



MEETING NOTICE AND AGENDA

Notice is hereby given that the Kaysville City Council will hold a regular council meeting on Thursday, June 4, 2020, starting at 7:00 P.M. in the **Business Resource Center of the Davis Technical College, 450 South Simmons Way, Kaysville, UT.** A Fiber Project Q&A will be held at 6:15 p.m., with a Public Hearing to consider an amendment to the Kaysville Annexation Policy Plan to follow at 6:45 p.m. A Redevelopment Agency Board Meeting and Municipal Building Authority Board Meeting will be held following the City Council Meeting.

In consideration of the COVID-19 pandemic, attendance will be monitored by the Kaysville City Police Department and will be limited to less than 50 individuals, including Council, Staff and Applicants. Because of the room occupancy limitation, it is encouraged that those wishing to watch the meeting do so by viewing the meeting online. The meeting will be streamed on YouTube, and the link to the meeting will be posted on www.KaysvilleLive.com.

Masks are recommended, and all of those in attendance will be required to participate in a socially distant manner.

For those wishing to direct comments to the City Council regarding public hearings or items on the agenda can do so in-person, or email comments to publiccomment@kaysvillecity.com. Due to coronavirus concerns and in order to minimize multiple individuals physically touching sign-up sheets and other materials, **members wishing to speak during an Action Item or during Call to the Public MUST sign-up to speak Before 4:00 P.M. on the day of the Council meeting by going to www.kaysvillelive.com**. No participation using Zoom will be available.

FIBER PROJECT Q&A

6:15 P.M. Q&A Regarding Fiber Project RFP Submissions.

PUBLIC HEARING

6:45 P.M. Public Hearing to consider an Amendment to the Kaysville City Annexation Policy Plan.

CITY COUNCIL MEETING – 7:00 P.M.

The agenda shall be as follows:

1. **OPENING**
 - a. Provided by Mayor Katie Witt.
2. **RECOGNITIONS AND PRESENTATIONS**
 - a. Swearing-in of Kaysville Police Officers Kendu Givens and Logan Nicholas.
 - b. Central Davis Sewer District Kaysville Report – Jill Jones and Manjot Masson.
 - c. Legal Services Department Report – Nic Mills.
 - d. Annual Open Meeting Act Training – Nic Mills.
3. **DECLARATION OF ANY CONFLICTS OF INTEREST**
4. **ACTION ITEMS**
 - a. New Kaysville Fiber – Technical Advisory Committee on RFP bids.
 - b. A Resolution adopting the Kaysville City Modified Tentative Budgets for Fiscal Year 2021 and the adoption of a City Consolidated Fee Schedule for Fiscal Year 2021.
 - c. A Resolution of the Kaysville City Council authorizing the “pick up” of the employee portion of the Utah Retirement Systems Tier 2 Public Safety and Fire Fighter Retirement System 2020 Enhancements.
 - d. Consideration of the PRUD overlay zone to allow access to new lot from a private street and Preliminary Plat for the Bailey Subdivision at 1480 Willow Drive – Jim Nuener.

- e. Rezone of approximately 10.6 acres of property at approximately 1700 South 550 West from the R-A (Residential Agriculture) and A-5 (Heavy Agriculture) zones to the R-1-6 Single Family Residential zoning district – Ivory Homes.
- f. Amendment to the Kaysville City Annexation Policy Plan.

5. CALL TO THE PUBLIC (3 MINUTE LIMIT, MUST SIGN UP IN ADVANCE)

6. COUNCIL MEMBER REPORTS

7. CITY MANAGER REPORT

8. ADJOURNMENT

REDEVELOPMENT AGENCY BOARD MEETING

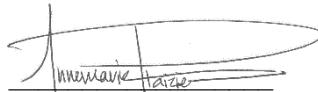
- 1. A Resolution adopting a budget for the Kaysville City Redevelopment Agency for Fiscal Year 2021.

MUNICIPAL BUILDING AUTHORITY BOARD MEETING

- 1. A Resolution adopting a budget for the Kaysville City Municipal Building Authority for Fiscal Year 2021.

Kaysville City is dedicated to a policy of non-discrimination in admission to, access to, or operations of its programs, services or activities. If you need special assistance due to a disability, please contact the Kaysville City Offices at (801) 546-1235 at least 24 hours in advance of the meeting to be held.

I hereby certify that I posted a copy of the foregoing Notice and Agenda and emailed copies to media representatives on June 12, 2020.


Annemarie Plaizier
City Recorder

NOTICE OF PUBLIC HEARING TO CONSIDER AN AMENDMENT TO
THE KAYSVILLE CITY ANNEXATION POLICY PLAN

Notice is hereby given that the Kaysville City Council will hold public hearing on Thursday, June 18, 2020, starting at 6:45 P.M. in the Business Resource Center of the Davis Technical College, 450 South Simmons Way, Kaysville, UT.

In consideration of the COVID-19 pandemic, attendance will be monitored by the Kaysville City Police Department and will be limited to less than 50 individuals, including Council, Staff and Applicants. Because of the room occupancy limitation, it is encouraged that those wishing to watch the meeting do so by viewing the meeting online. The meeting will be streamed on YouTube, and the link to the meeting will be posted on www.KaysvilleLive.com.

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The proposed amendment will not alter areas the city is considering annexing, rather the city is looking to clarify within the policy that areas annexed into Kaysville City need to be serviced by Kaysville City Power.

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Annemarie Plaizier

City Recorder



**KAYSVILLE CITY
REDEVELOPMENT AGENCY BOARD
NOTICE OF SPECIAL MEETING AND AGENDA**

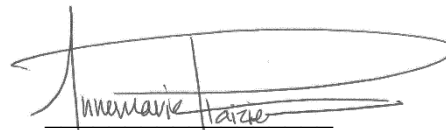
NOTICE IS HEREBY GIVEN that a special meeting of the Governing Board of the Redevelopment Agency of Kaysville City, Utah (the “Authority”) will be held on Thursday, June 18, 2020 at 8:00 p.m. or as soon thereafter as the City Council Meeting adjourns, in the **Business Resource Center of the Davis Technical College, 450 South Simmons Way, Kaysville, UT.**

The agenda shall be as follows:

1. Opening.
2. A Resolution adopting a budget for the Kaysville City Redevelopment Agency for Fiscal Year 2021.
3. Adjournment.

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I hereby certify that I posted a copy of the foregoing Notice and Agenda at City Hall (80 North Main Street) and emailed copies to media representatives on June 12, 2020.


Annemarie Plaizier
Agency Secretary



**KAYSVILLE CITY
MUNICIPAL BUILDING AUTHORITY BOARD
NOTICE OF SPECIAL MEETING AND AGENDA**

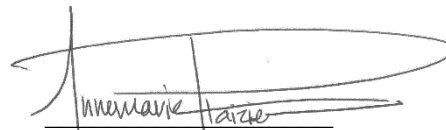
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The agenda shall be as follows:

1. Opening.
2. A Resolution adopting a budget for the Kaysville City Municipal Building Authority for Fiscal Year 2021.
3. Adjournment.

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Annemarie Plaizier
Agency Secretary

OPEN AND PUBLIC MEETINGS

52-4-101 ET. SEQ.



POLICY

52-4-102. Declaration of public policy.

- (1) The Legislature finds and declares that the state, its agencies and political subdivisions, exist to aid in the conduct of the people's business.
- (2) It is the intent of the Legislature that the state, its agencies, and its political subdivisions:
 - (a) take their actions openly; and
 - (b) conduct their deliberations openly.

WHAT IS A MEETING?

52-4-103 (6)

(a) “Meeting” means the convening of a public body... with a quorum present, including a workshop or an executive session, whether in person or by means of electronic communications, for the purpose of discussing, receiving comments from the public about, or acting upon a matter over which the public body...has jurisdiction or advisory power.

(b) "Meeting" does not mean:

(i) a chance gathering or social gathering

WHAT DOES IT MEAN TO CONVENE?

52-4-103 (3)

“Convening” means the calling together of a public body by a person authorized to do so for the express purpose of discussing or acting upon a subject over which that public body has jurisdiction or advisory power.

THE LAW...IN A NUTSHELL

52-4-201

“A meeting is open to the public unless closed...”

ELECTRONIC MESSAGES?

52-4-210

Nothing in this chapter shall be construed to restrict a member of a public body from transmitting an electronic message to other members of the public body at a time when the public body is not convened in an open meeting.

New Kaysville Fiber - TAC Recommendations on RFP bids

As the Technical Advisory Committee for the New Kaysville Fiber project, we would like to provide our recommendation to the City Council for the awarding of the project. We were pleased with the responses from bidders. Below is a summary of our conclusions and recommendation.

Construction Proposals:

The top 2 proposals were very similar in total cost with some minor differences as identified in the Bid Highlights document. Either construction proposal would be acceptable. Certain details would need to be vetted during negotiation of the contracts. AEG has done many fiber network installations. The lower materials proposal by AEG raises some concern of lower quality components which is not where we would recommend cost savings are derived. More details on materials bid would need to be vetted prior to contracting. AEG's proposal did not specifically identify generators for each fiber cabinet and would need to be confirmed. Corning is an industry leader in fiber optics and has proposed using some of the best components (MST - multiport Terminals). They are a very respected company with a long history in fiber optics. It is recommended that the construction contract pay the bidder based upon milestones like Huts/Cabinets and premises passed. This should ensure that progress payments are in line with completion of the project. If less than 9,500 premises are passed, the savings would stay with the City. If more are completed, then the bidder would be paid the same rate for any additional premises passed.

Construction bid Recommendation:

The Kaysville City Council should approve the notice of award of the Kaysville Fiber Construction to Corning, contingent on an agreed upon contract between the City and the bidder and the passing of the proposition on the November ballot. If staff can not arrive at a finalized contract within 60-90 days that is at least equal to or better than the submitted proposal, then staff may negotiate with AEG under the same guidelines.

Operations & Maintenance Proposals:

The top 3 bidders have different models in their proposals. AEG is a stepped level fixed amount based upon subscribers. It is important that the timing of measurement and implementation of steps is clearly outlined in the contract. Connex is a per subscriber per month flat charge. This kind of proposal seems to align the interests of the City with the bidder to acquire subscribers as quickly as possible and shifts some financial risk to the bidder. Strata is a hybrid of the other 2 bids with both a fixed and variable component. All companies have experience in operating networks, although AEG has sold this portion of their business and would need to build this from the ground up. Connex is currently operating as an ISP offering fiber optic service in parts of Roy and East Ogden. Strata is currently operating a Network Operations Center in Vernal UT. It is suggested that staff discuss possible conflicts of interest should Connex or Strata function as both the Network Operator and an ISP on the network. It is suggested that the home connection portion of the proposals be moved to the Operations & Maintenance award from the Construction award. This would align with an ongoing deployment of home installations after the construction of the outside plant network is completed.

Operations & Maintenance Recommendation:

The Kaysville City Council should approve the notice of award of the Kaysville Fiber Operations & Maintenance to Connex, contingent on an agreed upon contract between the City and the bidder and the passing of the proposition on the November ballot. If staff can not arrive at a finalized contract within 60-90 days that is at least equal to or better than the submitted proposal, staff may consider negotiating with Strata under the same guidelines. If neither of these negotiations are successful, then staff may negotiate with AEG under similar guidelines.

Kaysville Fiber Bid Highlights

Construction Score

Total Construction Cost

Guaranteed Maximum Price	Yes	No
City receives savings from project	Yes	Yes
Construction timeframe	18-24 months	18-24 months
Passed structures	9,500	9,500
Installed Residential premises	4,500	4,500
Miles of fiber plant	160	??
Aerial fiber	12.0%	20.0%
Pole make ready improvement allowance	\$ 288,000	Not included
Design, Engineering & Management	\$ 1,460,134	\$ 950,000
Installation Labor	\$ 15,807,336	\$ 11,875,000
Materials	\$ 2,715,124	\$ 4,655,000
All underground fiber in conduit	Yes	Yes
All Active Ethernet connections	Yes	Yes
Fiber Huts/Cabinets	20	4-5
Outside Plant (Fiber network) Materials and Workmanship warranty in years	3	7 (10)
Redundant paths for fiber	Yes	Yes
Extra fiber strands to support undeveloped land	20%	Yes

AEG	CCG
338	344
\$ 20,391,000	\$ 20,563,000

Strata

Operations & Maintenance Scoring

5 Year Total Estimated Ops & Maint Cost (3,780 avg annual subscribers)

Marketing support from City (annual)	\$ 200,000		
Marketing support from City (one-time)	n/a	\$ 50,000	\$ 50,000
Variable Subscriber Ops & Maintenance per month	n/a	\$ 20.00	\$ 14.50 #
Annual fixed Ops & Maintenance per year (up to 4,000 subs)	\$ 770,000	n/a	\$ 1,129,067
Annual fixed Ops & Maintenance per year (up to 6,000 subs)	\$ 1,415,000	n/a	
Assumed Ops & Maint for 2,500 subs	\$ 770,000	\$ 600,000	\$ 1,129,067
Assumed Ops & Maint for 4,500 subs	\$ 1,415,000	\$ 1,080,000	\$ 1,240,427
Assumed Ops & Maint for 6,000 subs	\$ 1,415,000	\$ 1,440,000	\$ 1,501,427
Assumed Ops & Maint for 8,000 subs	\$ 1,630,040	\$ 1,920,000	\$ 1,849,427
24/7 Network Operations	Yes	Yes	Yes
Customer Portal	COS	Custom	COS
Prior Customer References provided	Yes	Yes	Yes
Financial Statements to confirm financial strength	Bank comfort ltr	Yes	Yes

294	327	307
\$ 7,430,000	\$ 4,586,000	\$ 6,042,060

Total Score

Total Project Cost - Construction + Ops Maint 5 year

632	672
\$ 27,821,000	\$ 25,149,000

- variable fee above 3,860 subscribers

Enhancement noted in presentation

New Kaysville Fiber - Financial Summary for City Council

<u>Residential Service Level</u>	<u>Total Monthly Cost</u>	<u>Business Service Level</u>
25/3 Mbps *	TBD	To be determined with selected vendor Details to be published when available
50/10 Mbps	\$49.95	
250Mbps Symmetrical	\$62.95	
Gigabit Symmetrical	\$69.95	
10 Gbps Symmetrical	\$239.95	
<i>No connection fee or upfront costs. Includes fiber modem. WiFi router is optional/extra cost or use your own WiFi router.</i> <i>Priorities - pay off bond first, then look to reduce rates</i> <i>Specific ISPs to be disclosed when available</i> <i>* - only available to eligible low income residents</i>		

Residential Subscriber Scenarios			
Subscribers by July 2024 (3.5 years)	Take Rate @	Bond Payoff	
3,500 @@	32% - 37%	30 years	Self-Sustaining
4,200	38% - 44%	30 years	Self-Sustaining
4,500	41% - 47%	27-28 years	
5,000	45% - 52%	25-26 years	
5,500	50% - 58%	22-23 years	Expected Case
6,000	54% - 63%	19-20 years	
6,500	59% - 68%	17-18 years	
7,000	64% - 74%	15-16 years	Best Case

@ - Take rate range is based on current (9,500) and future premises (11,000) in Kaysville

@@ - Fiber fee raised by \$5 in July 2024 to meet bond obligations

Fiber Revenue Bond Parameters (to be discussed in July 2020)

\$21-22M Face Value Bond (\$24-25M total funding) with 4-5% coupon rate
(current estimated true interest cost approximately 3.15%) for 30 years

Bond secured by Fiber Infrastructure fees and Sales/Franchise taxes - not property taxes

Capitalized Interest for first 2 years (~\$1.6M)

Reserve fund for final year payment (~\$1.4M)

Issuance Costs (~\$0.6M)

Reimbursement to General fund for expenses of project through election

Estimated Funding in February 2021

First Bond Interest & Principal payment due about April 15, 2023

<u>Prepaid Infrastructure Option (lower monthly fee in exchange for an upfront payment)</u>		
Upfront Infrastructure Payment	\$	2,700.00
	<u>Adjusted Monthly Cost</u>	##
50/10 Mbps	\$27.95	
250Mbps Symmetrical	\$40.95	
Gigabit Symmetrical	\$47.95	
10Gbps Symmetrical	\$217.95	
<i>## - also represents the anticipated monthly cost after bond is paid off</i>		

RESOLUTION NO. _____

A RESOLUTION ADOPTING THE KAYSVILLE CITY MODIFIED TENTATIVE BUDGETS
FOR FISCAL YEAR 2021 AND THE ADOPTION OF A CITY CONSOLIDATED FEE
SCHEDULE FOR FISCAL YEAR 2021

WHEREAS, the Kaysville City Council, after giving due notice required by statute, has held public hearings and given notice as required on the budgets and now desires to adopt A Modified Tentative Budget for the Fiscal Year 2021; and adopt a Consolidated Fee Schedule as part of said budget:

NOW THEREFORE, BE IT RESOLVED BY THE KAYSVILLE CITY COUNCIL:

1. The City Council hereby adopts A Modified Tentative Budget for the Fiscal Year 2021 with a Consolidated Fee Schedule.
2. The effective date of this ordinance shall be July 1, 2020.

APPROVED and ADOPTED this 18th day of June 2020.

Katie Witt
Mayor

ATTEST:

Annemarie Plaizier
City Recorder



**KAYSVILLE CITY
FISCAL YEAR 2021
BUDGET SUMMARY
Tentative Modified**

GENERAL FUND

Taxes	\$10,599,010	Administration	\$2,598,110
Licenses	\$540,000	Council	\$145,625
Intergovernmental	\$233,000	Manager	\$213,575
Service Charges	\$2,582,000	Administrative Services	\$921,300
Community Events	\$47,600	Legal Services	\$327,650
Fines	\$151,000	Elections	\$0
Miscellaneous	\$163,161	Fleet Maintenance	\$300,150
Transfers & Reserves	\$295,000	Information Systems	\$612,810
	\$14,610,771	Animal Control	\$77,000
		Vehicle Replacement	\$0
		Parks, Recreation & Public Properties	\$2,604,420
		Buildings	\$201,950
		Parks	\$983,980
		Cemetery	\$262,000
		Recreation	\$958,700
		Community Events	\$197,790
		Community Development	\$956,640
		Planning & Zoning	\$419,665
		Code Enforcement	\$536,975
		Public Works	\$1,023,300
		C-Road	\$0
		Public Works	\$1,023,300
		Police	\$5,020,241
		Fire	\$1,127,510
		Non-Departmental	\$705,000
		Transfers & Fund Balance	\$575,550
			\$14,610,771



**KAYSVILLE CITY
FISCAL YEAR 2021
BUDGET SUMMARY
Tentative Modified**

REDEVELOPMENT SPECIAL REVENUE FUND

Property Tax (Tax Increment)	\$	145,000	General Administration	\$	75,000
General Fund Revenues-Transfer	\$	-	Project 2- Flint Street Area	\$	-
Fund Balance	\$	-	Loan Payment	\$	70,000
	\$	145,000		\$	145,000

MUNICIPAL BUILDING AUTHORITY

General Fund Revenues-Transfer	\$	705,000	MBA Debt Service	\$	705,000
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DEBT SERVICE FUND

General Fund Revenues-Transfer	\$	178,000	Fire Dept Debt	\$	155,000
Transfer- Impact Fees (CPF)	\$	208,000	Parks Department	\$	23,000
			Pioneer Park Debt Service	\$	208,000
	\$	386,000		\$	386,000

CAPITAL PROJECTS FUND

Bonds Proceeds	\$	-			
Park Impact Fees	\$	208,000	BridgeRepair	\$	750,000
Contributons/ Settlement	\$	750,000	Pinoeer Park Debt Payment		
	\$	958,000	Transfer	\$	208,000
				\$	958,000

ENTERPRISE FUNDS

Water Fund



**KAYSVILLE CITY
FISCAL YEAR 2021
BUDGET SUMMARY
Tentative Modified**

Water Sales	\$ 2,970,000	Personnel	\$ 874,100
Connection Fees	\$ 45,000	Operations & Maintenance	\$ 1,392,000
Miscellaneous	\$ 8,000	Capital	\$ 2,354,000
Interfund Utilities	\$ 40,000	Interfund Utilities	\$ 40,000
Special Revenues	\$ 1,600,000	Fund Balance	\$ 2,900
	<u>\$ 4,663,000</u>		<u>\$ 4,663,000</u>

Sewer Fund

Service Charges	\$ 2,620,100	Personnel	\$ 7,000
Interfund Utilities	\$ 5,000	Operations & Maintenance	\$ 2,613,100
Retained Earnings	\$ -	Capital	\$ -
		Interfund Utilities	\$ 5,000
		Other	\$ -
	<u>\$ 2,625,100</u>		<u>\$ 2,625,100</u>

Power Fund

Power Sales	\$ 15,689,000	Personnel	\$ 2,091,000
Reconnection Fees	\$ 81,000	Operations & Maintenance	\$ 2,342,350
Miscellaneous	\$ 70,000	Power Purchases	\$ 10,350,000
Interest Earnings	\$ 75,000	Capital	\$ 1,745,000
Extension Fees	\$ 500,000	Retained Earnings	\$ -
Interfund Utilities	\$ 200,000	Interfund Utilities	\$ 200,000
Retained Earnings	\$ 113,350		
	<u>\$ 16,728,350</u>		<u>\$ 16,728,350</u>



**KAYSVILLE CITY
FISCAL YEAR 2021
BUDGET SUMMARY
Tentative Modified**

Pressure Irrigation Fund

Secondary Water Fees	\$ 1,280,000	Personnel	\$ 5,500
Interfund Utilities	\$ -	Operations & Maintenance	\$ 1,274,500
		Capital	\$ -
		Other	\$ -
	<u>\$ 1,280,000</u>		<u>\$ 1,280,000</u>

Sanitation Fund

Sanitation Fees	\$ 2,394,000	Personnel	\$ 38,000
Interfund Utilities	\$ 11,600	Operations & Maintenance	\$ 2,296,000
		Capital	\$ 60,000
		Interfund Utilities	\$ 11,600
		Other	\$ -
	<u>\$ 2,405,600</u>		<u>\$ 2,405,600</u>

Storm Water Fund

Storm Water Fees	\$ 1,193,400	Personnel	\$ 529,500
Interfund Utilities	\$ 25,000	Operations & Maintenance	\$ 375,900
Interest Income	\$ 20,000	Interfund Services	\$ -
Retained Earnings	<u>\$ 60,000</u>	Capital	<u>\$ 393,000</u>
	<u>\$ 1,298,400</u>		<u>\$ 1,298,400</u>

Road Utility Fund

Road Utility Fee	\$ 1,100,000	Personnel	\$ -
Class C Road Fund Allotment	\$ 1,200,000	Operations & Maintenance	\$ -
Local Active Transportation	\$ 350,000	Interfund Services	\$ 67,500
Prop One Grant Davis County	\$ 120,000	Capital	\$ 2,987,500
Transportation Impact Fees	<u>\$ 285,000</u>		
	<u>\$ 3,055,000</u>		<u>\$ 3,055,000</u>



**KAYSVILLE CITY
FISCAL YEAR 2021
BUDGET SUMMARY
Tentative Modified**

Ambulance Services Fund

Ambulance Fees	\$	589,200	Personnel	\$	570,500
Transfers	\$	309,550	Operations & Maintenance	\$	213,750
Grants	\$	4,500	Capital	\$	119,000
	\$	<u>903,250</u>		\$	<u>903,250</u>



**KAYSVILLE CITY
FISCAL YEAR 2021
BUDGET SUMMARY
Tentative Modified**

PERMANENT FUNDS

Cemetery Perpetual Care

Perpetual Care Fees	\$ 56,500	Expenditures	\$ 50,000
		Operations & Maintenance	\$ 6,500
Interest Earnings	\$ -	Fund Balance	\$ -
	<u>\$ 56,500</u>		<u>\$ 56,500</u>

Library Endowment Fund

Charges for Services	\$ 25,000	Expenditures	\$ 25,000
Interest Earnings	\$ -	Fund Balance	\$ -
	<u>\$ 25,000</u>		<u>\$ -</u>

STAFF REPORT



MEETING DATE: June 18, 2020

ITEM NUMBER:

TYPE OF ITEM: Action

PRESENTED BY:

SUBJECT/AGENDA TITLE:

Tier 2 Public Safety Retirement Enhancements – “Pickup” of Employee Contribution

EXECUTIVE SUMMARY:

The 2019 Utah State Legislature made enhancements to the Tier 2 Public Safety and Firefighter Retirement Systems to take effect on July 1, 2020. The enhancements apply to new and current employees in the System for benefits earned after July 1, 2020.

Due to the cost of the enhancements, contributions to the plan are made by the employer (an additional 2%) and the employee (2.27%).

An employer may “pick up” the employee’s portion of the retirement contribution and treat it as an employer contribution under IRS Code.

A few years ago, in an effort to equalize the contribution benefit between Tier 1 and Tier 2 Public Safety employees, the City makes a supplemental 401-k contribution. With the additional enhancement, the additional required contributions can be made by reducing the supplemental contribution by an equivalent amount and thus equalizing the City contribution to the Tier 1 and Tier 2 Systems.

COUNCIL OPTIONS: Approve, modify or deny the Resolution.

RECOMMENDED OPTIONS: Approve Resolution

FISCAL IMPACT & FUND SOURCE FOR RECOMMENDED ACTION:

None

ATTACHMENTS: Resolution

RESOLUTION ____ -- ____ -- ____

A RESOLUTION OF THE KAYSVILLE CITY COUNCIL AUTHORIZING THE "PICK-UP" OF THE EMPLOYEE PORTION OF THE UTAH RETIREMENT SYSTEMS TIER 2 PUBLIC SAFETY AND FIRE FIGHTER RETIREMENT SYSTEM 2020 ENHANCEMENTS

WHEREAS, the Utah State Legislature approved retirement benefit enhancements to the Tier 2 Public Safety and Firefighter benefits effective July 1, 2020; and

WHEREAS, the retirement benefit enhancements include an increased employee contribution of 2.27% for Tier 2 Public Safety and Firefighter employees; and

WHEREAS, the IRS allows employers to "pick up" the employee portion of the retirement contribution by adopting a formal action such as a resolution; and

WHEREAS, the City desires to provide a competitive and fair compensation and benefits package to all of its public safety employees.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF KAYSVILLE, UTAH:

1. In compliance with Section 414(h)(2), of the IRS Code, Kaysville City hereby confirms that it will pay the full cost of the Utah Retirement Systems 2020 Enhancements for its Tier 2 Public Safety employees.
2. The Resolution shall become effective upon adoption.

PASSED and ADOPTED by the City Council of Kaysville, Utah this 18th day of June 2020.

Katie Witt
Mayor

ATTEST:

Annemarie Plaizier
City Recorder

APPROVED AS TO FORM

Nicholas C. Mills
City Attorney



Utah Retirement Systems
PO Box 1590
Salt Lake City, UT 84110-1590
801-366-7318 | 800-753-7318
www.urs.org

Employer Election To Pick-Up Member Contributions Tier 2 Public Safety and Firefighter

Instructions:

1. This form is designed to notify Utah Retirement Systems (URS) of an Employer's formal election to "pick-up" retirement contributions.
2. This form and accompanying documentation must be returned to URS for processing.
3. A pick-up election is subject to federal law, resulting in tax and legal consequences, including limitations about the ability to modify or revoke the election. For information regarding employer pick-up contributions, please refer to federal law and guidance, including Internal Revenue Code Section 414 and IRS Revenue Ruling 2006-43.
4. An Employer should consult its legal, financial, and tax advisors if it has any questions concerning the consequences of Member contribution "pick-ups" and submitting this form.

SECTION A » EMPLOYER INFORMATION

Employer Name	Employer Number	Date
Desired Effective Date: _____ (The effective date must be after the date that the pick-up election was formally adopted as provided in the attached documentation.)		

SECTION B » PICK-UP AMOUNT(S)

The above-named Employer certifies that it has taken formal action to provide that the contributions on behalf of its covered employees in the following URS System, although designated as employee contributions, will be paid by the employer in lieu of employee contributions. (Please check the box and fill in the portion of employee contributions picked-up for each class of employees below. For example, mark "ALL" for a pick-up of all employee contributions for that system or a percentage of salary for a pick-up of a portion of employee contributions.)

Please also attach written documentation to this form that provides evidence that the Employer formally elected to prospectively pick-up specified employee contributions. (For example, ordinance, resolution, governing body meeting minutes, etc.)

Note: If you are picking-up contributions for both public safety and firefighter employees, check both boxes

- ☐ Tier 2 Public Safety and Firefighter Contributory Retirement System, with the following pick-up election that will be paid by the Employer in lieu of employee contributions for members serving as a **Public Safety Officer**:
- ☐ ALL _____; **OR**
 - ☐ _____% of salary.
- ☐ Tier 2 Public Safety and Firefighter Contributory Retirement System, with the following pick-up election that will be paid by the Employer in lieu of employee contributions for members serving as a **Firefighter**:
- ☐ ALL _____; **OR**
 - ☐ _____% of salary.

SECTION C » CERTIFICATION AND SIGNATURE

I acknowledge and certify the following:

- I represent and have the authority to sign and submit this form on behalf of the participating employer;
- That Employer has taken all appropriate and necessary actions to make a formal Employer pick-up regarding employee contributions on behalf of its employees;
- The election to pay for the Employee contributions shall constitute an Employer pick-up of designated contributions pursuant to Internal Revenue Code Section 414;
- From and after the date of the pick-up election, an Employee may not: 1) have a cash or deferred election right with respect to designated Employee contributions; 2) be permitted to opt out of the pick-up; or 3) have the option of choosing to receive or receiving the contributed amounts directly instead of having them paid by the Employer to the specified system/plan;
- In order for contributions to be considered paid by the employer, and therefore not subject to Social Security and Medicare tax (FICA), the Employer contributions: 1) Must be mandatory for all Employees covered by the retirement system; and 2) Must be a salary supplement and not a salary reduction—In other words, the Employer must not reduce employee salary to offset the amount designated as employee contributions;
- Future modifications to this Employer election may be disallowed or limited;
- The election authorized to be taken by the foregoing is not contrary to any governing provisions of the Employer;
- I understand that URS is not providing the Employer legal, financial, or tax advice relating to making a "pick-up" election or submitting this form; and
- The information provided on this form and attached documentation is correct and can be relied upon by URS.

Printed Name of Employer Representative (Binding Official)	Signature of Binding Official	Title
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CITY COUNCIL STAFF REPORT



MEETING DATE: June 18, 2020

TYPE OF ITEM: Action

PRESENTED BY: City Manager

SUBJECT/AGENDA TITLE: Rezone of 1.5 acres of property to include the PRUD overlay zone and Preliminary Plat for the Bailey Subdivision – Jim Nuener and Blake Bailey.

EXECUTIVE SUMMARY:

The property is located at 1480 W Willow Drive and is currently zoned R-1-20. The existing lot is 66,806 square feet in size. The applicant, Blake Bailey, is anticipating creating a new lot of 21,929 square feet with 143.5 feet of frontage. This will leave the existing home on a 45,672 square foot lot. The new proposed lot will face the private road in the new subdivision which is under construction to the south. Both the existing and new proposed lot meet the frontage and square footage requirements for the existing R-1-20 zoning district, however the PRUD overlay is needed as the access for the new lot will be off of the new private street. The owner has coordinated with the developer of the property to the south for permission and ability to get utility services to the new proposed lot.

The new lot facing Wooden Shoe Way North is deep enough to provide a building pad that meets the minimum dwelling size requirements of [17-31-16, Dwellings](#).

All setbacks are standard for the R-1-20 zone with the exception of a 20 foot front yard set back requested along the private road consistent with 17-34-8 (d).

Council Options:

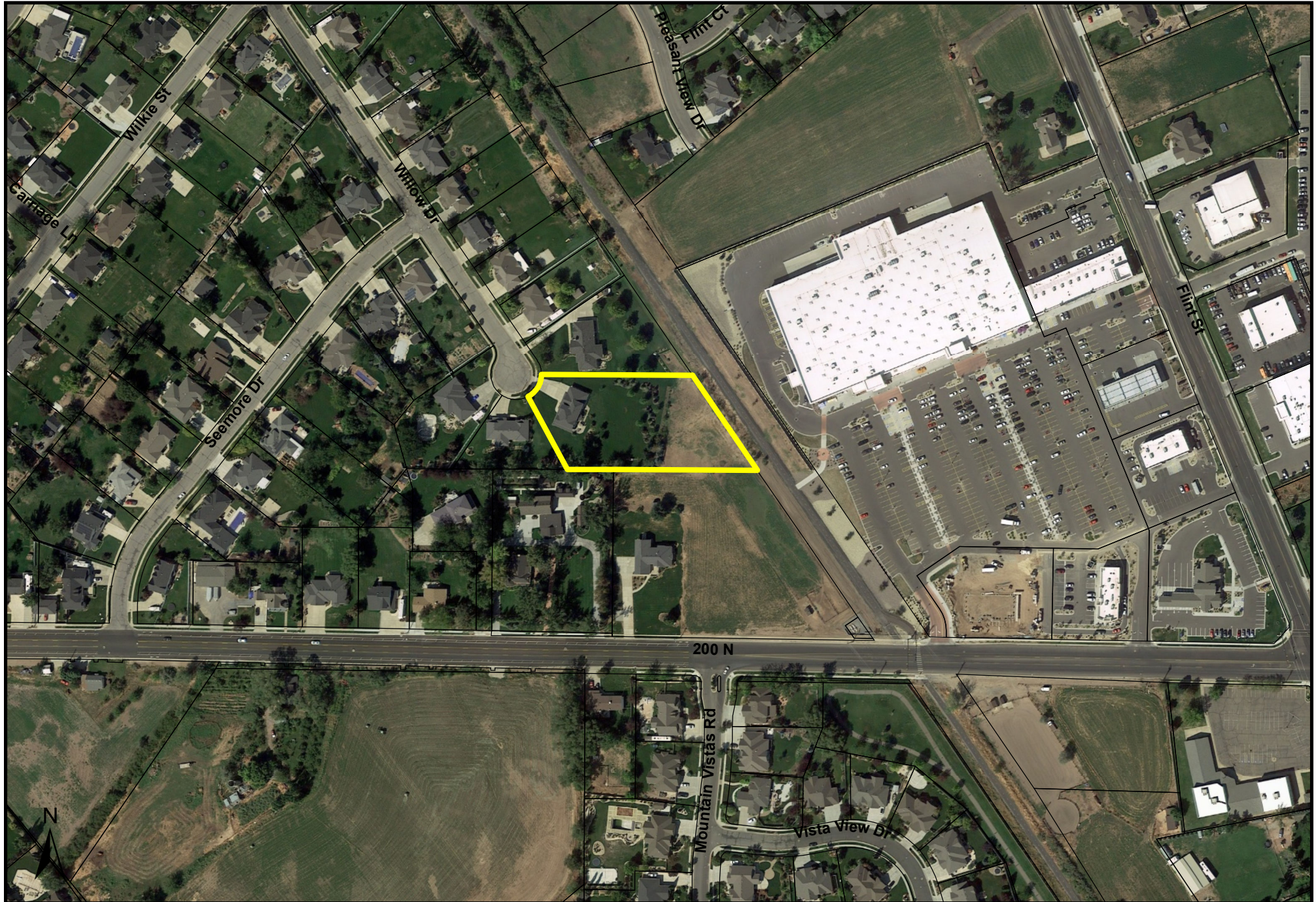
- 1) Approve as proposed.
- 2) Request changes prior to giving approval.
- 3) Deny the proposed request.

Recommended Option: The Planning Commission held a public hearing on this item June 11, 2020 and voted unanimously to recommend approval of the PRUD overlay zone for access to a lot from a private lane with the requested 20 foot front yard setback. The commission also voted unanimously to recommend approval of the preliminary plat for the Bailey Subdivision.

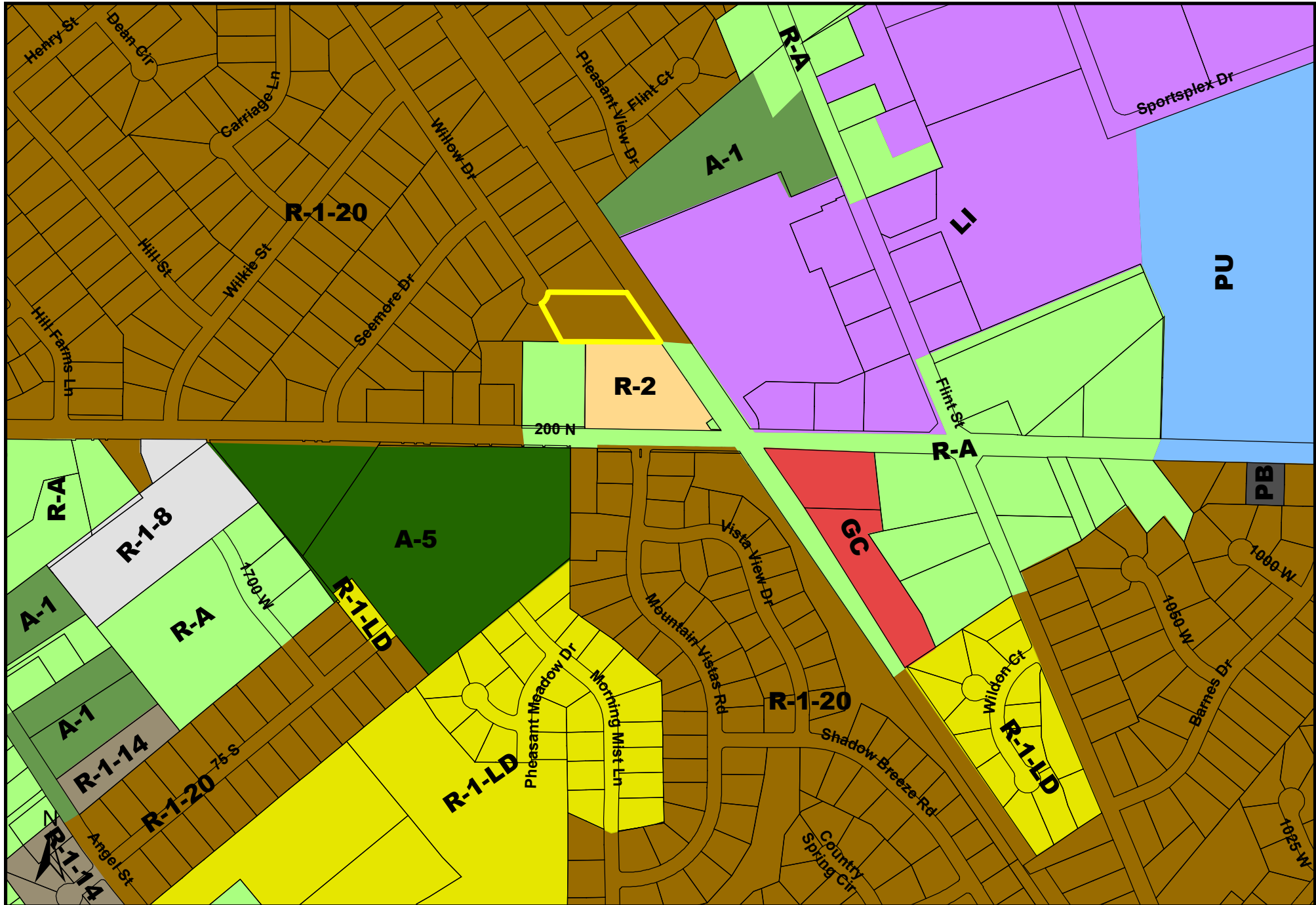
Fiscal Impact: N/A

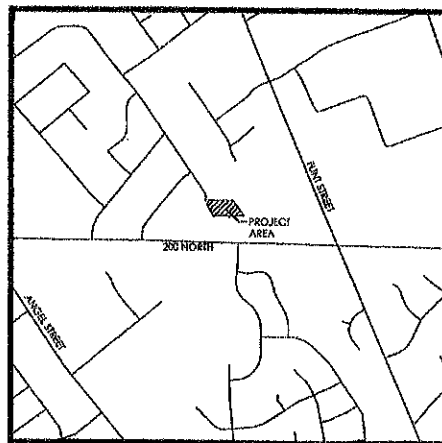
Attachments: Area Map, Rezone Map, Subdivision Plat, Lot Information. Rezone Ordinance

1480 Willow Drive



1480 Willow Drive - Rezone to include the PRUD overlay.



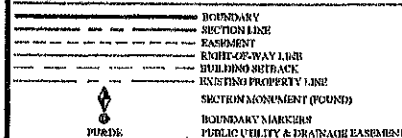


VICINITY MAP
N.T.S.

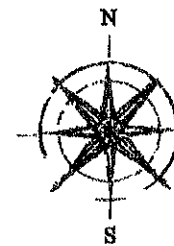
NOTES

1. DUE TO THE 40' EASEMENT ALONG THE EAST LINE OF LOT 1, A 20' FRONT YARD SETBACK HAS BEEN REQUESTED.
2. REAR AND GAP TO BE SET AT ALL REAR LOT CORNERS, NAILS OR LEAD PLUGS TO BE SET IN CURB AT EXTENSION OF SIDE LOT LINES.

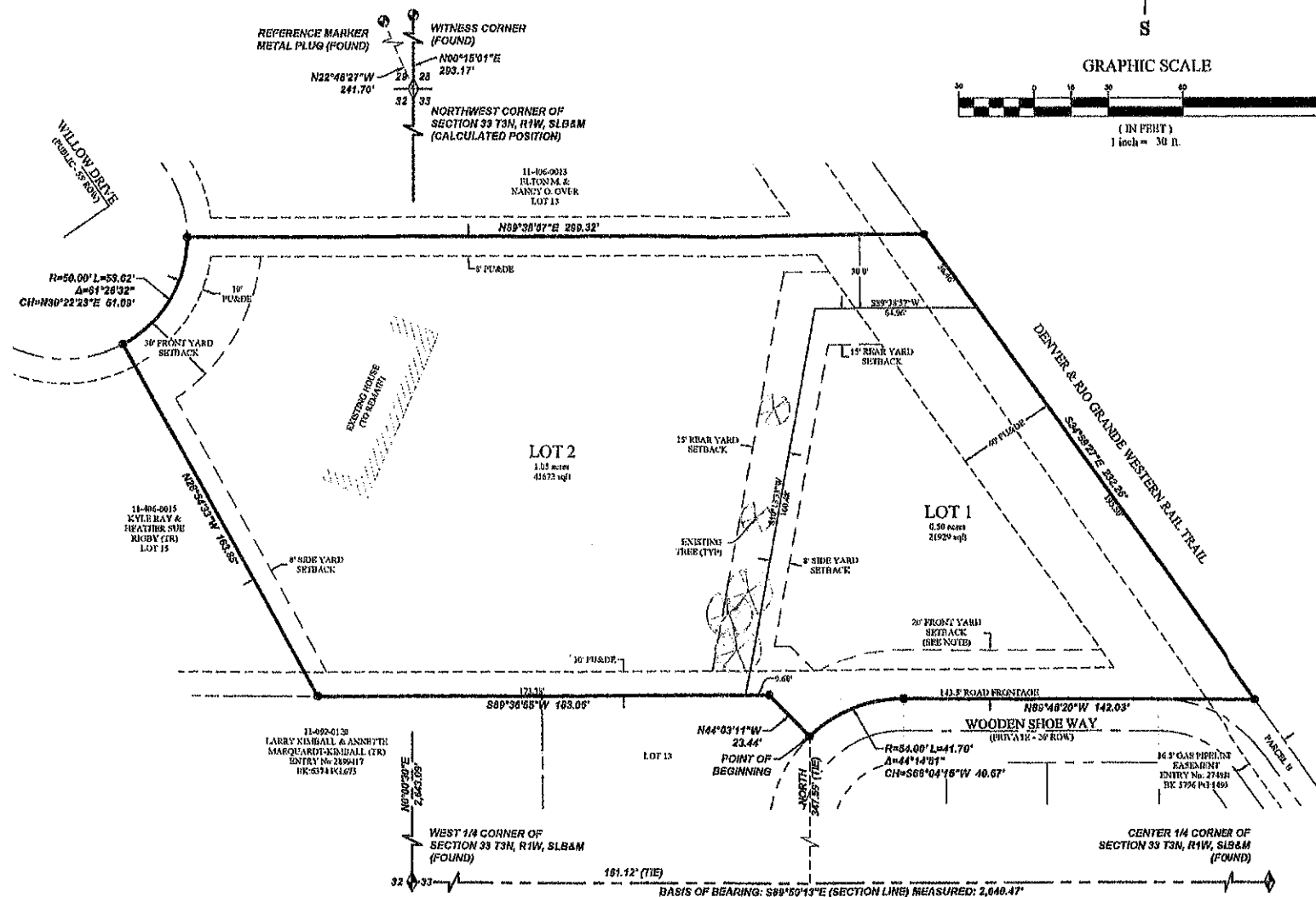
LEGEND



BAILEY SUBDIVISION
(ALL OF LOT 14, GREENLAND ESTATES No. 2 SUBDIVISION AND
A PORTION OF PARCEL B, THE VILLAS AT GREEN MANOR PRUD SUBDIVISION)
LOCATED IN THE NW1/4 OF SECTION 33, T3N, R1W,
SALT LAKE BASE & MERIDIAN
KAYSVILLE CITY, DAVIS COUNTY, UTAH



GRAPHIC SCALE
(IN FEET)
1 inch = 30 ft.



SURVEYORS CERTIFICATE

I, Spencer W. Howells, do hereby certify that I am a Professional Land Surveyor, and that I hold Certificate No. 10516507 in accordance with Title 28, Chapter 22 of Utah State Code. I further certify by authority of the owner(s) that I have completed a survey of the property described on this plat in accordance with Section 17-23-17 of said Code, and have subdivided said tract of land into lots, blocks, streets, and easements, and the same has, or will be correctly surveyed, staked and monumented on the ground as shown on this Plat, and that this Plat is true and correct.

Spencer W. Howells
Professional Land Surveyor
Certificate No. 10516507

Date

BOUNDARY DESCRIPTION

All of Lot 14, GREENLAND ESTATES SUBDIVISION NO. 2, according to the Official Plat thereof recorded as Entry No. 1337316 in Book 2156 at Page 100 in the Office of the Davis County Recorder and a portion of Parcel B, THE VILLAS AT GREEN MANOR PRUD SUBDIVISION, according to the Official Plat thereof recorded as Entry No. 1337316 in Book 2156 at Page 100 in the Office of the Davis County Recorder, located in the NW1/4 of Section 33, T3N, R1W, SLB&M, more particularly described as follows:

Beginning a point on the northerly right of way line of Wooden Shoe Way, said point also being a southwesterly corner of Parcel B, THE VILLAS AT GREEN MANOR PRUD SUBDIVISION, according to the Official Plat thereof recorded as Entry No. 1337316 in Book 2156 at Page 100 in the Office of the Davis County Recorder, located 889'50'13" N 161'12" E along the 144 Section Line and North 347.59 from the West 1/4 Corner of Section 33, T3N, R1W, SLB&M, running thence along said Parcel B N44°03'11"W 23.44 feet to the southerly line of Lot 14, GREENLAND ESTATES SUBDIVISION NO. 2, according to the Official Plat thereof recorded as Entry No. 1337316 in Book 2156 at Page 100 in the Office of the Davis County Recorder, thence along said Lot 14 the following five (5) courses: (1) S89°16'55"W 183.06 feet; thence (2) N28°54'33"W 163.88 feet; thence (3) northeasterly along the arc of a non-tangent curve to the left having a radius of 50.00 feet (radius bears: N28°54'33"W) a distance of 53.62 feet through a central angle of 61°28'23" Chord: N40°22'23"E 51.09 feet; thence (4) N89°38'57"E 299.32 feet; thence (5) S34°59'27"E 232.26 feet to and along the westerly line of said Parcel B; thence N89°48'20"W 142.03 feet to and along said Wooden Shoe Way; thence along said Wooden Shoe Way along the arc of a curve to the left with a radius of 54.00 feet a distance of 41.70 feet through a central angle of 44°14'51" Chord: S68°04'13"W 40.67 feet to the point of beginning.

Contains: 1.55 acres +/-

OWNER'S DEDICATION

WE, THE UNDERSIGNED OWNERS OF THE HEREIN DESCRIBED TRACT OF LAND, HEREBY SET APART AND SUBDIVIDE THE SAME INTO LOTS AND STREETS AS SHOWN ON THIS PLAT, AND NAME SAID TRACT

BAILEY SUBDIVISION

(ALL OF LOT 14, GREENLAND ESTATES No. 2 SUBDIVISION AND A PORTION OF PARCEL B, THE VILLAS AT GREEN MANOR PRUD SUBDIVISION) AND DO HEREBY DEDICATE, GRANT AND CONVEY TO KAYSVILLE CITY, DAVIS COUNTY, UTAH, ALL EASEMENTS AS SHOWN ON THIS PLAT AS PUBLIC UTILITY EASEMENTS, THE SAME TO BE USED FOR THE INSTALLATION, MAINTENANCE AND OPERATION OF PUBLIC UTILITY SERVICE LINES AND DRAINAGE AS MAY BE AUTHORIZED BY KAYSVILLE CITY.

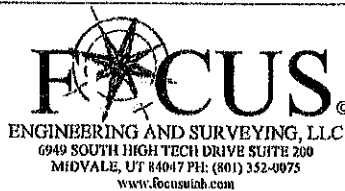
SIGNED THIS _____ DAY OF _____, 20____

ACKNOWLEDGMENT

STATE OF UTAH
S & COUNTY OF _____
ON THE _____ DAY OF _____, 20____ PERSONALLY APPEARED BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC, IN AND FOR THE COUNTY OF _____, IN SAID STATE OF UTAH, _____, THE PERSON SIGNING THE FOREGOING OWNER'S DEDICATION WHO DULY ACKNOWLEDGED TO ME THAT HE DID EXECUTE THE SAME FREELY AND VOLUNTARILY AND FOR THE USES AND PURPOSES THEREIN DESCRIBED.

MY COMMISSION EXPIRES: _____ A NOTARY PUBLIC COMMISSIONED IN UTAH RESIDING IN _____ COUNTY

MY COMMISSION No. _____ PRINTED FULL NAME OF NOTARY



PLANNING COMMISSION

Approved as to form this _____ day of _____, 20____ by the Kaysville City Planning Commission.

Chairman, Planning Commission

CITY ENGINEER

Approved as to form this _____ day of _____, A.D., 20____

Kaysville City Engineer

CITY ATTORNEY

Approved as to form this _____ day of _____, A.D., 20____

Kaysville City Attorney

CITY COUNCIL

Presented to the Kaysville City Council this _____ day of _____, 20____ at which time this subdivision was approved and accepted

Mayor

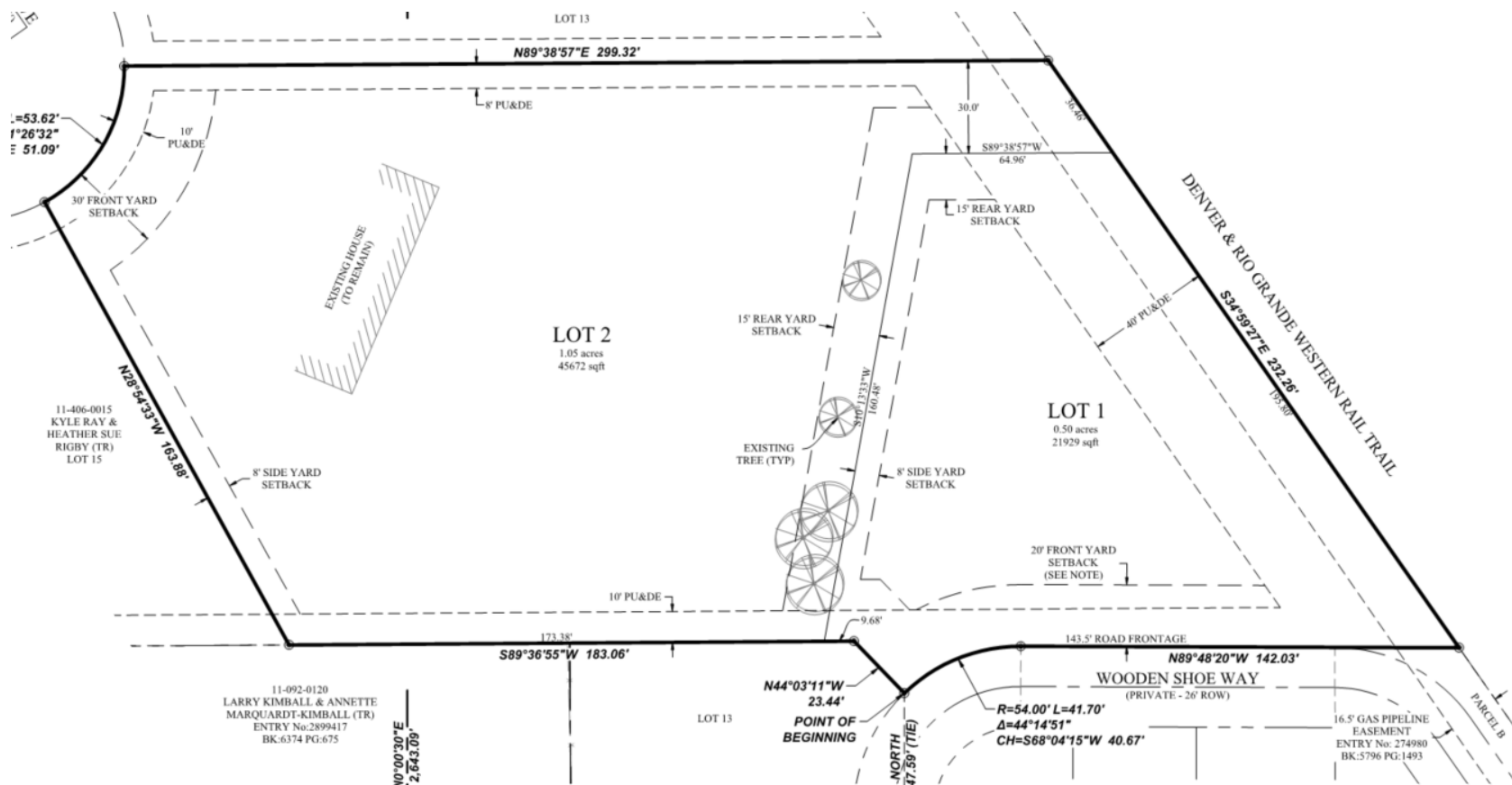
City Recorder

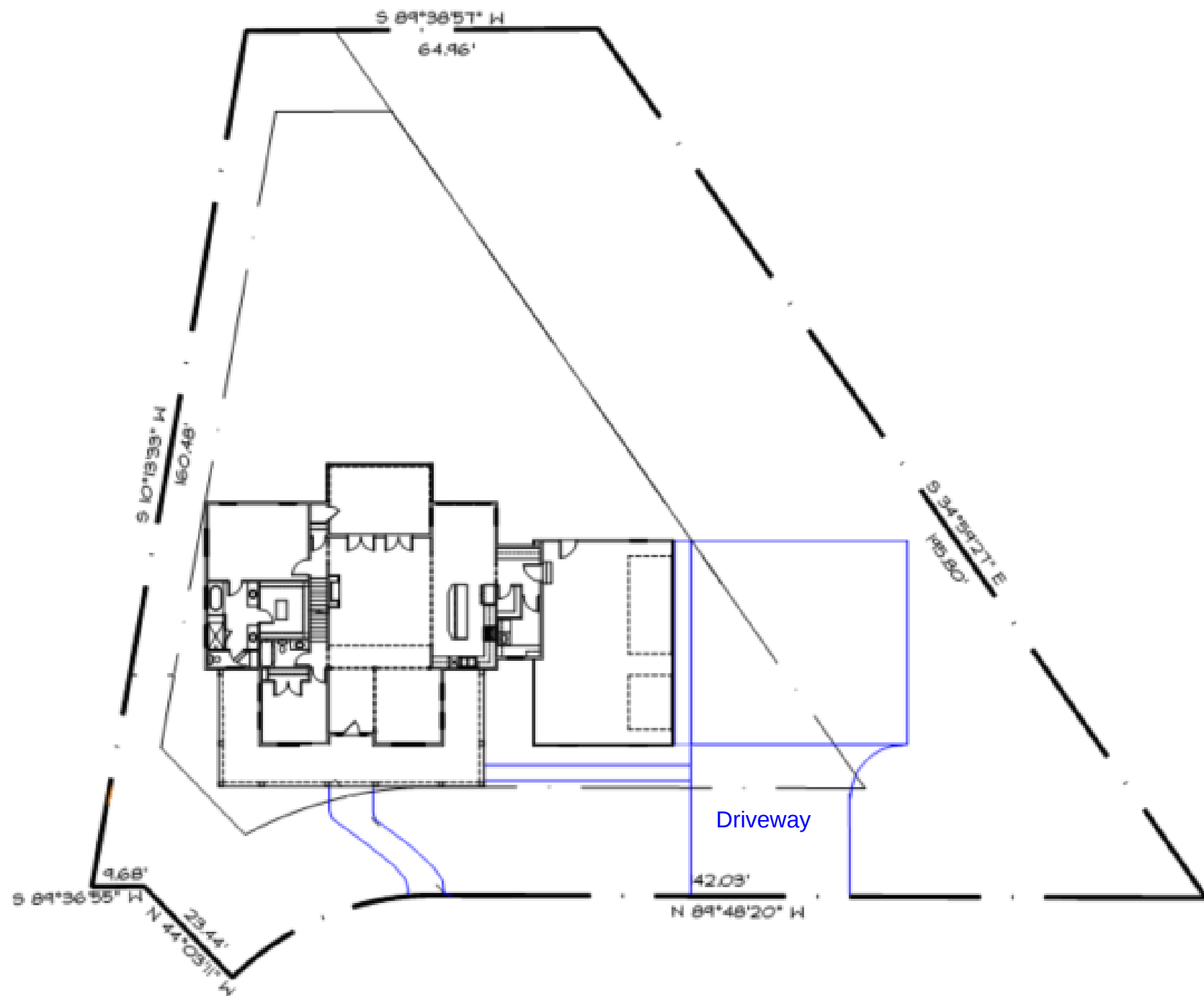
RECORDED #

State of Utah, County of Davis
Recorded at the request of _____

Date _____ Time _____ Book _____ Page _____

County Recorder







Layout of home will be flipped to have the garage on the opposite side of the home

ORDINANCE NO. 20-_____

AN ORDINANCE REZONING A CERTAIN PORTION OF KAYSVILLE CITY TO INCLUDE THE PRUD (PLANNED RESIDENTIAL UNIT DEVELOPMENT) OVERLAY ZONE, HEREINAFTER FULLY DESCRIBED; PROVIDING FOR REPEALER; PROVIDING FOR SEVERABILITY; AND PROVIDING FOR AN EFFECTIVE DATE

WHEREAS, the City Council of Kaysville City, State of Utah, has determined in an open meeting to include the PRUD overlay zone for the purpose of accommodating a new lot to be accessed by a private street; and

WHEREAS, said meeting was duly and regularly held and the interested parties were given an opportunity to be heard; and

WHEREAS, the Kaysville City Planning Commission has made a recommendation to the City Council on said zoning action; and

WHEREAS, the City Council after due consideration of said overlay zone has concluded that it is in the best interest of the City and the inhabitants thereof that said zone be implemented;

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF KAYSVILLE CITY, UTAH:

SECTION I: Repealer. If any provisions of the City's Code previously adopted are inconsistent herewith they are hereby repealed.

SECTION II:

The real property as shown on the attached map, which is made a part hereof, containing approximately 1.5 acres, shall be and the same is hereby rezoned and the Zoning Map amended by adding the Kaysville City PRUD (Planned Residential Unit Development) overlay zone.

SECTION III: Severability. If any section, subsection, sentence, clause or phrase of this ordinance is declared invalid or unconstitutional by a court of competent jurisdiction, said portion shall be severed and such declaration shall not affect the validity of the remainder of this ordinance.

SECTION VI:

This Ordinance shall take effect upon approval of a final subdivision plat found to be consistent with the provisions of the approved development agreement for the subject property.

PASSED AND ADOPTED by the City Council of Kaysville City, Utah, this ___th day of _____, 2020

Katie Witt
Mayor

ATTEST:

Annemarie Plaizier
City Recorder

APPROVED AS TO FORM:

Nicholas C. Mills, City Attorney

CITY COUNCIL STAFF REPORT



MEETING DATE: June 18, 2020

TYPE OF ITEM: Action

PRESENTED BY: City Manager

SUBJECT/AGENDA TITLE: Consideration of a rezone of approximately 10 acres of property at approximately 1700 South 550 West from the R-A and A-5 (Residential and Agricultural) to the R-1-6 (Single Family Residential) zoning. – Chase Freebairn with Ivory Homes

EXECUTIVE SUMMARY:

Ivory Homes is interested in a rezone at the subject property to establish a level of confidence for future development such as the concept included with this report.

Roughly 3 acres of the subject property is currently zoned A-5, where the remainder is located in the R-A zoning district. The existing zoning would allow for development of 2 units per acre with some agricultural rights in the R-A zone while the property zoned A-5 could not be further subdivided.

The requested zoning would allow for single family development with lots as small as 6,000 sq. ft. in size. The concept provided by the applicant would ultimately require the approval of the PRUD overlay zone as well in order to create a common open space subdivision on private streets that would also allow for some flexibility in the final lot size.

Kaysville City has for several years indicated to those interested in developing this area that additional access would be needed into and out of the area before development occurs. The applicant is aware of this concern, but with the anticipation of the West Davis Corridor and the extension of Angel Street in the near future, they hoped to establish the base zone now and expect to come back at a later date once the access is resolved to work through the specific details of the development through the subdivision process and PRUD overlay zone if they receive the green light with the current request.

For now the Planning Commission is considering only the R-1-6 zoning district which is regulated through the following ordinance: ([KCC Chapter 17-12](#)).

As a rezone, this decision should be looked at based on its compatibility with the City's [General Plan](#) and how well the proposed development allowed by the zoning district fits at the specific location.

One excerpt from the city's General Plan regarding housing is below:

I. Housing

- A. Housing should be located throughout the City and restricted only where it is incompatible with other necessary uses.

1. West of I-15, allow for similar housing densities in existing neighborhoods while considering medium density housing along the major streets and higher density housing near transit stops and arterial streets (200 North, Interstate 15, and the West Davis Corridor).
 2. East of I-15, allow for housing compatible with and complimentary to existing neighborhoods while considering medium densities along major streets and higher densities near transit stops and arterial streets (200 North, Main Street, Interstate 15, and U.S. 89).
- B. The majority of the housing should be single unit attached or detached. The City will seek to provide a variety of housing choices throughout the community including a means for allowing homes of a variety of sizes. Multiple unit housing should consist mostly of duplexes (two unit structures) and some three to six unit structures dispersed throughout the City.
- C. Housing development should have a minimum of through vehicular traffic and a maximum of open space.
- D. Housing developments should essentially pay for themselves.

Council Options:

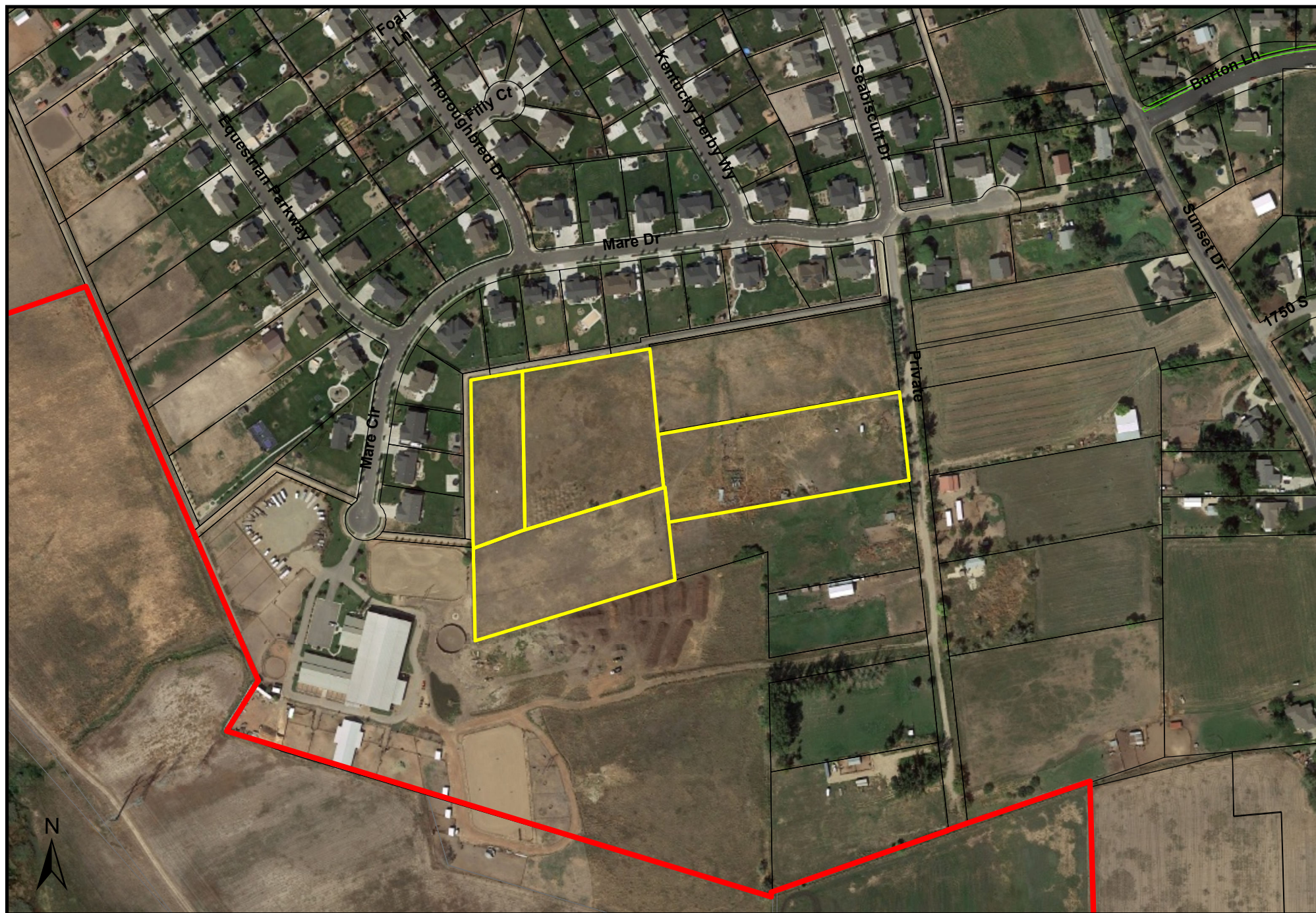
- 1) Approve as proposed.
- 2) Request changes prior to giving approval.
- 3) Deny the proposed request.

Recommended Option: The Planning Commission held a public hearing on this item May 28, 200 and voted unanimously to recommend denial of the requested rezone. The reasoning for the motion was based on the desire to let the General Plan update process conclude before making decisions for development in this part of the community.

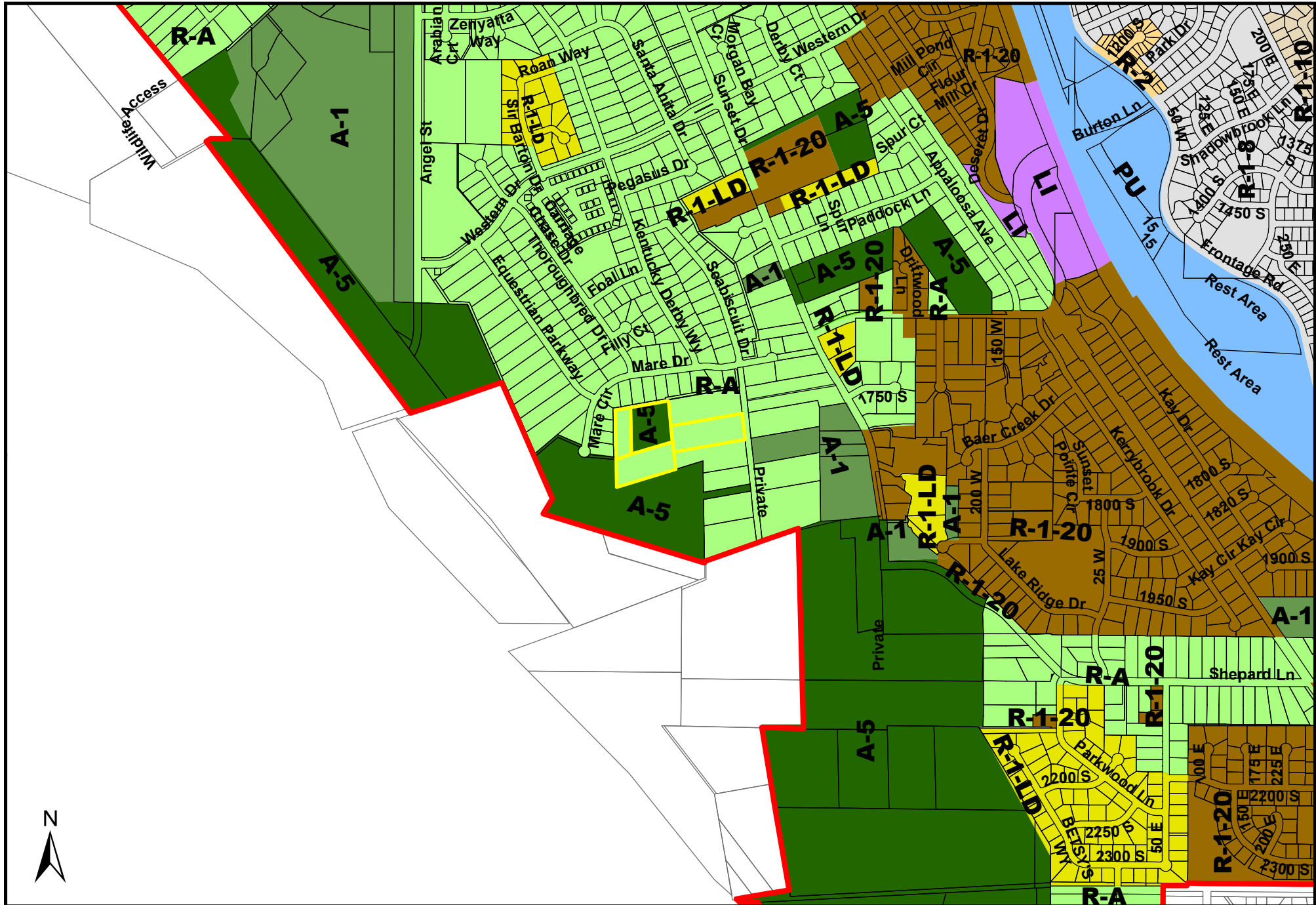
Fiscal Impact: N/A

Attachments: Area Map, Zoning Map, Development Concept, Rezone Ordinance.

Approximately 1700 South 550 West

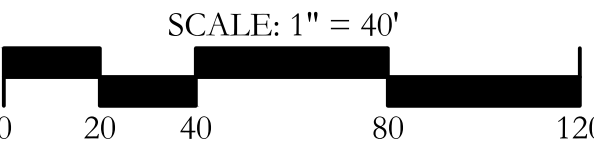


Approximately 1700 South 550 West - Rezone from A-5 and R-A to R-1-6





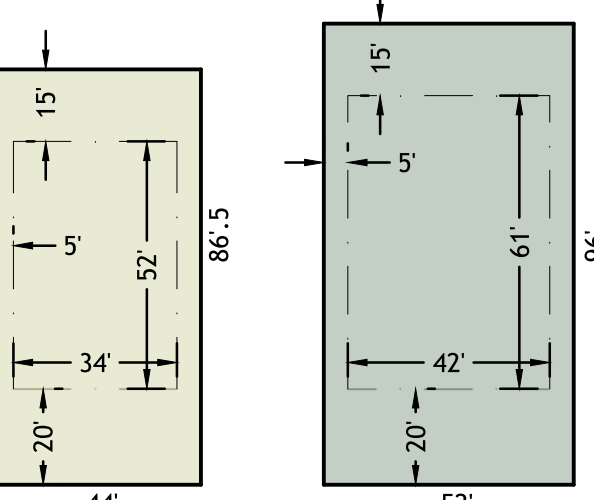
2815 East 3300 South, Salt Lake City, UT 84109
(801) 305-4670 www.edmpartners.com



DEVELOPER:
Ivory Development
978 East Woodoak Lane
Salt Lake City, UT 84117
801-747-7000



NOTES:



TYPICAL LOT DIMENSIONS
SCALE: 1" = 40'

PROJECT STATISTICS:

TOTAL PROJECT AREA =	9.59 ACRES
TOTAL UNITS =	56
DENSITY =	5.84 UNITS/ACRE
OPEN SPACE =	1.16 ACRES
AVERAGE LOT SIZE =	5,057 SF
FRONT SETBACK=	20"
REAR SETBACK=	15'
SIDE=	5' MIN. 10' TOTAL
SIDE CORNER SETBACK=	20'

DISCLAIMER:
ARTIST RENDERING ONLY. PLAN MAY BE ALTERED, AMENDED OR CHANGED AT ANY TIME. IT IS FURNISHED MERELY AS A CONVENIENCE TO AID YOU IN LOCATING THE LAND INDICATED HEREON WITH REFERENCES TO STREETS AND OTHER LAND. NO LIABILITY IS ASSUMED BY REASON OF ANY RELIANCE HEREON.

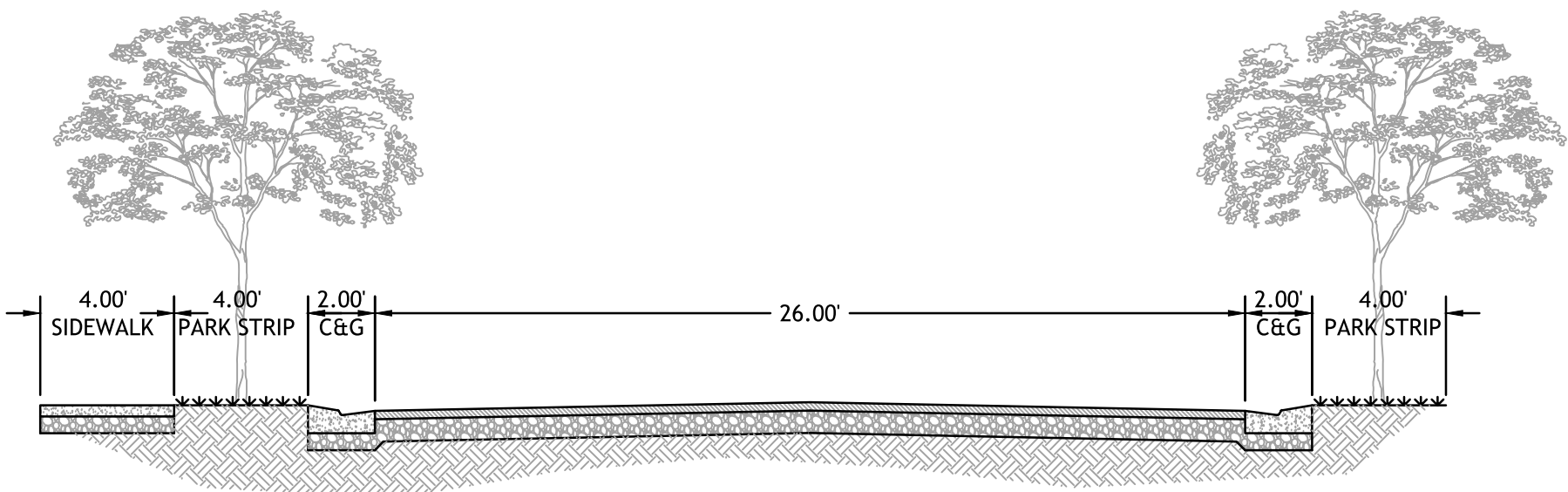
Kaysville - Andersen

Conceptual Site Plan

PROJECT:	
DRAWN BY:	NMM
REVIEWED BY:	PMD
REVISIONS:	
No. DATE	REMARKS

DATE: May 1, 2020

SHEET NUMBER:
O-1



42' PRIVATE ROAD SECTION
NOT TO SCALE



ORDINANCE NO. 20-____

AN ORDINANCE REZONING A CERTAIN PORTION OF KAYSVILLE CITY FROM THE KAYSVILLE CITY A-5 AND R-A ZONES TO THE KAYSVILLE CITY R-1-6 ZONE, HEREINAFTER FULLY DESCRIBED; PROVIDING FOR REPEALER; PROVIDING FOR SEVERABILITY; AND PROVIDING FOR AN EFFECTIVE DATE

WHEREAS, the City Council of Kaysville City, State of Utah, has determined in an open meeting to rezone certain real property by removing it from Kaysville City A-5 and R-A zones and placing it in Kaysville City R-1-6 zoning district; and

WHEREAS, said meeting was duly and regularly held and the interested parties were given an opportunity to be heard; and

WHEREAS, the Kaysville City Planning Commission has made a recommendation to the City Council on said rezoning; and

WHEREAS, the City Council after due consideration of said rezoning has concluded that it is in the best interest of the City and the inhabitants thereof that said rezoning be accomplished;

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF KAYSVILLE CITY, UTAH:

SECTION I: Repealer. If any provisions of the City's Code previously adopted are inconsistent herewith they are hereby repealed.

SECTION II:

The real property as shown on the attached map, which is made a part hereof, containing approximately 9.59 acres, shall be and the same is hereby rezoned and the Zoning Map amended by removing the same from Kaysville City A-5 and R-1-6 zones and placing the same in Kaysville R-1-6 zoning district.

SECTION III: Severability. If any section, subsection, sentence, clause or phrase of this ordinance is declared invalid or unconstitutional by a court of competent jurisdiction, said portion shall be severed and such declaration shall not affect the validity of the remainder of this ordinance.

SECTION VI:

This Ordinance shall take effect 30 days after final passage by the Kaysville City Council.

PASSED AND ADOPTED by the City Council of Kaysville City, Utah, this ___th day of _____, 2020.

Katie Witt
Mayor

ATTEST:

Annemarie Plaizier
City Recorder

APPROVED AS TO FORM:

Nicholas C. Mills, City Attorney

CITY COUNCIL STAFF REPORT



MEETING DATE: June 18, 2020

TYPE OF ITEM: Public Hearing and Action

PRESENTED BY: City Manager

SUBJECT/AGENDA TITLE: Amendment to the Kaysville City Annexation Policy Plan.

EXECUTIVE SUMMARY:

Kaysville City has recently gone through an Annexation Process. When so doing, city staff recognized some ways in which our policy could be clearer. The primary change is a requirement in our policy document that annexed property be served by all utilities provided by Kaysville City.

While the City Council may make an exception to this policy at the time of annexation, having this requirement in a policy plan will give both staff and any proposed annexation landowner an expectation of what it means to be in Kaysville.

Affected entities such as neighboring cities, the county, other taxing entities, Rocky Mountain Power, etc. have been mailed notice of this hearing. As of the date of this report staff has not receive any comments from those entities. As the Planning Commission has provided a recommendation, the City Council may vote on this item after holding the required public hearing.

No change is proposed to the map of expansion areas.

Council Options:

- 1) Approve as proposed.
- 2) Request changes prior to giving approval.
- 3) Deny the proposed request.

Recommended Option: The Planning Commission voted unanimously to recommend approval of the proposed changes to the City Council.

Fiscal Impact: N/A

Attachments: Existing Annexation Policy Plan language and proposed language.

Annexation Policy Plan

Statement of Specific Criteria

The specific criteria that will guide the decision whether or not to grant future annexation petitions are:

1. The area to be annexed is compatible with the character of Kaysville City.
2. Municipal services are needed in the area to be annexed.
3. The plan for extension of municipal services into the area to be annexed is acceptable.
4. How the services in the area to be annexed will be financed is acceptable.
5. The estimated tax consequences to residents both currently within Kaysville City's boundaries and in the area to be annexed are acceptable.
6. The interests of all affected entities have been considered.

Justification for Excluding Urban Development Within ½ Mile

The areas containing urban development within ½ mile of Kaysville City's boundaries that have been excluded from the Kaysville City Expansion Area are within another city or can be better served by another city.

Statement Addressing any Comments

In consideration of adding an additional 60 acres of potential expansion areas east of Highway 89, there were no concerns expressed by affected entities during the allotted comment period.

The Mutton Hollow Improvement District (District) requested that all of Mutton Hollow Road or none of it be included in the Area Kaysville City Anticipates Annexing. District correspondence highly recommended that the 2005 plan be retained in order to preserve the integrity of the District water system and to comply with the long term wishes of most residents in the area to align with Kaysville City rather than Layton City. The 2005 plans show that Layton City and Kaysville City each anticipate annexing about half of the District and half of the water system. The discrepancy was discussed with District representative who states that the Area shown on the 2005 Plan was preferred over all other configurations, so it was shown on the Map.

Proposed

Annexation Policy Plan

Statement of Specific Criteria

The specific criteria that will guide the decision whether or not to grant future annexation petitions are:

1. The area to be annexed is compatible with the character of Kaysville City.
2. Municipal services are needed in the area to be annexed. All properties included in any future annexation shall be served by all Kaysville City utilities.
3. The plan for extension of municipal services into the area to be annexed is acceptable.
4. How the services in the area to be annexed will be financed is acceptable.
5. The estimated tax consequences to residents both currently within Kaysville City's boundaries and in the area to be annexed are acceptable.
6. The interests of all affected entities have been considered.

Justification for Excluding Urban Development Within ½ Mile

The areas containing urban development within ½ mile of Kaysville City's boundaries that have been excluded from the Kaysville City Expansion Area are within another city or can be better served by another city.

Statement Addressing any Comments

The Mutton Hollow Improvement District (District) requested that all of Mutton Hollow Road or none of it be included in the Area Kaysville City Anticipates Annexing. District correspondence highly recommended that the 2005 plan be retained in order to preserve the integrity of the District water system and to comply with the long term wishes of most residents in the area to align with Kaysville City rather than Layton City. The 2005 plans show that Layton City and Kaysville City each anticipate annexing about half of the District and half of the water system. The discrepancy was discussed with District representative who states that the Area shown on the 2005 Plan was preferred over all other configurations, so it was shown on the Map.



**KAYSVILLE CITY
REDEVELOPMENT AGENCY BOARD
NOTICE OF SPECIAL MEETING AND AGENDA**

NOTICE IS HEREBY GIVEN that a special meeting of the Governing Board of the Redevelopment Agency of Kaysville City, Utah (the “Authority”) will be held on Thursday, June 18, 2020 at 8:00 p.m. or as soon thereafter as the City Council Meeting adjourns, in the **Business Resource Center of the Davis Technical College, 450 South Simmons Way, Kaysville, UT.**

The agenda shall be as follows:

1. Opening.
2. A Resolution adopting a budget for the Kaysville City Redevelopment Agency for Fiscal Year 2021.
3. Adjournment.

Kaysville City is dedicated to a policy of non-discrimination in admission to, access to, or operations of its programs, services or activities. If you need special assistance due to a disability, please contact the Kaysville City Offices at (801) 546-1235 at least 24 hours in advance of the meeting to be held.

I hereby certify that I posted a copy of the foregoing Notice and Agenda at City Hall (80 North Main Street) and emailed copies to media representatives on June 12, 2020.

Annemarie Plaizier
Agency Secretary

RESOLUTION NO _____

A RESOLUTION ADOPTING A BUDGET FOR THE KAYSVILLE CITY
REDEVELOPMENT AGENCY FOR FISCAL YEAR 2021.

WHEREAS, the Kaysville City Redevelopment Agency has been created to transact the business and exercise all powers provided in the Limited Purpose Local Government Entities – Community Development and Renewal Agencies Act, (the “Act”) Title 17C of the Utah Code, as amended; and

WHEREAS the “Act” requires the Agency to adopt a budget each fiscal year;

BE IT RESOLVED BY THE BOARD OF THE KAYSVILLE CITY
REDEVELOPMENT AGENCY:

1. The Kaysville City Redevelopment Agency Budget for FY 2021 is hereby adopted.

Revenues

Property Tax (Tax Increment)	\$145,000
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Expenditures

Professional Services	\$25,000
Façade Grant Program	\$50,000
Inter-Fund Loan Payment	<u>\$70,000</u>
	\$145,000

2. This Resolution shall take effect upon the date of adoption.

APPROVED and ADOPTED this 18th day of June 2020.

Katie Witt
Chair, Agency Board

ATTEST:

Annemaire Plaizier
Secretary



**KAYSVILLE CITY
MUNICIPAL BUILDING AUTHORITY BOARD
NOTICE OF SPECIAL MEETING AND AGENDA**

NOTICE IS HEREBY GIVEN that a special meeting of the Governing Board of the Municipal Building Authority of Kaysville City, Utah (the “Authority”) will be held on Thursday, June 18, 2020 at 8:00 p.m. or as soon thereafter as the City Council Meeting adjourns, in the **Business Resource Center of the Davis Technical College, 450 South Simmons Way, Kaysville, UT.**

The agenda shall be as follows:

1. Opening.
2. A Resolution adopting a budget for the Kaysville City Municipal Building Authority for Fiscal Year 2021.
3. Adjournment.

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I hereby certify that I posted a copy of the foregoing Notice and Agenda at City Hall (80 North Main Street) and emailed copies to media representatives on June 12, 2020.

Annemarie Plaizier
Agency Secretary

RESOLUTION NO _____

A RESOLUTION ADOPTING A BUDGET FOR THE KAYSVILLE CITY
MUNICIPAL BUILDING AUTHORITY FOR FISCAL YEAR 2021.

WHEREAS, the Municipal Building Authority of Kaysville City desires to adopt a budget for the purpose of accounting for expenditures related to the Municipal Building Authority.

BE IT RESOLVED BY THE BOARD OF THE KAYSVILLE CITY MUNICIPAL
BUILDING AUTHORITY:

1. The Kaysville City Municipal Building Authority Budget for FY 2021 is hereby adopted.

Revenues

General Fund Transfer	\$705,000
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Expenditures

Debt Service / Lease Payment (Police Station)	\$365,000
Debt Service / Lease Payment (City Hall Project)	\$340,000

2. This Resolution shall take effect upon the date of adoption.

APPROVED and ADOPTED this 18th day of June 2020.

Katie Witt
Chair, Municipal Building Authority

ATTEST:

Maria Devereux
Secretary