



# CITY OF NORTH SALT LAKE

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## CITY COUNCIL MEETING NOTICE & AGENDA JANUARY 21, 2025

Notice is given that the City Council of the City of North Salt Lake will hold a regular meeting on January 21, 2025 at City Hall, 10 East Center Street, North Salt Lake, Utah. A work session will be held at 6:00 pm followed by the regular session at 7:00 pm in the Council Chambers.

Meetings of the City Council may be conducted via electronic means pursuant to Utah Code Ann. §52-4-207 as amended. In such circumstances, contact will be established and maintained via electronic means and the meetings will be conducted in accordance with the City's Electronic Meetings Policy.

The following items of business will be discussed; the order of business may be changed as time permits:

### **WORK SESSION – 6:00 p.m.**

1. Presentation of the FY24 Financial Audit – Child Richard CPAs and Advisors
2. Adjourn

### **REGULAR SESSION – 7:00 p.m.**

1. Introduction by Mayor Brian Horrocks
2. Thought or Prayer and Pledge of Allegiance ~ Councilmember Tammy Clayton and Max Moyle (MLK speech)
3. Citizen Comment
4. Consideration of Councilmember Jackson's Appointments to the Arts Committee and the Trails and Active Transportation Committee
5. Consideration of Councilmember Knowlton's Appointment to the Health and Wellness Committee
6. Public Hearing and Consideration of Ordinance No. 2025-01: An Ordinance Vacating a Public Utility Easement at 120 East Center Street, HMS Development, Applicant
7. Consideration of a General Development Plan for Amberly Place Subdivision Located at 979 North Amberly Drive Which Includes 16 Single Family Lots, Jackson Haslam, Ivory Development, Applicant
8. Consideration of a Plat Amendment to Combine Lots 1331 and 1332 of Eaglewood Cove Subdivision, Phase 13 and to Vacate a 7 Foot Wide Drainage Easement on Properties located at 592 and 598 South Tanglewood Loop, Josh Arrington, Upwall Design, Applicant
9. Consideration of ORD 2025-02: An Ordinance Repealing City Code Section 10-2-3: Parks, Trails, Arts and Recreation Advisory Board
10. Appointment of Mayor Pro Tem for Calendar Year 2025

11. Consideration of Resolution 2025-03R: A Resolution Amending the Personnel Policies and Procedures Manual Relating to Use of Sick Leave and Cash Conversion of Sick Leave Upon Retirement
12. Approval of City Council Minutes of January 9, 2025
13. Action Items
14. Council Reports
15. City Attorney Report
16. Mayor’s Report
17. City Manager Report
18. Adjourn

**CLOSED SESSION**

1. Possible closed session for the purpose of discussing the character professional competence, or physical or mental health of an individual; to discuss pending or reasonably imminent litigation; to discuss the purchase, exchange, sale, or lease of real property; or to discuss the deployment of security personnel, devices, or systems. *Utah Code 52-4-205*

City Council meetings are open to the public. If you need special accommodation to participate in the meeting, please call (801) 335-8709 with at least 24 hours’ notice. This meeting will be broadcasted live through the City’s YouTube channel: <https://www.youtube.com/@nslutah4909/streams>

**Notice of Posting:**

I, the duly appointed City Recorder for the City of North Salt Lake, certify that copies of the agenda for the City Council meeting to be held **January 21, 2025** were posted on the Utah Public Notice Website: <https://www.utah.gov/pmn/>, City’s Website: <https://www.nslcity.org>, and at City Hall: 10 E. Center St. North Salt Lake.

Date Posted: January 16, 2025

  
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Sherrie Pace, Deputy City Recorder

## **Summary Guide of City Council Agenda Items for January 21, 2025**

This document is provided as a way to briefly understand the most important content and purposes of the agenda items at the upcoming meeting. It is hoped that this summary guide will assist you as you study in preparation for this meeting.

### Work Session – No Council Action Required

- a. Presentation of Annual Audit Report for FY24 – Child Richard CPAs and Advisors will attend and present the audit report to the City Council. This presentation is required by State Law.

### Regular Session

Items 4 & 5: Consideration of Council Appointments to Committees - Council action required.

- a. Jackson appointments:
  1. Heidi Smoot to the Arts Committee for a four year term (application included)
  2. Peter Wirthlin to the Trails and Active Transportation Committee for a four year term (application not included since he is a current committee member)
- b. Knowlton appointment:
  1. Sam Ball to the Health and Wellness Committee (application included)

Item 6: Public Hearing and Consideration of Ordinance 2025-01: Vacating a Public Utility Easement at 120 East Center Street – Council action required.

- a. Vacation of a 10'x10' easement on the Town Plaza project. The electrical utility box scheduled for the easement was placed in a different location within the project and so this PUE is no longer needed.

Item 7: Consideration of a General Development Plan for Amberly Place Subdivision – Council action required.

- a. Proposed 16 SF lot subdivision at 979 Amberly Drive (Foxboro). This property was formerly owned by the LDS Church and was recently put on the market. Approximately 3.1 acres and the design is consistent with surrounding properties.

Item 8: Consideration of Plat Amendment to Combine Lots at 592 and 598 South Tanglewood Loop - Council action required.

- a. This action combines lots 1331 & 1332 in the Cove, Phase 13, into one building lot.
- b. This action will also vacate a drainage easement that currently exists on the shared property line of the two lots, but will not be needed once they are combined.

Item 9: Consideration of Ordinance 2025-02: Repealing Section 10-2-3, Parks, Trails, Arts and Recreation Advisory Board – Council action required.

- a. This item is a clean up item from the December 3, 2024 Council meeting where the duties of the existing PTAR committee were divided into three committees. The ordinance will eliminate the PTAR from existing City Code.

Item 10: Appointment of a Mayor Pro Tem for the calendar year 2025 – Council action required. This item was tabled at the January 7, 2025 Council meeting so that all members of the City Council could be present when final action is taken.

Item 11: Consideration of Resolution 2025-03R: A resolution making adjustments to the City's Employee Handbook – Council action required. Adjustments to Section 19, Leave of Absences:

- a. The first change is to a provision that allows managers and supervisors to require verification of illness if an employee has had 6 or more sick days during a fiscal year. Staff wishes to change the measurement period to a calendar year from a fiscal year.
- b. The second change is to eliminate the retirement age restriction, currently 55, on the cash conversion of sick leave on retirement benefit. Public safety employees can retire in 20 years and frequently this means they can retire at less than 55 years of age which means they can't use this benefit.
- c. Both of these changes will assist us to further incentivize the saving of sick leave hours and reduce abuse of sick leave over the long term.



# CITY OF NORTH SALT LAKE FINANCE DEPARTMENT

10 East Center Street  
North Salt Lake, Utah 84054  
(801) 335-8700  
(801) 335-8719 Fax

Brian J. Horrocks  
Mayor

Heidi Voordeckers  
Finance Director

## MEMORANDUM

**TO:** Honorable Mayor and City Council

**FROM:** Heidi Voordeckers, Finance Director

**DATE:** 1/21/2025

**SUBJECT:** Annual Financial Report and Audit for the Fiscal Year ended June 30, 2024

### **BACKGROUND**

In accordance with the Uniform Fiscal Procedures Act for Cities, annual financial reports are required to be prepared by staff in conformity with generally accepted accounting principles, and subject to independent audit within 180 days of the close of the fiscal year.

### **SUMMARY**

The City is required to undergo an external audit of its financial activities and statements at the conclusion of each fiscal year. This audit requires a review of the City's compliance with governmental accounting standards through various methods, including testing sample transaction data and examining accounting schedules. In addition, a review of the year-end financial statements is conducted to verify that the financial position of the City is stated fairly and with no material errors or omissions.

The attached comprehensive financial report was prepared by staff and audited by the firm Child Richards. Ryan Child will be presenting a summary of this year's audit process as well as any additional information related to the presentation of the financial statements for the prior fiscal year, including the auditor's opinion on the accuracy of those statements.

### **ACTION**

There is no action required of the Council related to the presentation of the Annual Comprehensive Financial Report for the period ended June 30, 2024.

Attachments:

- 1) Annual Comprehensive Financial Report for the Fiscal Year ended June 30, 2024

**CITY OF NORTH SALT LAKE  
NORTH SALT LAKE CITY, UTAH**



**ANNUAL COMPREHESIVE FINANCIAL REPORT**

**For The Fiscal Year Ended June 30<sup>th</sup>, 2024**

**Together with Independent Auditor's Report**

Prepared by:  
City of North Salt Lake  
Finance Department

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## **FINANCIAL SECTION**



## INDEPENDENT AUDITOR'S REPORT

To the Mayor and Council of  
the City of North Salt Lake

### **Report on the Audit of the Financial Statements**

#### ***Opinions***

We have audited the accompanying financial statements of the governmental activities, business-type activities, each major fund, and the aggregate remaining fund information of the City of North Salt Lake as of and for the year ended June 30, 2024, and the related notes to the financial statements, which collectively comprise the City of North Salt Lake's basic financial statements as listed in the table of contents.

In our opinion, the financial statements referred to above present fairly, in all material respects, the respective financial position of the governmental activities, business-type activities, each major fund, and the aggregate remaining fund information of the City of North Salt Lake, as of June 30, 2024, and the respective changes in financial position, and, where applicable, cash flows thereof for the year then ended in accordance with accounting principles generally accepted in the United States of America.

#### ***Basis for Opinions***

We conducted our audit in accordance with auditing standards generally accepted in the United States of America and the standards applicable to financial audits contained in *Government Auditing Standards*, issued by the Comptroller General of the United States. Our responsibilities under those standards are further described in the Auditor's Responsibilities for the Audit of the Financial Statements section of our report. We are required to be independent of the City of North Salt Lake and to meet our other ethical responsibilities, in accordance with the relevant ethical requirements relating to our audit. We believe that the audit evidence we have obtained is sufficient and appropriate to provide a basis for our audit opinions.

#### ***Responsibilities of Management for the Financial Statements***

Management is responsible for the preparation and fair presentation of the financial statements in accordance with accounting principles generally accepted in the United States of America, and for the design, implementation, and maintenance of internal control relevant to the preparation and fair presentation of financial statements that are free from material misstatement, whether due to fraud or error.

In preparing the financial statements, management is required to evaluate whether there are conditions or events, considered in the aggregate, that raise substantial doubt about the City of North Salt Lake's ability to continue as a going concern for twelve months beyond the financial statement date, including any currently known information that may raise substantial doubt shortly thereafter.

#### ***Auditor's Responsibilities for the Audit of the Financial Statements***

Our objectives are to obtain reasonable assurance about whether the financial statements as a whole are free from material misstatement, whether due to fraud or error, and to issue an auditor's report that includes our opinions. Reasonable assurance is a high level of assurance but is not absolute assurance and therefore is not a guarantee that an audit conducted in accordance with generally accepted auditing standards and *Government Auditing Standards* will always detect a material misstatement when it exists. The risk of not detecting a material misstatement resulting from fraud is higher than for one resulting from error, as fraud may involve collusion, forgery, intentional omissions, misrepresentations, or the override of internal control. Misstatements are considered material if there is a substantial likelihood that, individually or in the aggregate, they would influence the judgment made by a reasonable user based on the financial statements.

In performing an audit in accordance with generally accepted auditing standards and *Government Auditing Standards*, we:

- Exercise professional judgment and maintain professional skepticism throughout the audit.
- Identify and assess the risks of material misstatement of the financial statements, whether due to fraud or error, and design and perform audit procedures responsive to those risks. Such procedures include examining, on a test basis, evidence regarding the amounts and disclosures in the financial statements.
- Obtain an understanding of internal control relevant to the audit in order to design audit procedures that are appropriate in the circumstances, but not for the purpose of expressing an opinion on the effectiveness of the City of North Salt Lake's internal control. Accordingly, no such opinion is expressed.
- Evaluate the appropriateness of accounting policies used and the reasonableness of significant accounting estimates made by management, as well as evaluate the overall presentation of the financial statements.
- Conclude whether, in our judgment, there are conditions or events, considered in the aggregate, that raise substantial doubt about the City of North Salt Lake's ability to continue as a going concern for a reasonable period of time.

We are required to communicate with those charged with governance regarding, among other matters, the planned scope and timing of the audit, significant audit findings, and certain internal control-related matters that we identified during the audit.

#### ***Required Supplementary Information***

Accounting principles generally accepted in the United States of America require that the management's discussion and analysis, budgetary comparison information, schedule of the proportionate share of net pension liability, and the schedule of contributions be presented to supplement the basic financial statements. Such information is the responsibility of management and, although not a part of the basic financial statements, is required by the Governmental Accounting Standards Board who considers it to be an essential part of financial reporting for placing the basic financial statements in an appropriate operational, economic, or historical context. We have applied certain limited procedures to the required supplementary information in accordance with auditing standards generally accepted in the United States of America, which consisted of inquiries of management about the methods of preparing the information and comparing the information for consistency with management's responses to our inquiries, the basic financial statements, and other knowledge we obtained during our audit of the basic financial statements. We do not express an opinion or provide any assurance on the information because the limited procedures do not provide us with sufficient evidence to express an opinion or provide any assurance.

#### ***Supplementary Information***

Our audit was conducted for the purpose of forming opinions on the financial statements that collectively comprise the City of North Salt Lake's basic financial statements. The accompanying combining and individual nonmajor fund financial statements, are presented for purposes of additional analysis and are not a required part of the basic financial statements. Such information is the responsibility of management and was derived from and relates directly to the underlying accounting and other records used to prepare the basic financial statements. The information has been subjected to the auditing procedures applied in the audit of the basic financial statements and certain additional procedures, including comparing and reconciling such information directly to the underlying accounting and other records used to prepare the basic financial statements or to the basic financial statements themselves, and other additional procedures in accordance with auditing standards generally accepted in the United States of America. In our opinion, the combining and individual nonmajor fund financial statements and the schedule of expenditures of federal awards are fairly stated, in all material respects, in relation to the basic financial statements as a whole.

**Other Reporting Required by *Government Auditing Standards***

In accordance with *Government Auditing Standards*, we have also issued our report dated December 24, 2024, on our consideration of the City of North Salt Lake’s internal control over financial reporting and on our tests of its compliance with certain provisions of laws, regulations, contracts, and grant agreements and other matters. The purpose of that report is solely to describe the scope of our testing of internal control over financial reporting and compliance and the results of that testing, and not to provide an opinion on the effectiveness of the City of North Salt Lake’s internal control over financial reporting or on compliance. That report is an integral part of an audit performed in accordance with *Government Auditing Standards* in considering the City of North Salt Lake’s internal control over financial reporting and compliance.

*Child Richards CPAs & Advisors*

Ogden, Utah  
December 24, 2024

**CITY OF NORTH SALT LAKE**  
**MANAGEMENT'S DISCUSSION AND ANALYSIS**  
**For The Year Ended June 30, 2024**

**Financial Highlights**

- The assets of the City of North Salt Lake exceeded its liabilities at June 30, 2024 by \$132,392,105. Of this amount, the unrestricted net position of \$24,539,429 may be used to meet the government's ongoing obligations to citizens and creditors.
- The City's overall net position increased by \$5,006,086 from the prior year. Business-type activities increased net position by \$952,702 while governmental activities had an increase in net position of \$4,053,384.
- As of the close of the fiscal year, the City of North Salt Lake's governmental funds reported a combined ending fund balance of \$44,984,576, an increase of \$494,832 over the prior year. Of the total fund balance, \$4,488,079 is unassigned and available for spending. The remaining \$40,496,497 is either nonspendable in form, has been legally restricted by parties outside the financial reporting entity, or has been assigned to specific uses.
- At the end of the fiscal year, unassigned fund balance for the General Fund was \$4,575,943 or 33.82% of total General Fund expenditures.
- The City of North Salt Lake's long-term debt obligations decreased by \$884,851. The decrease is attributable to new debt issuances of \$649,312 combined with principal payments made on existing debt. Compensated absences had a net increase of \$95,843.

**Overview of the Financial Statements**

This discussion and analysis are intended to serve as an introduction to the City of North Salt Lake's basic financial statements which are comprised of three components: 1) government-wide financial statements, 2) fund financial statements, and 3) notes to the financial statements. In addition to the Basic Financial Statements, this report also contains the required supplementary information, additional supplementary information and fund data (including combining statements for non-major funds).

**Government-wide financial statements.** The Statement of Net Position and the Statement of Activities, which immediately follow this MD&A, comprise the government-wide financial statements. These statements provide a broad overview with a long-term focus of the City's finances as a whole and are prepared using the full-accrual basis of accounting, similar to private-sector companies. This means all revenues and expenses are recognized regardless of when cash is received or spent, and all assets, liabilities, and deferred inflows/outflows of resources, including capital assets and long-term debt, are reported at the entity level.

The *statement of net position* presents financial information on all of the City's assets, liabilities, and deferred inflows/outflows of resources, with the difference reported as net position. Over time, increases and decreases in net position may serve as a useful indicator of whether the City's overall financial condition is getting better or worse. In evaluating the government's overall condition, however, additional non-financial factors should be considered such as the City's economic outlook, changes in its demographics, and the condition of its capital assets and infrastructure.

The *statement of activities* presents information showing how the City's net position changed during the most recent fiscal year. All changes in net position are reported as soon as the underlying event giving rise to the change occurs, regardless of timing of related cash flows. Thus, revenues and expenses are reported in this statement for some items that will only result in cash flows in a future fiscal period.

Both of the government-wide financial statements distinguish functions of the City that are principally supported by taxes and intergovernmental revenues (governmental activities) from other functions that are intended to recover all or a significant portion of their costs through user fees and charges (business-type activities).

**CITY OF NORTH SALT LAKE**  
**MANAGEMENT'S DISCUSSION AND ANALYSIS (Continued)**  
**For The Year Ended June 30, 2024**

**Overview of the Financial Statements (Continued)**

**Government-wide financial statements (continued).** The governmental activities of the City of North Salt Lake include general government, public safety, highways and streets, planning and engineering, parks, recreation, and redevelopment. The business-type activities of the City include water, pressurized irrigation, storm water, solid waste, golf, and fleet.

The government-wide financial statements include not only the City of North Salt Lake itself (known as the primary government), but also a legally separate Redevelopment Agency which is a component unit of the City. Financial information for this component unit is reported entirely within the primary government report.

**Fund financial statements.** A fund is a grouping of related accounts used to maintain control over resources that have been segregated for specific activities or objectives. The City, like other state and local governments, uses fund accounting to ensure and demonstrate compliance with finance-related legal requirements. All of the funds of the City of North Salt Lake can be divided into either a governmental or proprietary funds.

**Governmental funds.** These funds are used to account for essentially the same functions reported as governmental activities in the government-wide financial statements. However, unlike the government-wide financial statements, governmental fund financial statements focus on near-term inflows and outflows of spendable resources, as well as on balances of spendable resources available at the end of the fiscal year. Such information may be useful in evaluating a government's near-term financing requirements.

Because the focus of governmental funds is narrower than the government-wide financial statements, it is useful to compare the information presented for governmental funds with similar information presented for governmental activities in the government-wide financial statements. By doing so, readers may better understand the long-term impact of the government's near-term financing decisions. Both the governmental funds balance sheet and the governmental funds statement of revenues, expenditures, and changes in fund balances include reconciliations to provide a comparison between the two.

The City maintains twelve individual governmental funds. Information is presented separately in the governmental funds balance sheet and governmental funds statement of revenues, expenditures, and changes in fund balances for the General Fund, Redevelopment Agency Funds, Debt Service-Rap Tax Fund, Capital Projects Fund, and Road Development fund, which are considered major funds. Data from the remaining funds, not meeting the definition of a major fund, are combined into a single aggregated presentation. Individual fund data for each of these non-major governmental funds is provided in the form of combining statements in the supplemental section of this report.

The City of North Salt Lake adopts a one-year budget for its governmental funds, identifying operating expenditures and non-operating expenditures. A budgetary comparison statement has been provided for the aforementioned funds to demonstrate compliance with the fiscal year 2024 budget.

**Proprietary funds.** Proprietary funds provide the same type of information as the government-wide financial statements, only in more detail. Proprietary funds are presented using the full-accrual basis of accounting. The City uses a type of proprietary fund, called an enterprise fund, to report the same functions presented as business-type activities in the government-wide financial statements. The City maintains four individual enterprise funds. Information is presented separately in the proprietary funds statement of net position and the proprietary funds statement of revenues, expenses and changes in net position for the following major funds: Water, Storm Water, Solid Waste, and Golf.

*Internal service funds* are used to account for the financing and operation of services provided by one department to other departments within the City. The city maintains an internal service fund for fleet management. Because the fleet fund predominantly benefits governmental rather than business-type activities, it is included with governmental activities in the government-wide statements.

**Notes to Financial Statements.** The notes provide additional information essential to a full understanding of the data provided in the government-wide and fund financial statements. The notes apply to both the government-wide financial statements and the fund financial statements and begin on page 28.

**CITY OF NORTH SALT LAKE  
MANAGEMENT'S DISCUSSION AND ANALYSIS (Continued)  
For The Year Ended June 30, 2024**

**Overview of the Financial Statements (Continued)**

**Required Supplementary Information.** In addition to the basic financial statements and accompanying notes, this report also presents certain other supplementary information. The combining statements referred to earlier, in connection with nonmajor funds, are presented immediately after the basic financial statements. Also included are budget comparisons for major governmental funds including the General, Redevelopment Agency, Debt Service – Rap Tax, Capital Projects and Road Development Funds.

**Government-wide Financial Analysis**

As noted earlier, net position is an indicator of a government's overall financial position, including current resources, liabilities and investment in assets. For fiscal year 2024, the assets and deferred outflows exceeded liabilities and deferred inflows by \$132,392,105.

The largest portion of the City's net position totals \$94,267,355 (71.2%) which reflects investments in capital assets, including land, buildings, infrastructure, machinery, and equipment, less any outstanding debt used to acquire those assets. This is an increase of \$2,771,557, and is primarily related to governmental activities (parks, trails, and road projects). Capital assets are used to provide services to citizens; therefore, they are not available for future spending. Although the City's investment in capital assets is reported net of related debt, the resources needed to repay this debt must be provided from other sources, since capital assets cannot be used to liquidate these liabilities.

<b>City of North Salt Lake's Net Position</b>						
	Governmental Activities		Business-type Activities		Total	
	2024	2023	2024	2023	2024	2023
Current and other assets	\$ 53,616,898	\$ 53,478,848	\$ 6,483,051	\$ 5,845,120	\$ 60,099,949	\$ 59,323,968
Capital assets	67,940,172	65,713,149	40,640,359	40,330,624	108,580,531	106,043,773
Total assets	<u>121,557,070</u>	<u>119,191,997</u>	<u>47,123,409</u>	<u>46,175,744</u>	<u>168,680,479</u>	<u>165,367,741</u>
Deferred outflows of resources	1,728,936	1,233,260	518,914	434,857	2,247,850	1,668,117
Total Deferred outflows	<u>1,728,936</u>	<u>1,233,260</u>	<u>518,914</u>	<u>434,857</u>	<u>2,247,850</u>	<u>1,668,117</u>
Other liabilities	4,639,425	2,697,443	885,015	1,042,325	5,524,440	3,739,768
Long-term liabilities outstanding	22,252,488	22,997,480	7,698,799	7,282,178	29,951,287	30,279,658
Total liabilities	<u>26,891,913</u>	<u>25,694,923</u>	<u>8,583,814</u>	<u>8,324,503</u>	<u>35,475,727</u>	<u>34,019,427</u>
Deferred inflows of resources	3,056,664	5,446,289	3,833	184,124	3,060,497	5,630,413
Total Deferred inflows	<u>3,056,664</u>	<u>5,446,289</u>	<u>3,833</u>	<u>184,124</u>	<u>3,060,497</u>	<u>5,630,413</u>
Net Position:						
Net investment in capital assets	63,612,809	60,667,128	30,654,546	30,828,670	94,267,355	91,495,798
Restricted	11,746,917	10,198,802	1,838,404	2,207,174	13,585,321	12,405,976
Unrestricted	17,977,702	18,418,115	6,561,726	5,066,130	24,539,429	23,484,245
Total Net Position	<u>\$ 93,337,429</u>	<u>\$ 89,284,045</u>	<u>\$ 39,054,676</u>	<u>\$ 38,101,974</u>	<u>\$ 132,392,105</u>	<u>\$ 127,386,019</u>

An additional portion of the net position, \$13,585,321 (10.26%), represents resources that are subject to external restrictions on how they may be used. The remaining balance of unrestricted net position, \$24,539,429 (18.54%), may be used to meet the government's ongoing obligations to citizens and creditors.

At the end of the fiscal year, the city is able to report positive balances in all reported categories of net position both for the government as a whole, as well as for its separate governmental and business-type activities.

**CITY OF NORTH SALT LAKE  
MANAGEMENT'S DISCUSSION AND ANALYSIS (Continued)  
For The Year Ended June 30, 2024**

**Government-wide Financial Analysis (Continued)**

The City's overall net position increased \$5,006,086 (3.93%) from the prior fiscal year. The reasons for this overall increase are discussed in the following sections for governmental activities and business-type activities.

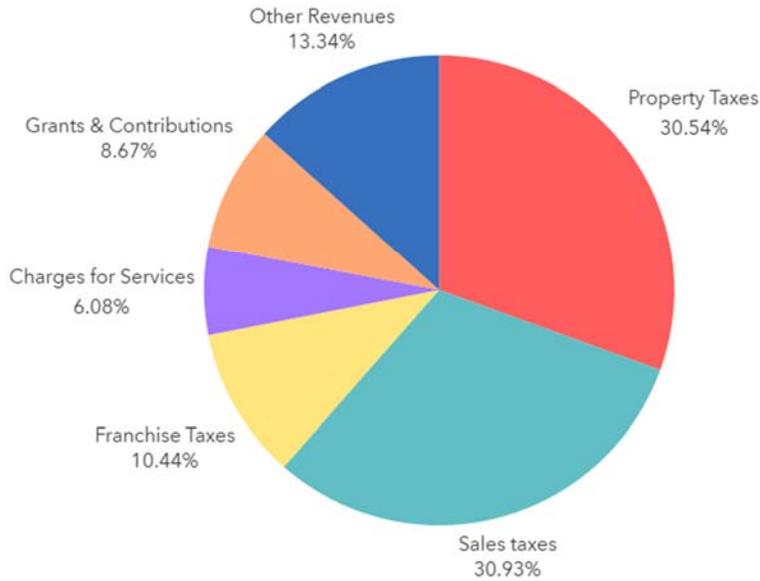
<b>City of North Salt Lake's Changes in Net Position</b>						
	Governmental Activities		Business-type Activities		Total	
	2024	2023	2024	2023	2024	2023
<b>Revenues:</b>						
<b>Program revenues:</b>						
Charges for services	\$ 1,295,386	\$ 1,235,610	\$ 11,412,359	\$ 8,899,818	\$ 12,707,745	\$ 10,135,428
Operating grants and contributions	1,603,284	1,552,313	-	-	1,603,284	1,552,313
Capital grants and contributions	245,481	1,752,889	143,647	64,277	389,128	1,817,166
<b>General revenues:</b>						
Property taxes	6,506,170	6,313,541	-	-	6,506,170	6,313,541
Other taxes	8,815,338	9,050,940	-	-	8,815,338	9,050,940
Other	2,843,851	1,598,707	341,948	32,577	3,185,799	1,631,284
Total revenues	<u>21,309,510</u>	<u>21,504,000</u>	<u>11,897,954</u>	<u>8,996,672</u>	<u>33,207,464</u>	<u>30,500,672</u>
<b>Expenses:</b>						
General government	2,164,436	2,096,239	-	-	2,164,436	2,096,239
Public safety	7,187,646	6,940,989	-	-	7,187,646	6,940,989
Highways and public works	3,272,749	3,293,483	-	-	3,272,749	3,293,483
Community development	2,099,258	1,938,707	-	-	2,099,258	1,938,707
Parks, recreation, and public property	1,678,297	1,320,814	-	-	1,678,297	1,320,814
Redevelopment	-	-	-	-	-	-
Interest on long-term debt	853,740	534,059	-	-	853,740	534,059
Water	-	-	4,988,332	4,825,254	4,988,332	4,825,254
Pressurized irrigation	-	-	-	527,348	-	527,348
Storm water	-	-	1,073,618	916,895	1,073,618	916,895
Solid waste	-	-	1,538,530	1,498,636	1,538,530	1,498,636
Golf course	-	-	3,344,772	2,451,923	3,344,772	2,451,923
Total expenses	<u>17,256,126</u>	<u>16,124,291</u>	<u>10,945,252</u>	<u>10,220,056</u>	<u>28,201,378</u>	<u>26,344,347</u>
Increase (Decrease) in Net Position	4,053,384	5,379,709	952,702	(1,223,384)	5,006,086	4,156,325
Net Position - beginning of year	<u>89,284,045</u>	<u>83,904,336</u>	<u>38,101,974</u>	<u>39,325,358</u>	<u>127,386,019</u>	<u>123,229,694</u>
Net Position - end of year	<u>\$ 93,337,429</u>	<u>\$ 89,284,045</u>	<u>\$ 39,054,676</u>	<u>\$ 38,101,974</u>	<u>\$ 132,392,105</u>	<u>\$ 127,386,019</u>

**CITY OF NORTH SALT LAKE  
MANAGEMENT'S DISCUSSION AND ANALYSIS (Continued)  
For The Year Ended June 30, 2024**

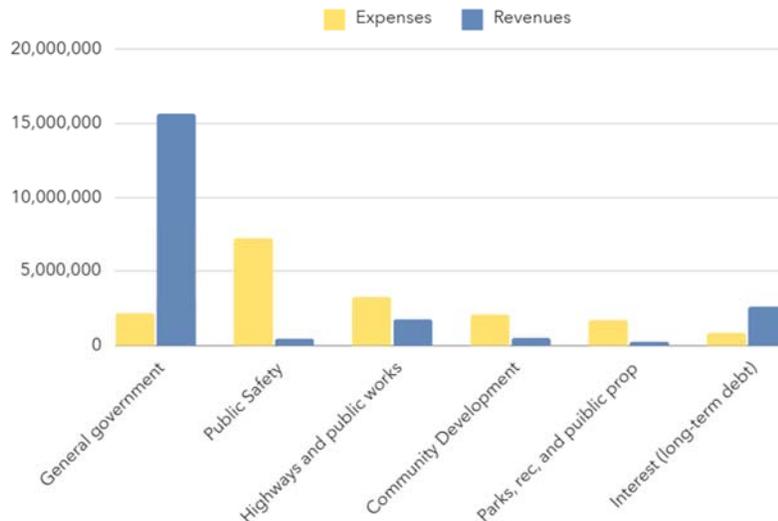
**Government-wide Financial Analysis (Continued)**

**Governmental activities.** Governmental activities increased the net position of the City by \$4,053,384 (4.54%). Comparison of total revenues and total expenditures to fiscal year 2023 shows a decrease in revenues from governmental activities of \$194,490, while total expenses increased by \$1,131,835. A decrease in collections of other taxes of \$235,602 contributed to the revenue decline, while expenditure increases are attributed to trail development projects, interest on debt related to the Hatch Park expansion, economic development developer contributions, and public safety.

**REVENUES BY SOURCE -  
GOVERNMENTAL ACTIVITIES**



**EXPENSES AND CHARGE FOR SERVICE REVENUES -  
GOVERNMENTAL ACTIVITIES**



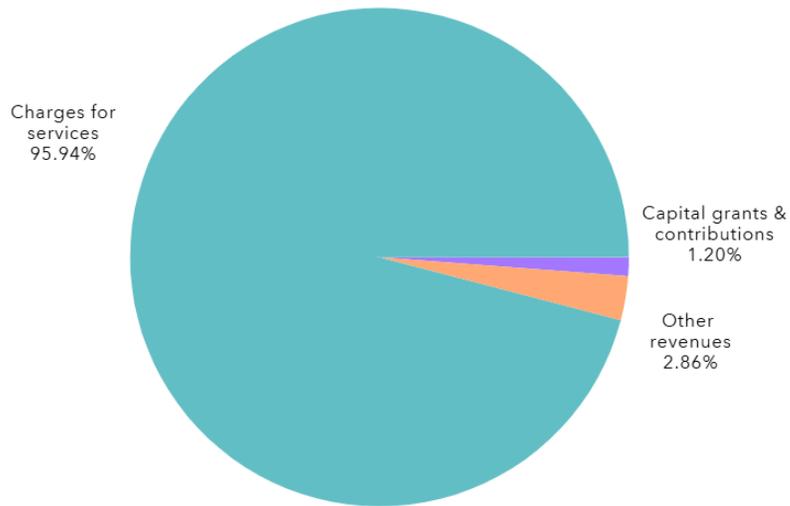
**CITY OF NORTH SALT LAKE  
MANAGEMENT'S DISCUSSION AND ANALYSIS (Continued)  
For The Year Ended June 30, 2024**

**Government-wide Financial Analysis (Continued)**

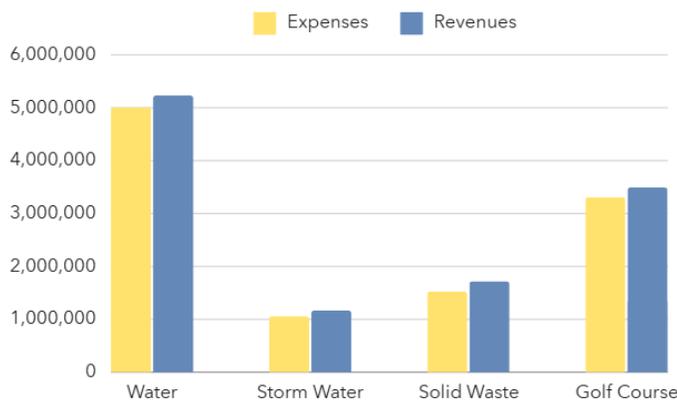
**Business-type activities.** Business-type activities increased the City's net position by \$952,702 or 2.5%. As indicated by the data in the table on page 7, the change in the City's net position from business activities this year was an increase of \$2,176,086 between the current and the previous fiscal years. In comparison to the previous fiscal year, revenues from all business-type activities increased by \$2,901,282, while expenses from all business-type activities increased by \$725,196.

The graphs presented below reflect only regular operating revenues and expenses from business-type activities and not the effects of special one-time items or transfers.

**REVENUES BY SOURCE -  
BUSINESS-TYPE ACTIVITIES**



**EXPENSES AND CHARGE FOR SERVICE REVENUES -  
BUSINESS-TYPE ACTIVITIES**



**CITY OF NORTH SALT LAKE**  
**MANAGEMENT'S DISCUSSION AND ANALYSIS (Continued)**  
**For The Year Ended June 30, 2024**

**Financial Analysis of the Government's Funds (Continued)**

**Governmental funds.** The purpose of these funds is to provide information on near-term inflows, outflows, and balances of spendable resources. Such information is useful in assessing the City's financing requirements. In particular, committed, assigned and unassigned fund balances may serve as a useful measure of a government's net resources available for spending at the end of the fiscal year.

As of the end of the fiscal year, the City's governmental funds reported combined ending fund balance of \$44,984,576, an increase of \$494,832 from the prior fiscal year. Of this amount, \$4,488,079 (9.98%) is available for spending at the government's discretion. The remaining \$40,496,497 of fund balance is not available for new spending because it is non-spendable in form, specifically prepaid expenses of \$90,383 and legally restricted by parties outside the financial reporting entity for 1) impact fees totaling \$3,199,179, 2) Class C and transportation tax eligible road projects of \$1,631,764, 3) capital projects of \$21,480,145, 4) local building authority uses of \$77,965, and 5) low-income housing uses of \$896,864. An additional \$13,120,197 is assigned to specific fund purposes.

General Fund - The General Fund is the City's chief operating fund. At the end of the fiscal year, the unassigned fund balance of the General Fund was \$4,575,943. As a measure of the General Fund's liquidity, it may be useful to compare this amount to total fund expenditures of \$13,531,429 (33.82%). The fund balance of the City's General Fund decreased \$95,412 from activities during the current fiscal year, representing a 2% change in fund balance.

Total revenues in the general fund decreased by \$2,599,454 while expenditures increased by \$692,634. The General Fund had a net transfer out of \$375,638 in the current year while last year it had a net transfer out of \$3,195,827. The change from prior year is related to a change in recognition of Class C road funds and transportation tax directly in to the Road Development Fund rather than the General Fund (as in previous years), as well as no transfer being made to the Capital Projects Fund.

Changes in revenue are primarily attributed to the following decreases: sales tax revenues (\$115,595), franchise tax revenues (\$120,007), and intergovernmental revenues (\$2,671,976), with the decline in intergovernmental revenues attributed to the conclusion of federal contributions of COVID relief funding as well as the change in revenue recognition of Class C road funds and transportation tax revenues discussed above. Alternatively, fines and forfeitures, interest, and miscellaneous revenues were up \$59,200, \$157,943, and \$114,722, respectively.

The principal changes in general fund expenditures are related to an increase in public safety (police and fire) expenditures of \$292,346, an increase in parks expenditures of \$197,362, and an increase in general government expenditures of \$141,471.

Redevelopment Agency Fund(s) – These funds have a combined total fund balance of \$6,416,272, of which \$3,657,579 is restricted for the Foxboro Wetlands park project, and \$2,758,693 is assigned to future debt service payments. There was a net increase in fund balance of \$627,847, which consisted of tax increment collections of \$2,690,607 plus interest income of \$318,570, less developer contributions totaling \$1,169,804, debt service payments on the Foxboro Wetlands park project of \$373,750, and transfers to the General fund and Housing fund of \$330,918. In addition, the Redwood Road project area contributed \$460,000 to offset the annual debt service payments on the Hatch Park expansion project. Additional information related to the specific project area activity may be found in Note 13.

Debt Service Fund – Rap Tax Fund – This fund has a total fund balance of \$17,075,404, of which \$17,163,268 is restricted for parks capital improvements. Year over year fund balance decreased by \$353,317 as RAP tax revenues fell short of projections and transfers in for debt service coverage were \$240,000 less than the prior year. The ending result was a negative unrestricted cash balance of \$193,771, which will be remedied in fiscal year 2025 with the use of park impact fees and additional contributions of tax increment from the Redwood Road project area.

Capital Projects Fund - This fund has a total fund balance of \$8,662,234, all of which has been assigned to finance future capital projects within the City. This fund accounts for the financial resources to be used for the acquisition or construction of the major capital facilities and equipment of the City other than those financed by proprietary and special revenue funds. During the year ended June 30, 2024, the fund balance in the capital projects fund increased by \$187,319 compared to last

**CITY OF NORTH SALT LAKE**  
**MANAGEMENT'S DISCUSSION AND ANALYSIS (Continued)**  
**For The Year Ended June 30, 2024**

**Financial Analysis of the Government's Funds (Continued)**

Capital Projects Fund (Continued)

year's increase of \$1,378,817. The increase in the City's capital projects fund balance is primarily a result of interest earnings on fund balance, while the large increase from the prior year is related to transfers in from the general fund.

Road Development Fund – This fund has a total fund balance of \$5,989,098, of which \$3,048,662 is restricted for impact fee related road projects and \$1,631,764 is restricted for the construction of eligible Class C Road and Transportation Tax projects. The remaining \$1,308,672 is assigned for road development projects. The net decrease in fund balance during the current fiscal year was \$13,091 compared to last year's increase of \$294,706. The net change in fund balance consisted of impact fee revenue in the amount of \$28,279, intergovernmental revenues of \$1,617,645, interest revenues of \$417,632, offset by investment in highway and public improvement projects of \$2,628,301. Comparatively, \$2,441,228 was spent on highway and public improvement projects in the prior fiscal year.

**Proprietary funds.** At June 30, 2024, the City's proprietary funds reported combined ending net position of \$39,054,676, an increase of \$952,702 over the prior year. The unrestricted portion of proprietary fund net position has a balance of \$6,561,726. The remaining \$32,492,950 of net position is not available for new spending because it is invested in capital assets totaling \$30,654,546, or legally restricted by parties outside the financial reporting entity for debt service totaling \$72,261, capital investment of \$1,146,972, and impact fees totaling \$619,171.

Water Fund and Pressurized Irrigation Fund – These funds were combined in fiscal year 2024 to better reflect the shared use of resources and assets. The newly consolidated water fund began the fiscal year with a combined net position of \$27,570,692 of which \$21,900,720 was attributed to water and \$5,669,972 was attributed to pressurized irrigation. At the close of the fiscal year, total net position increased to \$28,018,229, an increase of \$447,537. The increase in fund balance was related to a \$1,038,286 increase in metered sales, which was the result of a 10% increase in user fees and a return to pre-drought culinary and irrigation water consumption. Expenditures related to salaries and benefits, office supplies, power, and water purchases increased, while spending on supplies and equipment decreased, with a net decrease in expenditures of \$363,131 for the year.

Pressurized Irrigation Fund - This fund was combined with the water fund in fiscal year 2024.

Storm Water - This fund has a total net position of \$8,101,024. During the year ended June 30, 2024, the storm water fund's net position increased \$159,401 compared to a prior year increase of \$94,066. User fee revenues increased by \$169,465 from the prior year, which is reflective of the rate increases that have taken effect to support an expanded capital infrastructure plan. Operating expenditures of \$1,069,065 increased by \$156,900 from the prior year, which is attributed to a decrease in equipment expenditure and an increase in professional services.

Solid Waste – The solid waste fund records revenues and expenditures related to recycling and waste removal services, with the majority of the service contracted to an outside service provider. This fund has a total net position of \$631,367, increasing by \$202,284 from the previous year. Operating revenues increased by \$171,979 from the prior year, which was the result of scheduled fee increases and acquiring additional customers through annexation. Fund expenditures increased modestly by \$39,894. Due to the overall health of the fund, rates were not increased in fiscal year 2025 and the City anticipates no growth in fund balance in the new fiscal year.

Golf Fund - This fund has a total net position of \$2,304,056 which increased by \$143,480, compared to a decrease of \$228,570 in the prior year. The fund experienced a net operating gain in the amount of \$338,287 compared to an operating loss in the prior year of \$15,209. Overall revenues at the course increased in all areas, including admissions (\$357,277), equipment and facility rentals (\$228,978), and concessions and merchandise sales (\$536,281). Similarly, operating expenditures intended to support these services increases by \$769,040.

Fiscal year 2024 was also notable in that it was the first full year of the golf course operating the entire café, event space, and event catering in-house as opposed to contracting with an outside service provider. The golf course employed several new full-time and part-time positions to meet the demands related to providing the new services. Bringing these amenities in-house rather than contracting with an outside provider resulted in approximately \$269,600 in operating income in the year.

**CITY OF NORTH SALT LAKE**  
**MANAGEMENT'S DISCUSSION AND ANALYSIS (Continued)**  
**For The Year Ended June 30, 2024**

**Budgetary Highlights**

The City Council held several budget amendment hearings throughout the fiscal year. Hearings to receive public input on proposed amendments were held on September 19, 2023, December 6, 2023, March 19, 2024, and June 18, 2024. Impact fee collections continued to fall below projections throughout the fiscal year due to stalled development projects, resulting in moderate reductions to impact fee revenues. While minor changes were made to operating expenditures, a summary of the more significant changes by fund is included below:

General Fund

- Increase in budgeted revenues for Liberty Fest, grants, interest earnings, and fines and forfeitures - \$277,000
- Decrease in development revenues - \$234,000
- Increase in Liberty Fest expenditures - \$75,000
- Increase in contracted services for HVAC, IT, and street striping - \$150,000
- Increases related to machinery and equipment purchases - \$67,875

Redevelopment Agency Funds

- Increase in tax increment revenues - \$97,000
- Increase in interest earnings - \$266,000
- Increase in developer payments/commitments - \$151,600

Debt Service Fund

- Increase in transfers in and interest earnings - \$645,000

Capital Projects Fund

- Increase in interest earnings - \$300,000
- Increase in transfers out - \$30,000

Park Development Fund

- Reduction in impact fee revenue - \$54,400
- Increase in contributions and interest earnings - \$168,250
- Increase for capital projects - \$376,500

Roads Capital Funds

- Reduction in impact fee revenue - \$44,000
- Increase in interest earnings - \$286,500
- Decrease in capital projects (change in scope) - \$1,385,00040

Water Fund

- Reduction in impact fee revenue - \$148,000
- Increase in interest earnings - \$24,000
- Reduction in scope for 400 W Waterline reconstruction project - \$1,857,670
- Increase in capital and equipment expenditures - \$35,000

Storm Fund

- Reduction in impact fee revenue - \$29,500
- Increase in transfers in and interest earnings- \$76,000
- Increase in repair and maintenance and developer reimbursements expenditures - \$62,000

Golf Fund

- Increase in operating revenues - \$1,110,000
- Increase in operating expenditures - \$605,000

Fleet

- Increase in interest earnings - \$33,000
- Reduction for lease payment expenditure - \$65,000
- Increase for vehicle purchases - \$155,400

**CITY OF NORTH SALT LAKE  
MANAGEMENT'S DISCUSSION AND ANALYSIS (Continued)  
For The Year Ended June 30, 2024**

**Capital Asset and Debt Administration**

**Capital assets.** The City's investment in capital assets for its governmental and business-type activities at June 30, 2024 amounts to \$108,580,531 (net of accumulated depreciation). This investment in capital assets includes land, buildings, improvements other than buildings, vehicles and equipment, furniture and fixtures, streetlights, sidewalks, curb and gutter, roads, water rights, and water utilities infrastructure. The total increase in the City's investment in capital assets for the current fiscal year was \$2,536,757 (2.39%) consisting of increases of \$2,227,023 in governmental activities and \$309,734 in business-type activities. Major capital asset activity during the current fiscal year has been summarized in the following two tables.

City of North Salt Lake's Schedule of Capital Asset Changes From Prior Year			
	Governmental Activities	Business-type Activities	Totals
Current year expenses Legacy Park Trail	158,130	-	158,130
Current year expenses Foxboro Wetlands Park	46,358	-	46,358
Current year expenses Town Center I-15 Trail	4,889	-	4,889
Current year expenses Hatch Park Expansion	918,086	-	918,086
Current year expenses Dog Park	7,219	-	7,219
Current year expenses Concrete Boat Ramp	36,539	-	36,539
Foxboro Park Trail	117,798	-	117,798
Eaglewood Cove Detention Basin	48,000	-	48,000
Legacy, Wild Rose, and Fox Hollow Park Pump Stations	93,061	-	93,061
Resurface Tunnel Springs Tennis Court	33,620	-	33,620
Current year expenses Main St. (I-15 to 1000 N)	20,809	-	20,809
Current year expenses 400 West Street Reconstruction	1,210	-	1,210
Current year expenses 475 N & Cloverdale	239,897	-	239,897
Current year expenses Parkway Dr, Canyon Ln, Eagle Pass	243,579	-	243,579
Current year expenses Sider Dr, 175 N, 550 E, 575 E	316,621	-	316,621
Current year expenses Reconstruct Woodcrest Ln, Tanglewood, Snflw	22,779	-	22,779
Current year expenses 4000 South	5,291	-	5,291
Current year expenses Dorthea, Bernice	33,021	-	33,021
Current year expenses Elm Ave	3,129	-	3,129
Current year expenses 1100 N RR Cross Widen (60-80)	32,104	-	32,104
Current year expenses 1100 North Bridge	35,613	-	35,613
Current year expenses Redwood Rd Sidewalk	41,454	-	41,454
Current year expenses Signal 400 W and 1100 N	22,711	-	22,711
75 E, 12 E & 175 Reconstruct	108,327	-	108,327
Lacey Way (Maria, Gary, Nancy)	323,961	-	323,961
Eaglewood Dr. (Orchard to Eagleridge)	413,294	-	413,294
Reconstruct US 89 to Center	75,220	-	75,220
Reconstruct Mntview, Skyview, Wldflwr, Sego	228,671	-	228,671
Vehicles, Machinery, and Equipment	491,463	284,881	776,343
Completed PRV Vault and Valve Replacement	-	456,483	456,483
Current year expenses 150 N Waterline Replacement	-	37,535	37,535
Current year expenses 475 N & Cloverdale Waterline	-	157,309	157,309
Current year expenses 75 E 125 E & 175 E Replacement	-	2,602	2,602
Current year expenses Equalization 350 E and Morton	-	1,681	1,681
Current year expenses EWGC Hole 7 & 11 Lake Enlargement	-	3,449	3,449
Current year expenses Gary Way Emergency Repairs	-	48,838	48,838
Current year expenses Lacey Way waterline Replacement	-	220	220
Current year expenses Water System Generators	-	1,490	1,490
Current year expenses Sensus Base Station Tower	-	123,310	123,310
Big West Oil flow ctr, valve, meter	-	97,983	97,983
Main St. Waterline US 89 to Center	-	34,817	34,817
Waterline Mntview, Skyview, Wldflwr, Sego	-	426,667	426,667
Current year expenses Flood Control Hole 7	-	8,237	8,237
Storm Drain Mountainview, Skyview, Wildflowe, Sego Lily	-	30,000	30,000
Completed Club House Renovation	-	194,956	194,956
Less current year deletions	(298,320)	-	(298,320)
Less current year depreciation expense (Fleet is in governmental)	(1,895,828)	(1,600,723)	(3,496,551)
Add current year accumulated depreciation deletions	298,320	-	298,320
<b>Total</b>	<b>\$ 2,227,023</b>	<b>\$ 309,734</b>	<b>2,536,757</b>

**CITY OF NORTH SALT LAKE  
MANAGEMENT'S DISCUSSION AND ANALYSIS (Continued)  
For The Year Ended June 30, 2024**

**Capital Asset and Debt Administration (Continued)**

City of North Salt Lake's Capital Assets (Net of depreciation)						
	Governmental Activities		Business-type Activities		Total	
	2024	2023	2024	2023	2024	2023
Land	\$ 25,812,146	\$ 25,812,146	\$ 2,551,013	\$ 2,551,013	\$ 28,363,159	\$ 28,363,159
Water rights	-	-	2,864,052	2,864,052	2,864,052	2,864,052
Construction in progress	3,367,849	3,936,876	957,390	2,220,018	4,325,239	6,156,894
Buildings	4,131,044	4,403,974	4,154,429	4,106,878	8,285,473	8,510,852
Improvements	6,238,100	6,192,215	-	-	6,238,100	6,192,215
Golf course	-	-	1,974,212	2,072,120	1,974,212	2,072,120
Water distribution system	-	-	20,294,143	18,510,585	20,294,143	18,510,585
Storm water system	-	-	6,671,083	6,869,289	6,671,083	6,869,289
Machinery, equip, and vehicle:	1,795,815	1,757,801	1,174,037	1,136,669	2,969,852	2,894,470
Infrastructure	26,595,218	23,610,137	-	-	26,595,218	23,610,137
<b>Total</b>	<b>\$ 67,940,172</b>	<b>\$ 65,713,149</b>	<b>\$ 40,640,359</b>	<b>\$ 40,330,624</b>	<b>\$ 108,580,531</b>	<b>\$ 106,043,773</b>

Additional information on the City's capital assets may be found in Note 5 of this report.

**Long-term debt.** At the end of the current fiscal year, the City had \$26,315,426 in outstanding long-term debt. All of the bonded debt was secured by specific revenue sources.

City of North Salt Lake's Outstanding debt						
	Governmental Activities		Business-type Activities		Total	
	2024	2023	2024	2023	2024	2023
Notes payable	\$ -	\$ -	\$ 657,000	\$ 708,073	\$ 657,000	\$ 708,073
Sales Tax revenue bonds	19,317,000	20,245,000	3,915,000	4,015,000	23,232,000	24,260,000
Water revenue bonds	-	-	1,557,000	1,766,000	1,557,000	1,766,000
RDA bonds	338,000	443,000	-	-	338,000	443,000
Capital leases	-	23,204	531,426	-	531,426	23,204
<b>Total</b>	<b>\$ 19,655,000</b>	<b>\$ 20,711,204</b>	<b>\$ 6,660,426</b>	<b>\$ 6,489,073</b>	<b>\$ 26,315,426</b>	<b>\$ 27,200,277</b>

During the 2024 fiscal year, the City's total debt decreased by \$884,851. Additional information on the City's long-term debt, including individual schedules, may be found in Note 8 of this report.

**Economic Factors and Next Year's Budgets and Rates**

- Unemployment rates in Davis County are slightly below the State of Utah at 3.4%, up from 2.6 percent for the prior reporting period. Davis County saw one of the highest wage growth rates in the state for Q2 2024, with a 10.8% increase pushing the average monthly wage to \$4,973 – up \$484 from last year. These gains were the third highest in the state (Source: Utah Department of Workforce Services)
- Budgeted sales tax revenues have remained conservatively flat as the City closely monitors collections. We continue to work with the Sate Tax Commission to receive the proper allocation for businesses that were annexed in the previous fiscal year. Changes in the population factor have boosted collections slightly, with the first three months of collections totaling \$1,720,200, compared to \$1,667,800 last year and \$1,659,700 in fiscal year 2022.
- Certified tax rate (CTR) revenues are anticipated to come in higher than budgeted calculations. The prior year's collections were \$3,048,598 compared to \$2,915,723 in CTR calculated property tax revenues. It is expected that this year's collections will exceed \$3,082,000 compared to \$2,952,079 in CTR calculated property tax revenues.

**CITY OF NORTH SALT LAKE  
MANAGEMENT'S DISCUSSION AND ANALYSIS (Continued)  
For The Year Ended June 30, 2024**

- The Hatch Park expansion project continues to push budgetary constraints in fiscal year 2025. An additional \$3,000,000 in funding split evenly between General Fund and Capital Projects Fund balance reserves will offset the increases in construction costs, while the overall project will “re-phased” to better time improvement expenditures with available resources.

**Requests for Information**

This financial report is designed to provide a general overview of the City of North Salt Lake's finances. Questions concerning any of the information provided in this report or requests for additional financial information should be addressed to the Finance Director, City of North Salt Lake, 10 East Center Street, North Salt Lake, UT 84054.

## **BASIC FINANCIAL STATEMENTS**

**CITY OF NORTH SALT LAKE**  
**STATEMENT OF NET POSITION**  
**June 30, 2024**

	<b>Governmental Activities</b>	<b>Business-type Activities</b>	<b>Total</b>
<b>Assets</b>			
Cash and cash equivalents	\$ 18,267,609	\$ 5,036,261	\$ 23,303,870
Receivables:			
Accounts net	291,629	-	291,629
Taxes	3,148,199	1,179,846	4,328,045
Intergovernmental	1,611,229	-	1,611,229
Internal balances	2,921,931	(2,921,931)	-
Inventories	-	906,246	906,246
Prepays	90,383	444,225	534,608
Restricted cash and cash equivalents	27,285,918	1,838,404	29,124,322
Capital assets not being depreciated:			
Land	25,812,146	2,551,013	28,363,159
Water rights	-	2,864,052	2,864,052
Construction in progress	3,367,849	957,390	4,325,239
Capital assets, net of accumulated depreciation:			
Buildings	4,131,044	4,154,429	8,285,473
Improvements other than buildings	6,238,100	-	6,238,100
Golf course	-	1,974,212	1,974,212
Water distribution system	-	20,294,143	20,294,143
Storm water system	-	6,671,083	6,671,083
Machinery, equipment, and vehicles	1,795,815	1,174,037	2,969,852
Infrastructure	26,595,218	-	26,595,218
<b>Total Assets</b>	<u>121,557,070</u>	<u>47,123,409</u>	<u>168,680,479</u>
<b>Deferred Outflows of Resources</b>			
Deferred outflows of resources relating to pensions	1,728,936	518,914	2,247,850
<b>Total Assets and Deferred Outflows of Resources</b>	<u>123,286,006</u>	<u>47,642,323</u>	<u>170,928,329</u>
<b>Liabilities</b>			
Accounts payable	918,194	627,549	1,545,743
Accrued liabilities	540,428	58,722	599,150
Developer and customer deposits	749,981	989	750,970
Unearned revenue	2,430,822	197,755	2,628,577
Noncurrent liabilities:			
Due within one year	1,546,573	594,879	2,141,452
Due in more than one year	19,195,288	6,565,316	25,760,604
Net pension liability	1,510,627	538,604	2,049,231
<b>Total Liabilities</b>	<u>26,891,913</u>	<u>8,583,814</u>	<u>35,475,727</u>
<b>Deferred Inflows of Resources</b>			
Deferred inflows relating to pensions	9,929	3,833	13,762
Deferred inflows for property taxes	3,046,735	-	3,046,735
<b>Total Deferred Inflows of Resources</b>	<u>3,056,664</u>	<u>3,833</u>	<u>3,060,497</u>
<b>Net Position</b>			
Net investment in capital assets	63,612,809	30,654,546	94,267,355
Restricted for:			
Impact fees	3,199,179	619,171	3,818,350
Debt service	157,627	72,261	229,888
Class C and Transportation Tax Projects	1,631,764	-	1,631,764
Construction Projects	5,783,518	497,660	6,281,178
Equipment Purchases	-	649,312	649,312
Local building authority	77,965	-	77,965
Housing restriction	896,864	-	896,864
Unrestricted	17,977,702	6,561,726	24,539,429
<b>Total Net Position</b>	<u>93,337,429</u>	<u>39,054,676</u>	<u>132,392,105</u>
<b>Total Liabilities, Deferred Inflows, and Net Position</b>	<u>\$ 123,286,006</u>	<u>\$ 47,642,323</u>	<u>\$ 170,928,329</u>

The notes to the financial statements are an integral part of this statement.

**CITY OF NORTH SALT LAKE  
STATEMENT OF ACTIVITIES  
For The Year Ended June 30, 2024**

	<u>Program Revenues</u>				<u>Net Revenue (Expense) and Changes in Net Position</u>		
	<u>Expenses</u>	<u>Charges for Services</u>	<u>Operating Grants and Contributions</u>	<u>Capital Grants and Contributions</u>	<u>Governmental Activities</u>	<u>Business-type Activities</u>	<u>Total</u>
<b>Functions/Programs</b>							
<b>Government Activities</b>							
General governmental	\$ 2,164,436	\$ -	\$ -	\$ 122,407	\$ (2,042,029)	\$ -	\$ (2,042,029)
Public safety	7,187,646	452,106	28,186	-	(6,707,354)	-	(6,707,354)
Highways and public improvements	3,272,749	120,721	1,548,353	97,572	(1,506,103)	-	(1,506,103)
Community development	2,099,258	514,315	-	3,502	(1,581,441)	-	(1,581,441)
Parks, recreation, and public property	1,678,297	208,244	26,745	22,000	(1,421,308)	-	(1,421,308)
Interest on long-term debt	853,740	-	-	-	(853,740)	-	(853,740)
<b>Total Governmental Activities</b>	<u>17,256,126</u>	<u>1,295,386</u>	<u>1,603,284</u>	<u>245,481</u>	<u>(14,111,975)</u>	<u>-</u>	<u>(14,111,975)</u>
<b>Business-type Activities</b>							
Water	4,988,332	5,064,668	-	114,738	-	191,074	191,074
Storm water	1,073,618	1,139,604	-	28,909	-	94,895	94,895
Solid waste	1,538,530	1,719,835	-	-	-	181,305	181,305
Golf course	3,344,772	3,488,252	-	-	-	143,480	143,480
<b>Total Business-type Activities</b>	<u>10,945,252</u>	<u>11,412,359</u>	<u>-</u>	<u>143,647</u>	<u>-</u>	<u>610,754</u>	<u>610,754</u>
<b>Total Government</b>	<u>\$ 28,201,378</u>	<u>\$ 12,707,745</u>	<u>\$ 1,603,284</u>	<u>\$ 389,128</u>	<u>(14,111,975)</u>	<u>610,754</u>	<u>(13,501,221)</u>
<b>General Revenues</b>							
					6,506,170	-	6,506,170
					6,591,278	-	6,591,278
					2,224,060	-	2,224,060
					2,569,441	226,562	2,796,003
					234,319	115,386	349,705
					40,091	-	40,091
					<u>18,165,359</u>	<u>341,948</u>	<u>18,507,307</u>
					4,053,384	952,702	5,006,086
					<u>89,284,045</u>	<u>38,101,974</u>	<u>127,386,019</u>
					<u>\$ 93,337,429</u>	<u>\$ 39,054,676</u>	<u>\$ 132,392,105</u>

The notes to the financial statements are an integral part of this statement.

**CITY OF NORTH SALT LAKE**  
**BALANCE SHEET – GOVERNMENTAL FUNDS**  
**June 30, 2024**

	General	Redevelopment Agency	Debt Srv Rap Tax	Capital Projects	Road Development	Nonmajor Governmental Funds	Total Governmental Funds
<b>Assets</b>							
Cash and cash equivalents	\$ 4,469,238	\$ 2,758,693	\$ -	\$ 5,905,062	\$ 3,958,293	\$ 423,464	\$ 17,514,750
Receivables:							
Accounts - net	216,237	-	-	-	48,648	-	264,885
Taxes	3,042,293	-	105,907	-	-	26,745	3,174,945
Intergovernmental	1,333,431	-	-	-	277,798	-	1,611,229
Prepays	90,383	-	-	-	-	-	90,383
Due from other funds	-	-	-	2,921,931	-	-	2,921,931
Restricted cash and cash equivalents	-	3,657,579	17,163,268	-	4,680,426	1,784,644	27,285,917
<b>Total Assets</b>	<b>\$ 9,151,582</b>	<b>\$ 6,416,272</b>	<b>\$ 17,269,175</b>	<b>\$ 8,826,993</b>	<b>\$ 8,965,165</b>	<b>\$ 2,234,853</b>	<b>\$ 52,864,040</b>
<b>Liabilities</b>							
Cash deficit	\$ -	\$ -	\$ 193,771	\$ -	\$ -	\$ -	\$ 193,771
Accounts payable	148,112	-	-	164,759	545,245	59,611	917,727
Accrued liabilities	540,428	-	-	-	-	-	540,428
Unearned revenue	-	-	-	-	2,430,822	-	2,430,822
Developer and customer deposits	749,981	-	-	-	-	-	749,981
<b>Total Liabilities</b>	<b>1,438,521</b>	<b>-</b>	<b>193,771</b>	<b>164,759</b>	<b>2,976,067</b>	<b>59,611</b>	<b>4,638,958</b>
<b>Deferred Inflows of Resources</b>							
Unavailable revenues - property taxes	3,046,735	-	-	-	-	-	3,046,735
<b>Total Deferred Inflows of Resources</b>	<b>3,046,735</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>3,046,735</b>
<b>Fund Balances</b>							
Nonspendable:							
Prepaid items	90,383	-	-	-	-	-	90,383
Restricted:							
Impact fees	-	-	-	-	3,048,662	150,517	3,199,179
Class C and Transportation Tax projects	-	-	-	-	1,631,764	-	1,631,764
Capital projects	-	3,657,579	17,163,268	-	-	659,298	21,480,145
Local building authority	-	-	-	-	-	77,965	77,965
Housing restriction	-	-	-	-	-	896,864	896,864
Assigned:							
Road development	-	-	-	-	1,308,672	-	1,308,672
Construction projects	-	-	-	8,662,234	-	390,598	9,052,832
Debt service	-	2,758,693	-	-	-	-	2,758,693
Unassigned	4,575,943	-	(87,864)	-	-	-	4,488,079
<b>Total Fund Balances</b>	<b>4,666,326</b>	<b>6,416,272</b>	<b>17,075,404</b>	<b>8,662,234</b>	<b>5,989,098</b>	<b>2,175,242</b>	<b>44,984,576</b>
<b>Total Liabilities, Deferred Inflows of Resources, and Fund Balances</b>	<b>\$ 9,151,582</b>	<b>\$ 6,416,272</b>	<b>\$ 17,269,175</b>	<b>\$ 8,826,993</b>	<b>\$ 8,965,165</b>	<b>\$ 2,234,853</b>	<b>\$ 52,864,040</b>

The notes to the financial statements are an integral part of this statement.

**CITY OF NORTH SALT LAKE**  
**RECONCILIATION OF THE BALANCE SHEET OF GOVERNMENTAL FUNDS TO**  
**THE STATEMENT OF NET POSITION**  
**June 30, 2024**

Amounts reported for governmental activities in the statement of net position are different because:

<b>Total fund balance - governmental funds</b>	\$ 44,984,576
Deferred outflows of resources, a consumption of net position that applies to future periods, is not shown in the fund statements.	1,666,191
Capital assets used in governmental activities are not financial resources and, therefore, are not reported in the funds.	66,492,147
Long-term liabilities are not due and payable in the current period and therefore are not recorded in the funds.	(22,170,099)
Deferred inflows of resources, report net position that applies to future periods, is not shown in the fund statements	(9,564)
Internal service funds are used by management to charge the cost of fleet management to individual funds. The assets and liabilities of the internal service funds are included in governmental activities in the statement of net position.	2,374,177
<b>Total net position - governmental activities</b>	<b>\$ 93,337,429</b>

The notes to the financial statements are an integral part of this statement.

**CITY OF NORTH SALT LAKE**  
**STATEMENT OF REVENUES, EXPENDITURES, AND CHANGES IN FUND**  
**BALANCES – GOVERNMENTAL FUNDS**  
**For The Year Ended June 30, 2024**

	General	Redevelopment Agency	Debt Srv Rap Tax	Capital Projects	Road Development	Nonmajor Governmental Funds	Total Governmental Funds
<b>Revenues</b>							
Taxes	\$ 12,014,529	\$ 2,690,607	\$ 616,373	\$ -	\$ -	\$ -	\$ 15,321,509
Licenses and permits	252,298	-	-	-	-	-	252,298
Rental income	-	-	-	-	-	98,781	98,781
Intergovernmental	150,593	-	-	-	1,617,645	26,745	1,794,983
Charges for services	489,249	-	-	-	-	-	489,249
Fines and forfeitures	414,021	-	-	-	-	-	414,021
Impact fees	-	-	-	-	28,279	25,502	53,781
Interest	257,095	318,570	969,676	452,222	417,632	105,114	2,520,309
Miscellaneous	151,570	-	-	-	41,486	-	193,056
<b>Total Revenues</b>	<b>13,729,355</b>	<b>3,009,177</b>	<b>1,586,049</b>	<b>452,222</b>	<b>2,105,042</b>	<b>256,142</b>	<b>21,137,987</b>
<b>Expenditures</b>							
Current:							
General government	1,953,194	46,858	-	-	-	-	2,000,052
Public safety	7,308,247	-	-	-	-	-	7,308,247
Highways and public improvements	1,975,917	-	-	-	436,948	-	2,412,865
Community development	859,724	1,169,804	3,100	-	-	37,377	2,070,005
Parks, recreation, and public property	1,434,347	-	-	-	-	-	1,434,347
Debt service:							
Principal	-	295,000	633,000	-	-	105,000	1,033,000
Interest	-	78,750	759,507	-	-	15,097	853,354
Capital outlay:							
Highways and public improvements	-	-	-	-	2,191,353	-	2,191,353
Parks, recreation, and public property	-	-	-	-	-	1,422,232	1,422,232
<b>Total Expenditures</b>	<b>13,531,429</b>	<b>1,590,412</b>	<b>1,395,607</b>	<b>-</b>	<b>2,628,301</b>	<b>1,579,706</b>	<b>20,725,455</b>
<b>Excess (Deficiency) of Revenues Over (Under) Expenditures</b>	<b>197,926</b>	<b>1,418,765</b>	<b>190,442</b>	<b>452,222</b>	<b>(523,259)</b>	<b>(1,323,564)</b>	<b>412,532</b>
<b>Other Financing Sources (Uses)</b>							
Transfer in	329,362	-	460,000	11,025	705,000	1,566,075	3,071,462
Transfer out	(705,000)	(790,918)	(1,003,759)	(275,928)	(194,832)	(101,025)	(3,071,462)
Contributions	82,300	-	-	-	-	-	82,300
<b>Total Other Financing Sources (Uses)</b>	<b>(293,338)</b>	<b>(790,918)</b>	<b>(543,759)</b>	<b>(264,903)</b>	<b>510,168</b>	<b>1,465,050</b>	<b>82,300</b>
<b>Net Change in Fund Balances</b>	<b>(95,412)</b>	<b>627,847</b>	<b>(353,317)</b>	<b>187,319</b>	<b>(13,091)</b>	<b>141,486</b>	<b>494,832</b>
<b>Fund Balance, Beginning</b>	<b>4,761,738</b>	<b>5,788,425</b>	<b>17,428,721</b>	<b>8,474,915</b>	<b>6,002,189</b>	<b>2,033,756</b>	<b>44,489,744</b>
<b>Fund Balance, Ending</b>	<b>\$ 4,666,326</b>	<b>\$ 6,416,272</b>	<b>\$ 17,075,404</b>	<b>\$ 8,662,234</b>	<b>\$ 5,989,098</b>	<b>\$ 2,175,242</b>	<b>\$ 44,984,576</b>

The notes to the financial statements are an integral part of this statement.

**CITY OF NORTH SALT LAKE**  
**RECONCILIATIONS OF THE STATEMENT OF REVENUES, EXPENDITURES, AND**  
**CHANGES IN FUND BALANCES OF GOVERNMENTAL FUNDS TO THE**  
**STATEMENT OF ACTIVITIES**  
**For The Year Ended June 30, 2024**

Amounts reported for governmental activities in the statement of activities are different because:

<b>Net change in fund balances - total governmental funds</b>	\$	494,832
Governmental funds have reported capital outlays, past and present, as expenditures. However, in the statement of activities the cost of those assets is allocated over their estimated useful lives and reported as depreciation expense.		
Depreciation expense		(1,892,932)
Less internal service fund depreciation expense included in net revenue below		403,773
		(1,489,159)
Governmental funds report current capital outlays as expenditures. However, these expenditures are reported as capital assets in the statement of net position.		
		3,671,007
Repayment of bond principal is an expenditure in the funds, but the repayment reduces long-term liabilities in the statement of net position.		
		1,068,227
The internal service fund is used by management to charge the costs of fleet management to individual funds. The net revenue of certain activities of the internal service fund is reported with governmental activities.		
		152,403
The long term portion of accrued leave does not require the use of current financial resources and therefore is not recorded as an expenditure in the Governmental Funds.		
		(64,260)
The Statement of Activities includes the net pension benefit (expense) from the adoption of GASB 68, which is not included in the fund statements.		
		220,334
<b>Change in net position of governmental activities</b>	<b>\$</b>	<b>4,053,384</b>

The notes to the financial statements are an integral part of this statement.

**CITY OF NORTH SALT LAKE**  
**STATEMENT OF FUND NET POSITION – PROPRIETARY FUNDS**  
**For The Year Ended June 30, 2024**

	Business-type Activities				Governmental Activities	
	Water	Storm Water	Solid Waste	Golf	Total Enterprise	Internal Service Fund - Fleet
<b>Assets</b>						
<b>Current Assets</b>						
Cash and cash equivalents	\$ 2,776,628	\$ 1,246,642	\$ 616,527	\$ 396,464	\$ 5,036,261	\$ 946,629
Receivables:						
Accounts receivable, net	845,806	146,701	183,234	4,105	1,179,846	-
Due from other funds	-	-	-	-	-	-
Inventories	723,740	-	-	182,506	906,246	-
Prepaid expenses	444,225	-	-	-	444,225	-
<b>Total Current Assets</b>	<u>4,790,399</u>	<u>1,393,343</u>	<u>799,761</u>	<u>583,075</u>	<u>7,566,578</u>	<u>946,629</u>
<b>Noncurrent Assets</b>						
Restricted cash and cash equivalents	437,596	553,935	-	846,873	1,838,404	-
Net pension asset	-	-	-	-	-	-
Capital assets:						
Land	197,538	-	-	2,353,475	2,551,013	-
Water rights	2,864,052	-	-	-	2,864,052	-
Buildings	294,908	-	-	4,497,113	4,792,021	-
Golf course	-	-	-	4,782,526	4,782,526	-
Water distribution system	34,559,240	-	-	-	34,559,240	-
Storm water system	-	9,026,788	-	-	9,026,788	-
Machinery, equipment, and vehicles	1,532,986	278,645	79,724	1,745,537	3,636,892	5,063,829
Construction-in-progress	781,385	54,366	-	121,639	957,390	-
Less accumulated depreciation	(15,609,322)	(2,556,352)	(79,724)	(4,284,164)	(22,529,562)	(3,615,807)
<b>Total Noncurrent Assets</b>	<u>25,058,383</u>	<u>7,357,382</u>	<u>-</u>	<u>10,062,999</u>	<u>42,478,764</u>	<u>1,448,022</u>
<b>Total Assets</b>	<u>29,848,782</u>	<u>8,750,725</u>	<u>799,761</u>	<u>10,646,074</u>	<u>50,045,342</u>	<u>2,394,651</u>
<b>Deferred outflows of resources</b>						
Deferred outflows of resources relating to pensions	274,857	70,062	15,091	158,904	518,914	62,745
<b>Total Assets and Deferred Outflows of Resources</b>	<u>\$ 30,123,639</u>	<u>\$ 8,820,787</u>	<u>\$ 814,852</u>	<u>\$ 10,804,978</u>	<u>\$ 50,564,256</u>	<u>\$ 2,457,396</u>

The notes to the financial statements are an integral part of this statement.

**CITY OF NORTH SALT LAKE**  
**STATEMENT OF FUND NET POSITION – PROPRIETARY FUNDS (Continued)**  
**For The Year Ended June 30, 2024**

	Business-type Activities				Governmental Activities	
	Water	Storm Water	Solid Waste	Golf	Total Enterprise	Internal Service Fund - Fleet
<b>Liabilities</b>						
<b>Current Liabilities</b>						
Accounts payable	\$ 315,445	\$ 35,708	\$ 164,533	\$ 111,863	\$ 627,549	\$ 470
Compensated absences	73,397	15,341	1,634	65,485	155,857	9,039
Accrued liabilities	9,402	1,449	-	47,871	58,722	-
Unearned Revenue	-	-	-	197,755	197,755	-
Leases payable	-	67,604	-	50,282	117,886	-
Revenue and general obligation bonds payable	184,375	28,625	-	108,136	321,136	-
<b>Total Current Liabilities</b>	<u>582,619</u>	<u>148,727</u>	<u>166,167</u>	<u>581,392</u>	<u>1,478,905</u>	<u>9,509</u>
<b>Noncurrent Liabilities</b>						
Compensated absences	65,091	13,603	1,451	58,067	138,212	8,014
Customer deposits	989	-	-	-	989	-
Due to other funds	-	-	-	2,921,931	2,921,931	-
Notes payable	-	-	-	657,000	657,000	-
Leases payable	-	304,756	-	226,670	531,426	-
Net pension liability	291,430	71,548	15,541	160,085	538,604	65,332
Revenue and general obligation bonds payable	1,163,347	180,653	-	3,894,680	5,238,680	-
<b>Total Noncurrent Liabilities</b>	<u>1,520,857</u>	<u>570,560</u>	<u>16,992</u>	<u>7,918,433</u>	<u>10,026,842</u>	<u>73,346</u>
<b>Total Liabilities</b>	<u>2,103,476</u>	<u>719,287</u>	<u>183,159</u>	<u>8,499,825</u>	<u>11,505,747</u>	<u>82,855</u>
<b>Deferred inflows of resources</b>						
Deferred inflows of resources relating to pensions	1,934	476	326	1,097	3,833	365
<b>Total Liabilities and Deferred Inflows of Resources</b>	<u>2,105,410</u>	<u>719,763</u>	<u>183,485</u>	<u>8,500,922</u>	<u>11,509,580</u>	<u>83,220</u>
<b>Net Position</b>						
Net investment in capital assets	23,273,065	6,221,809	-	8,282,174	30,654,546	1,448,022
Restricted:						
Debt service	-	-	-	72,261	72,261	-
Equipment	-	372,360	-	276,952	649,312	-
Construction	-	-	-	497,660	497,660	-
Impact fees	437,596	181,575	-	-	619,171	-
Unrestricted	4,307,568	1,325,280	631,367	(6,824,991)	6,561,726	926,154
<b>Total Net Position</b>	<u>28,018,229</u>	<u>8,101,024</u>	<u>631,367</u>	<u>2,304,056</u>	<u>39,054,676</u>	<u>2,374,176</u>
<b>Total Liabilities, Deferred Inflows and Net Position</b>	<u>\$ 30,123,639</u>	<u>\$ 8,820,787</u>	<u>\$ 814,852</u>	<u>\$ 10,804,978</u>	<u>\$ 50,564,256</u>	<u>\$ 2,457,396</u>

The notes to the financial statements are an integral part of this statement.

**CITY OF NORTH SALT LAKE**  
**STATEMENT OF REVENUES, EXPENSES, AND CHANGES IN FUND NET POSITION – PROPRIETARY FUNDS**  
**For The Year Ended June 30, 2024**

	<b>Business-type Activities</b>				<b>Governmental Activities</b>	
	<b>Water</b>	<b>Storm Water</b>	<b>Solid Waste</b>	<b>Golf</b>	<b>Total Enterprise</b>	<b>Internal Service Fund - Fleet</b>
<b>Operating Revenues</b>						
Charges for services:						
Metered water sales	\$ 5,040,670	\$ -	\$ -	\$ -	\$ 5,040,670	\$ -
User fees	-	1,139,604	1,719,835	-	2,859,439	813,492
Connection and servicing fees	23,998	-	-	-	23,998	-
Admissions and lesson fees	-	-	-	1,490,150	1,490,150	-
Equipment and facility rents	-	-	-	974,130	974,130	-
Concession and merchandise sales	-	-	-	1,023,972	1,023,972	-
Miscellaneous	115,386	-	-	-	115,386	-
<b>Total Operating Revenues</b>	<b>5,180,054</b>	<b>1,139,604</b>	<b>1,719,835</b>	<b>3,488,252</b>	<b>11,527,745</b>	<b>813,492</b>
<b>Operating Expenses</b>						
Salaries and benefits	1,402,309	412,726	85,515	1,591,536	3,492,086	307,616
Office expense and supplies	498,005	94,871	59,056	95,436	747,368	-
Equipment - supplies and maintenance	256,775	116,438	42,421	328,297	743,931	38,537
Buildings and grounds - supplies and maintenance	89,566	-	-	63,592	153,158	-
Special department supplies	32,417	-	32,802	-	65,219	-
Power purchases	425,263	-	-	36,503	461,766	-
Water purchases	961,528	-	-	140,383	1,101,911	-
Professional services	168,218	184,379	3,876	144,069	500,542	-
Contracted services	-	-	1,313,389	-	1,313,389	-
Merchandise	-	-	-	414,291	414,291	-
Depreciation	1,082,623	258,605	1,471	258,024	1,600,723	403,773
Miscellaneous	42,307	2,046	-	77,834	122,187	-
<b>Total Operating Expenses</b>	<b>4,959,011</b>	<b>1,069,065</b>	<b>1,538,530</b>	<b>3,149,965</b>	<b>10,716,571</b>	<b>749,926</b>
<b>Operating Income (Loss)</b>	<b>\$ 221,043</b>	<b>\$ 70,539</b>	<b>\$ 181,305</b>	<b>\$ 338,287</b>	<b>\$ 811,174</b>	<b>\$ 63,566</b>

The notes to the financial statements are an integral part of this statement.

**CITY OF NORTH SALT LAKE**  
**STATEMENT OF REVENUES, EXPENSES, AND CHANGES IN FUND NET POSITION – PROPRIETARY FUNDS (Continued)**  
**For The Year Ended June 30, 2024**

	<b>Business-type Activities</b>				<b>Governmental Activities</b>	
	<b>Water</b>	<b>Storm Water</b>	<b>Solid Waste</b>	<b>Golf</b>	<b>Total Enterprise</b>	<b>Internal Service Fund - Fleet</b>
<b>Nonoperating Income (Expense)</b>						
Interest income	\$ 141,077	\$ 64,506	\$ 20,979	\$ -	\$ 226,562	\$ 49,132
Interest expense	(29,321)	(4,553)	-	(194,807)	(228,681)	(386)
Gain (loss) from sale of capital assets	-	-	-	-	-	40,091
<b>Total Nonoperating Income (Expense)</b>	<b>111,756</b>	<b>59,953</b>	<b>20,979</b>	<b>(194,807)</b>	<b>(2,119)</b>	<b>88,837</b>
Income (loss) before contributions and transfers	332,799	130,492	202,284	143,480	809,055	152,403
<b>Impact Fees</b>	<b>114,738</b>	<b>28,909</b>	<b>-</b>	<b>-</b>	<b>143,647</b>	<b>-</b>
<b>Change in Net Position</b>	<b>447,537</b>	<b>159,401</b>	<b>202,284</b>	<b>143,480</b>	<b>952,702</b>	<b>152,403</b>
<b>Net Position, Beginning</b>	<b>27,570,692</b>	<b>7,941,623</b>	<b>429,083</b>	<b>2,160,576</b>	<b>38,101,974</b>	<b>2,221,773</b>
<b>Net Position, Ending</b>	<b>\$ 28,018,229</b>	<b>\$ 8,101,024</b>	<b>\$ 631,367</b>	<b>\$ 2,304,056</b>	<b>\$ 39,054,676</b>	<b>\$ 2,374,176</b>

The notes to the financial statements are an integral part of this statement.

**CITY OF NORTH SALT LAKE**  
**STATEMENT OF CASH FLOWS – PROPRIETARY FUNDS**  
**For The Year Ended June 30, 2024**

	<b>Business-type Activities</b>					<b>Governmental Activities</b>
	<b>Water</b>	<b>Storm Water</b>	<b>Solid Waste</b>	<b>Golf</b>	<b>Total Enterprise</b>	<b>Internal Service Fund - Fleet</b>
<b>Cash Flows From Operating Activities</b>						
Receipts from customers and users	\$ 4,826,557	\$ 1,102,418	\$ 1,700,060	\$ 3,497,709	\$ 11,126,743	\$ 813,490
Receipts from customer deposits	(349)	-	-	-	(349)	-
Payments to suppliers and service providers	(3,129,131)	(442,202)	(1,485,100)	(1,383,232)	(6,439,665)	(47,645)
Payments to employees and related benefits	(1,420,525)	(402,423)	(78,850)	(1,526,363)	(3,428,160)	(303,231)
<b>Net cash flows from operating activities</b>	<u>276,552</u>	<u>257,793</u>	<u>136,110</u>	<u>588,114</u>	<u>1,258,569</u>	<u>462,614</u>
<b>Cash Flows From Non-Capital Financing Activities</b>						
Due to/from other funds	-	-	-	-	-	-
<b>Net cash flows from non-capital financing activities</b>	<u>-</u>	<u>-</u>	<u>-</u>	<u>-</u>	<u>-</u>	<u>-</u>
<b>Cash Flows From Capital and Related Financing Activities</b>						
Acquisition and construction of capital assets	(1,514,956)	(38,237)	-	(357,264)	(1,910,457)	(451,841)
Proceeds from sales of capital assets	-	-	-	-	-	42,988
Impact fees and interest subsidies received	114,738	28,909	-	-	143,647	-
Principal paid on capital bonds and leases	(180,910)	293,197	-	173,816	286,103	(23,204)
Interest paid on capital bonds and leases	(29,321)	(4,553)	-	(194,807)	(228,681)	(386)
<b>Net cash flows from capital and related financing activities</b>	<u>\$ (1,610,449)</u>	<u>\$ 279,316</u>	<u>\$ -</u>	<u>\$ (378,255)</u>	<u>\$ (1,709,388)</u>	<u>\$ (432,443)</u>

The notes to the financial statements are an integral part of this statement.

**CITY OF NORTH SALT LAKE**  
**STATEMENT OF CASH FLOWS – PROPRIETARY FUNDS (Continued)**  
**For The Year Ended June 30, 2024**

	<b>Business-type Activities</b>					<b>Governmental Activities</b>
	<b>Water</b>	<b>Storm Water</b>	<b>Solid Waste</b>	<b>Golf</b>	<b>Total Enterprise</b>	<b>Internal Service Fund - Fleet</b>
<b>Cash Flows From Investing Activities</b>						
Interest on investments	\$ 141,077	\$ 64,506	\$ 20,979	\$ -	\$ 226,562	\$ 49,132
<b>Net cash flows from investing activities</b>	<u>141,077</u>	<u>64,506</u>	<u>20,979</u>	<u>-</u>	<u>226,562</u>	<u>49,132</u>
<b>Net Increase (Decrease) In Cash and Cash Equivalents</b>	(1,192,820)	601,615	157,089	209,859	(224,258)	79,302
<b>Cash and Cash Equivalents, Beginning</b>	<u>4,407,044</u>	<u>1,198,962</u>	<u>459,438</u>	<u>1,033,479</u>	<u>7,098,924</u>	<u>867,326</u>
<b>Cash and Cash Equivalents, Ending</b>	<u>\$ 3,214,224</u>	<u>\$ 1,800,577</u>	<u>\$ 616,527</u>	<u>\$ 1,243,338</u>	<u>\$ 6,874,666</u>	<u>\$ 946,628</u>
<b>Reconciliation of operating income to net cash flows from operating activities</b>						
Earnings (loss) from operations	\$ 252,612	\$ 80,530	\$ 183,964	\$ 352,528	\$ 869,634	\$ 73,762
Adjustments to reconcile earnings (loss) to net cash flows from operating activities:						
Depreciation	1,082,623	258,605	1,471	258,024	1,600,723	403,773
Changes in assets and liabilities						
Accounts receivable, net	(353,499)	(37,186)	(19,775)	9,457	(401,003)	-
Inventories	(367,446)	-	-	(81,120)	(448,566)	-
Prepaid expenses	(12,621)	-	-	-	(12,621)	-
Net pension liability	(69,148)	(5,898)	5,246	27,122	(42,678)	(7,673)
Accounts payable	(240,280)	(33,515)	(31,286)	48,527	(256,554)	(793)
Compensated absences	19,363	6,210	(1,240)	5,390	29,723	1,860
Accrued liabilities	(34,703)	(10,953)	(2,270)	(31,814)	(79,740)	(8,315)
Customer deposits	(349)	-	-	-	(349)	-
<b>Net cash flows from operating activities</b>	<u>\$ 276,552</u>	<u>\$ 257,793</u>	<u>\$ 136,110</u>	<u>\$ 588,114</u>	<u>\$ 1,258,569</u>	<u>\$ 462,614</u>

The notes to the financial statements are an integral part of this statement.

# CITY OF NORTH SALT LAKE

## NOTES TO FINANCIAL STATEMENTS

### NOTE 1 SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES

The City of North Salt Lake (the City) was incorporated under the laws of the State of Utah in 1946 and operates under a manager-council form of government and provides the following services as authorized by its charter: public safety, public health, public improvements, highways, recreation, and general administrative services.

The City's financial statements are prepared in accordance with generally accepted accounting principles (GAAP). The Governmental Accounting Standards Board (GASB) is responsible for establishing GAAP for state and local governments through its pronouncements (Statements and Interpretations). The City has adopted GASB Statement No. 62, Codification of Accounting and Financial Reporting Guidance. Accordingly, the City has elected to apply all applicable GASB pronouncements and codified accounting standards issued by GASB. The more significant accounting policies established in GAAP and used by the City are discussed below.

#### The Reporting Entity

As required by GAAP, these financial statements present the City and its component units, entities for which the City is considered to be financially accountable. In defining the government, for financial reporting purposes, management has considered all potential component units. The decision to include a potential component unit in the reporting entity was made by applying the criteria set forth by the Governmental Accounting Standards board (GASB). Under GASB Statement No. 61, The Financial Reporting Entity, the financial reporting entity consists of the primary government and the blended component units:

#### Blended Component Units

The City of North Salt Lake Redevelopment Agency (RDA) was established to prepare and carry out plans to improve, rehabilitate, and redevelop certain areas within the City. The RDA is governed by a board of trustees composed of the City Mayor and members of the City Council. Although it is a legally separate entity from the City, the RDA is reported as if it were part of the primary government because of the City's ability to impose its will upon the operations of the RDA. The RDA is included in these financial statements as the Redevelopment Agency special revenue fund. Separate financial statements are not issued for the RDA.

The City of North Salt Lake Local Building Authority (LBA) was established to finance and construct municipal buildings that are then leased to the City. The LBA is governed by a board of trustees composed of the City Council. Although it is a legally separate entity from the City, the LBA is reported as if it were part of the primary government because of the City's ability to impose its will upon the operations of the LBA. The LBA is included in these financial statements as the Local Building Authority special revenue Fund. Separate financial statements are not issued for the LBA.

#### Government-Wide and Fund Financial Statements

The City's basic financial statements include both government-wide (reporting the City as a whole) and fund financial statements. Both the government-wide and fund financial statements categorize primary activities as either governmental or business-type. The City's general governmental services, public safety, highways and public improvements, parks, recreation, public property, and community development are classified as governmental activities. The City's water, secondary water, storm water, solid waste, and golf course services are classified as business-type activities.

The government-wide financial statements (i.e., the *statement of net position* and the *statement of activities*) report information on all of the activities of the City and its blended component units. Governmental activities, which are normally supported by taxes and intergovernmental revenues, are reported separately from business-type activities, which rely significantly on user fees and charges for support.

The *statement of activities* demonstrates the degree to which the direct expenses of a given function or segment is offset by program revenues. Direct expenses are those which are clearly identifiable with a specific function or segment. Program revenues include 1) charges to customers or applicants who purchase, use or directly benefit from goods, services or privileges provided by a given function or segment and 2) grants and

**NOTE 1 SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (Continued)**

Government-Wide and Fund Financial Statements (Continued)

contributions that are restricted to meeting the operational or capital requirements of a particular function or segment. Taxes and other items not properly included among program revenues are reported instead as general revenues.

Separate financial statements are provided for governmental funds and proprietary funds. Major individual governmental funds and major individual enterprise funds are reported as separate columns in the fund financial statements.

Measurement Focus, Basis of Accounting and Financial Statement Presentation

The government-wide financial statements are reported using the economic resources measurement focus and the accrual basis of accounting, as are the proprietary fund financial statements. Revenues are recorded when earned and expenses are recorded when a liability is incurred, regardless of the timing of related cash flows. Property taxes are recognized as revenue in the year for which they became available. Grants and similar items are recognized as revenue as soon as all eligibility requirements imposed by the awarding agency have been met.

The financial resources used to acquire capital assets are capitalized as assets in the government-wide financial statements, rather than reported as expenditures. Proceeds of long-term debt are recorded as a liability in the government-wide financial statements, rather than as another financing sources. Amounts paid to reduce the long-term debt of the City are reported as a reduction of the related liability, rather than expenditures in the government-wide financial statements.

Governmental fund financial statements are reported using the current financial resources measurement focus and the modified accrual basis of accounting. Revenues are recognized as soon as they are both measurable and available. Revenues are considered to be available when they are collectible within the current period or soon enough thereafter to pay liabilities of the current period. Expenditures generally are recorded when a liability is incurred, as under accrual accounting. However, debt-service expenditures, as well as expenditures related to claims and judgments, are recorded only when payment is due.

Sales taxes, franchise taxes, and earned but unreimbursed state and federal grants associated with the current fiscal period are all considered to be susceptible to accrual and are recognized as revenues of the current fiscal period. Property taxes are measurable as of the date levied (assessed) and are recognized as revenues when they become available. Available means when due, or past due, and received within the current period or collected soon enough thereafter (generally within 60 days) to be used to pay liabilities of the current period. All other revenues are considered to be measurable and available only when the City receives cash.

The accounts of the City are organized on the basis of funds, each of which is considered a separate accounting entity. The operations of each fund are accounted for with a separate set of self-balancing accounts that comprise its assets, liabilities, reserves, fund balance, revenues, and expenditures or expenses as appropriate.

The City reports the following major governmental funds:

The General Fund is the government's primary operating fund. It accounts for all financial resources of the general government, except those required to be accounted for in another fund.

The Redevelopment Agency Funds are designated for the collection of tax increment revenues during the life of the City's redevelopment project areas, with expenditures consisting of commitments to development agreements, low-income housing, and parks projects.

The Debt Service – Rap Tax Fund is a special revenue fund that accounts for RAP Tax revenues and associated debt service on parks projects.

## NOTE 1 SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (Continued)

### Measurement Focus, Basis of Accounting and Financial Statement Presentation (Continued)

The Capital Projects Fund accounts for the financial resources to be used for the acquisition or construction of the major capital facilities of the government (other than those financed by Proprietary Funds and Special Revenue Funds). Capital project funds are used to account for resources designated to construct governmental capital assets which may require more than one fiscal year for completion.

The Park Development Fund is a capital project fund. Capital project funds account for the financial resources to be used for the acquisition or construction of the major capital facilities of the government (other than those financed by Proprietary Funds and Special Revenue Funds). This fund is used to account for the park impact fees received.

The Road Development Fund is a capital projects fund. Capital project funds account for the financial resources to be used for the acquisition or construction of the major capital facilities of the government (other than those financed by Proprietary Funds and Special Revenue Funds). This fund is used to account for the road impact fees, Class C Road distributions, and transportation taxes received.

The City reports the following major proprietary funds:

The Water Fund accounts for the activities of the City's culinary water, pressurized irrigation, and second water distribution systems.

The Storm Water Fund accounts for the activities of the City's storm water collection system.

The Solid Waste Fund accounts for the activities of the City's solid waste services.

The Golf Course Fund accounts for the activities of the City's golf course.

Additionally, the City reports the following fund types:

Internal service fund – Fleet. The fleet internal service fund accounts for fleet management provided to the City's governmental funds on a cost-reimbursement basis. Each proprietary fund provides its own fleet management services.

Proprietary funds distinguish operating revenues and expenses from nonoperating items. Operating revenues and expenses generally result from providing services and producing and delivering goods in connection with a proprietary fund's principal ongoing operations. The principal operating revenues of the enterprise funds are charges to customers. Operating expenses for enterprise funds include the cost of sales and services, administrative expenses, and depreciation on capital assets. All revenues and expenses not meeting this definition are reported as nonoperating revenues and expenses.

City policy states that when fund balance is available for use the following spending order will be followed: restricted, committed, assigned, and then unassigned fund balance as it is needed.

The City records utility revenues billed to its customers when meters are read on a monthly basis.

### Budgets

Annual budgets are prepared and adopted by resolution of the Legislative Body of the City of North Salt Lake on or before June 30 for the following fiscal year, in accordance with State law.

Budgets include activities in several different funds, including the general fund, special revenue funds, debt service fund, and proprietary funds. Annual budgets are also adopted for capital projects, which may include activities overlapping several fiscal years. The level of the City's budgetary control (that is, the level at which the City's expenditures cannot legally exceed the appropriated amounts) is established at the department level. Each department head is responsible to the Mayor and City Council for operating within the budget for their department. All annual budgets lapse at fiscal year-end.

## NOTE 1 SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (Continued)

### Budgets (Continued)

Utah State law prohibits the appropriation of the sum of unassigned, assigned, and committed General Fund balance until it exceeds 5% of the General Fund revenues. Until the sum of the stated fund balance categories is greater than the above amount, it cannot be budgeted, but is used to provide working capital until tax revenue is received, to meet emergency expenditures, and to cover unanticipated deficits. Utah State law also prohibits the accumulation of the stated fund balance categories in any amount greater than 35% of current year general fund revenues.

By resolution, the City Council may amend the budget to any extent, provided the amended budget does not exceed the original budgeted expenditures, in which case a public hearing must be held. With the consent of the City Manager, department heads may reallocate unexpended appropriated balances from one expenditure account to another within that department during the budget year.

Budgets for the General Fund, special revenue funds, debt service funds, and Capital Projects Fund are prepared on the modified accrual basis of accounting. The City does not use encumbrance accounting.

Expenditures in the Capital Projects Fund are budgeted annually on a project-by-project basis. Although it is the intention of the City that each project be funded by a specific revenue source, the adopted budget reflects only total anticipated revenues by source. Since it is neither practicable, nor appropriate, to separate revenues and fund balance on a project-by-project basis, the Capital Projects Fund is reported as an individual fund in the accompanying financial statements.

### Estimates and assumptions

The preparation of financial statements in conformity with accounting principles generally accepted in the United States of America requires management to make estimates and assumptions that affect the reported amounts of assets and liabilities and disclosure of contingent assets and liabilities at the date of financial statements and the reported amounts of revenues, expenditures and expenses during the reporting period. Actual results could differ from those estimates.

### Taxes

On or before June 22 of each year, the City sets the property tax rate for various municipal purposes. If the City intends to increase property tax revenues above the previous years certified tax rate budgeted revenue, state law requires the City to provide public notice to property owners and hold a public hearing. When these special public hearings are necessary, the adoption of the final budget is made subsequent to June 30. All property taxes levied by the City are assessed and collected by Davis County. Taxes are attached as an enforceable lien as of January 1, are levied as of October 1, and are due November 30; any delinquent taxes are subject to a penalty. Unless the delinquent taxes and penalties are paid before January 15, a lien is attached to the property, and the amount of taxes and penalties bears interest from January 1 until paid. If after five years, delinquent taxes have not been paid, the County sells the property at a tax sale to relieve the lien, with any additional proceeds distributed to the property owner. Tax collections are remitted to the City from the County on a monthly basis.

Sales taxes are collected by the Utah State Tax Commission and remitted to the City monthly.

Franchise taxes are collected by natural gas, electric utilities, and cable television companies and remitted to the City periodically.

### Cash & Cash Equivalents and Investments

Cash and Cash Equivalents are generally considered short-term, highly liquid investments with a maturity of three months or less from the purchase date.

Investments are recorded at fair value in accordance with GASB Statement No. 72, *Fair Value Measurement and Application*. Accordingly, the change in fair value of investments is recognized as an increase or decrease to investment assets and investment income.

**NOTE 1 SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (Continued)**

Inventory and Prepaid Items

Inventories of materials used in the construction and repair of the transmission, distribution, and collection systems are valued at the lower of cost or market on a weighted average basis. Golf course merchandise inventories are valued at the lower of cost or market on a first-in, first-out basis.

Certain payments to vendors reflect costs applicable to future accounting periods and are recorded as prepaid items. Prepaid items in the governmental funds are accounted for using the consumption method.

Capital Assets

Capital assets, which include property, plant, equipment, and infrastructure assets (e.g., roads, curb and gutter, sidewalks, and similar items) are reported in the applicable governmental or business-type activities columns in the government-wide financial statements. The government defines capital assets as assets with an initial individual cost of more than \$10,000 and an estimated useful life that exceeds two years. Such assets are recorded at historical cost where historical records are available and at an estimated historical cost where no historical records exist. Donated capital assets are recorded at estimated fair value at the date of donation.

The cost of normal maintenance and repairs that do not add materially to the value of the asset or materially extend assets' lives are not capitalized. Improvements are capitalized and depreciated over the remaining useful lives of the related capital assets, as applicable.

Major outlays for capital assets and improvements are capitalized in proprietary funds as projects are constructed. Interest incurred during the construction phase of proprietary fund capital assets is reflected in the capitalized value of the asset constructed, net of interest earned on the invested proceeds over the same period.

Upon retirement or disposition of capital assets, the cost and related accumulated depreciation are removed from the respective accounts. Depreciation of capital assets is computed using the straight-line method over their estimated useful lives as follows:

<u>Assets</u>	<u>Years</u>
Buildings	30-50
Improvements other than buildings	30-50
Infrastructure	30-50
Machinery and equipment	5-12
Vehicles	5-7

Interfund transactions

During the course of operations, numerous transactions occur between individual funds for goods provided, services rendered and for short-term interfund loans or transfers. As a general rule, the effect of interfund activity has been eliminated from the government-wide financial statements.

Loans are reported as receivables and payables and are classified as "due from other funds" or "due to other funds" on the balance sheet of the governmental fund financial statements. Interfund receivables and payables between funds within governmental activities are eliminated in the Statement of Net Position.

When an internal service fund provides goods or services to another fund, redundancy is inherent because expenditures/expenses are reported in both the fund providing and the fund receiving the goods or services. Since internal service funds primarily benefit governmental funds, they are included in the governmental activities in the entity-wide statements. The basic assumption for internal service funds is that they operate on a breakeven basis. Accordingly, any net profit or loss has been allocated to the functions that benefited from the goods or services provided based on proportionate benefit. Any residual balances outstanding between the governmental activities and business-type activities are reported in the government-wide financial statements as "internal balances."

**NOTE 1 SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (Continued)**

Interfund transactions (Continued)

All other interfund transactions are treated as transfers. Transfers between governmental or proprietary funds are netted as part of the reconciliation between the governmental fund statements and the government-wide columnar presentation.

Long-Term Obligations

In the government-wide financial statements and proprietary fund types, long-term debt and other long-term obligations are reported as liabilities in the applicable governmental activities, business-type activities, or proprietary fund type statement of net position. Bond premiums, discounts, and issuance costs are deferred and amortized over the life of the applicable debt.

In the fund financial statements, governmental fund types recognize bond premiums and discounts, as well as bond issuance costs, during the current period. The face amount of debt issued is reported as other financing sources while discounts on debt issuances are reported as other financing uses. Issuance costs, whether or not withheld from the actual debt proceeds received, are reported as debt service expenditures.

Deferred inflows of resources

In addition to liabilities, the statement of financial position will sometimes report a separate section for deferred inflows of resources. This separate financial statement element, deferred inflows of resources, represents an acquisition of net position that applies to a future period(s) and so will not be recognized as an inflow of resources (revenue) until that time. These amounts are reported in both the government-wide statements and the governmental fund statements.

Compensated absences

City employees accrue vacation leave up to a maximum of 240 hours (340 hours for department heads) according to the following schedule, with any unpaid leave paid to employees at retirement or termination.

<u>Years of Service</u>	<u>Hours Accrued Per Pay Period</u>
0-24 months	3.07 (80 hours per year)
2-5 years	3.7 hours (96 hours per year)
5-10 years	4.62 (120 hours per year)
10-15 years	5.54 (144 hours per year)
15-20 years	6.15 (160 hours per year)
Over 20	6.77 (176 hours per year)

Sick leave is earned at a rate of 3.7 hours per pay period (96.2 hours per year), to a maximum of 1,440 hours. Sick pay amounts are charged to expenditures when incurred. Once each year, employees with at least 120 hours of accumulated sick leave may convert 1/3 of that year's unused sick leave to pay. Upon retirement, the City may pay the employee up to 50% of unused accumulated sick leave hours depending upon years of service. The amount of accumulated leave is accrued when incurred in the government-wide and proprietary fund financial statements. A liability for these amounts is reported in governmental funds only if they have matured.

Pensions

For purposes of measuring the net pension liability, deferred outflows of resources and deferred inflows of resources related to pensions, and pension expense, information about the fiduciary net position of the Utah Retirement Systems Pension Plan (URS) and additions to/deductions from URS's fiduciary net position have been determined on the same basis as they are reported by URS. For this purpose, benefit payments (including refunds of employee contributions) are recognized when due and payable in accordance with the benefit terms. Investments are reported at fair value.

Equity – Fund Financial Statements

In the governmental fund financial statements fund equity is classified as fund balance. Fund Balance is further classified as Nonspendable, Restricted, Committed, Assigned or Unassigned.

Nonspendable fund balance classification includes amounts that cannot be spent because they are either (a) not in spendable form, or (b) legally or contractually required to be maintained intact.

## NOTE 1 SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (Continued)

### Equity – Fund Financial Statements (Continued)

Restricted fund balance classifications are restricted by enabling legislation. Also reported if, (a) externally imposed by creditors, grantors, contributors, or laws or regulations of other governments, or (b) imposed by law through constitutional provisions or enabling legislation.

Committed fund balance classifications include those funds that can only be used for specific purposes pursuant to constraints imposed by formal action of the City Council and remain binding unless removed in the same manner.

Assigned fund balance classifications include amounts that are constrained by the government's intent to be used for specific purposes, but are neither restricted nor committed, as established by the City Manager. Also includes all remaining amounts that are reported in governmental funds, other than the general fund that are not classified as nonspendable, restricted nor committed or in the General Fund, that are intended to be used for specific purposes.

Unassigned fund balance classification is the residual classification for the General Fund. This classification represents fund balance that has not been assigned to other funds and that has not been restricted, committed, or assigned to specific purposes within the General Fund.

### Equity – Government-wide & Proprietary Financial Statements

Equity is classified as net position and displayed in three components:

1. Invested in capital assets, net of related debt – Consists of capital assets, net of accumulated depreciation and reduced by the outstanding balances of any bonds, mortgages, notes, or other borrowings that are attributable to the acquisition, construction, or improvement of those assets.
2. Restricted net position – Consists of net position with constraints placed on the use either by (1) external groups such as creditors, grantors, contributors, or laws or regulations of other governments; or (2) law through constitutional provisions or enabling legislation.
3. Unrestricted net position – All other net position that do not meet the definition of “restricted” or “invested in capital assets, net of related debt.”

It is the City's policy to first apply restricted resources when an expense is incurred for purposes for which both restricted and unrestricted net position is available.

### Leases

As of July 1, 2021 the City of North Salt Lake adopted GASB Statement No. 87, Leases. The implementation of this standard establishes a single model for lease accounting based on the foundational principal that leases are financings of the right to use an underlying asset. The standard requires recognition of certain lease assets and liabilities for leases that were previously classified as operating leases and recognized as inflows of resources or outflows of resources based on the payment provisions of the contract.

As a Lessee, it is the City's policy to recognize a lease liability and an intangible right to use a leased asset in the government-wide financial statements. The City recognizes lease liabilities with an initial, individual value of \$10,000 or more for equipment leases, and an initial, individual value of \$25,000 or more for property, plant, and infrastructure leases. At the commencement of a lease, the City initially measures the lease liability at the present values of payments expected to be made during the term of the lease. characteristics of lease contracts or agreements do not meet the definition of a lease per the application of this statement, including:

1. Leases under twelve months are considered short-term arrangements;
2. Lease-purchase agreements that transfer ownership of the asset to the City at the end of the contract; and,
3. Lease arrangements that do not convey the right to control the underlying asset, including determining the nature and manner of use.

## NOTE 1 SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (Continued)

### Leases (Continued)

As a Lessor, it is the City's policy to recognize a lease receivable and deferred inflow of resources in the government-wide and governmental fund financial statements. At the commencement of a lease, the City initially measures the lease receivable at the present value of the lease payments expected to be received during the lease term.

The City monitors changes in circumstances that would require a remeasurement of its leases and will remeasure the lease asset and liability, or lease receivable and deferred inflows of resources, if certain changes occur that are expected to significantly affect the amount of the lease liability or lease receivable. Information regarding current lease-purchase agreements may be found in Note 8 of this financial report.

### Subscription-Based Information Technology Arrangements

As of July 1, 2022 the City of North Salt Lake adopted GASB Statement No. 96, Subscription-Based Information Technology Arrangements (SBITAs). The implementation of this standard enhances the relevance and reliability of the City's financial statements by requiring it to report a subscription asset and subscription liability for a SBITA and to disclose essential information about the arrangement.

As a subscriber, it is the City's policy to recognize the present value of future SBITA subscription payments expected to be made during the SBITA term. Generally, the City recognizes an intangible right-to-use subscription asset and subscription liability for subscription contracts or agreements with a total value of \$25,000 or more for a contract period longer than twelve months. When determining the contract term, the City must consider any options to extend as well as the reasonable expectation that those options will be exercised.

Once identified, the City recognizes the subscription liability at the commencement of the subscription term, which is when the subscription asset is placed into service. The subscription liability is initially measured at the present value of subscription payments expected to be made during the subscription term. Future subscription payments are discounted using the interest rate charged by the SBITA vendor, or by the City's incremental borrowing rate if the interest rate is not readily determinable. The City recognizes amortization of the discount on the subscription liability as an outflow of resources (for example, interest expense) in subsequent financial reporting periods. The subscription asset is initially measured as the sum of (1) the initial subscription liability amount, (2) payments made to the SBITA vendor before commencement of the subscription term, and (3) capitalizable implementation costs, less any incentives received from the SBITA vendor at or before the commencement of the subscription term. The City recognizes amortization of the subscription asset as an outflow of resources over the subscription term.

Certain characteristics of SBITA contracts or agreements do not meet the scope of a SBITA per the application of this statement, including:

1. Agreements covering a right to use period of twelve months or less;
2. Those that do not meet the \$25,000 capitalization threshold set by the City, either individually or when "like" subscriptions are aggregated (e.g., multiple desktop licenses for the same subscription based program).

The City monitors contracts and agreements and identifies changes in circumstances that would require recognition of a SBITA asset and liability.

### Pending Accounting Pronouncements

GASB Statement No. 101, titled *Compensated Absences*, was issued in June 2022. It revises the accounting and reporting guidance for liabilities related to compensated absences, such as vacation leave, sick leave, and other forms of paid time off provided by state and local governments. The statement is designed to simplify and improve consistency in recognizing and measuring these liabilities, and replaces the guidance provided in previous standards, such as GASB No. 16. The City has adopted this standard for the fiscal year ending June 30, 2025.

## NOTE 1 SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (Continued)

### Pending Accounting Pronouncements (Continued)

GASB Statement No. 102, *Certain Risk Disclosures*, was issued in 2023 to enhance the transparency of risks that governments face, particularly those that could impact their ability to acquire resources or manage expenditures effectively. This statement outlines disclosure requirements for specific risk categories, including concentrations (e.g., dependence on a single funding source) and constraints, and applies to risks that expose governments to heightened possibilities of loss or harm. The City has adopted this standard for the fiscal year ending June 30, 2025

GASB Statement No. 103, *Financial Reporting Model Improvements*, was issued on May 28, 2024. It focuses on enhancing the effectiveness of financial reporting for state and local governments by addressing limitations and application issues in the financial reporting model established under GASB Statement 34. The updates include clarifications and modifications in several areas, including removing repetitive explanations in the management's discussion and analysis (MD&A), reclassification of budgetary comparisons as required supplementary information, changes to proprietary fund statement reporting categories, and other items. The City anticipated adoption of this standard in the fiscal year ending June 30, 2026.

## NOTE 2 DEPOSIT AND INVESTMENTS

The City maintains a cash and investment pool that is available for use by all funds. Cash includes amounts in demand deposits as well as time deposits. Investments are stated at cost or amortized cost, which approximates fair value. Each fund's portion of this pool is displayed as "Cash and Cash Equivalents" which also includes cash accounts that are separately held by some of the City's funds. Deposits are not collateralized nor are they required to be by State statute.

The City follows the requirements of the Utah Money Management Act (*Utah Code*, Section 51, Chapter 7) in handling its depository and investment transactions. This Act requires the depositing of City funds in a "qualified depository".

The Act defines a "qualified depository" as any financial institution whose deposits are insured by an agency of the Federal Government and which has been certified by the State Commissioner of Financial Institutions as meeting the requirements of the Act and adhering to the rules of the Utah Money Management Council.

### *Deposits*

#### *Custodial Credit Risk*

Custodial credit risk is the risk that, in the event of a bank failure, the City deposits may not be returned to it. The City does not have a formal deposit policy for custodial credit risk. As of June 30, 2024, \$163,328 in the City's bank balances are uninsured.

#### *Investments*

The State of Utah Money Management Council has the responsibility to advise the State Treasurer about investment policies, promote measures and rules that will assist in strengthening the banking and credit structure of the state, and review the rules adopted under the authority of the State of Utah Money Management Act that relate to the deposit and investment of public funds.

The City follows the requirements of the Utah Money Management Act (*Utah Code*, Title 51, Chapter 7) in handling its depository and investment transactions. The Act requires the depositing of City funds in a qualified depository. The Act defines a qualified depository as any financial institution whose deposits are insured by an agency of the Federal Government and which has been certified by the State Commissioner of Financial Institutions as meeting the requirements of the Act and adhering to the rules of the Utah Money Management Council.

The Money Management Act defines the types of securities authorized as appropriate investments for the City's funds and the conditions for making investment transactions. Investment transactions may be

**NOTE 2 DEPOSIT AND INVESTMENTS (Continued)**

***Investments (Continued)***

conducted only through qualified depositories, certified dealers, or directly with issuers of the investment securities.

Statutes authorize the City to invest in negotiable or nonnegotiable deposits of qualified depositories and permitted negotiable depositories; repurchase and reverse repurchase agreements; commercial paper that is classified as “first tier” by two nationally recognized statistical rating organizations; bankers’ acceptances; obligations of the United States Treasury including bills, notes, and bonds; obligations, other than mortgage derivative products, issued by U.S. government sponsored enterprises (U.S. Agencies) such as the Federal Home Loan Bank System, Federal Home Loan Mortgage Corporation (Freddie Mac), and Federal National Mortgage Association (Fannie Mae); bonds, notes, and other evidence of indebtedness of political subdivisions of the State; fixed rate corporate obligations and variable rate securities rated “A” or higher, or the equivalent of “A” or higher, by two nationally recognized statistical rating organizations; shares or certificates in a money market mutual fund as defined in the Money Management Act; and the Utah State Public Treasurers’ Investment Fund.

The Utah State Treasurer’s Office operates the Public Treasurers’ Investment Fund (PTIF). The PTIF is available for investment of funds administered by any Utah public treasurer and is not registered with the SEC as an investment company. The PTIF is authorized and regulated by the Money Management Act (Utah Code, Title 51, Chapter 7). The Act established the Money Management Council which oversees the activities of the State Treasurer and the PTIF and details the types of authorized investments. Deposits in the PTIF are not insured or otherwise guaranteed by the State of Utah, and participants share proportionally in any realized gains or losses on investments.

The PTIF operates and reports to participants on an amortized cost basis. The income, gains, and losses of the PTIF, net of administration fees, are allocated based upon the participant’s average daily balance. The fair value of the PTIF investment pool is approximately equal to the value of the pool shares.

***Fair Value of Investments***

The City measures and records its investments using fair value measurement guidelines established by generally accepted accounting principles. These guidelines recognize a three-tiered fair value hierarchy, as follows:

- *Level 1:* Quoted prices for identical investments in active markets;
- *Level 2:* Observable inputs other than quoted market prices; and,
- *Level 3:* Unobservable inputs.

At June 30, 2024, the City had the following recurring fair value measurements.

	<b>Fair Value Measurements Using</b>			
	<b>Total</b>	<b>Level 1</b>	<b>Level 2</b>	<b>Level 3</b>
<b>Investments by fair value level</b>				
Debt securities:				
Utah Public Treasurer's Investment Fund	\$ 51,664,389	\$ -	\$ 51,664,389	\$ -
Total debt securities	<u>\$ 51,664,389</u>	<u>\$ -</u>	<u>\$ 51,664,389</u>	<u>\$ -</u>

Debt and equity securities classified in Level 1 are valued using prices quoted in active markets for those securities. Debt and equity securities classified in Level 2 are valued using the following approaches:

- Money Market, Bond, and Equity Mutual Funds: published fair value per share (unit) for each fund;
- Utah Public Treasurers’ Investment Fund: application of the June 30, 2024 fair value factor, as calculated by the Utah State Treasurer, to the City’s average daily balance in the Fund; and,

**NOTE 2 DEPOSIT AND INVESTMENTS (Continued)**

***Interest Rate Risk***

Interest rate risk is the risk that changes in interest rates will adversely affect the fair value of an investment. The City’s policy for managing its exposure to fair value loss arising from increasing interest rates is to comply with the State’s Money Management Act. Section 51-7-11 of the Money Management Act requires that the remaining term to maturity of investments may not exceed the period of availability of the funds to be invested. The Act further limits the remaining term to maturity on all investments in commercial paper, bankers’ acceptances, fixed rate negotiable deposits, and fixed rate corporate obligations to 270 days - 15 months or less. The Act further limits the remaining term to maturity on all investments in obligations of the United States Treasury; obligations issued by U.S. government sponsored enterprises; and bonds, notes, and other evidence of indebtedness of political subdivisions of the State to 5 years. In addition, variable rate negotiable deposits and variable rate securities may not have a remaining term to final maturity exceeding 3 years.

As of June 30, 2024, the City’s investments had the following maturities:

Investment Type	Fair Value	Investment Maturities (in Years)			
		Less than 1	1-5	6-10	More than 10
PTIF Investments	\$ 51,664,389	\$ 51,664,389	-	-	-
	\$ 51,664,389	\$ 51,664,389	-	-	-

***Credit Risk***

Credit risk is the risk that an issuer or other counterparty to an investment will not fulfill its obligations. The City’s policy for reducing its exposure to credit risk is to comply with the State’s Money Management Act, as previously discussed.

At June 30, 2024, the City’s investments had the following quality ratings:

Investment Type	Fair Value	Quality Ratings			
		AAA	AA	A	Unrated
PTIF Investments	\$ 51,664,389	-	-	-	\$ 51,664,389
	\$ 51,664,389	-	-	-	\$ 51,664,389

***Concentration of Credit Risk***

Concentration of credit risk is the risk of loss attributed to the magnitude of a government’s investment in a single issuer. The City’s policy for reducing this risk of loss is to comply with the Rules of the Money Management Council. Rule 17 of the Money Management Council limits investments in a single issuer of commercial paper and corporate obligations to 5-10% depending upon the total dollar amount held in the portfolio.

Custodial credit risk (investments) – For an investment, this is the risk that, in the event of the failure of the counterparty, the City will not be able to recover the value of its investments or collateral securities that are in the possession of an outside party. The City does not have a formal policy for custodial credit risk.

The City’s investment in the Utah Public Treasurer’s Investment Fund has no custodial credit risk.

**NOTE 2 DEPOSIT AND INVESTMENTS (Continued)**

*Credit Risk (Continued)*

The following are the City’s cash on hand, on deposit, and investments as of June 30, 2024:

Cash on hand and on deposit:	
Cash on deposit	\$ 760,703
Petty cash	3,100
PTIF investment	51,664,389
Total cash and investments	<u>\$ 52,428,192</u>

Cash and investments are included in the accompanying combined statement of net position as follows:

Cash	\$ 23,303,870
Restricted Cash	29,124,322
Total cash and investments	<u>\$ 52,428,192</u>

**NOTE 3 RESTRICTED BALANCES**

The following table illustrates the amounts reported as restricted net position, restricted fund balance, and restricted cash. The variances between restricted cash and restricted net position occur under two occasions. First, if expenditures have been incurred for restricted purposes, but have yet to be paid with cash. Second, if the restriction is also offset by a corresponding debt such as the unspent bond proceeds.

	Restricted Cash	Restricted Net Position	Restricted Fund Balance
Water Bonds Debt Service Reserves	\$ 72,261	\$ 72,261	\$ 72,261
Sales Tax Bonds Debt Service Reserves	157,627	157,627	157,627
LBA Debt Service Reserves	77,965	77,965	77,965
Impact Fees	3,818,349	3,818,349	3,818,349
Leased Equipment	649,312	649,312	649,312
Construction projects	21,820,178	6,281,178	21,820,178
Redevelopment low income housing	896,864	896,864	896,864
Unspent B&C Road Money	1,631,764	1,631,764	1,631,764
	<u>\$ 29,124,321</u>	<u>\$ 13,585,321</u>	<u>\$ 29,124,321</u>

**NOTE 4 ALLOWANCE FOR DOUBTFUL ACCOUNTS**

The allowance for doubtful accounts receivable at June 30, 2024 for all funds is \$10,000.

**NOTE 5 CAPITAL ASSETS**

A summary of changes in capital assets for the year ended June 30, 2024, is as follows:

	Balance June 30, 2023	Additions	Deletions	Transfers/ Reclassifications	Balance June 30, 2024
Governmental Activities					
Capital assets, not being depreciated					
Land	\$ 25,812,146	\$ -	\$ -	\$ -	\$ 25,812,146
Construction in progress	3,936,876	2,186,307	-	(2,755,334)	3,367,849
Total capital assets, not being depreciated	<u>29,749,021</u>	<u>2,186,307</u>	<u>-</u>	<u>(2,755,334)</u>	<u>29,179,995</u>
Capital assets, being depreciated					
Infrastructure	31,849,046	1,152,602	-	2,755,334	35,756,982
Buildings	8,042,561	-	-	-	8,042,561
Improvements other than buildings	8,943,889	292,479	-	-	9,236,369
Machinery, equipment, and vehicles	6,771,819	491,461	-	-	7,263,281
Total capital assets, being depreciated	<u>55,607,315</u>	<u>1,936,543</u>	<u>-</u>	<u>2,755,334</u>	<u>60,299,192</u>
Less accumulated depreciation for					
Infrastructure	(8,238,908)	(922,855)	-	-	(9,161,763)
Buildings	(3,638,587)	(272,930)	-	-	(3,911,517)
Improvements other than buildings	(2,751,675)	(246,594)	-	-	(2,998,269)
Machinery, equipment, and vehicles	(5,014,017)	(453,448)	-	-	(5,467,465)
Total accumulated depreciation	<u>(19,643,187)</u>	<u>(1,895,828)</u>	<u>-</u>	<u>-</u>	<u>(21,539,015)</u>
Total capital assets, being depreciated, net	<u>35,964,128</u>	<u>40,715</u>	<u>-</u>	<u>2,755,334</u>	<u>38,760,177</u>
Governmental activities capital assets, net	<u>\$ 65,713,149</u>	<u>\$ 2,227,023</u>	<u>\$ -</u>	<u>\$ -</u>	<u>\$ 67,940,172</u>

Depreciation expense was charged to functions/programs of the primary governmental activities as follows:

Governmental activities	
General government	\$ 260,092
Community development	2,782
Public safety	183,015
Highways and public improvements	1,132,891
Parks, recreation, and public property	<u>317,048</u>
Total depreciation expense - governmental activities	<u>\$ 1,895,828</u>

**NOTE 5 CAPITAL ASSETS (Continued)**

The Enterprise Funds' property, plant and equipment consist of the following at June 30, 2024:

	Balance June 30, 2023	Additions	Deletions	Transfers/ Reclassifications	Balance June 30, 2024
<b>Business-type Activities</b>					
<b>Capital assets, not being depreciated</b>					
Land	\$ 2,551,013	\$ -	\$ -	\$ -	\$ 2,551,013
Water rights	2,864,052	-	-	-	2,864,052
Construction in progress	2,220,018	506,089	-	(1,768,717)	957,390
<b>Total capital assets, not being depreciated</b>	<b>7,635,083</b>	<b>506,089</b>	<b>-</b>	<b>(1,768,717)</b>	<b>6,372,455</b>
<b>Capital assets, being depreciated</b>					
Buildings	4,718,704	73,317	-	-	4,792,021
Golf course	4,782,526	-	-	-	4,782,526
Water distribution system	31,774,353	1,016,170	-	1,768,717	34,559,240
Storm water system	8,996,788	30,000	-	-	9,026,788
Machinery, equipment, and vehicles	3,352,011	284,881	-	-	3,636,892
<b>Total capital assets, being depreciated</b>	<b>53,624,381</b>	<b>1,404,368</b>	<b>-</b>	<b>1,768,717</b>	<b>56,797,466</b>
<b>Less accumulated depreciation for</b>					
Buildings	(611,825)	(25,766)	-	-	(637,591)
Golf course	(2,710,406)	(97,908)	-	-	(2,808,314)
Water distribution system	(13,263,767)	(1,001,330)	-	-	(14,265,097)
Storm water system	(2,127,499)	(228,206)	-	-	(2,355,705)
Machinery, equipment, and vehicles	(2,215,342)	(247,513)	-	-	(2,462,855)
<b>Total accumulated depreciation</b>	<b>(20,928,840)</b>	<b>(1,600,723)</b>	<b>-</b>	<b>-</b>	<b>(22,529,562)</b>
<b>Total capital assets, being depreciated, net</b>	<b>32,695,541</b>	<b>(196,355)</b>	<b>-</b>	<b>1,768,717</b>	<b>34,267,904</b>
<b>Business-type activities capital assets, net</b>	<b>\$ 40,330,624</b>	<b>\$ 309,734</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 40,640,359</b>

Depreciation expense was charged to funds of the business-type activities as follows:

<b>Business-type Activities</b>	
Water	\$ 979,347
Secondary Water	103,276
Storm Water	258,605
Solid Waste	1,471
Golf Course	258,024
<b>Total depreciation expense - business-type activities</b>	<b>\$ 1,600,723</b>

**NOTE 6 DEFERRED OUTFLOWS/INFLOWS OF RESOURCES**

In addition to assets, the statement of financial position will sometimes report a separate section for deferred outflows of resources. This separate financial statement element, deferred outflows of resources represent a consumption of net assets that applies to future periods and that deferred inflows of resources represent a consumption of net assets that applies to future periods, and so will not be recognized as an outflow of resources (expense/ expenditure) until then. The City reports deferred charges on refunding and deferred outflows related to pensions in this category. Deferred charges on refunding are the result of a difference in carrying value of the new debt and the reacquisition price of the old debt. The amount is deferred and amortized over the shorter of the life of the refunded debt or the new debt. Deferred outflows related to pensions result from the differences in the estimates used to calculate the net pension liability and asset reported in each fund, as well as any pension contributions made after the pension actuarial measurement date and the end of the fiscal year.

**NOTE 6 DEFERRED INFLOW OF RESOURCES (Continued)**

In addition to liabilities, the statement of financial position will sometimes report a separate section for deferred inflows of resources. This separate financial statement element, deferred inflows of resources, represents an acquisition of net position that applies to a future period(s) and so will not be recognized as an inflow of resources (revenue) until that time. The City reports deferred inflows from property taxes and deferred inflows related to pensions in this category. Deferred inflows for property taxes are the result of property taxes levied during the fiscal year, but are unavailable and have not met time requirements to be recognized as revenue during the fiscal year. Deferred inflows related to pensions result from the differences in the estimates used to calculate the net pension liability and asset reported in each fund.

**NOTE 7 DEVELOPER AND CUSTOMER DEPOSITS**

General Fund deposits are principally deposits and construction bonds from developers that are held by the City until building projects receive the required City inspections and comply with all City ordinances.

Water fund deposits are customer deposits the City requires from all residential or commercial customers before they receive a water connection. The City discontinued collection of a water deposit fee in fiscal year 2022.

**NOTE 8 LONG-TERM DEBT**

The following is a summary of long-term debt transactions of the City for the year ended June 30, 2024:

	Long-term debt payable at June 30, 2023	Additions	Reductions	Long-term debt payable at 6/30/2024	Due within One Year
<b>Governmental activities</b>					
Series 2022 Sales Tax Revenue Bond	\$ 15,947,000	\$ -	\$ 408,000	\$ 15,539,000	\$ 422,000
Series 2021 Sales Tax Revenue Bond	2,625,000	-	295,000	2,330,000	305,000
Plus unamortized premium	281,817	-	35,228	246,589	35,227
Series 2019 Sales Tax Refunding	1,673,000	-	225,000	1,448,000	231,000
Series 2016 Lease Revenue Bond	443,000	-	105,000	338,000	108,000
2016 Public Works Lease	23,204	-	23,204	-	-
Compensated Absences	774,152	851,567	785,447	840,272	445,346
	<u>\$ 21,767,173</u>	<u>\$ 851,567</u>	<u>\$ 1,876,879</u>	<u>\$ 20,741,861</u>	<u>\$ 1,546,573</u>
<b>Governmental activity long-term liabilities</b>					
<b>Business-type activities</b>					
Series 2022 Water Refunding	\$ 1,766,000	\$ -	\$ 209,000	\$ 1,557,000	\$ 213,000
Series 2021 Sales Tax Revenue Bond	4,015,000	-	100,000	3,915,000	105,000
Plus unamortized premium	90,953	-	3,136	87,817	3,136
Eaglewood Development N/P	657,000	-	-	657,000	-
Compass Development N/P	51,073	-	51,073	-	-
2024 Equipment Lease	-	649,312	-	649,312	117,886
Compensated Absences	264,346	290,781	261,058	294,069	155,857
	<u>\$ 6,844,372</u>	<u>\$ 940,093</u>	<u>\$ 624,267</u>	<u>\$ 7,160,198</u>	<u>\$ 594,879</u>
<b>Business-type activity long-term liabilities</b>					

**NOTE 8 LONG-TERM DEBT (Continued)**

The General Fund and all Enterprise Funds typically liquidate the liability for compensated absences.

For the year ended June 30, 2024, \$853,740 of interest was charged as a direct expense on the *statement of activities* for Governmental activities and \$228,681 of interest was charged to expense in the Business-type Activities. No interest in Governmental or Business-Type Activities was capitalized for the year ended June 30, 2024.

**Government-type activities:**

Lease Revenue Bonds, Series 2016

In December of 2016 the City issued the Lease Revenue Bonds, Series 2016 with a par value of \$999,000. The bonds have an average interest cost of 1.49%. The bonds require interest payments due in June and December of each year until June 2026. Principal payments are due in December of each year until December 2026. These bonds were issued for the purpose of purchasing property for future park expansion and park construction. The bonds proceeds were received and will be liquidated in the Local Building Authority Fund.

The annual debt service requirements to maturity, including principal and interest, for the Series 2016 Lease Revenue Bonds, as of June 30, 2024, are as follows:

<u>Year Ending June 30,</u>	<u>Interest Rate</u>	<u>Principal</u>	<u>Interest</u>	<u>Total</u>
2025	3.73%	108,000	12,607	120,607
2026	3.95%	113,000	9,085	122,085
2027	4.12%	117,000	4,820	121,820
Total		<u>\$ 338,000</u>	<u>\$ 26,513</u>	<u>\$ 364,513</u>

Sales Tax Revenue Bonds, Series 2019

On December 17, 2019 the City issued the Series 2019 Sales Tax Revenue Refunding Bonds. The purpose of the issuance was to refund the outstanding Series 2010 Sales Tax Revenue Bonds. The refunding provided a net present value savings of \$222,687, with an average annual cash flow savings of \$22,185. Principal payments on the bonds are due on June 15th of each year through 2030 and interest payments are due on June 15 and December 15 of each year through June 15, 2030. The bonds carry an annual interest rate of 1.82%.

The annual debt service requirements to maturity, including principal and interest, for the Series 2019- Sales Tax Refunding Revenue Bonds, as of June 30, 2024, are as follows:

<u>Year Ending June 30,</u>	<u>Interest Rate</u>	<u>Principal</u>	<u>Interest</u>	<u>Total</u>
2025	1.82%	231,000	26,354	257,354
2026	1.82%	233,000	22,149	255,149
2027	1.82%	239,000	17,909	256,909
2028	1.82%	245,000	13,559	258,559
2029	1.82%	250,000	9,100	259,100
2030	1.82%	250,000	4,550	254,550
Total		<u>\$ 1,448,000</u>	<u>\$ 93,621</u>	<u>\$ 1,541,621</u>

Sales Tax Revenue Bonds Series 2021

On September 30, 2021, the City issued \$7,455,000 in Series 2021 Sales Tax Revenue Bonds for the purpose of financing the development of the Foxboro Wetlands Park (\$3,215,000), and improvements to the Eaglewood Golf Course (\$4,240,000). Principal payments on the bonds are due June 15 of each year and conclude in December 2031 for the Foxboro Park Project and December 2051 for the Eaglewood Golf Course

**NOTE 8 LONG-TERM DEBT (Continued)**

project. Interest payments are due on June 15 and December 15 of each year beginning December 15, 2021 and end on June 15, 2031 for the Foxboro Park Project and June 15, 2051 for the Eaglewood Golf Course project. Cost of issuance was \$80,000 with a reoffering premium of \$446,360 split between the projects based on the debt repayment schedule. This bond issuance was rated AA+ with an average interest cost of 1.908%.

The annual debt service requirements to maturity, including principal and interest, for the Series 2021 Sales Tax Revenue Bonds, as of June 30, 2024, are as follows:

<u>Year Ending June 30,</u>	<u>Interest Rate</u>	<u>Principal</u>	<u>Interest</u>	<u>Total</u>
2025	3.00%	305,000	69,900	374,900
2026	3.00%	315,000	60,750	375,750
2027	3.00%	325,000	51,300	376,300
2028	3.00%	330,000	41,550	371,550
2029	3.00%	340,000	31,650	371,650
2030	3.00%	350,000	21,450	371,450
2031	3.00%	365,000	10,950	375,950
Total		<u>\$ 2,330,000</u>	<u>\$ 287,550</u>	<u>\$ 2,617,550</u>
Plus unamortized premium		<u>246,590</u>		
Total		<u>\$ 2,576,590</u>		

**Sales Tax Revenue Bonds Series 2022**

On December 7, 2022, the City issued \$16,692,000 in Series 2022 Sales Tax Revenue Bonds for the purpose of financing the cost of expansion and improvements to Hatch Park. Principal payments on the bonds are due June 15 of each year and conclude on June 15, 2047. Interest payments are due on June 15 and December 15 of each year beginning June 15, 2023 and ending on June 15, 2047. The bonds were issued through a direct placement with a cost of issuance of \$92,000. The bonds carry an average interest cost of 4.889% and are callable at any time.

The annual debt service requirements to maturity, including principal and interest, for the Series 2022 Sales Tax Revenue Bonds, as of June 30, 2024, are as follows:

<u>Year Ending June 30,</u>	<u>Interest Rate</u>	<u>Principal</u>	<u>Interest</u>	<u>Total</u>
2025	3.30%	422,000	716,002	1,138,002
2026	3.40%	435,000	702,076	1,137,076
2027	3.50%	450,000	687,286	1,137,286
2028	3.60%	466,000	671,536	1,137,536
2029	3.70%	483,000	654,760	1,137,760
2030-2034	3.8% - 4.2%	2,708,000	2,981,211	5,689,211
2035-2039	4.3% - 4.7%	3,325,000	2,361,679	5,686,679
2040-2044	4.8% - 5.2%	4,185,000	1,501,551	5,686,551
2045-2047	5.3% - 5.7%	3,065,000	347,553	3,412,553
		<u>\$ 15,539,000</u>	<u>\$ 10,623,654</u>	<u>\$ 26,162,654</u>

**NOTE 8 LONG-TERM DEBT (Continued)**

2024 Golf Equipment and Street Sweeper Capital Lease

On June 26, 2024, the City entered into an equipment lease purchase in the amount of \$649,312. The lease is secured by capital equipment with a historical cost of \$649,312 and the City took possession of the equipment in July, August, and September of 2024. Payments are due in June of each year until 2029. The lease has an interest rate of 4.84%. The future minimum lease obligations and the net present value of these minimum lease payments as of June 30, 2024, are as follows:

<u>Year Ending June 30,</u>	<u>Interest Rate</u>	<u>Principal</u>	<u>Interest</u>	<u>Total</u>
2025	4.84%	117,885	31,427	149,312
2026	4.84%	123,591	25,721	149,312
2027	4.84%	129,573	19,739	149,312
2028	4.84%	135,844	13,468	149,312
2029	4.84%	142,419	6,893	149,312
		<u>\$ 649,312</u>	<u>\$ 97,248</u>	<u>\$ 746,560</u>

**Business-type activities:**

Water Revenue Bonds, Series 2022

On March 8, 2022, the City issued the Series 2022 Water Refunding Bonds. The purpose of the issuance was to refund the outstanding Series 2010 Water Revenue Bonds. The refunding provided a net present value savings of 19.94%, or \$394,051, with an average annual cash flow savings of approximately \$48,354. Principal payments on the bonds are due on March 1<sup>st</sup> of each year through 2031 and interest payments are due on March 1<sup>st</sup> and September 1<sup>st</sup> of each year through 2031. The bonds carry an average coupon rate of 2.16%. The original debt funded projects in both the Water Fund and Storm Water Fund, therefore the amortization schedule below may be split using each fund's percentage of the outstanding debt as follows: Water 86.56% and Storm Water 13.44%.

The annual debt service requirements to maturity, including principal and interest for the Series 2022 Water Revenue Bonds at June 30, 2024 are as follows:

<u>Year Ending June 30,</u>	<u>Interest Rate</u>	<u>Principal</u>	<u>Interest</u>	<u>Total</u>
2025	1.30%	213,000	32,341	245,341
2026	1.50%	212,000	29,572	241,572
2027	1.85%	217,000	26,392	243,392
2028	2.10%	221,000	22,378	243,378
2029	2.30%	225,000	17,737	242,737
2030	2.50%	230,000	12,562	242,562
2031	2.85%	239,000	6,812	245,812
		<u>\$ 1,557,000</u>	<u>\$ 147,792</u>	<u>\$ 1,704,792</u>

Sales Tax Revenue Bonds Series 2021

On September 30, 2021, the City issued \$7,455,000 in Series 2021 Sales Tax Revenue Bonds for the purpose of financing the development of the Foxboro Wetlands Park (\$3,215,000), and improvements to the Eaglewood Golf Course (\$4,240,000). Principal payments on the bonds are due June 15<sup>th</sup> of each year and conclude in December 2031 for the Foxboro Park Project, and December 2051 for the Eaglewood Golf Course project. Interest payments are due on June 15 and December 15 of each year beginning December 15, 2021 and ending on June 15, 2031 for the Foxboro Park Project and June 15, 2051 for the Eaglewood Golf Course project. Cost of issuance was \$80,000 with a reoffering premium of \$446,360 split between the projects based on the debt repayment schedule. This bond issuance was rated AA+ with an average interest cost of 1.908%.

The annual debt service requirements to maturity, including principal and interest, for the Series 2021 Sales Tax Revenue Bonds, as of June 30, 2024, are as follows:

**NOTE 8 LONG-TERM DEBT (Continued)**

<u>Year Ending June 30,</u>	<u>Interest Rate</u>	<u>Principal</u>	<u>Interest</u>	<u>Total</u>
2025	3.00%	105,000	90,538	195,538
2026	3.00%	105,000	87,388	192,388
2027	3.00%	110,000	84,238	194,238
2028	3.00%	115,000	80,938	195,938
2029	3.00%	115,000	77,488	192,488
2030-2034	2% - 3%	635,000	336,938	971,938
2035-2039	2.00%	705,000	266,738	971,738
2040-2044	2.125%-2.25%	780,000	191,319	971,319
2045-2049	2.25%	870,000	101,813	971,813
2050-2051	2.25%	375,000	12,713	387,713
		<u>3,915,000</u>	<u>\$ 1,330,106</u>	<u>\$ 5,245,106</u>
Plus unamortized premium		<u>87,816</u>		
Total		<u>\$ 4,002,816</u>		

Golf Course Note Payable – Eaglewood Development LTD

On December 18, 1992 the City entered into a non-interest bearing note payable agreement with Eaglewood Development LTD where the City borrowed \$657,000. The City shall pay a lender an amount equal to 100% of all cash flow until the lender shall have been paid an amount equal to 5% of the total participation net income which has accrued from the date hereof through the end of the fiscal year for which the payment is being made and which has not been previously paid to the lender. The City's obligation to make payments to the lender shall commence at such time as the City shall have accumulated in the golf enterprise fund an unrestricted net position balance the amount of \$175,000, which amount shall include any interest earned on funds deposited in the enterprise reserve fund. Prior to the accumulation of \$175,000, 100% of the cash flow shall be deposited in the enterprise fund. In any fiscal year the cash flow is not available to permit actual payment to the lender of amount required to be paid pursuant to the above stipulations, then payment of such amount shall be deferred until such time as cash flow shall be available to make payments with zero interest. The annual due date of all payments shall be 90 days after the close of each fiscal year. The computation of payment on this note is not determinable as it is based on net income. The golf course had an operating gain for the current year, but unrestricted net position remains negative.

Eaglewood Village, Inc. (DBA Compass Development Group) Note Payable

On November 16, 2010 the City entered into a note payable agreement with Compass Development Group for the construction of storm drain improvements within the storm drainage service area #2 (Eaglewood Village). In exchange for the storm drain improvements, the City committed to a note of \$973,468 that would be repaid with storm drain impact fees as the fees are collected from that respective development area. The agreement stipulates that the City must remit to the developer 54.2 percent of the impact fees collected from service area #2 and that from the time the fees are collected to when they are remitted, they bear interest at a rate of 6 percent. The City concluded this obligation in fiscal year 2024, making a final contribution of \$51,073.

**NOTE 9 INTERGOVERNMENTAL REVENUE**

Intergovernmental revenue for the year ended June 30, 2024 consists of the following:

Revenue Source	Amount	% of Total
Utah Class C Road Allotment	\$ 930,137	51.82%
Intergovernmental -Fuel Tax	618,216	34.44%
Intergovernmental -UDOT	69,292	3.86%
Intergovernmental - Parks Projects	26,745	1.49%
Utah Liquor Law Enforcement Grant	28,186	1.57%
Department of Justice Grant	95,407	5.32%
ARPA State and Local Fiscal Recovery Funds	27,000	1.50%
	\$ 1,794,983	100.00%
Governmental Funds	\$ 1,794,983	
Proprietary Funds	-	
	\$ 1,794,983	

Of the \$1,794,983 in total intergovernmental revenues, all were reported in the proprietary funds (compared to \$3,249,317 in governmental funds in the prior fiscal year).

**NOTE 10 RISK MANAGEMENT**

The City is exposed to various risks of loss related to torts; theft of, damage to and destruction of assets; errors and omissions; and natural disasters. The City maintains commercial liability and property insurance for all major programs. There have been no significant reductions in insurance coverage. The City makes monthly premium payments to the insurance provider to cover any claims on workers' compensation.

Settlement amounts have not exceeded insurance coverage for the prior four years. The table on the following page illustrates the coverage limits and deductibles for the various areas of risks that the City is exposed to:

	Coverage Limits	Deductible
General Liability	5,000,000	-
Auto Bodily Injury	5,000,000	-
Auto Property Damage	5,000,000	-
Underinsured Motorist	100,000	-
Uninsured Motorist	100,000	-
Building	17,942,367	1,000
Building Contents	5,214,750	1,000
Contractors Equipment	2,070,243	1,000
Equipment in the Open	1,043,645	1,000
Mobile Equipment	45,640	1,000
Sewer/Water Buildings	13,851,000	1,000
Sewer/Water Building Contents	1,955,400	1,000
Position Bond	1,000,000	-

\* Deductible is per incidence

**NOTE 11 INTERFUND TRANSACTIONS**

At June 30, 2024, the City’s internal balances due to or from other activities were as follows:

	Due from	
	Enterprise	
	Golf	
Due To	Fund	Total
Governmental:		
Capital Projects Fund	\$2,921,931	\$2,921,931
Total	\$2,921,931	\$2,921,931

The Golf Fund payable represents transferred subsidies made to the Golf Fund from fiscal years 1994 through 2020. The City anticipates establishing a repayment schedule in a future fiscal year.

In addition to the above balance, transfers were made which will not be repaid. These transfers occurred primarily to finance programs that are accounted for in one fund but with resources collected in other funds in accordance with budgetary requirements, including:

- The General Fund transferred funds to the Roadway Development Fund unrestricted roads projects.
- The Redevelopment Agency transferred funds to the General Fund as reimbursement for administrative expenditures, and transfers to the Housing Fund to restrict balances for eligible low income housing projects.
- The Police Facilities Fund transferred its share of the capital cost of the new building to the Capital Projects Fund.
- The transfer from the Park fund to the Local Building Authority funded a portion of the annual debt payment.
- The transfer from the RDA to the RAP tax fund was to fund a portion of the annual debt payment.

Interfund transfers for the year ended June 30, 2024 are listed below.

	Transfer - In	Transfer - Out
Governmental:		
General Fund	\$ 329,362	\$ 705,000
Redevelopment Agency	-	790,918
Housing Agency	196,387	-
Building Authority Fund	90,000	-
Debt Service Fund	460,000	1,003,759
Capital Projects Fund	11,025	275,928
Parks Capital Fund	1,279,687	90,000
Police Facilities Fund	-	11,025
Roadway Devel. Fund	705,000	194,832
	\$ 3,071,462	\$ 3,071,462

**NOTE 12 CONTRACT AGREEMENTS**

The City participates in the following special districts to provide services to its residents:

- Davis County Solid Waste Management and Energy Recovery Special Service District
- South Davis Metro Fire Agency
- South Davis County Sewer District
- South Davis Recreation District

**NOTE 12 CONTRACT AGREEMENTS (Continued)**

The Solid Waste Management District, Sewer District and Recreation District charge users directly for services received. During the current fiscal year, the City paid the South Davis Metro Fire Agency \$1,774,402 for fire services.

The City has representatives on the governing boards of the above districts but does not have total or final control over the fiscal or administrative activities of these entities. Payments or services to these entities are included in the expenditures of the City’s general fund. Separate financial statements are prepared by these districts and are publicly available through their respective offices.

**NOTE 13 REDEVELOPMENT AGENCY OF THE CITY OF NORTH SALT LAKE**

In accordance with Utah State Law, the City makes the following disclosures relative to the North Salt Lake City Redevelopment Agency (RDA). The RDA collected tax increment and distributed funds as follows:

- Project Area 1 – Eaglewood Village
  - Increment and interest collected: \$732,590
  - Development expenditures: \$690,055
  - Administrative fee transferred to General Fund: \$36,337
  
- Project Area 2 – Redwood Road
  - Increment and interest collected: \$1,650,301
  - Development expenditures: \$925,785
  - Administrative fee transferred to General Fund: \$69,256
  - Transfer to Housing Fund for low-income housing projects: \$138,511
  
- Project Area 3 – Highway 89
  - Increment and interest collected: \$586,280
  - Development expenditures: \$434,072
  - Administrative fee transferred to General Fund: \$28,938
  - Transfer to Housing Fund for low-income-housing projects: \$57,876

**NOTE 14 SUBSEQUENT EVENTS**

The City has the following subsequent events to report:

**Significant commitment of governmental fund balances to the Hatch Park expansion project.** In December 2022, the City bonded for \$16,692,000 in funds in order to expand and revitalize Hatch Park. At the time, the City had already made a significant commitment to the project, engaging a steering committee and investing in design costs and land acquisition to accommodate the expansion. While the scope of the project has not changed, the cost to complete the original plan has increased dramatically. On October 1, 2024, a public hearing was held to receive input on amending the fiscal year 2025 budget to allocate \$3,000,000 in fund balance reserves to project costs. Following the public hearing, the City Council adopted Resolution 2024-33R authorizing the transfer of \$1,500,000 in General Fund Balance and \$1,500,000 in Capital Projects Fund Balance to the Park Development Fund to complete the project. It is anticipated that these transfers will occur sometime in 2025 as the bonded funds are expended and the project approaches completion. It is expected this activity will reduce the general fund balance from 33.3% to 22.1% of the maximum allowable amount of 35% of current years revenues.

## NOTE 15 PENSION PLAN

### General Information about the Pension Plan

#### **Plan Description:**

Eligible plan participants are provided with pensions through the Utah Retirement Systems. Utah Retirement Systems are comprised of the following Pension Trust Funds:

#### **Defined Benefit Plans**

Public Employees Noncontributory Retirement System (Noncontributory System); is a multiple employer, cost sharing, public employee retirement system.

Public Safety Retirement System (Public Safety System) is a cost-sharing, multiple-employer public employee retirement system;

Tier 2 Public Employees Contributory Retirement System (Tier 2 Public Employees System) is a multiple employer cost sharing public employee retirement system;

Tier 2 Public Safety and Firefighter Contributory Retirement System (Tier 2 Public Safety and Firefighters System) is a multiple employer, cost sharing, public employee retirement system.

The Tier 2 Public Employees System became effective July 1, 2011. All eligible employees beginning on or after July 1, 2011, who have no previous service credit with any of the Utah Retirement Systems, are members of the Tier 2 Retirement System.

The Utah Retirement Systems (Systems) are established and governed by the respective sections of Title 49 of the Utah Code Annotated 1953, as amended. The Systems' defined benefit plans are amended statutorily by the State Legislature. The Utah State Retirement Office Act in Title 49 provides for the administration of the Systems under the direction of the Utah State Retirement Board, whose members are appointed by the Governor. The Systems are fiduciary funds defined as pension (and other employee benefit) trust funds. URS is a component unit of the State of Utah. Title 49 of the Utah Code grants the authority to establish and amend the benefit terms.

URS issues a publicly available financial report that can be obtained by writing Utah Retirement Systems, 560 E. 200 S., Salt Lake City, Utah 84102 or visiting the website: [www.urs.org/general/publications](http://www.urs.org/general/publications).

**NOTE 15 PENSION PLAN (Continued)**

**Benefits Provided:**

URS provides retirement, disability, and death benefits. Retirement benefits are as follows:

**Summary of Benefits by System**

System	Final Average Salary	Years of service required and/or age eligible for benefit	Benefit percent per year of service	COLA**
Noncontributory System	Highest 3 years	30 years, any age 25 years, any age* 20 years, age 60* 10 years, age 62* 4 years, age 65*	2.0% per year all years	Up to 4%
Public Safety System	Highest 3 years	20 years, any age 10 years, age 60 4 years, age 65	2.5% per year up to 20 years; 2.0% per year over 20 years	Up to 2.5% to 4% depending on the employer
Tier 2 Public Employees System	Highest 5 years	35 years, any age 20 years, age 60* 10 years, age 62* 4 years, age 65*	1.5% per year all years	Up to 2.5%
Tier 2 Public Safety and Firefighters System	Highest 5 years	25 years, any age 20 years, age 60* 10 years, age 62* 4 years, age 65*	1.50% per year to June 30, 2020; 2.00% per year July 1, 2020 to present	Up to 2.5%

\* Actuarial reductions are applied.

\*\* All post-retirement cost-of-living adjustments are non-compounding and are based on the original benefit except for Judges, which is a compounding benefit. The cost-of-living adjustments are also limited to the actual Consumer Price Index (CPI) increase for the year, although unused CPI increases not met may be carried forward to subsequent years.

**NOTE 15 PENSION PLAN (Continued)**

**Contribution Rate Summary**

As a condition of participation in the Systems, employers and/or employees are required to contribute certain percentages of salary and wages as authorized by statute and specified by the Utah State Retirement Board. Contributions are actuarially determined as an amount that, when combined with employee contributions (where applicable), is expected to finance the costs of benefits earned by employees during the year, with an additional amount to finance any unfunded actuarial accrued liability. Contribution rates as of June 30, 2024 are as follows:

	Tier 1 - DB System			Tier 2 - DB Hybrid System			Tier 2 - 401(k) Option				
	Employee	Employer	ER 401(k)	Tier 2 Fund	Employee	Employer	ER 401(k)	Tier 2 Fund	Employee	Employer	ER 401(k)
Noncontributory System											
15 - Local Government Public Safety Retirement System Noncontributory	-	17.97	-	111	-	16.01	0.18	211	-	6.19	10.00
43 Other Dev A with 2.5% COLA	-	34.04	-	122	2.59	25.83	-	222	-	11.83	14.00

\*\*\*Tier 2 rates include a statutory required contribution to finance the unfunded actuarial accrued liability of the Tier 1 plans.

**Contribution Summary**

For fiscal year ended June 30, 2024, the employer and employee contributions to the Systems were as follows:

<b>System</b>	<b>Employer Contributions</b>	<b>Employee Contributions</b>
Noncontributory System	\$ 466,907	\$ -
Public Safety System	519,802	-
Tier 2 Public Employees System	262,726	-
Tier 2 Public Safety and Firefighter	195,812	19,634
Tier 2 DC Only System	11,220	-
Tier 2 DC Only Public Safety and Firefighter	9,213	-
<b>Total Contributions</b>	<b>\$ 1,465,680</b>	<b>\$ 19,634</b>

Contributions reported are the URS Board-approved required contributions by System. Contributions in the Tier 2 Systems are used to finance the unfunded liabilities in the Tier 1 Systems.

NOTE 15 PENSION PLAN (Continued)

**Combined Pension Assets, Liabilities, Expense, and Deferred Outflows of Resources and Deferred Inflows of Resources Related to Pensions**

At June 30, 2024, we reported a net pension asset of \$0 and a net pension liability of \$2,030,810.

**Measurement Date: December 31, 2023**

	<b>Net Pension Asset</b>	<b>Net Pension Liability</b>	<b>Proportionate Share</b>	<b>Proportionate Share December 31, 2022</b>	<b>Change (Decrease)</b>
Noncontributory System	\$ -	\$ 604,768	0.2607248%	0.2631296%	-0.0024048%
Public Safety System	\$ -	\$ 1,248,023	0.8726436%	0.8771052%	-0.0044616%
Tier 2 Public Employees System	\$ -	\$ 110,078	0.0565554%	0.0611624%	-0.0046070%
Tier 2 Public Safety and Firefighter System	\$ -	\$ 67,940	0.1803601%	0.1999402%	-0.0195801%
Total Net Pension Asset/Liability	<u>\$ -</u>	<u>\$ 2,030,809</u>			

The net pension asset and liability was measured as of December 31, 2023, and the total pension liability used to calculate the net pension asset and liability was determined by an actuarial valuation as of January 1, 2023 and rolled-forward using generally accepted actuarial procedures. The proportion of the net pension asset and liability is equal to the ratio of the employer's actual contributions to the Systems during the plan year over the total of all employer contributions to the System during the plan year.

For the year ended June 30, 2024, we recognized pension expense of \$1,185,074.

At June 30, 2024, we reported deferred outflows of resources and deferred inflows of resources related to pensions from the following sources:

	<b>Deferred Outflows of Resources</b>	<b>Deferred Inflows of Resources</b>
Differences between expected and actual experience	\$ 712,525	\$ 6,441
Changes in assumptions	\$ 403,653	\$ 1,481
Net difference between projected and actual earnings on pension plan investments	\$ 394,847	\$ -
Changes in proportion and differences between contributions and proportionate share of contributions	\$ 22,671	\$ 5,840
Contributions subsequent to the measurement date	\$ 714,153	\$ -
Total	<u>\$ 2,247,849</u>	<u>\$ 13,762</u>

\$714,153 reported as deferred outflows of resources related to pensions results from contributions made by us prior to our fiscal year end, but subsequent to the measurement date of December 31, 2023.

**NOTE 15 PENSION PLAN (Continued)**

These contributions will be recognized as a reduction of the net pension liability in the upcoming fiscal year. Other amounts reported as deferred outflows of resources and deferred inflows of resources related to pensions, will be recognized in pension expense as follows:

<u>Year ended December 31,</u>	<u>Deferred Outflows (Inflows) of Resources</u>
2024	\$ 486,052
2025	\$ 303,754
2026	\$ 757,430
2027	\$ (147,658)
2028	\$ 17,640
Thereafter	\$ 102,718

**Noncontributory System Pension Expense, and Deferred Outflows and Inflows of Resources**

For the year ended June 30, 2024, we recognized pension expense of \$ 420,649.

At June 30, 2024, we reported deferred outflows of resources and deferred inflows of resources relating to pensions from the following sources:

	<u>Deferred Outflows of Resources</u>	<u>Deferred Inflows of Resources</u>
Differences between expected and actual experience	\$ 423,466	\$ -
Changes in assumptions	\$ 181,478	\$ -
Net difference between projected and actual earnings on pension plan investments	\$ 196,665	\$ -
Changes in proportion and differences between contributions and proportionate share of contributions	\$ 768	\$ 1,147
Contributions subsequent to the measurement date	\$ 226,279	\$ -
Total	<u>\$ 1,028,656</u>	<u>\$ 1,147</u>

\$ 226,279 reported as deferred outflows of resources related to pensions results from contributions made by us prior to our fiscal year end, but subsequent to the measurement date of December 31, 2023.

These contributions will be recognized as a reduction of the net pension liability in the upcoming fiscal year. Other amounts reported as deferred outflows of resources and deferred inflows of resources related to pensions, will be recognized in pension expense as follows:

<u>Year ended December 31,</u>	<u>Deferred Outflows (Inflows) of Resources</u>
2024	\$ 264,741
2025	\$ 249,345
2026	\$ 369,744
2027	\$ (82,600)
2028	\$ -
Thereafter	\$ -

**NOTE 15 PENSION PLAN (Continued)**

**Public Safety System Pension Expense, and Deferred Outflows and Inflows of Resources**

For the year ended June 30, 2024, we recognized pension expense of \$ 533,960.

At June 30, 2024, we reported deferred outflows of resources and deferred inflows of resources relating to pensions from the following sources:

	Deferred Outflows of Resources	Deferred Inflows of Resources
Differences between expected and actual experience	\$ 217,472	\$ -
Changes in assumptions	\$ 109,665	\$ -
Net difference between projected and actual earnings on pension plan investments	\$ 178,642	\$ -
Changes in proportion and differences between contributions and proportionate share of contributions	\$ 1,153	\$ -
Contributions subsequent to the measurement date	\$ 247,905	\$ -
Total	<u>\$ 754,837</u>	<u>\$ -</u>

\$ 247,905 reported as deferred outflows of resources related to pensions results from contributions made by us prior to our fiscal year end, but subsequent to the measurement date of December 31, 2023.

These contributions will be recognized as a reduction of the net pension liability in the upcoming fiscal year. Other amounts reported as deferred outflows of resources and deferred inflows of resources related to pensions, will be recognized in pension expense as follows:

Year ended December 31,	Deferred Outflows (Inflows) of Resources
2024	\$ 204,421
2025	\$ 31,316
2026	\$ 348,908
2027	\$ (77,713)
2028	\$ -
Thereafter	\$ -

**Tier 2 Public Employees System Pension Expense, and Deferred Outflows and Inflows of Resources**

For the year ended June 30, 2024, we recognized pension expense of \$ 143,786.

At June 30, 2024, we reported deferred outflows of resources and deferred inflows of resources relating to pensions from the following sources:

**NOTE 15 PENSION PLAN (Continued)**

	Deferred Outflows of Resources	Deferred Inflows of Resources
Differences between expected and actual experience	\$ 35,257	\$ 1,803
Changes in assumptions	\$ 63,008	\$ 87
Net difference between projected and actual earnings on pension plan investments	\$ 12,430	\$ -
Changes in proportion and differences between contributions and proportionate share of contributions	\$ 14,620	\$ 2,340
Contributions subsequent to the measurement date	\$ 138,141	\$ -
Total	\$ 263,456	\$ 4,230

\$ 138,141 reported as deferred outflows of resources related to pensions results from contributions made by us prior to our fiscal year end, but subsequent to the measurement date of December 31, 2023.

These contributions will be recognized as a reduction of the net pension liability in the upcoming fiscal year. Other amounts reported as deferred outflows of resources and deferred inflows of resources related to pensions, will be recognized in pension expense as follows:

Year ended December 31,	Deferred Outflows (Inflows) of Resources
2024	\$ 10,402
2025	\$ 14,786
2026	\$ 25,377
2027	\$ 8,297
2028	\$ 11,280
Thereafter	\$ 50,943

**Tier 2 Public Safety and Firefighter Pension Expense, and Deferred Outflows and Inflows of Resources**

For the year ended June 30, 2024, we recognized pension expense of \$ 86,679.

At June 30, 2024, we reported deferred outflows of resources and deferred inflows of resources relating to pensions from the following sources:

	Deferred Outflows of Resources	Deferred Inflows of Resources
Differences between expected and actual experience	\$ 36,330	\$ 4,638
Changes in assumptions	\$ 49,502	\$ 1,394
Net difference between projected and actual earnings on pension plan investments	\$ 7,110	\$ -
Changes in proportion and differences between contributions and proportionate share of contributions	\$ 6,131	\$ 2,353
Contributions subsequent to the measurement date	\$ 101,827	\$ -
Total	\$ 200,900	\$ 8,385

**NOTE 15 PENSION PLAN (Continued)**

\$ 101,827 reported as deferred outflows of resources related to pensions results from contributions made by us prior to our fiscal year end, but subsequent to the measurement date of December 31, 2023.

These contributions will be recognized as a reduction of the net pension liability in the upcoming fiscal year. Other amounts reported as deferred outflows of resources and deferred inflows of resources related to pensions, will be recognized in pension expense as follows:

<u>Year ended December 31,</u>	<u>Deferred Outflows (Inflows) of Resources</u>
2024	\$ 6,488
2025	\$ 8,306
2026	\$ 13,400
2027	\$ 4,357
2028	\$ 6,361
Thereafter	\$ 51,775

**Actuarial Assumptions**

The total pension liability in the December 31, 2023 actuarial valuation was determined using the following actuarial assumptions, applied to all periods included in the measurement:

Inflation	2.50 percent
Salary increases	3.5 - 9.5 percent, average, including inflation
Investment rate of return	6.85 percent, net of pension plan investment expense, including inflation

Mortality rates were adopted for an actuarial experience study dated January 1, 2023. The retired mortality tables are developed using URS retiree experience and are based upon gender, occupation, and age as appropriate with projected improvement using the ultimate rates from the MP-2020 improvement scale using a base year of 2020. The mortality assumption for active members in the PUB-2010 Employees Mortality Table for public employees, teachers, and public safety members, respectively.

The actuarial assumptions used in the January 1, 2023, valuation were based on the results of an actuarial experience study for the period ending December 31, 2022.

The long-term expected rate of return on pension plan investments was determined using a building-block method, in which best-estimate ranges of expected future real rates of return (expected returns, net of pension plan investment expense and inflation) are developed for each major asset class and is applied consistently to each defined benefit pension plan. These ranges are combined to produce the long-term expected rate of return by weighting the expected future real rates of return by the target asset allocation percentage and by adding expected inflation. The target allocation and best estimates of arithmetic real rates of return for each major asset class are summarized in the following table:

NOTE 15 PENSION PLAN (Continued)

Asset Class	Expected Return Arithmetic Basis		
	Target Asset Allocation	Real Return Arithmetic Basis	Long-term Expected Portfolio Real Rate of Return
Equity Securities	35.00%	6.87%	2.40%
Debt Securities	20.00%	1.54%	0.31%
Real Assets	18.00%	5.43%	0.98%
Private Equity	12.00%	9.80%	1.18%
Absolute Return	15.00%	3.86%	0.58%
Cash and Cash Equivalents	0.00%	0.24%	0.00%
Totals	100.00%		5.45%
	Inflation		2.50%
	Expected arithmetic nominal return		7.95%

The 6.85% assumed investment rate of return is comprised of an inflation rate of 2.50%, a real return of 4.35% that is net of investment expense.

*Discount rate:* The discount rate used to measure the total pension liability was 6.85 percent. The projection of cash flows used to determine the discount rate assumed that employee contributions will be made at the current contribution rate, and that contributions from all participating employers will be made at contractually required rates that are actuarially determined and certified by the URS Board. Based on those assumptions, the pension plan's fiduciary net position was projected to be available to make all projected future benefit payments of current, active, and inactive employees. Therefore, the long-term expected rate of return on pension plan investments was applied to all periods of projected benefit payments, to determine the total pension liability. The discount rate does not use the Municipal Bond Index Rate.

*Sensitivity of the proportionate share of the net pension asset and liability to changes in the discount rate:* The following presents the proportionate share of the net pension liability calculated using the discount rate of 6.85 percent, as well as what the proportionate share of the net pension liability (asset) would be if it were calculated using a discount rate that is 1 percentage point lower (5.85 percent) or 1 percentage point higher (7.85 percent) than the current rate:

System	1% Decrease or 5.85%	Discount Rate of 6.85%	1% Increase or 7.85%
Noncontributory System	\$ 3,138,713	\$ 604,768	\$ (1,517,240)
Public Safety System	\$ 3,915,956	\$ 1,248,023	\$ (926,176)
Tier 2 Public Employees System	\$ 378,213	\$ 110,078	\$ (97,860)
Tier 2 Public Safety and Firefighter	\$ 218,906	\$ 67,940	\$ (52,835)
Total Contributions	\$ 7,651,788	\$ 2,030,809	\$ (2,594,111)

**Defined Contribution Savings Plans**

The Defined Contribution Savings Plans are administered by the Utah Retirement Systems Board and are generally supplemental plans to the basic retirement benefits of the Retirement Systems, but may also be used as a primary retirement plan. These plans are voluntary tax-advantaged

**NOTE 15 PENSION PLAN (Continued)**

retirement savings programs authorized under sections 401(k), 457(b) and 408 of the Internal Revenue Code. Detailed information regarding plan provisions is available in the separately issued URS financial report.

CITY OF NORTH SALT LAKE participates in the following Defined Contribution Savings Plans with Utah Retirement Systems:

- \*401(k) Plan
- \*457(b) Plan
- \*Roth IRA Plan

Employee and employer contributions to the Utah Retirement Defined Contribution Savings Plans for fiscal year ended June 30th, were as follows:

	<b>2024</b>	<b>2023</b>	<b>2022</b>
<b>401(k) Plan</b>			
Employer Contributions	\$ 364,894	\$ 307,283	\$ 276,370
Employee Contributions	\$ 119,764	\$ 106,180	\$ 78,161
<b>457 Plan</b>			
Employer Contributions	\$ 17,388	\$ 15,574	\$ 16,536
Employee Contributions	\$ 24,487	\$ 21,482	\$ 25,347
<b>Roth IRA Plan</b>			
Employer Contributions	N/A	N/A	N/A
Employee Contributions	\$ 68,405	\$ 51,931	\$ 49,519

**Changes in Assumptions:**

Changes include updates to the mortality improvement assumption, salary increase assumption, disability incidence assumption, assumed retirement rates, and assumed termination rates, as recommended with the January 1, 2023 actuarial experience study.

**REQUIRED SUPPLEMENTARY INFORMATION**

**CITY OF NORTH SALT LAKE**  
**SCHEDULE OF REVENUE, EXPENDITURES AND CHANGES IN FUND**  
**BALANCE-BUDGET AND ACTUAL- GENERAL FUND**  
**For The Year Ended June 30, 2024**

	<u>Original</u>	<u>Final</u>	<u>Actual Amounts</u>	<u>Variance with final budget</u>
<b>Revenues</b>				
Taxes:				
Property	\$ 3,062,723	\$ 3,062,723	\$ 3,199,191	\$ 136,468
Sales and use	6,760,000	6,760,000	6,591,278	(168,722)
Franchise	1,951,000	1,951,000	2,224,060	273,060
Licenses and permits	235,000	235,000	252,298	17,298
Intergovernmental revenues	121,000	148,000	150,593	2,593
Charges for services	775,600	541,600	489,249	(52,351)
Fines and forfeitures	350,000	400,000	414,021	14,021
Interest	90,000	250,000	257,095	7,095
Miscellaneous	52,000	52,000	151,570	99,570
<b>Total Revenues</b>	<u>13,397,323</u>	<u>13,400,323</u>	<u>13,729,355</u>	<u>329,032</u>
<b>Expenditures</b>				
Current:				
General government:				
Legislative	309,200	309,200	279,529	29,671
Administrative	1,081,398	1,102,398	1,063,532	38,866
Buildings	119,000	219,000	216,593	2,407
Judicial	419,200	419,200	393,540	25,660
Total general government	<u>1,928,798</u>	<u>2,049,798</u>	<u>1,953,194</u>	<u>96,604</u>
Public safety:				
Police department	5,762,014	5,794,889	5,533,845	261,044
Fire department	1,775,000	1,775,000	1,774,402	598
Total public safety	<u>7,537,014</u>	<u>7,569,889</u>	<u>7,308,247</u>	<u>261,642</u>
Public works:				
Streets department	1,778,800	1,893,800	1,862,335	31,465
Engineering	128,100	128,100	113,582	14,518
Total public works	<u>1,906,900</u>	<u>2,021,900</u>	<u>1,975,917</u>	<u>45,983</u>
Community Development				
Planning and zoning	769,965	769,965	574,950	195,015
Building inspection	291,505	291,500	284,774	6,726
Total community development	<u>1,061,470</u>	<u>1,061,465</u>	<u>859,724</u>	<u>201,741</u>
Parks	1,390,300	1,460,300	1,434,347	25,953
<b>Total Expenditures</b>	<u>\$ 13,824,482</u>	<u>\$ 14,163,352</u>	<u>\$ 13,531,429</u>	<u>\$ 631,923</u>

**CITY OF NORTH SALT LAKE**  
**SCHEDULE OF REVENUE, EXPENDITURES AND CHANGES IN FUND**  
**BALANCE-BUDGET AND ACTUAL- GENERAL FUND**  
**For The Year Ended June 30, 2024**

	Budgeted Amounts		Actual Amounts	Variance with final budget
	Original	Final		
<b>Excess (Deficiency) of Revenues Over (Under) Expenditures</b>	\$ (427,159)	\$ (763,029)	\$ 197,926	\$ 960,955
<b>Other Financing Sources (Uses)</b>				
Appropriations from fund balance	-	-	-	-
Transfer in	332,198	332,198	329,362	2,836
Transfer out	(705,000)	(705,000)	(705,000)	-
Contributions	55,000	95,000	82,300	12,700
<b>Total Other Financing Sources (Uses)</b>	<u>(317,802)</u>	<u>(277,802)</u>	<u>(293,338)</u>	<u>15,536</u>
<b>Net Change in Fund Balance</b>	<u>\$ (744,961)</u>	<u>\$ (1,040,831)</u>	<u>(95,412)</u>	<u>\$ 976,491</u>
<b>Fund Balance, Beginning</b>			<u>4,761,738</u>	
<b>Fund Balance, Ending</b>			<u>\$ 4,666,326</u>	

**CITY OF NORTH SALT LAKE**  
**SCHEDULE OF REVENUE, EXPENDITURES AND CHANGES IN FUND**  
**BALANCE-BUDGET AND ACTUAL- REDEVELOPMENT AGENCY FUNDS**  
**For The Year Ended June 30, 2024**

	<u>Budgeted Amounts</u>		<u>Actual Amounts</u>	<u>Variance with final budget</u>
	<u>Original</u>	<u>Final</u>		
<b>Revenues</b>				
Taxes	\$ 2,619,750	\$ 2,716,750	\$ 2,690,607	\$ (26,143)
Interest	57,000	290,000	318,570	28,570
<b>Total Revenues</b>	<u>2,676,750</u>	<u>3,006,750</u>	<u>3,009,177</u>	<u>2,427</u>
<b>Expenditures</b>				
Improvements	-	3,356,752	46,858	3,309,894
Community	1,145,188	1,236,788	1,169,804	66,984
Principal	295,000	295,000	295,000	-
Interest	78,750	78,750	78,750	-
<b>Total Expenditures</b>	<u>1,518,938</u>	<u>4,967,290</u>	<u>1,590,412</u>	<u>3,376,878</u>
<b>Excess (Deficiency) of Revenues Over (Under) Expenditures</b>	<u>1,157,812</u>	<u>(1,960,540)</u>	<u>1,418,765</u>	<u>3,379,305</u>
<b>Other Financing Sources (Uses)</b>				
Transfer out	(789,963)	(729,963)	(790,918)	(60,955)
<b>Total Other Financing Sources (Uses)</b>	<u>(789,963)</u>	<u>(729,963)</u>	<u>(790,918)</u>	<u>(60,955)</u>
<b>Net Change in Fund Balance</b>	<u>\$ (789,963)</u>	<u>\$ (729,963)</u>	627,847	<u>\$ (60,955)</u>
<b>Fund Balance, Beginning</b>			<u>5,788,425</u>	
<b>Fund Balance, Ending</b>			<u>\$ 6,416,272</u>	

**CITY OF NORTH SALT LAKE**  
**SCHEDULE OF REVENUE, EXPENDITURES AND CHANGES IN FUND**  
**BALANCE-BUDGET AND ACTUAL- DEBT SERVICE FUND**  
**For The Year Ended June 30, 2024**

	<u>Budgeted Amounts</u>		<u>Actual Amounts</u>	<u>Variance with final budget</u>
	<u>Original</u>	<u>Final</u>		
<b>Revenues</b>				
Sales taxes	\$ 695,000	\$ 695,000	\$ 616,373	\$ (78,627)
Interest	300,000	885,000	969,676	84,676
<b>Total Revenues</b>	<u>995,000</u>	<u>1,580,000</u>	<u>1,586,049</u>	<u>6,049</u>
<b>Expenditures</b>				
Debt service:				
Principal	633,000	633,000	633,000	-
Interest	755,412	755,412	759,507	(4,095)
Fees	9,000	9,000	3,100	5,900
<b>Total Expenditures</b>	<u>1,397,412</u>	<u>1,397,412</u>	<u>1,395,607</u>	<u>1,805</u>
<b>Excess (Deficiency) of Revenues Over (Under) Expenditures</b>	<u>(402,412)</u>	<u>182,588</u>	<u>190,442</u>	<u>7,854</u>
<b>Other Financing Sources (Uses)</b>				
Transfer In	400,000	460,000	460,000	-
Transfer Out	(5,100,000)	(5,100,000)	(1,003,759)	4,096,241
Proceeds from Borrowing	-	-	-	-
<b>Total Other Financing Sources (Uses)</b>	<u>(4,700,000)</u>	<u>(4,640,000)</u>	<u>(543,759)</u>	<u>4,096,241</u>
<b>Net Change in Fund Balance</b>	<u>\$ (5,102,412)</u>	<u>\$ (4,457,412)</u>	<u>(353,317)</u>	<u>\$ 4,104,095</u>
<b>Fund Balance, Beginning</b>			<u>17,428,721</u>	
<b>Fund Balance, Ending</b>			<u>\$ 17,075,404</u>	

**CITY OF NORTH SALT LAKE**  
**SCHEDULE OF REVENUE, EXPENDITURES AND CHANGES IN FUND**  
**BALANCE-BUDGET AND ACTUAL- CAPITAL PROJECTS FUND**  
**For The Year Ended June 30, 2024**

	<u>Budgeted Amounts</u>		<u>Actual Amounts</u>	<u>Variance with final budget</u>
	<u>Original</u>	<u>Final</u>		
<b>Revenues</b>				
Interest	\$ 132,000	\$ 432,000	\$ 452,222	\$ 20,222
<b>Total Revenues</b>	<u>132,000</u>	<u>432,000</u>	<u>452,222</u>	<u>20,222</u>
<b>Expenditures</b>				
General government	-	-	-	-
Public safety	-	-	-	-
<b>Total Expenditures</b>	<u>-</u>	<u>-</u>	<u>-</u>	<u>-</u>
<b>Excess (Deficiency) of Revenues Over (Under) Expenditures</b>	<u>132,000</u>	<u>432,000</u>	<u>452,222</u>	<u>20,222</u>
<b>Other Financing Sources (Uses)</b>				
Transfer in	11,025	11,025	11,025	-
Transfer out	-	(620,278)	(275,928)	344,350
<b>Total Other Financing Sources (Uses)</b>	<u>11,025</u>	<u>(609,253)</u>	<u>(264,903)</u>	<u>344,350</u>
<b>Net Change in Fund Balance</b>	<u>\$ 143,025</u>	<u>\$ (177,253)</u>	<u>187,319</u>	<u>\$ 364,572</u>
<b>Fund Balance, Beginning</b>			<u>8,474,915</u>	
<b>Fund Balance, Ending</b>			<u>\$ 8,662,234</u>	

**CITY OF NORTH SALT LAKE**  
**SCHEDULE OF REVENUE, EXPENDITURES AND CHANGES IN FUND**  
**BALANCE-BUDGET AND ACTUAL- ROADWAY DEVELOPMENT FUND**  
**For The Year Ended June 30, 2024**

	Budgeted Amounts		Actual Amounts	Variance with final budget
	Original	Final		
<b>Revenues</b>				
Impact fees	\$ 81,630	\$ 37,630	\$ 28,279	\$ (9,351)
Intergovernmental revenues	2,106,550	4,404,067	1,617,645	(2,786,422)
Interest	125,500	412,000	417,632	5,632
Miscellaneous	-	-	41,486	41,486
<b>Total Revenues</b>	2,313,680	4,853,697	2,105,042	(2,748,655)
<b>Expenditures</b>				
Highways and public improvements	4,922,000	10,658,101	2,628,301	8,029,800
<b>Total Expenditures</b>	4,922,000	10,658,101	2,628,301	8,029,800
<b>Excess (Deficiency) of Revenues Over (Under) Expenditures</b>	(2,608,320)	(5,804,404)	(523,259)	5,281,145
<b>Other Financing Sources (Uses)</b>				
Transfer in	705,000	705,000	705,000	-
Transfer Out	(201,200)	(201,200)	(194,832)	6,368
<b>Total Other Financing Sources (Uses)</b>	503,800	503,800	510,168	6,368
<b>Net Change in Fund Balance</b>	\$ (2,104,520)	\$ (5,300,604)	(13,091)	\$ 5,287,513
<b>Fund Balance, Beginning</b>			6,002,189	
<b>Fund Balance, Ending</b>			\$ 5,989,098	

**CITY OF NORTH SALT LAKE**  
**SCHEDULE OF THE PROPORTIONATE SHARE OF THE NET PENSION LIABILITY**  
**UTAH RETIREMENT SYSTEMS**  
**The Year Ended June 30, 2024**

with a measurement date of December 31, 2022

Last 10 fiscal years\*

		<u>Noncontributory System</u>	<u>Public Safety System</u>	<u>Tier 2 Public Employees System</u>	<u>Tier 2 Public Safety and Firefighters System</u>
Proportion of the net pension liability (asset)	2024	0.2607248%	0.8726436%	0.0565554%	0.1803601%
	2023	0.2631296%	0.8771052%	0.0611624%	0.1999402%
	2022	0.2650405%	0.8241249%	0.05246320%	0.1671625%
	2021	0.2608962%	0.7666225%	0.05184120%	0.1677735%
	2020	0.2593909%	0.7576692%	0.0496579%	0.1849945%
	2019	0.2515451%	0.7530044%	0.0499722%	0.1896608%
	2018	0.2446027%	0.6765509%	0.0493908%	0.2255066%
	2017	0.2530812%	0.6639816%	0.0492092%	0.1400266%
	2016	0.2504222%	0.6491617%	0.0506753%	0.1696343%
	2015	0.2382980%	0.6418601%	0.0632276%	0.1823782%
Proportion share of the net pension liability (asset)	2024	\$ 604,768	\$ 1,248,023	\$ 110,078	\$ 67,490
	2023	\$ 450,675	\$ 1,134,163	\$ 66,599	\$ 16,680
	2022	\$ (1,517,915)	\$ (669,307)	\$ (22,204)	\$ (8,449)
	2021	\$ 133,825	\$ 636,152	\$ 7,456	\$ 15,048
	2020	\$ 977,610	\$ 1,216,527	\$ 11,168	\$ 17,401
	2019	\$ 1,852,309	\$ 1,937,168	\$ 21,402	\$ 4,752
	2018	\$ 1,071,678	\$ 1,061,277	\$ 4,355	\$ (2,609)
	2017	\$ 1,625,091	\$ 1,347,402	\$ 5,489	\$ (1,216)
	2016	\$ 1,417,011	\$ 1,162,812	\$ (111)	\$ (2,478)
	2015	\$ 1,034,746	\$ 807,192	\$ (1,916)	\$ (2,698)
Covered employee payroll	2024	\$ 2,444,734	\$ 1,617,834	\$ 1,462,152	\$ 683,394
	2023	\$ 2,349,398	\$ 1,561,121	\$ 1,331,508	\$ 615,172
	2022	\$ 2,331,039	\$ 1,386,571	\$ 973,023	\$ 399,748
	2021	\$ 2,313,474	\$ 1,282,892	\$ 829,034	\$ 331,582
	2020	\$ 2,300,509	\$ 1,202,620	\$ 689,669	\$ 304,893
	2019	\$ 2,164,105	\$ 1,220,761	\$ 583,665	\$ 254,080
	2018	\$ 2,084,445	\$ 1,051,180	\$ 483,185	\$ 238,078
	2017	\$ 2,184,033	\$ 1,046,065	\$ 403,553	\$ 115,694
	2016	\$ 2,099,285	\$ 1,044,487	\$ 327,389	\$ 100,973
	2015	\$ 1,990,364	\$ 986,989	\$ 310,185	\$ 75,315

**CITY OF NORTH SALT LAKE**  
**SCHEDULE OF THE PROPORTIONATE SHARE OF THE NET PENSION LIABILITY**  
**UTAH RETIREMENT SYSTEMS**  
**The Year Ended June 30, 2024**

Proportionate share of the net pension liability (asset) as a percentage of its covered-employee payroll	2024	24.74%	77.14%	7.53%	9.94%
	2023	19.18%	72.65%	5.00%	2.71%
	2022	-65.12%	-48.27%	-2.28%	-2.11%
	2021	5.78%	49.59%	0.90%	4.54%
	2020	42.50%	101.16%	1.62%	5.71%
	2019	85.59%	158.69%	3.67%	1.87%
	2018	51.41%	100.96%	0.90%	-1.10%
	2017	74.41%	128.81%	1.36%	-1.05%
	2016	67.50%	115.76%	-0.03%	2.45%
	2015	52.00%	81.80%	-0.60%	-3.60%
Plan fiduciary net position as a percentage of the total pension liability	2024	96.90%	93.44%	89.58%	89.10%
	2023	97.50%	93.60%	92.30%	96.40%
	2022	108.70%	104.20%	103.80%	102.8%
	2021	99.20%	95.50%	98.30%	93.10%
	2020	93.70%	90.90%	96.50%	89.60%
	2019	87.00%	84.70%	90.80%	95.60%
	2018	91.90%	90.20%	97.40%	103.00%
	2017	87.30%	86.50%	95.10%	103.60%
	2016	87.80%	87.10%	100.20%	110.70%
	2015	90.20%	90.50%	103.50%	120.50%

See accompanying notes to required supplementary information.

**CITY OF NORTH SALT LAKE  
SCHEDULE OF CONTRIBUTIONS  
UTAH RETIREMENT SYSTEM**

	As of fiscal year ended June 30,	Actuarial Determined Contributions	Contributions in relation to the contractually required contribution	Contributions deficiency (excess)	Covered Employee Payroll	Contributions as a percentage of covered employee payroll
<b>Noncontributory System</b>	2016	\$ 386,831	\$ 386,831	\$ -	\$ 2,174,060	17.79%
	2017	392,635	392,635	-	2,251,079	17.44%
	2018	386,946	386,946	-	2,154,015	17.96%
	2019	406,000	406,000	-	2,273,509	17.86%
	2020	420,807	420,807	-	2,341,779	17.97%
	2021	421,996	421,996	-	2,344,577	18.00%
	2022	422,366	422,366	-	2,298,991	18.37%
	2023	413,538	413,538	-	2,313,719	17.87%
	2024	466,907	466,907	-	2,612,974	17.87%
<b>Public Safety System</b>	2016	\$ 320,818	\$ 320,818	\$ -	\$ 1,005,185	31.92%
	2017	339,377	339,377	-	1,105,641	30.70%
	2018	345,508	345,508	-	1,126,936	30.66%
	2019	377,813	377,813	-	1,243,983	30.37%
	2020	381,717	381,717	-	1,214,216	31.44%
	2021	408,230	408,230	-	1,342,250	30.41%
	2022	432,769	432,769	-	1,438,056	30.09%
	2023	467,116	467,116	-	1,554,107	30.06%
	2024	519,802	519,802	-	1,715,609	30.30%
<b>Tier 2 Public Employees System*</b>	2016	\$ 55,165	\$ 55,165	\$ -	\$ 373,487	14.77%
	2017	63,238	63,238	-	424,134	14.91%
	2018	82,623	82,623	-	546,807	15.11%
	2019	92,055	92,055	-	600,656	15.33%
	2020	126,963	126,963	-	811,650	15.64%
	2021	133,976	133,976	-	847,946	15.80%
	2022	178,704	178,704	-	1,112,035	16.07%
	2023	227,588	227,588	-	1,422,102	16.00%
	2024	267,726	262,726	-	1,642,454	16.00%
<b>Tier 2 Public Safety and Firefighter System*</b>	2016	\$ 23,489	\$ 23,489	\$ -	\$ 104,394	22.50%
	2017	42,782	42,782	-	190,866	22.41%
	2018	55,789	55,789	-	247,935	22.50%
	2019	60,546	60,546	-	266,339	22.73%
	2020	72,952	72,952	-	317,335	22.99%

**CITY OF NORTH SALT LAKE  
SCHEDULE OF CONTRIBUTIONS  
UTAH RETIREMENT SYSTEM**

2021	88,295	88,295	-	340,943	25.90%
2022	133,714	133,714	-	517,670	25.83%
2023	166,693	166,693	-	645,349	25.83%
2024	195,812	195,812	-	758,079	25.83%

**Tier 2 Public  
Employees DC Only  
System\***

2016	\$ 8,869	\$ 8,869	\$ -	\$ 138,174	6.42%
2017	8,898	8,898	-	149,806	5.94%
2018	9,128	9,128	-	153,241	5.96%
2019	4,591	4,591	-	85,419	5.37%
2020	3,321	3,321	-	66,836	4.97%
2021	6,431	6,431	-	109,627	5.87%
2022	8,752	8,752	-	130,817	6.69%
2023	10,995	10,995	-	177,625	6.19%
2024	11,220	11,220	-	181,259	6.19%

**Tier 2 Public Safety  
and Firefighter  
DC Only  
System\***

2021	\$ -	\$ -	\$ -	\$ -	0.00%
2022	-	-	-	-	0.00%
2023	5,662	5,662	-	47,857	11.83%
2024	9,213	9,213	-	77,880	11.83%

\* Contributions in Tier 2 include an amortization rate to help fund the unfunded liabilities in the Tier 1 systems.

Tier 2 systems were created effective July 1, 2011.

Paragraph 8.1b of GASB 68 requires employers to disclose a 10-year history of contributions in RSI. Contributions as a percentage of covered-payroll may be different than the board certified rate due to rounding and other administrative issues.

**CITY OF NORTH SALT LAKE  
NOTES TO THE REQUIRED SUPPLEMENTARY INFORMATION  
UTAH RETIREMENT SYSTEM**

**Changes in Assumptions:**

No changes were made in actuarial assumptions from the prior year's valuation.

**SUPPLEMENTARY INFORMATION**

**CITY OF NORTH SALT LAKE**  
**COMBINING BALANCE SHEET – NONMAJOR GOVERNMENTAL FUNDS**  
**June 30, 2024**

	<b>Housing Agency</b>	<b>Local Building Authority</b>	<b>Park Development</b>	<b>Police Facilities</b>	<b>Total Nonmajor Governmental Funds</b>
<b>Assets</b>					
Cash and cash equivalents	\$ -	\$ 155,418	\$ 268,046	\$ -	423,464
Prepays	-	-	-	-	-
Intergovernmental Receivable	-	-	26,745	-	26,745
Restricted cash and cash equivalents	896,864	77,965	659,368	150,447	1,784,644
<b>Total Assets</b>	<b>\$ 896,864</b>	<b>\$ 233,383</b>	<b>\$ 954,159</b>	<b>\$ 150,447</b>	<b>2,234,853</b>
<b>Liabilities and Fund Balances</b>					
<b>Liabilities</b>					
Accounts payable	\$ -	\$ 18	\$ 59,593	\$ -	59,611
<b>Total Liabilities</b>	<b>-</b>	<b>18</b>	<b>59,593</b>	<b>-</b>	<b>59,611</b>
<b>Fund Balances</b>					
Restricted:					
Impact fees	-	-	70	150,447	150,517
Debt service	-	-	-	-	-
Local Building Authority	-	77,965	-	-	77,965
Construction Projects - RAP Tax	-	-	659,298	-	659,298
Housing Restriction	896,864	-	-	-	896,864
Assigned	-	155,400	235,198	-	390,598
<b>Total Fund Balances</b>	<b>896,864</b>	<b>233,365</b>	<b>894,566</b>	<b>150,447</b>	<b>2,175,242</b>
<b>Total Liabilities and Fund Balances</b>	<b>\$ 896,864</b>	<b>\$ 233,383</b>	<b>\$ 954,159</b>	<b>\$ 150,447</b>	<b>2,234,853</b>

**CITY OF NORTH SALT LAKE**  
**COMBINING STATEMENT OF REVENUES, EXPENDITURES AND CHANGES IN**  
**FUND BALANCES – NONMAJOR GOVERNMENTAL FUNDS**  
**For The Year Ended June 30, 2024**

	<b>Housing Agency</b>	<b>Local Building Authority</b>	<b>Park Development</b>	<b>Police Facilities</b>	<b>Total Nonmajor Governmental Funds</b>
<b>Revenues</b>					
Taxes	\$ -	\$ -	\$ -	\$ -	\$ -
Rental income	-	98,781	-	-	98,781
Intergovernmental	-	-	26,745	-	26,745
Impact fees	-	-	22,000	3,502	25,502
Miscellaneous	-	-	-	-	-
Interest	38,832	11,738	46,747	7,797	105,114
<b>Total Revenues</b>	<b>38,832</b>	<b>110,519</b>	<b>95,492</b>	<b>11,299</b>	<b>256,142</b>
<b>Expenditures</b>					
Community development	-	37,377	-	-	37,377
Parks, recreation, and public property	-	-	1,422,232	-	1,422,232
Debt service:					
Principal	-	105,000	-	-	105,000
Interest	-	15,097	-	-	15,097
<b>Total Expenditures</b>	<b>-</b>	<b>157,474</b>	<b>1,422,232</b>	<b>-</b>	<b>1,579,706</b>
<b>Excess (Deficiency) of Revenues Over (Under) Expenditures</b>	<b>38,832</b>	<b>(46,955)</b>	<b>(1,326,740)</b>	<b>11,299</b>	<b>(1,323,564)</b>
<b>Other Financing Sources (Uses)</b>					
Transfer in	196,387	90,000	1,279,688	-	1,566,075
Transfer out	-	-	(90,000)	(11,025)	(101,025)
Proceeds from Borrowing	-	-	-	-	-
<b>Total Other Financing Sources (Uses)</b>	<b>196,387</b>	<b>90,000</b>	<b>1,189,688</b>	<b>(11,025)</b>	<b>1,465,050</b>
Net Change in Fund Balances	235,219	43,045	(137,052)	274	141,486
<b>Fund Balance, Beginning</b>	<b>661,645</b>	<b>190,320</b>	<b>1,031,618</b>	<b>150,173</b>	<b>2,033,756</b>
<b>Fund Balance, Ending</b>	<b>\$ 896,864</b>	<b>\$ 233,365</b>	<b>\$ 894,566</b>	<b>\$ 150,447</b>	<b>\$ 2,175,242</b>

**CITY OF NORTH SALT LAKE**  
**SCHEDULE OF REVENUES, EXPENDITURES, AND CHANGES IN FUND**  
**BALANCE – BUDGET AND ACTUAL – NONMAJOR HOUSING SPECIAL REVENUE**  
**FUND**  
**For The Year Ended June 30, 2024**

	Budgeted Amounts		Actual Amounts	Variance with final budget
	Original	Final		
<b>Revenues</b>				
Intergovernmental	\$ -	\$ -	\$ -	\$ -
Interest	3,000	36,000	38,832	2,832
<b>Total Revenues</b>	<u>3,000</u>	<u>36,000</u>	<u>38,832</u>	<u>2,832</u>
<b>Expenditures</b>				
Community	-	-	-	-
<b>Total Expenditures</b>	<u>-</u>	<u>-</u>	<u>-</u>	<u>-</u>
<b>Excess (Deficiency) of Revenues Over (Under) Expenditures</b>	<u>3,000</u>	<u>36,000</u>	<u>38,832</u>	<u>2,832</u>
<b>Other Financing Sources (Uses)</b>				
Transfer in	198,975	198,975	196,387	(2,588)
<b>Total Other Financing Sources (Uses)</b>	<u>198,975</u>	<u>198,975</u>	<u>196,387</u>	<u>(2,588)</u>
<b>Net Change in Fund Balance</b>	<u>\$ 198,975</u>	<u>\$ 198,975</u>	235,219	<u>\$ (2,588)</u>
<b>Fund Balance, Beginning</b>			<u>661,645</u>	
<b>Fund Balance, Ending</b>			<u>\$ 896,864</u>	

**CITY OF NORTH SALT LAKE**  
**SCHEDULE OF REVENUES, EXPENDITURES, AND CHANGES IN FUND**  
**BALANCE – BUDGET AND ACTUAL – NONMAJOR LOCAL BUILDING**  
**AUTHORITY SPECIAL REVENUE FUND**  
**For The Year Ended June 30, 2024**

	<u>Budgeted Amounts</u>		<u>Actual Amounts</u>	<u>Variance with final budget</u>
	<u>Original</u>	<u>Final</u>		
<b>Revenues</b>				
Rent	\$ 89,760	\$ 89,760	\$ 98,781	\$ 9,021
Interest	500	500	11,738	11,238
<b>Total Revenues</b>	<u>90,260</u>	<u>90,260</u>	<u>110,519</u>	<u>20,259</u>
<b>Expenditures</b>				
Community Development	38,500	38,500	37,377	1,123
Debt service:				
Principal	105,000	105,000	105,000	-
Interest	15,062	15,062	15,097	(35)
<b>Total Expenditures</b>	<u>158,562</u>	<u>158,562</u>	<u>157,474</u>	<u>1,088</u>
<b>Excess (Deficiency) of Revenues Over (Under) Expenditures</b>	<u>(68,302)</u>	<u>(68,302)</u>	<u>(46,955)</u>	<u>21,347</u>
<b>Other Financing Sources (Uses)</b>				
Transfer in	100,000	100,000	90,000	(10,000)
<b>Total Other Financing Sources (Uses)</b>	<u>100,000</u>	<u>100,000</u>	<u>90,000</u>	<u>(10,000)</u>
<b>Net Change in Fund Balance</b>	<u>\$ 100,000</u>	<u>\$ 100,000</u>	43,045	<u>\$ (10,000)</u>
<b>Fund Balance, Beginning</b>			<u>190,320</u>	
<b>Fund Balance, Ending</b>			<u>\$ 233,365</u>	

**CITY OF NORTH SALT LAKE**  
**SCHEDULE OF REVENUES, EXPENDITURES, AND CHANGES IN FUND**  
**BALANCE – BUDGET AND ACTUAL – NONMAJOR PARK DEVELOPMENT**  
**CAPITAL PROJECTS FUND**  
**For The Year Ended June 30, 2024**

	<u>Budgeted Amounts</u>		<u>Actual</u> <u>Amounts</u>	<u>Variance with</u> <u>final budget</u>
	<u>Original</u>	<u>Final</u>		
<b>Revenues</b>				
Impact fees	\$ 96,600	\$ 42,200	\$ 22,000	\$ (20,200)
Intergovernmental	498,950	498,950	26,745	(472,205)
Miscellaneous	-	-	-	-
Interest	4,500	49,500	46,747	(2,753)
<b>Total Revenues</b>	<u>600,050</u>	<u>590,650</u>	<u>95,492</u>	<u>(495,158)</u>
<b>Expenditures</b>				
Current:				
Improvements	5,768,750	7,518,234	1,422,232	6,096,002
<b>Total Expenditures</b>	<u>5,768,750</u>	<u>7,518,234</u>	<u>1,422,232</u>	<u>6,096,002</u>
<b>Excess (Deficiency) of Revenues</b>				
<b>Over (Under) Expenditures</b>	<u>(5,168,700)</u>	<u>(6,927,584)</u>	<u>(1,326,740)</u>	<u>5,600,844</u>
<b>Other Financing Sources (Uses)</b>				
Transfer in	5,100,000	5,690,278	1,279,688	4,410,590
Transfer out	(100,000)	(100,000)	(90,000)	(10,000)
Sale of capital assets	-	-	-	-
<b>Total Other Financing Sources (Uses)</b>	<u>5,000,000</u>	<u>5,467,028</u>	<u>1,189,688</u>	<u>4,277,340</u>
<b>Net Change in Fund Balance</b>	<u>\$ (168,700)</u>	<u>\$ (1,460,556)</u>	<u>(137,052)</u>	<u>\$ 1,323,504</u>
<b>Fund Balance, Beginning</b>			<u>1,031,618</u>	
<b>Fund Balance, Ending</b>			<u>\$ 894,566</u>	

**CITY OF NORTH SALT LAKE**  
**SCHEDULE OF REVENUES, EXPENDITURES, AND CHANGES IN FUND**  
**BALANCE – BUDGET AND ACTUAL – NONMAJOR POLICE FACILITIES CAPITAL**  
**PROJECTS FUND**  
**For The Year Ended June 30, 2024**

	Budgeted Amounts		Actual Amounts	Variance with final budget
	Original	Final		
<b>Revenues</b>				
Impact fees	\$ 11,025	\$ 11,025	\$ 3,502	\$ (7,523)
Interest	-	-	7,797	7,797
<b>Total Revenues</b>	11,025	11,025	11,299	274
<b>Other Financing Sources (Uses)</b>				
Transfer out	(11,025)	(11,025)	(11,025)	-
<b>Total Other Financing Sources (Uses)</b>	(11,025)	(11,025)	(11,025)	-
<b>Net Change in Fund Balance</b>	\$ -	\$ -	274	\$ 274
<b>Fund Balance, Beginning</b>			150,173	
<b>Fund Balance, Ending</b>			\$ 150,447	

**INDEPENDENT AUDITOR’S REPORT ON INTERNAL CONTROL OVER FINANCIAL REPORTING  
AND ON COMPLIANCE AND OTHER MATTERS BASED ON AN AUDIT OF FINANCIAL STATEMENTS  
PERFORMED IN ACCORDANCE WITH *GOVERNMENT AUDITING STANDARDS***

To the Mayor and Council of  
the City of North Salt Lake

We have audited, in accordance with the auditing standards generally accepted in the United States of America and the standards applicable to financial audits contained in *Government Auditing Standards* issued by the Comptroller General of the United States, the financial statements of the governmental activities, business-type activities, each major fund, and the aggregate remaining fund information of the City of North Salt Lake, as of and for the year ended June 30, 2024, and the related notes to the financial statements, which collectively comprise the City of North Salt Lake’s basic financial statements, and have issued our report thereon dated December 24, 2024.

**Report on Internal Control over Financial Reporting**

In planning and performing our audit of the financial statements, we considered the City of North Salt Lake’s internal control over financial reporting (internal control) as a basis for designing audit procedures that are appropriate in the circumstances for the purpose of expressing our opinions on the financial statements, but not for the purpose of expressing an opinion on the effectiveness of the City of North Salt Lake’s internal control. Accordingly, we do not express an opinion on the effectiveness of the City of North Salt Lake’s internal control.

A *deficiency in internal control* exists when the design or operation of a control does not allow management or employees, in the normal course of performing their assigned functions, to prevent, or detect and correct, misstatements, on a timely basis. A *material weakness* is a deficiency, or a combination of deficiencies, in internal control, such that there is a reasonable possibility that a material misstatement of the entity’s financial statements will not be prevented, or detected and corrected, on a timely basis. A *significant deficiency* is a deficiency, or a combination of deficiencies, in internal control that is less severe than a material weakness, yet important enough to merit attention by those charged with governance.

Our consideration of internal control was for the limited purpose described in the first paragraph of this section and was not designed to identify all deficiencies in internal control that might be material weaknesses or, significant deficiencies. Given these limitations, during our audit we did not identify any deficiencies in internal control that we consider to be material weaknesses. However, material weaknesses or significant deficiencies may exist that were not identified.

**Report on Compliance and Other Matters**

As part of obtaining reasonable assurance about whether the City of North Salt Lake’s financial statements are free from material misstatement, we performed tests of its compliance with certain provisions of laws, regulations, contracts, and grant agreements, noncompliance with which could have a direct and material effect on the financial statements. However, providing an opinion on compliance with those provisions was not an objective of our audit, and accordingly, we do not express such an opinion. The results of our tests disclosed no instances of noncompliance or other matters that are required to be reported under *Government Auditing Standards*.

## **Purpose of This Report**

The purpose of this report is solely to describe the scope of our testing of internal control and compliance and the results of that testing, and not to provide an opinion on the effectiveness of the entity's internal control or on compliance. This report is an integral part of an audit performed in accordance with *Government Auditing Standards* in considering the entity's internal control and compliance. Accordingly, this communication is not suitable for any other purpose.

*Child Richards CPAs & Advisors*

Ogden, Utah  
December 24, 2024



**INDEPENDENT AUDITOR’S REPORT ON COMPLIANCE AND  
REPORT ON INTERNAL CONTROL OVER COMPLIANCE  
AS REQUIRED BY THE STATE COMPLIANCE AUDIT GUIDE**

To the Mayor and Council of  
the City of North Salt Lake

**Report On Compliance**

We have audited the City of North Salt Lake’s compliance with the applicable state compliance requirements described in the *State Compliance Audit Guide*, issued by the Office of the State Auditor, for the year ended June 30, 2024.

State compliance requirements were tested for the year ended June 30, 2024 in the following areas:

- Budgetary Compliance
- Fund Balance
- Justice Court
- Restricted Taxes and Related Restricted Revenue
- Fraud Risk Assessment
- Governmental Fees
- Enterprise Fund Transfers, Reimbursements, Loans, and Services
- Tax Levy Revenue Recognition

***Opinion on Compliance***

In our opinion, the City of North Salt Lake complied, in all material respects, with the state compliance requirements referred to above for the year ended June 30, 2024.

***Basis for Opinion***

We conducted our audit of compliance in accordance with auditing standards generally accepted in the United States of America (GAAS); the standards applicable to financial audits contained in Government Auditing Standards issued by the Comptroller General of the United States (Government Auditing Standards); and the *State Compliance Audit Guide* (Guide). Our responsibilities under those standards and the *State Compliance Audit Guide* are further described in the Auditor's Responsibilities for the Audit of Compliance section of our report.

We are required to be independent of the City of North Salt Lake and to meet our other ethical responsibilities, in accordance with relevant ethical requirements relating to our audit. We believe that the audit evidence we have obtained is sufficient and appropriate to provide a basis for our opinion. Our audit does not provide a legal determination of the City of North Salt Lake's compliance with the compliance requirements referred to above.

### ***Responsibilities of Management for Compliance***

Management is responsible for compliance with the requirements referred to above and for the design, implementation, and maintenance of effective internal control over compliance with the requirements of laws, statutes, regulations, rules, and provisions of contracts or grant agreements applicable to the City of North Salt Lake's government programs.

### ***Auditor's Responsibilities for the Audit of Compliance***

Our objectives are to obtain reasonable assurance about whether material noncompliance with the compliance requirements referred to above occurred, whether due to fraud or error, and express an opinion on the City of North Salt Lake's compliance based on our audit. Reasonable assurance is a high level of assurance but is not absolute assurance and therefore is not a guarantee that an audit conducted in accordance with GAAS, Government Auditing Standards, and the Guide will always detect material noncompliance when it exists. The risk of not detecting material noncompliance resulting from fraud is higher than for that resulting from error, as fraud may involve collusion, forgery, intentional omissions, misrepresentations, or the override of internal control. Noncompliance with the compliance requirements referred to above is considered material if there is a substantial likelihood that, individually or in the aggregate, it would influence the judgment made by a reasonable user of the report on compliance about the City of North Salt Lake's compliance with the requirements of the government program as a whole.

In performing an audit in accordance with GAAS, Government Auditing Standards, and the Guide, we:

- Exercise professional judgment and maintain professional skepticism throughout the audit.
- Identify and assess the risks of material noncompliance, whether due to fraud or error, and design and perform audit procedures responsive to those risks. Such procedures include examining, on a test basis, evidence regarding the City of North Salt Lake's compliance with the compliance requirements referred to above and performing such other procedures as we considered necessary in the circumstances.
- Obtain an understanding of the the City of North Salt Lake's internal control over compliance relevant to the audit in order to design audit procedures that are appropriate in the circumstances and to test and report on internal control over compliance in accordance with the *State Compliance Audit Guide* but not for the purpose of expressing an opinion on the effectiveness of the City of North Salt Lake's internal control over compliance. Accordingly, no such opinion is expressed.
- We are required to communicate with those charged with governance regarding, among other matters, the planned scope and timing of the audit and any significant deficiencies and material weaknesses in internal control over compliance that we identified during the audit.

## Report On Internal Control over Compliance

Our consideration of internal control over compliance was for the limited purpose described in the Auditor's Responsibilities for the Audit of Compliance section above and was not designed to identify all deficiencies in internal control over compliance that might be material weaknesses or significant deficiencies in internal control over compliance. Given these limitations, during our audit we did not identify any deficiencies in internal control over compliance that we consider to be material weaknesses or significant deficiencies, as defined above. However, material weaknesses or significant deficiencies in internal control over compliance may exist that were not identified. We noted other matters that we reported to management of the City in a separate letter dated December 24, 2024.

*A deficiency in internal control over compliance* exists when the design or operation of a control over compliance does not allow management or employees, in the normal course of performing their assigned functions, to prevent or to detect and correct noncompliance with a state compliance requirement on a timely basis. *A material weakness in internal control over compliance* is a deficiency, or combination of deficiencies, in internal control over compliance, such that there is a reasonable possibility that material noncompliance with a state compliance requirement will not be prevented or detected and corrected on a timely basis. *A significant deficiency in internal control over compliance* is a deficiency, or a combination of deficiencies, in internal control over compliance with a state compliance requirement that is less severe than a material weakness in internal control over compliance, yet important enough to merit attention by those charged with governance.

Our audit was not designed for the purpose of expressing an opinion on the effectiveness of internal control over compliance. Accordingly, no such opinion is expressed.

The purpose of this report on internal control over compliance is solely to describe the scope of our testing of internal control and compliance and the results of that testing based on the requirements of the Guide. Accordingly, this report is not suitable for any other purpose.

*Child Richards CPAs & Advisors*

Ogden, Utah  
December 24, 2024



# CITY OF NORTH SALT LAKE

---

10 East Center Street  
North Salt Lake, Utah 84054  
(801) 335-8700  
(801) 335-8719 Fax

Brian J. Horrocks  
Mayor

Ken Leetham  
City Manager

## MEMORANDUM

**TO:** Honorable Mayor and City Council

**FROM:** Ken Leetham, City Manager

**DATE:** January 21, 2025

**SUBJECT:** Councilmember Jackson's Appointments to the Arts Committee and the Trails and Active Transportation Committee

---

### **RECOMMENDATION**

Councilmember Jackson recommends the appointment of Heidi Smoot to the Arts Committee with a term ending 1/1/2029 (4-year term).

Councilmember Jackson recommends the appointment of Peter Wirthlin to the Trails and Active Transportation Committee with a term ending 1/1/2029 (4-year term).

### **BACKGROUND**

The Arts Committee was established by Resolution 2024-40R which states that each of the five Councilmembers of the City Council shall recommend one Citizen committee member for appointment to the Committee. Such appointments will be made by a majority vote of the City Council. The resolution adopted on December 3, 2024 indicates that two of the initial appointments shall be made for three years and three appointments shall be made for four years. After those initial terms are completed, then subsequent terms will all be four years. The appointment of Heidi Smoot is proposed to fill an initial term of four years.

### **PROPOSED MOTION**

I move that the City Council approve the appointment of Heidi Smoot to the Arts Committee with a term ending on 1/1/2029.

I move that the City Council approve the appointment of Peter Wirthlin to the Trails and Active Transportation Committee with a term ending on 1/1/2029.

## Wendy Page

---

**From:** noreply@civicplus.com  
**Sent:** Wednesday, January 8, 2025 10:27 PM  
**To:** Linda Horrocks; Wendy Page  
**Subject:** Online Form Submittal: General Volunteer Form

### General Volunteer Form

#NSLLIFE



---

#### City Volunteers Needed

There are ample opportunities to volunteer in the City of North Salt Lake. Whether you are looking for a one-day event or an ongoing volunteer opportunity, there are plenty of options. From serving on a board or committee, mentoring our youth council, or helping with the Senior Lunch Bunch, it is the volunteers that truly make things happen!

---

#### Contact Information

Name	Heidi Smoot
Email Address	████████████████████
Address1	████████████████████
City	North Salt Lake
State	UT
Zip	84054
Phone Number	██████████
What Opportunities most Interest you?	Arts
Please list any previous or current volunteer experience:	Currently serving on the Bountiful Davis Arts Council. Volunteered hours at Challenger School , Orchard Elementary, SDJH, WXHS, Church callings, Political campaigns, etc...

---

What personal skills do you believe will contribute as a volunteer of the City?: I love art. I am a collector of original art. I have studied the piano for 12 years. I taught piano lessons. I taught in the public school system for 4 years. Love the idea of raising the level of cultural art awareness in our city.

---

### Contract

I, the undersigned, agree to perform the volunteer duties to the best of my ability and in a professional manner. I will appreciate constructive feedback and attend training, as provided. If problems arise, such as scheduling, I will notify the coordinator as soon as possible.

---

Signature (typed in): Heidi Smoot

---

Email not displaying correctly? [View it in your browser.](#)



# CITY OF NORTH SALT LAKE

---

10 East Center Street  
North Salt Lake, Utah 84054  
(801) 335-8700  
(801) 335-8719 Fax

Brian J. Horrocks  
Mayor

Ken Leetham  
City Manager

## MEMORANDUM

**TO:** Honorable Mayor and City Council

**FROM:** Ken Leetham, City Manager

**DATE:** January 21, 2025

**SUBJECT:** Health & Wellness Committee Member Appointment

---

### **RECOMMENDATION**

Councilmember Ted Knowlton recommends the appointment of Sam Ball for Seat 5 to fill the vacancy left by Corey Markisich on the Health and Wellness Committee with a term ending 1/1/2026.

### **BACKGROUND**

The Health and Wellness Committee was established by Resolution 2021-38R which states that each of the five Councilmembers of the City Council shall recommend one Citizen committee member for appointment to the Committee. Such appointments will be made by a majority vote of the City Council. Corey Markisich has been serving on the Committee since its creation; however, was recently appointed to fill a vacancy on the Golf Committee and now asks that he be replaced on the Health & Wellness Committee. Councilmember Knowlton selected Sam Ball to fill the current vacancy with a term ending 1/1/2026 and recommends his appointment to the Health and Wellness Committee.

### **PROPOSED MOTION**

I move that the City Council approve the appointment of Sam Ball to the Health and Wellness Committee with a term ending on 1/1/2026.

## NSL HEALTH & WELLNESS COMMITTEE

### SEAT 1 (Non-Voting)

City Council Appointee (by Mayor)

Appointed

Terms

Lisa Baskin

1/1/22 - 2/15/22

Alisa Van Langeveld

3/15/22 - 1/1/26

### SEAT 3

Appointee by Council Member Alisa VanLangeveld

Appointed

Terms

Valerie Walton

3/15/22 - 1/1/25 (resigned  
1/8/24)

Chase Larson

2/20/24 - 7/8/24 (remaining  
term of Valerie Walton)

Jeff Scroger

8/6/24 - 1/1/25 (remaining term  
of Chase Larson)

Jeff Scroger

1/1/25 - 1/1/29

### SEAT 5

Appointee by Council Member Knowlton

Appointed

Terms

Corey Markisich

1/1/22 - 1/1/26

1/1/25 - 1/1/26 (remaining term of  
Corey Markisich)

1/1/26 - 1/1/30

### SEAT 2

Appointee by Council Member Tammy Clayton

Appointed

Terms

Janet Welsh

1/1/22 - 1/1/25

Yemi Arunsi

1/1/25 - 1/1/29

### SEAT 4

Appointee by Council Member Suzette Jackson

Appointed

Terms

Mary Kay Porter

1/1/22 - 1/1/26 resigned  
November 2023

Jane Hall

1/1/24 - 1/1/26 filled remaining  
term of Mary Kay

1/1/26 - 1/1/30

### SEAT 6

Appointee by Council Member Lisa Baskin

Appointed

Terms

Rachel Butterfield

1/1/22 - 1/1/26 resigned June  
2023

Mason Bennett

7/18/23-1/1/26 filled remaining  
term for Rachel

1/1/26-1/1/30

## Wendy Page

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**From:** noreply@civicplus.com  
**Sent:** Monday, December 2, 2024 10:59 PM  
**To:** Wendy Page; Linda Horrocks  
**Subject:** Online Form Submittal: Health and Wellness Committee Application

### Health and Wellness Committee Application

The Health and Wellness Committee's role is to address physical and mental health, emergency preparedness, personal wellness, food and housing access issues, etc. for the residents of the City of North Salt Lake

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#### Contact Information

---

First Name Samuel

Last Name Ball

Address1

[REDACTED]

Address2

*Field not completed.*

City

North Salt Lake

State

UT

Zip

84054

Phone Number

[REDACTED]

Email Address

[REDACTED]

Please explain why you are interested in serving as a member of the Health & Wellness Committee.

I have a passion for improving individual health and wellness through the betterment of our urban environment. I also enjoy serving my local community in impactful ways.

Please describe any professional or volunteer experience you have in any of the following areas:

As an Architect and urban planning professional employed at a non-profit community design center, I specialize in improving mental and physical wellness through thoughtful design or advocacy for a better built environment. This includes affordable and permanent supportive housing projects, housing accessibility and stability, as well as community advocacy and

physical and mental health, emergency preparedness, personal wellness, food and housing access, addiction services or any other activities related to public health and general welfare.

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design. I also previously volunteered for the Woods Cross Air Quality Committee.

What do you think are the greatest health and wellness challenges currently facing NSL residents?

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Access to affordable and healthy housing options; Mental health and social isolation; Environmental quality (air, water, etc.); Sedentary lifestyles

Of all of the areas of proposed Committee work areas, which one interests you the most?

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Food and housing access; personal wellness; physical and mental health

Do you have any experience in marketing, branding, communications or public outreach and education? If so, please describe:

---

In my position as a Community Design Director, I manage the marketing, public outreach, and education regarding grant-based programs and services.

Thank you for your application. If you have questions related to this application or committee, please contact us at [nslstaff@nslcity.org](mailto:nslstaff@nslcity.org).

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# CITY OF NORTH SALT LAKE COMMUNITY & ECONOMIC DEVELOPMENT

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10 East Center Street, North Salt Lake, Utah 84054  
(801) 335-8700  
(801) 335-8719 Fax

## MEMORANDUM

**TO:** Honorable Mayor and City Council  
**FROM:** Sherrie Pace, Community Development Director  
**DATE:** January 21, 2025  
**SUBJECT:** Consideration of ORD2025-01: vacating a portion of a public utility easement on lot 153 Towne Plaza Townhomes Ph. 3 at 120 East Center Street

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### **RECOMMENDATION**

The Development Review Committee recommends to the City Council the adoption of ORD2025-01, vacating a portion of a public utility easement on lot 153 Towne Plaza Townhomes Ph. 3 at 120 East Center Street with no conditions.

### **BACKGROUND**

At the southwest corner of lot 153 Towne Plaza Townhomes Ph. 3 subdivision a public utility easement measuring 10' x 10' was provided for the purpose of location of a power box to be utilized by Rocky Mountain Power to provide power to the development. The power box was installed by Rocky Mountain Power on an alternative location south of this easement within the P.U.E. within the common area of Phase 2.

The existing easement will no longer be necessary and that if the easement was vacated the approved parking structure to be built on the site for the approved NSL Lofts project could be expanded into this location. This would provide an additional parking space on the lower and upper deck of the structure. Thus the developer is requesting that the P.U.E. be vacated to accommodate additional parking.

### **REVIEW**

Vacation of a public utility easement can be achieved with an amended plat or by the City Council adopting an ordinance vacating the public utility easements (State Code 10-9a-609(a)). The legislative body is required (State Code 10-9a-208) to hold a public hearing to vacate the P.U.E. and give a minimum of 10 days' notice of the hearing to affected entities.

Notice was mailed to the affected entities on December 30, 2024, and included all public utility agencies in our area. No response has been received contesting the proposed vacation.

### **POSSIBLE MOTION**

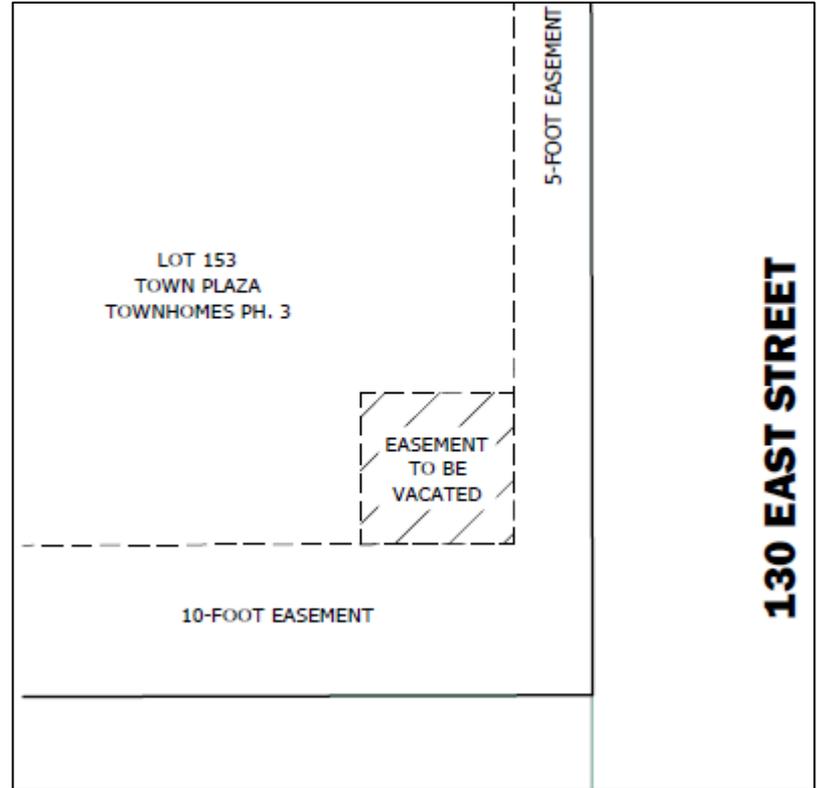
I move that the City Council approve ORD2025-01, an ordinance vacating a portion of a public utility easement on lot 153 Towne Plaza Townhomes Ph. 3 at 120 East Center Street with no conditions

### Attachments

- 1) Aerial Map/Survey exhibit
- 2) ORD2025-01



Lot 153 Towne Plaza Townhomes Ph. 3  
120 East Center Street  
Aerial and Survey Exhibit



**ORDINANCE NO. 2025-01**

**AN ORDINANCE VACATING CERTAIN PUBLIC UTILITY  
EASEMENTS WITHIN THE EAGLEPOINTE ESTATES PHASE  
15 SUBDIVISION IN NORTH SALT LAKE, DAVIS COUNTY,  
UTAH AND ESTABLISHING AN EFFECTIVE DATE**

WHEREAS, the City of North Salt Lake has determined that a public utility easement on lot 153 of Towne Plaza Townhomes, Ph. 3 is no longer necessary and unlikely to be utilized by any public utility; and

WHEREAS, the City of North Salt Lake has notified affected public agencies and has received no notice from those agencies contesting the proposed vacation of public utility easement; and

WHEREAS, lawful notice of a public meeting has been given pursuant to 10-9a-208 of the Utah Code and North Salt Lake City Code; and

WHEREAS, the North Salt Lake City Council has conducted a public hearing on this matter and determined that there is good cause for vacating the subject public utility easement and that it is in the best interest of the City of North Salt Lake and its citizens to take such action.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of North Salt Lake, Utah, as follows:

**SECTION 1. Vacation of a certain public utility easements**

The public utility easement described in Exhibit A and located in the City of North Salt Lake are hereby vacated.

**SECTION 2. Severability.**

If any provision of this ordinance is declared invalid by a court of competent jurisdiction, the remainder shall not be affected thereby.

**SECTION 3. Effective Date.**

This ordinance is hereby adopted and shall take effect immediately upon its passage subject to the conditions contained herein.

**APPROVED AND ADOPTED** by the City Council of the City of North Salt Lake, Utah, this 21<sup>st</sup> day of January, 2025.

**CITY OF NORTH SALT LAKE**

\_\_\_\_\_  
Mayor Brian J. Horrocks

**ATTEST:**

\_\_\_\_\_  
City Recorder

City Council Vote as Recorded:

<u>Name</u>	<u>Vote</u>
Mayor Horrocks	_____
Council Member Watts Baskin	_____
Council Member Clayton	_____
Council Member Jackson	_____
Council Member Knowlton	_____
Council Member Van Langeveld	_____

**Exhibit A**

Parcel 01-497-0153: Towne Plaza Townhomes Phase 3, Lot 153

Public Utility Easement Vacation Description:

A PORTION OF A PUBLIC UTILITY EASEMENT LOCATED IN THE NORTHWEST QUARTER OF SECTION 12, TOWNSHIP 1 NORTH, RANGE 1 WEST, SALT LAKE BASE AND MERIDIAN, IN THE CITY OF NORTH SALT LAKE, DAVIS COUNTY, UTAH, SAID EASEMENT PORTION IS INSIDE OF LOT 153 OF THE TOWNE PLAZA TOWNHOMES PHASE 3 RECORDED AS ENTRY NO. 3105581 IN THE DAVIS COUNTY RECORDER'S OFFICE, SAID EASEMENT PORTION IS FURTHER DESCRIBED AS FOLLOWS.

BEGINNING AT A POINT THAT IS NORTH 89°54'24" EAST 528.18 FEET ALONG THE SECTION LINE AND SOUTH 00°06'17" EAST 16.00 FEET TO THE INTERSECTION OF CENTER STREET AND 130 EAST STREET AND SOUTH 00°06'17" EAST 187.76 FEET ALONG THE CENTERLINE OF SAID 130 EAST STREET AND SOUTH 89°53'43" WEST 24.91 FEET TO THE SOUTHEAST CORNER OF SAID LOT AND NORTH 00°06'17" WEST 20.00 FEET ALONG THE EAST LINE OF SAID LOT AND SOUTH 89°53'43" WEST 5.09 FEET FROM THE NORTHWEST CORNER OF SAID SECTION 12; SAID SECTION CORNER IS SOUTH 89°54'24" WEST 2648.88 FEET FROM THE NORTH QUARTER CORNER OF SAID SECTION BASED ON SAID SUBDIVISION PLAT; AND RUNNING THENCE SOUTH 89°49'43" WEST 10.00 FEET ALONG THE EASEMENT BOUNDARY; THENCE SOUTH 00°06'17" EAST 10.00 FEET ALONG THE EASEMENT BOUNDARY TO A POINT ON A LINE PARALLEL TO AND 10.00 FEET DISTANT NORTHERLY FROM THE SOUTH LOT LINE; THENCE NORTH 89°49'43" EAST 10.00 FEET ALONG SAID LINE TO A POINT ON A LINE PARALLEL TO AND 5.00 FEET DISTANT WESTERLY FROM THE EAST LOT LINE; THENCE NORTH 00°06'17" WEST 10.00 FEET ALONG SAID LINE TO THE POINT OF BEGINNING.

NOTE: THE DAVIS COUNTY SURVEYOR'S BEARING ALONG THE SECTION LINE IS NORTH 89°54'24" EAST AND THE NAD83 BEARING IS SOUTH 89°45'26" EAST (ROTATE THE LEGAL DESCRIPTION CLOCKWISE 00°20'10" TO MATCH).



# CITY OF NORTH SALT LAKE COMMUNITY & ECONOMIC DEVELOPMENT

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10 East Center Street, North Salt Lake, Utah 84054  
(801) 335-8700  
(801) 335-8719 Fax

## MEMORANDUM

**TO:** Honorable Mayor and City Council  
**FROM:** Sherrie Pace, Community Development Director  
**DATE:** January 21, 2025  
**SUBJECT:** Consideration of a General Development Plan for Amberly Place Subdivision at 979 North Amberly Drive

---

### **RECOMMENDATION**

The Planning Commission recommends to the City Council the approval of the General Development Plan for Amberly Place Subdivision located at 979 North Amberly Drive with the following conditions to be determined at the time of development agreement approval:

1. Final architecture design;
2. Final layout;
3. Final engineering;
4. Submittal of a required development agreement

### **BACKGROUND**

Ivory Development submitted a General Development Plan application for the vacant 3.096 acre lot at 979 North Amberly Drive. They are proposing 16 single family lots and a new public street (cul-de-sac). The property is owned by the Church of Jesus Christ of Latter-day Saints and was zoned P-District with the Foxboro Development. In 2008, the owner requested that the property be removed from the governing Foxboro Development Agreement (conditional use permit). The City Council granted that request as Addendum #3 to the Agreement. The property remained within the P-District Zone but is not associated with a development agreement establishing the standards for development. As such, this property will have its own General Development Plan and Development Agreement and does not require a rezone.

The review steps are as follows:

1. General Development Plan (GDP) recommendation by Planning Commission
2. GDP approval by City Council
3. Preliminary Plat approval by Planning Commission
4. Development Agreement with Preliminary Plat as an exhibit by the City Council

### **REVIEW**

Foxboro P-District has 4 single family residential subzones R1-4, R1-5, R1-6, & R1-7, with respective minimum lot sizes of from 4,000 sq. ft to 7,000 sq. ft. The proposed subdivision is called "Amberly Place". It includes 16 single-family lots that are similar in size and shape to the adjacent development which is the R1-6 Foxboro subzone. Below is a table comparing the R1-6 standards with the proposed standards:

	Foxboro R1-6	Amberly GDP
Min. Lot Size	6,000 sq. ft.	5,570 sq. ft.
Min. Width (at front setback line)	60 ft	58 ft
Min. Depth	85 ft	91 ft
Min. Front Setback (to garage)	20 ft	20 ft
Min. Front Setback (to living space)	15 ft	20 ft
Min. Rear Setback	15 ft	15 ft
Min. Side Setback	5 ft	5 ft
Min. Total Combined Side Setback	10 ft	13 ft
Max. Lot Coverage	60%	Not Noted

The minimum lot size in the surrounding neighborhood is 6,000 sq. ft. with a minimum lot width of 60 feet. All but five of the proposed lots meet that standard. The smaller lots are on Norfolk Drive and range in size from 5,570 sq. ft. to 5,810 sq. ft. and are 58 feet wide. The remaining 11 lots are larger than 6,000 sq. ft. (largest being 8,471 sq. ft.) and at least 60 feet wide. The proposed minimum setbacks are the same or larger than the surrounding R1-6 subzone.

The proposed architecture styles are craftsman and farmhouse, and the proposed materials and colors are consistent with the existing neighborhood. Single family dwellings are required by City Code to provide a minimum of two parking spaces per dwelling unit. The proposed floor plans have two or three car garages and will have driveways that are at least 20 feet long. The proposed parking is compliant with code.

The Planning Commission held a public hearing on January 14, 2025. Public comment was received regarding the following:

1. The Foxboro North HOA would like to include the proposed development within their boundaries if the developer is amenable. The Planning Commission was advised by staff that the City likely cannot require inclusion into an independent HOA. The Planning Commission did encourage the developer and the HOA to make a good-faith effort to reach an agreement for the inclusion of the proposed development as it is likely that many of the homes will be purchased by current Foxboro residents who will want to have access to the same amenities. Additionally, inclusion into the HOA would allow enforcement of the same standards and regulations that the current residents abide by.
2. A neighboring property owner stated that the property currently harbors a mealworm infestation and other rodents. He expressed concern that construction on the property may displace these issues onto neighboring properties and requested the developer take steps to abate the issues prior to disturbing the property. Staff will work with the developer to determine what steps could be taken to address any potential problem.
3. Some described the current water pressure in the area as average and were concerned how the proposed development would impact that. The City Engineer will review the water system as part of the preliminary plat approval process to identify if any improvements are necessary to provide adequate water pressure.

4. Several neighbors expressed concerns related to the orientation of the development, in relation to the cul-de-sac being an east/west street off Amberly Drive rather than a north/south street off of Norfolk Drive. The neighbors commented that they would prefer the cul-de-sac to run north to south similar to the orientation of Callie Court and the other streets that intersect with Norfolk. The developer indicated that they proposed this orientation to give them a greater variety of lot sizes, allowing some lots to be built with an optional 3rd car garage. The issue can be analyzed on the merits of the following items:
  - a. Driveway access onto Norfolk Drive. The existing homes in the surrounding neighborhood do not have driveway access onto Norfolk Drive. The proposed development would have 6 homes with direct access.
  - b. Traffic conflict. Norfolk is designed as a local street, not a collector street and the driveways would likely have little impact on traffic flow or safety of the street.
  - c. Street parking. Concerns were raised that the driveways on Norfolk may encourage guest street parking on the north side of the road, possibly affecting access to the mailbox cluster. Regardless of the driveway locations, parking is not allowed within 15 feet of a mailbox and would not be allowed in those locations where mailboxes are installed. The proposed configuration could allow those 6 homes to utilize the north side of Norfolk for additional on street guest parking and preserve the additional on street guest parking on the west side of Amberly Drive for the existing homes on that street. Rotating the development may produce more conflict by reducing available on street parking along Amberly Drive.
  - d. Lot size. City staff analyzed the property and found that rotating the orientation would result in wider lots and reduce the depth of lots. The property measures approximately 354 feet east to west and 378 feet north to south. By rotating the development, the 6 lots that would front Amberly could all be approximately 63 feet wide as opposed to the proposed 58 feet on Norfolk. Those lots could then meet the minimum lot size of 6,000 sq. ft. for the surrounding R1-6 subzone. The lots fronting the cul-de-sac would also increase in width by approximately 6 feet each, current proposal 60-74 feet. The depth of those lots would have to be decreased by approximately 15 feet total to approximately 100-108 feet in depth. The net result would be reduction in lot size variety which would not likely affect the buildability of any of the lots. The largest of the home plans submitted by the developer is approximately 54 feet in depth. With a minimum front setback of 20 feet the rear yard would be 26-27 feet in depth on all lots. Thus overall the main impact of the rotating the orientation would result in smaller rear yards.
  - e. The final consideration relates to possible engineering design concerns related to the utilities. The proposed orientation would require a new utility lines to be installed within both Norfolk Drive that would not be necessary with the alternative. This could be a significant savings to the developer and reduce the impact on the existing pavement and infrastructure. Staff met with the developer on Thursday morning to discuss these concerns. Ivory is reviewing the alternative layout to ensure that the revised layout can accommodate their proposed home plans, but generally is in agreement that the layout would likely reduce development costs for them.

There are advantages and disadvantages to both designs. The proposed design would not negatively impact traffic on Norfolk and may avoid parking conflicts on Amberly by preserving existing street parking on the west side of that street. The reorientated design may be more aesthetically pleasing and would increase lot width, but reduce lot depth and may reduce the construction impact to the existing street infrastructure.

Staff recommends that the City Council condition an approval of the design based upon engineering factors relating to functionality of the underground utilities and protection of existing pavement and infrastructure.

**POSSIBLE MOTION**

I move that the City Council approve the General Development Plan for Amberly Place Subdivision located at 979 North Amberly Drive with the following conditions to be addressed within the required development agreement approval:

1. Final architecture design;
2. Final layout;
3. Final engineering;
4. Submittal of a required development agreement

**ALTERNATIVE MOTION**

I move that the City Council approve the General Development Plan for Amberly Place Subdivision located at 979 North Amberly Drive with the following conditions to be addressed within the required development agreement approval:

1. Final architecture design;
2. The Development layout be modified to reorient the cul-de-sac north/south to reduce impact to the existing pavement on Norfolk and Amberly Drives.
3. Final engineering;
4. Submittal of a required development agreement

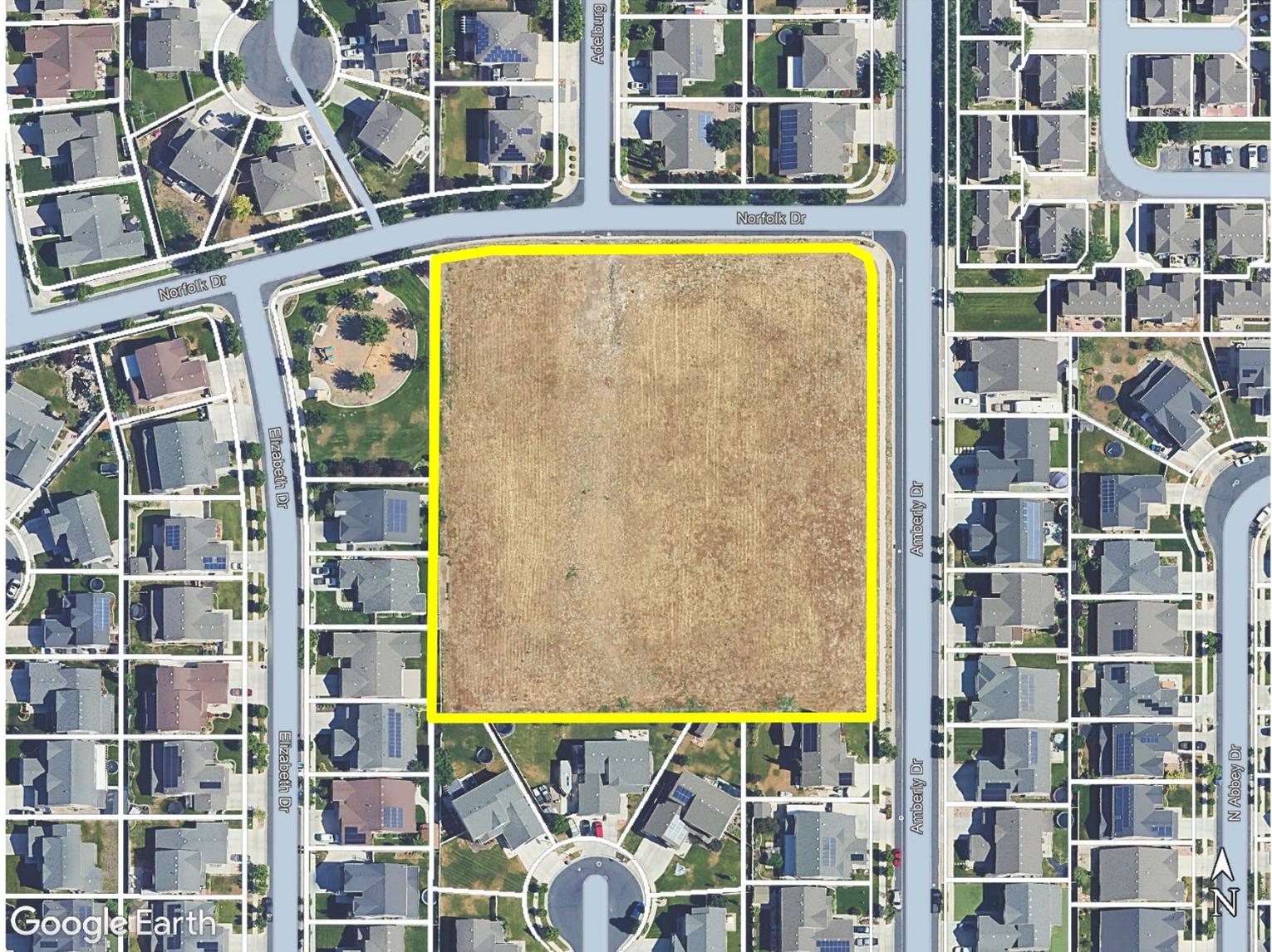
Attachments

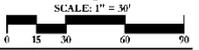
- 1) Zoning Map
- 2) Aerial Map
- 3) Proposed Plan/Plat
- 4) Architecture Examples





# General Development Plan Amberly Place Subdivision Aerial





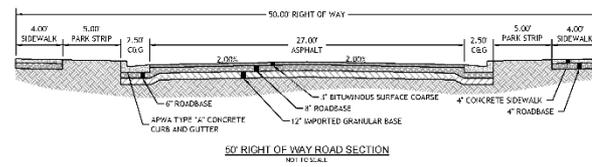
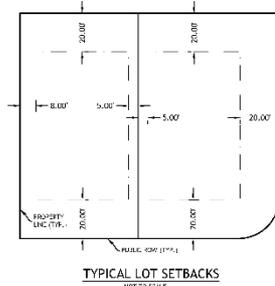
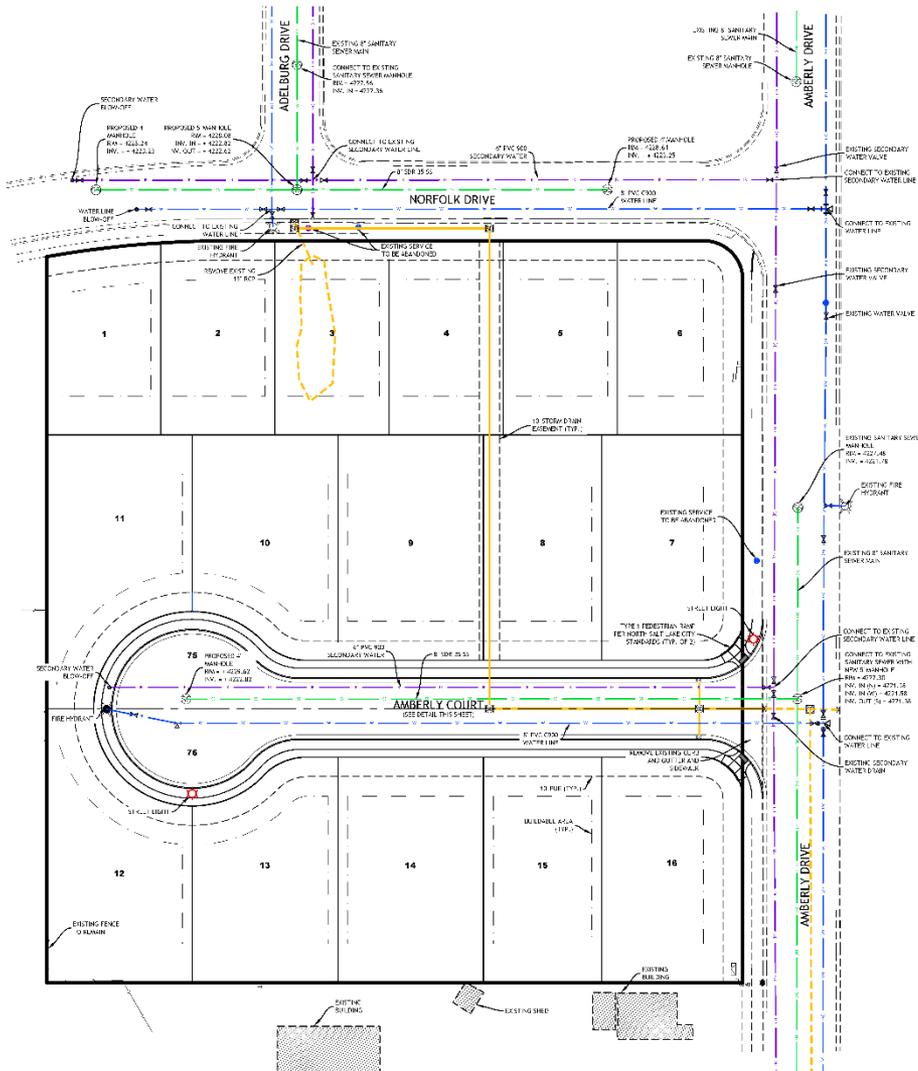
**DEVELOPER:**

Ivory Development  
978 East Woodstock Lane  
Salt Lake City, UT 84117  
801-743-7000



**NOTES:**

- All drinking water, secondary water, and storm drain improvements shall conform with the standards and specifications of North Salt Lake City.
- All sanitary sewer improvements shall conform with the standards and specifications of South Davis Sewer District.
- All improvements in the public right of way shall conform with the standards and specifications of North Salt Lake City.
- All private improvements shall conform to APWA standards and specifications.
- Contractor to field locate and verify the horizontal and vertical location of all utilities prior to beginning work.



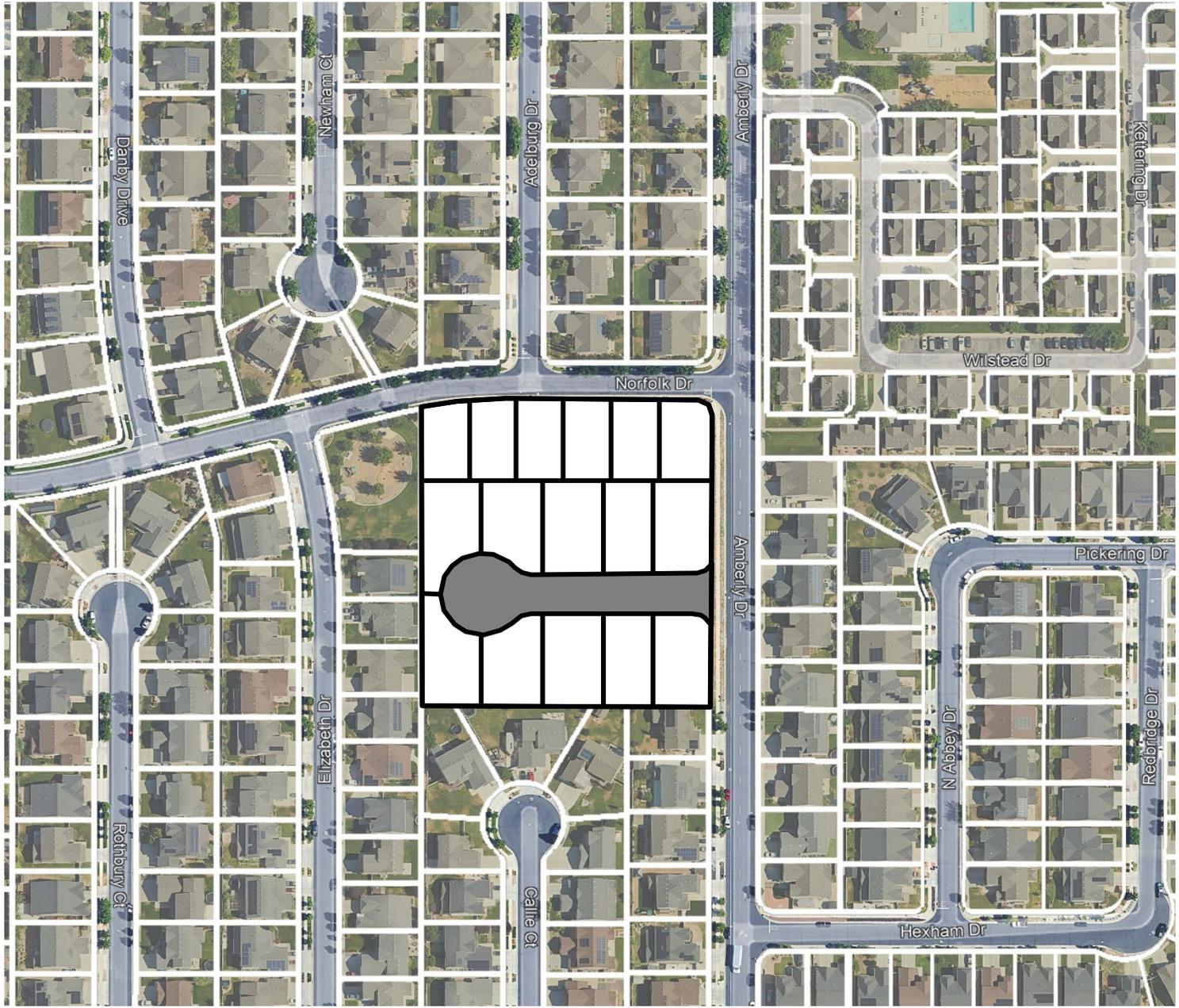
**Foxboro Place**

**Site and Utility Plan**

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

DATE: November 7, 2024

SHEET NUMBER:  
**C2**





# General Development Plan Amberly Place Subdivision Architecture Examples





# General Development Plan Amberly Place Subdivision Architecture Examples





# CITY OF NORTH SALT LAKE COMMUNITY & ECONOMIC DEVELOPMENT

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10 East Center Street, North Salt Lake, Utah 84054  
(801) 335-8700  
(801) 335-8719 Fax

## MEMORANDUM

**TO:** Honorable Mayor and City Council  
**FROM:** Sherrie Pace, Community Development Director  
**DATE:** January 21, 2025  
**SUBJECT:** Consideration of a plat amendment to lots 1331 and 1332 of the Eaglewood Cove Subdivision, Phase 13 located at 592 South Tanglewood Loop

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### RECOMMENDATION

The Planning Commission recommends to the City Council the approval of the plat amendment for Eaglewood Cove Subdivision, Phase 13, vacating a drainage easement and combining lots 1331 and 1332, located at 592 South Tanglewood Loop with no conditions.

### REVIEW

This plat amendment combines two vacant lots into a single building lot and vacates a 7 foot wide drainage easement. The drainage easement is being vacated to allow modification to the building envelopes. The City Engineer has confirmed that this easement is not being used and it is not necessary if the lots are combined. This amendment modifies the building envelopes by connecting the two existing buildable areas across the shared property line. The building envelope modification is not extended beyond that connection. Notification was sent to affected entities and no public comment has been received regarding the proposed vacation.

The amended lot 1331A is subject to the same requirements and plat notes from the original plat, as well as the recorded covenants for the subdivision.

### POSSIBLE MOTION

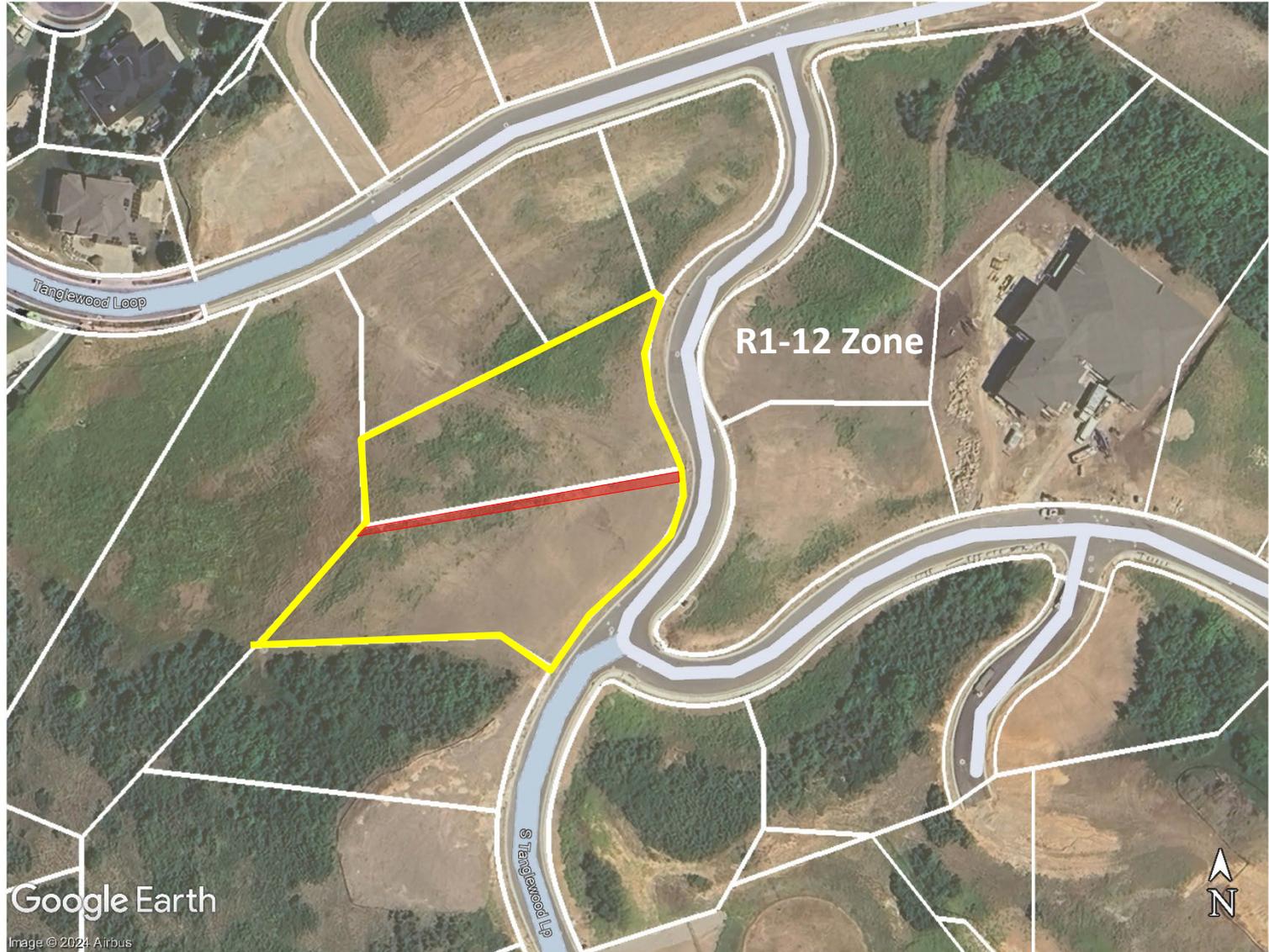
I move that the City Council approve the plat amendment for Eaglewood Cove, Phase 13, vacating a drainage easement and combining lots 1331 and 1332, located at 592 South Tanglewood Loop with the no conditions.

### Attachments

- 1) Aerial/Zoning Map
- 2) Amended Plat



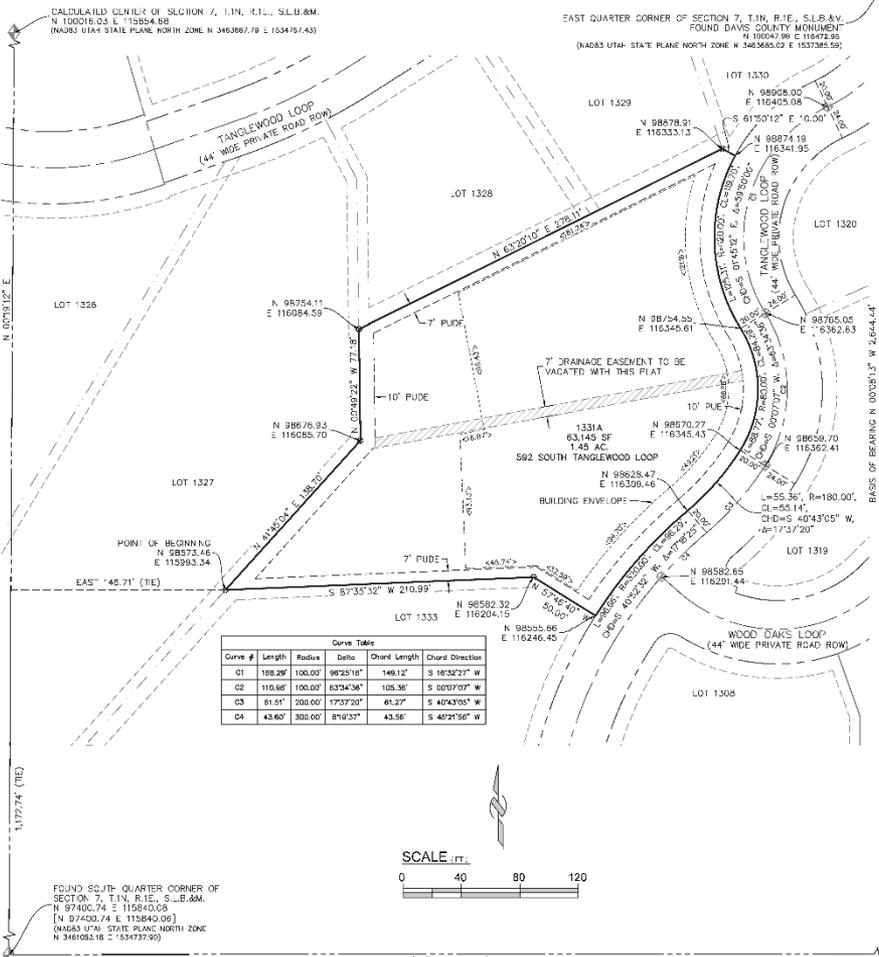
# Plat Amendment 592 South Tanglewood Loop Aerial/Zoning



# EAGLEWOOD COVE SUBDIVISION PHASE 13 AMENDMENT NO. 4

COMBINING LOTS 1329 AND 1332 OF EAGLEWOOD COVE SUBDIVISION PHASE 13 AND VACATING CERTAIN PUBLIC UTILITY EASEMENTS LOCATED IN THE SOUTHWEST QUARTER OF SECTION 7, TOWNSHIP 1 NORTH, RANGE 1 EAST, SALT LAKE BASE AND MERIDIAN, NORTH 54 1/4' (AKF CITY, DAVIS COUNTY, UTAH) JANUARY 2025

- NOTES**
- As applicable to the facts being verified by this plat, all notes found on the Eaglewood Cove Phase 13 shall remain in full force.
  - A public utility easement created by Eaglewood Cove Phase 13 shall remain, unless specifically vacated by this plat, in accordance with the Utah State Public Utility Act.
  - Let corners created by this plat will be set with a 5/8" rod and pipe cap or rod or corner set with a 1/2" iron rod. The front corner of lot 1334 shall be marked with a 1/2" iron rod. The back corner of the lot shall be marked with a 1/2" iron rod.
  - All side easements shown on this plat are 10' wide Public Utility and Drainage Easements (PUDE), rear easements are 20' wide Public Utility and Drainage Easements (PUDE), rear easements are 20' wide Public Utility and Drainage Easements (PUDE), unless otherwise noted.
  - The plat coordinates are based on the datum of the Deeds County Survey. Record bearings, distances and coordinate values are shown in brackets [ ]. All other directions and coordinate values are measured, bearing and distance shown in ( ) are oriented, dimension, bearing and distance shown in ( ) are not. All bearings are measured at bearing 00°00'00" declination to match the NAD83 Utah State Plane Coordinate System, North Zone.
  - Approved at this development by the North Salt Lake City does not constitute any representation as to the adequacy of subsurface soil conditions or the location or depth of groundwater tables.
  - A lot and parcels are deemed recorded according to North Salt Lake City Code, Title 10, Chapter 12, Sensitive Area Utilization and Geologic Hazards, as amended.
  - See Appendix B.
  - Due to the required fire flow capacity and the fixed ordinary tank size for the development, (15000 gallon), all structures greater than 10,000 sq. ft. shall be required to be fire sprinklered in accordance with the International Building Code.
  - RECORDING REQUIREMENTS:** All notes and structures shall be consistent with the building easements as specified on the plat. Additions to the building envelope up to 10% may be approved by the Community Development Director with the advice of the City Engineer or finding that requires modification is warranted by environmental features, site conditions, location of existing structures, architecture, or sustainability considerations. Location of native vegetation and slope, or where the submission of a topographical survey justifies the adjustment of the building envelope to include essential areas less than 30% slope and include areas equal to or in excess of 30% slope. Lot grading outside of the designated building envelope will not be allowed to modify the natural grade for the purposes of meeting this requirement.
  - RECORDING REQUIREMENTS:** Application for construction of any structure shall be accompanied by:
    - Engineered building plans, when required by building code, designed in accordance with the recommendations made within the Geotechnical Report for site selection, grading, slope stabilities, structural compression, seepage, or any other geologic hazard mitigation, slope stability, or other geologic hazard mitigation specified.
    - A site plan containing:
      - Lot line and building envelope.
      - Existing and proposed structures.
      - Existing and proposed structures.
      - Existing grade of the area to be disturbed and proposed final grade.
      - Lot area access in excess of thirty percent (30%) and.
      - Driveway location, dimensions and slope, no driveway shall exceed 10% grade.
      - A certificate plan demonstrating compliance with North Salt Lake City Code, Title 10, Chapter 22 Water Efficient Landscape Standards.
  - CRITICAL SLOPE EASEMENT AREA DEFINED:**
    - Building Use: The Critical Slope Easement shall apply to all of those portions of each building or where the slope is greater than thirty percent (30%) or all areas outside the designated building envelope. In the building envelope it is modified as provided in Note 13. In areas outside the building envelope it shall not exceed 10% slope.
    - Inside Parcel: The Critical Slope Easement shall apply to all portions of each Hillside Parcel.
    - Exception: The herein designated Critical Slope Easement Area may be reduced by the Engineer upon submission of a topographical survey demonstrating those areas upon which the slope is less than thirty percent (30%). Critical Slope Easement Area may not be reduced or areas with public utility easements, drainage easements, or other easements without a plat amendment and vacatur of said easement.
    - UTILITY EASEMENTS IN CRITICAL SLOPE EASEMENT AREAS: All utility easements within the Critical Slope Easement Areas are limited to those designated on the plat for the installation, construction, maintenance, repair, and replacement of any utility services and utility lines which serve the Subdivision.
    - RESTRICTIONS ON USE OF CRITICAL SLOPE EASEMENT AREAS: Use and occupancy of all Critical Slope Easement Areas is limited to those uses as specifically identified herein and are to be used exclusively by the respective owners of the Lot or Hillside Parcel and their guests in accordance with these restrictions:
      - Such use shall be restricted to foot traffic only and incidental personal duty (Off Highway Vehicle) use only. The use of OHVs shall be limited to purposes of traversing the property for hunting, fishing, clearing, mowcutting or other such activities that may only disturb vegetation and cause erosion.
      - Construction, installation, and or temporary buildings of any kind shall be restricted, constructed, permitted or maintained on, under, or within the Critical Slope Easement Areas.
      - Except as provided herein, the Lot or Hillside Parcel upon which any of the Critical Slope Easement Areas are located shall not be excavated, graded, filled, mowed, mown, dumped or vegetation disturbed (except as is reasonably necessary when planting additional plants, shrubs, or trees) nor be used to store materials upon, over, or across the Critical Slope Easement Areas.
      - Soils excavated on part of the construction of approved structures shall not be deposited or stored within the Critical Slope Easement Area. Soils may be temporarily stored within the building envelope for the purposes of building the foundation and the remaining soil shall be removed from the site.
      - Additional plants, shrubs, and trees may be planted upon the Critical Slope Easement Areas including limited excavation and irrigation that is reasonably necessary to plant any such plants, shrubs, and trees. Excavation and disturbance will be limited to hand digging and the use of a small trowel for irrigation purposes. Native vegetation shall not be disturbed on slopes greater than 30% except as allowed in this section.
      - Private recreational uses: Critical Slope Easement Areas may be permitted by Land Use Agreement from the Community Development Department for the purposes of private recreational (non-commercial) use only.
      - Construction: The following nonconforming, and restrictions upon excavation, grading, and filling shall not apply to the Critical Slope Easement Area. Such may be temporarily stored within the building envelope for the purposes of filling performed by the developer in accordance with an approved engineering grading plan.
      - RESTRICTIONS ON USE OF CRITICAL SLOPE EASEMENT AREAS: Any and all consequences of any lot shall be construed to grant hereunder to the respective owners of the Lots upon which any portion of the Critical Slope Easement Areas may be located shall be responsible for maintaining that portion of the Critical Slope Easement Area which is located on their respective lots.
      - FASHERS (FIREWORKS) (FIREWORKS) Any and all consequences of any lot shall be construed to grant hereunder to the respective owners of the Lots upon which any portion of the Critical Slope Easement Areas may be located shall be responsible for maintaining that portion of the Critical Slope Easement Area which is located on their respective lots.
  - DEFINITION:** In accordance with City Code Section 10-12-14 for all lots, it shall be a requirement to comply with a building permit, condition of use, use application, site specific engineering report, in accordance with Chapter 15 of the International Building Code and an engineering condition plan which has been designed in compliance with the recommendations made within the geotechnical report for site selection, grading, slope stability, structural compression, seepage, or any other geologic hazard mitigation specified.
  - The report must certify that the design of the construction has been done in accordance with the recommendations for that specific lot as contained within the Geotechnical & Geologic Hazard Evaluation Report: Eaglewood Cove Residential Development, Phase 13, prepared by International Geotechnical Services Inc. (IGS) dated June 30, 2022 and located March 21, 2023. The report must address Section 7.6 Recommendations, Section 8.0 Engineering Conclusions and Recommendations, and Table II Specific Recommendations by Lot. Slope of Steeply to North 07°01' West from the South Corner of the East Quarter Corner of Section 7, Township 1 North, Range 1 East, Salt Lake Base & Meridian, (NAD83 UTAH STATE PLANE NORTH ZONE N 3461885.02 E 1533782.59)
  - Records of Survey for the herein described and verified by Blingham Engineering and recorded as Document No. 8199 Official Records Davis County.



The purpose of this Plat Amendment is to combine Lots 1331 and 1332 of the recorded Eaglewood Cove Subdivision Phase 13 of a single lot. The 7' drainage easement between Lot 1331 and 1332 is to be vacated by this plat. No other easements are affected by this amendment. No other changes were made or intended.

**SURVEYOR'S CERTIFICATION**

I, Gregg Meyers do hereby certify that I am a Professional Land Surveyor, and that I hold License Number 312770 in accordance with Title 58, Chapter 22, Professional Engineers and Land Surveyors' Jointing Act, and have completed a survey of the property described herein in accordance with Section 17-25-17 Utah State Code, and have verified all measurements and placed monuments as represented on this plat, and have certified said tract of and into one lot heretofore to be known as Eaglewood Cove Subdivision Phase 13 Amendment No. 4.

Date: 11/20/2025

Gregg Meyers  
L.S. No. 312770

**BOUNDARY DESCRIPTION**

A parcel of land located in the Southwest Quarter of Section 7, Township 1 North, Range 1 East, Salt Lake Base and Meridian, North Salt Lake City, Davis County, Utah, more particularly described as follows:

All of Lots 1331 and 1332 of Eaglewood Cove Subdivision Phase 13, being more particularly described as follows:

Beginning at the southwest corner of Lot 1332, Eaglewood Cove Subdivision Phase 13 as recorded in the office of the Davis County Recorder on Entry No. 354812, said point lies North 00°19'12" East 172.74 feet along the Quarter Section Line between the South Quarter Corner and the Center of Section 7, Township 1 North, Range 1 East, Salt Lake Base and Meridian c/o East 145.71 feet from said South Quarter Corner of said Section 7 (Point of Beginning being North 00°16'01" West from the South Quarter Corner and found East Quarter Corner of Section 7, T1N, R1E, S16BM) and running thence North 41°45'04" East along the west line of said Lot 1332 a distance of 138.00 feet to the Southwest Corner of Lot 1331, said Phase 13, thence along the west, north, and east lines of said Lot 1331, and along the east line south line of said Lot 1331 the following nine (9) courses and distances: 1) North 07°49'22" West 77.19 feet, 2) North 83°02'10" East 278.12 feet, 3) South 81°50'12" East 160.00 feet, 4) southerly along the arc of a 120.00 foot radius north-tangent curve to the left, the center of which bears South 61°50'12" East, through a center angle of 30°50'00" a distance of 123.21 feet (chord bearing S 01°45'12" E, chord length 119.70), 5) southerly along the arc of an 80.00 foot radius reverse curve to the right, through a center angle of 63°34'34" a distance of 88.73 feet (chord bearing S 00°07'00" W, chord length 84.29), 6) southerly along the arc of a 180.00 foot radius curve to the right, through a center angle of 17°37'20" a distance of 59.38 feet (chord bearing S 40°43'05" W, chord length 55.14), 7) southerly along the arc of a 300.00 foot radius reverse curve to the left, through a center angle of 17°37'20" a distance of 86.66 feet (chord bearing S 40°23'32" W, chord length 86.29), 8) North 37°46'40" West 30.00 feet and 9) South 87°35'32" West 21.09 feet to the point of beginning.

Containing 6,314.55 Square Feet, or 1.450 Acres and 1 lot.

Noting this description 00°20'00" declination to match the NAD83 Utah State Plane coordinate system, North Zone, Set Basis of Bearings.

**OWNER'S DEDICATION AND CONSENT TO RECORD**

Known by all men by these presents, that the undersigned owners of the parcel of land shown on this plat, and described herein, have caused the parcel to be combined into the lot as shown on this plat to be hereafter known as:

EAGLEWOOD COVE SUBDIVISION PHASE 13 AMENDMENT NO. 4

Containing 6,314.55 Square Feet, or 1.450 Acres and 1 lot.

Noting this description 00°20'00" declination to match the NAD83 Utah State Plane coordinate system, North Zone, Set Basis of Bearings.

**OWNER'S ACKNOWLEDGMENT**

William W. Low (Trustee), Shirley A. Low (Trustee)  
 -William W. & Shirley A. Low Revocable Trust dated Nov. 6, 2017 -  
 -William W. & Shirley A. Low Revocable Trust dated Nov. 6, 2017

State of Utah \_\_\_\_\_  
 County of Davis \_\_\_\_\_

On this \_\_\_\_\_ day of \_\_\_\_\_, 2025, personally appeared before me, the undersigned Notary Public, William W. Low and Shirley A. Low, the signers of the above Owner's Dedication, who being by me duly sworn, did say they are the owners of Lot 1331A, Eaglewood Cove Subdivision Phase 13 Amendment No. 4 and Trustee of the William W. & Shirley A. Low Revocable Trust, dated November 6, 2017, who duly acknowledged to me that they signed it freely and voluntarily.

Notary Public for the State of \_\_\_\_\_  
 My Expiration Expires \_\_\_\_\_  
 Notary Seal

**LEGEND:**

- DAVIS COUNTY SECTION CORNER MONUMENTS FOUND
- EXISTING STREET MONUMENT
- SET BACKS BY USE
- MARKED "SIGNHAM ENC."
- SUBDIVISION BOUNDARY LINE
- EXIST'G LOT LINE
- LOT LINE
- (P) PUBLIC UTILITY EASEMENT OR (PUDE)
- (D) DRAINAGE EASEMENT
- SECTION LINE
- RIGHT-OF-WAY LINE
- CENTERLINE
- BUILDING ENVELOPE

**TYPICAL SETBACK DETAILS**

MINIMUM SETBACKS:  
 FRONT - 25'  
 SIDE YARD - 8'  
 REAR YARD - 25'  
 TOTAL WIDTH OF TWO SIDE YARDS = 20'  
 (8' SIDE YARDS GRAPHICALLY SHOWN)

City Council Approval	Recommended for Approval	Recommended for Approval	Recommended for Approval	Davis County Recorder
Presented to the City Council of North Salt Lake City, Utah This _____ day of _____, 2025 at which time this subdivision was approved and accepted.	This _____ day of _____, 2025.	This _____ day of _____, 2025.	This _____ day of _____, 2025.	Entry No. _____ Fee Paid _____ Filed for record and recorded this day of _____, 2025, at in Book _____ of Official Records Page _____
Blingham Engineering Design: JUS Drawn: GM Checked: GM Reviewed: ESB	City Engineer	Chairman, Planning Commission	City Attorney	County Recorder By: _____ City Recorder Date 01/07/2025 Proj: # 5521 Sht 1 of 1

Blingham Engineering  
302 N. West Center St. Ste. 102, Salt Lake City, UT 84101  
(801) 552-2520 www.blingham.com



# CITY OF NORTH SALT LAKE

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10 East Center Street  
North Salt Lake, Utah 84054  
(801) 335-8700  
(801) 335-8719 Fax

Brian J. Horrocks  
Mayor

Ken Leetham  
City Manager

## MEMORANDUM

**TO:** Honorable Mayor and City Council

**FROM:** Ken Leetham, City Manager

**DATE:** January 21, 2025

**SUBJECT:** Consideration of Ordinance No. 2025-02: An ordinance repealing Title 10, Land Use Ordinance, Section 10-2-3, Parks, Trails, Arts and Recreation Advisory Board and establishing and effective date.

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### RECOMMENDATION

I move that the City Council approve Ordinance No. 2025-02: An ordinance repealing Title 10, Land Use Ordinance, Section 10-2-3, Parks, Trails, Arts and Recreation Advisory Board and establishing and effective date.

On January 14, 2024, the Planning Commission conducted a public hearing on this item and recommended approval of this action to the City Council.

### BACKGROUND

The proposed ordinance is a follow-up action to the City Council's creation of three new citizen committees which occurred on December 3, 2024. That action was taken because it was believed that the duties and subject areas of the existing Parks, Trails, Arts and Recreation (PTAR) Advisory Board became too diverse and complex for one committee. After the creation of the new Arts, Trails and Active Transportation and Civic Events committees, staff began the final step of this effort which is the amending of Title 10, Section 10-2-3 which contains the enabling ordinance which created the PTAR Advisory Board in 2014. The effect of the proposed ordinance is to remove Section 10-2-3, City Code so that the Code is consistent with the recent actions of the City Council.

### PROPOSED MOTIONS

I move that the City Council approve Ordinance No. 2025-02: An ordinance repealing Title 10, Land Use Ordinance, Section 10-2-3, Parks, Trails, Arts and Recreation Advisory Board and establishing and effective date.

**ORDINANCE 2025-02**

**AN ORDINANCE REPEALING TITLE 10, LAND USE  
ORDINANCE, SECTION 10-2-3 PARKS, TRAILS, ARTS AND  
RECREATION ADVISORY BOARD AND ESTABLISHING AN  
EFFECTIVE DATE.**

**WHEREAS**, in 2014, the City Council of the City of North Salt Lake created the Parks, Trails, Arts and Recreation (PTAR) Advisory Board for the purpose of improving the City’s delivery of service related to parks, trails, arts and recreation and community events; and,

**WHEREAS**, on December 3, 2024, the City Council created three new citizen committees which are: Arts; Trails and Active Transportation; and Civic Events which committees are intended to replace the PTAR Advisory Board; and,

**WHEREAS**, the City Council took the action on December 3, 2024 due to the complexity of the PTAR Advisory Board’s duties and with the intent of dividing up those duties among three new committees for the purpose of being more effective in these efforts and providing more residents with the chance to serve the City of North Salt Lake; and,

**WHEREAS**, the City Council now has a desire to amend the City Code by deleting Section 10-2-3, Parks, Trails, Arts and Recreation Advisory Board so that the City Code is consistent with the recent actions of the City Council; and,

**WHEREAS**, the Planning Commission held a required public hearing on January 14, 2025 related to this matter and recommend approval to the City Council of the actions contained in this ordinance.

**NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF NORTH SALT LAKE, STATE OF UTAH, AS FOLLOWS:**

**Section 1.** The following changes to the enabling statutes for the Parks, Trails, Arts and Recreation Board are hereby adopted. The attached Section 10-2-3, City Code is hereby repealed (deleted) from the City Code as shown:

**~~10-2-3: PARKS, TRAILS, ARTS AND RECREATION ADVISORY BOARD:~~**

~~A. PURPOSE: The purpose of the Parks, Trails, Arts and Recreation Advisory Board is to act, pursuant to the duties described in this ordinance, as the City’s citizen board to formulate and submit recommendations to the City Council related to current and long-range needs in parks, trails, arts and recreation. The City Council has formed this board for the purpose of advancing and improving the quality of life for all residents of the City, to provide improved access and levels of service to the public and to meet the~~

~~public's ongoing and changing needs for quality parks, trails, arts and recreation services. In carrying out all of its duties and responsibilities, the City Council acknowledges that it is critically important that an advisory board be created so that a citizen committee can assist in the creation and implementation of plans, policies, initiatives, proposals, events and any other matters related to parks, trails, arts and recreation in the City.~~

~~B. MEMBERSHIP: The Parks, Trails, Arts and Recreation Advisory Board "Board" shall be comprised of seven (7) regular members. Each member of the governing body of the City of North Salt Lake shall have one appointment ratified by the City Council. The seventh member of the Board shall be a member of the governing body and shall be appointed by the Mayor with the advice and consent of the City Council. The Board members appointed by the governing body shall serve for a term of two years with three appointed in even years and three appointed in odd years. The seventh member of the Board shall serve for a four (4) year term. Membership should represent as much as possible, all geographic areas of the City. The City Manager, or designee, and Public Works Director, or designee, are ex-officio members of the Board.~~

~~C. MEETINGS: The Board will meet a minimum of four (4) times each year and make a written report to the City Council each year. All meetings will abide by the Utah Open and Public Meetings Act and the Public Works Secretary will be the secretary to the Board.~~

~~D. BYLAWS; Officers: The Board shall adopt a set of bylaws for the purpose of conducting the Board's business, which shall be subject to the approval of the City Council. The Board shall select a chairperson and vice chairperson.~~

~~E. DUTIES AND RESPONSIBILITIES: It is implied in all of the following duties that the Board is acting in its advisory role and should make recommendations to the City Council, as necessary, related to any of their duties. The duties and responsibilities of the Board are:~~

- ~~a. Study, develop, and review parks, trails, cultural art and recreation policies and plans.~~
- ~~b. Review proposed design, improvements, modernization, and/or expansion of parks, trails, arts, and recreational facilities.~~
- ~~c. Review the City's Parks Maintenance Plan and formulate a recommendation to the City Council with respect to it. The Board's recommendation should include specific projects and facilities, timing, phasing and any other considerations it deems necessary to be considered by the City Council.~~

- ~~d. Evaluate parks, trails, art and recreational facilities policies on an ongoing basis with the goal of maximizing the use of city facilities to meet the changing recreational needs of the residents of the city.~~
- ~~e. Pursue opportunities to expand cultural arts in the community including performing, visual and literary arts.~~
- ~~f. Prepare an annual plan, including a proposed budget, for community activities and events and, with the approval, assistance and support of the City, be primarily responsible for carrying out those community activities and events.~~
- ~~g. Submit reports and recommendations to the City Council any time it deems necessary or in response to special requests by the City Council.~~

~~F. SUPPORT AND RESOURCES: The Board may call upon City staff, the Planning Commission and the City Council for reasonable support and resources as needed. The Board shall serve without compensation, except that the City Council may fix a per diem compensation for the members of the Board based on necessary and reasonable expenses and on meetings actually attended.~~

**Section 2. Effective Date.** This ordinance takes effect immediately upon publication and posting.

**PASSED AND ADOPTED BY THE CITY COUNCIL OF THE CITY OF NORTH SALT LAKE, STATE OF UTAH, THIS 21st DAY OF JANUARY, 2025.**

**CITY OF NORTH SALT LAKE**

\_\_\_\_\_  
Mayor Brian J. Horrocks

**ATTEST:**

\_\_\_\_\_  
City Recorder

City Council Vote as Recorded:

<u>Name</u>	<u>Vote</u>
Mayor Horrocks	_____
Council Member Watts Baskin	_____
Council Member Clayton	_____
Council Member Jackson	_____
Council Member Knowlton	_____
Council Member Van Langeveld	_____



# CITY OF NORTH SALT LAKE

---

10 East Center Street  
North Salt Lake, Utah 84054  
(801) 335-8700  
(801) 335-8719 Fax

Brian J. Horrocks  
Mayor

Ken Leetham  
City Manager

## MEMORANDUM

**TO:** Honorable Mayor and City Council

**FROM:** Ken Leetham, City Manager

**DATE:** December 3, 2024

**SUBJECT:** Consideration of Resolution 2025-03R: A resolution amending the Personnel Policies and Procedures Manual relating to use of sick leave and cash conversion of sick leave upon retirement

---

### **RECOMMENDATION**

I move that the City Council approve Resolution 2025-03R: A resolution amending the Personnel Policies and Procedures Manual relating to use of sick leave and cash conversion of sick leave upon retirement.

### **BACKGROUND**

There are two changes to the Personnel Policies and Procedures Manual that are proposed in the attached resolution and both are in Section 19, Leaves of Absences, and relate to sick leave.

#### **Proposed Change #1**

The first proposed change is a minor one to Section 19-4(D), Use of Sick Leave, Paragraph 3. That paragraph reads as follows with the proposed change shown:

- 3) When an employee has used more than six (6) days of sick leave in a current Fiscal Year, each time the employee requests sick leave for the remainder of that ~~fiscal year~~ calendar year, the City Manager, or designee, may require a certificate from a physician stating the employee is unable to work due to illness.

As you can see, the proposed change here is to adjust the period during which we measure use of sick leave from a fiscal year to a calendar year. This has become more important to us as we carry out our work programs and activities annually on a calendar year and not really on a fiscal year. The fiscal year runs from July 1 to June 30 and this period of measurement is simply not as effective for our purposes and can often result in the terms of this sick leave provision “resetting” at precisely the time when City

employees are busy with Liberty Fest and other summer civic events. Again, this is a minor change and should have no impact on the substance of this provision which is that the City's managers and supervisors can request verification from medical professionals when large amounts of sick leave are used.

### Proposed Change #2

The second proposed adjustment also occurs in Section 19, Leaves of Absences. This proposed change has the effect of removing the age restriction for retiring employees for the purpose of receiving the sick leave conversion to cash benefit offered to retirees. More specifically, the current adopted policy creates a sick leave conversion to cash program when an employee retires from public service from North Salt Lake. This program only applies to retiring employees as defined by the rules of the Utah Retirement System. It does not apply to employees who have worked for many years and accrued a large sick leave balance and resign without retiring (such as accepting another job with another agency). Here is the language of the adopted policy with the proposed changes shown:

Section 19 Section 19-4(F), Sick Leave Conversion to Cash, Paragraph 2:

- 2) **Conversion at Termination.** Employees are not paid for unused sick leave upon termination of employment unless the employee is retiring under rules of the Utah Retirement System (URS).

**Conversion for Retiring Employees.** Employees with five (5) or more years of service with the City, ~~who retire at age 55 and older,~~ are eligible to receive payment for a percentage of their unused sick leave up to 1,440 hours. The percentage is based on longevity and will be calculated at two percent (2%) per full year of permanent employment with the City. The years of employment are capped at 25 years. The buyout will be paid at the employee's current rate of base pay. Any amount beyond these caps is forfeited.

The purpose of this policy change is to accommodate the different types of employees the City has since retirement eligibility is not the same for all categories of public employee. The principal issue is that public safety employees are eligible for full retirement benefits after only 20 years of service. All other employees must complete 30 or 35 years of service or retire after 65 in order to receive full retirement benefits. In the case of public safety employees, these persons are most often eligible to retire well before they are 55 years of age and so this benefit is not available to them.

Not providing this benefit to our public safety employees has shown to be a disincentive to accrual and saving of sick leave hours. Many of our sick leave policies were created as an inducement to our employees to save their sick leave and not abuse it. As with all organizations, we employ people who do abuse sick leave in spite of some of the best practices employed to reward good employees and penalize sick leave abusers and low performers. In short, I believe this policy, over time, will prove to be a good incentive for our public safety employees and reduce sick leave abuse.

Management recognizes that this conversion to cash program, on occasion, results in cash payouts to some of our employees. However, providing this incentive is far less cost to our organization over time than having high rates of sick leave use.

**PROPOSED MOTION**

I move that the City Council approve Resolution 2025-03R: A resolution amending the Personnel Policies and Procedures Manual relating to use of sick leave and cash conversion of sick leave upon retirement.

**RESOLUTION NO. 2025-03R**

**A RESOLUTION AMENDING THE PERSONNEL  
POLICIES AND PROCEDURES MANUAL RELATING TO  
USE OF SICK LEAVE AND CASH CONVERSION OF SICK  
LEAVE UPON RETIREMENT AND ESTABLISHING AN  
EFFECTIVE DATE**

**WHEREAS**, the City Council of the City of North Salt Lake, Davis County, Utah, has adopted a document entitled, Personnel Policies and Procedures Manual (Employee Handbook), which contains policies related to workplace procedures, disciplinary processes, employee benefits, performance evaluations, Family and Medical Leave, leave of absences and many other human resources topics; and

**WHEREAS**, the City Council has included in the Employee Handbook policies related to sick leave which are intended to have the effect of reducing abuse of sick leave among its employees and has a desire to continue to refine and improve the effectiveness of those policies; and,

**WHEREAS**, after careful deliberation and review, the City Council has determined to make minor adjustments to Section 19 of the Employee Handbook related to sick leave absences and the cash conversion of sick leave upon retirement program and finds that these changes are in the best interest of City by further inducing its employees to save their sick leave and not abuse sick leave.

**NOW, THEREFORE BE IT RESOLVED**, the City Council hereby amends the Personnel Policies and Procedures Manual as shown in Exhibit A attached to this resolution.

**EFFECTIVE DATE.** This resolution shall become effective immediately upon passage.

**PASSED AND ADOPTED** by the City Council of the City of North Salt Lake this 21<sup>st</sup> day of January, 2025.

CITY OF NORTH SALT LAKE:

\_\_\_\_\_  
Brian J. Horrocks, Mayor

ATTEST:

\_\_\_\_\_  
City Recorder

City Council Vote as Recorded:

Council Member Watts Baskin \_\_\_\_\_

Council Member Clayton \_\_\_\_\_

Council Member Jackson \_\_\_\_\_

Council Member Knowlton \_\_\_\_\_

Council Member Van Langeveld \_\_\_\_\_

Resolution 2025-03R Exhibit A

Section 19-4(D), Use of Sick Leave, Paragraph 3:

- 3) When an employee has used more than six (6) days of sick leave in a current Fiscal Year, each time the employee requests sick leave for the remainder of that ~~fiscal year~~ calendar year, the City Manager, or designee, may require a certificate from a physician stating the employee is unable to work due to illness.

Section 19 Section 19-4(F), Sick Leave Conversion to Cash, Paragraph 2:

- 2) **Conversion at Termination.** Employees are not paid for unused sick leave upon termination of employment unless the employee is retiring under rules of the Utah Retirement System (URS).

**Conversion for Retiring Employees.** Employees with five (5) or more years of service with the City, ~~who retire at age 55 and older~~, are eligible to receive payment for a percentage of their unused sick leave up to 1,440 hours. The percentage is based on longevity and will be calculated at two percent (2%) per full year of permanent employment with the City. The years of employment are capped at 25 years. The buyout will be paid at the employee's current rate of base pay. Any amount beyond these caps is forfeited.

1 CITY OF NORTH SALT LAKE  
2 CITY COUNCIL MEETING-WORK SESSION  
3 CITY HALL - 10 EAST CENTER STREET  
4 JANUARY 7, 2025

5  
6 **DRAFT**  
7

8 Mayor Horrocks welcomed those present at 6:05 p.m.  
9

10 PRESENT: Mayor Brian Horrocks  
11 Councilmember Lisa Watts Baskin  
12 Councilmember Tammy Clayton  
13 Councilmember Suzette Jackson  
14 Councilmember Alisa Van Langeveld  
15

16 EXCUSED: Councilmember Ted Knowlton  
17

18 STAFF PRESENT: Ken Leetham, City Manager; David Frandsen, Assistant City Manager; Heidi  
19 Voordeckers, Finance Director; Jon Rueckert, Public Works Director; Sherrie Pace, Community  
20 Development Director; Craig Black, Police Chief; Karyn Baxter, City Engineer; Todd Godfrey,  
21 City Attorney; Wendy Page, City Recorder.  
22

23 1. MONTHLY FINANCIAL REPORT FOR PERIOD ENDING NOVEMBER 30, 2024  
24

25 Heidi Voordeckers reported on the period ending November 30, 2024 (42% of the fiscal year).  
26 She explained that General Fund revenues were at 22.8% collected, General Fund revenues were  
27 up 15.3% in several areas (court, franchise taxes, etc.), and expenses were at 40.2%. She  
28 mentioned that the following rate adjustments took effect on January 1, 2025:  
29

- 30 • Fuel tax - increase of 2 cents per gallon, to 38.5 cents per gallon with an estimated impact  
31 to the Road Development Fund at a \$35,000 per year increase in revenue.  
32
- 33 • Telecomm/E-911 - “per line” fee changes that would net a decrease from \$1.48 to \$1.25  
34 per month with an overall estimated impact to the General Fund of \$21,000-\$25,000 per  
35 year decrease in revenue.  
36

37 Ms. Voordeckers commented that impact fee revenues, while only 10% collected, were well  
38 ahead of the same period last year at \$209,000 compared to \$61,000. She noted that impact fee  
39 collections, particularly in the water and park funds, would be a critical factor in the City’s  
40 ability to implement the capital plans set forth in the budget.

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2. ANNUAL TRAINING ON THE OPEN AND PUBLIC MEETINGS ACT

Those present participated in the annual training on the Open and Public Meetings Act which was required training per State Code for all councils, boards and commissions that were subject to the Open and Public Meetings Act.

Wendy Page reviewed the changes per the State Legislature including deletions, modifications, and additions related to open public and meetings.

Todd Godfrey clarified the changes to the quorum definition to the Open and Public Meetings Act. He gave the example that a simple majority for a six member council would require four members be present for a meeting. He said the goal of the Act was transparency and mentioned the need for City ordinances to specify quorum requirements, including voting members, for other public bodies.

3. OVERVIEW AND PRESENTATION OF 2024 AMENDMENTS TO THE MUNICIPAL OFFICERS' AND EMPLOYEES' ETHICS ACT

Wendy Page reported on State changes to the Municipal Officers' and Employees' Ethics Act related to elected officers of the City to annually file a conflict of interest disclosure statement, requirements for the city recorder, and any penalties. She noted that House Bill (HB) 80:

- Required elected officers of the City to annually file a conflict of interest disclosure statement;
- Required the City Recorder to post an electronic copy of the conflict of interest disclosure statement on the City's website, and provide the Lieutenant Governor's office with a link to the electronic posting described above;
- Required the Lieutenant Governor to post the link described above on the State conflict of interest disclosure website;
- Standardized the monetary amount that triggered an elected officer's disclosure obligation;
- Established penalties for an elected officer who failed to file a conflict of interest disclosure statement;
- Included requirements for clerks and lieutenant governor related to reporting/posting of campaign finance statements for candidates of municipal office; and,
- Made technical and conforming changes.

79 Ms. Page spoke on how these changes would affect City elected officials including a requirement  
80 to complete a new conflict of interest disclosure statement annually, all disclosures were due  
81 January 1-January 31<sup>st</sup> each year and would be posted on the City website, as well as the criminal  
82 penalties and civil penalties established for elected officers who failed to file the statement.

83

84 4. ADJOURN

85

86 Mayor Horrocks adjourned the meeting at 6:57 p.m. to begin the regular session.

87

88 CITY OF NORTH SALT LAKE  
89 CITY COUNCIL MEETING-REGULAR SESSION  
90 CITY HALL - 10 EAST CENTER STREET  
91 JANUARY 7, 2025

92  
93 **DRAFT**

94  
95 Mayor Horrocks welcomed those present at 7:12 p.m. Lisa Watts Baskin offered a thought and  
96 Loren Eaton led those present in the Pledge of Allegiance.

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98 PRESENT: Mayor Brian Horrocks  
99 Councilmember Lisa Watts Baskin  
100 Councilmember Tammy Clayton  
101 Councilmember Suzette Jackson  
102 Councilmember Alisa Van Langeveld

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104 EXCUSED: Councilmember Ted Knowlton

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106 STAFF PRESENT: Ken Leetham, City Manager; David Frandsen, Assistant City Manager; Heidi  
107 Voordeckers, Finance Director; Jon Rueckert, Public Works Director; Sherrie Pace, Community  
108 Development Director; Craig Black, Police Chief; Karyn Baxter, City Engineer; Todd Godfrey,  
109 City Attorney; Wendy Page, City Recorder.

110  
111 OTHERS PRESENT: Mike Wonenberg, G. Brown Design; Dee Lalliss, Camille Thorpe, Conrad  
112 Jacobson, Lori Seppi, Ryan Holbrook, Gentry Holbrook, Elizabeth Miller, Michael Miller, Emily  
113 Carr, Yemi Arunsi, residents; Loren Eaton, Lory Eaton, BSA Troop #220.

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115 1. CITIZEN COMMENT

116  
117 Dee Lalliss, resident, mentioned the recent news story related to the installation of sidewalk and  
118 a traffic signal on Center Street near the site of an accident and praised staff for their efforts.

119  
120 Lori Seppi, Camille Thorpe and Gentry Holbrook, residents, spoke on NSL Reads and the annual  
121 writing competition. Lori Seppi said the goal was to foster a sense of community, encourage  
122 reading, and celebrating creativity. Camille Thorpe mentioned that this year's writing  
123 competition theme would be Imagine a World Without Books. She noted the winners would be  
124 announced at the NSL Reads annual event on March 6<sup>th</sup> along with a presentation and book  
125 signing by Utah author Frank Cole. She elaborated that the author would also speak at three local  
126 elementary schools. Gentry Holbrook, resident, spoke on little free libraries and setting up a

127 scavenger hunt of all the little libraries in the City. She shared the location of the free little  
128 library at her home and welcomed any book donations.

129

130 Conrad Jacobson, resident, mentioned that he also had a little free library with a bench at his  
131 home.

132

133 2. PUBLIC HEARING AND CONSIDERATION OF RESOLUTION 2025-02R: A  
134 RESOLUTION ADOPTING AMENDMENTS TO THE 2024-2025 FISCAL YEAR  
135 BUDGETS

136

137 Heidi Voordeckers reported on amendments to the 2024-2025 fiscal year budget. She shared the  
138 three different projects as part of this amendment including an increase in operating expenditures  
139 for a Trail Development Plan at \$12,500, an increase in Capital Expenditures for the Center  
140 Street/Orchard drive sidewalk project at \$410,000, and an increase in Capital Expenditures at  
141 1100 North for railroad widening and quiet zone work at \$130,000 for a total fund balance  
142 increase of \$552,500. She explained the total cost of the Trail Development Plan was \$50,000  
143 with a \$37,500 grant and a City match of \$12,500. She noted that the Center Street/Orchard  
144 Drive project had a total cost of \$675,000 with a \$265,000 grant and a \$410,000 City match to be  
145 paid with existing impact fees in the Roadway Development Fund.

146

147 Karyn Baxter reviewed the 1100 North railroad widening project and showed images of the new  
148 sidewalk installed on 1100 North. She said this project had taken 15 years to complete.

149

150 **Mayor Horrocks opened the public hearing at 7:26 p.m.**

151

152 There were no comments.

153

154 **Mayor Horrocks closed the public hearing at 7:27 p.m.**

155

156 **Councilmember Jackson moved the City Council approve Resolution 2025-02R: A**  
157 **resolution adopting an amendment to adjust the fiscal year 2024-2025 General Fund and**  
158 **Roadway Development Fund budgets. Councilmember Baskin seconded the motion. The**  
159 **motion was approved by Councilmembers Baskin, Clayton, Jackson, and Van Langeveld.**  
160 Councilmember Knowlton was excused and not present for the vote.

161

162 3. CONSIDERATION OF APPOINTMENT TO THE HEALTH AND WELLNESS  
163 COMMITTEE

164

165 Councilmember Clayton recommended appointment of Yemi Arunsi to the Health and Wellness  
166 Committee. She introduced Yemi who had over 14 years of experience in healthcare including  
167 serving in the medical service corps in the US Airforce.

168  
169 Yemi Arunsi commented that he previously worked for Intermountain Health as a nursing  
170 director of care management, served in the military, and was a current Captain in the Airforce  
171 Reserve. He spoke about his time serving as a nurse in the community and was happy to  
172 volunteer.

173  
174 **Councilmember Van Langeveld moved that the City Council approve the appointment of**  
175 **Yemi Arunsi to the Health and Wellness Committee with a term ending on 1/1/2029.**  
176 **Councilmember Clayton seconded the motion. The motion was approved by**  
177 **Councilmembers Baskin, Clayton, Jackson, and Van Langeveld.** Councilmember Knowlton  
178 was excused and not present for the vote.

179  
180 4. DISCUSSION OF A PUBLIC OPEN HOUSE RELATED TO PROPOSED HATCH  
181 PARK PLANS TO BE HELD ON JANUARY 29, 2025

182  
183 Ken Leetham reported on the public open house related to the proposed Hatch Park design to be  
184 held on January 29<sup>th</sup>. He said the open house would be held from 6 p.m. to 8 p.m. at City Hall  
185 with staff and park designers available to answer questions.

186  
187 Mike Wonenberg, G. Brown Design, reviewed the design plans related to the tower feature, cost,  
188 playground, design and layout, furnishings, and materials. He focused on the tower feature  
189 including the Council's preferred designs and estimated costs at approximately \$600,000 to \$1.5  
190 million. He reviewed a matrix for the playgrounds that detailed the amenities and corresponding  
191 play value and inclusivity features. He shared a conceptual drawing of the park and showed  
192 images of the proposed playground equipment and materials.

193  
194 There was a discussion about artificial turf and other surfaces related to durability, heat retention,  
195 cost, etc.

196  
197 Councilmember Van Langeveld suggested providing equipment for independent play as well as  
198 equipment that multiple children could utilize at once.

199  
200 Ken Leetham spoke on a theme or style for the park, providing passive open space, and trying to  
201 visualize how everything would look. He proposed that once feedback from residents had been  
202 obtained at the open house that better decisions could then be made.

203

204 The Council discussed vandalism, movable furniture, and obtaining feedback on preferred play  
205 equipment from residents.

206  
207 Mike Wonenberg presented the proposed furnishings including benches, tables, waste containers,  
208 bike racks, etc. He then showed images for additional seating, paving materials, tree  
209 grates/plantings, drinking fountains, and other elements. He detailed the plans for the public open  
210 house including two or three stations with park designers and staff obtaining feedback on the  
211 water feature, pavilion, towers, and playground options.

212  
213 Ken Leetham said there would be a form for public feedback to obtain information on play  
214 equipment preferences, etc. including an option to provide online feedback.

215  
216 5. CONSIDERATION OF BID AWARD FOR THE FOXBORO OPEN SPACE  
217 ELEVATED TRAILS AND HABITAT ENHANCEMENT PROJECT IN THE AMOUNT  
218 OF \$1,154,651.30

219  
220 Karyn Baxter shared the final plan for the Foxboro Open Space Elevated Trails and Habitat  
221 Enhancement project, aka the Foxboro Wetlands project. She provided information on boardwalk  
222 locations, trails, and plant material. She shared that staff received two bids on the project with  
223 Taylor Electric as the low bid at \$1,154,651.30. She commented that references and like project  
224 history was obtained including for the project manager and staff found that the company would  
225 be well qualified for the project. She reviewed the total project cost with \$1,154,651.30 for  
226 construction, \$1,015,240 for boardwalk purchase, \$210,000 for design and construction admin,  
227 and \$100,000 for additional expenses for a total of \$2,479,891.30. She mentioned the total  
228 project budget was \$3.2 million.

229  
230 The Council asked about the potential for lighting along the boardwalk trail areas considering the  
231 project was currently under budget. Karyn Baxter clarified that the design included installation of  
232 the lake at a future time. She also said the contingent fee for large projects was 20% to cover any  
233 change orders or additional needs for the project.

234  
235 The Council then discussed mosquito abatement including natural deterrents such as bats or  
236 traps, and eliminating stagnant water.

237  
238 **Councilmember Van Langeveld moved that the City Council award the Foxboro Open**  
239 **Space Elevated Trails and Habitat Enhancement project to Taylor Electric for the price of**  
240 **\$1,154,654.30. Councilmember Jackson seconded the motion. The motion was approved by**  
241 **Councilmembers Baskin, Clayton, Jackson, and Van Langeveld.** Councilmember Knowlton  
242 was excused and not present for the vote.

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6. CONSIDERATION OF RESOLUTION 2025-01R: A RESOLUTION ESTABLISHING THE 2025 MEETING SCHEDULES FOR THE CITY COUNCIL AND PLANNING COMMISSION

The City Council reviewed the proposed meeting schedule for 2025. They discussed adding a second meeting in December which could be canceled if necessary.

**Councilmember Baskin moved to approve Resolution 2025-01R: a resolution establishing the City’s annual meeting schedule for 2025 with an additional meeting on December 16, 2025. Councilmember Clayton seconded the motion. The motion was approved by Councilmembers Baskin, Clayton, Jackson, and Van Langeveld.** Councilmember Knowlton was excused and not present for the vote.

7. APPOINTMENT OF MAYOR PRO TEM FOR CALENDAR YEAR 2025

The Council discussed tabling the appointment until Councilmember Knowlton was in attendance.

**Councilmember Jackson moved to table the appointment of the mayor pro tem until a future date. Councilmember Van Langeveld seconded the motion. The motion was approved by Councilmembers Baskin, Clayton, Jackson, and Van Langeveld.** Councilmember Knowlton was excused and not present for the vote.

8. MAYORAL APPOINTMENTS OF CITY COUNCILMEMBERS TO VARIOUS BOARDS AND COMMITTEES

Mayor Horrocks appointed Councilmember Knowlton to the Trails and Active Transportation Committee, Councilmember Clayton to the Civic Events Committee, and Councilmember Jackson to the Arts Committee.

9. APPROVAL OF JOINT PLANNING COMMISSION AND CITY COUNCIL MEETING MINUTES OF DECEMBER 3, 2024

The joint Planning Commission and City Council minutes of December 3, 2024 were reviewed and approved.

**Councilmember Van Langeveld moved that the City Council approve meeting minutes from the City Council and Planning Commission joint work session on December 3, 2024 as**

282 **presented. Councilmember Clayton seconded the motion. The motion was approved by**  
283 **Councilmembers Baskin, Clayton, Jackson, and Van Langeveld.** Councilmember Knowlton  
284 was excused and not present for the vote.

285

286 10. APPROVAL OF CITY COUNCIL MINUTES OF DECEMBER 3, 2024

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288 The City Council minutes of December 3, 2024 were reviewed and approved.

289

290 **Councilmember moved that the City Council approve the meeting minutes for City Council**  
291 **regular session on December 3, 2024 as presented. Councilmember Jackson seconded the**  
292 **motion. The motion was approved by Councilmembers Baskin, Clayton, Jackson, and Van**  
293 **Langeveld.** Councilmember Knowlton was excused and not present for the vote.

294

295 11. ACTION ITEMS

296

297 The action items list was reviewed. Completed items were removed from the list.

298

299 12. COUNCIL REPORTS

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301 Councilmember Jackson reported on positive feedback to event signage in the City. She spoke on  
302 attending winter tubing at Eaglewood Golf Course. She requested a second Saturday garbage  
303 pickup date after Christmas.

304

305 The Council discussed featuring the winter tubing activity in the area newspaper as well as  
306 meeting with Gateway Parks and viewing the facility.

307

308 The Council asked about the vandalism at the Golf Course as well as the series of car thefts and  
309 break-ins in the City. Chief Black reported that there had been minor vandalism and trespassing  
310 at the Golf Course which resulted in the need to store the tubes indoors at night. He also spoke  
311 on the series of car thefts and break-ins but said this issue had not been resolved.

312

313 Councilmember Baskin reported that the Golf Committee would meet on January 8<sup>th</sup>. She would  
314 also report on any items from the Legislative session. She shared that the Senior Lunch Bunch  
315 was well attended.

316

317 Dee Lalliss spoke on the Senior Lunch Bunch and thanked the City for supplying lunch and the  
318 opportunity to meet.

319

320 Councilmember Van Langeveld requested the City events calendar be placed in the shared  
321 Dropbox.

322

323 13. CITY ATTORNEY'S REPORT

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325 Todd Godfrey had nothing to report.

326

327 14. MAYOR'S REPORT

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329 Mayor Horrocks spoke on filling positions on the new Trails and Active Transportation, Civic  
330 Events, and Arts committees. He asked that the City Council reach out to potential volunteers.

331

332 15. CITY MANAGER'S REPORT

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334 Ken Leetham reported that Karyn Baxter participated in a television interview related to the  
335 Center Street sidewalk project. He spoke on the potential of a special Zoom meeting related to  
336 discussing the legislative session with Senator Todd Weiler and Representative Melissa Ballard.  
337 He then provided an update on the request for a waiver of FRA regulations to allow for  
338 reinstatement of the quiet zone . He said if the request was granted they would resume the quiet  
339 zone designation for 18-24 months so repairs to the crossing could be made. He shared how this  
340 request opened a public comment period until January 21<sup>st</sup>. Mr. Leetham spoke on additional  
341 steps including making an amendment to consent to train horns being blown at the site of non-  
342 compliance if they would place the quiet zone back on all crossings that were in compliance until  
343 the repairs were made as well as submitting public comment.

344

345 Karyn Baxter commented that the City may remove the lower section which was out of  
346 compliance from the quiet zone until the issue could be corrected. She mentioned that there were  
347 unexpected rules where quiet zones could begin and end including distance from other crossings.

348

349 Ken Leetham mentioned that one solution by Woods Cross was to remove the City of North Salt  
350 Lake from the quiet zone. He had a concern about being removed and then not being allowed to  
351 be part of the quiet zone in the future when the City's crossing is repaired. City staff will be  
352 looking into this possibility.

353

354 Councilmember Baskin suggested that staff determine whether a public hearing could be held  
355 with Union Pacific to allow residents to share their thoughts on the issue.

356

357 16. ADJOURN

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359 Mayor Horrocks adjourned the meeting at 9:42 p.m.

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361 *The foregoing was approved by the City Council of the City of North Salt Lake on Tuesday*  
362 *January 21, 2025 by unanimous vote of all members present.*

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366 \_\_\_\_\_  
*Brian Horrocks, Mayor*

\_\_\_\_\_ *Wendy Page, City Recorder*

### Action Items for January 21, 2025

Item	Staff	Description	Staff Responses
<b>New</b>			
1	Ken/David	(1-7-25 CM Baskin) Strategic Planning Meeting for City Council (March or separate date from budget retreat).	
2	Ken	(1-7-25 CC) Public Comment to Federal Railroad Administration (FRA) related to the Quiet Zone Waiver for the City Council to sign.	
3	Jon	(1-7-25 CM Jackson) Evaluate and report back on an additional garbage day (Saturday pickup) in December.	
4	Ken/Tyler	(1-7-25 CM Jackson) Staff work to feature Gateway Parks and sledding at Eaglewood in the Journal.	
<b>Current</b>			
5	Ken/Linda	(9-17-24 CM Van Langeveld) Staff work with Health & Wellness Committee on creation of document or resources with a focus on homelessness (intervention, prevention, food pantry, Utah Foster Care, etc.)	<i>(1/2/25) This will include enhancement of the City's website with links to documents and other sites where resources are readily available.</i>
6	Sherrie	(9-17-24 CM Van Langeveld) Staff to provide an analysis of existing billboards and the mile boundaries from Redwood Road and Foxboro.	<i>(11/26/24)-Sherrie will have this complete in January 2025.</i>
7	Ken/Heidi	(7-16-24 CM Knowlton) Discuss annexation of Chevron with Davis County.	<i>(10/30/24) Ken and Mayor discussed this with County Commissioner and will continue discussions with Davis County. Heidi will prepare a financial evaluation and include a memo in a future council packet. This item will be reported on in February, 2025</i>
8	Ken/David	(6-18-24 CC) Eagleridge beautification project – staff to continue working on the beautification project including branding, less expensive plans, cohesive signage (all City).	<i>(1/2/25) Working to bring back alternatives to the City Council in early 2025.</i>
9	Ken	(5-21-24 CM Knowlton) Prepare talking points for the 2600 South / 1100 North bridge challenges.	<i>(1/2/25) Ken is preparing talking points and will then update City website for public awareness.</i>
10	Jon/Sherrie	(5-7-24 CM Jackson) Possibility for an app that would provide the status of possible rail blockages. (8-6-24 CM Jackson) signage notifications for rail blockages.	<i>(8/15/24) Staff is looking at several app possibilities. We will also be reaching out to UDOT to include permission to install electronic messaging technologies on US89 and other areas to alert for train delays. (8/26/24) Contacted DSR a software development company. This company has created a train detection algorithm that can run on existing CCTV hardware. Currently there isn't camera</i>

			<i>hardware installed at any of the major crossings (Center, Main St, 1100 N) DSR doesn't provide any hardware but can develop their algorithms to use/present the data such as alerts of blockages at crossings and estimated times till clear. This information can be used for internal use only or can be relayed to roadside VMS signs or other signals. This information can also be pushed to mobile apps that can provide optimal routes during blockages. Development of this product for use specific to NSL crossings may be \$100,000 - \$150,000 and include nominal annual maintenance fees in perpetuity of software use. Estimates for camera hardware installation at these crossings would be around \$50,000.</i>
11	Heidi/Ken	(3-6-24 Mayor Horrocks) Potential hardship policy for mandatory recycling. Review costs for waste & recycling services.	<i>(10/30/24) Heidi will work with the Audit Committee to set some parameters of a hardship assistance program (how much, how long, what is hardship?) that can be fairly administered.</i>
12	Jon / Karyn	(2-6-24 CM Jackson) Staff to further investigate and reach out to Big West Oil related to soil conditions of park strip on the south side of Center Street adjacent to BWO property.	<i>(8/14/24) A soil sample will be taken to determine what chemicals are present in the soil.</i>
13	Ken	(3-7-23) Staff to identify any items that would qualify for the Community Funding Projects that Congresswoman Maloy recommends.	<i>(5/16/24) Program details were not made available in advance and so we will be looking at projects for 2025. Possible projects include message and reader boards related to train crossing delays or other traffic safety improvements.</i>
14	Ken/Wendy	(3-7-23) Staff to prepare a policy related to City Hall rental/use.	<i>(3/16/23) Staff is reviewing city hall use policies and will propose a written policy statement in a future Council meeting.</i>
15	Sherrie & PW/Parks Dept.	<i>Combined Action Items:</i> (Various Dates) Park strips & City owned property. Review city code for park strip landscape requirements, propose alternatives for vegetation requirements (trees) & evaluate city owned park strips and properties for recommendation on conversion to water wise landscape & review compliance notifications and processes. (3-21-23) Look into increasing tree plantings on City owned land.	<i>(8/14/24) Ali has identified grant opportunities for water efficient landscape improvements at City Hall as a demonstration project for the residents similar to Weber Basin and the Jordan River Conservatory Districts.  Work session item to be scheduled for September 2024.</i>
<b>Future Agenda Item Discussion Requests</b>			

16	Sherrie/Ken	(11-19-24 Mayor Horrocks) Future discussion related to expanding Tunnel Springs Park or the Springhill Landslide area for parks request per residents on Independence Way.	<i>(11/26/24)-The General Plan will have a park and open space element and an analysis of park distribution and walkability should be included.</i>
17	Karyn	(10-1-24 CM Jackson) Discussion related to recharging the aquifer, Weber Basin, and long term water sources.	
18	Ken	(9-17-24 Mayor) Update related to 1100 North bridge.	
19	Ken / David	(4-2-24 CC) Staff will make future proposal on trees/sidewalk damage policies.	<i>(5/16/24) Funds have been proposed in the FY25 budget of \$100k for the purpose of sidewalk repair. An ordinance relating to trees and public rights-of-way needs to be put forward.</i>
20	Sherrie/Karyn	(5-21-2024 CM Knowlton) Completion of the Hwy 89 corridor agreement with UDOT with a goal to complete the agreement by September 1, 2024. (8-6-24 CM Knowlton) Provide update at next meeting and draft agreement soon. (9/17/24 CM Knowlton) Discussion desired related to status update.	<i>(10/24/24) Staff is reviewing the final draft agreement with exhibits and will then schedule a meeting with UDOT. (5/22/24)-Chris Chestnut (UDOT) was working on the agreement and has moved to another position with UDOT. We recently received the preferred station locations from Horrocks and Karyn is drafting the proposed cross sections for the meeting.</i>
21	David / Jon	(3-23-24 CM Knowlton) Development of City tree planting program for private landowners. (6-18-2024 CM Knowlton) combine two action items related to tree planting program and set up a work session discussion with a proposal for the City Council.	
22	Sherrie	(1-2-24) Work session related to Code changes for the Rip the Strip Program and regulations for street trees.	
23	David/Linda	(12-6-23) Signage for Veterans Memorial Plaza and Hatch Park (Bamberger marker) back to City Council for review at future meeting.	
24	Sherrie	(10/3/23) Future work session item to discuss parking (restrictions, shared parking, time of day, on street, etc.)	
25	Ken	(6-20-23) Potential City Council discussion on cyber security.	
<b>Completed</b>			