



Regular City Council Meeting

Tuesday, December 7, 2021

City Hall Council Chambers

5249 South 400 East, Washington Terrace City

801-393-8681

www.washingtonterracecity.com

1. **COUNCIL RETREAT CONTINUATION** **3:00- 5:30 P.M.**
Continuation of the Council Retreat to be held at the Public Works Shop located at 575 East 5600 South, Washington Terrace
2. **ROLL CALL** **6:00 P.M.**
3. **PLEDGE OF ALLEGIANCE**
4. **WELCOME**
5. **CONSENT ITEMS**
 - 5.1 **APPROVAL OF AGENDA**
Any point of order or issue regarding items on the Agenda or the order of the agenda need to be addressed here prior to the approval of the agenda.
 - 5.2 **APPROVAL OF NOVEMBER 16, 2021 MEETING MINUTES AND NOVEMBER 19, 2021, COUNCIL RETREAT MINUTES**
6. **CITIZEN COMMENTS**
This is an opportunity to address the Council regarding your concerns or ideas that are not on the agenda as part of a public hearing. Please limit your comments to no more than 3 minutes.
7. **COUNCIL/STAFF RESPONSE AND CONSIDERATION TO CITIZEN COMMENTS**
Council and staff will consider and address concerns and take appropriate measures to follow up on any comments made in the citizen comments item on the agenda.
8. **NEW BUSINESS**
 - 8.1 **PRESENTATION: RECOGNITION OF COUNCIL MEMBER LARRY D. WEIR FOR HIS SERVICE AS COUNCIL MEMBER**
Recognition of Council Member Larry Weir for his service to the community. Council Member Weir Served as a Planning Commissioner for 6.5 years before joining the Council and serving 4 years as a Council Member.

For more information on these agenda items, please visit our website at www.washingtonterracecity.com

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

CERTIFICATE OF POSTING

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

8.2 MOTION: APPOINTMENT OF COUNCIL MEMBER CAREY SEAL TO SERVE AS THE REPRESENTATIVE OF WASHINGTON TERRACE ON THE MOSQUITO ABATEMENT BOARD

8.3 MOTION: APPOINTMENT OF PLANNING COMMISSIONER TO FILL A VACANCY ON THE PLANNING COMMISSION

8.4 MOTION: TO APPROVE THE USE OF AMERICAN RESCUE PLAN ACT (ARPA) FUNDS

8.5 MOTION/RESOLUTION 21-31: APPROVAL OF THE ANNUAL MODERATE INCOME HOUSING PLAN

The City is required to review and update the Moderate Income Housing plan element of the General Plan annually. The Report is to be submitted to the state after adoption.

8.6 MOTION: APPROVAL OF THE UPDATES TO THE EMERGENCY RESPONSE PLAN IN ACCORDANCE WITH AMERICAN WATER INFRASTRUCTURE ACT

Updates and additions to Public Works Water Response of the Emergency Response Plan. This information Concerns security issues, and is kept confidential. The Council will receive the information separately from the public packet. If discussion is needed on sensitive topics, the Council will convene into a closed session at the end of the meeting to discuss, and then re-convene to make the final motion.

8.7 DISCUSSION/MOTION: APPROVAL OF GRANT APPLICATIONS AND MATCHING FUNDS FOR THE COUNTY FUNDED AMERICAN RESCUE PLAN ACT (ARPA) GRANTS

8.8 DISCUSSION/MOTION: APPROVAL OF THE CONSOLIDATED PLAN – CAPITAL INVESTMENT PLAN PROJECT PRIORITIZATION

A five-year Capital Investment Plan ranking the top priority projects that are eligible for the Community Development Block Grant (CDBG)

8.9 MOTION: APPROVAL OF THE 2022 ANNUAL MEETING SCHEDULE

9. COUNCIL COMMUNICATION WITH STAFF

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

10. ADMINISTRATION REPORTS

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

11. UPCOMING EVENTS

For more information on these agenda items, please visit our website at www.washingtonterracecity.com

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December 11th: Candy Cane Run ! 🍭

December 24th: City Offices closed for Christmas Holiday

December 31st: City Offices closed for New Years

January 4th: Swearing in Ceremony of newly elected officials 5:00 p.m.

January 4th: City Council Work Session 5:15 p.m.

January 4th: City Council Meeting 6:00 p.m.

12. MOTION: ADJOURN INTO CLOSED SESSION

- To discuss the character, professional competence, or physical or mental health of an individual.
- Strategy session to discuss pending or reasonably imminent litigation
- Discussion regarding deployment of security personnel, devices, or systems
- Strategy sessions to discuss the purchase, exchange, or lease of real property when public discussion of the transaction would disclose the appraisal or estimate value of the property under consideration or prevent the public body from completing the transaction on the best possible terms.

13. ADJOURN THE MEETING: MAYOR ALLEN

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City of Washington Terrace

Minutes of a Regular City Council meeting

Held on November 16, 2021

City Hall, 5249 South 400 East, Washington Terrace City,
County of Weber, State of Utah

MAYOR, COUNCIL, AND STAFF MEMBERS PRESENT

Mayor Mark C. Allen
Council Member F. Carey Seal
Council Member Jeff West
Council Member Larry Weir
Council Member Scott Barker
Council Member Randy Ferlin
City Treasurer Heidi Gerritsen
City Recorder Amy Rodriguez
City Manager Tom Hanson

Others Present

Mike Lawrence,

1. WORK SESSION

5:00 P.M.

Topics to include; but are not limited to: The Good Landlord Program

Hanson stated that we collect a disproportionate fee for our business licenses where a study has shown that there is disproportionate calls for service above the normal license fee. All disproportionate fee is billed directly and we can collect that fee for service. Hanson stated that we have learned that cities cannot charge a disproportionate fee for rentals unless there is a way for landlords to get a reduction in the disproportionate fee.

Hanson stated that the Council voted to disband the Good Landlord Program a few months back. However, state law stated that cities cannot charge a disproportionate fee, there has to be a way for a landlord to receive the discount.

Hanson stated that it has been recommended through legal that we need to restate that Good Landlord Program with a landlord licensing program which has some Good Landlord Program components, but not the full program. Hanson stated that the city will offer a ten percent discount on the disproportionate fee to those who would like to be in the Good Landlord Program.

Hanson stated that landlords will need to show proof that they are involved with an approved Good Landlord Program. Hanson stated that the disproportionate fee is associated with several aspects, with calls for service being the major source. Gerritsen stated that there are many benefits to being in the program, including forms, legal advice, and training. Gerritsen stated that the program is good for two years. She stated if a current certificate is not on file, the landlord will not receive the discount.

Gerritsen stated that the base fee for a rental is \$102.00 and a \$51.00 per unit disproportionate fee.

Mayor Allen stated that the only recourse that we have for ADU dwellings is parking issues. Hanson stated that we have a challenge with parking issues in the city. A person may need to add addition parking to their property if there are too many cars at an ADU.

50 Hanson stated that tonight's ordinance repeals section 5.12 "Good Landlord Program" to restate the
51 "Landlord Licensing" code. Hanson stated that each city can adopt a Good Landlord Program as they
52 choose. He stated that they do not charge a disproportionate fee for rentals. Hanson stated that we will be
53 doing a minimal program to help where we can with basic outreach and help. He stated that a portion of
54 the disproportionate fee will be used to help clean up problem properties. Council Member Barker asked
55 if it Seaman's intent to be harder on enforcement concerning problem properties. Hanson stated that
56 trashy properties affect the value on the houses next door. He stated that Seaman is working on the
57 abatement program which properties would go through a civil court instead of criminal. Council Member
58 Barker stated that we have people complaining and it seems like nothing gets done to have them cleaned
59 up.

60
61 Council Member West asked what the time frame is to come into compliance. Gerritsen stated that she
62 allows 30 days in her notice to the landlord. Hanson stated that if someone is disingenuous in their
63 dealings, whether it be number of units, or services, they will be taken out of the program and will need
64 to pay the disproportionate fee.

65
66 Resident Mike Lawrence stated that he does not want to be seen as a nuisance but is concerned about
67 state statute that states that owner occupied structures (duplex, triplex, quads) are exempt from
68 disproportionate fees. He wanted to know if we have language stating that they are not to be charged.
69 Hanson stated that they are classified as exempt, and they will not be charged for the disproportionate
70 fee. Hanson clarified that the exempt properties would be charged the base fee of \$102.00, with no
71 disproportionate fee.

72
73 There was some discussion concerning the VIPS program and the vehicle which has been purchased for
74 the program. Hanson stated that we will have our insurance carrier monitor all driver's driving
75 information, as they will be covered on our insurance. Hanson stated that we will have trainings to
76 explain truck usage to the participants.

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

99 Mayor Mark C. Allen
100 Council Member F. Carey Seal
101 Council Member Jeff West
102 Council Member Larry Weir
103 Council Member Scott Barker
104 Council Member Randy Ferlin
105 City Treasurer Heidi Gerittsen
106 Public Works Director Jake Meibos
107 General Planner Tyler Seaman
108 City Recorder Amy Rodriguez
109 City Manager Tom Hanson
110

111 **Others Present**

112 Jill Christiansen, Mike Lawrence, Amy Miller, Charles and Reba Allen, Ulis Gardiner, Kathleen and Jim
113 Craynor, McKayla Mclannum, Trent Nelson
114

115 **2. ROLL CALL**

6:00 P.M.

116
117 **3. PLEDGE OF ALLEGIANCE**

118
119 **4. WELCOME**

120 Mayor Allen asked the audience to be considerate of the business meeting that is taking place. He asked
121 that the audience does not yell out interruptions during staff or Council presentations.
122

123 **5. CONSENT ITEMS**

124 **5.1 APPROVAL OF AGENDA**

125 **5.2 APPROVAL OF NOVEMBER 2, 2021 MEETING MINUTES**

126 Items 5.1 and 5.2 were approved by general consent.
127

128 **6. CITIZEN COMMENTS**

129 Mike Lawrence asked Council if they had the opportunity to read the packet in response to the ordinance.
130

131 **7. COUNCIL/STAFF RESPONSE AND CONSIDERATION TO CITIZEN**
132 **COMMENTS**

133 Mayor Allen stated that the Council receives the packet on Thursdays and if there are any changes, a new
134 packet is mailed out and posted. Rodriguez stated that there may have been a formatting issue on the last
135 packet and will keep an eye on it in the future.
136

137 **8. NEW BUSINESS**

138
139 **8.1 MOTION/ORDINANCE 21-11: AN ORDINANCE UPDATING TITLE 5 OF THE**
140 **MUNICIPAL CODE REGARDING DISPROPORTIONATE BUSINESS LICENSE**
141 **FEE AND RESTATING LANDLORD LICENSING**

142 Hanson stated that state code will only allow a disproportionate fee to be charged for rentals, if there is a
143 component to offer a discount. Hanson stated that we are offering a 10 percent discount for those who
144 chose to participate in the Good Landlord Program. The amended ordinance repeals the Good Landlord
145 Program, and restates the Landlord Licensing provisions, which has some of the Good Landlord
146 components. Council Member Barker stated that state law is not specific on the amount of the discount.
147 Hanson stated that in an effort to follow the state law concerning disproportionate fees, staff and legal

148 feel comfortable in offering the ten percent discount. He stated that this allows for the capacity to receive
149 the revenue from the disproportionate fee. Hanson stated that a portion of this revenue will go back into a
150 program to help the community at large to help clean up properties in disrepair.

151
152 **Motion by Council Member Barker**
153 **Seconded by Council Member Seal**
154 **To approve Ordinance 21-11 updating**
155 **Title 5 of the Municipal Code regarding disproportionate business license fees**
156 **And restating Landlord Licensing**
157 **Approved unanimously (5-0)**
158 **Roll Call vote**
159

160 **8.2 DISCUSSION/MOTION: APPROVAL OF CITY CONSTRUCTION DEBRIS**
161 **CLEAN UP PROGRAM**

162 Meibos stated that over the years, the city has accumulated material from projects (asphalt, concrete, and
163 spoiled materials). He stated that we have developed a project to bury it into the hillside and the area will
164 be used for park development. He noted that it has been a challenge to put an estimate on the project. He
165 stated that it was put out to bid and the contractor Wardell Brothers has proposed a \$30,150.00 bid.
166 Meibos asked to have the engineers estimate of \$50,000 to be awarded. He stated that it is based on a
167 hourly rate, not to exceed 90 hours. He stated that the project has been funded through the budget
168 process. Meibos explained that it is a unique project and it is hard to estimate the hours, and some of the
169 unknowns associated with this type of project. He is asking for the budgeted amount to cover any
170 unknowns. Hanson stated that we are looking for the capacity to get the job completed. He stated that we
171 do not know how much material that is actually dumped at the site. He stated that there is a nebulous
172 component to the project. Hanson stated that we are expecting the job to be completed at the bid amount,
173 but would like the capacity in case other issues appear. Council Member Seal stated that there is a bid
174 process for a reason. He stated that if there is a miscalculation, they miscalculated and they would not be
175 paid extra. Hanson stated that there are not any cut field tabulations. He stated that the knowns have been
176 bid, but there are unknowns to this project, as there is not a specific number of material to bid off of.
177 Meibos stated that if he feels confident that they are doing the job correctly as bid, he would feel
178 comfortable in allowing extra hours on the job to finish the project. Meibos stated that it has been
179 confirmed by the EPA that there are no hazardous materials and that the project can be approved. Meibos
180 stated that he estimates that the city has saved over hundreds of thousands of dollars by storing the
181 materials at that location instead of hauling it to the dump.
182 Meibos stated that the project will take place this winter.

183
184 Council Member West stated that he feels more confident to say that we have a 15 percent overrun on the
185 bid if needed to cover change runs. He stated that this would bring the amount to \$45,000. Council
186 Member Seal stated that it seems that it is going against everything he knows on the bidding process.
187 Meibos stated that there is an hourly rate, not to exceed 90 hours. Council Member Seal stated that if they
188 get done early, the extra time and money is a bonus to them. Meibos stated that the contractor is held to
189 the \$30,150 bid. Meibos stated that Public Works has hauled off many trees already to eliminate
190 composting. Council Member Barker stated that it can save time and money if they do not have to stop
191 work.

192
193 **Motion by Council Member Weir**
194 **Seconded by Council Member Barker**
195 **To approve the City Construction Debris Clean Up Project**
196 **To Wardell Brothers for the amount of**

197 **\$30,150 with provisions to allow up to \$50,000**
198 **For staff approved change orders**
199 **Approved unanimously (5-0)**
200

201 **8.3 DISCUSSION/MOTION: APPROVAL OF LEASE AGREEMENT WITH**
202 **BEVERLY'S TERRACE PLAZA PLAYHOUSE FOR SIGNAGE ON PUBLIC**
203 **PROPERTY**
204

205 Seaman stated that the marquis for Beverly's Terrace Plaza Playhouse was requested to be updated by the
206 Playhouse. Seaman stated that part of the approval process is to get approval from UDOT. Seaman stated
207 that UDOT stated that they have never given approval, however, Seaman stated that he found the
208 approval code and it was approved by UDOT. Seaman stated that there was not a lease agreement signed
209 with the City. Seaman stated that the lease agreement is to allow the sign to be placed on public property.
210 The property belongs to the City. Seaman stated that the new sign will have to go through our permitting
211 process for the sign application.

212 Seaman stated that UDOT will have to do an approval for the new sign. Seaman stated that UDOT
213 requires an approval because it faces a UDOT road. Hanson stated that he does not believe that the City
214 owns the sign. He stated that the sign has been on city property for 40 years and is a great landmark for
215 the City. Seaman stated that insurance must be carried on the sign by the Playhouse.
216

217 **Motion by Council Member West**
218 **Seconded by Council Member Seal**
219 **To approve the lease agreement with Beverly's**
220 **Terrace Plaza Playhouse**
221 **Approved unanimously (5-0)**
222

223
224 **8.4 MOTION: BOARD OF CANVASS TO APPROVE THE 2021 MUNICIPAL**
225 **ELECTION CANVASS RESULTS**
226

227 Rodriguez stated that the City Council serves as the Board of Canvass. The county has completed the
228 canvass and Rodriguez read the official results: Total votes cast: 1654 (38.55 % voter turnout). Twelve
229 ballots were not counted due to missed deadlines, returned unsigned, and several signatures did not match
230 voter registration. The results read: Jeff West: 804 (27.11%) ; Larry Weir 582 (19.62%) ; Jill Christiansen
231 997 (33.61%); Nathan Howard 583 (19.66%). The two candidates with the highest votes will serve a 4
232 year term beginning in January 2022.

233 For Mayor: Brett DeGroot 568 (35.02%) ; Mark C. Allen 1,054 (64.98%) : The candidate with the highest
234 votes for Mayor will serve a 4 year term beginning in January 2022. Rodriguez thanked everyone for
235 their participation in the election season.
236

237 **Motion by Council Member Seal**
238 **Seconded by Council Member Ferlin**
239 **To approve the 2021 Municipal Election Canvass Results**
240 **Approved unanimously (5-0)**
241

242
243
244 **9. COUNCIL COMMUNICATION WITH STAFF**

245 Council Member Seal stated that he has been asked when we are approving the fiber. He stated that he
CC Minutes 11-16-21

246 would like to see it come up in future discussions.

247

248 Mayor Allen offered a gift to our employees. In lieu of a Christmas party, we offer the employees a day
249 off between Thanksgiving and the first pay week in the new year. Council agreed to continue the
250 tradition.

251

252 **10. ADMINISTRATION REPORTS**

253 Hanson stated that we are beginning our budget process for next year.

254 Hanson stated that we are excited to have the waste removal cleaned up.

255 Hanson stated that we are installing a for sale sign on the property on Adams Avenue.

256 Hanson stated that we will be working on strategic planning on Friday.

257

258 **11. UPCOMING EVENTS**

259 **November 18th: Planning Commission Meeting (cancelled)**

260 **November 19th: City Council Retreat : Public Works Shop**

261 **November 25-26: City Offices closed for Thanksgiving holiday**

262 **December 7th: City Council Work Session 5:00 p.m.**

263 **December 7th: City Council Meeting 6:00 p.m.**

264 **December 11th: Candy Cane Run ! **

265 **December 24th: City Offices closed for Christmas Holiday**

266

267 **12. ADJOURN THE MEETING: MAYOR ALLEN**

268

269 **Motion by Council Member Barker**

270 **Seconded by Council Member Weir**

271 **To adjourn the meeting**

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

273 **Time: 7:07 p.m.**

274

275

276

Date Approved

City Recorder

2021 Council Retreat Minutes

November 19, 2021

PUBLIC WORKS SHOP
575 East 5600 South
Washington Terrace, UT 84405

7:30 Continental Breakfast

8:00 Welcome:

- Welcome
- Pledge of allegiance
- Overview of schedule

Attendance:

Mayor Allen, Council Member Carey Seal, Council Member Larry Weir, Council Member Barker, Council Member Ferlin, Council Member-elect Christiansen, Tom Hanson, Shari Garrett, Amy Rodriguez, Clay Peterson, Jake Meibos, Aaron Solomon, Tyler Seaman

Council and Staff worked on the following:

Draft Vision Statement

Draft Primary Directive (Mission)

After the exercises, the following was decided for a draft vision statement:

A Community of Diversity and Unity for all.

After the exercises, the following was decided for a draft mission statement:

Making life better. We pledge to provide essential and progressive services in an open, timely, and cost effective manner.

SCOT Discussion

Council and staff worked in groups and shared their thoughts on SCOT: Strength, Challenges, Opportunities, and Threats. There was discussion on these items concerning the City and planning moving forward.

Identify Policy Priorities

Using the information provided above, the groups worked to determine the Top Priorities to be worked on this year: Public Safety, Operational Excellence, Development, Community Involvement.

11:30: Lunch (Provided)

Draft Success Indicators

The groups worked on indicators on how the priority success would be measured.

Due to time restraints, the following items were not completed. There will be a "phase 2" follow up on the retreat on December 7, 2021, at 3:00 p.m. to complete the assignments.

2021 Council Retreat Minutes November 19, 2021

43 Draft/Prioritize Initiatives
44 Establish Review/Reporting Schedule

45
46 The retreat adjourned at 3:00 p.m.

47
48
49

50 _____
51 Date Approved City Recorder

City Council Staff Report

Author: Shari' Garrett
Subject: ARPA SPENDING PLAN
Date: December 7, 2021



Finance Department

Type of Item: MOTION: TO APPROVE USE OF AMERICAN RESCUE PLAN ACT (ARPA) FUNDS

Summary Recommendations: To approve the use of ARPA funds to invest in water and sewer infrastructure as outlined in the ARPA spending plan.

Description:

A. Topic: ARPA FUNDS

B. Background

The American Rescue Plan Act (ARPA) was passed by Congress and signed into law by President Biden on March 12, 2021. The ARPA distributes funds specifically to state and local governments to aid in COVID-19 recovery.

According to the US Department of the Treasury, the American Rescue Plan will deliver \$350 billion for eligible state, local, territorial, and Tribal governments to respond to the COVID-19 emergency and bring back jobs.

The Coronavirus State and Local Fiscal Recovery Funds provide a substantial infusion of resources to help turn the tide on the pandemic, address its economic fallout, and lay the foundation for a strong and equitable recovery.

For more information on ARPA and its funding objectives, see the attached Fact Sheet.

C. Analysis

ALLOCATION

The City has been allocated **\$1,094,507**. Local governments (counties, cities, and towns) state-wide have been allocated over \$1 Billion in ARPA funding.

All allocations to local governments will be split into two equal tranches. We received our first tranche in July 2021 for \$547,253. The second tranche will be available in approximately 1 year from the first tranche or July 2022 for the same amount.

ELIGIBLE USE OF FUNDS

The Coronavirus State and Local Fiscal Recovery Funds provide eligible state, local, territorial, and Tribal governments with a substantial infusion of resources to meet pandemic response needs and rebuild a stronger, and more equitable economy as the country recovers. Recipients may use these funds to:

- **Support public health expenditures**, by, for example, funding COVID-19 mitigation efforts, medical expenses, behavioral healthcare, and certain public health and safety staff

- **Address negative economic impacts caused by the public health emergency**, including economic harms to workers, households, small businesses, impacted industries, and the public sector
- **Replace lost public sector revenue**, using this funding to provide government services to the extent of the reduction in revenue experienced due to the pandemic
- **Provide premium pay for essential workers**, offering additional support to those who have and will bear the greatest health risks because of their service in critical infrastructure sectors
- **Invest in water, sewer, and broadband infrastructure**, making necessary investments to improve access to clean drinking water, support vital wastewater and stormwater infrastructure, and to expand access to broadband internet

Within these overall categories, recipients have broad flexibility to decide how best to use this funding to meet the needs of their communities.

D. Staff Recommendation

Staff has carefully reviewed and considered all eligible uses of ARPA. It is staff's recommendation to use the City's allocation to invest in high priority *water and sewer infrastructure improvements*.

Water and sewer infrastructure improvements continue to be a high community priority. The recently updated Terrace Capital Investment Plan has identified critical projects that have been part of the current budget plan. The availability of these funds will allow the City to move forward quickly in addressing 3 proposed projects over the next few years: RR10, RR24, and RR4F. *See the attached ARPA Spending Plan.*

The spending plan's engineer cost estimates and related funding sources are subject to change based on actual bid pricing, project scope, and change orders. If necessary, adjustments to the spending plan will follow the applicable procurement and budget process.

Although funding is available for the water, sewer and storm water improvements, the roadway and surface improvements associated with these project areas is not fully funded. Therefore, the *ARPA spending plan* is recommending the transfer of \$1,094,507 from Culinary Water, Sewer and Storm water for the remaining surface improvements within the project areas.

D. Department Review: Finance, City Manager, Public Works

American Rescue Plan Act (ARPA) | 2021

Washington Terrace City, UT

Eligible ProjectS | Spending Plan

FY Funded	Project	Project Costs	Total	CW53	CW	SS27	SD	SD	ROAD
2022	RR-10 5200 South; between 150 E and 500 W		\$ 1,806,964	\$ 409,243	\$ -	\$ 310,000	\$ -	\$ -	\$ 1,087,721
		Funding Sources							
		ARPA	(719,243)	(409,243)	-	(310,000)	-	-	
		CW Transfer to Roads	(409,243)						(409,243)
		SS Transfer to Roads	(310,000)						(310,000)
		TNT 2021 Capital 55	(240,135)						(240,135)
		Roads Fund Balance GF 10-2850	(128,343)						(128,343)
			\$ (1,806,964)	\$ (409,243)	\$ -	\$ (310,000)	\$ -	\$ -	\$ (1,087,721)

FY Funded	Project	Project Costs	Total	CW27	CW	SS	SD21	SD	ROAD
2022	RR-24 300 East; between 5250 S and Ridgeline Dr.		\$ 645,060	\$ 245,561	\$ -	\$ -	\$ 30,725	\$ -	\$ 368,774
		Funding Sources							
		ARPA	(276,286)	(245,561)	-	-	(30,725)	-	
		CW Transfer to Roads	(245,561)						(245,561)
		SD Transfer to Roads	(30,725)						(30,725)
		Roads Fund Balance GF 10-2850	(92,488)						(92,488)
			\$ (645,060)	\$ (245,561)	\$ -	\$ -	\$ (30,725)	\$ -	\$ (368,774)

FY Funded	Project	Project Costs	Total	CW14	CW30	SS9	SD16	SD26	ROAD
2023	RR-4F 300 West; between 4350 South and 5000 South (STP)		\$ 3,395,509	\$ 22,200	\$ 125,000	\$ 39,500	\$ 48,000	\$ 59,000	\$ 3,101,809
		Funding Sources							
		ARPA	(98,978)	-	(98,978)	-	-	-	
		CW Transfer to Roads	(98,978)						(98,978)
		CW Utility Funds	(48,222)	(22,200)	(26,022)				
		SS Utility Funds	(39,500)			(39,500)			-
		SD Utility Funds	(7,768)				(3,485)	(4,283)	
		STP Funds	(2,802,063)				(44,515)	(54,717)	(2,702,831)
		Roads Fund Balance Capital 55-2850	(300,000)						(300,000)
			\$ (3,395,509)	\$ (22,200)	\$ (125,000)	\$ (39,500)	\$ (48,000)	\$ (59,000)	\$ (3,101,809)

ARPA

Sources

1,094,507

Uses

(1,094,507)

Project costs are based on engineer estimates.

FACT SHEET: The Coronavirus State and Local Fiscal Recovery Funds Will Deliver \$350 Billion for State, Local, Territorial, and Tribal Governments to Respond to the COVID-19 Emergency and Bring Back Jobs

May 10, 2021

Aid to state, local, territorial, and Tribal governments will help turn the tide on the pandemic, address its economic fallout, and lay the foundation for a strong and equitable recovery

Today, the U.S. Department of the Treasury announced the launch of the Coronavirus State and Local Fiscal Recovery Funds, established by the American Rescue Plan Act of 2021, to provide \$350 billion in emergency funding for eligible state, local, territorial, and Tribal governments. Treasury also released details on how these funds can be used to respond to acute pandemic response needs, fill revenue shortfalls among these governments, and support the communities and populations hardest-hit by the COVID-19 crisis. With the launch of the Coronavirus State and Local Fiscal Recovery Funds, eligible jurisdictions will be able to access this funding in the coming days to address these needs.

State, local, territorial, and Tribal governments have been on the frontlines of responding to the immense public health and economic needs created by this crisis – from standing up vaccination sites to supporting small businesses – even as these governments confronted revenue shortfalls during the downturn. As a result, these governments have endured unprecedented strains, forcing many to make untenable choices between laying off educators, firefighters, and other frontline workers or failing to provide other services that communities rely on. Faced with these challenges, state and local governments have cut over 1 million jobs since the beginning of the crisis. The experience of prior economic downturns has shown that budget pressures like these often result in prolonged fiscal austerity that can slow an economic recovery.

To support the immediate pandemic response, bring back jobs, and lay the groundwork for a strong and equitable recovery, the American Rescue Plan Act of 2021 established the Coronavirus State and Local Fiscal Recovery Funds, designed to deliver \$350 billion to state, local, territorial, and Tribal governments to bolster their response to the COVID-19 emergency and its economic impacts. Today, Treasury is launching this much-needed relief to:

- Support urgent COVID-19 response efforts to continue to decrease spread of the virus and bring the pandemic under control;
- Replace lost public sector revenue to strengthen support for vital public services and help retain jobs;
- Support immediate economic stabilization for households and businesses; and,
- Address systemic public health and economic challenges that have contributed to the unequal impact of the pandemic on certain populations.

The Coronavirus State and Local Fiscal Recovery Funds provide substantial flexibility for each jurisdiction to meet local needs—including support for households, small businesses, impacted industries, essential workers, and the communities hardest-hit by the crisis. These funds also deliver resources that recipients can invest in building, maintaining, or upgrading their water, sewer, and broadband infrastructure.

Starting today, eligible state, territorial, metropolitan city, county, and Tribal governments may request Coronavirus State and Local Fiscal Recovery Funds through the Treasury Submission Portal. Concurrent with this program launch, Treasury has published an Interim Final Rule that implements the provisions of this program.

FUNDING AMOUNTS

The American Rescue Plan provides a total of \$350 billion in Coronavirus State and Local Fiscal Recovery Funds to help eligible state, local, territorial, and Tribal governments meet their present needs and build the foundation for a strong recovery. Congress has allocated this funding to tens of thousands of jurisdictions. These allocations include:

Type	Amount (\$ billions)
States & District of Columbia	\$195.3
Counties	\$65.1
Metropolitan Cites	\$45.6
Tribal Governments	\$20.0
Territories	\$4.5
Non-Entitlement Units of Local Government	\$19.5

Treasury expects to distribute these funds directly to each state, territorial, metropolitan city, county, and Tribal government. Local governments that are classified as non-entitlement units will receive this funding through their applicable state government. Treasury expects to provide further guidance on distributions to non-entitlement units next week.

Local governments should expect to receive funds in two tranches, with 50% provided beginning in May 2021 and the balance delivered 12 months later. States that have experienced a net increase in the unemployment rate of more than 2 percentage points from February 2020 to the latest available data as of the date of certification will receive their full allocation of funds in a single payment; other states will receive funds in two equal tranches. Governments of U.S. territories will receive a single payment. Tribal governments will receive two payments, with the first payment available in May and the second payment, based on employment data, to be delivered in June 2021.

USES OF FUNDING

Coronavirus State and Local Fiscal Recovery Funds provide eligible state, local, territorial, and Tribal governments with a substantial infusion of resources to meet pandemic response needs and rebuild a stronger, more equitable economy as the country recovers. Within the categories of eligible uses, recipients have broad flexibility to decide how best to use this funding to meet the needs of their communities. Recipients may use Coronavirus State and Local Fiscal Recovery Funds to:

- **Support public health expenditures**, by funding COVID-19 mitigation efforts, medical expenses, behavioral healthcare, and certain public health and safety staff;
- **Address negative economic impacts caused by the public health emergency**, including economic harms to workers, households, small businesses, impacted industries, and the public sector;
- **Replace lost public sector revenue**, using this funding to provide government services to the extent of the reduction in revenue experienced due to the pandemic;
- **Provide premium pay for essential workers**, offering additional support to those who have borne and will bear the greatest health risks because of their service in critical infrastructure sectors; and,
- **Invest in water, sewer, and broadband infrastructure**, making necessary investments to improve access to clean drinking water, support vital wastewater and stormwater infrastructure, and to expand access to broadband internet.

Within these overall categories, Treasury’s Interim Final Rule provides guidelines and principles for determining the types of programs and services that this funding can support, together with examples of allowable uses that recipients may consider. As described below, Treasury has also designed these provisions to take into consideration the disproportionate impacts of the COVID-19 public health emergency on those hardest-hit by the pandemic.

1. Supporting the public health response

Mitigating the impact of COVID-19 continues to require an unprecedented public health response from state, local, territorial, and Tribal governments. Coronavirus State and Local Fiscal Recovery Funds provide resources to meet these needs through the provision of care for those impacted by the virus and through services that address disparities in public health that have been exacerbated by the pandemic. Recipients may use this funding to address a broad range of public health needs across COVID-19 mitigation, medical expenses, behavioral healthcare, and public health resources. Among other services, these funds can help support:

- **Services and programs to contain and mitigate the spread of COVID-19, including:**
 - ✓ Vaccination programs
 - ✓ Medical expenses
 - ✓ Testing
 - ✓ Contact tracing
 - ✓ Isolation or quarantine
 - ✓ PPE purchases
 - ✓ Support for vulnerable populations to access medical or public health services
 - ✓ Public health surveillance (e.g., monitoring for variants)
 - ✓ Enforcement of public health orders
 - ✓ Public communication efforts
 - ✓ Enhancement of healthcare capacity, including alternative care facilities
 - ✓ Support for prevention, mitigation, or other services in congregate living facilities and schools
 - ✓ Enhancement of public health data systems
 - ✓ Capital investments in public facilities to meet pandemic operational needs
 - ✓ Ventilation improvements in key settings like healthcare facilities

- **Services to address behavioral healthcare needs exacerbated by the pandemic, including:**
 - ✓ Mental health treatment
 - ✓ Substance misuse treatment
 - ✓ Other behavioral health services
 - ✓ Hotlines or warmlines
 - ✓ Crisis intervention
 - ✓ Services or outreach to promote access to health and social services
- **Payroll and covered benefits expenses** for public health, healthcare, human services, public safety and similar employees, to the extent that they work on the COVID-19 response. For public health and safety workers, recipients can use these funds to cover the full payroll and covered benefits costs for employees or operating units or divisions primarily dedicated to the COVID-19 response.

2. **Addressing the negative economic impacts caused by the public health emergency**

The COVID-19 public health emergency resulted in significant economic hardship for many Americans. As businesses closed, consumers stayed home, schools shifted to remote education, and travel declined precipitously, over 20 million jobs were lost between February and April 2020. Although many have since returned to work, as of April 2021, the economy remains more than 8 million jobs below its pre-pandemic peak, and more than 3 million workers have dropped out of the labor market altogether since February 2020.

To help alleviate the economic hardships caused by the pandemic, Coronavirus State and Local Fiscal Recovery Funds enable eligible state, local, territorial, and Tribal governments to provide a wide range of assistance to individuals and households, small businesses, and impacted industries, in addition to enabling governments to rehire public sector staff and rebuild capacity. Among these uses include:

- **Delivering assistance to workers and families**, including aid to unemployed workers and job training, as well as aid to households facing food, housing, or other financial insecurity. In addition, these funds can support survivor's benefits for family members of COVID-19 victims.
- **Supporting small businesses**, helping them to address financial challenges caused by the pandemic and to make investments in COVID-19 prevention and mitigation tactics, as well as to provide technical assistance. To achieve these goals, recipients may employ this funding to execute a broad array of loan, grant, in-kind assistance, and counseling programs to enable small businesses to rebound from the downturn.
- **Speeding the recovery of the tourism, travel, and hospitality sectors**, supporting industries that were particularly hard-hit by the COVID-19 emergency and are just now beginning to mend. Similarly impacted sectors within a local area are also eligible for support.
- **Rebuilding public sector capacity**, by rehiring public sector staff and replenishing unemployment insurance (UI) trust funds, in each case up to pre-pandemic levels. Recipients may also use this funding to build their internal capacity to successfully implement economic relief programs, with investments in data analysis, targeted outreach, technology infrastructure, and impact evaluations.

3. Serving the hardest-hit communities and families

While the pandemic has affected communities across the country, it has disproportionately impacted low-income families and communities of color and has exacerbated systemic health and economic inequities. Low-income and socially vulnerable communities have experienced the most severe health impacts. For example, counties with high poverty rates also have the highest rates of infections and deaths, with 223 deaths per 100,000 compared to the U.S. average of 175 deaths per 100,000.

Coronavirus State and Local Fiscal Recovery Funds allow for a broad range of uses to address the disproportionate public health and economic impacts of the crisis on the hardest-hit communities, populations, and households. Eligible services include:

- **Addressing health disparities and the social determinants of health**, through funding for community health workers, public benefits navigators, remediation of lead hazards, and community violence intervention programs;
- **Investments in housing and neighborhoods**, such as services to address individuals experiencing homelessness, affordable housing development, housing vouchers, and residential counseling and housing navigation assistance to facilitate moves to neighborhoods with high economic opportunity;
- **Addressing educational disparities** through new or expanded early learning services, providing additional resources to high-poverty school districts, and offering educational services like tutoring or afterschool programs as well as services to address social, emotional, and mental health needs; and,
- **Promoting healthy childhood environments**, including new or expanded high quality childcare, home visiting programs for families with young children, and enhanced services for child welfare-involved families and foster youth.

Governments may use Coronavirus State and Local Fiscal Recovery Funds to support these additional services if they are provided:

- within a Qualified Census Tract (a low-income area as designated by the Department of Housing and Urban Development);
- to families living in Qualified Census Tracts;
- by a Tribal government; or,
- to other populations, households, or geographic areas disproportionately impacted by the pandemic.

4. Replacing lost public sector revenue

State, local, territorial, and Tribal governments that are facing budget shortfalls may use Coronavirus State and Local Fiscal Recovery Funds to avoid cuts to government services. With these additional resources, recipients can continue to provide valuable public services and ensure that fiscal austerity measures do not hamper the broader economic recovery.

Many state, local, territorial, and Tribal governments have experienced significant budget shortfalls, which can yield a devastating impact on their respective communities. Faced with budget shortfalls and pandemic-related uncertainty, state and local governments cut staff in all 50 states. These budget shortfalls and staff cuts are particularly problematic at present, as these entities are on the front lines of battling the COVID-19 pandemic and helping citizens weather the economic downturn.

Recipients may use these funds to replace lost revenue. Treasury's Interim Final Rule establishes a methodology that each recipient can use to calculate its reduction in revenue. Specifically, recipients will compute the extent of their reduction in revenue by comparing their actual revenue to an alternative representing what could have been expected to occur in the absence of the pandemic. Analysis of this expected trend begins with the last full fiscal year prior to the public health emergency and projects forward at either (a) the recipient's average annual revenue growth over the three full fiscal years prior to the public health emergency or (b) 4.1%, the national average state and local revenue growth rate from 2015-18 (the latest available data).

For administrative convenience, Treasury's Interim Final Rule allows recipients to presume that any diminution in actual revenue relative to the expected trend is due to the COVID-19 public health emergency. Upon receiving Coronavirus State and Local Fiscal Recovery Funds, recipients may immediately calculate the reduction in revenue that occurred in 2020 and deploy funds to address any shortfall. Recipients will have the opportunity to re-calculate revenue loss at several points through the program, supporting those entities that experience a lagged impact of the crisis on revenues.

Importantly, once a shortfall in revenue is identified, recipients will have broad latitude to use this funding to support government services, up to this amount of lost revenue.

5. Providing premium pay for essential workers

Coronavirus State and Local Fiscal Recovery Funds provide resources for eligible state, local, territorial, and Tribal governments to recognize the heroic contributions of essential workers. Since the start of the public health emergency, essential workers have put their physical well-being at risk to meet the daily needs of their communities and to provide care for others.

Many of these essential workers have not received compensation for the heightened risks they have faced and continue to face. Recipients may use this funding to provide premium pay directly, or through grants to private employers, to a broad range of essential workers who must be physically present at their jobs including, among others:

- | | |
|---|---|
| ✓ Staff at nursing homes, hospitals, and home-care settings | ✓ Truck drivers, transit staff, and warehouse workers |
| ✓ Workers at farms, food production facilities, grocery stores, and restaurants | ✓ Childcare workers, educators, and school staff |
| ✓ Janitors and sanitation workers | ✓ Social service and human services staff |
| ✓ Public health and safety staff | |

Treasury's Interim Final Rule emphasizes the need for recipients to prioritize premium pay for lower income workers. Premium pay that would increase a worker's total pay above 150% of the greater of the state or county average annual wage requires specific justification for how it responds to the needs of these workers.

In addition, employers are both permitted and encouraged to use Coronavirus State and Local Fiscal Recovery Funds to offer retrospective premium pay, recognizing that many essential workers have not yet received additional compensation for work performed. Staff working for third-party contractors in eligible sectors are also eligible for premium pay.

6. Investing in water and sewer infrastructure

Recipients may use Coronavirus State and Local Fiscal Recovery Funds to invest in necessary improvements to their water and sewer infrastructures, including projects that address the impacts of climate change.

Recipients may use this funding to invest in an array of drinking water infrastructure projects, such as building or upgrading facilities and transmission, distribution, and storage systems, including the replacement of lead service lines.

Recipients may also use this funding to invest in wastewater infrastructure projects, including constructing publicly-owned treatment infrastructure, managing and treating stormwater or subsurface drainage water, facilitating water reuse, and securing publicly-owned treatment works.

To help jurisdictions expedite their execution of these essential investments, Treasury's Interim Final Rule aligns types of eligible projects with the wide range of projects that can be supported by the Environmental Protection Agency's Clean Water State Revolving Fund and Drinking Water State Revolving Fund. Recipients retain substantial flexibility to identify those water and sewer infrastructure investments that are of the highest priority for their own communities.

Treasury's Interim Final Rule also encourages recipients to ensure that water, sewer, and broadband projects use strong labor standards, including project labor agreements and community benefits agreements that offer wages at or above the prevailing rate and include local hire provisions.

7. Investing in broadband infrastructure

The pandemic has underscored the importance of access to universal, high-speed, reliable, and affordable broadband coverage. Over the past year, millions of Americans relied on the internet to participate in remote school, healthcare, and work.

Yet, by at least one measure, 30 million Americans live in areas where there is no broadband service or where existing services do not deliver minimally acceptable speeds. For millions of other Americans, the high cost of broadband access may place it out of reach. The American Rescue Plan aims to help remedy these shortfalls, providing recipients with flexibility to use Coronavirus State and Local Fiscal Recovery Funds to invest in broadband infrastructure.

Recognizing the acute need in certain communities, Treasury's Interim Final Rule provides that investments in broadband be made in areas that are currently unserved or underserved—in other words, lacking a wireline connection that reliably delivers minimum speeds of 25 Mbps download and 3 Mbps upload. Recipients are also encouraged to prioritize projects that achieve last-mile connections to households and businesses.

Using these funds, recipients generally should build broadband infrastructure with modern technologies in mind, specifically those projects that deliver services offering reliable 100 Mbps download and 100

Mbps upload speeds, unless impracticable due to topography, geography, or financial cost. In addition, recipients are encouraged to pursue fiber optic investments.

In view of the wide disparities in broadband access, assistance to households to support internet access or digital literacy is an eligible use to respond to the public health and negative economic impacts of the pandemic, as detailed above.

8. Ineligible Uses

Coronavirus State and Local Fiscal Recovery Funds provide substantial resources to help eligible state, local, territorial, and Tribal governments manage the public health and economic consequences of COVID-19. Recipients have considerable flexibility to use these funds to address the diverse needs of their communities.

To ensure that these funds are used for their intended purposes, the American Rescue Plan Act also specifies two ineligible uses of funds:

- **States and territories may not use this funding to directly or indirectly offset a reduction in net tax revenue due to a change in law from March 3, 2021 through the last day of the fiscal year in which the funds provided have been spent.** The American Rescue Plan ensures that funds needed to provide vital services and support public employees, small businesses, and families struggling to make it through the pandemic are not used to fund reductions in net tax revenue. Treasury's Interim Final Rule implements this requirement. If a state or territory cuts taxes, they must demonstrate how they paid for the tax cuts from sources other than Coronavirus State Fiscal Recovery Funds—by enacting policies to raise other sources of revenue, by cutting spending, or through higher revenue due to economic growth. If the funds provided have been used to offset tax cuts, the amount used for this purpose must be paid back to the Treasury.
- **No recipient may use this funding to make a deposit to a pension fund.** Treasury's Interim Final Rule defines a "deposit" as an extraordinary contribution to a pension fund for the purpose of reducing an accrued, unfunded liability. While pension deposits are prohibited, recipients may use funds for routine payroll contributions for employees whose wages and salaries are an eligible use of funds.

Treasury's Interim Final Rule identifies several other ineligible uses, including funding debt service, legal settlements or judgments, and deposits to rainy day funds or financial reserves. Further, general infrastructure spending is not covered as an eligible use outside of water, sewer, and broadband investments or above the amount allocated under the revenue loss provision. While the program offers broad flexibility to recipients to address local conditions, these restrictions will help ensure that funds are used to augment existing activities and address pressing needs.

**WASHINGTON TERRACE CITY
RESOLUTION 21-31**

MODERATE INCOME HOUSING PLAN UPDATE

**A RESOLUTION OF WASHINGTON TERRACE CITY, UTAH, ADOPTING
THE 2021 UPDATE REPORT TO THE MODERATE INCOME HOUSING
PLAN.**

WHEREAS, Washington Terrace City (hereafter “City”) is a municipal corporation, duly organized and existing under the laws of the State of Utah;

WHEREAS, *Utah Code Annotated* §10-3-717 authorizes the City Council to “exercise all administrative powers by resolution”;

WHEREAS, *Utah Code Annotated* §10-9a-408 requires the City to prepare a biannual report that reviews the City’s Moderate Income Housing Plan Element of the General Plan and its implementation;

NOW, THEREFORE, BE IT RESOLVED by the City Council of Washington Terrace City that the attached Moderate Income Housing Plan 2021 Annual Report is hereby adopted and incorporated herein by this reference.

PASSED AND APPROVED by the Washington Terrace City Council this day of _____.

Mayor Mark C. Allen

ATTEST:

Amy Rodriguez, City Recorder

Roll Call Vote

Council Member Barker
Council Member Ferlin
Council Member Seal
Council Member Weir
Council Member West

The City of Washington Terrace Moderate Income Housing Plan



REVISED NOVEMBER 2021

HOUSING

Introduction

Under state law, the Housing Element is a required element of the General Plan under state law. This element of the General Plan identifies the City's housing conditions and needs, establishes the goals, objectives, and policies that are the foundation of the City's housing and growth strategy, and provides the array of programs the City intends to implement to create sustainable, mixed-income neighborhoods across the City.

The private sector largely drives the housing market and shapes how and where people live. Traditionally, planning for housing largely focused on the needs of households, in relation to the housing market, and financing options available to the public. As the population ages in communities, demographics change. As household size shrinks, needs for housing shift to meet modern demands. The City can shape housing by transportation, taxes, land use regulations, and supporting various housing programs. The city can also aid in housing rehabilitation as necessary to preserve a viable housing stock in the city.

This Plan seeks to integrate planning concepts that will allow for a mix of housing opportunities at various income levels to foster growth, community development, and successful neighborhoods. This Plan specifically focuses on moderate income housing as required under state law. This Plan also provides that the City desires to promote the provisions of the Federal Fair Housing Act and the Americans with Disabilities Act to foster a diverse and dynamic community. Unlawful housing discrimination that would violate these federal laws is not tolerated.

General Housing Policy

The City consists of primarily single-family housing units, and the policies of the City will continue to support this demographic for housing in the future. It is the policy of the City to adopt a sensitive lands map to manage development in sensitive areas that include poor soils, high water table, flood plain, storm water, and related hazards. Further, it is the policy of the City to customarily require a comprehensive geotechnical report for all development to address these challenges. The city should adopt ordinances that address geotechnical requirements and sensitive lands.

The residential areas in the city are general not impacted by the FEMA flood plain. Flood prone areas are typically the result of high-water table or other geological sensitive lands. The City policy favors development in areas where there are not geological hazards, negative environmental impacts, or sensitive lands. The City should continue to update and develop its land use regulations consistent with these policies.

Housing and land use discrimination is an ongoing concern in the United States. Land use regulations have been cited as a discriminatory tool by critics, who argue that ordinances are used to deter the entry of certain minority or moderate-income residents into some neighborhoods through density restrictions (exclusionary zoning), or locate such populations in areas with environmental hazards, sensitive lands, areas prone to flooding, or near manufacturing or hazardous activities (environmental discrimination). However, identifying discrimination in regulations is complicated by the fact that land use and zoning have been co-evolving for nearly a century in most American cities, rendering residential sorting and inequitable treatment observationally equivalent. It is acknowledged that the best approach in the City to eliminate

such discrimination is to adopt land use policies that preclude the placement of populations within hazard areas such as the FEMA flood plain, within manufacturing zones, and detrimental sensitive lands.

The city can play a vital role in neighborhood revitalization by maintaining public infrastructure, adequate transportation, and creating walkable communities. The city has been very diligent and should be commended for efforts that have kept older neighborhoods vibrant and well maintained. Future efforts by the city should continue this trend to identify projects and maintain and upkeep neighborhood infrastructure. Housing rehabilitation is a more difficult challenge as such is primarily in the hands of the homeowner. The City can provide support and should consider policies that prevent slum and blight from entering a neighborhood by using nuisance and code enforcement protocols in addition to supporting housing rehabilitation programs of other agencies and organizations.

Moderate Income Housing

This portion of the Housing Element is dedicated specifically to Moderate Income Housing. This Plan is generally based on a five-year projection on the housing aspect for the city. Nearly all housing in the City is owner occupied homes. As required by Utah Code this General Plan contains the City's plan to provide a realistic opportunity to meet estimated needs of moderate-income housing. This portion, identified as Moderate-Income Housing Element, is included below.

Background

This Housing Plan element analyzes existing housing supply, specifically for moderate income households where the income level is at or below 80% of the median income of the community. It also makes a projection of housing needs and factors that will affect housing.

State Law

The City is required to adopt a Moderate-Income Housing Plan in accordance with Utah Code Annotated §10-9a-408. In 2019, the Utah Legislature adopted SB 34 to require the city to address additional measures to support moderate income housing which are included as part of this General Plan. Utah Code Annotated §10-9a-103(47) sets the components for the Moderate-Income Housing Plan.

Moderate Income Housing Plan Components

The following components of the City's Moderate Income Housing Plan comply with Utah Code Annotated §10-9a-103(47) as follows:

1. An estimate of the existing supply of moderate-income housing located within the municipality.
 - This plan reports approximately ten (10) residential units in the City, including rental units. Within the last year, ten (10) new single-family housing units have been constructed in the City.
 - The number of dwelling units as provided by the Weber County Assessor's Office and updated with new permits is as follows:

# of Units	Price Range	# of Units	Price Range
10	Up to \$75,000	601	\$200,001 to \$225,000
9	\$75,001 to \$100,000	948	\$225,001 to \$250,000
34	\$100,001 to \$125,000	364	\$250,001 to \$275,000
96	\$125,001 to \$150,000	160	\$275,001 to \$300,000
51	\$150,001 to \$175,000	155	\$300,001 to \$350,000
154	\$175,001 to \$200,000	371	\$350,001 and more
Total Single-family Housing Units: 2,973			

2. An estimate of the need for moderate income housing in the municipality for the next five (5) years.

Section 4: Housing vacancy in Washington Terrace city

Table B25004	2009 American Community Survey	2017 American Community Survey	Annual Growth Rate (Slope)	2025 Projection	Difference between 2017 and 2025
Total vacant units (ACS Table B25004)	141	399	20	421	22
For rent (ACS Table B25004)	64	269	21	343	74
Rented, not occupied (ACS Table B25004)	27	0	-5	-43	-43
For sale only (ACS Table B25004)	50	31	-3	1	-30
Sold, not occupied (ACS Table B25004)	0	0	0	0	0
For seasonal, recreational, or occasional use (ACS Table B25004)	0	12	2	31	19
For migrant workers (ACS Table B25004)	0	0	0	0	0
Other vacant (ACS Table B25004)	0	87	5	89	2

Source 1: U.S. Census Bureau. Table B25003: Tenure. American Community Survey.

3. A survey of total residential land use.

The city is presently reaching building maximum. Most of the future residential development will be as a result of redevelopment of existing developed areas or utilizing mixed-use or in-fill regulations. There are approximately 441.98 acres of residential land in the city that are undeveloped, however, much of this is located on sensitive land and will not be developed in the future. There are 8.26 acres of land that is considered infill property and is expected to be developed under the infill ordinance.

4. An evaluation of how existing land uses, and zones affect opportunities for moderate income housing.

- The city has outlined in this housing element the land use and zoning opportunities that are being implemented to encourage moderate income for residents.
- Practical consideration must be afforded to preventing housing discrimination and exclusionary zoning.

5. A description of the City's program to encourage an adequate supply of moderate-income housing.

- The City has set forth an effective housing program in this Plan that outlines strategies and barrier reductions that can have positive impacts on encouraging adequate moderate-income housing in the City.
- However, the housing market is presently seeing significant growth and increasing housing prices because of economic conditions on a national level which are impacting households and creating problems outside the control of local government. With these factors, it creates a complex approach to managing housing in general.

Existing Conditions

Monthly housing costs in Washington Terrace city

Section 6: Monthly housing costs in Washington Terrace city

Table B25088 Table B25064	2009 American Community Survey	2017 American Community Survey	Annual Growth Rate (Slope)	2025 Projection	Difference between 2017 and 2025
Total owner-occupied housing unit costs (ACS Table B25088)	\$1,006	\$904	-\$23	\$733	\$ (171)
Units with a mortgage (ACS Table B25088)	\$1,164	\$1,129	-\$9	\$1,058	\$ (71)
Units without a mortgage (ACS Table B25088)	\$290	\$386	\$14	\$497	\$ 111
Median gross rent (ACS Table B25064)	\$653	\$697	\$3	\$715	\$ 18

Community Survey.

Source 2: U.S. Census Bureau. Table B25064: Median gross rent (Dollars). American Community Survey.

Land Use

State law requires that to provide general guidelines for proposed future development of land within the City, each municipality shall prepare and adopt a comprehensive, long-range general plan. The legislative body of the City adopts the plan, or any comprehensive amendment to the plan, upon recommendations made by the Planning Commission.

Concerning moderate-income housing, the proposed general plan, including the accompanying maps, charts, and descriptive and explanatory matter, shall include the Planning Commission's recommendations for a land use element plan, or a comprehensive general plan amendment, to provide for the protection and promotion of, among other things, an estimate of the need for the development of additional moderate-income housing within the city including a plan to provide a realistic opportunity to meet estimated needs if long-term projections for land use and development occur. The City is implementing In-Fill Development Regulations to provide multiple housing variations and costs for all sizes of families. These regulations will also provide housing needs for future residents of the City and future reduce land use barriers.

MODERATE INCOME HOUSING SUPPORTING DATA

Population

3 According to the 2018 census, the city has a total population of 9,187 residents compared to 9,067 in 2010. The median age of the city residents is estimated at 34.2 years of age. The average household size has not seen an increase since 2010, with the average household estimated at 2.8.

Population by tenure in Washington Terrace city

Table B01003 Table B25008	2009 American Community Survey	2017 American Community Survey	Annual Growth Rate (Slope)	2025 Projection	Difference between 2017 and 2025
Total Population: (ACS Table B01003)	8,391	9,122	66	9,723	601
Total Population in occupied housing units (ACS Table B25008)	8,185	8,982	70	9,627	645
Total Population in owner- occupied housing (ACS Table B25008)	6,121	6,625	26	6,527	-98
Total Population in renter- occupied housing (ACS Table B25008)	2,064	2,357	45	3,100	743

Source 1: U.S. Census Bureau. Table B01003: Total population. American Community Survey.

Source 2: U.S. Census Bureau. Table B25008: Total population in occupied housing units by tenure. American Community Survey.

Median household income in Washington Terrace city

Table B25119	2009 American Community Survey	2017 American Community Survey	Annual Growth Rate (Slope)	2025 Projection	Difference between 2017 and 2025
Median household income (ACS Table B25119)	\$48,882	\$53,070	-\$173	\$46,566	\$ (6,504)
Owner-occupied income (ACS Table B25119)	\$57,766	\$67,935	\$763	\$70,323	\$ 2,388
Renter-occupied income (ACS Table B25119)	\$30,739	\$20,957	-\$1,418	\$10,722	\$ (10,235)

Source 1: U.S. Census Bureau. Table B25119: Median household income that past 12 months by tenure. American Community

Households Projections

Housing occupancy in Washington Terrace city

Table B25003 Table B25081	2009 American Community Survey	2017 American Community Survey	Annual Growth Rate (Slope)	2025 Projection	Difference between 2017 and 2025
Total households in occupied housing units (ACS Table B25003)	2,824	3,258	31	3,675	417
Total households in owner-occupied housing (ACS Table B25003)	2,013	2,206	4	2,197	-9
With a Mortgage (ACS Table B25081)	1,441	1,466	-25	1,237	-229
Without a Mortgage (ACS Table B25081)	572	740	29	960	220
Total households in renter-occupied housing (ACS Table B25003)	811	1,052	27	1,478	426

Source 1: U.S. Census Bureau. Table B25003: Tenure. American Community Survey.

Source 2: U.S. Census Bureau. Table B25081: Mortgage status. American Community Survey.

MODERATE INCOME HOUSING POLICY

The requirement for municipalities to support moderate income housing has been in state statute for several years, but in 2019, the legislature passed SB34. This bill requires communities take additional measure to support moderate income housing in the community. Jurisdictions with “fixed guideway public transit station” must include option G or H from “the menu”. To do this, the City shall include three (3) or more of the strategies prescribed in statute in the General Plan. In this General Plan, the City has taken the additional effort to identify four (4) strategies to support moderate income housing.

CITY POLICY

COMPLIANCE

- A. The City will rezone or allow for higher density to promote Moderate Income Housing using the infill property allowance.
- B. Facilitate housing rehabilitation or expansion of infrastructure that will encourage construction.
- C. The city is and will encourage higher density housing in proximity to major transit corridors.
- D. The city will preserve existing Moderate Income Housing through careful planning and code enforcement.

STATE POLICY

RECOMENDATIONS

- Rezone for higher densities.
- A. Facilitate housing rehabilitation or expansion of infrastructure that will encourage construction.
- B. Facilitate the rehabilitation of existing uninhabitable housing stock.
- C. Consider general fund subsidies or other sources of revenue to waive construction-related fees.
- D. Create or allow for, and reduce regulations related to, accessory dwelling units.
- E. Allow for higher density or moderate-income residential development in commercial.
- F. Encourage higher density residential development near major transit investment corridors.
- G. Eliminate or reduce parking requirements for residential development where a resident is less likely to rely on the resident's own vehicle.
- H. Allow for single room occupancy developments.
- I. Implement zoning incentives for low to moderate income units in new developments.
- J. Utilize strategies that reserve subsidized low to

	Moderate housing on a long-term basis. L. Preserve existing moderate-income housing. M. Reduce impact fees related to low- and moderate-income housing. N. Participate in a community land trust program for low- or moderate-income housing. O. Implement a mortgage assistance program for employees of the municipality or of an employer that provides contracted services to the municipality. P. Apply for or partner with an entity that applies for state or federal funds or tax incentives to promote the construction of moderate-income housing. Q. Apply for or partner with an entity that applies for programs offered by the Utah Housing Corporation. R. Apply for or partner with an entity that applies for affordable housing programs administered by the Department of Workforce Services. S. Apply for or partner with an entity that applies for programs administered by an association of governments. T. Apply for or partner with an entity that applies for services provided by a public housing authority. U. Apply for or partner with an entity that applies for programs administered by a metropolitan planning organization or other transportation agency that provides technical planning assistance. V. Utilize a moderate-income housing set aside from a community reinvestment
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agency, redevelopment agency, or community development and renewal agency.

W. Any other program or strategy implemented by the municipality to address the housing needs of residents of the municipality who earn less than 80% of the area median income.

HOUSING AND REGIONAL TRANSPORTATION PLAN (RTP)

The RTP produced by the Wasatch Front Regional Council (WRFC) shows several active transportation areas throughout the city. One of the requirements of SB 34 is that the city considers increasing density adjacent to major transportation centers. The City has three (1) transit routes centrally located to the more vulnerable population center. UTA and the city have worked collaboratively to address public transportation and have successfully mitigated barriers to mass transit. The transit plan successfully links population centers with medical facilities, businesses, and extend reach to the greater Weber County area. Along these routes the Future Land Use Map provides for increased density as a mixed-use consisting of higher density residential and commercial development. See the [Wasatch Choice: 2019-2050 Regional Transport Plan](#).

Policy and Goals

1. The city will continually make efforts to reduce, mitigate, or eliminate local regulatory barriers to moderate income housing.
2. Promote individuals who desire to live near family, and relatives in the city.
3. The City desires to maintain its local culture and lifestyle in conjunction with its housing policies.
4. As resources are available, the City will support the Weber Housing Authority Emergency Home Repair Program to assist in housing maintenance for moderate to low-income homeowners.
5. Facilitate the development of a mix of housing and open space within the city.
6. The City will provide additional housing reports as required by unfunded mandates under state law.
7. Encourage the maintenance of older homes in the city as a means of providing moderately priced housing for families of moderate income.
8. Maintenance of the City's residential zones, unless area is specifically targeted for economic development
9. Encourage owners of in-fill properties to consider low to moderate income housing when developing their properties.
10. Comply with City specific requirements under state law by:
 - Encouraging a variety of housing and residential opportunities by establishing a range of residential densities and lot sizes near major transit investment corridors
 - Encourage infill development as appropriate.
 - Support the development of single-family dwellings, mixed-use development, and retirement housing in the city.

City Council Staff Report

Author: Denzil Remington

Subject: ERP updates from federal AWIA requireme

Date: 11/30/2021

Type of Item: Approval



Summary Recommendation:

Description:

- A. **Topic:** The American Infrastructure Water Act (AWIA) requires that by the end of calendar year 2021, updates to the Emergency Response Plan be made. the changes need to line up with the required Hazzard Assessment of the water system that was completed in June of this year. The Emergency response plan is a protected document, the updates were already supplied to the Mayor and Council, and questions and concerns were previously addressed by Denzil Remington P.W. Assistant Director.
- B. **Background:** Earlier this year it was required under the American Infrastructure Act that the City conduct a Hazard Assessment, and submit an affidavit that the survey was completed to the federal government, this was completed in June. From the assessment the Emergency Response Plan must be updated and adopted by City Council by the end of the 2021 calendar year. The updates are only related to the public water supply. There are 6 updates or additions in total. The additions are Emergency Response to a Physical Attack on Water System, Earthquake Response and Recovery, Emergency Response to Accidental Contamination to Water System, Emergency Response to Tornado or High Winds, Emergency Response to a Power Outage, and Emergency Response to Cyber-attack on SCADA. The plan is not submitted to the federal government, only and affidavit that the ERP was updated and approved by Council.
- C. **Analysis:** The updates were made from the previously approved Hazard Assessment. The additions were formatted to match the existing Public Works response items in the Emergency Response Plan. The Emergency Response Plan is a protected document, the contents are not available to the public for security reasons, further discussion or questions will require a closed session.
- D. **Department Review:** City Manager, Public Works Director, and City Council.

Alternatives:

- A. **Noncompliance:** Not approving the changes will put the city out of compliance with the Federal Act and may incur penalties.

City Council Staff Report

Author: Tom Hanson
Subject: ARPA Grant Application
Date: 12/7/2021
Type of Item: Discussion Action



Summary: Staff is seeking council approval to apply for two grants through the Weber County ARPA funding program. The two grants will be as follows: \$500,000 for the AMI radio read system. The match on the AMI system will be 20%. The city will commit \$100,000 of matching funds. The second project will focus on the middle mile infrastructure for fiber. The grant request will be 1,000,000. The city will commit \$200,000 for the 20% match. Council may approve or decline the grant applications and the associated matching fund commitment.

Description:

- A. **Topic:** Advanced Meter Infrastructure (AMI) grant application for \$500,000 and Middle-Mile Fiber grant application for \$1,000,000 Consideration of grants and the commitment for 20% matching funds required to submit applications.
- B. **Background:** Two significant projects (AMI system and middle mile Fiber Broadband) have been in the background of our planning and strategizing but have never quite made it to the funding stage of our plan because of their cost and our limited ability to fund the projects. However, at this time opportunities have been made available to help fund these projects in a significant way with ARPA grant funding.
- C. **Analysis:** If the Council approves the AMI grant request the city will be required to provide \$100,000 to support the installation and activation of the AMI system. In preparation of this grant other funding options are being considered including CDBG, and Bureau of Reclamation funding grant. The City cannot rely of these funding sources so will be required to make funds available if grant funding is not awarded.

The second grant request for Middle-mile Broadband will require a commitment of \$200,000 for the match. Other funding opportunities (e.g. grants and bonding) are being considered but none have been identified to date. There is a possibility that bonding for the match would be an option and may be considered at a future date.

Department Review: Alternatives:

- A. **Approve the Request:** Provides staff the tools to seek funding for much needed infrastructure funding for and AMI system and Broadband Internet infrastructure.
- B. **Deny the Request:** Eliminates the opportunity to receive grant funding as explained.

City Council Staff Report

Author: Administration/Public Works/Fire Dept
Subject: CAPITAL INVESTMENT PLAN PROJECT PRIORTIZATION
Date: December 7, 2021
Type of Item: MOTION

Summary Recommendations: The City Council, by motion, approve the capital investment plan project prioritization for the Community Development Block Grant

Description:

A. Topic: CAPITAL INVESTMENT PLAN (CIP) PROJECT PRIORTIZATION

BACKGROUND:

Every CDBG applicant is required to document that the project(s) they are applying for are consistent with the City and region's consolidated plan. These projects must be high priority and help fulfill the long-term goals of both the regional and local plans. These plans are reviewed and updated annually to ensure they meet the City's goals and priorities.

CDBG Rating & Ranking

The City's application will be rated and ranked on several criteria including project priority—local, county, and region. The higher the priority in each jurisdiction to more points assigned to the application.

The proposed CIP ranks the projects to be submitted for consideration as City priorities #1 for the proposed Fire project, which consists of turn-out equipment, helmets, and radio equipment. The second application under consideration is the AMI system. This has been ranked #1 under the culinary water heading. This is dependent on additional funding options for this project which will not be known until later in the month. A third option may be to restore and replace waterways throughout the city. This has been ranked as #1 under the storm water heading. It is unknown how the project submittals will be ranked as a county and regional priority. There is a \$250,000 cap on the amount we can receive for projects per entity.

Projects to be Applied For

Staff is proposing to submit applications for the following Projects:

1. *Fire Department Equipment: Radios, Helmets, Turn out Equipment. The City will be applying for a \$60,000 grant.*
2. *AMI antennae Project. The City will use the remaining \$190,000 eligible funds to help Offset the cost of the AMI antennae project.*
3. *If additional funding for the AMI project is not received, the City may apply for the Remaining \$190,000 in eligible funds for phase 2 of the water valve replacements.*

Recommendation: The City Council, by motion, approve the Capital Investment Plan and project prioritization for CDBG eligible projects.

**CITY OF WASHINGTON TERRACE
5- YEAR CONSOLIDATED PLAN- CAPITAL PLAN
2022**

CDBG HIGH PRIORITY PROJECTS

PRIORITY RANKING	PROJECT IDENTIFYER	PROJECT LOCATION	PROJECT DESCRIPTION	PROJECT DESIGNATION	ESTIMATED COST	Project Year
CULINARY WATER						
5	CW7	Well #1 on 500 West	Well evaluation	City wide	\$ 39,000.00	2024
6	CW17	300 E - 5050 S to 5100 S	Construct 8" water main for looping	City wide	\$ 30,485.00	2024
1	CW 21	City Wide	AMI Anntenae Project	City wide	\$ 400,000.00	2022
2	CW54	City Wide	Phase 2 Water Valve Replace	City wide	\$ 220,000.00	2022
3	CW 30	300 West	Reconnect to Pressure zone (OTIS II)	City wide		2023
4	CW 14	10" water main loop on 300				2023
SANITARY SEWER						
5	SS8	4850 - 4800 S outfall	Replace existing slipline 8" line with a 10"	Site Specific	\$ 179,920.00	2025
4	SS18	500 W	Replace existing 12" & 10" line with 12" line	City wide	\$ 271,700.00	2025
3	SS20	250 E - 4575 S to 4450 S	Relocate existing line	Site Specific	\$ 132,555.00	2024
2	SS22	4750 S - 300 W to 370 W	Upgrade existing line along back yards	Site Specific	\$ 78,078.00	2023
1	SS9	300West	Replace 8" to 10" Slipline	Site Specific	combine SS9	2022
STORM WATER						
3	SD16	300 W - 4800 S to 4850 S	Storm water relief line	City wide	\$ 62,400.00	2024
2	SD6	TH Bell	Regional Detention Basin	Site Specific	\$ 746,850.00	2023
1	SD21	Road Intersections	Replace broken waterways	City wide	\$ 174,915.00	2022
4	SD26	300West	Upsize 36" to 42"	City wide	\$ 84,500.00	2025
Fire Dept						
1	TBD	6301 S 300 W Fire Station	Turn out equipment	City wide	\$ 50,000.00	2022
1	TBD	6301 S 300 W Fire Station	Radios	City wide	\$ 53,000.00	2022
1	TBD	6301 S 300 W Fire Station	Helmets	City wide	\$ 4,080.00	2022
2	TBD	6301 S 300 W Fire Station	Replacemnt of Bay Garage Doors	City wide		2022
2	TBD	6301 S 300 W Fire Station	Replacement of Fire Engine	City wide		2023

City Council Staff Report

Author: Amy Rodriguez
Subject: 2022 Meeting schedule
Date: December 7, 2021
Type of Item: Discussion and Action



Summary Recommendations: Council may review and adopt the 2022 annual meeting schedule

Description:

A. Topic: 2022 Annual meeting Schedule

State law mandates that if regular meetings are held throughout the course of a year, a meeting schedule must be adopted and posted at least once during the year.

B. Analysis: It is recommended that Council adopt a meeting schedule for 2022. The proposed meeting schedule would include regular city council meetings on the first and third Tuesday of every month. Additional meetings, such as work sessions or retreats, can be added with proper noticing requirements. If time or dates change, notice will be given accordingly.

Attached is a tentative calendar with meeting dates, tentative topics and other important dates in the city.

C. Department Review: City Recorder

Alternatives:

A. Approve the Request: Council can approve the proposed 2022 meeting schedule and meet on the first and third Tuesday of each month, with the exception of December, where there will be only one regular scheduled meeting due to holiday schedules.

B. Amend the Request: Council can decide to amend the meeting schedule.

Recommendation: Staff recommends that Council adopt the 2022 annual meeting schedule as outlined in report.

CALENDAR OF EVENTS - Tentative

JANUARY 2022

Friday. 31ST New Year's Observance- City Offices closed

Tuesday 4th: Swearing in Ceremony 5:00 p.m.

Tues. 4th : Work Session : Audit 5:15 p.m.

Tues. 4th City Council Meeting 6:00p.m.

- Council Training Open Meetings
- Audit presentation
- Appointment of Mosquito Abatement
- Open Meetings Training
- Ethical Behavior Pledge (staff and council included)

Tues. 4th: RDA Meeting

- RDA Annual Report

Mon. 17th Martin Luther King JR. Day- City Offices closed

Tues. 18th – City Council Meeting 6:00 p.m.

- **Public Hearing- Budget Transfer**
- **Public Hearing- Budget Adjustment**
- Resolution: Budget Adjustment

Thur.27th Planning Commission Meeting 6:00 p.m.

- Nominate and elect Chair and Vice Chair

FEBRUARY 2022

Tues. 1st City Council Meeting 6:00 p.m.

- Sheriff office quarterly report
- Fire Dept Quarterly
- Finance Quarterly
- Animal Control Quarterly

Tues. 15th City Council Meeting 6:00 p.m.

Mon. 21st President's Day- City Offices closed

Thur. 25th Planning Commission meeting 6:00 p.m.

MARCH 2022

Tues 1st Terrace Days Planning 5:00 p.m.

Tues.1st City Council Meeting 6:00 p.m.

Tues. 15th City Council Meeting 6:00 p.m.

Thur. 31st Planning Commission meeting 6:00 p.m.

APRIL 2022

Tues. 5th Budget meeting 5:00 p.m.

Tues. 5th City Council Meeting 6:00 p.m.

Tues. 19th City Council Meeting 6:00 p.m.

- Sheriff's office quarterly report
- Fire Department quarterly report
- Finance Department quarterly report
- Animal Control quarterly report

Wed. April 20th -22nd – ULCT (tentative)

Thur. 28th Planning Commission meeting 6:00 p.m.

MAY 2022

Tues.3rd Budget Meeting 5:00 p.m.

Tues. 3rd City Council Meeting 6:00 p.m.

Tues.17th Budget Meeting 5:00 p.m.

Tues. 17th City Council Meeting 6:00 p.m.

Mon. 30th Memorial Day- City offices closed

Thur. 26th Planning Commission meeting 6:00 p.m.

JUNE 2022

Tues. 7th Budget Meeting 5:00 p.m.

Tues. 7th City Council Meeting 6:00 p.m.

Sat. 11th TERRARCE DAYS

Tues.14th City Council Meeting 6:00 p.m.

Thur. 30th Planning Commission meeting 6:00p.m.

JULY 2022

Monday July 4th : City Offices closed in observance of Independence Day

Tues 5th : City Council Meeting 6:00 p.m.

Tues 19th City Council Meeting

- Sheriff Office Quarterly
- Fire Dept Quarterly
- Finance Dept Quarterly
- Animal Control Quarterly

Monday 25th Pioneer Day Observed – City offices closed

Thurs.28th Planning Commission meeting 6:00 p.m.

AUGUST 2022

Tues. 2nd City Council Meeting 6:00 p.m.

Tues. 16th City Council Meeting 6:00 p.m.

Thurs. 25th Planning Commission Meeting 6:00 p.m.

SEPTEMBER 2022

Mon. 5th Labor Day- City offices closed

Tues. 6th City Council Meeting 6:00 p.m.

ULCT Conference TBD

Tues. 20th City Council Meeting 6:00 p.m.

Thur.29th Planning Commission meeting 6:00 p.m.

OCTOBER 2022

Tues.4th City Council Meeting 6:00 p.m.

Mon. 10th Columbus Day- City offices closed

Tues. 18th City Council Meeting 6:00 p.m.

- Sheriff's office Quarterly report
- Fire Department Quarterly report
- Finance Department Quarterly report
- Animal Control Quarterly report

Thur 27TH Planning Commission meeting 6:00 p.m.

NOVEMBER 2022

Tues 1st ; Election Night (state)

Tues. 1st City Council Meeting 6:00 p.m.

Thurs. 11th Veteran's Day observed- City offices closed

Tues. 15th City Council Meeting 6:00 p.m.

Thur. 17th Planning Commission Meeting 6:00 p.m.

Thur- Fri. 24-25 Thanksgiving Holiday- City Offices closed

DECEMBER 2022

Tues. 6th City Council Meeting 6:00 p.m.

- Annual Meeting Schedule

Monday 26th Christmas Holiday- City Offices closed

Thurs. 29th Planning Commission 6:00 p.m.