of land on which the houses, utilities or other community facilities are constructed. A permit therefor shall be issued only to the contractor or builder and shall be valid for not more than two (2) years, at the expiration of which time the said building or yard shall be removed from the premises and said use discontinued;
- 6) A temporary office building used as an office in connection with the sale of property within a subdivision under construction provided that the temporary office is located on the same part of land as the subdivision. A permit therefor shall be valid for no more than two (2) years, at the expiration of which time said use shall be discontinued;
- 7) Customary household pets, including, but not limited to dogs, cats, and canaries, but not including the breeding of dogs and cats for sale;
- 8) Home occupations when approved by the Board of Adjustment;
- 9) Residential facility for persons with a disability, not to exceed four (4) residents (see Article XVI);
- 10) Public and private parks, playgrounds, green ways, trails, and open space;
- 11) Public and private golf courses; and
- 12) Public and private recreation centers.
- 13) Raising and keeping chickens for non-commercial purposes and subject to Article IV - Supplementary Regulations
- 14) Planned Unit Developments (PUD's) approved per this ordinance so long as Cedar City has determined that city-standard residential subdivision infrastructure is unsuitable for the subdivision due to soils conditions. For such uses, all provisions relating to setbacks and lot sizes are as required in this Zone and not as permitted in the PUD ordinance.

Conditional Uses: There are no conditional uses for this zone.

Lot Area Requirements: Except as permitted in the Special Provisions of this zone, lots within this zone may be subdivided as follows:

- ~~1) Lot Area Low Density: An area of not less than seven thousand (7,000) square feet shall be provided and maintained for each dwelling and uses accessory thereto. For any part of a subdivision in this zone which is located more than 300 feet from an existing subdivision boundary which is zoned under the RE Residential Estate Zone, R-1 Residential Zone, or R-2 Residential Zone (Dwelling, Single Unit), an area of not less than five thousand (5,000) square feet shall be provided and maintained for each dwelling~~

and uses accessory thereto, so long as the area of a subdivision in this zone which is designated as Low Density Residential in the general plan does not exceed an average of eight (8) units per acre

2)1) Lot Area Medium Density: ~~Medium Density Residential standards:~~ In areas of this zone which are designated as Medium Density Residential in the City General Land Use Plan, an area of not less than ~~three-four~~ thousand ~~five hundred~~ (3,54,000) square feet shall be provided and maintained for each dwelling and uses accessory thereto. For any area of a subdivision within this zone within 300 feet of an existing subdivision boundary which is zoned under the RE Residential Estate Zone, R-1 Residential Zone, or R-2 Residential Zone (Dwelling, Single Unit) an area of not less than 7,000 square feet shall be maintained.

3)2) Lot Area High Density: ~~Residential standards:~~ In areas of this zone which are designated as High Density Residential in the City General Land Use Plan, an area of not less than ~~two-three~~ thousand ~~five hundred~~ (2,53,000) square feet shall be provided and maintained for each dwelling and uses accessory thereto. For any area of a subdivision within this zone within 300 feet of an existing subdivision boundary which is zoned under the RE Residential Estate Zone, R-1 Residential Zone, or R-2 Residential Zone (Dwelling, Single Unit) an area of not less than 7,000 square feet shall be maintained.

Lot Width Requirements: This zone shall not require any minimum lot width. However, garage and carport openings shall not comprise more than one-half of the width of ~~any dwelling, a one-story structure or more than 2/3 of the width of a two-story structure.~~ Landscaping, parking, setbacks, and covenants required in this zone and under this ordinance may impact lot width and still apply.

Building Setback Requirements:

- 1) Setbacks at subdivision boundaries: Notwithstanding all other side, front, and rear minimum setbacks, those parts of new subdivisions in this zone which are located within 300 feet of an existing residential subdivision which is zoned under the RE Residential Estate Zone, R-1 Residential Zone, or R-2 Residential Zone (Dwelling, Single Unit) shall use the side, front, and rear minimum setbacks of the R-2 Residential Zone (Dwelling, Single Unit),
- 2) Side Setback: A minimum side yard of any building shall be ~~five-six~~ (65) feet for structures not exceeding one floor above grade. For structures exceeding one floor above grade, the minimum side yard for any building shall be eight (8) feet and the total width of the two required side yards shall be not less than twenty (20) feet. The minimum side yard for a private garage shall be eight (8) feet, except that private garages and other accessory buildings, located at least six (6) feet in the rear of the main building may have a minimum side yard of one (1) foot, provided that no private garage or other accessory building shall be located closer than six (6) feet to a dwelling on an adjacent lot. On corner lots, the side yard which faces on a street, shall be not less than twenty (20) feet for main buildings and not less than twenty (20) feet for accessory buildings. A carport may be built within one (1) foot of the property line, except on the street side of corner

lots. However, all walls must comply with side yard regulations for buildings. Mechanical equipment including air compressors, control boxes, and similar equipment shall not be located in the required side setback. ~~Nothing in this section shall prohibit a second floor from matching the setbacks of the first floor of a structure if all or part of the second floor is added to the structure more than 1 year after a certificate of occupancy is issued.~~

- 3) **Front Setback:** The minimum depth of the front yard for any main building shall be ten (10) feet from the required Public Utility Easement. The minimum depth of the front yard for projections, porches, or other permitted structures shall be five (5) feet from the required Public Utility Easement. The minimum depth of the front yard for required driveway access to a garage, carport, or parking pad shall be twenty-five (25) feet. Other private garages and all accessory buildings other than private garages shall be located at least six (6) feet in the rear of the main building. No structure, fence, or barrier, shall be constructed in a front yard where said structure, fence or barrier would be perpendicular to the street which the front yard faces, so as to divide the front yard into two different yards. If private alleys in the rear of the lot are governed by covenants, provide access to a carport, garage, or parking pad as required for each lot, and are otherwise compliant with this ordinance and with fire and building code, then no front yard driveway is required.
- 4) **Rear Setback:** The minimum rear yard for any main building shall be ten (10) feet for structures not exceeding one floor above grade, and twenty (20) feet for structures exceeding one floor above grade; however, minimum rear yard for main buildings on corner lots may be reduced to eight (8) feet. For accessory buildings the minimum rear yard shall be one (1) foot, provided that on corner lots, accessory buildings shall be set back from the rear lot line a distance of at least eight (8) feet. ~~Nothing in this section shall prohibit a second floor from matching the setbacks of the first floor of a structure if all or part of the second floor is added to the structure more than 1 year after a certificate of occupancy is issued.~~

Building Height Requirements: The maximum height of any building shall be two (2) stories, not to exceed twenty (20) feet.

Building Size Requirements: There is no minimum dwelling size requirement in this zone subject to the building code.

Special Provisions:

- 1) **Definition of Existing Subdivision:** For purposes of this Zone, “existing subdivision” and “existing residential subdivision” is any subdivision which has obtained final plat approval before the submission of the applicant’s vicinity plan under the requirements of this zone. For adjacent subdivisions which obtained final plat approval after the submission of the applicant’s vicinity plan under the requirements of this zone, the applicant’s plan, plat approval, and any subsequent building and use permits in conformity of the applicant’s final plat shall be evaluated as if the new adjacent

subdivision does not exist. However, any subsequent revisions of the final plat established as part of this zone shall be evaluated based on the existence of the new adjacent subdivision.

~~2) Minimum Subdivision Size: for new subdivisions in this zone which are located in an area designated as Low Density Residential in the general plan, no subdivisions shall be permitted which are smaller than forty (40) acres in total subdivision acreage, including public dedicated roads, unless the subdivision shares a boundary with:~~

~~a) A parcel which is zoned under the R-1 Residential or RE Residential Estate Zone; and~~

~~b) A parcel which is zoned under the R-2 Residential Zone (Dwelling, Two Unit), any R-3 Residential zone, the MU Mixed Use Zone, or any industrial zone or commercial zone.~~

~~3)2) Required Covenants: All subdivisions in this zone must have Covenants, Conditions, and Restrictions which must include the provisions specified below, which specified provisions may not be subject to change except by a change in this ordinance. Provisions not required or specified in this section may be amended as permitted by the Covenants, Conditions, and Restrictions and by applicable law. Such required provisions shall include:~~

~~a) A statement limiting non-owner-occupied rental uses, whether short-term rentals or long-term rentals, to thirty-percent (30%) or fewer units in the subdivision. In addition to any exceptions required by state law, This statement may allow rental exceptions on an individual basis for up to two (2) years to account for sickness, military leave, and other factors, which exemptions must be counted toward the rental limit; and~~

~~b) A statement of maintenance responsibilities and estimated maintenance budget for all private common areas;.~~

~~4)3) Open Space: All subdivisions in this zone must comply with the following requirements regarding Open Space:~~

~~a) Open Space Defined: Common Useable Open Space shall be defined as planned common outdoor improved landscaped areas suitable for relaxation and recreation. Open space areas shall include one improved amenity per required 2 acres of open space, to include but not be limited to patios, gazebos, picnic pavilions, pools, and other amenities suitable for appropriate public or private gatherings. Open space does not include roads, driveways, parking areas or linear sidewalk adjacent to vehicular access roads.~~

~~(1) Common open space shall be provided at a minimum of 250 square feet per residential unit with a maximum requirement of 3% of the total subdivision acreage. No requirement in this section shall preclude open space in excess of the~~

minimum requirements. Open space shall be exclusive of any required setback areas.

- (2) Thirty-percent (30%) of all open space area shall be within 30 feet of a shade tree, defined as a tree which would be expected in our climate with modest irrigation to exceed at maturity a height of 30 feet and a canopy width of 20 feet.
- (3) At least one open space area shall be accessible within 1,000 feet by foot by public right of way from all residential lots smaller than 10,000 square feet in size which are located within the subdivision.
- (4) Open space areas shall be fully developed prior to the last phase of a development, with at least one-half of required areas completed upon completion of 60% of the subdivision.
- (5) The minimum amount of open space shall be provided in the master plan of the development.
- (6) No dimension of a common open space area used to satisfy the minimum square footage requirement shall be less than 50 feet wide unless:
 - (a) The dimension is part of a landscaped pathway or trail, so long as no more than 20% of required open space area falls under this exception; or
 - (b) the subdivision is less than 5 acres in size.
- (7) Open space shall be separated from streets, service and parking areas by landscaping, low level walls, or other decorative treatments.
- (8) Detention areas may be counted as common open space when designed for open space purposes.
- (9) A developer may approach Cedar City to determine if common open space, once developed, should be owned and maintained by the city, dependent upon the amenities provided, number of residences served, access, parking, and other factors subject to the discretion of the City Council.

5)4) Non-Severability: If Subsection 26-III-23I(23)(a) of this ordinance pertaining to owner-occupancy covenants is ever found to be unconstitutional, unlawful, or otherwise void or unenforceable for any reason, then, unless modified by the City Council, then this zone shall become unavailable to new subdivisions that have not received final plat approval. Any subdivision platted under the standards of the RN Residential Neighborhood Zone may continue to use the provisions of the zone for future development.

**CEDAR CITY
CITY COUNCIL AGENDA ITEM 22
STAFF INFORMATION SHEET**

To: Mayor and City Council

From: Jonathan Stathis

Council Meeting Date: July 28, 2021

Subject: **Consider a resolution for the Cedar City Engineering Standards Update 2021.**

Discussion: The resolution for amending the City's Engineering Standards has been updated. The sentence referring to the Planning Commission has been changed to read as follows: "the proposed amendments have been reviewed and received a positive recommendation from the City's Planning Commission. The updated standards received a positive recommendation from the Planning Commission at their meeting on July 20, 2021.

Detail R4A for the RE zone road section is proposed to be modified to change the paved travel lanes back to 15 feet wide. The detail currently shows 14-foot wide travel lanes.

Also, in the City Council Work meeting last week, there was some discussion regarding PVC waterlines and their failure rate. In looking at the research regarding PVC and ductile iron waterlines, the following items are presented for consideration by the City Council. It has been attempted to locate research and information that is unbiased towards either pipe material.

Service Life of PVC and Ductile Iron waterlines:

In a report published by the American Water Works Association (AWWA) in 2012 titled "Buried No Longer: Confronting America's Infrastructure Challenges", the longevity of various types of waterline materials is discussed.

On page 8 of the report, there is a figure that lists the estimated service life of various pipe materials (refer to Figure 5). In this report, Cedar City is in the "West Medium" category. According to this table, the service life of ductile iron pipe can range from 60 to 110 years depending on ground conditions and construction

practices. By taking an average, ductile iron pipe's service life is estimated at 85 years.

Ductile Iron pipe: 85 years (average)
PVC pipe: 70 years

In a report prepared for the U.S. Environmental Protection Agency (EPA) in 2002 titled "Deteriorating Buried Infrastructure Management Challenges and Strategies", the longevity of pipeline materials is also discussed.

On page of 25 of this report, the Anticipated Service Life is provided in Exhibit No. 11c. The following service life is presented for both ductile iron and PVC pipe.

Ductile Iron pipe: 100 years
PVC pipe: 50 – 100 years

Failure Rate of PVC and Ductile Iron waterlines:

In a report published by Utah State University (USU) in 2018 titled "Water Main Break Rates in the USA and Canada: A Comprehensive Study", the failure rate of various pipe materials is presented.

On pages 24 and 25 of the report, data is presented that shows the break rates for different waterline materials. The 2018 break rates are as follows:

Ductile Iron pipe: 5.5 breaks/100 miles/year
PVC pipe: 2.3 breaks/100 miles/year

Overall, PVC pipe was found to be the material with the lowest break rate. The break rate for PVC pipe in the 2018 study decreased from a study done in 2012; whereas the break rate for ductile iron pipe increased from the 2012 study.

Use of PVC pipe in other municipalities:

The following information is being presented to show the allowed use of PVC pipe in other municipalities in southern and central Utah.

Central Iron County Water Conservancy District – PVC pipe is allowed for all pipe sizes 8” and above. Ductile iron pipe is also listed as an option.

Enoch City – PVC pipe is allowed.

St. George City – PVC pipe is allowed for pipe sizes over 2” to 12”. PVC pipe must be sand bedded. Pipe material over 12” is determined by the Water Department. Ductile iron pipe is also listed as an option.

Hurricane City – PVC pipe is required for pipe sizes 4” to 8”. PVC pipe must be sand bedded. Ductile iron pipe is required over 8” diameter.

Washington City – PVC pipe is allowed for pipe sizes over 2” to 16”. PVC pipe must be sand bedded. Ductile iron pipe is also listed as an option.

Ivins City – PVC pipe is allowed for all pipes sizes. Ductile iron is also listed as an option.

Santa Clara City – PVC pipe is allowed for pipe sizes over 2”. PVC pipe must be sand bedded. Pipe material over 12” is determined by the City. Ductile iron pipe is also listed as an option.

Richfield City – PVC pipe and ductile iron pipe are both allowed.

Ephraim City – PVC pipe is required.

Santaquin City – PVC pipe and ductile iron pipe are both allowed. Maximum working pressure for PVC pipe is 150 psi.

Payson City – PVC pipe is allowed for waterlines up to 12” diameter.

Spanish Fork City – PVC pipe and ductile iron pipe are allowed.

Recommendations:

If PVC pipe is allowed for use, the following recommendations are made to ensure a long life for the waterlines:

1. **Sand Bedding:** Require sand bedding or equivalent in the pipe zone for all PVC waterlines. PVC waterlines are more

susceptible to damage during construction and when in service based on the material around the pipe.

2. **Maximum Working Pressure set at 150 psi:** Set the maximum working pressure for PVC waterlines at 150 psi. Require ductile iron pipe in all locations where the working pressure is above 150 psi. PVC waterlines do not have as high of a surge pressure allowance as ductile iron. Pressure surges can occur due to water hammer when valves are closed too fast, electrical failures, etc.
3. **Joint Restraints:** Require both external joint restraints and pre-cast thrust blocks at all elbows and fittings. This is a recommendation from a local contractor to prevent any movement of the waterline. Also, the cities in Washington County require joint restraints on their PVC piping. The restrained joint lengths will need to be installed as recommended by the engineer. The thrust blocks must be pre-cast blocks, not poured.
4. **Large Diameter Pipe Sizes:** Require all waterlines over 10-inch diameter to be ductile iron pipe. Waterlines above 10-inch are typically the City's master-planned waterlines that feed a large area either as distribution lines or transmission lines. Larger pipe sizes tend to have similar costs between ductile iron and PVC.
5. **Tracer Wire:** Require all PVC waterlines to have tracer wire installed along the pipeline at 15-foot intervals. The tracer wire will need to be duct taped or zip-tied to the waterline at 15-foot intervals.
6. **Contractor Education:** Require contractors installing PVC pipe to be trained on the proper installation techniques prior to starting any new construction jobs in Cedar City.

The following items are attached to this information sheet:

- Revised resolution for updating the City's Engineering Standards.
- Pages 8 and 9 from AWWA report "Buried No Longer: Confronting America's Infrastructure Challenges."
- Pages 25 and 26 from EPA report "Deteriorating Buried Infrastructure Management Challenges and Strategies."
- Pages 24 and 25 from USU report "Water Main Breaks in the USA and Canada: A Comprehensive Study."

CEDAR CITY RESOLUTION NO. _____
A RESOLUTION AMENDING THE CITY'S ENGINEERING STANDARDS

WHEREAS, beginning in 1995 the City adopted engineering standards for all work to be located within public streets, rights-of-way, and easement within the City; and

WHEREAS, these engineering standards also contain specifications for infrastructure items that are connected to or impact the City's facilities; and

WHEREAS, from time to time the engineering standards have been updated or modified; and

WHEREAS, attached hereto and incorporated herein as Exhibit A there are a set of proposed amendments to the City's engineering standards; and

WHEREAS, the proposed amendments have been reviewed and received a positive recommendation from the City's Planning Commission.

NOW THEREFORE be it resolved by the City Council of Cedar City, Iron County, State of Utah, that the amendments to the City's engineering standards contained in Exhibit A are hereby adopted.

This resolution shall take effect immediately upon passage.

Council Vote:

Ayes _____ Nays _____ Abstained _____

Dated this _____ day of July 2021.

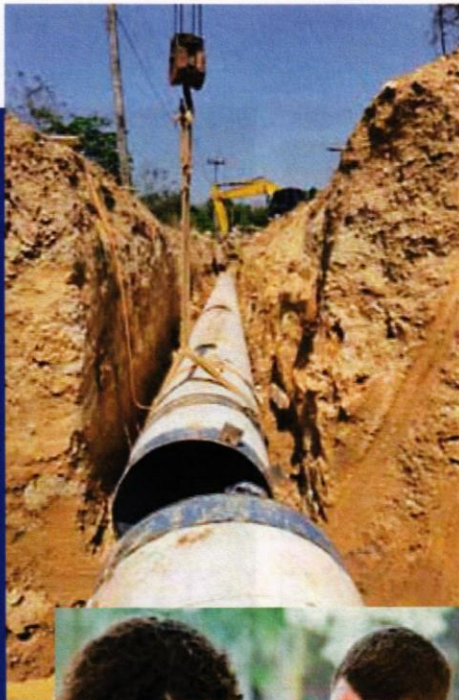
MAILE L. WILSON-EDWARDS
MAYOR

[SEAL]
ATTEST:

RENON SAVAGE
RECORDER

EXHIBIT A

Resolution No. _____
Amendments to the City's engineering standards



projections of demographic trends allowed the development of infrastructure need profiles for growth through 2050 in each of the regions and utility size categories (for the latter purpose, city size was used as a proxy for utility size).

The study generally assumes that utilities continue efforts to manage the number of main breaks that occur per mile of pipe rather than absorb increases in pipe failures. That is, the study assumes utilities will strive to maintain current levels of service rather than allow increasing water service outages. We assume that each utility's objective is to make these investments at the optimal time for maintaining current service levels and to avoid replacing pipes while the repairs are still cost-effective. Ideally, pipe replacement occurs at the end of a pipe's "useful life"; that is, the point in time

when replacement or rehabilitation becomes less expensive in going forward than the costs of numerous unscheduled breaks and associated emergency repairs.

With this data in hand and using the assumptions above, we projected the "typical" useful service life of the pipes in our inventory using the "Nessie Model"™. The model embodies pipe failure probability distributions based on many utilities' current operating experiences, coupled with insights from extensive research and professional experiences with typical pipe

conditions at different ages and sizes, according to pipe material. The analysis used seven different types of pipe in three diameters and addressed pipe inventories dating back to 1870. Estimated typical service lives of pipes are

Figure 5: Average Estimated Service Lives by Pipe Materials (average years of service)

Derived Current Service Lives (Years)	CI	CICL (LSL)	CICL (SSL)	DI (LSL)	DI (SSL)	AC (LSL)	AC (SSL)	PVC	Steel	Conc & PCCP
Northeast Large	130	120	100	110	50	80	80	100	100	100
Midwest Large	125	120	85	110	50	100	85	55	80	105
South Large	110	100	100	105	55	100	80	55	70	105
West Large	115	100	75	110	60	105	75	70	95	75
Northeast Medium & Small	115	120	100	110	55	100	85	100	100	100
Midwest Medium & Small	125	120	85	110	50	70	70	55	80	105
South Medium & Small	105	100	100	105	55	100	80	55	70	105
West Medium & Small	105	100	75	110	60	105	75	70	95	75
Northeast Very Small	115	120	100	120	60	100	85	100	100	100
Midwest Very Small	135	120	85	110	60	80	75	55	80	105
South Very Small	130	110	100	105	55	100	80	55	70	105
West Very Small	130	100	75	110	60	105	65	70	95	75

LSL indicates a relatively long service life for the material resulting from some combination of benign ground conditions and evolved laying practices etc.

SSL indicates a relatively short service life for the material resulting from some combination of harsh ground conditions and early laying practices, etc.

Figure 6: Aggregate Needs for Investment in Water Mains Through 2035 and 2050, by Region

2011-2035 Totals			
(2010 \$M)	Replacement	Growth	Total
Northeast	\$92,218	\$16,525	\$108,744
Midwest	\$146,997	\$25,222	\$172,219
South	\$204,357	\$302,782	\$507,139
West	\$82,866	\$153,756	\$236,622
Total	\$526,438	\$498,285	\$1,024,724

2011-2050 Totals			
(2010 \$M)	Replacement	Growth	Total
Northeast	\$155,101	\$23,200	\$178,301
Midwest	\$242,487	\$36,755	\$279,242
South	\$394,219	\$492,493	\$886,712
West	\$159,476	\$249,794	\$409,270
Total	\$951,283	\$802,242	\$1,753,525

reflected in Figure 5. Note that the *actual* lives of pipes may be quite different in a given utility. Because pipe life depends on many important local variables as well as upon utility practices, predicting the actual life expectancy of any given pipe is outside the scope of this study. Many utilities will have pipes that last much longer than these values suggest while others will have pipes that begin to fail sooner. However, these values have been validated as national “averages” by comparing them to actual field experience in a number of utilities throughout the country. The model also includes estimates of the indicative costs to replace each size category of pipe, as well as the cost to repair the projected number of pipe breaks over time according to pipe size.

The analysis of pipe replacement needs is compiled in the Nessie Model by combining the demographically based pipe inventories with the projected effective service lifetimes for each pipe type. This yields an estimate of how much pipe of each size in each region must be replaced in each of the coming 40 years. Factoring in the typical cost to replace these pipes, we derive an estimate of the total investment cost for each future year. The model then derives a series of graphs (the Nessie curves) that depict the amount of spending required in each future year to replace each of the different pipe types by utility size and region. Aggregating this information, we derived the dollar value of total drinking water infrastructure replacement needs over the coming 25 and 40 years for each utility size category per region, and for the United States.



joints be fused above ground which could be difficult in congested areas. However, the technology for heat fusing HDPE pipe has improved in recent years with the advent of electrofusion couplings which can be utilized in the trench.

Exhibit No. 11b

Comparison of Distribution Size Pipe Materials - Pipe Properties

Pipe Property	DI	PVC	HDPE
Trade organization	DIPRA	Uni-Bell	PPI
AWWA designation	C151	C900 and C905	C906
Diameter range	3" - 64"	4" - 12" (C900) 14" - 48" (C905)	4" - 63"
Pressure range	350 psi	100 psi - 200 psi	50 psi - 255 psi
ID range (8")	8.425"	7.76" - 8.33"	6.918" - 8.136"
Wall thickness range (8")	0.25"	0.362" - 0.646"	0.265" - 1.182"
Weight range (8")	21.1 lbs/ft	6.6 lbs/ft - 11.4 lbs/ft	5.1 lbs/ft - 11.06 lbs/ft
OD nominal (8")	9.05"	9.05"	9.05"
Buoyant (8" 100 psi)	No	Yes	Yes
Surge allowance	100 psi	125 - 200% of press. rating None for 14" - 48" (C905)	50 - 100% of press. rating
Surge potential (8" 100 psi)	53.6 psi per 1 ft/sec <V	17.6 psi per 1 ft/sec <V	9.8 psi per 1 ft/sec <V
Integrity under vacuum	Excellent	Good	Poor
C-factor	140	150	150
Standard pipe lengths (8")	18 ft or 20 ft	20 ft	40 ft or 50 ft
Type of joints	Push-on or mechanical	Push-on or mechanical	Heat fused
Max joint deflection (8")	5°	3°	Radius = 20 - 50 times OD
Compatible w/DI fittings	Yes	Yes	Yes - in DI sizes

Exhibit No. 11c

Comparison of Distribution Size Pipe Materials - Operational Considerations

Operational Consideration	DI	PVC	HDPE
Ease of installation	Subjective	Subjective	Subjective
Can be direct tapped	Yes	Yes	No
Need for special installation equipment	No	No	Yes
Need for special bedding for typical installations	No	Yes	No
Need for joint restraint	Yes	Yes	No
Ability to locate underground	Excellent	Poor - needs tracer wire	Poor - needs tracer wire
Applicable for above ground installations	Yes	With opaque material for UV resistance	Yes - w/proper support
Applicable for aqueous installations	Yes	Yes	Yes - but potential for flattening is high
Anticipated service life	100 years	50 - 100 years	50 years

Although PVC and HDPE pipe have their place in the market and in specific areas of the country, some concerns need to be considered. PVC in sizes 14" and greater is not designed with a surge allowance. Another consideration is the design life of HDPE, which, per the

manufacturers, is 50 years. Although PVC manufacturers state that their pipe has an estimated 100-year life (similar to DI), there are concerns similar to that of HDPE of strength reduction over time due to cyclic loading. Relative life cycle costs should be considered when selecting the best pipe material for both new and replacement mains.

IV. Value Added Management Strategies for Buried Infrastructure

This section presents and evaluates various management strategies for addressing the challenges discussed in the previous sections. This includes broad based assessment methods and a proposed performance based management approach.

A. Broad Based Infrastructure Assessment Methods

Broad-based assessment methods refer to those methods that provide an overview of the replacement needs of a distribution system. In other words, they present the big picture as to the condition of the system. Broad-based assessments typically include:

1. Accumulating basic historical information on the system's infrastructure (miles of pipe in system, age of the pipe, and material of pipe).
2. Categorizing and analyzing this information.
3. Estimating life expectancies of the different types of mains.
4. Summarizing results.

Broad-based assessment methods help determine whether a utility is currently spending enough capital on its infrastructure maintenance. These methods are forecasting tools that predict future infrastructure replacement needs and can provide insight as to the appropriate level of investment for the system. They help answer questions such as "how much pipe should be replaced each year in the distribution system?" and "is the current expenditure level adequate, or is the utility facing a major financial burden in the next few years?" Consequently, they can provide guidance in helping to determine a utility's long-term capital investment plan to address infrastructure renewal.

Two of the most prominent broad-based infrastructure models are KANEW and NESSIE. Both models provide a forecast of the amount of infrastructure that will need to be replaced each year over a future time period. KANEW provides results in terms of miles of main, whereas NESSIE provides it in dollars. With just a limited amount of data that should be readily available for most utilities, broad-based infrastructure assessment methods can provide a reasonable estimate of the amount of pipe that should be replaced each year in the system, thus providing a benchmark with which to compare current levels of spending. However, life expectancies of mains are simply estimates provided by utility personnel. There is no engineering or economic determination that supports these estimates; consequently, results are very subjective. Such models do not identify or prioritize individual mains to be replaced. Consequently, broad-based assessment models are useful, but alone are insufficient to manage buried infrastructure.

B. Performance Based Buried Infrastructure Management Approach

5.0 Computing Water Main Failure Rates

Both the basic and detailed surveys asked respondents to consider a water main failure as one where leakage was detected, and repairs were made. However, they were requested to not report failures due to joint leakage, construction damage, or tapping of service lines because these failures are not indicative of pipe degradation and are often identified early in the first year of operation. The goal was to examine pipe longevity.

Utilities reported the number of failures over a recent 12-month period for each pipe material and the installed length of each pipe material. The failure rate was computed by dividing the total number of failures from all utilities for a particular pipe material by the total length of that pipe material.

For example, the survey reported a total of 23,803 failures of water mains during a recent 12-month period for all pipe materials. The total installed water main length from the survey was 170,569 miles (or 1705.69 hundreds of miles). Thus, the overall failure rate is $23,803/1705.69 = 14.0$ failures/(100 miles)/year. This represents a 27% increase from the 2012 survey which had a rate of 11 failures/(100 miles)/year.

This simple method for computing failure rates was used because it discourages biases toward large or small utilities. It is noted that utilities experience widely different

failure rates for the same pipe material. Indeed, this should not be surprising. Several significant variables affect the results including pipe age, soil types (corrosive or noncorrosive), different corrosion prevention techniques, different installation practices, and climate such as extreme cold and drought events.

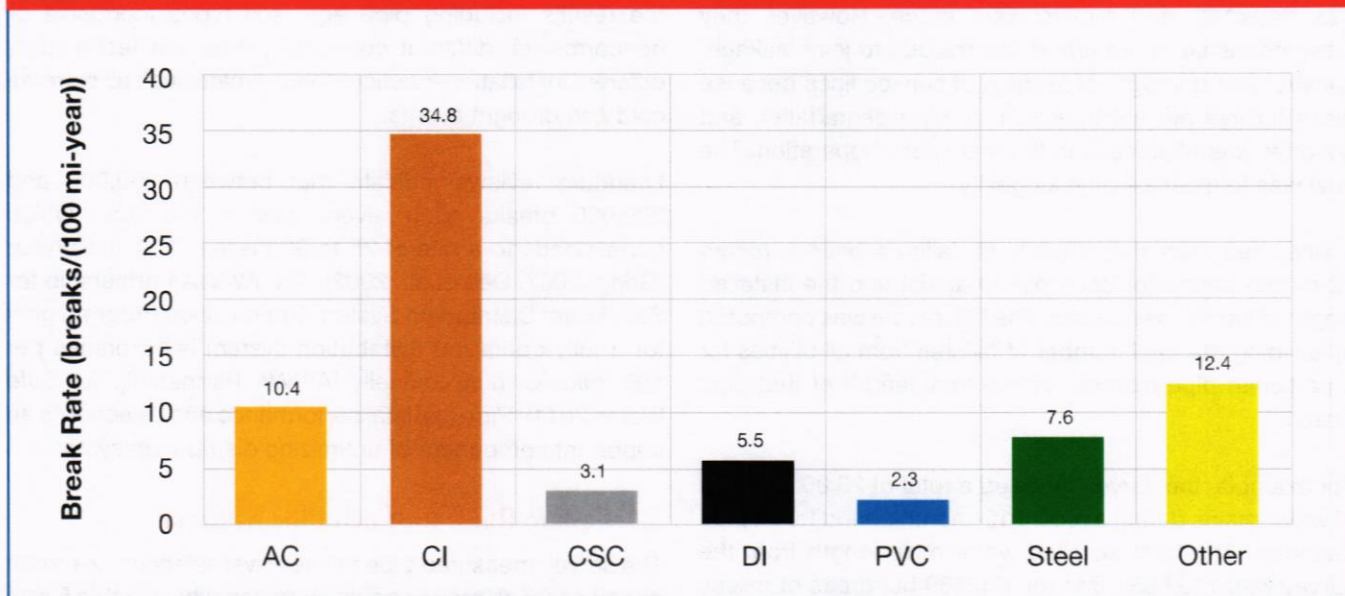
Literature reviews indicate that between 250,000 and 300,000 breaks occur every year in the U.S., which corresponds to a rate of 25 to 30 breaks/(100 miles)/year (Grigg, 2007; Deb et al., 2002). The AWWA Partnership for Safe Water Distribution System Optimization Program goal for a fully-optimized distribution system is 15 breaks per 100 miles of pipe annually (AWWA Partnership for Safe Water, 2011). Pipe material performance and selection is an important component of optimizing distribution systems.

5.1. Failure Rates for Each Pipe Material

The survey measured pipe failures over a recent 12-month period and was broken down by material type. Table 5 lists the total length of pipe by material type, the number of failures (breaks) over a recent 12-month period, the break rate for each pipe material, the 2012 survey break rates, and the percent change in break rates. Figure 20 illustrates the failure rates as a function of material type. In both the 2012 and 2018 surveys, PVC was the pipe material with the lowest break rate.

TABLE 5: SUMMARY OF FAILURE DATA FROM THE BASIC SURVEY OVER A 12-MONTH PERIOD

	Length	Failures	2018 Break Rate	2012 Break Rate	% Change
AC	21,589	2,240	10.4	7.1	46%
CI	48,471	16,864	34.8	24.4	43%
CSC	4,940	152	3.1	5.4	-43%
DI	47,595	2,627	5.5	4.9	13%
PVC	37,704	878	2.3	2.6	-10%
Steel	4,765	362	7.6	13.5	-44%
Other	5,506	680	12.4	21	-41%
Total	170,569	23,803	14.0	11	27%

FIGURE 20: BREAK RATES OF EACH PIPE MATERIAL FROM THE BASIC SURVEY

Comparing this 2018 survey with the 2012 survey in Table 5 shows that overall, break rates increased by 27%. The change is primarily due to failures in asbestos cement (AC) and cast iron (CI) pipes with increases of break rates by over 40%. As Figure 14 shows, AC and CI pipe represent the largest percentage of oldest pipe currently installed and thus are nearing the end of their useful lives. Many studies show that water-main failure rates generally increase exponentially over time (Kleiner, 2002). One could envision a rapid increase in break rates in the future as illustrated in Figure 21. Certain utilities could experience the need to rapidly accelerate the rate at which they are replacing CI and AC water mains. If a break rate doubles, the economic impact is significant; one would need to double the number personnel repairing the breaks along with supplies while loss of treated water increases, and societal impacts could be devastating.

Figure 22 compares the break rates of the 2012 and 2018 surveys. Since over 90% of installed pipe consists of AC, CI, DI, and PVC, the break rates for those material types will be most accurate. From 2012 to 2018, Figure 22 shows a small decrease in break rates for PVC and a small increase for DI pipe. The overall consistency of those values demonstrates they are accurate. Again, the increase in break rates for AC and CI pipes is a very significant observation.

The amount of concrete and steel pipe in this survey is less than 6% of the total installed pipe length. When only a small amount of pipe break data is available, the accuracy of the break rates from survey data will be decreased. The 42% decrease in break rate for concrete pipe was likely due to the fact that over twice as much concrete pipe is in this 2018 survey and should be more accurate. Steel pipe also saw a large decrease in break rates. The break rate for steel pipes are largely attributed to smaller diameter galvanized steel pipes that are rapidly being replaced. Large diameter steel pipes used in transmission lines have a very low break rate.

FIGURE 21: EXPONENTIAL CHANGE IN BREAK RATES