



**WEST BOUNTIFUL CITY COUNCIL MEETING
MARCH 16, 2021 AT 7:30 PM
via Zoom**

Participants may access the meeting at <https://us02web.zoom.us/j/81937566633>
Or go to zoom.us > **select JOIN A MEETING** > **Meeting ID: 819 3756 6633**

Participants are asked to mute microphones except during open comment period

Mayor Romney has determined that due to the COVID-19 pandemic and the physical distancing needed to prevent the spread of infection, public meetings present a substantial risk to the health and safety of those who may be present. That risk can be substantially mitigated by holding City Council meetings through electronic means that allow for public participation without an anchor location. A copy of the Mayor's determination and order is available at www.wbcity.org

AGENDA:

Invocation/Thought – Kelly Enquist; Pledge of Allegiance – Rod Wood

1. Approve Agenda.
2. Public Comment - two minutes per person, or five minutes if speaking on behalf of a group.
3. Resolution 494-21 Appointing Alan Malan as Planning Commission Chairman and Dennis Vest as non-alternate Commissioner.
4. Resolution 495-21 Supporting Davis County's Multi-Jurisdictional Hazard Mitigation Plan
5. Purchase of Replacement Generator for City Hall.
6. First Look at Fiscal Year 2022 Budget.
7. Minutes from March 2, 2021.
8. Staff Reports – Police, Public Works, Engineering, Community Development, Administration.
9. Mayor/Council Reports.
10. Closed Session for the Purpose of Discussing Items Allowed Pursuant to UCA § 52-4-205.
11. Adjourn.

This agenda was posted on the State Public Notice website, the City website, emailed to the Mayor and City Council and sent to the Davis Journal on March 12, 2021.

WEST BOUNTIFUL CITY

RESOLUTION #494-21

A RESOLUTION APPOINTING ALAN MALAN AS CHAIRMAN OF THE PLANNING COMMISSION, AND DENNIS VEST AS NON-ALTERNATE COMMISSIONER

WHEREAS, Utah Code Annotated 10-9a-301 requires each municipality to establish a planning commission by Ordinance; and,

WHEREAS, Chapter 2.36, Planning Commission, of the West Bountiful Municipal Code requires that members of the planning commission shall be appointed by the Mayor, with the advice and consent of the City Council; and,

WHEREAS, the chairman of planning commission has resigned effective March 10, 2021 leaving the position vacant.

NOW THEREFORE, BE IT RESOLVED by the City Council of West Bountiful that it consents to the Mayor's appointment of following individuals and respective terms:

<u>Appointee</u>	<u>Office</u>	<u>Term Expires</u>
Alan Malan	Commission Chair	December 31, 2025
Dennis Vest	Commissioner (non-alternate)	December 31, 2025

EFFECTIVE DATE. This resolution shall take effect immediately upon passing.

Passed and approved by the City Council of West Bountiful City this 16th day of March 2021.

Kenneth Romney, Mayor

<u>Voting by the City Council:</u>	<u>Aye</u>	<u>Nay</u>
Councilmember Ahlstrom	_____	_____
Councilmember Bruhn	_____	_____
Councilmember Enquist	_____	_____
Councilmember Preece	_____	_____
Councilmember Wood	_____	_____

ATTEST:

Cathy Brightwell, City Recorder

WEST BOUNTIFUL CITY

RESOLUTION #495-21

A RESOLUTION SUPPORTING DAVIS COUNTY'S MULTI-JURISDICTIONAL HAZARD MITIGATION PLAN

WHEREAS, the health, safety and welfare of the citizens of West Bountiful are matters of paramount importance to the City Council; and

WHEREAS, the City Council recognizes the threat that natural hazards pose to people and property within their jurisdiction; and

WHEREAS, the Federal Emergency Management Agency ("FEMA") has required that municipalities review and revise their local multi-hazard mitigation plan every five years to reflect changes in development, progress in local hazard mitigation efforts, and changes in mitigation priorities and submit their revised multi-hazard mitigation plan for review and approval by FEMA to remain eligible for pre-disaster mitigation grant funding; and

WHEREAS, these requirements include obtaining formal resolutions of participation and support from stakeholder jurisdictions.

NOW THEREFORE, BE IT RESOLVED that the City Council of West Bountiful City hereby intends to support the Plan update initiative by participating with the committee intended to develop revisions and updates to the Davis County Pre-Disaster Mitigation Plan.

EFFECTIVE DATE. This resolution shall take effect immediately upon passing.

Passed and approved by the City Council of West Bountiful City this 16th day of March 2021.

Voting by the City Council:	<u>AYE</u>	<u>NAY</u>
Councilmember Ahlstrom	_____	_____
Councilmember Bruhn	_____	_____
Councilmember Enquist	_____	_____
Councilmember Preece	_____	_____
Councilmember Wood	_____	_____

Ken Romney, Mayor

ATTEST:

Cathy Brightwell, City Recorder



MEMORANDUM

TO: Mayor and City Council

DATE: March 11, 2021

FROM: Duane Huffman, City Administrator

RE: **Follow-up: Generator**

At the March 2nd council meeting, staff recommended and the council approved the purchase of a new generator for the city hall complex for \$46,550 from Taylor Electric. Upon additional communication with Taylor Electric, the actual quote was for \$59,299.

Below is a summary of the bids:

Generator	Vendor	Cost
Cummins 175 kW Diesel	Taylor Electric	\$59,299
Winco 175 kW Diesel	Precision Power	\$45,398
Kohler 180 kW Diesel	Salmon Electrical	\$78,900
Generator-End Replacement - Stamford	Precision Power	\$11,177

Despite the change in cost, staff continues to recommend the Cummins 175 kW Diesel Powered Generator/ for \$59,299 from Taylor Electric based on the quality of the equipment and reputation of the vendor.



Taylor Electric, Inc.

2650 S 1030 W

Salt Lake City, UT 84119

Phone: (801) 413-1300 | Fax: (801) 413-1301

PROPOSAL

PROJECT NAME: West Bountiful City Generator Replacement

COMPANY: West Bountiful City
CONTACT: Ken Romney
PHONE:
ADDRESS:

DATE: 9/22/2020
SUBMITTED BY: Christopher Joyal
PHONE: (801) 413-1366
EMAIL: cjoyal@taylor-electric.com
ADDENDUM ACK.

NOTE: This proposal is based on the division 26,27,28 specifications, electrical drawings and/or as modified below. It is submitted under the agreement, that, if accepted our retention % will be no more than the general contractors. Further, our retention will be held only to the extent that it is being held by the owner until completion of the electrical work and not because of other trades. It is expected that a subcontract agreement will be tendered to Taylor Electric, Inc. that complies with the most current AIA standard subcontract language. **This proposal expires 30 days from the date above.**

Thank you for the opportunity to provide you with this proposal. Please call me if you have any questions.

CLARIFICATIONS

Remove Fuel from existing gen base tank. Replace fuel once new generator is set
Remove existing generator. Replace with new comparable generator
Presume existing concrete pad will be about the same size.

EXCLUSIONS

Utility company fees are not included.
Performance and Payment Bond is not included.
BIM is not included.
Permit fees are not included.
Sales Tax is not included.
Cutting and Patching of hardscapes is not included.
Housekeeping pads and formed concrete is not included.
Video Production of training is not included.
Power shut-downs are assumed to be scheduled during normal business hours.
Formed concrete is not included, i.e. generator pad, housekeeping pad.
Architectural and structural finishes, cutting and patching is not included.
Any electrical items shown on drawings or specifications other than the electrical drawings are NOT INCLUDED.

GENERATOR OPTIONS

Manufacturer	Quote	Enclosure type	Lead Time	
CUMMINS	\$46,550	Sound Enclosure	9-10 Weeks	Included in quote
CAT	\$41,240	Weather Enclosure only	17-19 Weeks	



Taylor Electric, Inc.

2650 S 1030 W

Salt Lake City, UT 84119

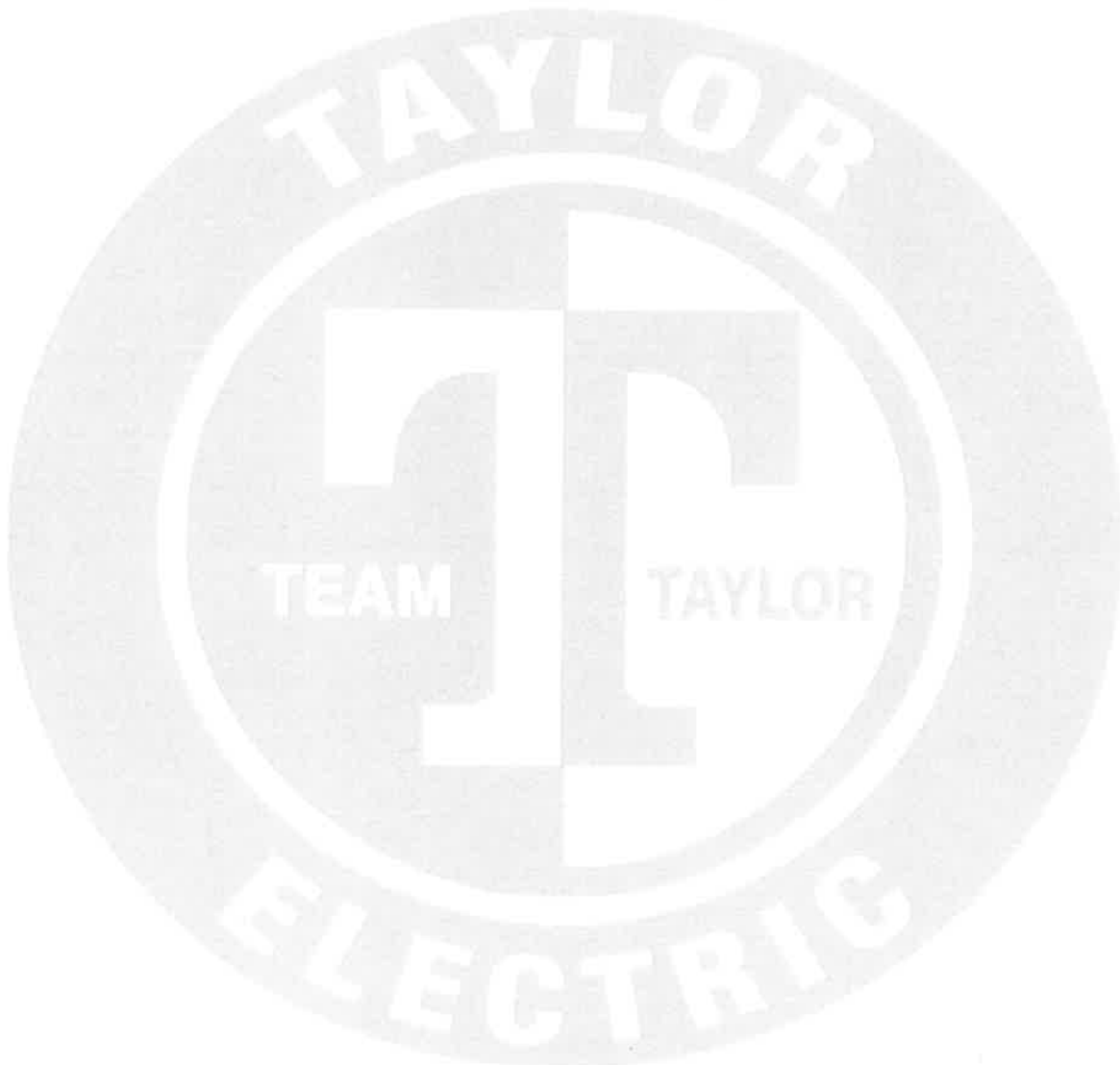
Phone: (801) 413-1300 | Fax: (801) 413-1301

PROPOSAL

PROJECT NAME: West Bountiful City Generator Replacement

Kholer \$39,743 Weather Enclosure only 13-14 Weeks

BASE BID AMOUNT: \$ 59,299



Our energy working for you.™



Quotation

Cummins Sales and Service
2167 South 5370 West
West Valley City UT 84120 United States
David Olney 801-524-1382
September 9, 2020

Project Name: West Bountiful City

Quotation: DO1605000000683801090920-01

Thank you for your inquiry. The following proposal pricing is given with the intent to cover the project requirements. Included is the following equipment:

We are pleased to quote as follows:

- Cummins 175 kW Diesel Powered Generator
- Aluminum Weather Enclosure - Level 1 Sound Attenuation
- Dual Wall Subbase Fuel Tank – 24 hr / 350 gal
- Main Line Circuit Breaker - 600 amp
- Engine coolant heater
- Freight to the jobsite – off loading not included
- Initial start up and testing

The pricing **does not include** sales tax, off loading, diesel fuel, or costs associated with installation

Item	Description	Qty
	Genset-Diesel, 60Hz,175kW	
Install-US-Stat	U.S. EPA, Stationary Emergency Application	1
C175 D6D	Genset-Diesel, 60Hz,175kW	1
A331-2	Duty Rating-Standby Power	1
L090-2	Listing-UL 2200	1
L193-2	NFPA 110 Type 10 Level 1 Capable	1
L224-2	IBC Seismic Certification	1
L169-2	Emissions Certification, EPA, Tier 3, NSPS CI Stationary Emergency	1
F231-2	Enclosure-Alum, Sound,Att,Level 1,w/Exhaust System	1
R098-2	Voltage-120/208,3 Phase,Wye,4 Wire	1
BB88-2	Alternator-60Hz,Reconnect,Full Ouput,120C,40C amb,IMS	1
H700-2	Generator Set Control-PowerCommand 1.1	1
B184-2	Exciter/Regulator-Pmg, 3 Phase Sensor	1
A366-2	Engine Governor-Electronic, Isochronous Only	1
H536-2	Display Language-English	1
KS52-2	Relays-Auxiliary, Quantity 2, (25A-15V DC)/(10A-30V DC)	1
K796-2	Stop Switch-Emergency	1
H012-2	Gauge-Oil Pressure	1
H606-2	Meters-AC Output,Analog	1
H609-2	Control Mounting-Left Facing	1
KV03-2	Load Connection-Single	1
KB72-2	CB or EB or TB-Bottom Entry, Right	1
KY06-2	CB,Loc A,200A-600A,3P,LSI,600VAC,100%,UL	1

P176-2	Enclosure Color-Green, Aluminum Enclosure	1
F252-2	Enclosure - Wind Load 180MPH, ASCE7-10	1
C301-2	Fuel Tank-Regional, 2 Wall, Sub Base, 24Hr Minimum	1
C310-2	Switch-Low, 40% Fuel	1
C312-2	Mechanical Fuel Gauge	1
C318-2	Switch-Fuel Tank, Rupture Basin, Installed	1
C127-2	Separator-Fuel/Water	1
A422-2	Engine Starter - 12 VDC Motor	1
A333-2	Battery Charging Alternator-Normal Output	1
E125-2	Engine Cooling-High Ambient Air Temperature	1
H389-2	Shutdown-Low Coolant Level	1
E089-2	Extension-Engine Coolant Drain	1
H669-2	Engine Coolant-50% Antifreeze, 50% Water Mixture	1
E153-2	Coolant Heater, Cold Ambient	1
D041-2	Engine Air Cleaner-Normal Duty	1
L028-2	Genset Warranty- Base	1
H268-2	Extension-Oil Drain	1
F065-2	Rack-Battery	1
A045J201	Annunciator-Panel Mount With Enclosure (RS485)	1
BATTLA	Starting Battery Kit, Lead Acid	1
M1-22-1006D	Battery Charger, Battery Charger, SENS MicroGenius 2	1
SULABR-200	Startup and Testing up to 200kW	1

Total \$ 46,550.00

Notes and Clarifications:

- Installation and housekeeping pad is by others.
- Grounding and Connections are by others.
- NETA Testing is to by others
- Diesel fuel by others.
- Infrared Scanning if required is by others
- Please note circuit breakers listed above are Merlin Gerin /SquareD type breakers installed at the factory standard. At this time, Cummins Rocky Mountain has been given no information concerning specific circuit breakers necessary for selective coordination. If applicable, additional pricing will be made available for specific breakers (non-factory standard) upon direction of Selective Coordination Study completed before or after bid date. Note, Selective Coordination Study not included in this proposal. Cummins standard-type breaker information available upon request for inclusion with proposal

Taylor Electric - Project

Date: 11-Sep-20
Quote Number: 20-KWC0093
Quotation is valid for 30 days
Salesman: Ken Clement

QUOTATION

Qty	Description
1	Caterpillar D-175 Package Generator Set, rated 175 kW, 208 VAC, 3 Phase, 60 Hz, Emission Certified, Standby rated, with the following configuration; CIRCUIT BREAKERS UL/CSA listed mainline breaker 3 Pole, NEMA 1 enclosure 600 Amp Circuit Breaker, LSI, 100%, rated CONTROL PANELS EMCP 4.2 autostart panel, Instrumentation: LCD display with adjustable contrast & backlight with auto power off AC metering: Volts 3-phase (L-L & L-N); Amps (per phase & average); DC metering: Battery volts; Engine hours run; Engine jacket water temperature (in °C or °F); Lube oil pressure 9in psi, kPa or bar); Engine speed (rpm); Crank attempt counter; Start counter Protection: Fail to start shutdown Low oil pressure shutdown High coolant temperature shutdown Approaching high coolant temperature alarm Approaching low oil pressure alarm Underspeed/Overspeed Loss of engine speed detection Low/High battery voltage Not in auto mode alarm Battery charger failure Under volts, over volts Under frequency, over frequency Overcurrent Common Alarm Relay COOLING SYSTEM 125 ° cooling radiator system Coolant heater 120 Volt 50% Coolant antifreeze/corrosion inhibitor Coolant drain piped to the edge of the base frame Low Coolant Shutdown Low Coolant Temp. Alarm

ENCLOSURE SYSTEM

Weather Protective Enclosure
Galvanized steel body, zinc-phosphate treated
Paint, Caterpillar White
Stainless steel hardware
Internally mounted exhaust system
Drain Lines
Fixed louvers
24 Hr. Fuel Skid Base, 402 gallons capacity
Low Fuel Level Alarm
Rupture Basin Alarm

EXHAUST SYSTEM

Silencer exhaust system, Residential Grade
Exhaust Flex Connection

GOVERNING SYSTEM

Electronic isochronous adjustable

GENERATOR

Automatic voltage regulator
Drip proof air intake (NEMA2, IP23)
SELF Excited Generator

LITERATURE

2 Operation & Maintenance manual packs

LUBE SYSTEM

Engine lubrication oil Lube oil drain piped to
the edge of the base frame

MOUNTING SYSTEM

Steel skid base with lifting points
Vibration isolators, Seismic Rated

STARTING/CHARGING SYSTEM

Starting battery(s) 12V lead acid
Battery(s) rack and cables installed on skid
Battery Charger, 10 Amp
Battery Heater

GENERAL

Standard factory test
Standard onsite startup 12 month warranty from start up
(24 months limited up to 500 hours/year for a standby operation)
Start Up and Training

Genset Total Price F.O.B. Jobsite..... \$ 41,240

Notes & Clarifications:

Availability for Genset is estimated at 17-19 weeks from date of submittal approval.

Taxes are not included in this quotation and may or may not apply.

Fuel is not included.

Installation is not included, ie; exhaust piping, interconnect wiring, etc.

Provides Caterpillar standard warranty, 2 years on standby units.

Off loading of equipment at F.O.B. point is the responsibility of others.

Force Majeure - WPS will not be held liable for events beyond their control that may delay their delivery, such as Acts of God, fire, strikes, floods, accidents, or similar causes beyond our control.

Wheeler Machinery Co. will not be responsible for any coordination studies or the setting of circuit breakers or protective relays.

This quotation is limited to the above bill of materials. Any deviation will result in a new quotation.

September 9, 2020

Taylor Electric
Attn: Christopher Joyal

Power Systems West is pleased to submit the following proposal. Quote #0026676128

BILL OF INCLUDED MATERIALS

Kohler Standby Generator Model Number: 180REOZJG

Configuration: 180kW, 120/208V, 3 Phase, 4 Wire

Description:

- UL2200 Listed
- IBC Seismic Certification
- John Deere 6.8Liter, Water Cooled, Turbocharged, Charge-Air Cooled, 60Hz Engine
- 24 Hour Diesel Fuel Tank with 5-Gal Spill-Fill Containment (416 gal)
- Outdoor Sound Attenuated Weather Enclosure
- APM402 Controller with 2 Input, 5 Output Module
- 1800W, 240V, Block Heater
- 600A, Line Circuit Breaker, 100% Rated, LSI
- 10 Amp Float/Equalizing Battery Charger
- Battery, Battery Rack and Cables
- Flexible Fuel Lines
- Oil and Coolant Included
- Emergency Stop (Ships Loose)
- RSA III, Remote Annunciator (Ships Loose)

Additional Items

- 1 Set, Operation and Maintenance Manuals (Gen and ATS)
- 1 Year Warranty on Generator
- Factory Freight F.O.B. – Jobsite
- Start Up, Testing, and Training Included

Project Specific Exceptions and Clarifications

1. Installation of all components and loose accessories in BOM is provided by others
2. No Diesel Fuel Provided for Testing or Final Fill
3. No Specifications or Drawings were Provided
4. Customer Must Verify BOM for accuracy
5. No Transfer Switch has been quoted

General Exceptions and Clarifications

1. Off-loading and placement at the job site is excluded.
2. All fuel, fuel piping and connections are excluded.
3. No retainage is allowed.
4. Start-up testing and warranty validation includes one trip to jobsite during normal working hours. If equipment is not ready for start-up when we arrive at the jobsite, there may be additional charges for a return trip.
5. Kohler factory recommended field testing provided. NETA testing, or any other 3rd party testing not included unless otherwise noted.
6. Training to be performed at start-up or subject to additional charges.
7. Any paper O & M's will be \$550.00 net each.
8. All piping, wiring, anchoring, and permits are by others.
9. Equipment is shipped FOB factory, with freight prepaid and allowed to the job site unless otherwise noted.
10. Compliance with National Electrical Code, NFPA, IFC, and state and local fire codes is the responsibility of the installing contractor. Special fuel tank labeling, and venting/filling equipment may be required, but is excluded unless otherwise noted.
11. Breaker coordination studies excluded.
12. Local codes may require outdoor generators to have a Service Rated disconnect. We are not providing a Service Rated disconnect unless it is specifically noted in this quotation.
13. TVSS devices for the generator or transfer switch(es) are excluded unless otherwise noted.
14. IBC seismic certification excluded unless otherwise noted.
15. Prices do not include any applicable taxes.
16. All orders are subject to Power Systems West Terms and Conditions.
17. Shipments are subject to manufacturer's lead times and transit times. Power Systems West assumes no responsibility for delays that are beyond our control and will not pay for liquidated damages.

Power Systems West (PSW) – Terms & Conditions

1. WARRANTIES. To the extent that the Goods may be covered by manufacturers' warranty, PSW hereby assigns all rights & benefits under such to Buyer, if assignable, and undertakes to assist Buyer in the coordination of any claims under such warranties. Seller makes no further warranty of any kind with respect to the Goods. PSW **DISCLAIMS ANY AND ALL WARRANTIES. THERE ARE NO EXPRESS WARRANTIES AND THERE ARE NO IMPLIED WARRANTIES INCLUDING THOSE OF MERCHANTABILITY OR FITNESS FOR A PARTICULAR PURPOSE AND THERE ARE NO OTHER IMPLIED OR EXPRESS WARRANTIES OF ANY NATURE WHATSOEVER.**

2. LIMITATION OF PSW'S LIABILITY. Other than the remedy set forth in this paragraph, Customer agrees that no damages, direct, consequential, liquidated, incidental, or other damages or remedy of any kind arising by reason of or related to this Equipment whether arising out of contract, warranty, late or non-delivery, negligence, strict liability, or tort shall now or any time in the future be recoverable from PSW or any of its agents. Customer assumes all risks inherent in the possession or operation of the Equipment. Customer's right, now existing or arising at any time in the future, to recover such damages is hereby fully, finally, irrevocably, and unconditionally waived, released and discharged. **Notice of any defect in the Work or Equipment shall be made within 24 hours of the act or omission giving rise to the defect.** The sole and exclusive remedy is replacement of the nonconforming goods or refund of that portion of Customer's payment attributable to such goods at PSW's sole option.

3. Payment Terms. Upon credit approval, full payment is due 30 days from invoice date, unless otherwise agreed to by both parties in writing. **There shall be NO retainage.** Payments not made on their due date shall accrue interest at the rate of 18% per annum. A cancellation charge of 20% of the price will be imposed if customer cancels order without prior written consent of PSW. **PSW must receive 100% payment before start-up services will be performed** (failure to complete proper, authorized startup procedures may void any manufacturer warranty). Terms may not be changed except by written agreement of the parties.

4. Shipping and Delivery. All Equipment shall be shipped F.O.B. manufacturer's factory unless otherwise agreed in writing by PSW and Customer. PSW is not responsible for goods lost or damaged in transit. In the event PSW agrees to delay shipment at Customer's request, Customer is responsible for payment of any storage costs. PSW does not agree, will not agree to, and is not obligated to provide any specific goods or any delivery dates or times for any goods. All orders are subject to availability to PSW at its then existing locations, sources, suppliers, and costs. All delivery dates and times which may be provided, if any, are **estimates only and do not establish agreed delivery date(s).**

5. Indemnity and Hold harmless. To the fullest extent permitted by law, Customer shall fully and forever indemnify, defend (with counsel reasonably acceptable to PSW) and hold PSW's employees, directors, successors and assigns harmless from any damage, claim, loss, expense and attorney fees (including those prior to any action, in an action and on any appeal) related to the performance or non-performance of Customer's obligations under this Agreement; the ownership, performance or operation of the Equipment; or PSW's liability, if any, under CERCLA, RCRA, or any other federal or state statute related to toxic, hazardous or other dangerous substances.

Thank you for the opportunity to offer quality Kohler products and our service. For over 75 years, Kohler has been recognized as a leader in the manufacture of standby generator systems. By choosing a Kohler generator provided by Power Systems West, you can be assured you will receive the highest quality standby power system available. Power Systems West has specialized in providing and servicing generator systems in the Northwest for over 50 years. Power Systems West – your best choice for power. If you have any questions, please feel free to call or e-mail.

Jeff Hunt
(801) 440-8969 - Cell
(801) 676-1695 - Office
jeff.hunt@powersystemswest.com

Genset and ATS Total Price: \$39,743.00 (Price does not include tax)
Quote is good for 30 Days

Approximate Factory Lead Times:

- Generator (13-14 weeks)

Offer Acceptance

I hereby authorize Power Systems West to use this form as a bona fide purchase order of the equipment listed on QUOTATION #0026676128, which establishes price and Bill of Materials. Acceptance of this offer is expressly limited to Power Systems West terms and conditions.

Proposed by:

Company: Power Systems West

Sales Professional: Jeff Hunt

Title: Generator Sales

Signature: *Jeff Hunt*

Date: September 9, 2020

Accepted by:

Company: _____

Print Name: _____

Title: _____

Signature: _____

Date: ____ / ____ / ____



P.O. Box 28
Kaysville, UT 84037
Phone: 801-544-4619
Fax: 801-544-7010

Price Quote

Quote # 17988
Date 2/9/2021
Terms Due On Receipt

Customer

West Bountiful City
Attn: Steve Maughn
550 North 800 West
West Bountiful, UT 84087

Project

Equip. Make/Model

Equip Serial #

Description	Qty / Hrs	Cost	Total
RE: Generator End Replacement			
Generator End: Stamford UCI274G1, Single Bearing, 3-Phase, 1800 RPM, 60 HZ, 169KW @ 105/40C, WDG 311, 12-Wire, AS440 AVR, SAE #3 Adaptor and 11.5 Coupling	1	7,521.87	7,521.87
Shipping Charges - Ships in 2-5 days, in stock Minneapolis warehouse	1	437.50	437.50
Misc. Job Materials	1	25.00	25.00
Forklift Rental, 2 Day	1	912.50	912.50
Load Bank Fee / kW	1	170.00	170.00
Regular Labor Hours - Generator end removal installation, and testing	17	120.00	2,040.00
Standard Mileage Rate	64	1.10	70.40
Notes:			
Remove generator end, install new, and then setup and test under load.			
All work quoted as regular business hours. Thanks			
		Sales Tax (0.0%)	\$0.00
		Total	\$11,177.27



P.O. Box 28
Kaysville, UT 84037
Phone: 801-544-4619
Fax: 801-544-7010

Price Quote

Quote # 18017
Date 2/25/2021
Terms Due On Receipt

Customer

West Bountiful City
Attn: Steve Maughn
550 North 800 West
West Bountiful, UT 84087

Project

Equip. Make/Model

Equip Serial #

Description	Qty / Hrs	Cost	Total
RE: City Hall New Generator Installation Generator Removal and Installation Includes: Off loading of new generator, disconnecting and removing of old generator from pad, installation equipment, installation materials, site prep, and installation of new generator. Recycling of existing generator included. Notes: See quote 17989 for generator, startup, fuel removal, and fuel installation service.	1	5,920.00	5,920.00
		Sales Tax (0.0%)	\$0.00
		Total	\$5,920.00

GENERATOR 39,478.⁰⁰

TOTAL 45,398.⁰⁰



P.O. Box 28
Kaysville, UT 84037
Phone: 801-544-4619
Fax: 801-544-7010

Price Quote

Quote # 17989
Date 2/9/2021
Terms Due On Receipt

Customer

West Bountiful City
Attn: Steve Maughn
550 North 800 West
West Bountiful, UT 84087

Project

Equip. Make/Model

Equip Serial #

Description	Qty / Hrs	Cost	Total
RE: City Hall New Generator			
Winco 175 kW DR175 Industrial Generator Standby 60 Hz Certified to UL2200 120/208V, 3 Phase Brushless Excitation 175 kW Rating Alternator Size: 175 kW Diesel FTP N67 TE2 Industrial Engine All Weather Sound Enclosure - Steel Std MLCB, 600 A 5 Amp Battery Charger Interstate Starting Battery (Installed during startup) Warranty - Standard 2 Yr/2000 Hrs Std set of Manuals EPA Approved Tier III Block Heater STD, 120V	1	37,873.00	37,873.00
Shipping Charges - Cost Included Above	1	0.00	0.00
Fuel Service - Fuel removal from old generator tank, fuel polishing, and fuel pumping into new generator tank. <i>WHAT SIZE TANK</i>	1	720.00	720.00
Factory Authorized Generator Set Startup, Inspection, Transfer Test, 2 Hr Startup Load Bank Testing	1	885.00	885.00
Quote Terms: Offloading, installation, sizing, permits and fueling provided by others, unless otherwise noted above.			
All work quoted as regular business hours. Thanks	Sales Tax (0.0%) Total		



P.O. Box 28
 Kaysville, UT 84037
 Phone: 801-544-4619
 Fax: 801-544-7010

Price Quote

Quote # 17989
 Date 2/9/2021
 Terms Due On Receipt

Customer

West Bountiful City
 Attn: Steve Maughn
 550 North 800 West
 West Bountiful, UT 84087

Project

Equip. Make/Model

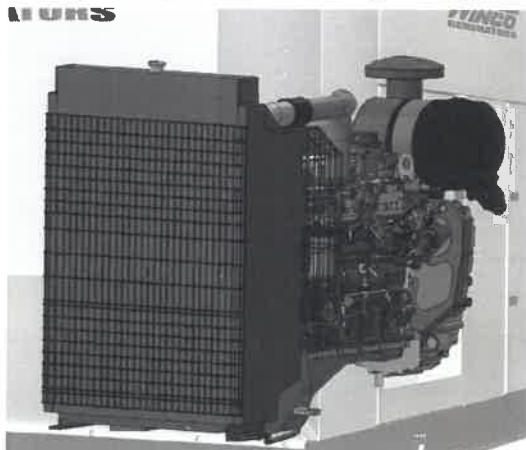
Equip Serial #

Description	Qty / Hrs	Cost	Total
This quotation is our best interpretation of the project plans and specifications available to us at the time of bid. It is our intent to meet the project requirements, subject to approved submittals. This quotation is per the above bill of materials and not plan and specification. Fit for application to be determined customer. Quoted price does not include taxes, installation, mounting, wiring or other items not specifically designated or quoted herein. This quotation is valid for 30 days from bid date. Current lead time to shipment is estimated at 10-12 weeks after written receipt of release and approved submittals. Lead times are estimates only and are subject to change. All work quoted as normal business hours, extra charges will be assessed for work after hours and weekends. Sales tax to be charged as applicable. Thank You			
All work quoted as regular business hours. Thanks		Sales Tax (0.0%) Total	\$0.00 \$39,478.00

Rugged Design.



Industrial FPT Engine



Cummins Industrial Genend.



An American Company

We produce our products in our 200,000ft² facility located in Le Center, Minnesota, equipped with modern engineering, fabrication and assembly capabilities.



Full Load Tested

Every generator is 100% load tested



DSE 7310 Controller

Provides immediate performance information



Coolant Heater

120V in-line Hotstart coolant heater with thermostat



Battery Charger

5 Amp, smart marine charger standard



Galvanealed Steel Enclosure

Durable design with powder coat paint

UL2200 Listed

A safety standard for the design, construction, and performance of stationary generators

SPECIFICATIONS

ELECTRICAL

VOLTS	P.F.	STANDBY			MAIN CB ⁽¹⁾
		WATTS	KVA	AMPS	
120/240 1-PH	1.0	167,000	167	695	700
120/208 3-PH	0.8	175,000	219	608	600
120/240 3-PH	0.8	175,000	219	527	500
277/480 3-PH	0.8	175,000	219	263	250
346/600 3-PH	0.8	175,000	219	210	250

Note: (1) Adjustable 250A-600A circuit breaker on all 3-phase models.

ENGINE

ENGINE BRAND	FPT
ENGINE MODEL	N67 TE2
TIER	III
ENGINE STARTER	12V ELECTRIC
ENGINE SPEED	1800 RPM
ENGINE CYLINDERS	6
ENGINE HP	279
FREQUENCY ⁽¹⁾	60 HZ
ALTERNATOR	90 AMPS 14V
FLYWHEEL	11.5"
ROTATION	CCW
ASPIRATION	TURBOCHARGED
COOLANT	9.45 GAL
BORE/STROKE	104 mm x 132 mm
DISPLACEMENT	6.7 L
RECOMMENDED OIL ⁽²⁾	5W-40 SAE
OIL CAPACITY	4.9 GAL
INJECTION PUMP	BOSCH
GOVERNOR	ELECTRONIC
COMPRESSION RATIO	16.5:1
FAN TYPE	PUSHER
INTAKE AIR CONSUMPTION	475 CFM
RADIATOR COOLING AIR	7945 CFM
EXHAUST FLOW	525 CFM
EXHAUST OUTLET SIZE	5"
STARTING TEMP W/BLOCK HEATER	-20° F

NOTES: (1) Steady state frequency regulation. (2) The recommended oil is for normal applications. See operator's manual for the recommended oil for your needs.

DR175

MOTOR STARTING (CODE G)	75 HP
DBA @ 7 METERS	75
TOTAL HARMONIC DISTORTION	< 5%
BONDED NEUTRAL	YES
FORK LIFT POCKETS	NO
ASSEMBLED IN	USA
EPA APPROVED	TIER III
CARB APPROVED	TIER III
CSA APPROVED	YES
UL2200	YES
UNIT WARRANTY ⁽¹⁾	
STANDBY	2 YEAR/2000 HRS

NOTES: (1) For more generator warranty, see operator's manual.

GENERATOR END

WINDING	
SINGLE PHASE	4 LEAD
THREE PHASE	12 LEAD
WINDING NUMBER	
SINGLE PHASE	06
THREE PHASE	311
VOLTAGE REGULATION	AVR +/- 1%
AVR TYPE	AS440
TEMPERATURE RISE	125/40° C
TYPE	REVOLVING FIELD
BRUSHLESS	YES
SPEED	1800 RPM
ROTOR	2/3 PITCH
WINDINGS	100% COPPER
STATOR WINDING	
06	SINGLE LAYER CONCENTRIC
311	DOUBLE LAYER CONCENTRIC
COUPLING	DIRECT/FLEXIBLE DISC
BEARINGS	SINGLE (MAINTENANCE FREE)
EFFICIENCY PEAK	
SINGLE PHASE 1.0 PF	89.9
THREE PHASE 0.8 PF	93.6
INSULATION	CLASS H
INGRESS PROTECTION	IP23

SPECIFICATIONS

DERATES

ABOVE SEA LEVEL	
3281- 9843 FT	2% EVERY 1641 FT
>9843 FT	4% EVERY 1641 FT
AMBIENT TEMPERATURE	
>104°F	2% PER 10°F

FUEL

TYPE	ASTM D975 NO-2D DIESEL
FUEL CONSUMPTION	GAL/HR
100%	12.42
75%	9.44
50%	6.45
25%	3.73
OPTIONAL FUEL TANK	L x W x H
230 GAL UL142	108" x 48" x 21"
415 GAL UL142	108" x 48" x 36"

BATTERY

DC SYSTEM	12V
BATTERY RACK/CABLE	INCLUDED
BATTERY CHARGER	5 AMP
REQUIRED BATTERIES ⁽¹⁾	GROUP 4D 1050 CCA

NOTES: (1) Batteries not included.

SHIPPING

SHIPPING DIMENSIONS (L x W x H)	137" x 48" x 80"
SHIP WEIGHT	5,250 LBS
FREIGHT CLASS	70

NOTES: Shipping dimensions are for an enclosed unit.

OPTIONAL ACCESSORIES

BATTERY
BATTERY HEATER
RECEPTACLE PANEL
MIMIC PANEL
REMOTE MONITORING
NFPA 110 LEVEL 1 UPGRADE

DSE 7310 CONTROLLER

ENGINE DISPLAY/PROTECTION

ENGINE RPM	YES
LOW OIL PRESSURE	YES
HIGH COOLANT TEMP	YES
LOW COOLANT	YES
OVER/UNDER SPEED	YES
OVER CRANK	YES
CAN ECU SHUTDOWN	YES
ENGINE MAINTENANCE CODES	YES

GENSET DISPLAY/PROTECTION

VOLTAGE (L-N & L-L)	YES
OVER/UNDER VOLTAGE	YES
FREQUENCY	YES
OVER/UNDER FREQUENCY	YES
AMP DISPLAY/SHUTDOWN	YES
PHASE IMBALANCE	DISABLED
KW, KVA, KVARH DISPLAY	YES
KWH, KVAH, KVARH DISPLAY	YES
GENERATOR PHASE SEQUENCE	OPTIONAL

ADDITIONAL DISPLAYS/PROTECTIONS

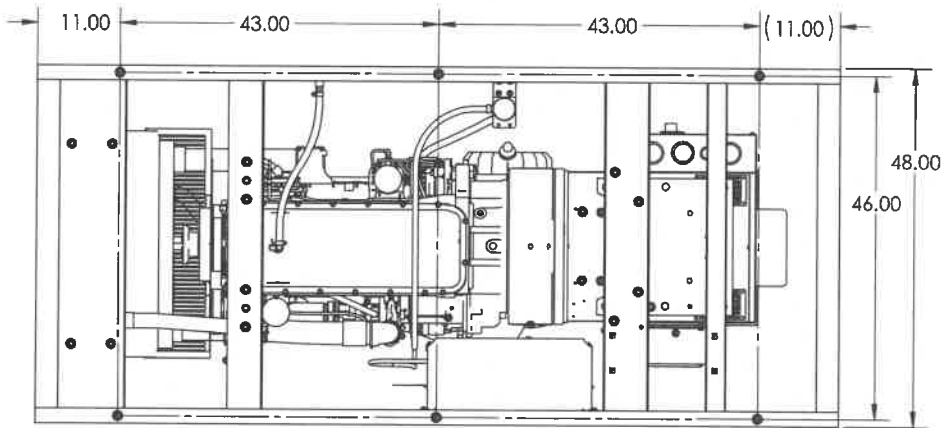
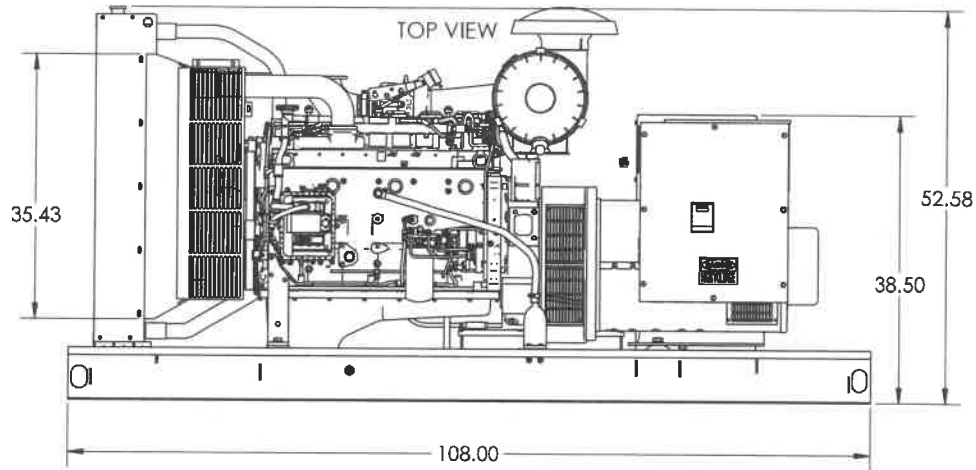
EXTERNAL E-STOP	CUSTOMER SUPPLIED
BATTERY VOLTAGE	YES
BATTERY OVER/UNDER VOLTAGE	YES
COMMUNICATIONS	
USB CONNECTABLE	YES
RS232/RS485	YES
REMOTE DISPLAY PANEL	OPTIONAL
DSE WEB NET	OPTIONAL

ADDITIONAL FEATURES

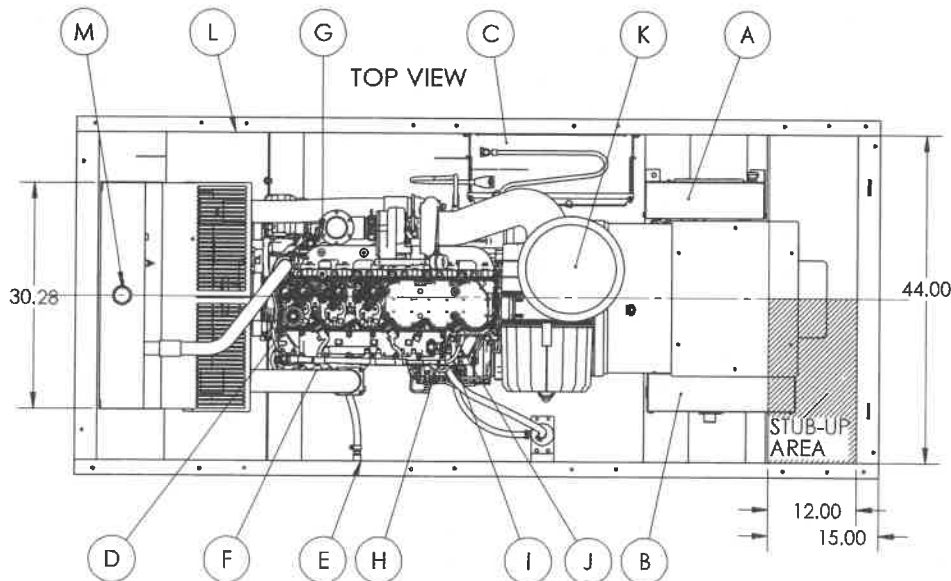
AUDIBLE ALARM	YES
ENGINE EXERCISER	DISABLED
MAINTENANCE INTERVAL TIMER	DISABLED
LOAD SHEDDING/DUMMY	DISABLED
CONFIGURABLE INPUTS	4 (EXPANDABLE)
CONFIGURABLE OUTPUTS	4 (EXPANDABLE)
EVENT LOG	250

DRAWINGS

OPEN SKID



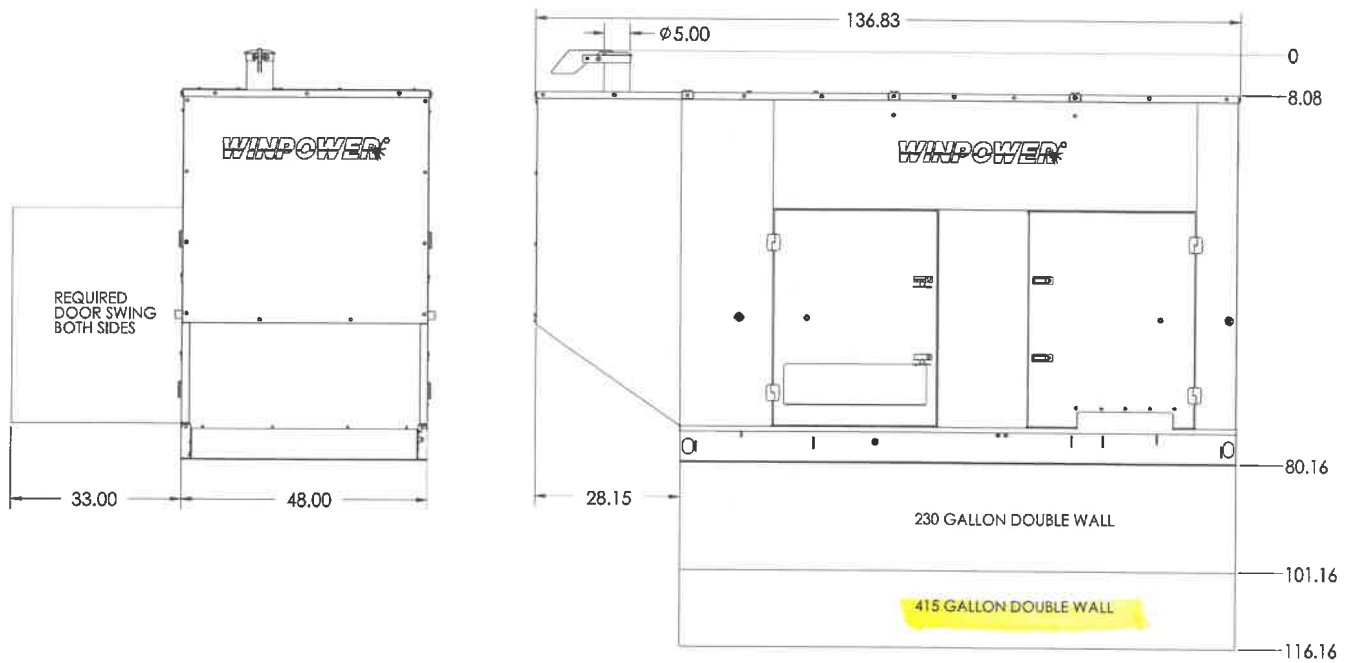
BOTTOM VIEW



Key Components

A	ENGINE CONTROL
B	MAIN LINE CIRCUIT BREAKER
C	START BATTERY
D	OIL FILL
E	OIL DRAIN
F	OIL DIPSTICK
G	OIL FILTER
H	FUEL FILTER
I	FUEL IN
J	FUEL RETURN
K	AIR FILTER
L	COOLANT DRAIN
M	COOLANT FILL

ENCLOSED



Specifications are subject to change without notice.

N67 TE2X

200 kW (1800 rpm)

1/ GENERAL

1800 rpm

Engine model		N67 TE2X
Basic engine		F4HE9685A*J100 - 504156212XY
Number cylinders		6
Firing order (N°1 nearest to fan)		1-5-3-6-2-4
Cylinder arrangement		in line
Valves per cylinder		4
Type		diesel 4 stroke
Injection system		direct common rail
Centralina elettronica		Bosch EDC7 C1
Induction System		Turbocharged aftercooled air/air
Bore	mm(in)	104(4,1)
Stroke	mm(in)	132(5,2)
Total displacement	lit(in ³)	6,7(408,9)
Mean piston speed	m/s(ft/s)	7,92(25,9)
Compression ratio		16,5 : 1
Flywheel rotation		anti clockwise viewed on flywheel
Housing flywheel		SAE 3
Flywheel		11"1/2
Moment of inertia		
without flywheel	Kgm ² (lbft ²)	0,31(7,33)
flywheel only	Kgm ² (lbft ²)	0,71(16,78)
BMEP		
Prime Power	bar(psi)	18,7(271,2)
Stand-by Power	bar(psi)	20,6(299)
Dry weight (including cooling package)	kg(lb)	630(1389)
Energy to coolant	kcal/kWh	340
Energy to charge cooler	kcal/kWh	142
Energy to radiation	kcal/kWh	131
Dimensions L x W x H	mm(in)	1713 x 796 x 1230(67,44x31,34x48,42)

2/ PERFORMANCES

1800 rpm

Continuous Power	(gross)	kWm(hp)	151(202,5)
Prime Power	(gross)	kWm(hp)	189(253,5)
Stand-By Power	(gross)	kWm(hp)	208(279)
Fan consumption		kWm(hp)	7,5(10,05)
Continuous Power	(net)	kWm(hp)	145,5(195,2)
Prime Power	(net)	kWm(hp)	182(244)
Stand-By Power	(net)	kWm(hp)	200(268,2)
Performance conditions			
temperature	°C(°F)		≤ 40(104)
altitude s.l.m	m(ft)		≤ 1000(3281)
Derating			
temperature > T 40°C	%/5°C		2
altitude >1000 <3000 m	%/500m		3
altitude >3000 m	%/500m		6

N67 TE2X

200 kW (1800 rpm)

3/ COOLING PACKAGE

1800 rpm

Type	liquid	
Recommended coolant	water + 50%paraflu 11	
Coolant capacity		
motor only	liter(US gal)	10,5(2,77)
radiator and hose	liter(US gal)	33(9,45)
Coolant pump flow	l/min(US gal/min)	170(44,7)
Pression cap setting	kPa (bar)	100 (1,0)
Shutdown switch setting	°C(°F)	103(217,4)
maximal additional restriction	Pa(psi)	196(0,03)
Air To Boil	Prime Power	°C(°F)
Fan		
diameter	mm(in)	685(27)
number of pale		12
drive ratio		1,41 : 1
speed	rpm	2538
air flow	m ³ /s	3,75
power consumption	kWm(hp)	7,5(10,05)

4/ LUBRICATION SYSTEM

1800 rpm

Oil sump capacity		
max	liter(US gal)	15(4,3)
min	liter(US gal)	8(2,1)
Oil system capacity including filters	liter(US gal)	17(4,9)
Oil pressure at rated speed	kPa(psi)	300-500(43,5-72,6)
Oil temperature		
normal	°C(°F)	—
max	°C(°F)	120(248)
Engine angularity		
longitudinal	degrees	35°
trasverse	degrees	35°
Servicing intervall	hours	600
Oil specification	ACEA E3/E5	
Oil consumption	%fuel	< 0,1

5/ INTAKE SYSTEM

1800 rpm

Air consumption at 100% of load	m ³ /h (Kg/h)	795 (950)
Air intake restriction clean filter	kPa (mbar)	2 (20)
Air intake restriction dirty filter	kPa (mbar)	5 (50)
Air filter type	secco	

6/ EXHAUST SYTEM

1800 rpm

Gas flow at stand by power	kg/h	990
Max temperature at PRP (25°C)	°C	560
Max allowable back pressure	kPa (mbar)	5 (50)
Energy to exhaust	kcal/kWh	630

N67 TE2X

200 kW (1800 rpm)

7/ FUEL SYSTEM

1800 rpm

Fuel consumption at

Stand-By	gr/kWh (l/h) [kg/h]	206 (51,0) [42,8]
full load	gr/kWh (l/h) [kg/h]	211 (47,0) [39,5]
80%	gr/kWh (l/h) [kg/h]	218 (38,9) [32,7]
50%	gr/kWh (l/h) [kg/h]	219 (24,2) [20,3]

Fuel specifications

EN 590

Fuel pump max suction head

m

-

8/ ELECTRIC SYSTEM

1800 rpm

Voltage (negative to ground)

V

12

Starter motor

make		Bosch
power	kW	3
pull current	Amp	60
hold current	Amp	12
break away current	Amp	1900
cranking current	Amp	0

Number of teeth on Starter motor

10

Number of teeth on flywheel

125

Starting batteries

recommended capacity	Ah	1x	185
discharge current	Amp		1200
(EN 50342)			

Alternator

voltage	V	14
charge	Amp	90

9/ COLD STARTING

1800 rpm

Without air preheating	°C (°F)	-10 (14)
With air preheating	°C (°F)	-25 (-13)

10/ EMISSION GASEOUS AND PARTICLES

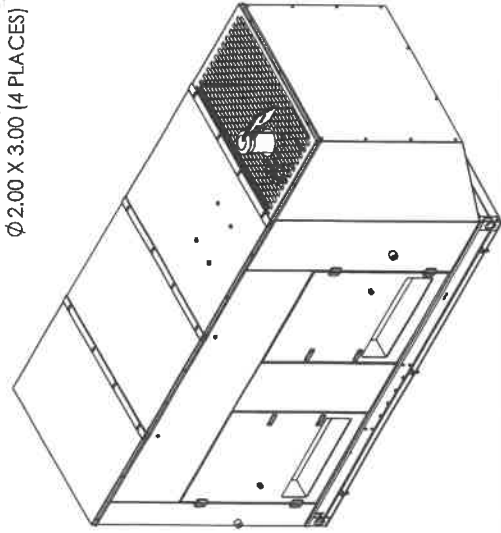
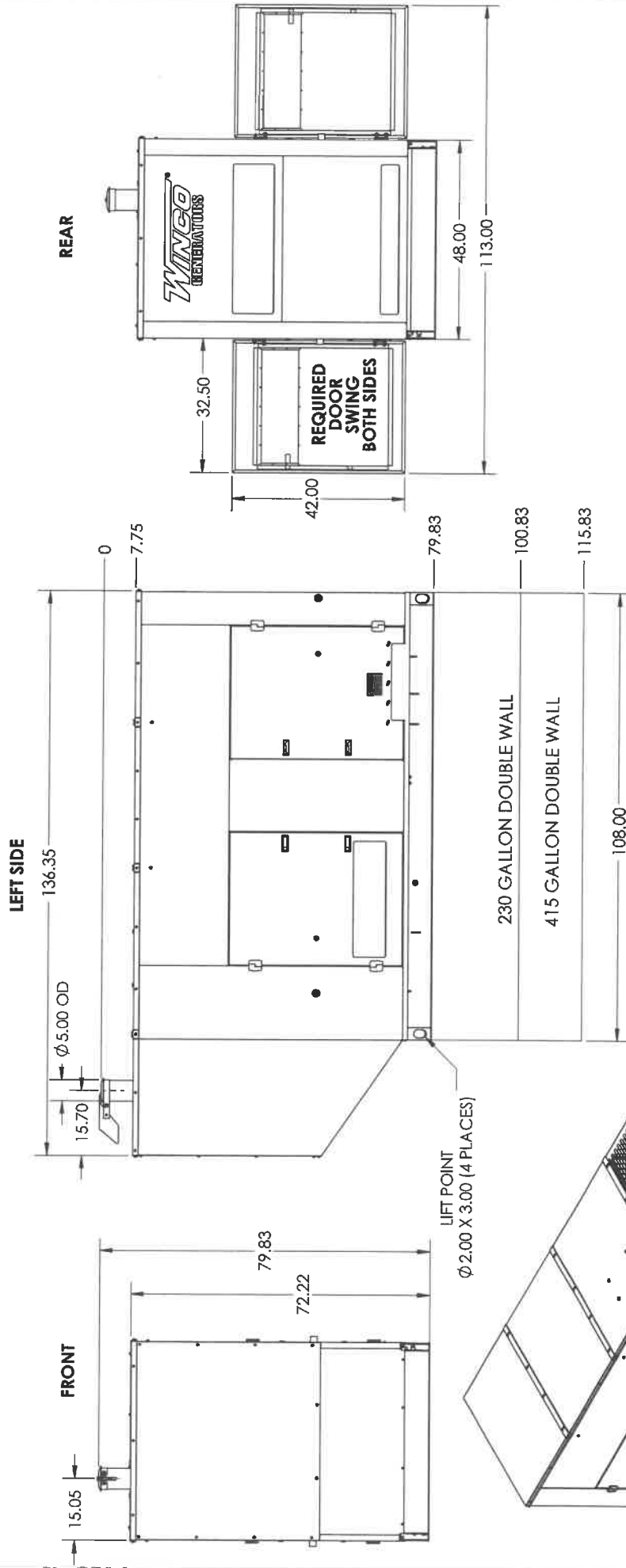
1800 rpm

No _x	Oxides of nitrogen	gr/kWh	-
HC	Hydrocarbons	gr/kWh	-
NMHC + NO _x		gr/kWh	3,2
CO	Carbon monoxide	gr/kWh	1,2
PT	Particulate	gr/kWh	0,08

Engine N67 TE2X

019-O

REVISIONS				
REV.	IRN	DESCRIPTION	DATE	BY
A	C2783	ORIGINAL	12/8/2015	SCN
B	DR175	UPDATED OUTLINE DRAWING STANDARDS	12/18/2020	MCB
				DRC



APPROX. WEIGHT NO TANK: 5250 LBS

230 GAL TANK: 1100 LBS

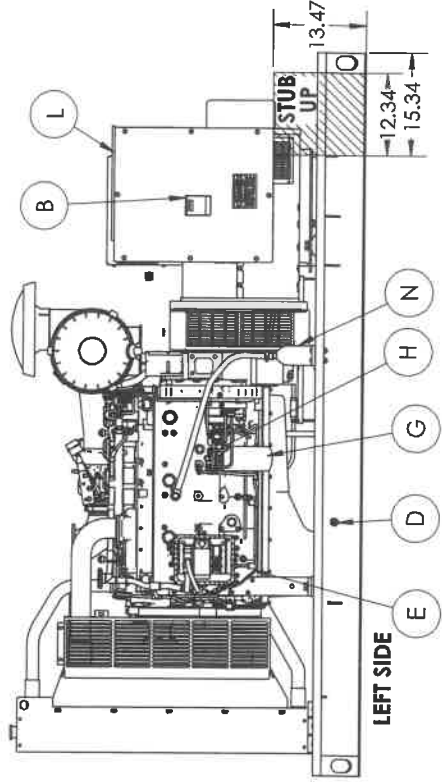
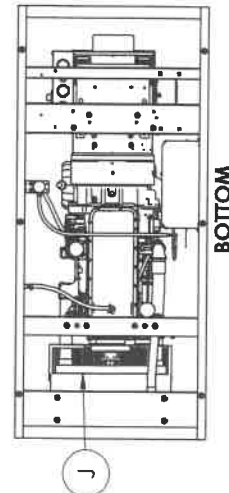
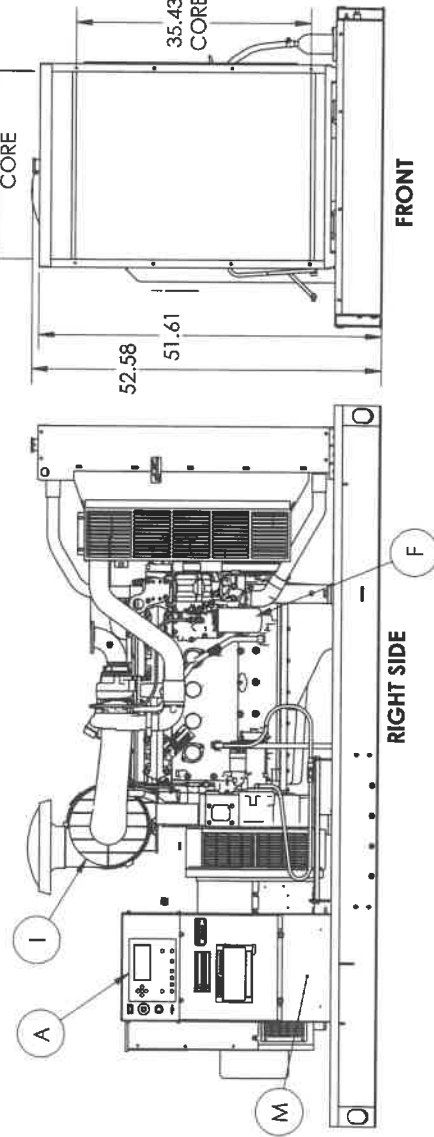
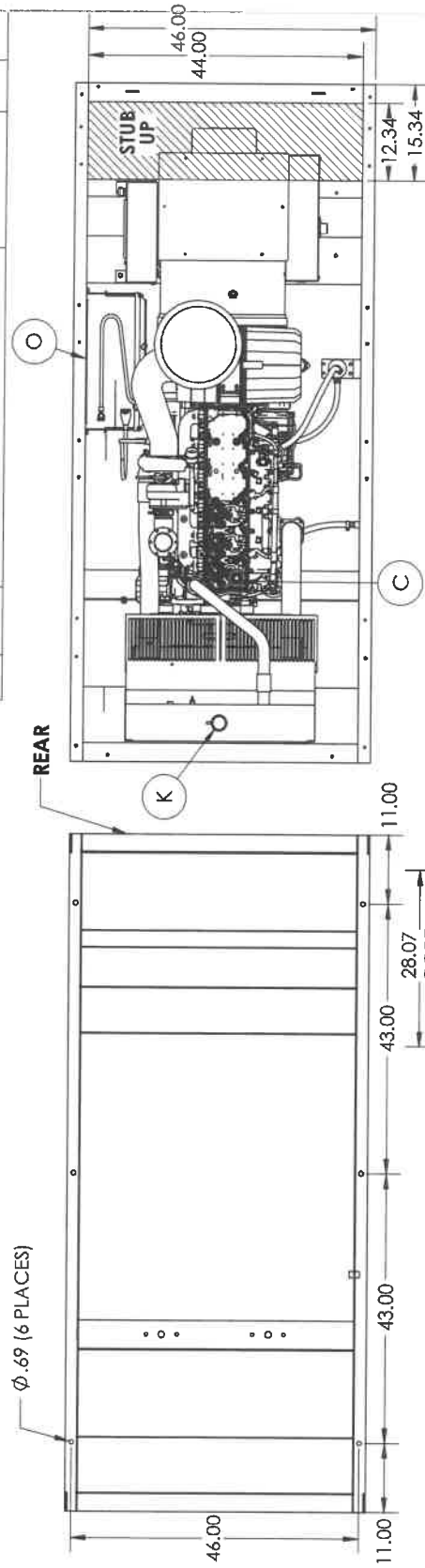
415 GAL TANK: 1700 LBS

	DRAWN BY PAK	DATE 11/24/2020	CHKD BY 	DATE 	ENG APPR. PAK	DATE 07/23/2020	TITLE: OUTLINE DRAWING
THIS DRAWING IS THE PROPERTY OF WINGO GENERATIONS. IT IS TO BE USED FOR THE PROJECT AND LOCATION SPECIFICALLY IDENTIFIED HEREIN. UNAUTHORIZED USE IS PROHIBITED.		TOLERANCE: ± 0.0625 DECIMAL MODEL: DR175		PART: O-510		1 of 2	

KEY COMPONENTS	
A	ENGINE CONTROL
B	MAIN LINE CIRCUIT BREAKER
C	OIL FILL
D	OIL DRAIN
E	OIL DIPSTICK
F	OIL FILTER
G	FUEL FILTER
H	FUEL INLET
I	AIR FILTER
J	COOLANT DRAIN
K	COOLANT FILL
L	AVR
M	BATTERY CHARGER
N	BLOCK HEATER
O	BATTERY

Ø.69 (6 PLACES)

REVISIONS				
REV.	IRN	DESCRIPTION	DATE	BY
A	C2783	ORIGINAL	12/18/2015	SCN
B	DR175	UPDATED OUTLINE DRAWING STANDARDS	12/18/2020	MCB



3/8 FUEL HOSE

	THIS DRAWING CONTAINS INFORMATION BELONGING TO UNAUTHORIZED USE IS PROHIBITED		DRAWN BY SCN	DATE 12/9/2015	CHECK BY	DATE	ENG APPR. PAK	DATE 07/23/2020
	OUTLINE DRAWING							
TOLERANCE: ± 0.0025 DECIMAL $\pm 1^\circ$ DEG ANGULAR MODEL: DR175			PART:			Q-510 2 of 2		

Sean Salmon
 Salmon Electrical Contractors
 1778 West 1180 South
 Woods Cross, UT 84087
 Office 801-292-3444
 Mobile 801-910-7207
 Fax 801-292-4273
 sean@salmonelectric.com
 www.salmonelectric.com

Estimate**Project: 1025-1449**

West Bountiful City 2021-050
 550 N. 800 W.
 West Bountiful, UT 84087

Customer

West Bountiful City
 Steve Maughan
 550 N. 800 W.
 West Bountiful, UT 84087

Office 801-292-4486
 Fax 801-292-6355
 smaughan@wbcity.org
 westbountiful.gov

Description	Quantity	Cost
-------------	----------	------

Option 1. New Diesel Generator w/ New ATS.

1 Ea \$78,900.00

- A. Provide crane work to remove the existing generator located at the West Bountiful City Hall. We will remove the generator leave it on site for West Bountiful City to do what they want with it.
 B. Install the new generator in place of the existing using crane and leveling equipment.
 C. Provide and install a Kohler 180KW Diesel generator complete with battery, battery charger block heater, sound attenuation. This generator has a 350 gallon tank.
 D. Remove and replace the existing ATS located in the electrical room with a new compatible 800A ATS. Rewire and program the ATS for the exercising schedule.
 E. Program and certify the startup and commissioning of the generator.

This price includes all material, crane rentals, generator with listed accessories, ATS and labor.

Includes 100 Gallons of Diesel fuel for testing and commissioning.

Option 2. Natural Gas Generator

1 Ea \$118,620.00

- A. Provide crane work to remove the existing generator located at the West Bountiful City Hall. We will remove the generator leave it on site for West Bountiful City to do what they want with it.
 B. Install the new generator in place of the existing using crane and leveling equipment.
 C. Provide and install a Kohler 200KW Natural Gas generator complete with battery, battery charger block heater, sound attenuation.
 D. Dominion Energy will increase the size of the meter and the volume of Gas Pressure to the New Gas Meter on the Maintenance Shop.
 E. Install a new gas line and regulator from the new gas meter to the generator location.
 F. Remove and replace the existing ATS located in the electrical room with a new compatible 800A ATS. Rewire and program the ATS for the exercising schedule.
 E. Program and certify the startup and commissioning of the generator.

This price includes all material, crane rentals, generator with listed accessories, ATS and labor.

Note: There are many benefits with going with natural gas.

1. The engine burns cleaner and under normal operating conditions will last years longer than a diesel version because of the clean burning.
2. Because Natural Gas is one of the cleanest fossil fuels available and does not produce pungent odor and dark smoke.
3. Natural gas is less expensive than diesel and is considerably efficient.
4. Diesel Generators require large diesel tanks for fuel storage and physically they are more bulky and large.

The customer hereby authorizes the contractor to perform the work as specified.

Approved By:

Date: 3/1/21

Date: _____

Contractor

Customer

PENDING – NOT YET APPROVED

Minutes of the West Bountiful City Council meeting held on **Tuesday, March 2, 2021** at West Bountiful City Hall, 550 N 800 West, Davis County, Utah.

All participants were on Zoom. Those in attendance:

MEMBERS: Mayor Ken Romney, Councilmembers James Ahlstrom, James Bruhn, Kelly Enquist, Mark Preece, and Rod Wood.

STAFF: Duane Huffman (City Administrator), Steve Doxey (City Attorney), Steve Maughan, (Public Works), Chief Brandon Erikson, Cathy Brightwell (City Recorder), Kris Nilsen (City Engineer), and Terri Hensley (Secretary).

PUBLIC: Gary Jacketta, Alan Malan, Julie Thompson (Davis Journal), Rick Ferlin, Mark Anderson (Financial Advisor with Zions Bank), Brandon Johnson (Legal Counsel for Zion Bank), and Jessica Singh.

Mayor Ken Romney called the meeting to order at 7:31 pm. He read the following: ***I, Mayor Romney, have determined that due to the current COVID-19 pandemic and the physical distancing required to prevent the spread of infection, public meetings present a substantial risk to the health and safety of those who may be present at the meetings. That risk can be substantially mitigated by holding City Council meetings through electronic means that allow for public participation without an anchor location. A copy of the Mayor's determination and order in this regard is available at www.wbcity.org.***

James Bruhn gave a Thought, and the Pledge of Allegiance was led by Kelly Enquist.

1. Approve the Agenda.

MOTION: *James Bruhn made a motion to approve the agenda. Kelly Enquist seconded the Motion which PASSED by unanimous vote of all members present.*

2. Public Comment

Rick Ferlin, a West Bountiful resident, said he believes it is a crisis for our city that “lesser income housing” is not available. He has three children in south Davis County looking for homes with no options under \$500K. He owns 2.5 acres on Porter Lane but cannot build homes for his family due to current zoning restrictions. He is asking if the city has addressed this issue.

Mayor Romney answered that the city has looked at this within the city master plan and locations where moderate income housing might work. He added that it is a tough issue, and we need to take a good hard look at it again. It was discussed that there are some options for affordable housing with mother-in-law style apartments and the Planning Commission is looking at additional options.

Duane Huffman said the legislature has been looking at this issue and he referenced a previously discussed combined meeting of city council and the planning commission to discuss the issues in greater detail.

3. Resolution 492-21, A Resolution Authorizing the Issuance and the Sale of Not to Exceed \$7,000,000 Aggregate Principal Amount of Sales Tax Revenue Bonds for the Purpose of Financing the Acquisition and Construction of a New Public Works Facility and Refunding Outstanding Sales Tax Revenue Bonds of the City.

As directed at the last city council meeting, a bond parameters resolution for the council's consideration has been prepared. This resolution is the first formal step necessary to begin the bonding procedure and lays out what the bond could include but it does not commit the city to proceeding. It does authorize the city to begin the process, including public notice and contest period.

As the city has not finalized the total need for financing, this resolution is written to provide maximum flexibility, but it is expected that the final bonding will be significantly less than the parameters included in the Resolution. Brandon Johnson, bond counsel for the city, added it is difficult to increase the amount later.

Duane Huffman stated that a couple years ago the city conducted a master plan for this project that estimated the cost at around \$7M. The city is looking at other building designs that could be significantly less than the original design. This also includes paying off the \$800 K still owed on the city hall bond.

There was discussion on the difference between direct purchase and market bond, including the need for a credit rating, the amount of time it takes to apply and receive the bond, and difference in interest rates, etc. Mark Anderson, a financial advisor from Zions Bank, was in attendance to answer questions from council.

There was also discussion on how best to educate the public on what can be a complex issue. A public hearing will need to be scheduled, which could be as early as April 6th.

Mr. Huffman wrapped up by stating that there is value in getting everything in place to take advantage of the lowest possible rates.

Mayor Romney suggested a tour of a similar new building in North Salt Lake that he believes may fit our needs and be less expensive than the current drawings.

MOTION: *James Ahlstrom made a Motion to Adopt Resolution 492-21 Authorizing the Issuance and the Sale of Not to Exceed \$7,000,000 Aggregate Principal Amount of Sales Tax Revenue Bonds for the Purpose of Financing the Acquisition and Construction of a New Public Works Facility and Refunding Outstanding Sales Tax Revenue Bonds of the City. A Public Hearing will be held on April 6th. Rod Wood seconded the Motion.*

The Motion PASSED with a vote as follows:

James Ahlstrom – aye James Bruhn – aye
Kelly Enquist – aye Mark Preece – aye
Rod Wood – aye

4. Amended Plat/Lot Line Adjustment for JP Estates.

The owners of JP Estates Subdivision have submitted a request for a plat amendment, moving the shared east-west line 3 feet to the south and squaring the southwestern corner of Lot 201. City staff has reviewed the proposal and finds that the change will not violate any of the city's land use regulations and recommends the council approve the lot line adjustment.

Council member Bruhn noticed a discrepancy in the Lot numbers between the heading and the body of the plat and asked that it be corrected before being recorded. Kris Nilsen noted a few other clerical corrections that will be corrected as well.

MOTION: *Rod Wood made a Motion to Amend Plat/Lot Line Adjustment for JP Estates as Proposed. Mark Preece seconded the Motion which PASSED by unanimous vote of all members present.*

5. Ordinance 439-21, An Ordinance Amending the 2019 West Bountiful General Plan to Remove References to the Historical Overlay District and Add Clarification.

Cathy Brightwell summarized the issues for Agenda items 5 and 6 but they will need to be voted on separately. The planning commission has been researching and discussing issues related to the Historical Overlay District and historic areas within the City for several months. Commissioners support elimination of WBMC 17.24.110 - Historical Overlay District, except for a purpose paragraph that talks about West Bountiful's intent to preserve, protect, and enhance historic areas and sites within the city.

They also cleaned up the boundaries of the Historic District by extending it slightly east on 1000 N and south of 400 N on 800 West. As part of the elimination of the Historical Overlay District described above, updates are recommended to the General Plan to be consistent with these changes.

If the planning commission's recommendation is adopted, the city will no longer oversee any architectural standards beyond the land use laws within the underlying R-1-10 residential zone. With the new boundaries, there will be no overlay regulations.

MOTION: *Mark Preece made a Motion to Adopt Ordinance 439-21 Amending the 2019 West Bountiful General Plan to Remove References to the Historical Overlay District and Adding a Clarification. James Bruhn seconded the Motion.*

The Motion PASSED with a vote as follows:

James Ahlstrom – aye James Bruhn – aye
Kelly Enquist – aye Mark Preece – aye
Rod Wood – aye

141
142 **6. Ordinance 440-21, An Ordinance Amending WBMC 17.24.110 - Historical Overlay**
143 **District, and Zoning Map.**
144

145 See information above in Item #5.
146

147 **MOTION:** *James Ahlstrom made a Motion to Adopt Ordinance 440-21 Amending*
148 *WBMC 17.24.110 - Historical Overlay District, and Zoning Map. Kelly*
149 *Enquist seconded the Motion.*
150

151 The Motion PASSED with a vote as follows:

152 James Ahlstrom – aye James Bruhn – aye
153 Kelly Enquist – aye Mark Preece – aye
154 Rod Wood – aye
155

156 **7. Resolution 493-21, A Resolution Approving Amendment #6 to the Interlocal**
157 **Cooperation Agreement for Animal Control Services.**
158

159 This Resolution simply extends the date of the city's current agreement with the county to December
160 31, 2021. Staff continues to recommend participation with the county as the most effective method
161 of providing animal control services, and therefore recommends the adoption of this amendment.
162

163 Duane Huffman explained that services, such as euthanasia for animals such as raccoons, will no
164 longer be handled by Animal Services. Council member Bruhn asked who will handle these services
165 and Mr. Huffman responded that Animal Services can make referrals or residents can procure their
166 own provider.
167

168 **MOTION:** *James Ahlstrom made a Motion to Adopt Resolution 493-21 Approving*
169 *Amendment #6 to the Interlocal Cooperation Agreement for Animal Control*
170 *Services. James Bruhn seconded the Motion.*
171

172 The Motion PASSED with a vote as follows:

173
174 James Ahlstrom – aye James Bruhn – aye
175 Kelly Enquist – aye Mark Preece – aye
176 Rod Wood – aye
177

178 **8. Discuss Curb, Gutter, and Sidewalk Construction Participation.**
179

180 *Council member Bruhn declared he has a conflict of interest with this item as he is the developer*
181 *adjacent to 1720 N 1100 W.*
182

183 Duane Huffman explained that the property at 1720 N 1100 West will be left without street
184 improvements when Ashby Acres Subdivision is complete. The city has received unit prices to
185 participate in completing this section of improvements, and staff recommends contracting with
186 James Bruhn as he is arranging for the work on the adjacent subdivision. Mr. Huffman
187 recommended street impact fees be used to pay for the project.

MOTION: *James Ahlstrom made a Motion to move forward to complete public improvements at 1720 N 1100 West as proposed for a cost not to exceed \$26K. Rod Wood seconded the Motion which PASSED by unanimous vote of all members present.*

Mayor Romney brought up another area in the city, 1000 N and 550 W, where upcoming development may leave a similar situation. In this case, the developer has asked if the city has any interest in participating in his public improvements as he will be correcting a long-time problem on a dangerous corner. The council commented that in general they are interested in such projects.

9. Consider Purchase of Replacement Generator for City Hall.

Staff is recommending the city purchase a replacement generator for the city hall/shop facility; and paid for from the General Fund. The generator serves as back-up power for the city hall and public works shop. As was evident during the 2020 windstorm, a power back-up is critical as the building is the city's primary emergency operations center. Along with communications and organization, power is also necessary to maintain the police evidence room requirements.

The current generator has been having problems. It has been out of service several times including during the most recent windstorm, was repaired, and is now out of service again. Given its age and history of problems, it makes sense to start fresh.

- Option 1 is to replace the entire unit (generator/engine/tank/enclosure/etc.) with a Cummins 175 kw diesel powered generator for \$46,550 (Taylor Electric).
- Option 2 is to replace just the generator/alternator (keep existing diesel engine, tank, and enclosure) with a Stamford 169 kW Generator for \$11,177 (Precision Power).

Council member Ahlstrom said he supports Option 1 since it will come with a full warranty. Council member Bruhn asked if there was any value in selling the old generator. Steve Maughan said he will look into it.

MOTION: *James Ahlstrom made a Motion to Approve the purchase of a Cummins 175 kw diesel powered generator for \$46,550 from Taylor Electric. Mark Preece seconded the Motion which PASSED by unanimous vote of all members present.*

10. Minutes from February 16, 2021.

MOTION: *James Bruhn made a Motion to Approve Minutes from February 16, 2021. Mark Preece seconded the Motion which PASSED by unanimous vote of all members present.*

11. Staff Reports

Police – Brandon Erikson

- Regarding the potential for a new records management system, there is a needs assessment meeting with the vendor on Wednesday with a focus on the required modules for our department. There will be combined demo on April 6th with the Centerville Police Department.
- Officer Thompson is completing his field training, and ghost week begins next week.
- The needed repairs on various vehicles are now complete.
- There is a challenging situation in the east parking lot with parents dropping off and picking kids up for school. It has created difficulty for officers to get in and out with patrol cars as needed. Staff will send out communications through the school but wants the council members to know the situation in case they are contacted.

Public Works – Steve Maughan

- Street sweeping is scheduled for next week.
- Park restrooms will be opened for the season this week.

Engineering – Kris Nilsen

- Working on bonds and contracts with Vancon for the 400 N well house. The building permit has been approved.
- We are starting on the electrical for outdoor pickleball courts.

Community Development – Cathy Brightwell

- Kris and Cathy are working with the Planning Commission on a variety of changes including permitted, conditional and prohibited uses by zone, and height regulations. A public hearing may be scheduled soon.
- Highgate 2 subdivision received conceptual review from planning commission last week.
- Brookside Estates contacted the city with a new concept that they claim falls in line with city zoning regulations.
- New businesses - Ding Tea Shop will be going in next to GNC, Milan Laser Clinic is going in across from Café Rio, and Utah Therapeutic Health Center is going in the Carr building next to WholesomeCo. Winger's has received all approvals and plans to open this month. Duane added that the city is supposed to receive notice and approve all new businesses in the Commons but that has not been happening. Reminder letters have been sent.

Administrative Report – Duane Huffman

- The presentation on water rates study from interns is scheduled for April 6th. Reviews so far indicate they are doing a good job and their work is impressive.
- RFPs are out for public defender and financial auditors.

12. Mayor / Council Reports

Mayor Romney – Covid-19 numbers are trending down with the rollout of vaccines. Some surrounding cities are planning limited summer activities. Mayor Romney proposed the city begin looking at options for summer events to include possible parade, car show, fireworks, and concert.

We are currently in the moderate transmission rating and many things are still unknown, so it is difficult to know how to plan. However, the city must make the decision soon in order to have these events in the summer, as there is significant planning involved.

James Ahlstrom – Youth City Council is discussing an Easter Egg drive-through in place of the annual Easter Egg scramble. The event will be held at the north end of city park on April 10. More details to follow.

James Bruhn – Arts Council meets tomorrow.

Kelly Enquist – Participated in the national mosquito control virtual convention hosted by Salt Lake City. Our local director, Gary Hatch, was presented with the Presidential Award.

Mark Preece – The Sewer District is still having compliance issues with the new facility.

Rod Wood – no report

13. Closed Session for the Purpose of Discussing Items Allowed Pursuant to UCA § 52-4-205.

There was no closed session.

14. Adjourn

MOTION: *James Ahlstrom made a Motion to adjourn this meeting of the West Bountiful City Council at 9:31 pm. Rod Wood seconded the Motion which PASSED by unanimous vote of all members present.*

The foregoing was approved by the West Bountiful City Council by unanimous vote of all members present on Tuesday, March 16, 2021.

Cathy Brightwell, City Recorder