

AGENDA

SECOND PUBLIC HEARING FOR THE COMMUNITY DEVELOPMENT BLOCK GRANT (CDBG)

AND THE REGULAR TOWN COUNCIL MEETING

WEDNESDAY, APRIL 19th, 2023 AT 6:30 P.M.

CASTLE VALLEY TOWN BUILDING - 2 CASTLE VALLEY DRIVE

****Due to concerns regarding the potential spread of COVID-19 this meeting will be a hybrid meeting held electronically by Zoom and also in person at the anchor site the Town Building with limited seating. If you have comments or concerns for the Council please attend or email them prior to the Meeting: townclerk@castlevalleyutah.com or call 259-9828 M-W 9AM-1PM. Thank you!**

PLEASE NOTE: ** HOW TO JOIN BY ZOOM**

Meeting ID: 660 541 0108 Passcode: 84532

Option 1 Dial-in phone number (US): (253) 215-8782 follow prompts.

Option 2 Join the online meeting (must have computer speakers and microphone):

<https://zoom.us/j/6605410108?pwd=Q05sYm5qQ0lpNIY5TVp2bTU5VnZjQT09>

1. Call to order and Roll Call

Public Hearing

To discuss the Placer Creek Low Water Crossing Feasibility Study project determined to be applied for in the CDBG Small Cities Program in Program Year 2023.

Regular Town Meeting

2. Open Public Comment

3. Approval of Minutes: Regular Town Council Meeting March 15, 2023

4. Executive Reports:

*Water Agent and Water Committee Report - John Groo/ CM O'Brien

*Road Department Report- Dorje Honer

*Planning & Land Use Commission- Colleen Thompson

*Community Renewable Energy Act-CM Gibson

*Fire District-M Duncan /Chief Drake

* Treasurer's Report- CM Hill

5. Correspondence: Blue Sky Certificate

6. Administrative Matters & Procedures: Town letters, Castle Valley Scholarship, Changing Council terms to sync with County Elections, Spring Clean-up wrap up, Update on NGWMN Grant.

NEW BUSINESS

7. Discussion and Possible Action re: Request for Proposals/ Memorandum of Understanding with the Utah Geologic Survey for the Water Balance Study.

8. Discussion and Possible Action re: Approval to use the ARPA/SLFRF \$37700.00 funds as needed for the Water Budget Study.

9. Discussion and Possible Action re: Approval to repair or replace the Town Building well pump for up to \$2000.00.

10. Discussion and Possible Action re: Approval of the Community Renewable Energy Act Utility Agreement.

UNFINISHED BUSINESS-NONE

11. Payment of the bills.

ADJOURNMENT

For Meeting Packets go to: <https://www.utah.gov/pmn/index.html> Government: select "Cites"

Entity: select "Castle Valley" Body: select "Town of Castle Valley" Select this meeting and click on "Download attachments"

Bruce Adams
Board Chair

Geri Gamber
Executive Director



Providing Services in Carbon, Emery, Grand, and San Juan Counties
375 S. Carbon Ave. • PO Box 1106 • Price, UT 84501 • 435 637-5444 • Fax 435 637-5448

Relay - 711
Spanish Relay Utah
888-346-3162

March 14, 2023

Jocelyn Buck, Town Clerk
Town of Castle Valley
HC 64 PO Box 2705
Castle Valley, UT 84523

Congratulations,

Your community has been awarded a Community Development Block Grant in the amount of \$39,600 for Town of Castle Valley/Placer Creek Low Water Crossings Planning Grant for the **2023** program year. Your application was recommended for funding on **03/06/2023** by the Southeastern Utah Association of Local Governments Governing Board following the approved rating and ranking policies. Having met the initial eligibility requirements established by HUD and the Housing and Community Development Division, your next steps are summarized below.

1. **Attend the mandatory CDBG grantee workshop.** This workshop provides important information that will help you administer a successful project. **The workshop will be held Thursday, April 27, 2023** from 9:30 am to 4 pm at 140 East 300 South in Salt Lake City. You must not begin any part of the contractual process (procuring contractor) prior to completing the HUD environmental review process and executing the State CDBG contract. Project managers with previous experience managing CDBG projects *may* be excused from this training if they receive approval from the state CDBG staff in advance of the training.
2. **Hold a second public hearing.** You must post & hold a 2nd public hearing prior to **May 31, 2023.** (Post on Utah Public Meeting Notice website). Please use the attached templates. They are also in the **2023** CDBG Application Policies and Procedures book. Applicants who don't post & hold the 2nd public hearing correctly by the deadline will not be funded.
3. **Submit finalized CDBG application in WebGrants3 by May 31, 2023.** Applications not submitted by the deadline will not be funded. You will be notified by the state CDBG staff as soon as all application requirements have been satisfied. Please contact me if you have any questions about your application.
4. **Prepare/Submit Environmental Review & Execute state contract.** The state CDBG contract cannot be executed until the project receives environmental clearance. All contracts must be returned to the state by **September 30, 2023.** Failure to complete the contracting process by this date will result in forfeiture of the grant funds.

This notice of grant award is not an approval to begin the committing/expending funds associated with this project and is contingent upon the State of Utah receiving the 2023 allocation from HUD.

Sincerely,

Geri Gamber, Executive Director

CC: Jade Powell, Deputy Director

DRAFT MINUTES
THE REGULAR TOWN COUNCIL MEETING
WEDNESDAY, March 15th 2023 AT 6:30 P.M.

CASTLE VALLEY COMMUNITY CENTER – 2 CASTLE VALLEY DRIVE

Due to concerns regarding the potential spread of COVID-19 this was a hybrid meeting held at the anchor site 2 Castle Valley Drive as well as electronically by Zoom.

Council Members Present: Mayor Duncan and Town Clerk Buck at the anchor site and Council Members: Gibson, Hill, Holland, and O'Brien on Zoom.

Absent: None

Others Present at Anchor Site: Dorje Honer and Colleen Thompson

Others present on Zoom: John Groo, Laurie Simonson, and Sherriff Wiggins.

Clerk: Jocelyn Buck

M Duncan called the Meeting to order at 6:30 PM, Buck called role.

1. Open Public Comment-None

2. Approval of Minutes: Public Hearing and Regular Town Council Meeting February 15, 2023

CM Gibson motioned to approve the minutes from the Regular Town Council Meeting February 15, CM Hill seconded; CM O'Brien abstained as he was not present at that meeting.

3. Executive Reports:

*Grand County Sherriff Wiggins gave the Council an update on what has been accomplished in the last three months: Established a Major Crime task force, all positions are filled except for one position in the jail and two positions on the road. The goal is to have deputies live in different areas in the County to increase response times i.e., one in Thompson and one in Castle Valley. Hollan Moore is a sergeant with Corrections, he lives in Castle Valley. He is a Special function officer so when he is on duty he can act as a law enforcement officer but he is not an LEO 24/7 officer that can issue speeding tickets. The Department is working on having more of a presence throughout the County. Wiggins is trying to implement more Community based policing. He asked what Castle Valley concerns were and speeding was the number one complaint. Wiggins has applied for a grant to get two more speed trailers. M Duncan expressed that without any law enforcement presence people just try to see how high they can make the speed trailers MPH go. Buck reported she has had several complaints that Moore's' Sherriff truck speeds on Castle Valley Drive. M Duncan asked about having the County respond to animal calls in the Valley. Wiggins said that the County will respond, but in the future, he hopes to hire a County Code Enforcement Officer but that will have to wait until the next budgeting year. The Department is working with Utah Highway Patrol to cover the River Road speeding problems. CM Hill also brought up several livestock neglect situations that she wanted to report. Josh Green is the County Code Enforcement Officer; he is who we could report County code violations to such as lighting problems. Best way to contact Sherriff Wiggins is to text him 435-260-8984

M Duncan and the Council thanked Sherriff Wiggins for attending.

Water Agent and Water Committee Report - John Groo reported work on the Water Management Plan continues. Groo and Janae Wallace are still working towards getting specific private wells for additional monitoring. CM O'Brien reported that at the MAWP meeting Cash (DWRI) listed seven legislative bills related to water rights that were passed ; HB 150, SB 53, SB 144, SB 277, SB 251, SB 76/33. There will be more information to come on these from the Water Advisory Committee.

*Road Department Report- Dorje Honer - Report provided. The grader will probably need replacing in the next couple of years and the Town needs to add a purchasing policy for equipment auctions. Honen has worked on the Backhoe brakes and says they are fine, however Honer still thinks they don't feel quite right. CM Gibson, Hill and Honer are still working through some database report modifications with Groo.

*Planning & Land Use Commission- Colleen Thompson reported the PLUC is still looking into Legislative bills that may affect Town Land Use. The PLUC had an extensive discussion on the pros and cons of joining the National Flood Insurance Program (NFIP). Prior to deciding to or not to join the program it may be in the Town's best interest to adopt some of the Land Use (building) regulations required by the NFIP Ordinance. Grand County Building Department will help us with those regulations. The information on

NFIP has been sent out to the Council to review, soon the PLUC will be presenting their NFIP recommendations to the Council.

PLUC will also start working on the General Plan Survey questions.

*Community Renewable Energy Act-CM Gibson reported the Utility Agreement is still with Rocky Mountain Power attorneys. Simonson has commented on the Agreement on behalf of the Town.

*Fire District-M Duncan reported the Fire District is currently looking into expanding their District to include Castleton.

* Canyonlands Solid Waste Authority- Diane Ackerman sent a report announcing two Reduce, Reuse and Recycle Events in April.

4. Correspondence: None

5. Administrative Matters & Procedures: No Town letters. CIB training update M Duncan explained the CIB has changed the project priority list system to an annual list of projects that are considered "shovel ready ". Due to decreases in revenue CIB will be funding more loans than grants. Town priorities on the CIB list are the Placer Creek Low water crossing, the grader, and Water Budget Study. Some projects need to be on the CIB list as part of applying for other grants. M Duncan added that equipment auctions may be the best way to purchase a replacement grader, so the Town needs to amend the purchasing policy to cover that. CM Hill agreed that the purchasing policy should be amended so the Council could pre-approve in a meeting the equipment sought and a certain amount /limit to be spent at an auction. Getting bids works for new equipment that we can't afford. Honer will ask Moab and Grand County about their policy regarding auction purchases.

NEW BUSINESS

6. Discussion and Possible Action re: Approval of the Canyonlands Solid Waste Authority CV Spring Clean-up Contract and \$3600.00 bid for Saturday April 15th, 2023

CM Hill motioned to approve the \$3600 bid for the Spring Clean-up, CM O' Brien seconded motion passed unanimously.

7. Discussion and Possible Action re: Approval of the Community Renewable Energy Act Utility Agreement. Agreement still with Rocky Mountain Power for approval. Item dropped.

8. Discussion and Possible Action re: Memorandum of Understanding with the Utah Geologic Survey for the Water Balance Study. The MOU is still with the UGS amending the cost sharing language. Item dropped.

9. Discussion and Possible Action re: International Dark Sky Week Proclamation. CM Holland had several corrections to the Proclamation.

CM Hill motioned to pass the International Dark Sky Week Proclamation with CM Holland's corrections, CM O'Brien seconded, motion passed unanimously.

10. Discussion and Possible Action re: Amendments to Groundskeeper Job Description.

M Duncan and the Council discussed the necessary amendments to the description changing the supervisor to the Mayor and clarifying the snow and ice removal responsibilities and compensation. Also, the starting wage on the description should be updated from \$15/hr. to \$20/hr.

CM Hill motioned to approve the changes to the Groundskeeper job description, CM Obrien seconded, motion passed unanimously.

UNFINISHED BUSINESS-NONE

11. Payment of the bills.

CM O' Brien motioned to pay the bills to include paying the Rocky Mountain Power bill when it comes, CM Gibson seconded, motion passed unanimous.

ADJOURNMENT

CM Hill motioned to adjourn, CM O'Brien seconded, motion passed unanimously.

M Duncan adjourned the Meeting at 8:00 PM

Approved:

Attested:

Jazmine Duncan, Mayor

Jocelyn Buck, Town Clerk

Town of Castle Valley
Road Department
Quarterly Report Q1 2023
Dorje Honer
April 11, 2023

ROAD MAINTENANCE

- 3 potholes on Castle Valley Drive Filled (2 around the mailbox area, and a permanent fix for the pothole in front of the town lot.)
 - Damage on the side of the road will be worked on as well, however some sections need ditch maintenance and the repair will occur after the ditch maintenance (To allow for repairs of any damage that occurs during the ditch maintenance).
- Snow plowing performed on various roads as needed.
- Grading has begun and will continue until conditions are unfavorable, with potential exceptions (see below).
 - Priorities will be the areas worst affected by mud and rutting and general surface/ditch degradation. Currently we are trying to cover some of the roads that will dry out the quickest and may not workable without water use soon. (starting from the Northwest of the valley). If time allows we will go over any other roads that may need to be resurfaced. We will also be working on improving drainage on all roads as time/weather permits.
 - Planned (in rough order):
 - W. Pope, Keogh, E. Miller, E. Shafer, E. Buchanan, Upper 80, W. Holyoak, W. Lazarus, W. Bailey, W. Pace, W. Rimshadow, Taylor, W. Miller, W. Shafer, Meadow, Cliffview.
 - In-Progress:
 - W. Buchanan, E. Pope
 - Completed:
 - Firecliff*, Rimrock, Castle Creek*, Homestead, Amber, E. & W. Chamisa, E. Rimshadow, E. Lazarus, E. Bailey, E. Pace, E. Holyoak.
- 2 Culverts on crossing Castle Valley drive were cleared. (Miller and Pope). Will also be working to keep the rest of the culverts clean in preparation for the spring runoff.
 - Other clogged culvert entrances and exits cleared, some may require follow up clearing.

PROJECTS

- US Army Corp of Engineers documentation finalized and submitted.
- Minor pavement fixes on Castle Valley Drive to the worst spots are planned shortly.
 - This will be the worst potholes and areas where the edge has deteriorated as material allows.

MATERIALS

- Some material will be spread during grading to improve muddy areas.
 - Materials applied to (in loads, ~ 5 Tons Each, lanes without numbers are single loads):
 - Castle Creek, Firecliff, Homestead (2), W. Chamisa, E. Rimshadow, E. Lazarus, E. Bailey, E. Holyoak, E. Pope (2).
 -
- Some cold patch is planned on being purchased and applied to the worst spots.
- Large material in the easement is planned to be recovered for large washout incidents.

REQUISITIONS

- Steel angle iron for Grizzly (on order)

ACQUISITIONS

- Yearly allotment of materials (~150 Tons road base, ~90 Tons Gravel, ~60 Tons Rip-Rap)
- Lockout/Tagout
- Oil Catchment System.
- 55 gallon drum of 15W-40 (Diesel Engine Oil)
- Steel Rails for the Grizzly.
- 55 gallon drum of Hydraulic Oil
- Work/equipment lights.
- Portable bandsaw and other metal cutting supplies.
- Welding helmet.
- Cargo Straps.
- Fluid pumps

- Retractable air line.
- High Speed Steel drill bits
- Other assorted tools.

EQUIPMENT

- Backhoe
 - Honnen was contacted and came out to check brakes.
 - Brakes were deemed good, however they still feel weird, we will use extra caution during use.
 - Fuel Gauge circuit failure fixed.
 - Operational, extra caution used. (Brakes)
- Ford Dump Truck
 - Hydraulic pump disconnected to avoid damage. (may be too late, investigating)
 - Due to this it is inoperable as a dump truck/plow.
 - Other systems are functional, set as dedicated water truck.
 - Operational.
- Loader
 - Seal replacement work In Progress.
 - Non-Operable (Under Repair)
- Grader
 - Grader tire issues resolved, drive tires are all new.
 - Electrical system fixes are in progress (Lighting, instruments)
 - Scarifier repair planned. (Lower Priority)
 - Link bar repair planned. Tool design completed, manufacturing in progress.
 - Operational.
- Grizzly Rock Separator
 - Temporary mesh fix failed.
 - Redesign completed
 - Rails installed.
 - Fully Functional.

FACILITIES

- Shop redesign completed.
- Organization in progress.

TRAINING

- LTAP Building 2023 Attended.
 - Topics covered:
 - Dust Mitigation, Snowplow Operations, Pavement Assessment and Preservation, Project Funding, Trench shoring and Safety, FirstNet & leasing equipment to save money, and a Road Dept. Head Roundtable.

BUDGET

- We are currently within our budget for the year.

INCIDENTS & ACCIDENTS

- Nothing to report at this time.

WORK SCHEDULE

- The road crew works a flexible schedule (usually Mondays & Tuesdays) based upon: resources available, prioritization of work, weather conditions, and the private schedule of its employees. The road crew currently does not work on Sundays except for emergencies.

DRAFT MINUTES
REGULAR MEETING OF THE PLANNING AND LAND USE COMMISSION
TOWN OF CASTLE VALLEY

Date: Wednesday, February 1, 2023

Time: 6:30 PM

Place: CASTLE VALLEY COMMUNITY CENTER - 2 CASTLE VALLEY DRIVE

Electronic Meeting Due to COVID-19

Electronic Meeting Determination

Consistent with provisions of the Utah Open and Public Meetings Act, Utah Code Ann. § 54-2-207(4), Ryan Anderson, Chair of the Town of Castle Valley Planning and Land Use Commission, issues this Determination supporting the decision to convene an electronic meeting of the Planning and Land Use Commission via Zoom conference call without a physical anchor location. Due to the COVID-19 pandemic, Meetings at the anchor site may present substantial risk to public health and safety. Taking into consideration public health orders limiting in-person gatherings, the average "at risk" age of Town residents and the limited space in the Town building, the Planning and Land Use Commission will continue to hold meetings by electronic means. This determination expires 30 days after the day on which the Chairman has made the determination. The public can join the Zoom conference call Meetings or submit comments through emails.

Meeting ID: 660 541 0108 Passcode: 84532

Option 1 Dial-in phone number (US): (253) 215-8782 follow prompts.

Option 2 Join the online meeting (must have computer speakers and microphone):

<https://zoom.us/j/6605410108?pwd=Q05sYm5qQ0lpNlY5TVp2bTU5VnZjQT09>

Commission Members Present: Ryan Anderson, Julie Baird, Marie Hawkins, Jeff Whitney
(Colleen Thompson excused absent)

Clerk: Jessica Maw

Others Present: Jazmine Duncan, Jocelyn Buck, Tracie Harrison, McKenzie Goodenough

CALL TO ORDER REGULAR MEETING

Chairman Ryan Anderson called to order the Regular Meeting at 6:30 PM and issues the Electronic Meeting Determination.

1. Adoption of Agenda – Whitney moves to adopt agenda. Baird seconds. Motion passes unanimously.

2. Jocelyn Buck swears in Marie Hawkins.

3. Open Public Comment: None

4. Approval of Minutes Regular Meeting 12.7.2022 – Anderson recuses himself. Remove mention of Ryan's name and replace with Julie's as she chaired the last meeting. Hawkins moves to approve minutes as revised. Baird seconds. Motion passes.

4. Reports –

- o Correspondence: None

- o Town Council Meeting(s) – Given by Jazmine Duncan. December meeting had public hearing for input on CDBG. Brian Torgeson with SITLA visited, Under Canvas won the

bid on the parcel at the south end of the valley. No further information right now, but he is willing to come back if we'd like. Conditional Use Permits previously referred to Town Council were approved. Colleen Thompson and Marie Hawkins have decided to renew their terms on the PLUC. In January there were amendments to the town policy for COLA increase, and increase in flexibility for merit salary increases. Ryan asks if Brian Torgeson gave a date for when he'd be coming back with more information. Jazmine states it could be two years out before anything is put on the ground by Under Canvas, so there is some time for further input.

- o Building Permit Agent Report – Postponed
- o Procedural Matters - None

NEW BUSINESS

5. Discussion re: FEMA flood insurance informational updates –

Tracie Harrison: Alluvial fan is ancient deposits coming off of mountains like bluffs that appear to have fanned out over a geological timeframe when looking at a map. Alluvial fans don't have designated flood channels by their nature, so water can decide its own path through the fans. The town has had some flooding, so there might be areas of concern that the town would want to look at when putting together regulations for building.

Right now, the town is in a special area where nothing indicates there is a flood risk, but we know we do, and we will see this when the area eventually gets mapped with LIDAR (Light Detection and Ranging — a remote sensing method used to examine the surface of the Earth). National Flood Insurance Program came into being in 70's congressionally with limits on coverage for insurance policies. A community joining the NFIP program does so voluntarily between our community and federal government. State acts as intermediate and regulates the program by teaching communities what's involved with participating in the program and providing technical assistance. When a community first joins the program, they will do their mapping risks, then look at mitigation of risk through compliance and flood plain ordinances, and what flood insurance is provided. When a community joins the NFIP, community makes the decision to allow administration of special flood hazard areas through ordinance. In exchange for that is federally backed insurance. Also help with grant. Benefits: to help in development to protect people and properties through building regulations, reduce flood damage, and provide access to flood insurance to help pay for flood losses. It's there for when disaster assistance and disaster dollars are not accessible if when purchasing flood insurance, they're not waiting for an agency to declare a disaster for their losses to be mitigated.

Some of the things the federal government provides under the NFIP: ability to purchase federally backed flood insurance; gives access to hazard mitigation grant (HMA); and increases eligibility for grant money in the event of damage to public and privately owned facilities in the event of a declared disaster.

It would require that new buildings or substantially improved existing buildings in a flood prone area are built in a way that minimizes the possibility for flood damage by adopting NFIP flood plain regulations, and an ordinance and flood plain development permits that follow those regulations. Type of ordinance that the town need to carry depends on flooding map risk. Right now, because the town are a non-special flood hazard, the town don't have known map risks so the town can come into the program without having an ordinance and without having a flood

plain development permit. After the town is mapped, then the community is going to be required to be engaged in the process of developing the ordinance and flood plain development permits regulated by the NFIP. Depending on how the community is mapped will determine what types of regulations the community will need to follow. If the community decides they want to join, the town just needs to fill out an application and write a resolution of intent (letter of intent).

Flood insurance: If a property owner has a federally backed mortgage, they are required to purchase flood insurance if in a special flood hazard area. Right now, flood insurance wouldn't be required. 12 of last 15 presidentially declared disasters were floods. Some communities didn't meet the threshold for a declared disaster. So there was no federal disaster assistance available. In the event that a federal disaster is declared, the average payout per household is \$5000. The Small Business Association (SBA) will then offer low-interest loans for property owners to rebuild/repair their property. Average claim payout in Utah for flood insurance is \$69,000. The community can rely on disaster assistance, then supplemented by the loan through the SBA if they don't have flood insurance. Publically owned property would apply for Public Assistance funds. FEMA provides funds to repair infrastructure to get it back to where it was, but if there was reason to upsize for future hazard mitigation, there could be additional funds available through grants.

A community that participates in the NFIP has access to the NFIP for flood insurance. They don't have to participate in the NFIP to get access to private insurance. Private insurance is expanding; they're not backed by federal dollars and have different coverage and deductibles. Benefits of having NFIP coverage is the deductibles are a set amount, which is typically less than through private insurance. Limitations of NFIP: ground water not covered by NFIP; has to be overland flows or mud flows; two properties or five acres must be affected to be considered eligible for a claim.

All structures currently built would be covered. If after participating in the NFIP they sustain flood damage to more than 50% of the structure's market value, they would be considered to need Substantial Improvement, requiring the structures to abide by all adopted NFIP regulations and ordinances.

Jeff asks if even with the flooding in Moab last year, they did not get a disaster declaration and Tracie confirms that's correct. Moab sent in predeterminations to determine the amount of damage overall, then individual damages were looked at. Some roads are owned by the federal government, so the damages didn't meet the threshold for the state or FEMA.

Jeff indicates the town have a culvert in the town that if it was damaged, it would affect our ability to get in and out of town. He asks if there are federal grants in case of damage to the culvert. Tracie states the town would have access to grants and she can get the town in contact with the state flood hazard mitigation officer Kathy Holder (sic) for more information. Some grants require the town have an emergency mitigation plan. If the federal government knows the town is trying to build a safe community through developing ordinances, it would make the town's grant applications more competitive.

Ryan asks what the downside of joining the program would be. Tracie states the downside is regulating it. We may have community members that are not allowed to build in the way that they want to build. RVs that are not road ready could not sit in the same area for more than 180

days. RVs and other mobile homes would be required to elevate and be tied down per the regulations.

Julie clarifies as a follow-up, the ordinance that the town would have to create wouldn't happen now, we would submit the application with the intent that an ordinance would happen sometime later, the maps get completed. Chances are it will show we are in a special flood area. At that point, if we want to enable our residents to get federally backed flood insurance, we would need to participate in the NFIP. Tracie confirms this is correct and refers the PLUC to Title 44 Section 60.3 in the Federal Code of Regulations for the regulations the town would need to adopt: <https://www.ecfr.gov/current/title-44/chapter-I/subchapter-B/part-60/subpart-A/section-60.3> Tracie states the town would probably not have effective maps for another 4-5 years.

If the town joins the NFIP before the map is available, but then decide to back out once the map is made available, the town would be a "sanctioned community," which means the people who currently have insurance through the NFIP will get a letter stating their policies will not be renewed, and those with federally backed mortgages will get a letter stating they are no longer covered under NFIP funds and would be required to get private insurance. The town would not be eligible for federal disaster grant funds if they are sanctioned. In order to get out from under being sanctioned, there would be a review of the last five years of development in the community to identify any areas out of compliance and the town would need them back under compliance.

Jocelyn asks if FEMA will require the town to have our own Flood Plain Administrator. Tracie says the town could have our own Flood Plain Administrator, or the town could have a Memorandum of Understanding with the county's FPA that they would oversee flood plain permitting in the town since they have an engineer on staff, then it could be sent to the town to be signed off on.

Tracie and McKenzie are excused from the meeting.

Julie suggests keeping this matter on the agenda as an open discussion may be helpful as the PLUC continues to get additional information in order to give members of the community to get all the information.

Jazmine suggests the PLUC includes this as a part of the upcoming general survey.

Jazmine says this could potentially cause some of the lots in the town to become unbuildable. Jeff states that may trigger a future discussion about whether the town would allow leniency with setbacks and other parts of the ordinance.

Jocelyn asks what the town's liability is if we do nothing, if we don't participate once the maps are created. What's the town's liability if someone buys a lot and we don't let them build on it? Jeff doesn't believe we would have a liability if we don't participate, and they build and get flooded without flood insurance. He does believe there would be some liability if we don't let them build on a lot at all. Jazmine agrees, and adds there is still private insurance a property owner has access to.

Ryan says we should put this on next month's agenda, and in the interim if we have questions we could get those to Tracie and McKenzie. He will reach out to them for the PowerPoint in

tonight's meeting, as well as the links McKenzie provided in the Zoom chat. Jazmine suggests he ask for a sample ordinance as well.

UNFINISHED BUSINESS

6. NONE

CLOSED MEETING – None

7. **ADJOURNMENT** – Baird motions to adjourn. Chair Ryan Anderson adjourns the Regular Meeting at 8:05 PM.

DRAFT

DRAFT AGENDA
REGULAR MEETING OF THE PLANNING AND LAND USE COMMISSION
TOWN OF CASTLE VALLEY

Date: Wednesday, March 8, 2023

Time: 6:30 PM

Place: CASTLE VALLEY COMMUNITY CENTER - 2 CASTLE VALLEY DRIVE Electronic Meeting Due to COVID-19

Electronic Meeting Determination

Consistent with provisions of the Utah Open and Public Meetings Act, Utah Code Ann. § 54-2-207(4), Ryan Anderson, Chair of the Town of Castle Valley Planning and Land Use Commission, issues this Determination supporting the decision to convene an electronic meeting of the Planning and Land Use Commission via Zoom conference call without a physical anchor location. Due to the COVID-19 pandemic, Meetings at the anchor site may present substantial risk to public health and safety. Taking into consideration public health orders limiting in-person gatherings, the average "at risk" age of Town residents and the limited space in the Town building, the Planning and Land Use Commission will continue to hold meetings by electronic means. This determination expires 30 days after the day on which the Chairman has made the determination. The public can join the Zoom conference call Meetings or submit comments through emails.

Meeting ID: 660 541 0108 Passcode: 84532

Option 1 Dial-in phone number (US): (253) 215-8782 follow prompts.

Option 2 Join the online meeting (must have computer speakers and microphone):

<https://zoom.us/j/6605410108?pwd=Q05sYm5qQ0lpNlY5TVp2bTU5VnZjQT09>

CALL TO ORDER REGULAR MEETING

Determination and Roll Call:

Chairman Ryan Anderson called to order the Regular Meeting at 6:33 PM and issues the Electronic Meeting Determination. It is determined that because the meetings are now hybrid, the determination should be updated for next month's meeting to reflect this change.

Commission Members Present: Ryan Anderson, Julie Baird, Marie Hawkins, Jeff Whitney, and Colleen Thompson

Clerk: Jessica Maw

Others Present: Jazmine Duncan and Jocelyn Buck

1. Adoption of Agenda – Baird moves to adopt the agenda, Whitney seconds. Motion passes unanimously.
2. Open Public Comment – Jocelyn joined to ensure hybrid meeting was set up okay.
3. Approval of Minutes Regular Meeting 2.1.2023 - postponed
4. Reports –
 - Correspondence: None
 - Town Council Meeting: Town Council requested NFIP from last PLUC meeting be forwarded to them so they could get questions to the NFIP team.

- Building Permit Agent Report: Thompson gives reports. In January, Lot 190 for residential septic and for residential building plans, both approved. In February, Lot 420 for remodel and lot 204 for roof mount solar. Lot 55, Temporary Dwelling Permit being reviewed.
- Procedural Matters: There have been intermittent connection issues with the town's email. If anybody notices these issues, please contact Colleen to troubleshoot

NEW BUSINESS

5. Discussion re: bills passed in state legislature session affecting the town: S.B. 174 Local Land Use and Development Revisions; S.B. 199 Local Land Use Amendments; and H.B. 406 Land Use, Development, and Management Act

S.B. 174 Local Land Use and Development Revisions specific to Castle Valley: Defines the circumstances under which a garage may be included in the definition of an internal accessory dwelling unit; and amends a political subdivision's authority with respect to restrictions and requirements for internal accessory dwelling units. Ryan asks if the League of Towns and Cities had input. Jazmine suggests PLUC reviews it to be sure nothing in the language conflicts with the town's ordinance, although she doesn't initially feel that would be required. PLUC also should look at our subdivision ordinance, which is quite old so it should be reviewed for conflicts with the changes in the bill. Jeff states for the most part, it doesn't affect the town. It doesn't appear the town meets the definition for a specified community that would require the town to do all of the reporting other communities do. It does clarify that garages are a part of the overall structure of the house, as long as there is a common wall (not a detached garage).

S.B. 199 Local Land Use Amendments specific to Castle Valley: Disallows referral of a referendum to voters for municipal land use laws passed by a vote of the local legislative body. Jazmine states it's included mainly for PLUC's information, no additional action needed. If a law passed without an unanimous vote, a referendum would still be allowed. Ryan states there were bills that were put forth that looked to increase the number of votes needed to pass a referendum, but did not pass. The current number of votes to pass is still 50% plus 1. Colleen asks if there's ever been a referendum for land use in the town. Ryan and Jeff confirm there has not been.

H.B. 406 Land Use, Development, and Management Act Modifications specific to Castle Valley: Modifies the circumstances under which a municipality may adopt temporary land use restrictions; and modifies the way private properties and municipalities may use development agreements. Jazmine states the town has in the past issued temporary land use restrictions, so we should be clear on what this bill is clarifying. Ryan indicates a development agreement could relate to the Under Canvas development and their process of approval. Although it isn't in the town's boundaries, it could be helpful to understand.

Jazmine indicates PLUC should review the bills, and suggest changes to the town's ordinance where applicable.

UNFINISHED BUSINESS

6. Follow-up discussion re: FEMA flood insurance

Ryan sent a thank you note to the FEMA representatives following the last meeting, also indicating the PLUC and Town Council may be forwarding questions soon. He received a response including the PowerPoint an NFIP application, a sample template of resolutions, and a sample template of an ordinance. They offered their support to the town throughout the application process, should the town choose to go that route.

Jeff said he spent a good deal of time the last month with the county's Floodplain Administrator Bill Hulse determining the benefits of participation with FEMA for the Moab City and Grand County. Flooding last year didn't meet the threshold for disaster benefits. He feels the amount of money available in the case of a disaster is somewhat miniscule compared to damage potentially sustained.

However, participation in the program sets guidelines for construction that could be overall beneficial. It wouldn't hurt Castle Valley to go by those guidelines, and they would have to be adopted. It would also open up the possibility for property owners to obtain flood insurance, whereas they are not able to right now because there has been no determination of flood hazard areas, despite the community knowing there are areas prone to flooding. There are definitely some properties that are not just in a floodplain, but in a floodway that are susceptible to significant flood events.

Bill Hulse advised Jeff that if the town decides to participate in the NFIP, the county would fold the town into his current administration of the county's program. This could be then signed off by a town representative such as the Roads Manager or Building Permit Agent.

Jazmine asks Jeff his opinion of the town adopting the FEMA guidelines without participating at this time. If the town did that, existing construction would be pre-firm and would still be able to get private flood insurance. He would advise new construction not be allowed outside FEMA guidelines. Jeff cautions that Moab's flood last year came out of the floodplain and affected properties not within the floodplain, so there could also be historic flood events. The county Floodplain Administrator could provide those guidelines to the town for use when signing off on future permits. This would also affect Temporary Dwelling Units, storage containers, camper trailers, etc.

Marie asks how many people would probably really need flood insurance. Jeff guesstimates probably 20-30 houses. Marie indicates that's almost 10% of the town. Jazmine asks if someone is living here already and has a mortgage, wouldn't the owner have some kind of insurance that would cover them. Jeff indicates the town is not considered a flood area, so they may not be covered for flood. Once mapping is completed, a person wouldn't be able to get a mortgage inside a floodplain unless private flood insurance could be purchased from a company like Lloyds of London. If the town joins NFIP, flood insurance could be purchased through a company like Farmer's Insurance.

Ryan will reach out to the FEMA representatives requesting further information be mailed to the town for further review by PLUC and Town Council. Procedurally, eventually the Town Council would like a recommendation from the PLUC whether to join or not, but we are still in the research phase. Jazmine says there should be further research done so that when the maps come out, the decision could be made quickly on whether to join. However, it would be in the town's best interest to adopt building guidelines proactively for the safety of the community. Julie indicates there should also be public input through a public hearing.

Marie wonders if there will be surprises when the map comes out. There could be changes to the guidelines made ahead of the mapping, then further changes may be needed after. Jeff indicates he was surprised when Spanish Valley was done when compared to past topographical maps. The county's current topographical map is in 3' contours. The LIDAR can go down to fractions of an inch.

Whitney moves to table this agenda item, Thompson seconds. Motion passes unanimously.

7. Discussion & Possible Action re: creating town survey

Ryan indicates where this was left off, some survey questions may need to be worded differently. There is still some time, but it would be good to look at this now in order to best improve the survey. The last survey was split up into interest sections, which created some challenges when work was divided amongst people causing a lack of cohesion.

Jeff states during the last survey, he saw it had some members of the community dismayed by the way it was directed. There were feelings they were directed by the survey rather than it encouraging an open discussion. He asks if a copy of the last survey could be sent out to help identify sensitive wording that could be changed. Colleen indicates a copy is on the website.

Colleen noticed during the process last time that the previous survey was just tweaked a little. It may be more helpful this time around to take a step back and take a more ground-up approach, which could be helpful with the issue with the language.

8. Dark Sky Application Update

Colleen says it has been a bit dormant because everyone on the committee was so busy, but a meeting is being scheduled for the next few weeks to continue pursuing the town's certification. Jazmine says some public outreach efforts will be starting soon. Ryan asks if Dark Sky should be included in the survey. Jazmine states since the ordinance was just recently created and adopted, she doesn't believe so. There is already a process for issuing a complaint with the town.

CLOSED MEETING - None

ADJOURNMENT – Whitney moves to adjourn. Motion passes unanimously. Meeting adjourns at 7:45 PM.

We are in the third quarter of our fiscal year.

We will be working on the amended budget in the next month and preparing a proposed budget for 23-24 fiscal year. If there is anything we should be aware of or considerations please email Jocelyn and I in the next couple of weeks. We will present these budgets at our meeting in May.

We have received most of our property tax and are slightly ahead in other tax income.

The only places we are over budget at this time will be adjusted in the amendment. They are the Mayor's Salary (a voted increase). Leased Equipment (brake job). Fuel Oil Supplies (old equipment repairs mostly). Utilities (there is something going on with the solar panels and so our electric bill went way up it's being looked into).

Tory Hill

Castle Valley Town Treasurer

Certificate of Blue Sky® Renewable Energy Support in 2022

BLUESKY
RENEWABLE ENERGY

ROCKY MOUNTAIN
POWER.

Thank you TOWN OF CASTLE VALLEY

for making a meaningful difference with Blue Sky

In 2022, your business supported...



2,400
kilowatt-hours of
renewable energy

*which reduced your
carbon footprint by...*



3,206
pounds of carbon
dioxide¹

*and is comparable to
how much energy...*



3
solar panels would
generate in a year²



Blue Sky products are Green-e® Energy certified and meet the environmental and consumer-protection standards set forth by the nonprofit Center for Resource Solutions. Learn more at www.green-e.org.

¹Carbon footprint reduction is based on the difference between the 2022 Blue Sky Block mix and PacifiCorp fuel mix (Source: PacifiCorp 2021).

²Solar panel generation is based on a 300W solar panel operating at the EIA's 2021 average capacity factor for the U.S. of 24.4% (https://www.eia.gov/electricity/monthly/epm_table_grapher.php?t=epmt_6_07_b).

*****AUTO**5-DIGIT 84532 1550 T5 PI
TOWN OF CASTLE VALLEY
HC 64 Box 2705
Castle Valley, UT 84532-9608



IN 2022, YOUR BUSINESS SUPPORTED...



2,400 kWh
of renewable
energy



That's enough renewable
energy to brew
28,915 pots of coffee¹



Or drive
7,457 miles in an
electric vehicle²

OUR IMPACT IN 2022

In 2022, more than **141,000** Blue Sky participants
made a difference:



1,015,494
megawatt-hours
of renewable energy supported



that's enough energy to power
97,832
homes for a year³



362
community-based renewable
energy projects funded since 2006

2022 BLUE SKY COMMUNITY PROJECTS

- Utah State University - Moab, UT Campus
- Itineris Early College High School - West Jordan, UT
- Safe Harbor Crisis Center - Layton, UT
- Lander Senior Center - Lander, WY

Learn more at:
rockymountainpower.net/blueskyprojects

IT'S TIME TO CELEBRATE!



Thanks to the dedication of Blue Sky participants, the National Renewable Energy Laboratory ranked Rocky Mountain Power's Blue Sky in the Top Five Utility Green Power Programs in the country for the 20th straight year!

Your 2023 participation in Blue Sky will likely include the following resources:

Blue Sky® Block 2023 Prospective Product Content Label¹

Blue Sky Block is sold in blocks of 100 kilowatt-hours (kWh). Blue Sky Block is a Renewable Energy Certificate (REC) product and does not contain electricity, which is billed separately. A REC represents the environmental benefits of 1 megawatt hour (MWh) of renewable energy.

In 2023, Blue Sky Block will be made up of the following new renewable resources averaged annually.

Green-e® Energy Certified New ² Renewables in Blue Sky Block 2023		Generation location
Solar	50%	OR, WA, CA, ID, UT, WY and/ or the broader Western region ³
Wind	50%	
Total Green-e® Energy Certified New Renewables	100%	

1. These figures reflect the renewables that we plan to provide. Actual figures may vary according to resource availability. We will annually report to you before August 1 of next year in the form of a Historic Product Content Label the actual resource mix of the RECs you purchased.

2. New Renewables come from generation facilities that first began commercial operation within the past 15 years.

3. The Western region is defined as the states listed above, plus NV, AZ, MT, CO, NM, and the Canadian provinces of BC and AB.

In 2021, the "basic fuel mix", the average mix of energy sources supplying Rocky Mountain Power customers, is 46.8% coal, 18.4% natural gas, 15.2% wind, 5.8% hydro, 3.9% solar, 0.3% geothermal, 0.4% biomass, and 9.2% miscellaneous. This information is based on Federal Energy Regulatory Commission Form 1 data. The Rocky Mountain Power "basic fuel mix" is based on energy production and not resource capability, capacity or delivered energy.

Rocky Mountain Power's basic fuel mix includes owned resources and purchases from third parties. All or some of the renewable energy attributes associated with wind, biomass, geothermal and qualifying hydro facilities in Rocky Mountain Power's basic fuel mix may be: (a) used to comply with renewable portfolio standards or other regulatory requirements, (b) sold to third parties in the form of renewable energy credits and/or other environmental commodities or (c) not acquired. As of March 30, 2022, not counting compliance use, approximately 35 percent of the renewable energy attributes associated with 2022 generation and purchases was sold to third parties or not acquired. This includes all renewable energy attributes of associated with a customer's purchase of 677 megawatts of solar resources. This percentage may increase upon subsequent company sale of renewable energy certificates representing 2021 generation.

The average Rocky Mountain Power residential customer uses approximately 777 kWh per month.



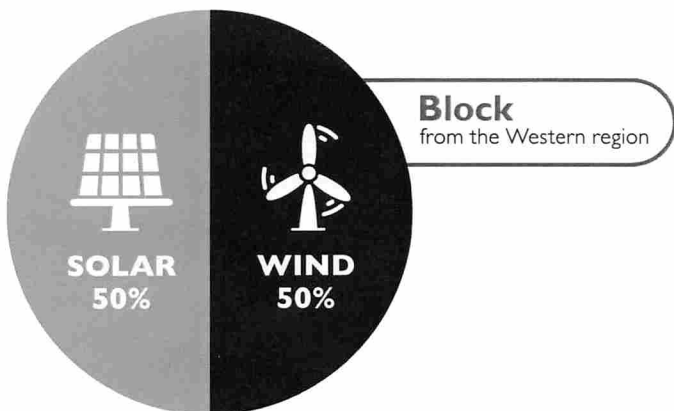
Energy
CERTIFIED

Blue Sky Block products are Green-e® Energy certified, and meet the environmental and consumer-protection standards set forth by the nonprofit Center for Resource Solutions. Learn more at www.green-e.org.

¹The average coffee maker uses 1000 watts to produce a pot of coffee in 5 min. <https://www.perfectbrew.com/blog/how-many-watts-does-a-coffee-maker-use/>.

²EV electricity consumption based on 2023 average efficiency of EV brands available in the US (see <https://www.fueleconomy.gov/feg/pdfs/guides/FEG2023.pdf>).

³Based on the PacifiCorp system-wide average residential customer's electricity use of 865 kWh/month.



MEMORANDUM OF UNDERSTANDING
between
THE STATE OF UTAH
DEPARTMENT OF NATURAL RESOURCES
UTAH GEOLOGICAL SURVEY
and
Town of Castle Valley

Overview

This Memorandum of Understanding (“MOU”) is made and entered into this 16th day of April 6, 2023, (the “Effective Date”) by and among the Town of Castle Valley and the Utah Geological Survey (“UGS”). This agreement outlines the work and deliverables regarding a hydrogeologic study with an emphasis on development of a water budget of the Castle Valley, Utah. The report will include a compilation of previously collected and newly collected data by the UGS and work performed to develop a water budget.

Project Parameters

Under this contract UGS agrees to provide:

- Assemble existing well data and specific-capacity and aquifer-test results.
- Measure water levels in selected wells and construct a potentiometric-surface map for the principal valley-fill aquifer and, where possible, the shallow unconfined and/or selected bedrock aquifer.
- Conduct seepage runs for streams at strategic points and times to evaluate groundwater-surface water relations.
- Collect groundwater and surface water samples and analyze for major-solute chemistry and environmental isotopes and tracers, including total dissolved solids and dissolved metals in order to characterize water quality.
- Map and cross section showing the delineation of high TDS vs lower TDS concentrations.
- From the results outlined in the previous steps, produce a simplified conceptual model of groundwater flow in the study area, including recharge-to-discharge paths and groundwater-surface water interactions.
- Write a report outlining the results of the study.

Term of Agreement

This contract is for a period of approximately 1 1/2 years beginning May 1, 2023 and continuing through December 31, 2024. This hydrologic study emphasizes the development of a water budget of the Castle Valley and terms described herein. The DWRi/Town of CV will submit the final payment when a draft of the report is

complete as a contract deliverable (this will likely occur before the report has been vetted through a complete UGS review process required for a published report). This MOU is subject to change based on future budgetary requirements, and may be amended accordingly, especially if another contributing agency can provide partial funding.

Project Description

The Utah Geological Survey (UGS) will do a hydrogeologic study of Castle Valley. The primary goals of the study are: (1) extend the study area to characterize the hydrology and hydrogeology of the Castle Valley surface-drainage basin as it pertains to the occurrence and flow of groundwater and surface water; (2) to characterize groundwater levels, chemistry (characterize and delineate areas of high and low TDS), flow paths, and connection to surface water, and (3) develop a groundwater budget constraining recharge and discharge components, including in-place recharge and runoff, stream flow, evapotranspiration, well withdrawals, spring discharge, and storage change. During Spring and Autumn 2023 and Spring 2024, work will focus on continued data collection, geologic analysis, and water levels, surface flows, and sampling. During these seasonal timeframes, work will focus on a groundwater-level campaign, seepage runs, and sample collection including stable isotopes and radiogenic tracers. During May to December 2024, work will focus on synthesis of final data, data analysis, development of a water budget, and report writing.

Project Funding

Anticipated project costs are: FY23, \$74,000; FY24, \$35,000. UGS will provide 50% match and the Town of Castle Valley will provide the costs of \$37,000 for FY23 and \$17,498 for FY24 (subject to amendments based on budgetary constraints). Each calendar quarter, the UGS will provide a project status report and bill for services rendered. A more detailed budget estimate is attached.

Signatures of Approval

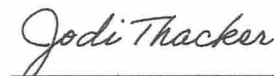
Utah Geological Survey

04/05/2023



William Keach II, UGS Director

Jazmine Duncan, Town of Castle Valley Mayor

 4/5/23

Jodi Thacker, UGS Financial Manager

Dear Town Staff,

Cascade Water Resources is happy to provide this informal proposal for the RFP for a Water Budget Study for the town of Castle Valley. Due to time constraints this is a bit more informal than I would have liked, but we are currently in the middle of a drilling project in the Arches Protection Zone which requires a significant time commitment. As Cascade is a very small client focused consulting firm, our focus is on the data to serve the clients needs first.

The owner of Cascade Water Resources, John Files is very familiar with the hydrogeology of the Castle Valley area, having conducted a previous study in the area for a potential lease on SITLA land. The specific results of the study are client confidential, but in general the study found there would not be an adequate water supply without interference.

With regard to the Scope of Work, Cascade has already performed some of the tasks, but would tweak some of the cross sections locations in order to accommodate this specific scope.

Cascade Water Resources currently has two active monitoring plans in the Grand and San Juan Counties. The two monitoring areas are the Arches Protection Zone and for the San Juan Spanish Valley SSD. The geographic area for the SJSVSSD is from the Behind the Rocks area to the Colorado. For the Arches Protection Zone we monitor all wells in the west half of the Arches Protection Zone.

Your Scope of Work is fairly simple, the only variable would be how many general and isotope sample are taken. For purposes of this scope I will assume we will take 10 of each. This is a significant cost with isotope samples running \$1000 per sample and general chem \$690. This is something we can discuss if selected, we have found that in your geology, that water chemistry is a nice science project but really does not help that much in determining "volumes" of water or interference. I have included the most recent summary of data for the Arches Protection Zone which includes chemistry for your review.

My suggestion would be to spend more of the budget on continuous reading transducers and less on chemistry. The continuous reading transducers give you information on how the recharge is taking place where one water level will just give you a snapshot of that one time period. The transducers will give you much better information to the surface\ground water connection, or lack of. This type of information was very helpful in determining the recharge mechanisms in Spanish Valley. My recommendation would be to back off on some of the chemistry and install transducers in some of the local wells. This may in some cases require a pump vendor to install a sounding tube in a private well.

I have included in this email two previous reports, one is the annual Spanish Valley Report, the second is the most recent Arches Protection Zone reporting for a new well.

Of course when we are working in this geographic area, one of the larger costs we have is lodging, as cost can vary quite a bit depending on the time of year.

If you are interested in selecting Cascade Water Resources on this project, I would not accept without an in person meeting to discuss possible tweaks to the scope and determine if the Town and Cascade are a good fit. I have often found that not all firms are compatible with all clients and for a project that is as important to your aquifers as this, it is important that the fit be good. My water balances are typically much more conservative than agencies such as the UGS or USGS, but is based more on water level data than chemistry.

As far as a time line for the start of work on your project it would be early May to ensure all possible monitoring points are installed prior to the fall. Once the work has started, there will be no issues keeping to the time frame in the RFP. If you opt to install transducers in wells, we would like to have all in by the end of May so data can be available for reporting the following year.

Below are the two required references.

Marc Stilson, Regional DWRi Engineer
Phone: (435) 613-3750
Email: marcstilson@utah.gov

Reply

Forward

Delete

Town of Castle Valley RFP for Water Budget Study

Date: 04/12/2023 (06:55:14 AM CDT)

From: John Files

To: townclerk@castlevalleyutah.com

Attachments:  UtahRaptorWell Report_FINAL_01-30-22.pdf (8.4 MB)
 2022SJSVSSDMonitoringRPT.pdf (3.9 MB)

You forwarded this message on 04/13/2023 11:30:33 AM to: johng <johng@castlevalleyutah.com>, jazmined <jazmined@castlevalleyutah.com>, ob <ob@castlevalleyutah.com>, Dave Erley <daveerley@gmail.com>, Pam Hackley <pamhackley3@gmail.com>.

 Text (7 KB)

Town of Castle Valley

4/18/2023 1:26 PM

Register: 1300 · General Accounts Unrestricted:Zions Operating

From 03/16/2023 through 04/18/2023

Sorted by: Date, Type, Number/Ref

Date	Number	Payee	Account	Memo	Payment	C	Deposit	Balance
03/22/2023	9706	Rocky Mountain Po...	2000 · Accounts Payable		132.11	X		7,470.49
03/24/2023			-split-	Deposit		X	310.00	7,780.49
03/31/2023			5100 · Administration:...	Service Charge	3.00	X		7,777.49
03/31/2023	eft	Zions Bank Liabilities	-split-	87-0483404	1,974.60			5,802.89
03/31/2023	9707	Colleen R Thompson	-split-		615.98			5,186.91
03/31/2023	9708	Dorje Honer	-split-		3,007.42			2,179.49
03/31/2023	9709	Janet M Gregory	-split-		152.54			2,026.95
03/31/2023	9710	Jasmine A Duncan	-split-		902.50			1,124.45
03/31/2023	9711	Jocelyn F. Buck	-split-		1,861.47			-737.02
03/31/2023	9712	Mike Souza *	-split-		1,142.83			-1,879.85
03/31/2023	9713	Zions Bank	2000 · Accounts Payable	Oil, Sups, Rds Training	1,345.21			-3,225.06
03/31/2023	9714	Emery Telcom	2000 · Accounts Payable		177.14			-3,402.20
03/31/2023	9715	Honnen Equipment Co	2000 · Accounts Payable	Backhoe blade repair	1,497.29			-4,899.49
03/31/2023	9716	Napa Auto Parts	2000 · Accounts Payable		69.39			-4,968.88
03/31/2023	9717	Rhinehart Oil	2000 · Accounts Payable	diesel	1,879.60			-6,848.48
03/31/2023	9718	Rocky Mountain Po...	2000 · Accounts Payable		91.87			-6,940.35
03/31/2023	9719	Times Independent	2000 · Accounts Payable		103.50			-7,043.85
03/31/2023	9720	Utah Local Governm...	2000 · Accounts Payable	Liability / Bonds	907.56			-7,951.41
03/31/2023			1300 · General Accoun...	Funds Transfer		X	10,000.00	2,048.59
04/04/2023			-split-	Deposit			3,090.00	5,138.59