



**NOTICE AND AGENDA
SOUTH OGDEN CITY COUNCIL
WORK SESSION**

TUESDAY, APRIL 2, 2024, 5PM

Notice is hereby given that the South Ogden City Council will hold their regularly scheduled work session at 5 pm Tuesday, April 2, 2024. The meeting will be located at City Hall, 3950 Adams Ave., South Ogden, Utah, 84403, in the EOC. The meeting is open to the public; anyone interested is welcome to attend. No action will be taken on any items discussed during the pre-council work session. Discussion of agenda items is for clarification only. Some members of the council may be attending the meeting electronically.

WORK SESSION AGENDA

I. CALL TO ORDER – Mayor Pro Tem Mike Howard

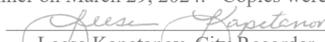
II. REVIEW OF AGENDA

III. DISCUSSION ITEMS

- A. 40th & Evelyn House
- B. Strategic Plan

IV. ADJOURN

The undersigned, duly appointed City Recorder, does hereby certify that a copy of the above notice and agenda was posted to the State of Utah Public Notice Website, on the City's website (southogdencity.gov) and emailed to the Standard Examiner on March 29, 2024. Copies were also delivered to each member of the governing body.


Leesa Kapetanov, City Recorder

In compliance with the Americans with Disabilities Act, individuals needing special accommodations (including auxiliary communicative aids and services) during the meeting should notify the City Recorder at 801-622-2709 at least 24 hours in advance.

PROJECT INFORMATION

PROJECT SCOPE:
SINGLE FAMILY HOME

A. BUILDING OCCUPANCY CATEGORY:

RU 3

B. TYPE OF CONSTRUCTION:

VB

C. APPLICABLE CODES:
2021 INTERNATIONAL RESIDENTIAL CODE (IRC)

ELECTRICAL NOTES

- A. PERMANENTLY WIRED SMOKE DETECTORS ARE REQUIRED AND MUST BE INSTALLED IN EACH SLEEPING ROOM AND AT A POINT CENTRALLY LOCATED IN THE CORRIDOR OR AREA GIVING ACCESS TO EACH SEPARATE SLEEPING AREA. WHEN THE DWELLING UNIT HAS MORE THAN ONE STORY AND IN DWELLINGS WITH BASEMENTS, A DETECTOR SHALL BE INSTALLED ON EACH STORY AND IN BASEMENT. IN DWELLING UNITS WHERE A STORY OR BASEMENT IS SPLITTING INTO TWO OR MORE LEVELS, THE DETECTOR SHALL BE INSTALLED ON THE UPPER LEVEL EXCEPT THAT WHEN THE LOWER LEVEL CONTAINS A SLEEPING AREA, A DETECTOR SHALL BE INSTALLED ON EACH LEVEL. WHEN SLEEPING ROOMS ARE ON AN UPPER LEVEL, THE DETECTOR SHALL BE PLACED AT THE CEILING OF THE UPPER LEVEL IN CLOSE PROXIMITY TO THE STAIRWAY. IN DWELLING UNITS WHERE THE CEILING HEIGHT OF THE HALLWAY SERVING THE BEDROOMS EXCEEDS THAT OF THE HALLWAY BY 24" OR MORE, SMOKE DETECTORS SHALL BE INSTALLED IN THE HALLWAY AND IN THE ADJACENT ROOM. DETECTORS SHALL SOUND AN ALARM AUDIBLE IN ALL SLEEPING AREAS OF THE DWELLING UNIT IN WHICH THEY ARE LOCATED. DETECTORS MUST HAVE BATTERY BACKUP AND MUST EMIT A SIGNAL WHEN THE BATTERIES ARE LOW. DETECTORS MUST BE WIRED IN SERIES.
 - B. BATHROOM AND UTILITY ROOM FANS SHALL BE CAPABLE OF FIVE AIR CHANGES PER HOUR.
 - C. INCANDESCENT CLOSET LIGHTING SHALL BE 18" MINIMUM FROM COMBUSTIBLES MEASURED HORIZONTALLY. IF HORIZONTAL IS PERMITTED FOR FLUSH FIXTURES AND FLUORESCENT FIXTURES.
 - D. GROUND FAULT CIRCUIT PROTECTION REQUIRED FOR ALL 110 VOLT, SINGLE PHASE 15 AND 20 AMPERE RECEPTABLES INSTALLED IN BATHROOMS, LAUNDRY ROOMS, UTILITY ROOM, GARAGES AND OUTDOORS WHERE THERE IS DIRECT GRADE LEVEL ACCESS TO DOWELLINGS AND POWERS POLES. GFCI ALSO REQUIRED WITHIN 6' OF KITCHEN SINK FOR COUNTER RECEPTABLES. GARAGE OUTLETS MUST BE A MINIMUM OF 18" ABOVE THE FLOOR AND BE GFCI - NO EXCEPTIOS.
 - E. GAS VENTS AND NONCOMBUSTIBLE PIPING IN WALLS PASSING THROUGH THREE FLOORS OR LESS SHALL BE EFFECTIVELY DRAFT STOPPED AT EACH FLOOR OR CEILING.
 - F. ALL INCANDESCENT LIGHTING FIXTURES RECESSED INTO INSULATED AREAS SHALL BE APPROVED FOR ZERO CLEARANCE INSULATION COVER (ZIC) PER THE 1992 MANDATORY ENERGY REQUIREMENTS.
 - G. CONDUIT FOR METER BASE SERVICE SHALL BE ANCHORED TO FOUNDATION WITH UNI-STRUT AND CONDUIT CLAMPS (POWER ANCHOR FASTENERS ARE NOT ACCEPTABLE).
 - H. PLASTIC ELECTRICAL BOXES IN GARAGE FIRE WALLS SHALL BE A MINIMUM 2 HOUR LISTING.
 - I. ALL LIGHTS, SMOKE DETECTORS, BEDROOM OUTLETS AND SWITCHES SHALL BE ARC FAULT PROTECTED AND OUTDOOR RECEPTABLES TO HAVE BURIED COVER.
 - J. PERMANENTLY WIRED CARBON MONOXIDE DETECTORS ARE REQUIRED ON EACH FLOOR, WIRED IN SERIES WITH SMOKE DETECTORS AND BATTERY BACK UP (PER CITY).
 - K. ARC FAULT INTERRUPTERS ON ALL BEDROOM CIRCUITS.
 - L. ALL 15A, 20A AND 25V RECEPTABLES TO BE TEMPER RESISTANT.
 - M. A MINIMUM OF 50% OF THE LAMPS IN PERMANENTLY INSTALLED LIGHTING FIXTURES SHALL BE HIGH EFFICIENCY LAMPS.
 - N. LIGHTING TO MEET 2015 IECC CODES. AT LEAST 75% OF LAMPS IN PERMANENT LIGHT FIXTURES MUST BE HIGH EFFICIENCY.
- NOTE TO ELECTRICIAN:** INCANDESCENT FIXTURES IN CLOSETS SHALL BE A MINIMUM OF 12" FROM ANY SHELF EDGE MEASURED HORIZONTALLY (6" FOR FLUORESCENT FIXTURES). THE DIMENSION FOR SHELVES LESS THAN 12" WIDE WILL BE 24" FROM THE WALL.
- P. ALL OUTDOOR RECEPTABLES TO HAVE "WEATHER PROOF" IN USE COVERS.
 - Q. FIXTURES LOCATED WITHIN 3' HORIZONTALLY OR 8' VERTICALLY OF TUBS OR SHOWERES MUST BE RATED FOR WET OR DAMP LOCATIONS.
 - R. ADD 3 LUG BONDING TERMINAL AT SERVICE FOR COMMUNICATIONS SYSTEMS.
- S. A 120 VOLT SINGLE-PHASE, 15 OR 20 AMPERE RATED GFCI RECEPTACLE OUTLET SHALL BE INSTALLED WITHIN 25' OF MECHANICAL EQUIPMENT AND NOT BE CONNECTED TO THE LOAD SIDE OF THE DISCONNECTING MEANS.
 - T. FLASH BEHIND METER PROVIDE (2) UNI-STRUTS ON SERVICE RISER CORROSION RESISTANT TAPE AT SERVICE RISER PROVIDE A INTERSYSTEM BONDING TERMINATION AT SERVICE PANEL, ALL EXTERIOR APPLIANCES MUST BE 3" MINIMUM ABOVE FINISH GRADE AND ON A CONCRETE PAD.
 - U. A MINIMUM OF (2) 20 AMPERE SMALL APPLIANCE BRANCH CIRCUITS SHALL SERVE ALL WALL AND FLOOR RECEPTACLE OUTLETS.

STRUCTURAL NOTES

STRUCTURAL CONDITIONS:

1. GENERAL CONTRACTORS SHALL COMPARE ALL DIMENSIONS AND CONDITIONS AT SITE AND IN CONTRACT DOCUMENTS. ANY CONFLICT SHALL BE BROUGHT TO THE ATTENTION OF THE ENGINEER OR DESIGNER IMMEDIATELY.
2. CONTRACTOR SHALL PROVIDE ADEQUATE TEMPORARY BRACING FOR UNCOMPLETED PORTIONS OF THE BUILDING DURING CONSTRUCTION.
3. OBSERVATION VISITS TO THE SITE BY ENGINEER'S FIELD REPRESENTATIVE SHALL NOT BE CONSTRUED AS INSPECTION OR APPROVAL OF CONSTRUCTION.
4. BUILDING CODE: INTERNATIONAL BUILDING CODE (IBC) 2021 AND 2021 INTERNATIONAL RESIDENTIAL BUILDING CODE (IRC).

DEFERRED SUBMITTAL ITEMS: Trusses, Floor Trusses, Fireplace Manufacture, Stucco Installation.

SOLS OBSERVATION REPORT REQUIRED BY GEOTECHNICAL ENGINEER PRIOR TO FOOTING INSPECTION.

INSPECTIONS REQUIRED FOR ALL STUCCO AND EIFS SYSTEMS.

INSPECTION NOTES

Per 2021 IECC R402.4.1.2 - A blower door test shall be done at the final inspection.

GENERAL NOTES

- A. GENERAL NOTE:**
Construction will comply with applicable local ordinances and building codes.
- B. EXCAVATION, BACKFILL AND GRADING:**
1. All excavations for footings shall be placed on natural, undisturbed soil.
 2. All footings shall be placed on undisturbed soil and below frost depth or as per local foundations.
 3. Finish grading shall be done so as to provide positive drainage away from all building foundations.
 4. Grads shall slope away 6" minimum for the first 10' from building.
 5. No negative slope driveways.
- C. WEATHER PROTECTION:**
1. Install (1) layer of grade TD (15-lb.) felt under asphalt roof shingles.
 - a. Composition shingles shall not be installed on roofs having a slope less than 4 to 12 unless double underlayment is installed.
 2. Install (1) layer of grade TD (15-lb.) weather barrier house wrap, or fluid applied barrier, under siding.
 3. Install (1) layer of grade TD (15-lb.) felt under brickwork veneer.
 4. Install (2) layers of grade TD (15 lb.) felt under synthetic stucco system.
 5. Install (1) layer No. 40 coated roofing or coated glass base from the roof eaves to a line 24" inside the exterior wall line with all laps cornered together.
 6. All eave/overbeams to be finished and called out or must be Pressure Treated Or treated with a waterproof product i.e. Deck Scapes Exterior Waterborne Stain or Wood Scapes Exterior Polyurethane Semi-Transparent Stain.
- D. CONCRETE:**
1. All materials, mixing, forming and reinforcement shall comply with ACI 318, ACI 347 publication applicable ASTM publications and local codes.
 2. Install foundation and footings reinforcement as follows.
 3. Reinforcement schedule as noted on foundation plan and per state amendment.
- E. WINDOWS:**
1. All windows shall be vinyl, thermal break type. See RESCHECK for U values.
 2. All window tops shall be at door header height, i.e. 6" 8" unless otherwise noted).
 3. Windows located 24" or closer to any exterior door must be tempered.
 4. Habitable rooms require 10% light/windroom spaces, and 5% ventilation (operable windows).
 5. All windows in sleeping rooms shall have sills located more than 44" above floor with an operable covering not less than 5.7 sq. ft. The window height shall not be less than 24", with a net clear width of no less than 20".
 6. Upper level windows shall not be less than 24" above the finished floor.
 7. Sills of Windows which are located more than 6" above grade, and less than 24" above the interior floor surface must be fixed or have an opening of a guard which does not allow the passage of a 4" sphere.
- F. WINDOW WELLS:**
1. Window wells serving required egress windows shall have dimensions in keeping with the minimums required for the windows.
 - a. Window wells sha have a net clear opening of 9 sq. ft. min.
 - b. Casework or grates protecting window wells shall be easily removable or be designed not to hinder egress.
 - c. 4" max. depth or provide steps or ladder rungs. Ladder must be Min. 12" wide, 3" from Wall with rungs no more than 18" apart.
 - d. 36" vertical clearance required from any projection in horizontal clearance started above (i.e. bay windows and cantilevers).
- G. VENTILATION:**
1. Ventilation shall be provided in all crawl spaces by means of screened vents placed to provide cross ventilation per 119 C.408.1.408.2 or section 408.2015.
 2. Attics will have one square foot of ventilation for every 150 sq. ft. of living space for gable vents, 1/300 for gable/rafter combinations.
 3. Enclosed attics and spaces between rafters shall have cross ventilation to outside.
 4. There shall be no gas connections allowed in any rooms used for sleeping or in any corridors leading to or through any sleeping room.
 5. All ducts in unconditioned spaces (i.e. attic, crawlspace) will be insulated to an R8 minimum.
 6. Diver vent to terminate at a location more than 3' from any openings back into the home.
 7. Allow for 30 Air Changes Per Hour at Theater/Sport Court spaces.
 8. Bathroom exhaust fan ducts must continue and discharge directly outside the Structure. Close proximity to attic vents or to soffits areas are specifically prohibited. All exhaust ducts must connect to an opening with proper screen for terminations in soffit and wall areas and to an approved thru the roof discharge fitting installed as not to be blocked or stopped by snow or ice.
 9. Ducts used for kitchen range, dryer, bathroom & laundry room ventilation shall have a smooth, noncombustible, non-absorbent surface. Ducts shall terminate outside the building and shall be equipped with back draft dampers.
 10. Flexible ducts are allowed for bathroom exhaust fans but must be tested to UL 181 and installed in accordance with the listing. IRC Ch.15 also states general terminations in Soffit, attic, crawl space or ridge vents.
 11. The minimum diameter of a dryer exhaust duct shall be per manufacturers recommendation, but at least the diameter of the outlet. Maximum length is 30' to be reduced 2" 1/2" for each 45 degree bend and 3" for each 90 degree bend.
- H. FIRE PROTECTION AND WARNINGS:**
1. Fireproof chimneys shall extend 24" min. above any roof within a 10' radius.
 2. Smoke detectors are required to meet local codes. Wire all smoke detectors in series with battery backup.
 3. Provide 5/8" x 4" x 1/2" board on all walls and ceilings of the garage common to living areas, walls supporting upper floors, and any exposed beams and joists.
 4. Provide 5/8" type "n" gyp. board on walls and underside of all stairs. Firelock walls at all stair stringers.
- I. STAIRWAYS:**
1. Max. rise = 7 3/4" and min. tread = 10".
 2. Min. headroom = 6' 8" and min. width = 36".
 3. Every stairway landing shall be as long as its width (unless otherwise noted).
 4. Any door opening at the top of any interior flight of stairs must swing away from the stairs.
 5. Enclosed space under stairs shall be protected on the enclosed side with 1/2" sheat rock.
 6. Exterior steps shall have a minimum tread of 10".
 7. All stairways will be built with closed risers.
 8. Window Sills to be built as follows: 10" width at 12" from narrowest point, 6" minimum width at any point, 3/8" max variance.
- J. HANDRAILS:**
1. Handrails are required at all stairways that have more than 3 risers.
 2. Handrails shall be placed between 34" and 38" above stair nosing.
 3. Guardrails shall be a minimum of 36" above floor.
 4. Handrails deeper than 2 1/4" shall have finger grooves 3/4" x 1/4" deep, the full length of one side of the rail.
 5. Balusters for handrail and guardrails shall be spaced so that 4" spheres cannot pass through.
 6. Handrails shall return to wall or post.
 7. Handrails shall not project more than 4.5" on either side & Shall have a space of not less than 1.5" between the wall & Handrail.
- K. PLUMBING:**
1. All work performed shall comply with current national and local building codes.
 2. Toilets shall be 1.6-gallon flush type. Shower heads shall be 2.5 GPM type.
 3. All work shall be performed by a licensed contractor.
 4. Provide C.P. enclosures on pipe sleeves for exposed bare pipe. Pack annulus at one hour fire walls.
 5. Provide pressure regulator and shut off valve.
 6. Interior waste and vent lines shall be A.B.S.
 7. All Baths and showers shall have "Tee" limiting device to limit hot water to 120 degrees F. Provide air and scald faucets on all Bath/Shower combinations.
 8. Plumbing penetrations through garage firewall must be with metal piping. This includes waste lines, water lines vacuum lines, etc. All plumbing vent lines through the Roof shall be a MR, 0" 3".
 9. Plumbing vents shall be at least 3 feet above a 10' feet horizontally area from all outside air intake openings.
 10. Vented Floor Drain at all Washing Machines. Washer valves require water Hammer arrestors.
 11. Balusters for handrail and guardrails shall be spaced so that 4" spheres cannot pass through.
 12. Sewer line cannot be located under the driveway.
 13. Inseal Drains, Water Lines & Plumbing traps in crawl space.
 14. All Water heaters shall be anchored or strapped in the upper third and the lower third of the appliance to resist horizontal force.
- L. SHOWERS:**
1. Showers shall have doors sized to provide a minimum of 22" Net clear opening.
- M. TEMPERED GLASS:**
1. Glassing used in Doors and Panels of Showers & Bathm Enclosures & Walls enclosing those compartments shall be Tempered.
 2. Tempered Glass shall be provided in: Framelless glass doors, glass in doors, glass within 24" arch of doors, glazing less than 60" above a walking Surface that is within 5-ft. of stairs or glazing within 5-ft of spas or pools, certain fixed glass panels, and similar glazed openings subject to human impact.
- N. FLASHING:**
1. Flashing shall be installed in such a manner so as to prevent moisture from entering a wall, roof or floor and redirect it to the exterior.
 2. Flashing shall be installed at the perimeters of exterior door and window assemblies, penetrations and terminations of exterior wall assemblies with rods, chimneys, porches, decks, balconies and similar projections and at built in gutters and similar location where moisture could enter the wall.
 3. Flashing with projected flanges shall be installed on both sides and the ends of coping, under sills and continuously above projected trim.
 4. A flashing shall be installed at the intersection of foundation to stucco, masonry, siding or brick veneer. The flashing shall be an approved corrosion-resistant flashing.

SHEET INDEX

A0.0	COVER SHEET
A1.0	GENERAL NOTES
A2.0	FOUNDATION
A3.0	LOWER LEVEL FLOORPLAN
A4.0	MAIN LEVEL FLOORPLAN
A5.0	LOWER LEVEL ELECTRICAL
A6.0	MAIN LEVEL ELECTRICAL ROOF PLAN
A6.0	INTERIOR ELEVATIONS
A6.0	BUILDING ELEVATIONS
A10.0	SITE PLAN
A11.0	ARCHITECTURAL DETAILS
A11.1	Unnamed



SOUTH OGDEN RESIDENCE

ADDRESS
South Ogden, Ut 84404

Square Footage

UPPER LEVEL:	-
MAIN LEVEL:	1,046 SQ. FT.
LOWER LEVEL:	-
TOTAL AREA:	-

GENERAL NOTES

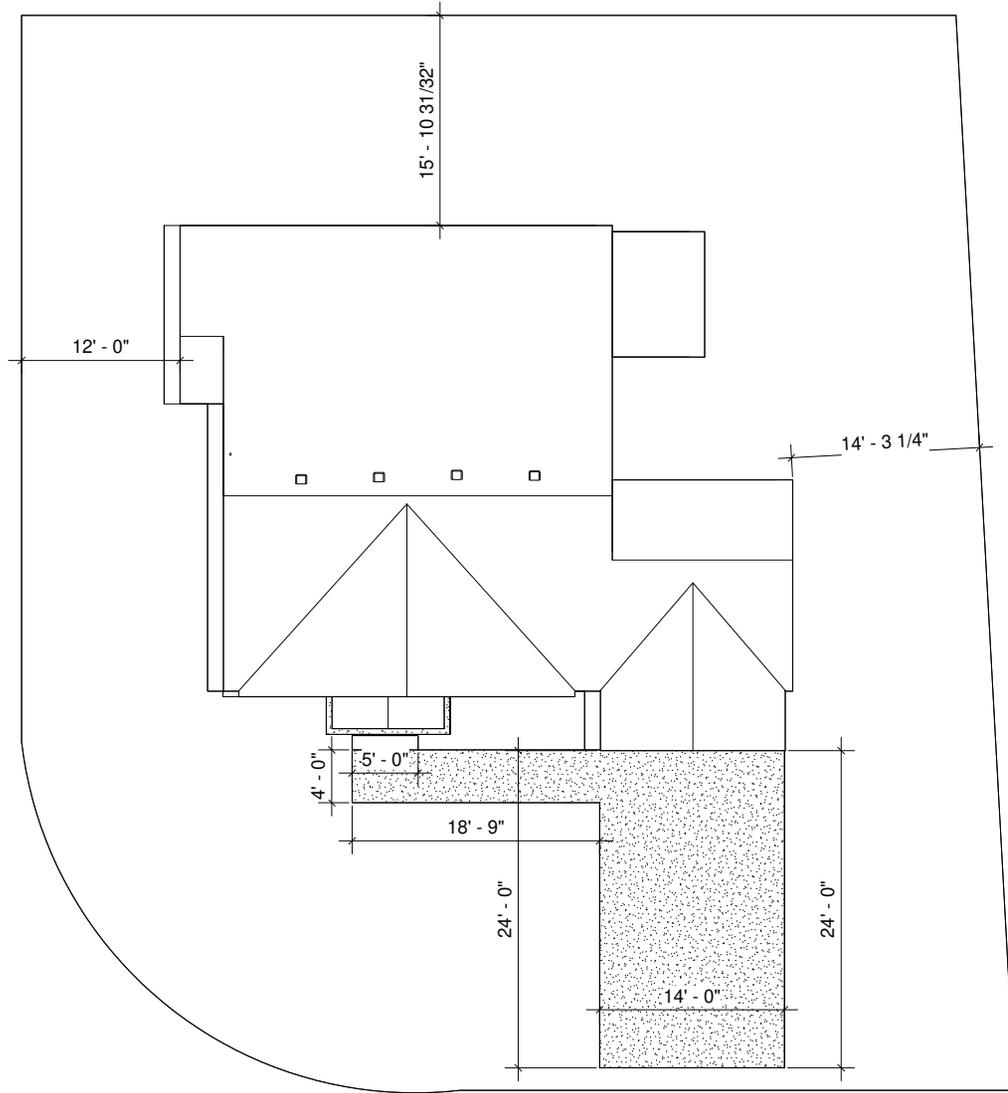
Date: 11.14.2023
Drawn By: Authior

A1.0

GENERAL NOTES

Scale: 1/4" = 1'-0"

40th Street



Evelyn Road



SOUTH OGDEN RESIDENCE

ADDRESS
South Ogden, UT 84404

Square Footage

UPPER LEVEL:	-
MAIN LEVEL:	1,046 SQ. FT.
LOWER LEVEL:	-
TOTAL AREA:	-

SITE PLAN

Date	11.14.2023
Drawn By	Author

A10.0

Scale 1/4" = 1'-0"

SITE PLAN
1/4" = 1'-0"

SITE PLAN



B O W E R S H O M E S

SOUTH OGDEN RESIDENCE

ADDRESS
South Ogden, UT 84404

Square
Footage

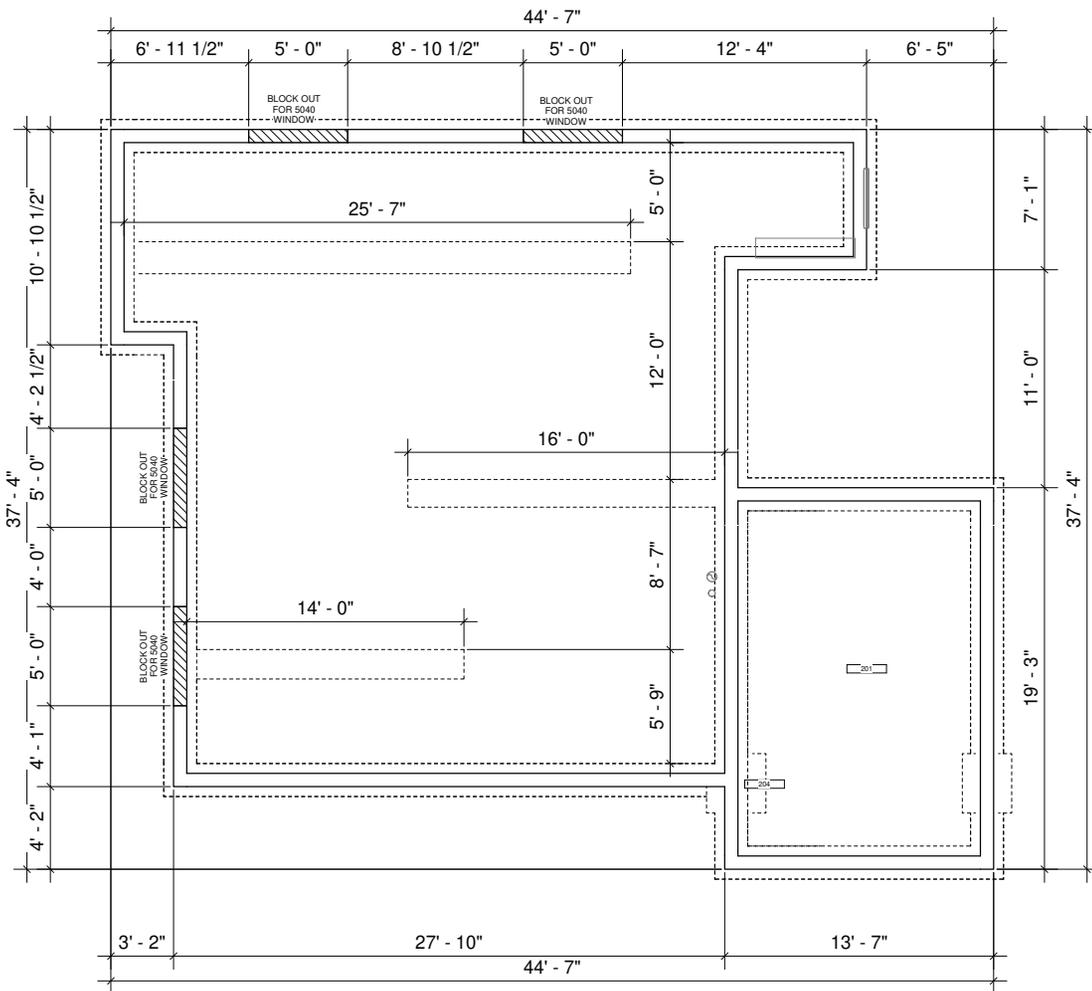
UPPER LEVEL:	11.14.2023
MAIN LEVEL:	11.14.2023
LOWER LEVEL:	11.14.2023
TOTAL AREA:	11.14.2023

ARCHITECTURAL
DETAILS

Date 11.14.2023
Drawn By Author

A11.0

Scale



1 FOUNDATION
3/8" = 1'-0"

NOTES

- FOUNDATION CREW, PLEASE MARK LOCATION OF UPPER GROUND WITH HIGHLY VISIBLE SPRAY PAINT ON INTERIOR OF FOUNDATION WALL.
- SPACE ANCHOR BOLTS BETWEEN FLOOR JOISTS.
- BACKFLOW PREVENTERS OR VACUUM BREAKERS FOR PROTECTION OF POTABLE WATER ON HOSE BIBS, IRRIGATION OR SPRINKLER SYSTEM, BOILERS OR HEAT EXCHANGERS.
- LOWER LEVEL WINDOW HEAD HEIGHT AT 7'-0" FROM FIN FINISHING OR AT 6'-8" FROM T.O. SLAB (I.N.C.)

WALL TYPES

- 8" FOUNDATION WALL
- FOUR OVER FOUNDATION WALL
- 2 x 4 FRAMED WALL
- 2 x 6 FRAMED WALL
- 42" TALL LOW WALL (I.N.C.)

KEYNOTE

#	DESCRIPTION
201	GARAGE SLAB - SLOPE FLOOR 1" IN 1'-0" OR 4" TOTAL DROOP (WHICHEVER IS GREATER) IN DIRECTION INDICATED.
204	CONCRETE ENCASED ELECTRODE (UFER) WITH 20' OF LONG #4 REBAR OR 25' OF LONG #4 AVG. BASE COPPER CONDUCTOR LOCATED AT BASE OF FOOTING.



SOUTH OGDEN RESIDENCE

ADDRESS
South Ogden, Ut 84404

Square Footage

UPPER LEVEL:	-
MAIN LEVEL:	1,046 SQ. FT.
LOWER LEVEL:	-
TOTAL AREA:	-

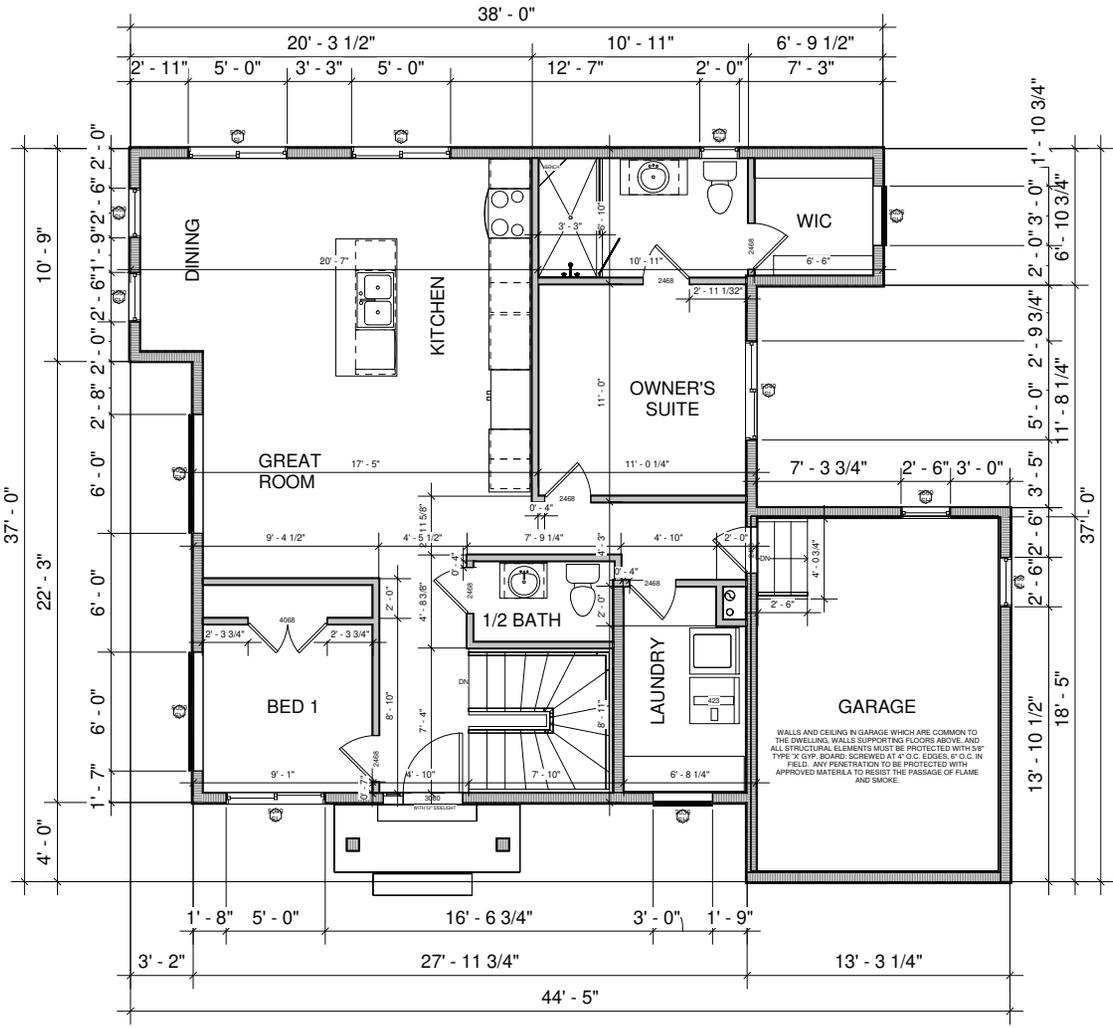
FOUNDATION

Date	11.14.2023
Drawn By	Author

A2.0

Scale As indicated

FOUNDATION



NOTES

- DOORS ARE DIMENSIONED TO FINISHED OPENINGS.
- DIMENSIONS ON FLOOR PLANS ARE TO ROUGH FRAMING UNLESS OTHERWISE NOTED.
- 2 x 4 STUD WALLS ASSUMED TO BE 5 1/2" WIDE.
- 2 x 6 STUD WALLS ASSUMED TO BE 5 1/2" WIDE.
- MAIN LEVEL WINDOW HEAD HEIGHT AT 7'-11" FROM SUB FLOOR (U.N.O.)
- LOWER LEVEL WINDOW HEAD HEIGHT AT 7'-0" FROM T.O. FOOTING OR AT 6'-8" FROM T.O. SLAB (U.N.O.)
- A BACK WATER VALVE IS REQUIRED TO PROTECT PLUMBING FIXTURES THAT ARE LOCATED BELOW THE ELEVATION LEVEL OF THE NEAREST UPSTREAM MAN HOLE COVER. FIXTURES THAT ARE ABOVE THE ELEVATION OF THE MAN HOLE COVER SHALL NOT DISCHARGE THROUGH THE BACK WATER VALVE.
- BACKFLOW PREVENTER OR VACUUM BREAKERS FOR PROTECTION OF POTABLE WATER ON HOSE BIBS, IRRIGATION OR SPRINKLER SYSTEM, BOILERS AND HEAT EXCHANGERS.
- FLOOR DRAINS MUST HAVE DEEP SEAL TRAPS.
- LANDINGS OR FINISHED FLOORS AT THE REQUIRED EGRESS DOOR SHALL NOT BE MORE THAN 1 1/2" LOWER THAN THE TOP OF THE THRESHOLD. THE LANDING OF FLOOR ON THE EXTERIOR SIDE SHALL NOT BE MORE THAN 3/4" BELOW THE TOP OF THE THRESHOLD PROVIDED THE DOOR DOES NOT SWING OVER THE LANDING OF FLOOR.
- MECHANICAL ROOMS MUST BE ISOLATED FROM INSIDE THE THERMAL ENVELOPE. THE WALLS, FLOORS AND CEILINGS SHALL MATCH THE BASEMENT R VALUE REQUIREMENT. THE DOOR INTO THE ROOM SHALL BE FULLY GASKETED. SUPPLY, RETURN DUCTS, AND WATER LINES SHALL BE INSULATED TO A MIN. OF R-8 FOR 3" DIAMETER. COMBUSTION AIR SHALL BE INSULATED WHERE IT PASSES THROUGH CONDITIONED SPACE TO A MIN. OR R-8.
- VENT FLUE TO BACK OF HOME.
- ENERGY EFFICIENCY CERT. MUST BE FILLED OUT AND WALL TYPES IN OR AROUND ELECTRICAL PANEL.

KEYNOTE

#	DESCRIPTION
423	WASHER (LEFT SIDE OF DRIVER)



SOUTH OGDEN RESIDENCE

ADDRESS
South Ogden, Ut 84404

Square Footage

UPPER LEVEL:	-
MAIN LEVEL:	1,046 SQ. FT.
LOWER LEVEL:	-
TOTAL AREA:	-

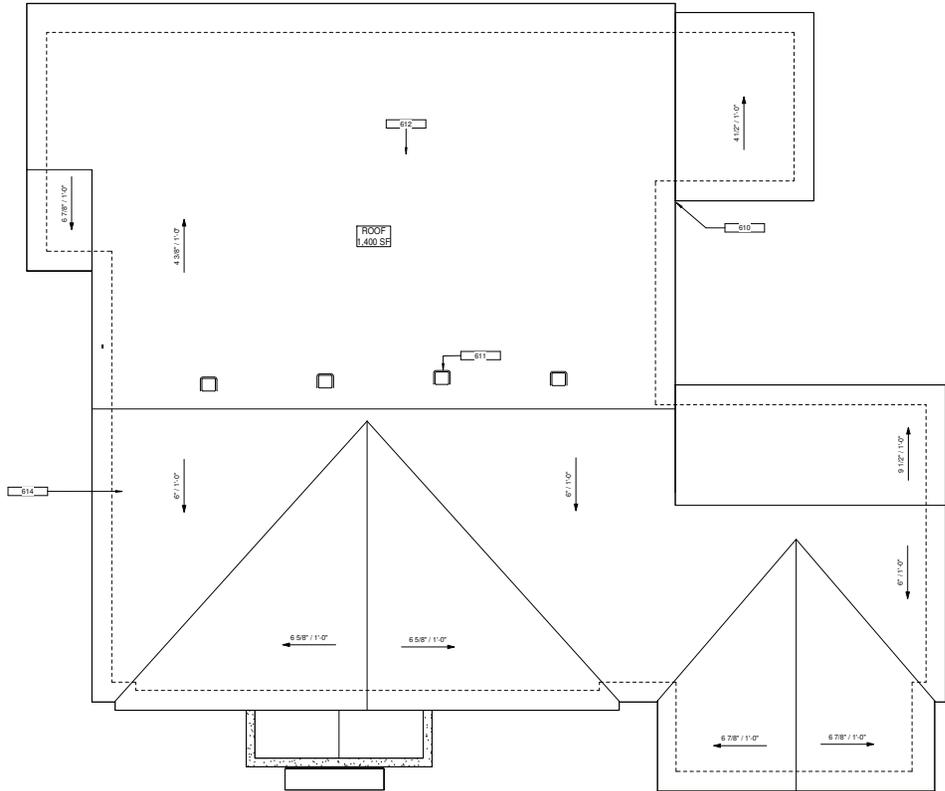
MAIN LEVEL FLOORPLAN

Date	11.14.2023
Drawn By	Author

A4.0

Scale As indicated

KEYNOTE	
#	DESCRIPTION
B10	CONTINUOUS VENTED SKEWIT AND FASCIA
B11	TURBLE VENTS (TYP)
B12	ARCHITECTURAL GRACE SHINGLES (TYP)
B14	ALL ROOF EDGES TO HAVE ICE AND WATER SHIELD TO EXTEND FROM THE EDGE OF THE EAVES TO A POINT NOT LESS THAN 24" INSIDE THE EXTERIOR WALL LINE. VALLEYS AND EAVES TO HAVE SHIELD OR FLASHING INCLUDING EXTERIOR WALL / ROOF INTERSECTIONS



BOWERS HOMES

SOUTH OGDEN RESIDENCE

ADDRESS
South Ogden, UT 84404

Square Footage

UPPER LEVEL:	-
MAIN LEVEL:	1,046 SQ. FT.
LOWER LEVEL:	-
TOTAL AREA:	-

ROOF PLAN

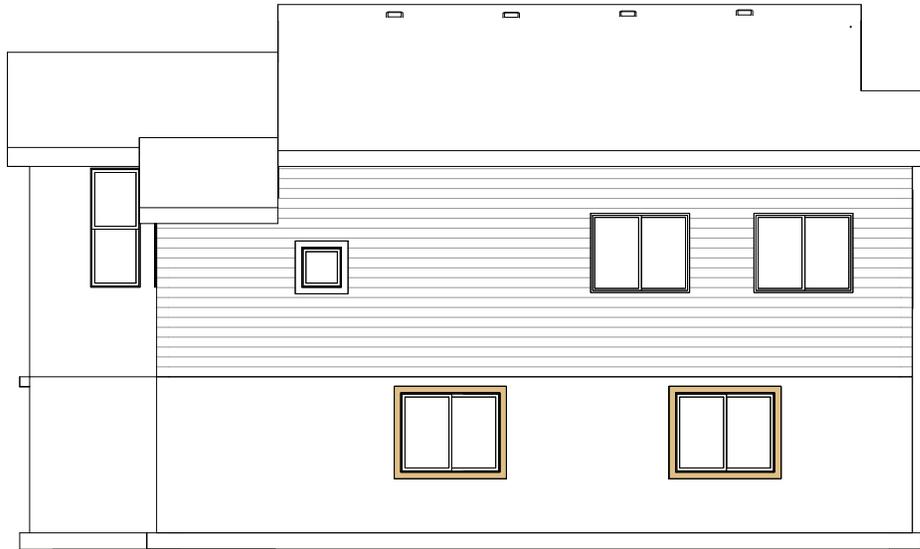
Date	11.14.2023
Drawn By	Author

A7.0

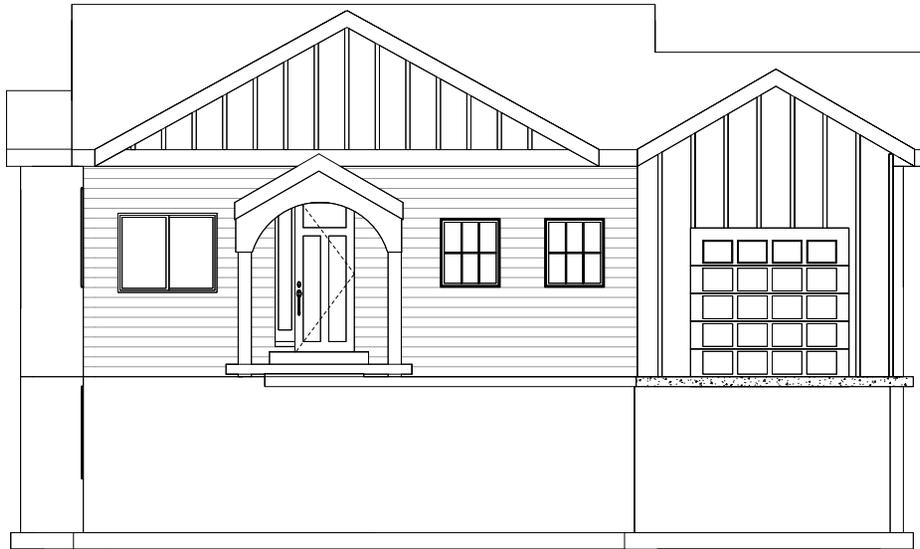
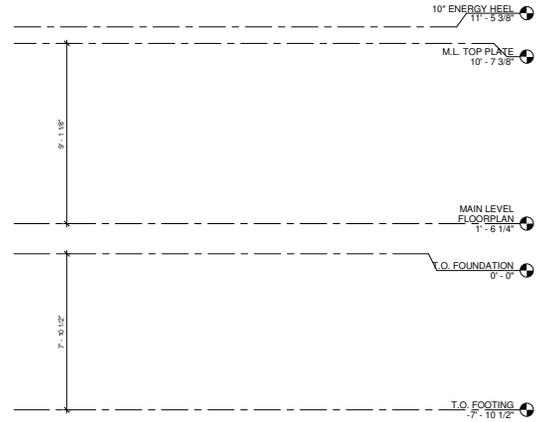
Scale 3/8" = 1'-0"

1 ROOF PLAN
3/8" = 1'-0"

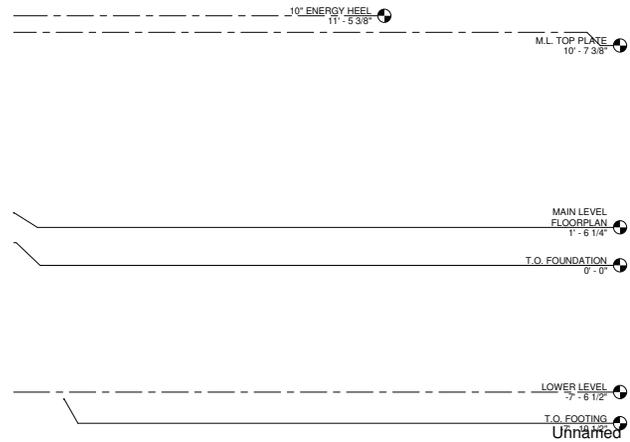
ROOF PLAN



North
3/8" = 1'-0"



South
3/8" = 1'-0"



BOWERS HOMES

SOUTH OGDEN RESIDENCE

ADDRESS
South Ogden, Ut 84404

Square Footage

UPPER LEVEL: -
MAIN LEVEL: 1,046 SQ. FT.
LOWER LEVEL: -

TOTAL AREA: -

Unnamed

Date 11.14.2023

Drawn By Author

A11.1

Scale 3/8" = 1'-0"

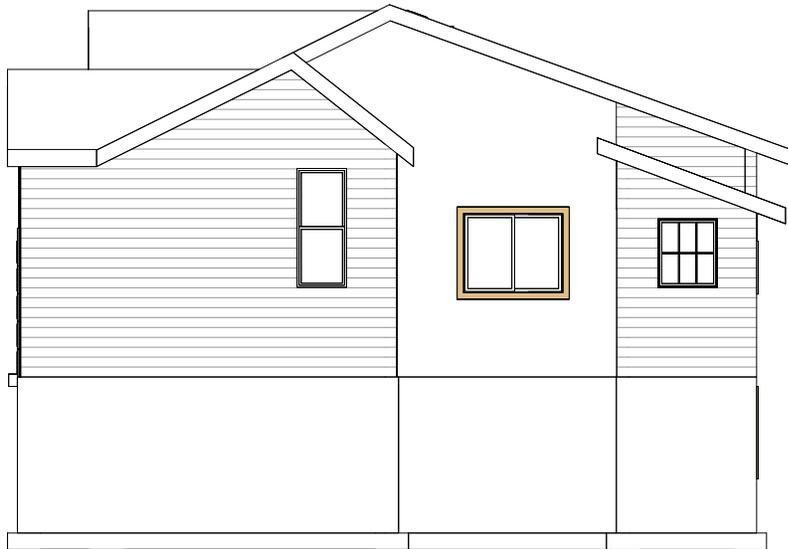


① West
3/8" = 1'-0"

10' ENERGY HEEL
T.F. -5 3/8"
M.L. T.O. FLOOR PLAN
T.O. FOUNDATION
0'-0"

MAIN LEVEL
FLOOR PLAN
T.O. FOUNDATION
0'-0"

LOWER LEVEL
T.O. FOOTING
-7'-10 1/2"



② East
3/8" = 1'-0"

T.O. ROOF
18'-0"

10' ENERGY HEEL
T.F. -5 3/8"
M.L. T.O. FLOOR PLAN
T.O. FOUNDATION
0'-0"

MAIN LEVEL
FLOOR PLAN
T.O. FOUNDATION
0'-0"

LOWER LEVEL
T.O. FOOTING
-7'-10 1/2"



SOUTH OGDEN RESIDENCE

ADDRESS
South Ogden, UT 84404

Square Footage

UPPER LEVEL:	-
MAIN LEVEL:	1,046 SQ. FT.
LOWER LEVEL:	-
TOTAL AREA:	-

BUILDING ELEVATIONS

Date	11.14.2023
Drawn By	Author

A9.0

Scale 3/8" = 1'-0"

BUILDING ELEVATIONS

EDIT	STRATEGY / PROJECT / TASK / SUBTASK	OWNER	RESOURCE
------	-------------------------------------	-------	----------

⋮ + ▼ **1.0 FISCAL RESPONSIBILITY: Ensure South Ogden City has the ability to provide quality services over time through careful, long-range financial planning, strategic partnerships, and evaluation of the future fiscal impacts of current decisions.**

⋮ 🟢 + 🔍 + ▼	1.1 Improve Financial Planning (Dixon)	Steve Liebersbach	
⋮ 🟢 + 🔍 +	▼ 1.1.1 Prioritize unencumbered projects against available funds. (Dixon)	Steve Liebersbach	
⋮ 🟢 + 🔍	1.1.1.1 Complete a spending plan for Impact Fees (Dixon)	Steve Liebersbach	Fred Philpot, Matt, Department Dir.
⋮ 🟢 + 🔍	1.1.1.2 Departments need to provide a detailed listing of vehicles/equipment & projects for the upcoming budget and beyond so they can be prioritized and funding availability determined (Dixon)	Steve Liebersbach	Department Directors
⋮ ! + 🔍 +	▼ 1.1.2 Develop vehicle replacement plans (Dixon)	Steve Liebersbach	Fleet, Department Heads
⋮ 🟢 + 🔍	1.1.2.1 The analysis of the 2 year buy/sell back vs annual lease option has been done. The depts. need to plan accordingly to optimize the best move on the City's behalf. (Dixon)		Fleet & Dept. Heads
⋮ 🟢 + 🔍 +	1.1.3 Update Sustainability Model to address inflation, population growth and new revenues/expenditures (Dixon)	Steve Liebersbach	Department Directors
⋮ ! + 🔍 +	▼ 1.1.4 Hold regular work sessions to review and update the City's Sustainability Models (Dixon)	Steve Liebersbach	
⋮ 🟢 + 🔍	1.1.4.1 Schedule work session with Fred and CC to review/discuss updated models (Dixon)	Steve Liebersbach	Fred Philpot, Leesa
⋮ 🟢 + 🔍 +	1.1.5 Complete an ARPA spending plan. (Dixon)	Steve Liebersbach	Department Directors, City Council
⋮ 🟢 + 🔍 + ▼	1.2 Increase Revenues through Grants (Dixon)	Matt Dixon	
⋮ 🟢 + 🔍 +	▼ 1.2.1 AARP Community Challenge Grant (Dixon)	Matt Dixon	AARP, City Council
⋮ 🟢 + 🔍	1.2.1.1 Attend Feb. 8 Q&A Webinar (Dixon)	Matt Dixon	
⋮ 🟢 + 🔍	1.2.1.2 Identify grant requirements and prepare a grant request for CC to approve. (Dixon)	Matt Dixon	

☑ ☑ ☑	1.2.1.3 Prepare and submit grant request to AARP (Dixon)	Matt Dixon	
☑ ☑ ☑ ☑	1.2.2 Federal grant submitted requesting \$44,000 for body warn cameras (Dixon)	Darin Parke	Award notices will be sent in September.
☑ ☑ ☑ ☑	1.2.3 Jason W. Read Foundation grant awarded \$1,500 for ShotDot system. (applied for \$4,937.50). (Dixon)	Darin Parke	
☑ ☑ ☑ ☑	1.2.4 Safe Routes to School grant awarded for 850 East 5600 South Crosswalk in 2021 for 2024 budget cycle. Award was \$61,621. Information attached. (Dixon)	Jon Andersen	Josh Sully
☑ ☑ ☑ ☑	1.2.5 CCJJ grant for ballistic shields for PD - awarded \$3,293.98 (Dixon)	Darin Parke	
☑ ☑ ☑ ☑	1.2.6 Federal grant submitted for \$8,500 for body armor (Dixon)	Darin Parke	
☑ ☑ ☑ ☑	1.2.7 Outdoor Recreation Grant (Dixon)	Matt Dixon	Jon Andersen
☑ ☑ ☑ ☑	1.2.7.1 Review grants for Nature Park Trail improvements (Dixon)	Matt Dixon	
☑ ☑ ☑ ☑	1.2.7.2 Application submitted for \$200,000 for construction of 40th Street skatepark project (see attached application). (Dixon)	Matt Dixon	
☑ ☑ ☑ ☑	1.2.7.3 Grant award from UORG signed by city leader and state rep (see attached) (Dixon)	Matt Dixon	City Council
☑ ☑ ☑ ☑	1.2.8 Foundation grant awarded for Shotdot for \$4,937.50 (Dixon)	Darin Parke	
☑ ☑ ☑ ☑	1.2.9 UCA grant submitted and awarded \$32,069.20 for PD and Fire radios (Dixon)	Darin Parke	Cameron West
☑ ☑ ☑ ☑	1.2.10 State of Utah Public Safety grant for Shotdot - awarded \$4,937.50 (see award letter attached). (Dixon)	Darin Parke	
☑ ☑ ☑ ☑	1.2.11 2023 RAMP Grants (Dixon)	Matt Dixon	Jon Andersen, Jamie Healy
☑ ☑ ☑ ☑	1.2.12 Justice Court Technology Grant \$7,500 (Dixon)	Doug Gailey	
☑ ☑ ☑ ☑	1.2.13 State of Utah public safety grant for First Responders First mental health services \$26,900 (Dixon)	Darin Parke	

Parks) (Dixon)



1.3 Explore alternative revenue sources (Dixon)



1.4 Improve public education related to city finances (Dixon)



2.0 EMPLOYEES: Recruit, develop and retain quality employees by maintaining competitiveness in pay and benefits and demonstrating a commitment to every employee's growth and development.



2.1 Improve Employee Satisfaction (Dixon)

Doug Gailey



2.1.1 Develop list of no-cost/low-cost benefit enhancements (Dixon)

Doug Gailey



2.1.1.1 Conduct work session with the council to discuss Alternative work schedules (i.e. 5/4/9 & 4/10) (Dixon)

Doug Gailey



2.1.1.2 Conduct analysis and make recommendations for retirement benefits (Dixon)

Doug Gailey

Steve Leibersbach



2.1.1.3 Increased LTD benefit to go beyond the current guaranteed 2 year coverage. The new policy does not have a term limit and is only \$500 more per year citywide. (Gailey)



2.1.2 Council to hold employee BBQ event (Dixon)

Doug Gailey

Jamie, Mayor Porter,



2.2 Increase quality of organizational leadership & employee capacity. (Dixon)

Doug Gailey



2.2.1 Complete Arbinger Outward Leadership Training with all supervisors/managers (Dixon)

Matt Dixon

Department Directors



2.2.2 SOLA (Dixon)

Doug Gailey

Department Directors



2.2.3 Secession planning and cross-training (Dixon)

Doug Gailey



2.2.3.1 Meet with department heads to clarify organizational structure and optimize opportunities for promotional experience. (Gailey)



2.2.4 Leadership Book Club (Dixon)

Matt Dixon



2.2.5 Work with department heads to create out of class pay for employees temporarily assigned to a leadership position. (Gailey)

Doug Gailey

Chief Cameron West. Jon Andersen

☰	☑	⬆	☰	2.2.5.1 Meet with Steve to formulate a paycode that would allow employees to be compensated for out of class assignments. (Gailey)		
☰	☑	⬆	☰	☑	2.3 Improve recruitment and retention efforts (Dixon)	
☰	☑	⬆	☰	☑	2.3.1 Evaluate staffing needs for the next 5-years and build into Sustainability Model (Dixon)	
☰	☑	⬆	☰	☑	2.3.2 Create Dept. Recruitment Plans (Dixon)	
☰	☑	⬆	☰	☑	2.4 Improve equipment standards (Dixon)	
☰	☑	⬆	☰	☑	2.5 Maintain competitiveness with city salaries and wages (Dixon)	
☰	☑	⬆	☰	☑	2.5.1 Analyze comparison cities & frequency (Dixon)	
☰	☑	⬆	☰	☑	2.6 Increase employee education efforts on the city's salary and benefits [is this something that should reside under 2.1 "Employee Satisfaction?" (Dixon)]	

☑ **3.0 INFRASTRUCTURE: Invest in the maintenance of existing City infrastructure (i.e. utilities, parks, roads, etc.) and plan for new infrastructure needs necessary to support new growth and development within the City.**

☰	☑	⬆	☰	☑	3.1 Increase resident satisfaction rating of the City parks by 10 percent (Dixon)	Jon Andersen	
☰	☑	⬆	☰	☑	3.1.1 Conduct a Parks-specific survey as a follow-up to Community Survey (Dixon)	Doug Gailey	City Council
☰	☑	⬆	☰	☑	3.1.2 Replace playground at Friendship Park (2022) (Dixon)	Jon Andersen	
☰	☑	⬆	☰	☑	3.1.2.1 Survey playground area (Andersen)	Jon Andersen	WCE, Jory & Brad
☰	☑	⬆	☰	☑	3.1.2.2 Playground equipment to best use the area (Andersen)	Jon Andersen	Taft Egan (Big-T)
☰	☑	⬆	☰	☑	3.1.2.3 Utilize State procurement site to get playground equipment for the park (Andersen)	Jon Andersen	Taft Egan
☰	☑	⬆	☰	☑	3.1.2.4 Complete park installation (Dixon)	Jon Andersen	
☰	☑	⬆	☰	☑	3.1.3 Complete Phase I of the South Ogden Heritage Trail at Friendship Park (Dixon)	Matt Dixon	Jon Andersen, SOUP Org., City Council

☑ ⬆ ☰ ¹²	3.1.3.2 Gene Sessions and Richard Sadler to work on content for monuments (Dixon)		Historical Sub-Committee
☑ ⬆ ☰ ⁹	3.1.3.3 Secure funding from other Grants and Donations (Dixon)	Matt Dixon	Finance Committee
☑ ⬆ ☰	3.1.3.4 Review plan for Heritage Trail with Jon and determine best location for the monument (Dixon)	Matt Dixon	Jon Andersen
☑ ⬆ ☰ ⁶	3.1.3.5 Meet with SUP Org. and discuss plans, budget, etc. (Dixon)	Matt Dixon	Jon Andersen
☑ ⬆ ☰ ¹	3.1.3.6 Review the plans with City Council in work session to verify approval of location and project details (Dixon)	Matt Dixon	Leesa, City Council
☑ ⬆ ☰ ³	3.1.3.7 Apply for RAMP funding to help with the project. (Dixon)	Matt Dixon	
☑ ⬆ ☰ ²	3.1.3.8 Request of qualifications (RFQ) prepared to select monument company to help consult and construct this project. (Dixon)	Jon Andersen	Jim Larkin, Lynn Call
☑ ⬆ ☰ ⁹	3.1.3.9 Firm up project scope with the Committee (i.e. are we focused on S. Ogden history or greater Weber County history?). (Dixon)	Jon Andersen	Matt
☑ ⬆ ☰	3.1.3.10 Get representative from Weber Heritage Foundation (Katie Nelson) (Dixon)	Matt Dixon	
☑ ⬆ ☰	3.1.3.11 Invite Rich Sadler, Katie Nelson, Brent Strate, Mayor Porter, and SUP & DUP for next meeting (Phase I and Policy Creation) (Dixon)	Matt Dixon	
☑ ⬆ ☰ ¹	3.1.3.12 Physical Facilities Committee will finalize agreement with Botts and get three monuments ordered (Dixon)	Matt Dixon	Jon Andersen
☑ ⬆ ☰ ⁴	3.1.3.13 Historical Committee working on list of Top 30 (10 monuments) and will present recommendations to chronologically divide the trail. (Dixon)	Matt Dixon	SUP Committee
☑ ⬆ ☰ ¹	3.1.3.14 City Council (Arts Council) to review and prioritize top monuments they want developed and install in the park (Dixon)	Matt Dixon	City Council
☑ ⬆ ☰ ⁶	3.1.3.15 Finance Committee will pick up check from	Matt Dixon	Ed Klein

	donation from Goldenwest Credit Union (Kerry Whalen) for \$5,000 (Dixon)		
☰ ✓ ⬆️ ⋮ 2	3.1.3.16 Provide Emma Eccles Foundation a project update (Dixon)	Matt Dixon	
☰ ⚠️ ⬆️ ⋮ 1 +	3.1.4 Review the Nature Park development and improvement plan (recreation, conservation, education) and discuss next steps (Dixon)	Matt Dixon	Mark Vlastic (Planner), City Council, Grants
☰ ✓ ⬆️ ⋮ 2	3.1.4.1 Find the Nature Park development plans that were originally created (Dixon)	Matt Dixon	Leesa Kapetanov
☰ ✓ ⬆️ ⋮	3.1.4.2 Review the development plan, identify what has been completed, what remains and prepare presentation to review with the City Council (Dixon)	Matt Dixon	
☰ ⚠️ ⬆️ ⋮ 2	3.1.4.3 Work with USU to see if there is a project they can help us with at the Nature Park. (Dixon)	Matt Dixon	Mayor Porter
☰ ✓ ⬆️ ⋮ 2 +	3.1.5 Complete a Park Master Plan for Meadows Park (Dixon)	Jon Andersen	
☰ ✓ ○ ⋮ 2	3.1.5.1 Request a proposal from Landmark Design for the site master plan (Andersen)	Jon Andersen	
☰ ✓ ○ ⋮ 1	3.1.5.2 Review amenities with city council and provide direction to Landmark Design (Dixon)	Jon Andersen	Hugh and Mark
☰ ✓ ○ ⋮ 3	3.1.5.3 Determine which concept the CC prefers and provide direction to Landmark for final Mater Plan (Dixon)	Matt Dixon	Jon Andersen, CC
☰ ✓ ⬆️ ⋮	3.1.5.4 Finalize and have council approve Master Plan Design (Dixon)	Matt Dixon	Landmark Design
☰ ✓ ⬆️ ⋮ 1 +	3.1.6 Complete Phase I & II of Club Heights Park. (Dixon)	Jon Andersen	
☰ ✓ ⬆️ ⋮ 3	3.1.6.1 Monitor drought to see when the sod can be installed (Andersen)	Shane Douglas	Pine View
☰ ✓ ⬆️ ⋮ 3	3.1.6.2 Playgrounds & Pavilions installed fall of 2021 (Andersen)	Jon Andersen	
☰ ✓ ⬆️ ⋮ 1	3.1.6.3 Working on changing the water feature for improved functionality (Andersen)	Jon Andersen	
☰ ✓ ⬆️ ⋮ 4	3.1.7 Complete Burch Creek Park (Dixon)	Jon Andersen	

☰	☑	⬆	☰	1	3.1.7.1 Need to address the warranty issues on landscaping, features, etc. Warranty period should be through June 1, 2022 (Andersen)	Jon Andersen	Hugh Holt
☰	☑	⬆	☰	3	3.1.8 Compare results from 2020 Community Survey to 2021 Survey (Dixon)	Matt Dixon	
☰	☑	⬆	☰	+	3.2 Increase resident satisfaction with the quality of the City's streets by 10 percent (Dixon)	Jon Andersen	
☰	☑	⬆	☰	+	3.2.1 Complete a minimum of \$1.3M in road maintenance and improvement projects annually (Dixon)	Jon Andersen	Brad Jensen (City Engineer), City Council, Budget
☰	☑	⬆	☰	+	3.2.2 Increase beautification of Washington Blvd. between 36th and 40th Street. (Dixon)	Matt Dixon	CDRA Board, UDOT, Jon Andersen
☰	☑	⬆	☰	4	3.2.3 Review 2020 Community Survey results for base satisfaction score. (Dixon)	Matt Dixon	
☰	☑	⬆	☰	2	3.2.4 Compare 2021 Survey Results with 2020 (Dixon)	Matt Dixon	
☰	☑	⬆	☰	+	3.3 Grant Complete Construction of the 40th Street Skatepark (Dixon)	Jon Andersen	Matt Dixon, City Council, Spohn Ranch, LLC
☰	!	○	☰	+	3.4 Grant Increase opportunities for resident utilization of sidewalks and trails by identifying gaps and making improvements in areas such as Safe Routes to School. Routes. (Dixon)	Jon Andersen	
☰	☑	⬆	☰	2	3.4.1 Prepare trails for winter maintenance and use by the public. (Dixon)	Jon Andersen , Shane Douglas	City Council, FY2024 Budget
☰	☑	⬆	☰	1	3.4.1.1 Conduct walk thru and evaluation of current condition with Granite Construction and get estimates on cost to maintain status quo and cost to improve for winter plowing/maintenance. (Dixon)	Jon Andersen , Josh Sully	Granite Construction, Wasatch Civil, City Staff
☰	☑	⬆	☰	1	3.4.1.2 Have a discussion with Mayor & City Council to get direction (Andersen)	Jon Andersen	
☰	☑	⬆	☰	1	3.4.1.3 Prepare budget estimates & timeline for the 2022 construction season to complete goal (Andersen)	Jon Andersen	Shane Dougals, Josh Sully
☰	☑	○	☰	+	3.4.2 Improve sidewalk network/connections where there are gaps. (Dixon)	Jon Andersen , Shane Douglas	City Council, FY2024 Budget
☰	☑	○	☰		3.4.2.1 Complete detailed inventory of areas	Josh Sully	Shane Douglas, Jon Andersen, Wasatch Civil

☑	☐	☰	3.4.2.2 Prioritize sections based on safety, pedestrian demand and location (Dixon)	Josh Sully	Jon Andersen, Shane Douglas, Wasatch Civil Engineering		
☑	☐	☰	3.4.2.3 Prepare a cost estimate for each section based on dollars per linear foot of sidewalk (Dixon)	Josh Sully	Jon Andersen, Shane Douglas, Wasatch Civil Engineering		
☑	☐	☰	3.4.2.4 Present information to City Council for review, discussion and direction (Dixon)	Jon Andersen	Shane Douglas, Josh Sully, Wasatch Civil Engineering		
☑	☐	☰	1	☑	3.4.3 Improve sidewalk networks in Safe Routes for Schools areas. (Dixon)	Jon Andersen , Josh Sully	City Council, Grants, Budget
☑	☐	☰	3.4.3.1 Coordinate with Weber School District to identify all Safe routes (Andersen)	Josh Sully	Shane Douglas		
☑	☐	☰	3.4.3.2 Evaluate all safe routes for safety and conditions of existing sidewalk (Andersen)	Josh Sully	Shane Douglas , Jon Andersen		
☑	☐	☰	3.4.3.3 Evaluate the safe routes for any need for new sidewalks (Andersen)	Josh Sully	Shane Douglas, Jon Andersen		
☑	☐	☰	3.4.3.4 Develop a a list of potential projects for budgeting and grant purposes (Andersen)	Josh Sully	Shane Douglas, Jon Andersen		
☑	☑	☰	☑	3.4.4 Complete Adams Ave. sidewalk project from 40th Street to 42nd Street. (Dixon)	Jon Andersen	WCE, OGCC, WFRC	
☑	☑	☰	3.4.4.1 Complete Design (Dixon)	Jon Andersen			
☑	☑	☰	3.4.4.2 Reach agreement with OGCC regarding compensation for impacts (Dixon)	Matt Dixon	Property Rights Ombudsman, WFRC		
☑	☑	☰	☑	3.5 Upgrade City Facilities (Dixon)	Jon Andersen		
☑	⚠	☑	☑	3.5.1 Complete remodel of the Public Works yard and facilities. (Dixon)	Jon Andersen		
☑	⚠	☑	1	3.5.1.1 Meet with School District on land swap plans and at Friendship Park (Dixon)	Jon Andersen	Matt, City Council	
☑	⚠	☑	1	3.5.1.2 Explore any other options for the relocation of the P.W. shop (Andersen)	Jon Andersen , Shane Douglas	Jon Andersen,	
☑	⚠	☑	2	3.5.1.3 Develop a plan to remodel current location (Andersen)	Jon Andersen , Shane Douglas		
☑	☑	☑	4	3.5.1.4 Meet with Landmark Companies for a possible	Jon Andersen	Shane Douglas, Jason Brennan, Josh Sully	

☰	☑	⬆	☰	⊕	3.5.2 Complete upgrades to City Hall (i.e. carpet, paint, Station 81 ramps, etc.) (Dixon)	Jon Andersen		
☰	☑	⬆	☰		3.5.2.1 Walk the Building to identify upgrades (Andersen)	Jon Andersen	Matt Dixon, Department Heads	
☰	☑	⬆	☰		3.5.2.2 Collect bids for the upgrades (Andersen)	Jon Andersen	Michael Sawyer	
☰	☑	⬆	☰		3.5.2.3 Need funding and approval to complete the upgrades Budget 2024 (Andersen)	Matt Dixon	Jon Andersen, Michael Sawyer	
☰	☑	⬆	☰		3.5.2.4 Create water-wise landscape plan for city hall (Catalytic Project) (Dixon)			
☰	⚠	○	☰	②	⊕	3.5.3 Make improvements to Station 82 Kitchen (Dixon)	Cameron West	Jon Andersen
☰	☑	⬆	☰	⊕	3.5.4 Expand camera system in parks (Dixon)	Jon Andersen		
☰	☑	⬆	☰	⊕	⊖	3.6 Improve quality of the city's infrastructure management (Dixon)	Jon Andersen	WCE
☰	☑	⬆	☰	⊕	⊖	3.6.1 Prepare and launch GIS management system for Water, Sewer and Storm Drain utilities. (Dixon)	Jon Andersen	WCE
☰	☑	⬆	☰	⊕	☰	3.6.1.1 Collect the necessary GIS information for all utilities (Andersen)	Josh Sully , Jason Brennan	Jon Andersen, Shane Douglas
☰	☑	⬆	☰	⊕	☰	3.6.1.2 Work with Wasatch Civil to have data entered into a format that can be used by different devices (Andersen)	Jon Andersen , Shane Douglas , Josh Sully , Jason Brennan	Wasatch Civil
☰	☑	⬆	☰	⊕	☰	3.6.1.3 Launch program for City Staff to use the GIS program (Andersen)	Jon Andersen , Shane Douglas	Jason Brennan, Josh Sully, Wasatch Civil
☰	☑	⬆	☰	⊕	⊖	3.6.2 Coordinate city utility projects with road projects (Dixon)		
☰	☑	⬆	☰	⊕	☰	3.6.2.1 Complete analysis of city utility projects and street projects (Dixon)		
☰	☑	⬆	☰	⊕	☰	3.7 Improve beautification of city-owned ROW's (Dixon)		
☰	☑	⬆	☰	⊕	☰	3.8 Demonstrate progress of Catalytic Projects of the City's General Plan (Dixon)		
☰	☑	⬆	☰	⊕	☰	3.9 Establish a functioning Urban Forestry Commission (Dixon)		

COMMUNITY DEVELOPMENT: Foster quality community and economic development with a focus on land use (i.e. general plan, zoning), aesthetics (i.e. code enforcement), redevelopment, new development (i.e. businesses, housing), and effective branding.

☑️ ⬆️ 🗄️ ⬆️	4.1 Leverage CDRA resources to facilitate redevelopment of vacant buildings and facilitate redevelopment. (Dixon)	Matt Dixon	
⚠️ ⓪ 🗄️ ⬆️	4.1.1 Create and implement long-term plans to maximize highest-and-best use development at key intersections along Highway 89 extending between the northern and southern clusters in the City. (Dixon)	Matt Dixon	CDRA, Planning Consultation, WFRC Grant
☑️ ⬆️ 🗄️ ⬆️	4.1.2 Provide appropriate public assistance for demolition of key properties and improved infrastructure at key sites, particularly along the northern end of Highway 89. These sites have good access and visibility but present a poor visual appearance for the City. (Dixon)	Matt Dixon	CDRA
⚠️ ⓪ 🗄️	4.1.2.1 Identify parcels that, if assembled and prepared, would expedite the City's redevelopment within the City Center CRA. (Dixon)	Matt Dixon	
⚠️ ⬇️ 🗄️ ⬆️	4.1.3 Explore partners with equity and interest in helping redevelop within the City Center CRA project area. (Dixon)	Matt Dixon	Christian Machuca (CEI)
☑️ ⬆️ 🗄️ ⬆️	4.1.4 Complete an Economic Development resident survey (Dixon)		
☑️ ⬆️ 🗄️ ⬆️	4.1.5 Develop a CDRA Action Plan for redevelopment (Dixon)		
☑️ ⬆️ 🗄️ ⬆️	4.2 Develop a community gathering place and other public improvements that will add to the image and reputation of the City and provide increased quality of life for residents. (Dixon)	Matt Dixon	
☑️ ⬆️ 🗄️ ⬆️	4.2.1 Identify potential key sites, properties and property owners that would provide an ideal site for a community gathering destination. (Dixon)	Matt Dixon	Property Owners, City Council
☑️ ⬆️ 🗄️ ⬆️	4.2.2 Redevelopment of Big Lots/Savers to maximize "highest-and-best" use of the property (Dixon)	Matt Dixon	Leonard Kreppel, Mark Vlastic, Adam Long
☑️ ⬆️ 🗄️	4.2.2.1 Get Bennenson Capitol willing to sell price (Dixon)		
☑️ ⬆️ 🗄️	4.2.2.2 Create a Small Area Master Plan for the site. (Dixon)	Matt Dixon	Consultant(s), CDRA Budget, Agency Board
☑️ ⬆️ 🗄️	4.2.2.3 Work with Benneson in helping them find the right JV partner (Dixon)	Matt Dixon	

	the public through amenities such as plazas, fountains, pavilions, eating areas, etc. (Dixon)		
☑ ⬆ ☰ ⊕	4.2.3 Consider the use of all available economic tools to assist with this project. (Dixon)		
⚠ ⬆ ☰ ⊕	4.2.4 Schedule meeting with key staff to review possible projects within the City Center CRA that would help increase likelihood of attracting new development (i.e. raised medians, street lights, banners, etc.) (Dixon)	Matt Dixon	Leesa Kapetnov
☑ ⬆ ☰ 7	4.2.4.1 Work with UDOT Region 1 Planner, Chris Chesnut to discuss mid-block crossings along Washington Blvd. (Dixon)	Matt Dixon	Mark Vlastic
☑ ⬆ ☰ ⊕	4.2.5 Secure grant funding through WFRC to assist with improvements to Washington Blvd. between 36th and 40th Streets. (Dixon)	Matt Dixon	CDRA matching funds
☑ ⬆ ☰ 2	4.2.5.1 Attend WFRC planning meeting to gather information on program. (Dixon)	Matt Dixon	
☑ ○ ☰	4.2.5.2 Attend CSAP final planning meeting with WRFC. (Dixon)	Matt Dixon	
☑ ○ ☰	4.2.5.3 Prepare project budget and cost estimates. (Dixon)	Matt Dixon	Jory, Jon Andersen, Council
☑ ○ ☰	4.2.5.4 Apply for grant funding (Dixon)	Matt Dixon	
☑ ⬆ ☰ 1 ⊕	4.2.6 Review estimated increment available for debt service within the Project area (Dixon)	Steve Liebersbach	Matt Dixon
⚠ ○ ☰ ⊕	4.3 Retain and strengthen existing businesses. (Dixon)	Matt Dixon	
⚠ ○ ☰ ⊕	4.3.1 Provide sales tax leakage information to specific businesses which show the potential for business expansion opportunities within related industries. (Dixon)	Matt Dixon	Consultant(s)
⚠ ○ ☰ ⊕	4.3.2 Work with existing businesses to adapt to changing retail trends including the need for drive-thru/pickup space, assistance with online retailing, etc. (Dixon)	Matt Dixon	Planning, City Council
☑ ⬆ ☰ 1 ⊕	4.3.3 Continue to promote and highlight "Shop South Ogden" to encourage local residents to support the businesses located throughout South Ogden. (Dixon)	Jamie Healy	

⋮ ! ○ ☰	4.3.3.2 Re-evaluate and make changes to SOBA. (Dixon)	Jamie Healy	City Council
⋮ ☑ ⬆ ☰ ⬆	4.4 Recruit additional businesses to South Ogden (Dixon)	Matt Dixon	
⋮ ☑ ○ ☰ ⬆	4.4.1 Approach property owners of key sites, especially those providing connectivity with other retail sites in the northern business cluster, regarding retail opportunities (such as those identified in the sales leakage analysis - See 4.3.1). (Dixon)	Matt Dixon	
⋮ ! ⬆ ☰ ⬆	4.4.2 Approach businesses desired by the City, that are lacking in the surrounding area, (including Riverdale & Ogden) through avenues such as ICSC, local brokers and drop in visits. (Dixon)	Matt Dixon	ICSC, Brokers
⋮ ☑ ⬆ ☰ ⬆	4.5 Strengthen the City's brand. (Dixon)	Jamie Healy	City Council
⋮ ☑ ⬆ ☰ ⬆	4.5.1 Construct Welcome to South Ogden signs at key locations in the City. (Dixon)	Matt Dixon	Jon Andersen, Brad Jensen (Engineer), CDRA Board/Budget
⋮ ☑ ⬆ ☰	4.5.1.1 Review sign designs and gather cost estimates (Dixon)	Matt Dixon	Mark Vlastic
⋮ ! ⬆ ☰	4.5.1.2 Identify desired locations for Welcome signs (Dixon)	Matt Dixon	Jon Andersen
⋮ ☑ ○ ☰	4.5.1.3 Develop a project timeline that aligns with council desires and budget resources (Dixon)	Matt Dixon	Steve Liebersbach
⋮ ☑ ○ ☰	4.5.1.4 Construct signs at designated locations - according to plans (Dixon)	Matt Dixon	Jon Andersen
⋮ ! ⬆ ☰ ⬆	4.5.2 Improve way-finding signage throughout the City (parks, city hall, public works, etc.). (Dixon)	Jon Andersen	Jon Andersen, City Council
⋮ ! ⬆ ☰	4.5.2.1 Prepare project report identifying sign locations, types, design and cost estimates (Dixon)		Mark Vlastic, Jon Andersen
⋮ ! ⬆ ☰	4.5.2.2 Present report to City Council for review, discussion and direction (Dixon)		
⋮ ☑ ⬆ ☰ ⬆	4.5.3 Review and take steps to ensure the City has Brand Consistency (Dixon)	Jamie Healy	Department Directors, City Council
⋮ ☑ ⬆ ☰	4.5.3.1 Work with Jibe to add department logos. After new logos arrive, implement them into the plan. (Healy)	Jamie Healy	Doug Gailey, Department Directors

☑ ☕ ☰	4.5.3.2 Email Brand Consistency -Design -Approval - Implement (Healy)		
☑ ☐ ☰	4.5.3.3 Letterhead (Healy)	Jamie Healy	Jibe
☑ ☐ ☰ ²	4.5.3.4 Vehicles (Healy)		Jibe
☑ ☕ ☰ ¹	4.5.3.5 Business Cards (Healy)		
☑ ☐ ☰ ☕ ¹	▼ 4.5.4 Create external/internal brand consistency (Healy)	Jamie Healy	
☑ ☕ ☰	4.5.4.1 Website update (Healy)	Jamie Healy	
☑ ☕ ☰	4.5.4.2 Social media content protocol (Healy)	Jamie Healy	
☑ ☕ ☰	4.5.4.3 Press release, letterhead, email consistency (Healy)	Jamie Healy	
☑ ☕ ☰	4.5.4.4 (Healy)	Jamie Healy	
☑ ☕ ☰ ☕	4.6 Implement a grant/loan program for home improvements and small businesses. (Dixon)		
☑ ☕ ▼	5.0 COMMUNITY ENGAGEMENT [SUPPORT AND CULTURE]: Create opportunities for residents and businesses throughout the City to work and serve together while being connected to and valued by the City.		
☑ ☐ ☰ ☕ ² ▼	5.1 Improve communications with residents & businesses. (Dixon)	Jamie Healy	
☑ ☕ ☰ ☕ ⁵ ▼	▼ 5.1.1 Provide quarterly updates/education on street maintenance treatments, City projects and efforts made to improve City streets. (Dixon)	Jamie Healy	Jon Andersen, Shane Douglas, Josh Sully, Wasatch Civil Engineering
☑ ☕ ☰	5.1.1.1 Work with Jon to find out what projects are upcoming for the following quarter. (Healy)	Jamie Healy	Jon Anderson
☑ ☕ ☰	5.1.1.2 Content creation for project-video (Healy)	Jamie Healy	Jon Anderson
☑ ☕ ☰	5.1.1.3 Deliver content to all media platforms (Healy)	Jamie Healy	
☑ ☕ ☰ ☕ ² ▼	▼ 5.1.2 Find a diverse social media platform that can communicate with all types of residents from various backgrounds. (Healy)	Jamie Healy	
☑ ☕ ☰	5.1.2.1 Set up emergency communication tree with local religious organizations (Healy)	Jamie Healy	

	help notify residents during emergencies. (Healy)		
☑ ☑ ☑	5.1.2.3 Set up neighborhood specific social media via next-door that is able to reach areas in case of an emergency. (Healy)	Jamie Healy	
☑ ☑ ☑ 5	5.1.3 Increase social media following to 10,000 and increase overall engagement by 25 percent. (Dixon)	Jamie Healy	
☑ ☑ ☑ 1	5.1.3.1 Department content creation plan. Work with each department to help educate residents on city events and other engaging content. (Healy)	Jamie Healy	
☑ ☑ ☑ 1	5.1.3.2 30 day social media plans in place. 3-5 posts per week to up engagement. (Healy)	Jamie Healy	
☑ ! ☑ ☑ 1	5.1.4 Complete 2 Town Hall meetings at (1 off-site & 1 EOC) locations throughout the City. (Dixon)	Jamie Healy	City Council
☑ ! ☑ ☑	5.1.4.1 Town Hall at Burch Creek Park or Elementary School (Dixon)	Leesa Kapetanov	City Council
☑ ! ☑ ☑	5.1.4.2 Town Hall at South Jr. High (Dixon)	Leesa Kapetanov	City Council
☑ ☑ ☑ 1	5.1.5 Improve Communication & Coordination with community groups (i.e. churches, NOG's, etc.) through Regroup & Qualtrics (Dixon)	Jamie Healy	Chief West, Doug Gailey
☑ ☑ ☑ ☑	5.1.6 Complete website redesign. (Dixon)	Jamie Healy	Revize, Department Directors, City Council
☑ ☑ ☑ ☑	5.1.7 Educate residents on housing crisis and what South Ogden is doing to support the state (Dixon)		
☑ ☑ ☑ ☑	5.1.8 Educate residents on the importance of shopping in South Ogden and how sales taxes work. (Dixon)		
☑ ☑ ☑ ☑	5.1.9 Explore possibility of including prior year and/or prior month's water usage on the city's monthly utility bills. (Dixon)		
☑ ☑ ☑ ☑	5.1.10 Educate the public on available senior resources offered through the county senior centers. (Dixon)		
☑ ☑ ☑ ☑	5.1.11 Increase staff and elected officials' visibility (Dixon)		
☑ ☑ ☑ ☑ ☑	5.2 Strengthen inclusion through improved communication and involvement of youth, senior, and minority groups. (Dixon)	Doug Gailey	City Council, Minority groups, Churches

☑ ⬆ ☰ ⬆	5.2.1 Offer a printed community survey to gather input from those who are unable to access a computer. (Gailey)		
☑ ⬆ ☰ ⬆	5.2.2 Provide information in the newsletter on how to translate the website into other languages. (Dixon)	Doug Gailey	Leesa Kapetanov
☑ ⬆ ☰ ⬆	5.2.3 Evaluate costs and vendors that can provide a messaging service to be used in emergencies. (Gailey)	Doug Gailey	Jamie Healy, Matt Dixon
☑ ⬆ ☰	5.2.3.1 contracted with Regroup to provide notification services to South Ogden City residents. (Gailey)	Jamie Healy	Jamie Healy, Cameron West
☑ ⬆ ☰ ⬆	5.2.4 Partner with minority groups to develop stronger minority communications. (Gailey)	Jamie Healy	
☑ ⬆ ☰ ⬆	5.2.5 Re-establish a Youth City Council (Gailey)		
☑ ⬆ ☰ ⬆	5.3 Strengthen engagement and sense of Community through Special Events. (Dixon)	Jamie Healy	
☑ ⬆ ☰ ⬆	5.3.1 Evaluate special events to match the desires of the council and needs of the citizens. (Dixon)	Jamie Healy	City Council
☑ ⬆ ☰ ⬆	5.4 Increase community engagement through service opportunities (Dixon)	Jon Andersen	Jamie Healy, Mayor Porter
☑ ⬆ ☰ ⬆	5.4.1 Complete one neighborhood-specific Day of Service with minimum of 100 volunteer/residents. (Dixon)	Jon Andersen	City Council, Jamie Healy
☑ ⬆ ☰	5.4.1.1 Identify the neighborhood for day of service (Andersen)	Jon Andersen	
☑ ⬆ ☰	5.4.1.2 Identify the number off staff to assist with the project and the 100 volunteers (Andersen)	Jon Andersen	
☑ ⬆ ☰	5.4.1.3 Identify any materials that are needed for the projects, any costs or any necessary equipment, etc. (Andersen)	Jon Andersen	
☑ ⬆ ☰	5.4.1.4 Promote/Advertise to get the 100 volunteers to assist with the neighborhood project (Andersen)	Jamie Healy	
☑ ⬆ ☰ ⬆	5.4.2 Complete one city-wide Day of Service event (i.e. public parks, trails, etc.) with a minimum of 100 volunteers/residents. (Dixon)	Jason Brennan	Jamie Healy, City Council
☑ ⬆ ☰	5.4.2.1 Identify Projects for City-wide service day event	Jason Brennan	Jon Andersen, Shane Douglas

☑ ⬆ ☰ 4	5.4.2.2 identify number of staff needed for project. (Brennan)	Jason Brennan	Shane Douglas
☑ ⬆ ☰ 4	5.4.2.3 Purchased materials for service event. (Brennan)	Jason Brennan	
☑ ⬆ ☰ 1 ⬆	5.4.3 Complete a city-wide Day of Service event (Dixon)	Jason Brennan	Jamie
☑ ⬆ ☰	5.4.3.1 Organize a clean-up day at two locations - Friendship & Club Heights Parks (Dixon)	Jason Brennan	Jamie, Volunteers
☑ ⬆ ☰ 1	5.4.3.2 Contact Republic Services to provide dumpsters at the two locations. (Dixon)	Jason Brennan	Jamie, Volunteers
☑ ⬆ ☰	5.4.3.3 Assign necessary staffing and equipment needed to have a successful dump sites. (Andersen)	Jason Brennan	Jon Andersen
☑ ⬆ ☰ ⬆	5.4.4 Increase smoke detector blitz program to two per year (Dixon)		
☑ ⬆ ☰ ⬆	5.4.5 Complete Spring Cleanup Day with two collection sites (Dixon)		

6.0 MODERATE INCOME HOUSING: In an effort to help provide a variety of housing options for current and future residents, South Ogden recognizes the importance of implementing strategies that will enable the preservation and creation of moderate income housing.

☑ ⬆ ☰ ⬆	6.1 Demonstrate utilization of moderate income housing set aside from a community reinvestment agency, redevelopment agency, or community development and renewal agency to create or subsidize moderate income housing (Menu Item P). (Dixon)	Matt Dixon	
⚠ ⬆ ☰ ⬆	6.1.1 Update the city's General Plan's MIHP adding timelines for our implementation of this strategy. (Dixon)	Matt Dixon	Leesa, PC and CC
☑ ⬆ ☰ 5 ⬆	6.1.2 Analyze property located at 40th and Evelyn to determine if it should be developed as a moderate-income housing project. (Dixon)	Matt Dixon	City Council
☑ ⬆ ☰ 3	6.1.2.1 Develop options for the council to discuss in order to help them decide what they'd like to do with this property. (Dixon)	Matt Dixon	
☑ ⬆ ☰ 5	6.1.2.2 Select student architect, complete home design plans with basement and bonus room above the garage. (Dixon)	Matt Dixon	Cameron Lewis, Kevin Bradley

☰	☑	⬆	☰	6.1.2.4 Complete engineering of the plans (Dixon)	Matt Dixon	Structural Engineer	
☰	☑	⬆	☰	6.1.2.5 City transfer land to the CDRA for development of an affordable housing project with promissory note directing the agency in what to do with any proceeds (e.g. rent, profit) from development of the project. (Dixon)	Matt Dixon	City Council/CDRA Board	
☰	☑	⬆	☰	6.1.2.6 Solicit interest from local construction companies to help with project construction. (Dixon)	Matt Dixon		
☰	⚠	⬆	☰	⬆	6.1.3 Seek LIHTC funding to help with construction. Deeply (30%) affordable or other AMI-restricted housing projects. (Dixon)	COE, Rocky Mountain Home Fund	
☰	☑	⬆	☰	⬆	6.2 Preserve existing and new moderate-income housing and subsidized units by utilizing a landlord incentive program, providing for deed restricted units through a grant program, or, notwithstanding Section 10-9a-535, establishing a housing loss mitigation fund (Menu Item K). (Dixon)	Matt Dixon	
☰	⚠	⬆	☰	⬆	6.2.1 Update the city's General Plan's MIHP adding timelines for our implementation of this strategy. (Dixon)	Matt Dixon	
☰	☑	⬆	☰	⬆	6.2.2 Work with University of Wyoming law student to help further the city's understanding of ways to implement the strategies within 6.2 (Dixon)	Craig Call, Sharon Buccino, Benjamin Wall	
☰	☑	⬆	☰	⬆	6.2.2.1 Project update meetings with Benjamin Wall - student from UoW (Dixon)	Craig Call, Sharon Buccino	
☰	☑	⬆	☰	⬆	6.2.2.2 Present findings and discuss with City Council to identify "next steps" for this initiative. (Dixon)	Matt Dixon	
☰	☑	⬆	☰	⬆	6.2.3 Incorporate deed-restricted affordable housing units within new project when project includes a Development Agreement. (Dixon)	Matt Dixon	
☰	☑	⬆	☰	⬆	6.2.3.1 Planning Commission to hold public hearing and make recommendation on deed-restricted housing units within the Waters Edge Apartment Project. (Dixon)	Adam Long, Planning Commission	
☰	☑	⬆	☰	⬆	6.2.3.2 City Council to review recommendations of the Planning Commission and the Development Agreement with Waters Edge Apartments, LLC which includes 5 deed-restricted affordable (80% AMI)	Matt Dixon	City Council

☑ ⬆ ☰	6.2.3.3 City Council approved Development Agreement (attached) for Waters Edge Apartments, LLC with provision that an additional story would be allowed (from 3 to 4) conditioned upon developer provide 5 deed-restricted units to be rented to those with a household income of not more than 80% AMI. First option for renters of these units will go to "critical workforce," then to other qualifying families. (Dixon)	Matt Dixon	City Council
☑ ○ ☰ ⬆	6.2.4 Explore cost/benefits of establishing a Housing Preservation Fund (Dixon)	Matt Dixon	COE, Wayne Niederhauser
☑ ○ ☰ ⬆	6.2.5 Explore cost/benefits of creating a Housing Loss Mitigation Fund and how to effectively use the fund. (Dixon)	Matt Dixon	COE, ULCT
☑ ⬆ ☰ ⬆	6.2.6 Utilizing OWH funds from the CDRA to incent landlords to deed restrict units, fee waivers, etc. (Dixon)	Matt Dixon	
☑ ⬆ ☰ ⬆ ⬇	6.3 Create or allow for, and reduce regulations related to, internal or detached accessory dwelling units in residential zones (Menu Item E). (Dixon)	Matt Dixon	
☑ ⬆ ☰ ⬆	6.3.1 Track building permits and rental licenses related to ADUs (Dixon)	Leesa Kapetanov	Tyson
☑ ⬆ ☰ ⬆	6.3.2 Review ADU code with City Council and Planning Commission to determine the feasibility of expanding the policy to allow for both internal and external ADU's (Dixon)	Doug Gailey	Leesa, Matt, Landmark
☑ ⬆ ☰ ⬆ ①	6.3.3 Adopt ADU ordinance and governing policies to allow ADU's in certain land use zones. (Dixon)	Matt Dixon	City Council, Doug, Leesa, Mark Vlastic
☑ ⬆ ☰	6.3.3.1 Review strategy with the City Council and request that direction be given to have staff and the Planning Commission work on a draft ordinance and policy recommendations for and ADU ordinance. (Dixon)	Matt Dixon	City Council, Leesa
☑ ⬆ ☰	6.3.3.2 Staff prepare and deliver a report for Planning Commission and facilitate discussion on potential zoning where ADU's will be allowed and related policies that must be in place. (Dixon)	Doug Gailey	Leesa, Planning Commission, Mark Vlastic
☑ ⬆ ☰	6.3.3.3 Planning Commission finalize ordinance language and policy recommendations for the City Council. (Dixon)	Doug Gailey	Leesa, Planning Commission, Mark Vlastic

related to ADU's. (Dixon)		
<ul style="list-style-type: none"> ⋮ ! ○ ≡ ⊕ ▼ 	6.4 Zone or rezone for higher density or moderate-income residential development in commercial or mixed-use zones near major transit investment corridors, commercial centers, or employment centers (Menu Item F). [on-going] (Dixon)	Matt Dixon
<ul style="list-style-type: none"> ⋮ ! ○ ≡ ⊕ 	6.4.1 Gather data to help us demonstrate our "meaningful" progress and why we are leaving it in our plan as a strategy? (Dixon)	Matt Dixon
<ul style="list-style-type: none"> ⋮ ! ○ ≡ ⊕ 	6.4.2 Track the number of new housing units established from the City's form-based code districts to monitor the number of units that qualify as moderate-income housing units. (Dixon)	Matt Dixon
<ul style="list-style-type: none"> ⋮ ! ○ ≡¹ ⊕ 	6.4.3 4020 Jefferson Project, "Homes for Heros." Janece Summers 801.361.9150 (jaydee62009@yahoo.com), submitted preliminary ideas (attached). (Dixon)	Matt Dixon
<ul style="list-style-type: none"> ⋮ ✓ ○ ≡ ⊕ 	6.4.4 Ensure zoning allows for critical service-type businesses/services are allowed within our employment centers. (Dixon)	Matt Dixon
<ul style="list-style-type: none"> ⋮ ✓ ○ ≡ ⊕ ▼ 	6.5 <input type="checkbox"/> Rezone for densities necessary to facilitate the production of moderate-income housing (Menu Item A) [on-going] (Dixon)	Matt Dixon
<ul style="list-style-type: none"> ⋮ ! ○ ≡ ⊕ 	6.5.1 Review and update the zoning code to allow for higher density in redeveloping residential areas. (Dixon)	Matt Dixon Planning Commission, City Council, Planning Staff
<ul style="list-style-type: none"> ⋮ ! ○ ≡ ⊕ 	6.5.2 Modify zoning in anticipation for redevelopment efforts. (Dixon)	Matt Dixon Planning Commission, CDRA, City Council
<ul style="list-style-type: none"> ⋮ ! ○ ≡ ⊕ 	6.5.3 Gather data to help us demonstrate our "meaningful" progress (Dixon)	Matt Dixon
<ul style="list-style-type: none"> ⋮ ✓ ⊕ ≡ ⊕ 	6.5.4 Hold work session to review and discuss this strategy and available data. (Dixon)	



NOTICE AND AGENDA SOUTH OGDEN CITY COUNCIL MEETING

TUESDAY, APRIL 2, 2024, 6 PM

Notice is hereby given that the South Ogden City Council will hold their regularly scheduled council meeting at 6 pm Tuesday, April 2, 2024. The meeting will be located at City Hall, 3950 Adams Ave., South Ogden, Utah, 84403, in the city council chambers. The meeting is open to the public; anyone interested is welcome to attend. Some members of the council may be attending the meeting electronically. The meeting will also be streamed live over www.youtube.com/@southogdencity.

CITY COUNCIL MEETING AGENDA

I. OPENING CEREMONY

- A. **Call to Order** – Mayor Pro Tem Mike Howard
- B. **Prayer/Moment of Silence** -
- C. **Pledge of Allegiance** – Council Member Howe

- II. **PUBLIC COMMENTS** – This is an opportunity to address the mayor and council with any concerns, suggestions, or praise. No action can or will be taken at this meeting on comments made.
Please limit your comments to three minutes.

III. RESPONSE TO PUBLIC COMMENT

IV. CONSENT AGENDA

- A. Approval of March 19, 2024 Minutes
- B. Proclamation Declaring April 25, 2024 as Arbor Day in South Ogden City

“South Ogden City is dedicated to preserving and enhancing quality of life and professionally meeting the expectations of all residents, businesses, employees, and visitors.”

V. PUBLIC HEARING

To Receive and Consider Comments on Proposed Amendments to the FY2024 Budget

VI. DISCUSSION / ACTION ITEMS

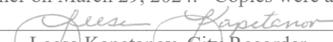
- A. Consideration of **Resolution 24-06** - Approving an Agreement with Marriott Construction for the Construction of Ben Lomond/Sunset Waterline
- B. Consideration of **Resolution 24-07** – Approving an Agreement With Total Compensation Systems for Actuary Services
- C. Consideration of **Resolution 24-08** – Approving Amendments to the FY2024 Budget

VII. REPORTS/DIRECTION TO CITY MANAGER

- A. City Council Members
- B. City Manager
- C. Mayor Pro Tem

VIII. ADJOURN

The undersigned, duly appointed City Recorder, does hereby certify that a copy of the above notice and agenda was posted to the State of Utah Public Notice Website, on the City's website (southogdencity.gov) and emailed to the Standard Examiner on March 29, 2024. Copies were also delivered to each member of the governing body.


Leesa Kapetanov, City Recorder

In compliance with the Americans with Disabilities Act, individuals needing special accommodations (including auxiliary communicative aids and services) during the meeting should notify the City Recorder at 801-622-2709 at least 24 hours in advance.



MINUTES OF THE SOUTH OGDEN CITY COUNCIL WORK SESSION AND CITY COUNCIL MEETING

TUESDAY, MARCH 19, 2024

WORK SESSION – 5 PM IN EOC ROOM

COUNCIL MEETING – 6 PM IN COUNCIL ROOM

WORK SESSION MINUTES

COUNCIL MEMBERS PRESENT

Mayor Russell Porter, Council Members Susan Stewart, Mike Howard, Jeanette Smyth, Doug Stephens, and Jeremy Howe

STAFF MEMBERS PRESENT

City Manager Matt Dixon, Assistant City Manager Doug Gailey, Finance Director Steve Liebersbach, Parks and Public Works Director Jon Andersen, Police Chief Darin Parke, Fire Chief Cameron West, Communications and Events Specialist Jamie Healy, City Treasurer Jeannine Teal, and Recorder Leesa Kapetanov

OTHERS PRESENT

Ben Sehy, Ben Bailey

Note: The time stamps indicated in blue correspond to the audio recording of this meeting, which can be found by clicking the link: https://cms7files.revize.com/southogden/document_center/Sound%20Files/2024/CC240319_1500.mp3 or by requesting a copy from the office of the South Ogden City Recorder.

I. CALL TO ORDER

- Mayor Porter called the work session to order at 5:02 pm and entertained a motion to begin 00:00:00

Council Member Howard so moved, followed by a second from Council Member Stewart. Council Members Stewart, Howard, Smyth, Stephens, and Howe all voted aye.

II. REVIEW OF AGENDA

- Council Member Stewart asked about some items in the packet. Mayor Porter also related that Brock Thurgood would not be appointed to the Planning Commission. 00:00:19

36

37 **III. PRESENTATIONS/DISCUSSION**

38

A. Ben Sehy, Meeder Investments- Investment Diversification

39

00:01:06

40

- Mr. Sehy gave a visual presentation. See Attachment A.

41

- Discussion/Questions 00:13:06

42

43

44

B. Ben Bailey, Keddington and Christensen – Audit Overview/Q&A

45

00:37:31

46

47

- Comments by City Manager Matthew Dixon

48

00:41:11

49

50

51 **IV. ADJOURN**

52

- At 5:45 pm, Mayor Porter called for a motion to adjourn the work session

53

00:42:52

54

55

Council Member Smyth so moved, followed by a second from Council Member Howard. All present voted aye.

56

COUNCIL MEETING MINUTES

COUNCIL MEMBERS PRESENT

Mayor Russell Porter, Council Members Susan Stewart, Mike Howard, Jeanette Smyth, Doug Stephens, and Jeremy Howe

STAFF MEMBERS PRESENT

City Manager Matt Dixon, Assistant City Manager Doug Gailey, Parks and Public Works Director Jon Andersen, Communications and Events Specialist Jamie Healy, and Recorder Leesa Kapetanov

MEMBERS OF THE PUBLIC PRESENT

Ben Bailey, Brian & Marie Smith, Bruce & Joyce Hartman, Andee Jewell, Georgia Spencer, R.J. Spencer

Note: The time stamps indicated in blue correspond to the audio recording of this meeting, which can be found by clicking this link:

https://cms7files.revize.com/southogden/document_center/Sound%20Files/2024/CC240319_1558.mp3

or by requesting a copy from the office of the South Ogden City Recorder.

I. OPENING CEREMONY

A. Call To Order

- Mayor Porter called the meeting to order at 6:06 pm and entertained a motion to begin

00:00:00

Council Member Howe so moved. The motion was seconded by Council Member Howard. In a voice vote Council Members Stewart, Howard, Smyth, Stephens, and Howe all voted aye.

B. Prayer/Moment of Silence

- The mayor led those present in a moment of silence

C. Pledge Of Allegiance

- Council Member Stephens led everyone in the Pledge of Allegiance

II. PRESENTATION

A. Farah Bowthorpe, Youth Chair of Bonneville Communities That Care

- Mayor Porter explained the students from BCTC were presenting to several cities that evening, and had not yet arrived. He would have them present when they arrived.

00:00:50

99 B. Ben Bailey, Keddington and Christensen – Audit Report
100 00:01:05

101
102

103 **III. PUBLIC COMMENT**

104 • Brian Smith – asked that the City consider allowing chickens
105 00:03:14

106
107

108 **IV. RESPONSE TO PUBLIC COMMENT**

109 • Mayor Porter explained they would look through minutes to determine when the council had last
110 discussed allowing chickens and who was on the prevailing side
111 00:08:44

112
113

114 **V. CONSENT AGENDA**

115 A. Approval of February 9-10 Strategic Planning Meeting and February 20 Council Meeting
116 Minutes

117 B. Advice and Consent of the Appointment of Brock Thurgood to the Planning Commission

118 C. Proclamation Declaring March as Red Cross Month in South Ogden City

119 • Mayor Porter explained the appointment to the Planning Commission would not take place.
120 He also announced that public comments would be taken until 6:15 pm

121 00:09:07

122 • The mayor read some parts of the proclamation

123 00:09:50

124 • The mayor called for a motion to approve the consent agenda Items A and C

125 00:11:18

126

127 **Council Member Howard so moved. The motion was seconded by Council Member Stewart.**
128 **The voice vote was unanimous in favor of the motion.**

129

130

131

132 **VI. DISCUSSION/ACTION ITEMS**

133 A. Consideration of Ordinance 24-02 – Amending South Ogden City Code 10-14-23 for ADU
134 Setbacks

135 • Staff overview 00:12:00

136 • Discussion 00:13:56

137 • Mayor Porter called for a motion to approve Ordinance 24-02

138 00:14:28

139

140 Council Member Smyth so moved. Council Member Stewart seconded the motion. The
141 mayor asked if there was further discussion, and seeing none, he made a roll call vote:

142
143 Council Member Stewart- Yes
144 Council Member Howard- Yes
145 Council Member Smyth- Yes
146 Council Member Stephens- Yes
147 Council Member Howe- Yes

148
149 Ordinance 24-02 was approved.

150
151 B. Consideration of Resolution 24-02 – Approving an Agreement with WC3 for Plan Review
152 Services

- 153 • Staff overview 00:14:47
154 • Discussion/Questions 00:15:50
155 • The mayor called for a motion to approve Resolution 24-02
156 00:17:41

157
158 Council Member Smyth so moved, followed by a second from Council Member Howard.
159 After determining there was no further discussion, Mayor Porter called the vote:

160
161 Council Member Howe - Yes
162 Council Member Stephens - Yes
163 Council Member Smyth- Yes
164 Council Member Howard - Yes
165 Council Member Stewart - Yes

166
167 The agreement with WC3 was approved.

168
169 C. Consideration of Resolution 24-03 - Approving the Annual Municipal Wastewater Planning
170 Program Report

- 171 • Staff overview 00:18:00
172 • Discussion/Questions 00:19:34
173 • The mayor called for a motion to approve Resolution 24-03
174 00:21:46

175
176 Council Member Howe so moved. The motion was seconded by Council Member Smyth.
177 There was no further discussion. Mayor Porter made a roll call vote:

178
179 Council Member Smyth - Yes
180 Council Member Howard - Yes
181 Council Member Stewart - Yes
182 Council Member Howe - Yes
183 Council Member Stephens - Yes

184 **Resolution 24-03 was approved.**

185

- 186 • Mayor Porter asked staff if there had been any online public comments. He was told
187 there had not. 00:22:04

188

189 **D. Consideration of Resolution 24-04 – Amending the South Ogden City Purchasing Policy**

- 190 • Staff overview 00:22:08
- 191 • Discussion/Questions 00:23:23
- 192 • The mayor called for a motion to approve Resolution 24-04
193 00:27:22

194

195 **Council Member Smyth so moved. Council Member Howard seconded the motion. The**
196 **mayor made a roll call vote:**

197 **Council Member Howard - Yes**
198 **Council Member Stewart - Yes**
199 **Council Member Stephens - Yes**
200 **Council Member Howe - Yes**
201 **Council Member Smyth - Yes**

202

203 **The vote was unanimous in favor of the motion.**

204

- 205 • At this point in the meeting, the group from Bonneville Communities That Care (BCTC)
206 arrived. The mayor turned the time to Leann Povey, Director of Bonneville Communities That
207 Care. 00:28:05
- 208 • Student leaders of BCTC spoke while giving a visual presentation. See Attachment B. The
209 student leaders were Farrah Bowthorpe, Brooke Wardman, and Tim Christensen

210

211

212 **E. Consideration of Resolution 24-05 – Approving an Agreement with Styles Haury for South**
213 **Ogden Days Entertainment**

- 214 • Staff overview 00:40:31
- 215 • Discussion/Questions 00:42:05
- 216 • Mayor Porter called for a motion to approve Resolution 24-05
217 00:43:59

218

219 **Council Member Smyth so moved. The motion was seconded by Council Member**
220 **Howard. The mayor called the vote:**

221

222 **Council Member Howe - Yes**
223 **Council Member Smyth - Yes**
224 **Council Member Stewart - Yes**
225 **Council Member Howard - Yes**
226 **Council Member Stephens - Yes**

227

228 Resolution 24-05 was approved.

229

230 F. Approval of Wording on Monument Two and Monument Four of Heritage Trail

- 231 • Staff overview 00:44:50
- 232 • Discussion/Questions 00:48:56
- 233 • During discussion, the council and staff pointed out several wordings or phrases on which
- 234 they would like the advisory committee to check
- 235
- 236
- 237

238 VII. DISCUSSION ITEMS

239 A. Feasibility of Formation of a Southern County Fire District for Jurisdictions of South Ogden,
240 Washington Terrace, Riverdale, and Roy

- 241 • Staff overview 00:54:07
- 242 • Discussion 01:00:41
- 243 • The consensus of the Council was staff should move forward with gathering proposals for a
- 244 feasibility study 01:16:51
- 245

246 B. Moderate Income Housing (Strategic Plan 6.1)

- 247 • Staff overview 01:17:23
- 248 • Discussion 01:24:01
- 249 • A majority of the Council agreed staff should move forward with the house plan for 40th and
- 250 Evelyn to see how much it would cost to build
- 251
- 252
- 253

254 VIII. REPORTS/DIRECTION TO CITY MANAGER

255 A. City Council Members

- 256 • Council Member Howe- 01:30:05
- 257 ○ Council Member Howe brought up the subject of chickens during his report. Staff
- 258 provided information on the last time chickens had been discussed and what the correct
- 259 process was to put it on the agenda. It was determined that the matter should go to the
- 260 Planning Commission first since it was a land use issue. The Planning Commission
- 261 would then make a recommendation to the City Council and the Council would make the
- 262 final decision. At least three members of the Council were in favor of sending the matter
- 263 to the Planning Commission.

- 264 • Council Member Smyth - 01:34:51
- 265 • Council Member Stewart - 01:36:01
- 266 • Council Member Howard - 01:36:27
- 267 • Council Member Stephens- 01:37:12
- 268

269 B. City Manager- 01:39:01

270 C. Mayor- 01:40:05

271

272
273
274
275
276
277
278
279
280
281
282
283
284
285
286
287
288
289
290
291
292
293
294
295
296
297
298
299
300
301
302
303
304
305
306
307
308
309
310
311
312
313
314

VI. ADJOURN

- At 7:41 pm, the mayor called for a motion to adjourn.

01:40:58

Council Member Smyth so moved. Council Member Howard seconded the motion. Council Members Stewart, Howard, Smyth, Stephens, and Howe all voted aye.

I hereby certify that the foregoing is a true, accurate and complete record of the South Ogden City Work Session and Council Meeting held Tuesday, March 19, 2024.


Leesa Kapetanov, City Recorder

Date Approved by the City Council

315
316
317
318
319
320
321
322
323
324
325
326
327
328
329
330
331
332
333
334
335
336
337
338
339
340
341
342
343
344
345
346
347
348
349
350
351
352
353
354
355
356
357
358

ATTACHMENT A

Presentation from Ben Sehy



PUBLIC FUNDS ADVISORY

Customized Investment Portfolios

Prepared for South Ogden, UT

PRESENTED BY:
BEN SEHY
DIRECTOR, ADVISORY SERVICES

MARCH 19, 2024



Firm Overview



1974 Founded in 1974. SEC Registered Investment Advisor serving public entities since 1990.



More than 350 public entity clients.



Customized solutions for states, counties, cities, schools, townships, libraries, higher education, and special districts.

\$48B

Over \$48 billion in public funds assets under advisement (12/31/22).



Seasoned Fixed Income Team specializes in working with public entities.



Focus on management of operating and project funds.

2

Firm Overview

We provide the following services to public entities



Investment Policy Review	The Investment Policy would be reviewed to ensure it is in line with state law.
Cash Flow Analysis/Modeling	Throughout the year we will help you monitor your cash flows to determine the proper amount to have invested compared to liquid in cash.
Investment Strategy	You will have access to our professional investment team that will strategically formulate a custom investment plan to meet your needs as well as the ever-changing interest rate environment.
Execution of Trades	We utilize our purchasing power and expansive broker network to ensure best price execution.
Monthly Reporting and Review	We provide consolidated reporting of your assets, including transactions summaries, monthly and quarterly reports, and custom reports for your board, council, or commissioners to keep everyone up to speed on changes in the portfolio and economy. Additionally, we will provide you with annual GASB reporting to aid you with your year-end processes.
Compliance Monitoring	We have a best-in-class compliance monitoring system. This allows us to build rules for your investment policy, state law, and any additional restrictions placed on the portfolio, allowing us to run both pre- and post-trade compliance monitoring.
Credit Research	Our in-house research team monitors corporate issuers in the marketplace, determining our approved issuer list and keeping you apprised of any changes.
Banking and Custody	In the event you would look to establish a new banking or custody relationship, we are here to provide assistance through the process.

3

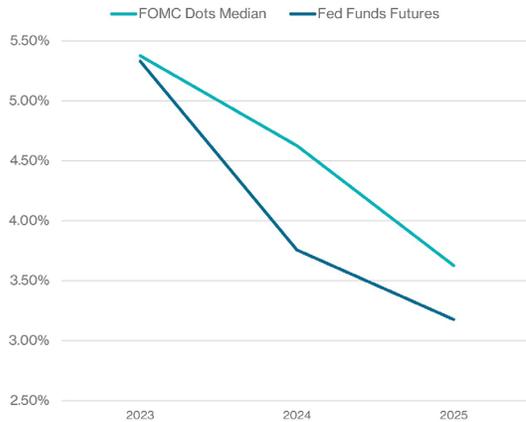


Review and Recommendations

ANALYSIS SPECIFIC TO YOU

Market Expectations

The Most Recent FOMC Meeting Saw A Dovish Pivot



- Chairman Jerome Powell took every opportunity at the December FOMC meeting to signal rate cuts in 2024
- Since the meeting, several FOMC members have stated they expect rate cuts in 2024

SOURCE: BLOOMBERG, FOMC

5

FOR INFORMATIONAL PURPOSES ONLY. SEE IMPORTANT DISCLOSURES AT THE END OF THE PRESENTATION.

Hypothetical Illustration

Value of a long-term plan



Monthly Yield Comparison

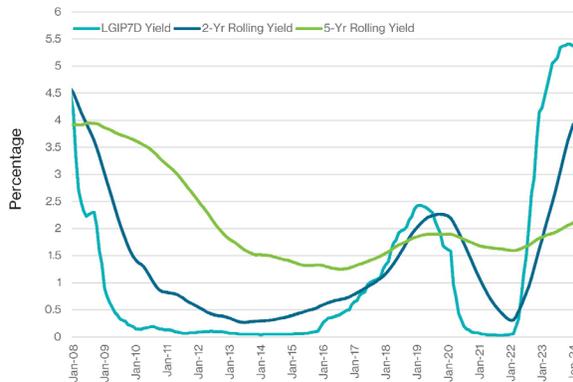


ILLUSTRATION IS HYPOTHETICAL IN NATURE, DOES NOT REFLECT ACTUAL INVESTMENT RESULTS, AND DOES NOT GUARANTEE FUTURE RETURNS. Charts illustrate the yield and related performance of three sample yield curves over time. Growth of \$50 million chart assumes reinvestment of monthly income. LGIP 7D Yield represents the S&P LGIP Index of rated LGIP programs that maintain a stable net asset value of \$1 per share. The 2 Yr and 5 Yr Rolling Yield figures represent the constant maturity yield on Treasury securities at the indicated maturity derived from the daily yield curve for non-inflation indexed Treasury securities

6

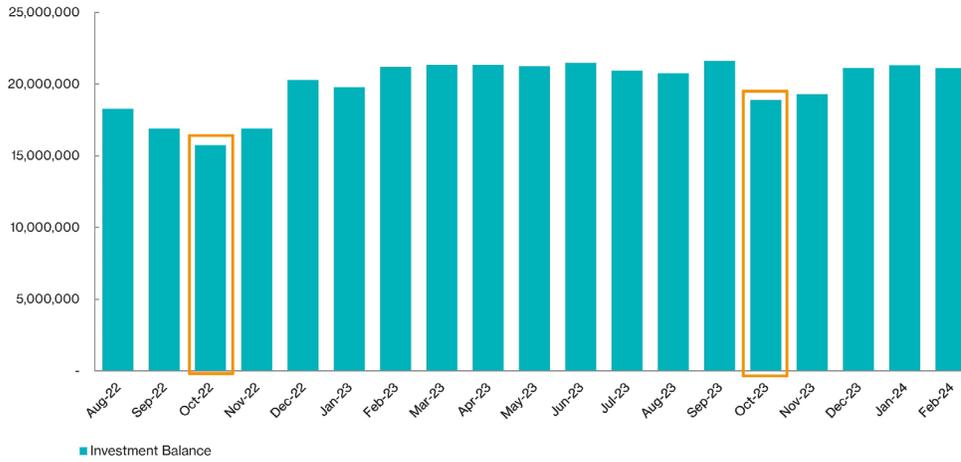
Growth of \$50 million



The hypothetical chart does not project investment income from any investment or portfolio and is intended solely to illustrate that portfolios comprised of longer duration securities will produce more income over time than portfolios utilizing shorter durations over the selected period. Yield assumptions were developed with the benefit of hindsight and the securities purchased for such an account may generate more or less than the illustrated yield. Clients cannot invest directly in these indexes and the actual yield for any portfolio invested consistently with the illustration will vary from the hypothetical data shown here. Unmanaged Index returns do not reflect any advisory fees or expenses

1010-MPF-6/22/23

SOUTH OGDEN MONTHLY CASH FLOW ANALYSIS



7

Hypothetical Portfolio Illustration

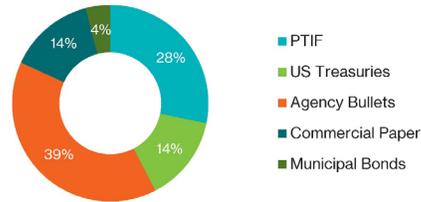


South Ogden City portfolio invested as of date 03/11/2024

Sample Portfolio

Public Treasurer's Investment Fund	\$6,100,962
Securities	\$15,000,000
Total Portfolio	\$21,100,962

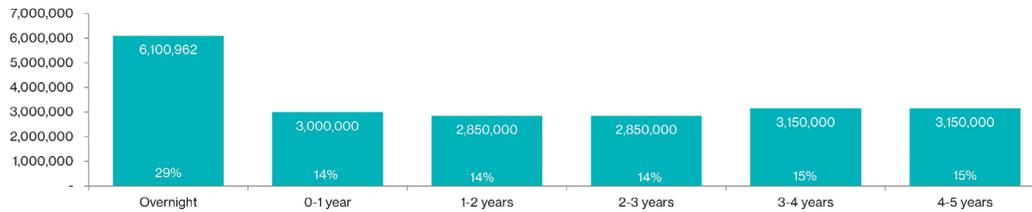
Sample Asset Allocation



Sample Portfolio

Weighted Average Maturity: 1.84 years

Sample Maturity Distribution



PORTFOLIO ILLUSTRATION IS HYPOTHETICAL IN NATURE, DOES NOT REFLECT ACTUAL INVESTMENT RESULTS, AND DOES NOT GUARANTEE FUTURE RETURNS.

THE PORTFOLIO ILLUSTRATION PROJECTS THE WEIGHTED AVERAGE YIELD OF A HYPOTHETICAL PORTFOLIO INVESTED ON THE DATE SHOWN AND ALLOCATED ACROSS THE INDICATED ASSET CLASSES AND MATURITIES. THE ILLUSTRATION UTILIZES APPROPRIATE INDEXES AND BENCHMARKS TO PROJECT THE AVERAGE WEIGHTED YIELD OF THE ILLUSTRATED PORTFOLIO. CLIENTS INVESTED CONSISTENTLY WITH THE PORTFOLIO MAY HAVE EXPERIENCED INVESTMENT RESULTS MATERIALLY DIFFERENT FROM THOSE PORTRAYED IN THE ILLUSTRATION. ACTUAL YIELD FOR ANY PORTFOLIO INVESTED IN ACCORDANCE WITH THE ILLUSTRATION WILL VARY FROM THE HYPOTHETICAL DATA SHOWN HERE. NET INCOME REPRESENTS GROSS PROJECTED INCOME REDUCED BY THE PROPOSED INVESTMENT ADVISORY FEE OF .10% ON \$0 - \$25,000,000, .08% ON \$25,000,000 - \$50,000,000, .06% ON \$50,000,000 - \$100,000,000 AND .04% OVER \$100,000,000. FEES ARE INCLUSIVE OF PREFERRED CUSTODIAN

Disclosures



PAST PERFORMANCE IS NOT INDICATIVE OF FUTURE RESULTS.

Opinions and forecasts regarding markets, securities, products, portfolios or holdings are given as of the date provided and are subject to change at any time. No offer to sell, solicitation, or recommendation of any security or investment product is intended. Certain information and data has been supplied by unaffiliated third-parties as indicated. Although Meeder believes the information is reliable, it cannot warrant the accuracy, timeliness or suitability of the information or materials offered by third-parties.

Net interest income is illustrated net of investment advisory fees proposed for the assets under management. Fees are illustrated at the rate of 0.10% for the first \$25,000,000 under management, 0.08% for sums of \$25,000,000 to \$50,000,000 under management, .06% for sums of \$50,000,000 - \$100,000,000 and .04% for sums over \$100,000,000. Investment advisory fees include custody fee credit.

Estimates and illustrations of expected yield for illustrated portfolios is hypothetical in nature, does not reflect actual investment results, and does not guarantee future returns. Hypothetical illustrations are offered to illustrate the yield expected from classes of securities and do not reflect actual securities available for investment. Estimates of current yield are generated from indexes and other information deemed by the adviser to provide a reliable estimate of the current yield available from investments in that asset class. Securities indices are unmanaged and investments cannot be made directly in an index. Yield assumptions were developed with the benefit of hindsight and the securities purchased for such an account may generate more or less than the illustrated yield.

Investment advisory services provided by Meeder Public Funds, Inc.

Meeder Public Funds

6125 Memorial Drive
Dublin, OH 43017

901 Mopac Expressway
South, Building 1, Suite
300, Austin, Texas 78746

120 North Washington
Square, Suite 300,
Lansing, Michigan, 48933

111 West Ocean Blvd., 4th
Floor Long Beach, CA
90802

222 Main Street, 5th
Floor, Salt Lake City, UT
84101

10655 Park Run Drive,
Suite 120, Las Vegas, NV
89144

meederpublicfunds.com
866.633.3371

9



MeederPublicFunds.com

- 360
- 361
- 362
- 363
- 364
- 365
- 366
- 367
- 368

369
370
371
372
373
374
375
376
377
378
379
380
381
382
383
384
385
386
387
388
389
390
391
392
393
394
395
396
397
398
399
400
401
402
403
404
405
406
407
408
409
410
411
412
413
414

ATTACHMENT B

Presentation by Bonneville Communities That Care

Not Approved

Proclamation

Declaring

April 25, 2024

as

"Arbor Day"

In South Ogden City

Whereas, In 1872, J. Sterling Morton proposed to the Nebraska Board of Agriculture that a special day be set aside for the planting of trees; and

Whereas, This special day, called Arbor Day, was first observed with the planting of more than a million trees in Nebraska; and

Whereas, Arbor Day is now observed throughout the Nation and the world; and

Whereas, Trees can reduce the erosion of our precious topsoil by abating wind and water, moderate the temperature, clean the air, produce oxygen and provide habitat for wildlife; and

Whereas, Trees are a renewable resource giving us paper, wood for our homes, fuel for our fires and countless other wood products; and

Whereas, The Pioneers and our forefathers knowing the necessity and value of trees, brought trees with them on their long, hard journey and these trees are living legacies in our community; and

Whereas, Trees in South Ogden City increase property values, enhance the economic vitality of business areas, beautify our community and are a source of joy and spiritual renewal; and

Whereas, South Ogden City has realized the importance of the urban forest and has been instrumental in enhancing the management of this precious resource;

Now, Therefore,

I, Russell Porter, Mayor of South Ogden City, Utah, do hereby proclaim April 25, 2024, as

"Arbor Day"

in South Ogden City and urge all people to join me and the City Council in celebrating Arbor Day and supporting South Ogden City's efforts and commitment to developing and protecting our trees and woodlands, and, further I encourage all people to plant trees to elevate the human spirit and promote the well-being of this and future generations.

Dated this 2nd day of April, 2024.

Russell L. Porter, Mayor

Attest:

Leesa Kapetanov, MMC
City Recorder

STAFF REPORT



SUBJECT: Agreement for Ben lomond & Sunset Waterline Replacement Project
AUTHOR: Jon Andersen
DEPARTMENT: Public Works
DATE: 4-2-24

RECOMMENDATION

Staff recommends approval of an agreement with Marriott Construction for the Ben Lomond & Sunset Culinary Waterline Replacement Project.

BACKGROUND

This culinary water project has needed to be completed due to the amount of leaks that occur in this area and costs to repair them. On average it costs \$1,500 - \$2,000 per leak, three to five leaks on average depending on the year. The homes were built in the 1950s and it is recommend to have water lines replaced after 30-40 years if possible. The road in the area is in very rough shape and possibly scheduled to be milled and overlaid this fall or niext spring. This project is crucial to be completed before the City does any extensive road maintenance. South Ogden will purchase materials for this project to hav it completed in a timley manner, do to the supply chain being limited. The work consists of furnishing and installing approximately 3,900 LF of 8” PVC C-900, DR-18 pipe, 200’ LF of DR 18 C900 6” pvc pipe, 9-8” Mueller Gate Valves, 8-6” Mueller gate valves, 8 new Mueller Fire hydrants within the existing city street. 74 new water poly water services with new Neptune meters with a new R900I registers. All Compaction; import trench backfill; asphalt trench repair; and all other related appurtenances and associated work as indicated in the contract documents. South Ogden City bid the project out and recieved six bids from qualified contrators to complete the project.

ANALYSIS

South Ogden City received six bids for the project:

Paragon Construction	\$1,020,000.00
Strong Excavating	\$982,363.22
Oromond Construction	\$808,567.00
Great Basin Construction & Development	\$742,537.00
3XL Construction	\$659,421.01
Marriott Construction	\$559.382.50

SIGNIFICANT IMPACTS

An impact of \$559,382.50 to the water budget.

ATTACHMENTS

Wasatch Civil Memo



Memorandum

To: Jon Anderson
South Ogden City

From: John Bjerregaard
Wasatch Civil Consulting Engineering

Date: March 28th, 2024

Subject: *Sunset Lane & Ben Lomond Waterline Replacement Project*

Summary

In response to our advertisement for the Sunset Lane & Ben Lomond Waterline Replacement Project posted on March 5th, 2024, we received six bids by the March 26th deadline. The low bid was \$559,382.50 from Randy Marriott Construction Company Inc. The engineer's project estimate was \$966,465.00. The bid and Qualifications Statement from Randy Marriott Construction Company Inc. has been reviewed and found to be complete and consistent with the bid requirements.

Recommendation

We recommend that South Ogden City Corporation award the Sunset Lane & Ben Lomond Waterline Replacement Project contract to Randy Marriott Construction Company Inc. for \$559,382.50 based on the evaluation criteria. If you agree with this recommendation, please have the Mayor sign the attached Notice of Award and Contract Agreement. Once notified, the Contractor will have 14 days to respond with the following:

1. Signed Contract Agreement
2. Acknowledgment of Notice of Award
3. Certificate of Insurance
4. Performance and Payment Bonds

When the required documents have been submitted, we will schedule a pre-construction meeting for the project, and the Notice to Proceed will be issued to the Contractor at the meeting. Construction can commence thereafter.

Background

The project involves installing approximately 3,900 feet of 8" dia. culinary waterline. The new waterline will replace the aging waterline within existing streets. The work includes the installation of pipes, valves, fittings, fire hydrants, water services, testing, disinfection, asphalt patching, and associated work as indicated in the contract documents.

Resolution No. 24-06

RESOLUTION OF SOUTH OGDEN APPROVING AN AGREEMENT WITH RANDY MARRIOTT CONSTRUCTION FOR CONSTRUCTION OF THE SUNSET AND BEN LOMOND LANE CULINARY WATER LINE REPLACEMENT PROJECT, AND PROVIDING THAT THIS RESOLUTION SHALL BECOME EFFECTIVE IMMEDIATELY UPON POSTING AND FINAL PASSAGE.

WHEREAS, the City Council finds that the City of South Ogden ("City") is a municipal corporation duly organized and existing under the laws of Utah; and,

WHEREAS, the City Council finds that in conformance with Utah Code ("UC") § 10-3-717 the governing body of the city may exercise all administrative powers by resolution including, but not limited to regulating the use and operation of municipal property and programs; and,

WHEREAS, the City Council finds it necessary to address certain water line replacement needs on Sunset and Ben Lomond Drive; and

WHEREAS, the City Council finds that city staff now recommends the city contract with Marriott Construction for the Sunset and Ben Lomond Culinary Water Line Replacement project; and,

WHEREAS, the City Council finds that Randy Marriott Construction has the professional ability to provide for these services to meet the city's needs; and,

WHEREAS, the City Council finds that City now desires to further those ends by contracting with Randy Marriott Construction to provide such services; and,

WHEREAS, the City Council finds that the public convenience and necessity requires the actions contemplated,

NOW, THEREFORE, BE IT RESOLVED BY THE GOVERNING BODY OF SOUTH OGDEN AS FOLLOWS:

SECTION 2 - CONTRACT AUTHORIZED

That The "**Contract Agreement**" For The Sunset and Ben Lomond Culinary Water Line Replacement Project, Attached Hereto As **Attachment "A"** And By This Reference Fully Incorporated Herein, Is Hereby Approved And Adopted; And That The City Manager Is Authorized To More Fully Negotiate Any Remaining Details Under The Agreement On Behalf Of The City And Then To

Sign, And The City Recorder Authorized To Attest, Any And All Documents Necessary To Effect This Authorization And Approval.

The foregoing Recitals are incorporated herein.

SECTION 3 - PRIOR ORDINANCES AND RESOLUTIONS

The body and substance of all prior Resolutions, with their provisions, where not otherwise in conflict with this Resolution, are reaffirmed and readopted.

SECTION 4 - REPEALER OF CONFLICTING ENACTMENTS

All orders, and Resolutions regarding the changes enacted and adopted which have been adopted by the City, or parts, which conflict with this Resolution, are, for such conflict, repealed, except this repeal shall not be construed to revive any act, order or resolution, or part repealed.

SECTION 5 - SAVINGS CLAUSE

If any provision of this Resolution shall be held or deemed or shall be invalid, inoperative or unenforceable such shall not render any other provision or provisions invalid, inoperative or unenforceable to any extent whatever, this Resolution being deemed the separate independent and severable act of the City Council of South Ogden City.

SECTION 6 - DATE OF EFFECT

This Resolution shall be effective on the 2nd day of April, 2024, and after publication or posting as required by law.

PASSED AND ADOPTED BY THE CITY COUNCIL OF SOUTH OGDEN CITY, STATE OF UTAH, on this 2nd day of April, 2024.

SOUTH OGDEN CITY

Mike Howard
Mayor Pro-Tem

ATTEST:

Leesa Kapetanov, MMC
City Recorder

ATTACHMENT "A"

Resolution No. 24-06

Resolution Of South Ogden Approving an Agreement with Randy Marriott Construction for Construction of the Sunset and Ben Lomond Culinary Water Line Replacement Project, And Providing That This Resolution Shall Become Effective Immediately Upon Posting and Final Passage.

02 Apr 24

CONTRACT AGREEMENT

THIS AGREEMENT is by and between **SOUTH OGDEN CITY CORPORATION** (hereinafter called OWNER) and **Randy Marriott Construction Company Inc.** (hereinafter called CONTRACTOR).

OWNER and CONTRACTOR, in consideration of the mutual covenants hereinafter set forth, agree as follows:

ARTICLE 1- WORK

1.01 CONTRACTOR shall complete all Work as specified or indicated in the Contract Documents. The Work is generally described as follows:

Install approximately 3,909 feet of 8" dia. culinary waterline. The new waterline will replace the aging waterline within existing streets. The Work includes installing pipes, valves, fittings, fire hydrants, water services, testing, disinfection, asphalt patching, and associated Work as indicated in the contract documents.

ARTICLE 2-THE PROJECT

2.01 The Project for which the Work under the Contract Documents may be the whole or only a part is generally described as follows:

Sunset Lane & Ben Lomond Waterline Replacement Project

ARTICLE 3- ENGINEER

3.01 The Project has been designed by Wasatch Civil Consulting Engineering, who is hereinafter called ENGINEER and who is to act as OWNER's representative, assume all duties and responsibilities, and have the rights and authority assigned to ENGINEER in the Contract Documents in connection with the completion of the Work in accordance with the Contract Documents.

ARTICLE 4- CONTRACT TIMES

4.01 *Time of the Essence:* All time limits for completion and readiness for final payment as stated in the Contract Documents are of the essence of the Contract.

4.02 *Dates for Completion and Final Payment:* The Work will be completed within **90** days following Notice to Proceed. If agreed to by both the OWNER and CONTRACTOR, this agreement may be extended for one additional one-year on the same terms and conditions as provided in the Contract Documents, with price adjustments for changes in materials and labor costs.

4.03 *Liquidated Damages:* CONTRACTOR and OWNER recognize that time is of the essence of this Agreement and that OWNER will suffer financial loss if the Work is not completed within the times specified in paragraph 4.02 above, plus any extensions thereof allowed in accordance with Article 12 of the General Conditions. The parties also recognize the delays, expense, and difficulties involved in proving in a legal or arbitration proceeding the actual loss suffered by OWNER if the Work is not completed on time. Accordingly, instead of requiring any such proof,

OWNER and CONTRACTOR agree that as liquidated damages for delay (but not as a penalty), CONTRACTOR shall pay OWNER \$200.00 for each day that expires after the time specified in paragraph 4.02 for Completion until the Work is accepted.

ARTICLE 5- CONTRACT PRICE

5.01 OWNER shall pay CONTRACTOR for completion of the Work in accordance with the Contract Documents an amount in current funds equal to the sum of the amounts determined pursuant to the paragraph below:

For all Unit Price Work, an amount equal to the sum of the established unit price for each separately identified item of Unit Price Work times the actual quantity of that item as measured in the field.

UNIT PRICE WORK

<u>No.</u>	<u>Item</u>	<u>Quantity</u>	<u>Unit</u>	<u>Unit Price</u>	<u>Amount</u>
1	Mobilization and Traffic Control	1	L.S.	\$30,000.00	\$30,000.00
2	8" Dia. PVC C900 DR18 Pipe (Owner Furnished Materials)	3,909	L.F.	\$33.50	\$130,951.50
3	8" Coupler (Owner Furnished Materials)	2	Each	\$527.00	\$1,054.00
4	6" Coupler (Owner Furnished Materials)	3	Each	\$527.00	\$1,581.00
5	8" x 6" Reducer (Owner Furnished Materials)	3	Each	\$527.00	\$1,581.00
6	8" D.I. 11.25 Degree Bend (Owner Furnished Materials)	4	Each	\$527.00	\$2,108.00
7	8" D.I. 22.5 Degree Bend (Owner Furnished Materials)	6	Each	\$527.00	\$3,162.00
8	8" D.I. 45 Degree Bend (Owner Furnished Materials)	9	Each	\$527.00	\$4,743.00
9	8" Thru x 8" Branch Tee (Owner Furnished Materials)	3	Each	\$840.00	\$2,520.00
10	8" Gate Valve w/ Valve Box (Owner Furnished Materials)	8	Each	\$550.00	\$4,400.00
11	Fire Hydrant Assembly (Owner Furnished Materials)	10	Each	\$3,000.00	\$30,000.00
12	Water Services (Owner Furnished Materials)	69	Each	\$1,750.00	\$120,750.00
13	Remove Existing Fire Hydrant Assembly	3	Each	\$1,500.00	\$4,500.00
14	Remove Existing Valve and Valve Box	7	Each	\$550.00	\$3,850.00
15	Concrete Plug for Ends of Abandoned Water Mains	20	Each	\$50.00	\$1,000.00
16	Connection to Existing Waterline	5	Each	\$5,265.00	\$26,325.00
17	Abandon Existing Waterline at Tee – Adams Avenue (Owner Furnished Materials)	1	Each	\$2,632.00	\$2,632.00
18	Remove and Replace Curb and Gutter	200	L.F.	\$50.20	\$10,040.00
19	Remove and Replace 4" Concrete Flatwork	200	L.F.	\$17.20	\$3,440.00

20	Asphalt Pavement Patching (3" HMA/ 10" UTBC)	4,000	S.Y.	\$30.40	\$121,600.00
21	Granular Backfill Borrow	2,000	Tons	\$13.58	\$27,160.00
22	Sediment Barriers at Storm Drain Catch Basins	6	Each	\$140.00	\$840.00

Repair/Potential Items

23	Sewer Service Lateral Repair (Owner Furnished Materials)	5	Each	\$1,720.00	\$8,600.00
24	8" Diameter Culinary Water Line Utility Loop (Owner Furnished Materials)	3	Each	\$5,515.00	\$16,545.00

TOTAL OF ALL UNIT: Five hundred fifty-nine thousand three hundred and eighty two dollars and fifty cents (\$559,382.50).

As provided in paragraph 11.03 of the General Conditions, estimated quantities are not guaranteed, and determinations of actual quantities and classifications are to be made by ENGINEER as provided in paragraph 9.08 of the General Conditions. Unit prices have been computed as provided in paragraph 11.03 of the General Conditions.

ARTICLE 6- PAYMENT PROCEDURES

6.01 *Submittal and Processing of Payments:* CONTRACTOR shall submit Applications for Payment in accordance with Article 14 of the General Conditions. Applications for Payment will be processed by ENGINEER as provided in the General Conditions.

6.02 *Progress Payments; Retainage:* OWNER shall make progress payments on account of the Contract Price on the basis of CONTRACTOR's Applications for Payment on or about the 15th day of each month during performance of the Work as provided in paragraphs 6.02.A. 1 and 6.02.A.2 below. All such payments will be measured by the schedule of values established in paragraph 2.07.A of the General Conditions (and in the case of Unit Price Work, based on the number of units completed) or, in the event there is no schedule of values, as provided in the General Requirements:

1. Prior to Completion, progress payments will be made in an amount equal to the percentage indicated below but, in each case, less the aggregate of payments previously made and less such amounts as ENGINEER may determine or OWNER may withhold, in accordance with paragraph 14.02 of the General Conditions:

A. 95% of Work completed (with the balance being retained). If the Work has been 50% completed as determined by ENGINEER, and if the character and progress of the Work have been satisfactory to OWNER and ENGINEER, OWNER, on recommendation of ENGINEER, may determine that as long as the character and progress of the Work remain satisfactory to them, there will be no retainage on account of Work subsequently completed, in which case the remaining progress payments prior to Substantial Completion will be in an amount equal to 100% of the Work completed less the aggregate of payments previously made; and

B. 25% of cost of materials and equipment not incorporated in the Work (with the balance being retained).

2. Upon Completion, OWNER shall pay an amount sufficient to increase total payments to CONTRACTOR to 100% of the Work completed, less such amounts as ENGINEER shall determine in accordance with paragraph 14.02.B.5 of the General Conditions.

6.03 *Final Payment*: Upon final completion and acceptance of the Work in accordance with paragraph 14.07 of the General Conditions, OWNER shall pay the remainder of the Contract Price as recommended by ENGINEER as provided in said paragraph 14.07

ARTICLE 7- INTEREST

7.01 All moneys not paid when due as provided in Article 14 of the General Conditions shall bear interest at the rate of 1% per annum.

ARTICLE 8- CONTRACTOR'S REPRESENTATIONS

8.01 In order to induce OWNER to enter into this Agreement CONTRACTOR makes the following representations:

A. CONTRACTOR has examined and carefully studied the Contract Documents and the other related data identified in the Bidding Documents.

B. CONTRACTOR has visited the Site and become familiar with and is satisfied as to the general, local, and Site conditions that may affect cost, progress, and performance of the Work.

C. CONTRACTOR is familiar with and is satisfied as to all federal, state, and local Laws and Regulations that may affect cost, progress, and performance of the Work.

D. CONTRACTOR has carefully studied all: (1) reports of explorations and tests of subsurface conditions at or contiguous to the Site and all drawings of physical conditions in or relating to existing surface or subsurface structures at or contiguous to the Site (except Underground Facilities) which have been identified in the Supplementary Conditions as provided in paragraph 4.02 of the General Conditions and (2) reports and drawings of a Hazardous Environmental Condition, if any, at the Site which has been identified in the Supplementary Conditions as provided in paragraph 4.06 of the General Conditions.

E. CONTRACTOR has obtained and carefully studied (or assumes responsibility for having done so) all additional or supplementary examinations, investigations, explorations, tests, studies, and data concerning conditions (surface, subsurface, and Underground Facilities) at or contiguous to the Site which may affect cost, progress, or performance of the Work or which relate to any aspect of the means, methods, techniques, sequences, and procedures of construction to be employed by CONTRACTOR, including applying the specific means, methods, techniques, sequences, and procedures of construction, if any, expressly required by the Contract Documents to be employed by CONTRACTOR, and safety precautions and programs incident thereto

F. CONTRACTOR does not consider that any further examinations, investigations, explorations, tests, studies, or data are necessary for the performance of the Work at the Contract Price, within the Contract Times, and in accordance with the other terms and conditions of the Contract Documents.

G. CONTRACTOR is aware of the general nature of Work to be performed by OWNER and others at the Site that relates to the Work as indicated in the Contract Documents.

H. CONTRACTOR has correlated the information known to CONTRACTOR, information and observations obtained from visits to the Site, reports and drawings identified in the Contract Documents, and all additional examinations, investigations, explorations, tests, studies, and data with the Contract Documents.

I. CONTRACTOR has given ENGINEER written notice of all conflicts, errors, ambiguities, or discrepancies that CONTRACTOR has discovered in the Contract Documents, and the written resolution thereof by ENGINEER is acceptable to CONTRACTOR.

J. The Contract Documents are generally sufficient to indicate and convey understanding of all terms and conditions for performance and furnishing of the Work.

ARTICLE 9- CONTRACT DOCUMENTS

9.01 *Contents:*

- A. The Contract Documents consist of the following:
1. This Agreement;
 2. Performance Bond;
 3. Payment Bond;
 4. General Conditions;
 5. Supplementary Conditions;
 6. Specifications as listed in the table of contents of the Project Manual;
 7. Drawings as listed in the table of contents of the Project Manual;
 8. Exhibits this Agreements;
 1. Notice to Proceed;
 2. CONTRACTOR's Bid;
 3. Documentation submitted by CONTRACTOR prior to Notice of Award;
 9. The following which may be delivered or issued on or after the Effective Date of the Agreement and are not attached hereto:

Written Amendments;
Work Change Directives;
Change Order(s).
- B. The documents listed in paragraph 9.01 A are attached to this Agreement (except as expressly noted otherwise above).
- C. There are no Contract Documents other than those listed above in this Article 9.
- D. The Contract Documents may only be amended, modified, or supplemented as provided in paragraph 3.05 of the General Conditions.

ARTICLE 10- MISCELLANEOUS

10.01 *Terms:* Terms used in this Agreement will have the meanings indicated in the General Conditions.

10.02 *Assignment of Contract:* Assignment by a party hereto of any rights under or interests in the Contract will not be binding on another party hereto without the written consent of the party sought to be bound; and, specifically but without limitation, moneys that may become due and moneys that are due may not be assigned without such consent (except to the extent that the effect of this restriction may be limited by law), and unless specifically stated to the contrary in any written consent to an assignment, no assignment will release or discharge the assignor from any duty or responsibility under the Contract Documents.

10.03 *Successors and Assigns:* OWNER and CONTRACTOR each binds itself, its partners, successors, assigns, and legal representatives to the other party hereto, its partners, successors, assigns, and legal representatives in respect to all covenants, agreements, and obligations contained in the Contract Documents.

10.04 *Severability:* Any provision or part of the Contract Documents held to be void or unenforceable under any Law or Regulation shall be deemed stricken, and all remaining provisions shall continue to be valid and binding upon

OWNER and CONTRACTOR, who agree that the Contract Documents shall be reformed to replace such stricken provision or part thereof with a valid and enforceable provision that comes as close as possible to expressing the intention of the stricken provision.

IN WITNESS WHEREOF, OWNER and CONTRACTOR have signed this Agreement in duplicate. One counterpart each has been delivered to OWNER and CONTRACTOR. All portions of the Contract Documents have been signed or identified by OWNER and CONTRACTOR or on their behalf.

This Agreement will be effective on _____, 2024, (which is the Effective Date of the Agreement).

OWNER:

CONTRACTOR:

SOUTH OGDEN CITY CORPORATION

RANDY MARRIOTT CONSTRUCTION
COMPANY INC.

By: _____

By: _____

[CORPORATE SEAL]

[CORPORATE SEAL]

Attest: _____

Attest: _____

Address for giving notices:

Address for giving notices:

(If CONTRACTOR is a corporation or a partnership, attach evidence of authority to sign)

Designated Representative:

Name: _____

Name: _____

Title: _____

Title: _____

Address: _____

Address: _____

Phone: _____

Address: _____

STAFF REPORT



SUBJECT: Total Compensation Systems Contract
AUTHOR: Steve Liebersbach
DEPARTMENT: Finance
DATE: 4/02/2024

RECOMMENDATION

Staff recommends City Council approve the contract with TCS (Total Compensation Systems, Inc.)

BACKGROUND

South Ogden City is required to be in compliance with GASB 75 as part of the annual audit of the City. GASB 75 deals with the calculation and valuation of the City's OPEB (Other Post-Employment Benefits)

ANALYSIS

This contract will cover 2 years, FY 2024 & FY 2025. A full actuarial valuation will be done for FY 2024 and then a roll-over calculation for FY 2025

SIGNIFICANT IMPACTS

The fees for this are \$4,800 but there is a 10% discount available if contracted before 5/31/2024.

FY 2024 = \$3,200 less 10%

FY 2025 = \$1,600 less 10%

ATTACHMENTS

Contract Proposal

TCS Total Compensation Systems, Inc.

March 5, 2024

Steve Liebersbach
City of South Ogden
3950 Adams Ave
South Ogden, UT 84403-2113

Dear Steve,

This letter is our proposal for continued GASB 74/75 actuarial valuation services. The proposal includes a full actuarial valuation as of June 30, 2024 as well as an anticipated roll-forward valuation as of June 30, 2025.

Fees and Our 10% Discount

To confidently schedule existing clients, we provide an incentive for clients who make a commitment in advance of the valuation date. To reserve a place in our schedule, please send the signed contract and non-refundable deposit of one-half of the full valuation fee by May 31, 2024. By reserving a spot, City of South Ogden is guaranteed a valuation slot and is prioritized over our other clients that didn't reserve one.

We apply a 10% discount to the full valuation fee as well as to the subsequent roll-forward valuation fee for those who reserve a spot by May 31, 2024. This means that, to reserve a spot, we must receive the signed contract and a check for \$1,440 (one half of the \$2,880 shown below) by May 31, 2024. The following table shows our fees for the GASB 74/75 valuations:

	<u>GASB 74/75 without Discount</u>	<u>GASB 74/75 with 10% Discount</u>
Full Valuation Fee	\$3,200	\$2,880
Roll-Forward Valuation Fee for 2 nd Year	\$1,600	\$1,440

Our fees are generally all-inclusive without additional charges for phone calls, re-work, or additional information. Because the vast majority of our clients do not require an in-person meeting or a separate funding valuation, we prefer not to bake those costs into our standard fees. We do not charge to present valuation results via telephone or a video call or to provide an annual contribution target. In the rare cases where an in-person meeting is necessary, we charge based on travel time (to a maximum of \$5,000). Fees for substantial additional funding work are determined based on the scope of the project.

Even if you aren't able to respond until after the discount deadline, we would still be happy to work with you on your GASB 74/75 valuation. It's never too late for us to get started on the valuation.

Second Year Roll-Forward Valuation

As you know, GASB 75 requires a full actuarial valuation at least every two years. Because your last full valuation was performed as of June 30, 2022, you are due for this full valuation as of June 30, 2024. While this proposal does include the subsequent roll-forward valuation that we anticipate performing as of June 30, 2025, we will confirm with you prior to performing that work to ensure circumstances have not changed, and that you would still like for us to proceed with the roll-forward valuation.

Timing and Data Requirements

Our records indicate that you will use the results of this June 30, 2024 valuation in your financials for the fiscal year ending June 30, 2024. This means that the valuation will be on a compressed timetable with little room for deviation.

The following timeline shows when the primary items are expected to be provided.

Item	Anticipated Delivery	Responsible Party
Census Data	May-July	City of South Ogden
Asset Information	July-August	City of South Ogden
Audit Report/ACFR	May-July	City of South Ogden
Draft Report	July-October	TCS

Please keep in mind that even for an unfunded plan with no asset information, the valuation relies on interest rate information that cannot be obtained prior to June 30, 2024. Therefore, the valuation cannot be completed until after June 30, 2024.

Please let us know if you have any questions about the above or general questions about retiree health or pension benefits. We would very much appreciate having the opportunity to work with City of South Ogden again this year.

Sincerely,



Geoffrey L. Kischuk
Actuary
gkischuk@totcomp.com



Will Kane
Actuary
wkane@totcomp.com



Luis Murillo
Actuary
lmurillo@totcomp.com

We request the following information in order to complete your retiree health actuarial valuation:

- **Census Data.** Demographic information as of June 30, 2024 for active employees eligible for future retiree health benefits and retirees currently receiving health benefits. See below for specific data items needed.
- **Medical Premium Rate Summary.** A summary exhibit that shows the full premium rates (even if the employer only pays up to a certain amount) for medical plans available to active employees and pre-Medicare retirees. Not necessary if you participate in CalPERS Medical as those rates are published and applicable broadly.
- **Audit Report / ACFR.** Your audit report for the fiscal year ending June 30, 2023.
- **Description of Benefit Arrangement.** Either your most recent collective bargaining agreements or a summary of the retiree health benefits and eligibility. If the benefit structure has changed since the last actuarial valuation, a brief description of the change is helpful.
- **Asset Statement.** If retiree health benefits are being funded through an irrevocable trust, please provide the annual trust statement for the full fiscal year ending on June 30, 2024.
- **Formal Funding Policy.** If your plan has a Board-approved funding policy to serve as a basis for an Actuarially Determined Contribution under GASB 75, please let us know (this is relatively rare).
- **Other Useful Information.** Every retiree health plan is unique! If there is information not listed above or below that you believe would be helpful, please feel free to provide it.

For Each Active Employee (any active employee who may become eligible for future retiree health benefits)

- Required Information
 - Date of Birth
 - Sex
 - Date of Hire
 - Employee Group (e.g. Police, Fire, Management, Classified, Certificated, Miscellaneous)
 - Full-Time Equivalent Fraction OR Hours Per Week OR Full-Time / Part-Time Indicator
- Other Information (not required but helpful to have)
 - Name
 - Identifier (e.g. Employee ID, SSN, Last 4 SSN)
 - Active Medical Plan Name, Premium Amount, and Coverage Tier (Single, 2-Party, Family)
 - Salary or Rate of Pay (only needed if you will ask us to calculate the plan's covered payroll)

For Each Retiree (any retiree receiving health coverage (even if self-pay) or health payments through employer)

- Required Information
 - Date of Birth
 - Sex
 - Date of Retirement (to the extent available)
 - Date/Age Benefit Ends (needed if differs amongst retirees – e.g. Lifetime for some / Age 65 for others)
 - Employee Group (e.g. Police, Fire, Management, Classified, Certificated, Miscellaneous)
 - Medical Plan Name and Coverage Tier (Single, 2-Party, Family)
 - Medical Premium – Total Amount (even if employer only pays up to a capped amount)
 - Medical Premium – Employer Portion (including employer reimbursement of Retiree Portion, if any)
 - Medical Premium – Retiree Portion
 - Employer Paid Amount for any Non-Medical Health Benefits (Dental, Vision, Life Insurance, Medicare Part B, HRA Contributions, Cash-In-Lieu, etc.)
- Other Information (not required but helpful to have)
 - Name
 - Identifier (e.g. Employee ID, SSN, Last 4 SSN)

TCS Actuarial Clients

Following is a list of California public employers for which we have performed retiree health valuation services.

Acalanes Union High School District
Acton-Agua Dulce Unified School District
Adelanto Elementary School District
Alameda County Office of Education
Alameda County Waste Management Authority
Alisal Union School District
Allan Hancock Joint Community College District
Alpine Springs County Water District
Alpine Union Elementary School District
Alta Loma School District
Alta Vista Elementary School District
Altadena Library District
Alvord Unified School District
Amador County Office of Education
Anderson Union High School District
Antelope Valley College
Antelope Valley Mosquito & Vector Control District
Antelope Valley Union High School District
Antelope Valley-East Kern Water Agency
Apple Valley Unified School District
Arcadia Unified School District
Arcohe Union Elementary School District
Armona Union Elementary School District
Aromas-San Juan Unified School District
Arrowbear Park County Water District
Arvin Union School District
Associated Students of San Jose State University
Atascadero Unified School District
Atwater Elementary School District
Auburn Public Cemetery District
Auburn Union Elementary School District
Bakersfield City School District
Baldy View Regional Occupation Program
Banning Unified School District
Banta Elementary School District
Barstow Community College District
Bass Lake Joint Union Elementary School District
Bassett Unified School District
Bay Area Rapid Transit District
Bear Valley Unified School District
Beardsley Elementary School District
Beaumont Unified School District
Beaumont-Cherry Valley Recreation and Park District
Bella Vista Elementary School District
Belmont Redwood Shores School District
Berkeley Unified School District
Big Pine Unified School District
Bishop Unified School District
Black Butte Union Elementary School District
Blue Lake Union Elementary School District
Bonny Doon Union Elementary School District
Boulder Creek Fire Protection District
Branciforte Fire Protection District
Bret Harte Union High School District
Burbank Unified School District
Burlingame Elementary School District
Burnt Ranch Elementary School District
Burton School District
Butte County Office of Education
Butte-Glenn Community College District
Buttonwillow Union Elementary School District
Cabrillo College Foundation
Cabrillo Community College District
Cachuma Operation and Maintenance Board
Cal Poly Humboldt University Center
Calaveras County Office of Education
Calexico Unified School District
California State University Los Angeles - Auxiliary Services
California State University, Long Beach Research Foundation
Calistoga Joint Unified School District
Camino Union Elementary School District
Carmel Unified School District
Carmichael Water District
Carpinteria Unified School District
Cascade Union Elementary School District
Castaic Union School District
Castro Valley Sanitary District
Castro Valley Unified School District
Castroville Community Services District
Central Elementary School District
Central Union School District
Central Valley Regional Center, Inc.
Centralia Elementary School District
Ceres Unified School District
Cerritos Community College District
Chabot-Las Positas Community College District
Chaffey Community College District
Chaffey Joint Union High School District
Chatom Union School District
Chico Unified School District
Chino Basin Watermaster
Chino Valley Unified School District
Chowchilla Elementary School District
Chualar Union School District

Citrus Community College District
City College of San Francisco Bookstore
City of Aliso Viejo
City of Arcata
City of Auburn
City of Bell
City of Bell Gardens
City of Bellflower
City of Blue Lake
City of Buena Park
City of Canyon Lake
City of Carmel-by-the-Sea
City of Claremont
City of Coronado
City of Covina
City of Cypress
City of Diamond Bar
City of Dunn
City of East Carbon
City of El Cajon
City of El Paso de Robles
City of Elk Grove
City of Emeryville
City of Fountain Valley
City of Garden Grove
City of Hercules
City of Imperial Beach
City of Industry
City of Irwindale
City of La Puente
City of Lafayette
City of Lake Forest
City of Lakeport
City of Lawndale
City of Lindsay
City of Loma Linda
City of Los Alamitos
City of Manhattan Beach
City of Menifee
City of Millbrae
City of Mission Viejo
City of Morro Bay
City of Oceanside
City of Orinda
City of Oroville
City of Perris
City of Pomona
City of Porterville
City of Rancho Santa Margarita
City of Ridgecrest
City of Riverside

City of Rolling Hills
City of San Clemente
City of San Dimas
City of San Gabriel
City of Scotts Valley
City of Seaside
City of Signal Hill
City of Simi Valley -- General Unit
City of Solvang
City of South Ogden
City of Stanton
City of Twentynine Palms
City of Winters
Claremont Unified School District
Cloverdale Unified School District
Coachella Valley Mosquito and Vector Control District
Coachella Valley Unified School District
Coast Community College District
Coastline Regional Occupational Program
Coastside County Water District
Coastside Fire Protection District
Cold Spring Elementary School District
College and Career Advantage
College of the Desert
College of the Redwoods
College of the Sequoias
College of the Siskiyous
Colton-Redlands-Yucaipa Regional Occupational
Program
Columbia Elementary School District
Colusa County Office of Education
Compton Community College District
Compton Creek Mosquito Abatement District
Compton Unified School District
Conejo Valley Unified School District
Conrad Hilton Foundation
Contra Costa Community College District
Contra Costa County Office of Education
Copper Mountain Community College District
Corcoran Joint Unified School District
Corning Union Elementary School District
Corning Union High School District
Corona-Norco Unified School District
Cotati-Rohnert Park Unified School District
Cottonwood Fire Protection District
Cottonwood Union School District
Crestline Sanitation District
Cuddeback Union Elementary School District
Cuesta College
Cutten Elementary School District
Cypress School District

Davis Joint Unified School District	Fowler Unified School District
Dehesa Elementary School District	Franklin Elementary School District
Del Mar Union Elementary School District	Fremont Union High School District
Del Norte County Schools	Freshwater School District
Del Paso Manor Water District	Fresno County Superintendent of Schools
Delano Joint Union High School District	Fruitvale Elementary School District
Delano Union School District	Fullerton Elementary School District
Denair Unified School District	Galt Joint Union Elementary School District
Desert Center Unified School District	Garfield School District
Desert Health Care District	Gerber Union Elementary School District
Desert Sands Unified School District	Glendale Community College District
Dinuba Unified School District	Glenn County Office of Education
Diocese of San Bernardino	Glenn-Colusa Irrigation District
Dos Palos Oro Loma Joint Unified School District	Gold Coast Transit
Douglas City Elementary School District	Gold Oak Union Elementary School District
Downey Unified School District	Goleta Water District
Dry Creek Joint Elementary School District	Goleta West Sanitary District
Duarte Unified School District	Grant Elementary School District
Ducor Union Elementary School District	Gravenstein Union Elementary School District
Durham Unified School District	Great Basin Unified Air Pollution Control District
East Whittier City School District	Greater Anaheim Special Education Local Plan Area
Eastside Union School District	Greenfield Union Elementary School District
El Camino Community College District	Greenfield Union School District
El Dorado County Transportation Commission	Gridley Unified School District
El Dorado Hills County Water District	Grizzly Challenge Charter School District
El Dorado Irrigation District	Grossmont Healthcare District
El Dorado Union High School District	Grossmont Union High School District
El Rancho Unified School District	Grossmont-Cuyamaca Community College District
El Segundo Unified School District	Guadalupe Union Elementary School District
Elk Grove Benefit Employee Retirement Trust	Guerneville Elementary School District
Elk Grove Unified School District	Gustine Unified School District
Emery Unified School District	Happy Valley Union Elementary School District
Encina Wastewater Authority	Harmony Union Elementary School District
Encinitas Union Elementary School District	Hart Ransom Academic Charter School
Enterprise Elementary School District	Hart Ransom Union Elementary School District
Escalon Unified School District	Hartnell Community College District
Escondido Union School District	Healdsburg Unified School District
Etiwanda School District	Helix Water District
Eureka City Schools	Hemet Unified School District
Fairfax Elementary School District	Hi-Desert Water District
Fairfield-Suisun Sewer District	Housing Authority of the City of Eureka
Feather River Air Quality Management District	Housing Authority of the City of Los Angeles
Feather River Community College District	Housing Authority of the City of South San Francisco
Ferndale Unified School District	Housing Authority of the County of San Joaquin
Fieldbrook Elementary School District	Hueneme Elementary School District
First 5 San Benito	Hughson Unified School District
Folsom-Cordova Unified School District	Humboldt Bay Harbor Recreation and Conservation District
Fontana Unified School District	Humboldt County Office of Education
Foothill-DeAnza Community College District	Humboldt Transit Authority
Fortuna Union High School District	Huntington Beach City Elementary School District
Fountain Valley Elementary School District	

Imperial Community College District
Imperial County Office of Education
Indian Wells Valley Water District
Inland Counties Regional Center, Inc.
Inland Empire Utilities Agency
Ironhouse Sanitary District
Jacoby Creek School District
Jefferson School District
Jefferson Union High School District
John Swett Unified School District
Julian Union High School District
Junction Elementary School District
Jurupa Unified School District
Kaweah Delta Water Conservation District
Kentfield Elementary School District
Kerman Unified School District
Kern Community College District
Kern Council of Governments
Kern County Law Library
Kern County Office of Education
Kernville Union School District
Kings Canyon Joint Unified School District
Kings County Office of Education
Kings River Union Elementary School District
Kings River-Hardwick Union School District
Kingsburg Elementary Charter School District
Kit Carson Union Elementary School District
Knights Ferry Elementary School District
Knightsen Elementary School District
La Habra City School District
La Puente Valley County Water District
Lafayette School District
Laguna Beach County Water District
Laguna Beach Unified School District
Lake Elsinore Unified School District
Lake Hemet Municipal Water District
Lake Tahoe Community College District
Lakeside Fire Protection District
Lakeside Union Elementary School District
Lamont Elementary School District
Lancaster School District
Larkspur-Corte Madera School District
Las Lomitas School District
Las Virgenes Unified School District
Lassen County Office of Education
Lassen Municipal Utility District
Lassen Union High School District
Laton Unified School District
Lawndale Elementary School District
Le Grand Union Elementary School District
Lemon Grove School District
Lemoore Union Elementary School District
Lemoore Union High School District
Lewiston Elementary School District
Liberty Union High School District
Lindsay Unified School District
Littlerock Creek Irrigation District
Live Oak School District
Live Oak Unified School District
Livermore Valley Joint Unified School District
Livingston Union School District
Local Agency Formation Commission for the County of
 Los Angeles
Lodi Unified School District
Loleta Union Elementary School District
Long Beach City College
Loomis Union School District
Los Alamitos Unified School District
Los Angeles County Law Library
Los Angeles County West Vector & Vector-Borne
 Disease Control District
Los Gatos-Saratoga Joint Union High School District
Lost Hills Union Elementary School District
Lower Tule River Irrigation District
Lucia Mar Unified School District
Luther Burbank Elementary School District
Magnolia School District
Mammoth Unified School District
Manzanita Elementary School District
March Joint Powers Authority
Marin Community College District
Marin County Office of Education
Mark West Union School District
Martinez Unified School District
Marysville Joint Unified School District
McCabe Union Elementary School District
McFarland Unified School District
McKinleyville Union School District
McKittrick Elementary School District
Meadows Union Elementary School District
Meeks Bay Fire Protection District
Mendocino-Lake Community College
Menlo Park City School District
Merced Community College District
Merced County Office of Education
Merced Irrigation District
Merced Union High School District
Mid-Placer Public Schools Transportation Agency
Mill Valley Elementary School District
Millbrae School District
Mission Valley ROP
Modesto City Schools

Modoc Joint Unified School District	Old Adobe Union School District
Mojave Unified School District	Olympic Valley Public Service District
Mono County Office of Education	Ontario Montclair School District Board of Trustees
Monroe Elementary School District	Orange Center School District
Montecito Sanitary District	Orange County Superintendent of Schools
Montecito Water District	Orange Unified School District
Monterey Peninsula Community College District	Orcutt Academy Charter
Monterey Peninsula Unified School District	Orcutt Union School District
Monterey Regional Waste Management District	Orland Unified School District
Moraga School District	Oro Grande Elementary School District
Moreland School District	Oroville City Elementary School District
Moreno Valley Unified School District	Oroville Union High School District
Morongo Unified School District	Otay Water District
Mosquito & Vector Management District of Santa Barbara County	Owens Valley Unified School District
Mount San Antonio Community College District	Oxnard School District
Mount San Antonio Community College District Auxiliary	Oxnard Union High School District
Mount Shasta Union School District	Pacheco Union School District
Mountain Valley Special Education JPA	Pacific Grove Unified School District
Mountain Valley Unified School District	Pacific Union School District
Mountain View Elementary School District	Pacifica School District
Mountain View Los Altos Union High School District	Pajaro Valley Public Cemetery District
Mt. Diablo Unified School District	Pajaro Valley Unified School District
Mt. San Jacinto Community College District	Palermo Union Elementary School District
Municipalities, Colleges and Schools Insurance Group	Palm Ranch Irrigation District
Murrieta Valley Unified School District	Palm Springs Unified School District
Napa County Office of Education	Palo Verde Community College District
Napa Valley Community College District	Palo Verde Unified School District
Natomas Unified School District	Palomar Community College District
Nevada Joint Union High School District	Paradise Elementary School District
New Hope Elementary School District	Paradise Irrigation District
New Jerusalem Elementary School District	Paradise Unified School District
Newman Crows Landing Unified School District	Parlier Unified School District
North Coast Unified Air Quality Management District	Pasadena Area Community College District
North of the River Municipal Water District	Patterson Joint Unified School District
North Orange County Community College District	Peralta Community College District
North Orange County Regional Occupational Program	Perris Elementary School District
North Tahoe Fire Protection District	Pico Water District
Northwest Mosquito and Vector Control District	Piedmont Unified School District
Norwalk La Mirada Unified School District	Pioneer Union School District
Novato Unified School District	Placentia-Yorba Linda Unified School District
Nuvview Union School District	Placer County Office of Education
Oak Valley Union Elementary School District	Placer Hills Union School District
Oakdale Joint Unified School District	Placerville Union Elementary School District
Oakland City Housing Authority	Planada Elementary School District
Oakley Union Elementary School District	Pleasant Valley School District
Ocean View School District	Pleasant View Elementary School District
Oceanside Unified School District	Pleasanton Unified School District
Ohlone Community College District	Plumas County Community Development Commission
Ojai Valley Sanitary District	Port of Hueneme - Oxnard Harbor District
	Porterville Unified School District
	Poway Unified School District

Processing Tomato Advisory Board
 PSA2 Area Agency on Aging
 Rancho Santiago Community College District
 Ravenswood City Elementary School District
 Reclamation District No. 1000
 Reclamation District No. 900
 Red Bluff Joint Union High School District
 Red Bluff Union Elementary School District
 Redlands Unified School District
 Reed Union School District
 Reef-Sunset Unified School District
 Rescue Fire Protection District
 Richgrove Elementary School District
 Rim of the World Unified School District
 Rincon Valley Union School District
 Rio Bravo-Greeley Union Elementary School District
 Rio Dell Elementary School District
 Rio Hondo Community College District
 Riverbank Unified School District
 Riverdale Joint Unified School District
 Riverside Transit Agency
 Robla School District
 Rocklin Unified School District
 Rodeo-Hercules Fire Protection District
 Rosedale Union School District
 Roseland Elementary School District
 Roseville City School District
 Ross School District
 Ross Valley Elementary School District
 Rowland Unified School District
 Rubidoux Community Services District
 Sacramento Public Library Authority
 Saddleback Valley Unified School District
 Salinas City Elementary School District
 Salinas Union High School District
 San Bernardino City Unified School District
 San Bernardino Community College District
 San Bernardino County Superintendent of Schools
 San Bruno Park School District
 San Carlos School District
 San Diego County Office of Education
 San Francisco Community College District
 San Francisco Unified School District
 San Gabriel Unified School District
 San Jacinto Unified School District
 San Joaquin County Office of Education
 San Joaquin Delta Community College District
 San Juan Water District
 San Lorenzo Unified School District
 San Luis Coastal Unified School District
 San Luis Obispo County Office of Education
 San Marcos Unified School District
 San Mateo County Community College District
 San Mateo County Office of Education
 San Mateo County Schools Insurance Group
 San Mateo Union High School District
 San Miguel Consolidated Fire Protection District
 San Ramon Valley Unified School District
 Santa Ana Unified School District
 Santa Barbara Community College District
 Santa Barbara County Association of Governments
 Santa Barbara County Education Office
 Santa Barbara San Luis Obispo Regional Health
 Authority (CenCal)
 Santa Clarita Community College District
 Santa Cruz County Office of Education
 Santa Fe Irrigation District
 Santa Maria Joint Union High School District
 Santa Maria Public Airport District
 Santa Monica Community College District
 Santa Paula City Housing Authority
 Santa Rita Union School District
 Santa Ynez River Water Conservation District,
 Improvement District No.1
 Saucelito Irrigation District
 Savanna Elementary School District
 Scotia Union Elementary School District
 Scotts Valley Fire Protection District
 Scotts Valley Water District
 Seeley Union Elementary School District
 Selma Kingsburg Fowler County Sanitation District
 Sequoia Union High School District
 Serrano Water District
 Shasta County Office of Education
 Shasta Regional Transportation Agency
 Shasta Tehama Trinity Joint Community College District
 Shasta Union High School District
 Shasta-Trinity ROP JPA
 Sierra Lakes County Water District
 Sierra Sands Unified School District
 Sierra Unified School District
 Silicon Valley Clean Water
 Silver Valley Unified School District
 Siskiyou County Office of Education
 Siskiyou Union High School District
 Solano County Community College District
 Solano County Office of Education
 Soledad Unified School District
 Sonoma Valley Unified School District
 South Bay Union School District
 South Bay Union School District
 South County Support Services Agency

South Feather Water and Power Agency
 South Fork Union School District
 South Monterey County Joint Union High School District
 South Pasadena Unified School District
 South San Francisco Unified School District
 South San Luis Obispo County Sanitation District
 Southern California Association of Governments
 Southern California Library Cooperative
 Southern Humboldt Joint Unified School District
 Southern Kern Unified School District
 Southern Trinity Joint Unified School District
 Southwest Transportation Agency
 Standard Elementary School District
 Stanislaus County Office of Education
 Stanislaus Union School District
 Stege Sanitary District
 Stockton Unified School District
 Strathmore Union Elementary School District
 Successor Agency to the Redevelopment Agency of the
 City and County of San Francisco dba San Francisco
 Office of Community Investment and Infrastructure
 (OCII)
 Sundale Union Elementary School District
 Sunnyside Union Elementary School District
 Susanville Sanitary District
 Susanville School District
 Sutter Cemetery District
 Sutter County Office of Education
 Sweetwater Authority
 Taft City School District
 Tahoe-Truckee Sanitation Agency
 Tahoe-Truckee Unified School District
 TCS Miscellaneous
 Temple City Unified School District
 Thermalito Union Elementary School District
 Tiburon Fire Protection District
 Town of Ross
 Trabuco Canyon Water District
 Tracy Joint Unified School District
 Trinidad Union School District
 Trinity Alps Unified School District
 Trinity County Office of Education
 Truckee Fire Protection District
 Truckee Sanitary District
 Trust for Retirees of Associated California Schools
 Tulare City School District
 Tulare County Office of Education
 Tulare Joint Union High School District
 Tulare Mosquito Abatement District
 Turlock Unified School District
 United Water Conservation District
 Upper Lake Unified School District
 Upper San Gabriel Valley Municipal Water District
 UTOPIA Fiber
 Val Verde Unified School District
 Vallecito Union School District
 Vallecitos Water District
 Valley County Water District
 Valley Home Joint School District
 Valley Sanitary District
 Ventura County Community College District
 Ventura County Office of Education
 Victor Elementary School District
 Victor Valley Community College District
 Victor Valley Union High School District
 Vineland Elementary School District
 Vista Irrigation District
 Walnut Creek School District
 Walnut Valley Unified School District
 Waltham Housing Authority
 Wasco Union Elementary School District
 Washington Unified School District
 Washington Union School District
 Weed Union Elementary School District
 West Cities Police Communications JPA
 West Contra Costa Transportation Advisory Committee
 West Hills Community College District
 West Kern Community College District
 West Sonoma County Union High School District
 West Valley-Mission Community College District
 Western Placer Unified School District
 Westside Union School District
 Westwood Unified School District
 Wheatland School District
 Wheatland Union High School District
 Willits Unified School District
 Wilsona School District
 Windsor Unified School District
 Winters Joint Unified School District
 Winton School District
 Woodland Joint Unified School District
 Woodside Elementary School District
 Woodside Fire Protection District
 Woodville Union School District
 Yolo County Office of Education
 Yosemite Community College District
 Yreka Union Elementary School District
 Yreka Union High School District
 Yuba Community College District
 Yuba County Office of Education
 Yucaipa-Calimesa Unified School District

Resolution No. 24-07

**RESOLUTION OF SOUTH OGDEN CITY APPROVING A
CONSULTING SERVICES AGREEMENT WITH TOTAL
COMPENSATION SYSTEMS, INC. FOR ACTUARIAL SERVICES;
AND, PROVIDING AN EFFECTIVE DATE.**

WHEREAS, the City Council finds that the City of South Ogden ("City") is a municipal corporation duly organized and existing under the laws of Utah; and,

WHEREAS, the City Council finds that in conformance with Utah Code ("UC") § 10-3-717 the governing body of the city may exercise all administrative powers by resolution including, but not limited to adopting and amending a citywide employee policy manual; and,

WHEREAS, the Government Accounting Standards Board (GASB) passed Statement No. 75 Having To Do With the Accounting and Financial Reporting for Postemployment Benefits Other Than Pensions (OPEB); and,

WHEREAS, the City Council wishes to be in compliance with GASB 75; and,

WHEREAS, GASB 75 requires the services of an actuary to calculate the value of projected benefit payments; and,

WHEREAS, the City Council finds that Total Compensation Systems (TCS), Inc. has the necessary professional capabilities to provide actuarial services; and,

WHEREAS, the City Council finds that it now wishes to enter into an agreement with TCS to provide actuarial services; and,

WHEREAS, the City Council finds the City Manager is the chief administrative officer of the City and should be authorized to enter into an agreement with TCS on behalf of the city in furtherance of these ends; and,

WHEREAS, the City Council finds that the public convenience and necessity requires the actions herein contemplated,

**NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE
CITY OF SOUTH OGDEN UTAH THAT:**

The City Council of South Ogden City, State Of Utah, Authorizes and Approves

An Agreement With Total Compensation Systems, Inc. For Actuarial Services, And Authorizes The City Manager To Negotiate And Resolve Any Additional Terms To The Agreement That May Be Necessary To Give Effect To The Intent Of This Resolution, And To Sign Said "**Contract Agreement**" (Attached Hereto As **Attachment "A"**) And By This Reference Fully Incorporated; And Authorizes The City Recorder To Attest All Documents Necessary To Confirm That The City Manager Has Been Duly Authorized To Execute Those Documents.

That the foregoing recitals are incorporated herein.

SECTION 2 - PRIOR ORDINANCES AND RESOLUTIONS

The body and substance of all prior Resolutions, with their provisions, where not otherwise in conflict with this Resolution, are reaffirmed and readopted.

SECTION 3 - REPEALER OF CONFLICTING ENACTMENTS

All orders, and Resolutions regarding the changes enacted and adopted which have been adopted by the City, or parts, which conflict with this Resolution, are, for such conflict, repealed, except this repeal shall not be construed to revive any act, order or resolution, or part repealed.

SECTION 4- SAVINGS CLAUSE

If any provision of this Resolution shall be held or deemed or shall be invalid, inoperative or unenforceable such shall render no other provision or provisions invalid, inoperative or unenforceable to any extent whatever, this Resolution being deemed the separate independent and severable act of the City Council of South Ogden City.

SECTION 5 - DATE OF EFFECT

This Resolution shall be effective on the 2nd day of April, 2024, and after publication or posting as required by law.

PASSED AND ADOPTED BY THE CITY COUNCIL OF SOUTH OGDEN CITY, STATE OF UTAH, on this 2nd day of April, 2024.

SOUTH OGDEN CITY

Mike Howard,
Mayor Pro Tem

ATTEST:

Leesa Kapetanov, MMC
City Recorder

ATTACHMENT "A"

Resolution No. 24-07

Resolution of South Ogden City Approving a Consulting Services Agreement with Total Compensation Systems, Inc. For Actuarial Services; And, Providing An Effective Date.

02 Apr 24

CONSULTING SERVICES AGREEMENT

This Agreement is entered into effective the 2nd day of April, 2024 by and between Total Compensation Systems, Inc. ("Consultant"), a California corporation with principal offices located at 5655 Lindero Canyon Road, Suite 223, Westlake Village, California, 91362 and City of South Ogden ("Customer").

The following shall govern the provision of consulting services by Consultant to Customer.

1. Consulting Services. Consultant shall provide the consulting services described on Schedule 1 attached hereto.
2. Compensation to Consultant. Customer shall pay Consultant for the consulting services described on Schedule 1 attached hereto the compensation set forth on Schedule 2 attached hereto.
3. Term and Termination. (a) Term. This Agreement shall commence on the date first written above and shall continue in effect until December 31, 2025, or until all consulting services described on Schedule 1 have been performed, whichever occurs first, unless sooner terminated in accordance with the provisions of this Agreement. (b) Termination Without Cause. This agreement may be terminated at any time by either party upon sixty (60) days prior written notice to the other party. (c) Termination With Cause. Either party shall have the right to terminate this Agreement upon the failure of either party to observe any of the covenants and agreements required to be observed by it under this Agreement, and such failure continues for a period of thirty (30) days after written notice thereof. (d) Rights and Obligations after Termination. Termination of this agreement shall not relieve either party of any rights or obligations arising out of the Agreement prior to termination, with the exception that the amount of the final payment that shall be made by Customer shall be based solely upon the percentage of work that was completed by Consultant.
4. Customer Will Provide Information. Customer shall provide Consultant with the information necessary for Consultant to provide the consulting services described on Schedule 1 attached hereto.
5. Authorization to Acquire Information. Customer hereby authorizes Consultant to acquire the necessary information reasonably required by Consultant to provide the consulting services described on Schedule 1 attached hereto from any agency, agencies, source or sources.
6. Customer's Right to Provide Information. Customer represents and warrants to Consultant that it has the right to provide the information that will be given by Customer to Consultant, or which will be acquired by Consultant pursuant to paragraphs 4 and 5 above.
7. Limitation on Services. Customer understands that Customer retains sole authority and responsibility for the operation and design of all Customer's employee benefit plans.
8. Ownership of Systems and Materials. All systems, programs, operating instructions, forms and other documentation prepared by or for Consultant shall be and remain the property of Consultant. All data source documents provided by Customer shall remain the property of Customer.
9. Indemnification. (a) By Customer. Customer hereby agrees to defend and indemnify Consultant and hold Consultant harmless against any claims, injury, costs or damages (including actual attorneys' fees incurred) resulting from Customer's gross negligence or willful misconduct. (b) By Consultant. Consultant hereby agrees to defend and indemnify Customer and hold Customer harmless against any claims, injury, costs or damages (including actual attorneys' fees incurred) resulting from Consultant's gross negligence or willful misconduct.

10. General.

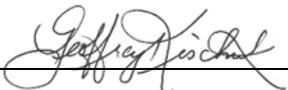
- a. Relationship of the Parties. The relationship between Consultant and Customer established by this Agreement is that of independent contractors. Consultant and Customer shall each conduct its respective business at its own initiative, responsibility, and expense, and shall have no authority to incur any obligations on behalf of the other.
- b. Force Majeure. No party shall have liability for damages or non-performance under this Agreement due to fire, explosion, strikes or labor disputes, water, acts of God, war, civil disturbances, acts of civil or military authorities or the public enemy, transportation, facilities, labor, fuel or energy shortages, or other causes beyond that party's control.
- c. Entire Agreement. This Agreement and the Schedules attached hereto contain the entire agreement between the parties and supersedes all previous agreements and proposals, oral or written, and all negotiations, conversations, or discussions between the parties related to the subject matter of this Agreement. This Agreement shall not be deemed or construed to be modified, amended, rescinded, canceled or waived in whole or in part, except by written amendment signed by both of the parties hereto.

11. Confidentiality. Consultant recognizes that its work will bring it into close contact with confidential information of Customer, including personal information about employees of Customer. Consultant agrees not to disclose anything that is the confidential information of Customer, or that is proprietary to Customer, including its software, its legacy applications, and its databases, to any third party.

IN WITNESS WHEREOF, the parties hereto have caused this Agreement to be executed as set forth below.

"CONSULTANT"
TOTAL COMPENSATION SYSTEMS, INC.

"CUSTOMER"
CITY OF SOUTH OGDEN

Signed: 

Signed: _____

By: Geoffrey L. Kischuk

By: _____

Title: President

Title: _____

Date: March 15, 2024

Date: _____

SCHEDULE 1

For the purposes of this Agreement, "consulting services" shall include the following services provided by Consultant to Customer:

Consulting reports including all actuarial information necessary for Customer to comply with the requirements of current GASB accounting standards 74/75 related to retiree health benefits for two years, including one full valuation and one "roll-forward" valuation. Study results can be split by up to three employee classifications. Consultant will provide as many copies of the final reports as Customer shall reasonably request.

Services do not include Consultant's in-person attendance at any meetings. Services also do not include a separate funding valuation unless requested by Customer.

SCHEDULE 2

Customer shall pay Consultant for the retiree health valuation report based on the full valuation a total of \$3,200. One-half, or \$1,600 shall be due within 30 days of the commencement of work by Consultant. One-half, or \$1,600 shall be due within 30 days of the delivery by Consultant to Customer of the draft consulting report for the full valuation (or within 30 days of contract termination, if earlier). Customer shall also pay Consultant for the retiree valuation report based on the “roll-forward” valuation a total of \$1,600 within 30 days of the delivery by Consultant to Customer of the draft consulting report for the “roll-forward” valuation (or within 30 days of contract termination, if earlier)

If Consultant receives a non-refundable deposit from Customer of \$1,440 by May 31, 2024, all amounts shown above shall be reduced by 10%.

STAFF REPORT



SUBJECT: FY 2024 Budget Amendment
AUTHOR: Steve Liebersbach
DEPARTMENT: Finance
DATE: April 02, 2024

RECOMMENDATION

Staff recommends the City Council review & consider Resolution 24-08 for approval.

BACKGROUND

City Council can approve budget amendments at any time throughout the fiscal year to modify the adopted budget to incorporate necessary changes.

ANALYSIS

This amendment will address a number of different departmental items.

SIGNIFICANT IMPACTS

There are significant financial impacts to a number of different funds.

ATTACHMENTS

None

RESOLUTION NO. 24-08

A RESOLUTION OF SOUTH OGDEN CITY, UTAH, AMENDING THE CITY'S FISCAL YEAR 2023-2024 BUDGET BY MAKING CERTAIN CHANGES TO SEVERAL OF THE CITY'S FUNDS AND COMPENSATION PLANS; ACCOUNTING FOR REVENUE AND EXPENDITURE CHANGES; MODIFYING PRIOR CITY ORDINANCES AS NECESSARY, BY THESE ACTIONS; AND ESTABLISHING AN EFFECTIVE DATE.

WHEREAS, the City of SOUTH OGDEN City ("City") is a municipal corporation duly organized and existing under the laws of Utah; and,

WHEREAS, the city Council finds that in conformance with Utah Code (UC") §10-3-717, the governing body of the city may exercise all administrative powers by resolution; and,

WHEREAS, the city Council finds that in conformance with UC §10-3-702, the governing body of the city may pass any ordinance to regulate, require, prohibit, govern, control or supervise any activity, business, conduct or condition authorized by State law or any other provision of law; and,

WHEREAS, the city Council finds that certain exigencies of city governmental operations require amendments be made to the current city budget and related documents; and,

WHEREAS, the city Council finds that UC §10-6-119 provides authority for amending the City's budget as necessary; now,

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF SOUTH OGDEN THAT THE SOUTH OGDEN CITY BUDGET AND STAFFING DOCUMENT FOR FISCAL YEAR 2023-2024 BE, AND THE SAME HEREBY IS, AMENDED AS FOLLOWS:

SECTION 2 - CHANGES TO BUDGET

Those changes set out in **Attachment "A"** dated the 2nd day of April, 2024, attached hereto, and incorporated as if fully set out, as those changes affect and adjust the previously authorized budgets and staffing provisions, including compensation schedules of various city departments and funds represented, ought to be, and the same are, amended, re-adopted and enacted as amendments to the fiscal year 2022- 2023 Budget for South Ogden City.

The foregoing recitals are fully incorporated herein.

SECTION 3 - PRIOR ORDINANCES AND RESOLUTIONS

The body and substance of all prior Ordinances and Resolutions, together with their provisions, where not otherwise in conflict with this Ordinance, are reaffirmed and readopted.

SECTION 4 - REPEALER OF CONFLICTING ENACTMENTS

All orders, ordinances and resolutions regarding the changes herein enacted and adopted which have heretofore been adopted by the City, or parts thereof, which conflict with any of this Ordinance Amendment, are, to the extent of such conflict, repealed, except this repeal shall not be construed to revive any act, order or resolution, or part thereof, heretofore repealed.

SECTION 5 - SAVINGS CLAUSE

If any provision of this Ordinance shall be held or deemed to be or shall be invalid, inoperative or unenforceable for any reason, such reason shall not have the effect of rendering any other invalid, inoperative or unenforceable to any extent whatever, this Ordinance being deemed to be the separate independent and severable act of the City Council of South Ogden City.

SECTION VI - DATE OF EFFECT

This Resolution shall be effective on 2nd day of April, 2024, and after publication or posting as required by law.

DATED this 2nd day of April, 2024.

SOUTH OGDEN, a municipal corporation

Mike Howard,
Mayor Pro Tem

Attested and recorded

Leesa Kapetanov, MMC
City Recorder

ATTACHMENT "A"

RESOLUTION NO. 24-08

A Resolution Of South Ogden City, Utah, Amending The City's Fiscal Year 2023-2024 Budget By Making Certain Changes To Several Of The City's Funds And Compensation Plans; Accounting For Revenue And Expenditure Changes; Modifying Prior City Ordinances As Necessary, By These Actions; And Establishing An Effective Date.

02 Apr 24

South Ogden City

April 02, 2024

Fiscal Year 2024

Budget Amendment

	<u>Current Budget</u>	<u>New Budget</u>	<u>Difference +/-</u>
58-40-750 Capital Outlay - Ambulance Fund	\$0.00	\$376,190.00	\$376,190.00
58-40-980 Retained Earnings - Ambulance Fund	\$220,627.00	\$0.00	(\$220,627.00)
58-30-890 Appropriation of Fund Balance - Ambulance Fund * Fund the new ambulance	\$0.00	\$155,563.00	\$155,563.00
40-30-805 Appropriation of Class 'c' Fund Balance - Cap Proj Fd	\$0.00	\$2,120,500.00	\$2,120,500.00
40-40-121 FY 2024 Road Projects - Cap Proj Fd * Allocate prior years unspent road monies	\$1,580,728.00	\$3,701,228.00	\$2,120,500.00
51-40-710 40th & Chimes Waterline Project - Water Fund	\$0.00	\$963,240.00	\$963,240.00
51-40-980 Contingency - Water Fund	\$501,063.00	\$0.00	(\$501,063.00)
51-30-890 Appropriation of Fund Balance - Water Fund * Fund waterline project on 40th & Chimes	\$2,471,338.00	\$2,933,515.00	\$462,177.00
10-51-750 Capital Outlay - Buildings & Grounds	\$86,257.00	\$98,607.00	\$12,350.00
10-51-264 Station #82 Maintenance - Bldgs. & Grounds	\$2,120.00	\$5,470.00	\$3,350.00
10-39-800 Appropriation of Fund Balance - General Fund * fire a/c above what was initially bid & budgeted	\$0.00	\$15,700.00	\$15,700.00
10-57-700 Small Equipment - Fire Department	\$5,000.00	\$8,624.00	\$3,624.00
10-49-400 Unreserved - Non-Departmental * Transfer monies for fire dept. computers	\$80,000.00	\$76,376.00	(\$3,624.00)
10-36-900 Miscellaneous Revenue - General Fund	\$25,000.00	\$67,803.00	\$42,803.00
10-55-750 Capital Outlay - Police Dept.	\$124,330.00	\$175,630.00	\$51,300.00
10-39-800 Appropriation of Fund Balance - General Fund * ins proceeds smashed police sedan - \$17,107 * ins proceeds smashed police explorer - \$25,696 * additional monies needed for new explorer	\$15,700.00	\$24,197.00	\$8,497.00
10-33-600 State/Local Grants - General Fund	\$479,073.00	\$488,423.00	\$9,350.00
10-55-700 Small Equipment - Police Dept.	\$8,735.00	\$41,621.00	\$32,886.00
10-39-800 Appropriation of Fund Balance - General Fund * COPS grant for vests \$9,350 * additional monies for vests	\$24,197.00	\$47,733.00	\$23,536.00
10-55-151 Mental Health Services - Police & Fire	\$18,853.00	\$26,853.00	\$8,000.00
10-39-800 Appropriation of Fund Balance - General Fund * Department requesting more money	\$47,733.00	\$55,733.00	\$8,000.00
10-55-248 Vehicle Maintenance - Police Department	\$20,137.00	\$42,137.00	\$22,000.00
10-39-800 Appropriation of Fund Balance - General Fund * Department requesting more money	\$55,733.00	\$77,733.00	\$22,000.00