

BUILDING PERMIT CHECKLIST

ITEMS TO RETURN TO BUILDING DEPARTMENT

- **2 Sets of Plans**
- **Plot Plan signed off by Irrigation Company**
- **Warranty Deed**
- **Secondary Water Certificate (if required)**
- **Septic Tank / Well Permit (if required)**
- **Heat Loss Data Sheet (8 1/2 x 11)**
- **Copies of Contractors Licenses (state only)**
- **Building Permit Application Completed**
- **Owner/Builder Certificate (if owner/builder)**
- **Power to Panel Agreement**
- **Read New Tree Policy and ask if it pertains to where you are building. Talk to Shauna Kertamus.**

GRANTSVILLE CITY
BUILDING PERMIT REQUIREMENTS

Note: You need to allow approximately 2 weeks for permit processing and approval after everything on this list has been turned in. Permits will not be forwarded for plan review until we have all of these items!

1. **1 hard copy set of plans and 1 electronic copy (PDF) is required for plan review.**
Please see next for a list of what a complete set of plans consists of. All information is required for plan review. A Plot Plan showing distances from proposed and existing structures to all property lines. Please do this on a regular size sheet of paper (8-1/2 x 11 inches). It does not have to be to scale, but all parallel streets should be identified.
2. **Sign off from Grantsville Irrigation Company** (Lynn Taylor needs to mark your plot plans or both sets of plans to indicate where any of their water lines run across the property). Phone: 884-3451 Address: 411 S. Old Mormon Trail (West Street)
3. Copy of the **Warranty Deed**, MUST HAVE COUNTY RECORDER STAMP and show property address and property owner.
4. Septic tank/well permits (if required). If using a well and/or septic tank, these must also show on plot plan (item 1) as well as distances from each other and house.
5. Any meter setter changes must be complete prior to Building Permit issuance **OR** the owner/builder will be charged for the higher meter impact fees. **NO REFUNDS.**
6. Building permit application must show all names, addresses, phone numbers, and state license numbers of **all contractors** who will be doing work. If the general contractor is not licensed within Grantsville City, we will need a copy of their Utah State License.
7. Permit application must show assessor's parcel number for property. This can be found on a property tax notice or by calling the Tooele County Recorder's Office. (843-3180)
8. If permit is for a new home and owner has secondary water for outdoor use, proof of such water for use at said address must be turned in with permit. Certificate(s) must be made out to Grantsville City.
9. Where access for property is on a State highway, a copy of a UDOT encroachment permit must be provided before permit will be issued.

10. Address must be posted on construction site.
11. If owner/builder, we must have a signed (and notarized) owner/builder certification form.
12. Please make sure the owner and contractor signs the permit (right side of permit, near bottom).

NOTE: ALL NEW CONSTRUCTION REQUIRES UNDERGROUND POWER LINES!!!!

A Complete Set of Plans includes:

- ◆ **HEAT LOSS DATA:** Required by Model Energy Code on 8 ½ x 11 sheet and on the plans.
- ◆ **PLANS AND SPECIFICATIONS DRAWN TO SCALE AND READABLE**
- ◆ **PLOT PLAN:** Site and Setbacks
- ◆ **FOOTER PLAN:** Including Interior Footers
- ◆ **FOUNDATION PLAN:** Including hold down locations
- ◆ **FLOOR PLANS**
- ◆ **ROOF LAYOUT:** Engineered Trusses
- ◆ **FLOOR LAYOUT:** Size, Span and Spacing
- ◆ **WINDOW AND DOOR SCHEDULE**
- ◆ **STRUCTURAL AND FRAMING DETAIL**
- ◆ **BUILDING CROSS SECTIONS**
- ◆ **STAIRS DETAIL**
- ◆ **ELEVATIONS:** Front, Rear and Side Views
- ◆ **ELECTRICAL SERVICE:** Size and Location
- ◆ **ELECTRICAL, MECHANICAL AND PLUMBING DETAILS**
- ◆ **SEISMIC, WIND LOAD AND ROOF LOAD CRITERIA**
- ◆ **DETAILS OF CRITICAL CONNECTIONS**
- ◆ **SPECIFICATIONS AND RELATED CALCULATIONS**

DEPARTMENT OF COMMERCE
Division of Occupational and
Professional Licensing
160 East 300 South, Fourth Floor
PO Box 146741
Salt Lake City UT 84114-6741
(801) 530-6628



OWNER/BUILDER CERTIFICATION
and
AGREEMENT TO COMPLY WITH
THE CONSTRUCTION TRADES
LICENSING ACT

Name of owner/builder: _____

Address: _____

City, State, ZIP: _____

LOCATION OF CONSTRUCTION SITE

Address: _____

City, State, ZIP: _____

Subdivision Name: _____ Lot No. _____

CERTIFICATION

I, _____, certify under penalty of perjury that the following statements are true and correct and are based upon my understanding of the Utah Construction Trades Licensing Act:

1. I am the sole owner of the property and construction project at the above described location; the project described is the only residential structure I have built this year; I have not built more than three residential structures in the past five years.
2. The improvements being placed on the property are intended to be used and will be used for my personal, non-commercial, non-public use.
3. I understand that work performed on the project must be performed by the following:
 - a. myself as the sole property owner; or
 - b. a licensed contractor; or
 - c. my employee(s) for whom I have worker's compensation insurance coverage, for whom I withhold and pay all required payroll taxes, and with respect to whom I comply with all other applicable employee/employer laws; or
 - d. any other person working under my supervision as owner/builder to whom no compensation or only token compensation is paid; and
4. I understand that if I retain the services of an unlicensed contractor or compensate an unlicensed person, other than token compensation, or other than as an employee for wages, to perform construction services for which licensure is required, I may be guilty of a class A misdemeanor and may be additionally subject to an administrative fine in the maximum of \$2,000 for each day I violate the law.

Dated this _____ Day of _____ 20____

Signature of owner/builder

Subscribed and sworn before me this _____ day of _____ 20____, in the county of _____ State of Utah.

Notary Public

GRANTSVILLE CITY
RESOLUTION NUMBER 2007-____

A RESOLUTION ADOPTING REVISED BUILDING PERMIT FEES, PLAN CHECK FEES AND ZONING PERMIT FEES AS AUTHORIZED BY CHAPTER FIVE OF THE GRANTSVILLE CITY CODE AS IT RELATES TO THE ENFORCEMENT OF BUILDING STANDARDS.

WHEREAS, the City of Grantsville has previously adopted building permit and plan check fees pursuant to the provisions of Chapter 5 (Building Standards) of the Grantsville City Code, and

WHEREAS, Chapter 5 has recently been amended by deleting specific building permit and plan check fees from its provisions and has provided for the establishment of building, plan check and zoning inspection fees by resolution of the City Council, and

WHEREAS, the City has determined that the current building and plan check fees have resulted in revenues that are in excess of the costs that the City has incurred to provide these required services and that these fees should therefore be reduced; and

WHEREAS, the City is required to make certain inspections to ensure compliance with the City's Land Use Development and Management Code as it relates to the location of accessory buildings, even when persons locating these buildings are not required to obtain a building permit and the City has determined that a zoning inspection fee should be required under these circumstances;

NOW THEREFORE, it is hereby resolved that plan check fees, building inspection fees, mobile home fees and zoning inspection fees as listed herein are hereby adopted pursuant to the provisions of Chapter 5 of the Grantsville City Code and said fees shall be assessed and collected pursuant to the procedures established by the International Building Code and Section 5-2 of the Grantsville City Code.

**GRANTSVILLE CITY CORPORATION
BUILDING PERMIT FEES**

Building Permit Fee: Approximately \$780 on a \$100,000 home (\$1560 on a \$200,000 home)

Plan Check Fee: Approximately \$500 on a \$100,000 home (\$1000 on a \$200,000 home).
(This fee does not apply to manufactured or mobile homes. It also does not apply to Garages or Agricultural Buildings)

Water Cap Impact Fee: \$2244 on a ¾ inch meter

Indoor Water Acquisition Impact Fee: \$1260.00 (for ¾")

Outdoor Water Acquisition Impact Fee: \$864 - \$6118.56 (based on square footage of the lot)

Sewer Cap Impact Fee: \$1916 (based on a ¾ inch meter)

Park Impact Fee: \$936

Public Safety Fee: \$1235

Temporary Water Connection: \$30 (this is for the water to be used during construction phase)

Water Meter: \$300 for ¾ inch meter

Garbage Can Delivery & Processing Fee: \$65

State Surcharge: 1% of building permit fee (this goes to the State)

Sewer Lateral Inspection: \$25 – Must be Licensed Bonded Contractor!

Outdoor water acquisition fee will be waived if you provide enough shares of secondary water to cover the requirements for landscape watering according to Grantsville City Ordinance. Shares must be in appurtuant to the property This amount will vary depending on the number of shares. The fee is \$150 per share. Lots that are ½ acre or larger may require 2 shares of secondary water. Please verify with Grantsville Irrigation Company.

Note: There are a few subdivisions in the City that have 1" water lines. These subdivisions will be required to pay the increased Water, Sewer, and Meter charges on all building permits unless changes to ¾" prior to permit issuance..

1. Plan Check Fee: \$50.00 when total permit value does not exceed \$25,000.00.
.005 x total permit value from \$25,000.01 and up.
2. Building Permit Fee: \$100.00 when total permit value does not exceed \$25,000.00.
.0078 x total permit value from \$25,000.01 and up.
3. Mobile Home Fee: Plan Check - \$50.00
Permit Fee - \$75.00
4. Zoning Inspection Fee: Plan Check - \$25.00
Permit Fee - \$25.00
5. Reinspection Fee: \$50.00

Notwithstanding the above schedule of fees, should the plan check, inspection or other related costs of the City exceed those fees identified herein, the applicant shall be required to pay the actual costs incurred by the City, when said additional costs are determined and documented to exceed the fees paid by the applicant.

RESOLVED AND ADOPTED by the City Council of Grantsville City, Utah this _____ day of April, 2007.

BY ORDER OF THE
GRANTSVILLE CITY COUNCIL

By Mayor C. Byron Anderson

ATTEST

Rachel Wright, City Recorder

(SEAL)

SPECIAL NOTICE: BUILDING PERMIT PENALTIES

The Grantsville City building department staff is aware of many instances where building projects are being undertaken in violation of our building codes. This is to notify you of what is considered a violation and the action that will be taken.

- If you start building without a required building permit your building fees will be doubled.
- As the permit holder you are to call the City at 884-3411 for all required inspections. You must call 24 hours in advance of the scheduled inspections.
- If you obtain a building permit but fail to call for inspections you will be required to expose the areas in question to verify correct building procedures, or to remove and rebuild any area of questionable construction.
- If you call for an inspection and are not ready for the inspection you may be charged a fee for an additional visit by the building inspector.
- Many projects have been inspected throughout the construction period but then no final inspection is called for. This leaves the permit open and in danger of becoming null and void, and additional permit fees assessed.
- Off site inspections and release for occupancy must be obtained to close permit.
- Grantsville City has the judicial authority to lien properties that have either been built on without a permit or have been built on and occupied with no final inspection within the allotted time period of the permit.

If you have any questions or comments, please feel free to contact anyone of us in the building department at 884-3411.

Thank you,

Mike Haycock,
Building Inspector

Shauna Kertamus
Zoning Administrator

Jolene Sturzenegger
Permit Specialist

Inspection Information

1. The permit holder or person doing the work is responsible for calling for inspections.
2. Inspection requests are made by calling Grantsville City at 884-3411 or emailing mhaycock@grantsvilleut.gov. Twenty-four (24) hours advanced notice is required.
3. When scheduling inspections supply the following information:
 - a. Type of inspection requested
 - b. The building permit number
 - c. The job address, lot number, and the subdivision
 - d. The name and phone number of the person calling
4. A re-inspection fee will be applied if the project is not ready for inspection at the scheduled time.
5. If work is done without proper inspections, the work may be required to be removed or re-worked in a way that will satisfy the inspector's requirements. In each case the contractor/builder will be held responsible for removal or re-work.
6. When determined, Stop Work orders will be issued and enforced by Grantsville City enforcement officer.
7. If construction, remodeling, or repairs that require a building permit are begun prior to the permit being issued, building fees will automatically be doubled.

IMPORTANT NOTICE: Make sure that all insulation, lumber size, windows, etc. (including brand names and specifications) are EXACTLY as specified in your C.A.B.O. Model Energy Report Analysis or it could be very costly to fix or adjust.

- CONSULTATION – 1 PER PERMIT
- FOOTING/SPOT FOOTING INSPECTION – Needs to be formed with steel hung in place, on natural ground without fill material, without ice or standing water. Also, setbacks must be staked for Inspector to inspect at this inspection.
- FOUNDATION/PIER/COLUMN INSPECTION – Needs to be formed with steel tied in place, including all concrete-to-structure straps required by the plans. It should be noted that straps that have to span a floor joist system are required to be longer than those that don't. *See Attached*
- UNDER SLAB PLUMBING INSPECTION-- All piping must be exposed and supported full length. This inspection requires a 10' head of water or air pressure test.
- UNDER SLAB HEATING INSPECTION -- Any under slab heat duct material shall be listed for the Specific way it is being used or installed as per the Uniform Mechanical Code—any variation to this must be first approved by the Building Inspection Department before the installation begins. All material must be left fully exposed until after the inspection. Hydraulic systems must be tied in place and left fully exposed until after the inspection.
- UNDER SLAB ELECTRICAL INSPECTION -- Any electrical systems that are to be covered by concrete must be left totally exposed and inspected before covering. This includes ground wiring going to ground rods. Note: Ground rods must remain accessible; do not pour concrete over ground rods.
- LOG AND BEAM GRADING INSPECTION -- This inspection is to be done for all logs and rough cut beams when they are delivered to the site and before they are installed. Note: each piece of lumber must have a visible ink stamp from a nationally recognized 'lumber grading' organization.
- EXTERIOR SHEATHING INSPECTION -- This inspection is required to be done prior to any material being installed over the structural sheathing of the structure. This inspection includes approval of the proper sized and spaced fasteners. Note that the fasteners are approved to be driven flush only. Counter sinking fasteners may require the exterior sheathing to be refastened or replaced. This inspection will be done with the 4-way rough inspection.
- SHOWER PAN INSPECTION – This inspection is required on the four-way or any time before the final. The inspection is required for all shower pan membrane. This excludes mfg. shower enclosures like fiberglass showers. The work is either done by the plumber or the tile company. The pan shower shall be filled up two inches and proper slope will be observed.
- 4-WAY ROUGH INSPECTION -- This inspection is to be done before any insulation is installed. All rough framing, electrical, heating, air-conditioning, and plumbing should be complete. The project should be ready for insulation and sheet rock before calling for this inspection. All plumbing should have either a water or air test ready for inspection at this time.
- SEWER & WATER INSPECTION – This is done when the sewer and water lines have been hooked up from main sewer & water line to the home.
- POWER-TO-PANEL INSPECTION – This is done when the electrical wire is complete enough for circuits to function properly as soon as the power company meters (or energizes) the meter base. All grounding systems must be in place at this time.
- STUCCO INSPECTION – This inspection is done just prior to the first coat of stucco being applied. The installer must have a copy of the NER Report available on-site for the inspection if a synthetic stucco is to be used.

- INSULATION INSPECTION – This inspection is done after the walls and floors (including the basement and crawlspace) have been insulated as required by the approved C.A.B.O. energy analysis and before any sheet rock or wall covering of any kind has been applied.
- SHEET ROCK INSPECTION – This inspection is done when all sheet rock is in place and has been glued, nailed and/or screwed and before covering or finishing)
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-
-
-
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- FINAL INSPECTION – This inspection is done when all items are complete and the structure is ready to be occupied.
*Note that there is to be NO personal items in the structure at this time and not until occupancy has been issued for the structure.

Also an Off-Site Final Inspection has to be scheduled and ready when the Final is ready for inspection on the house. Both of these Final Inspections have to pass inspection in order for Occupancy to be released.

INSPECTION DAYS AND TIMES:

MONDAY 8:00 – 4:30

TUESDAY 8:00 – 4:30

WEDNESDAY 8:00 – 2:30

THURSDAY 7:00 – 5:30

FRIDAY 8:00 – 4:30

INSPECTOR – MIKE HAYCOCK 435-841-9585

OFF-SITE INSPECTION REQUIREMENTS

Meter Box - Level and Straight

Meter Setter – 18 inches to 20 inches deep and level

Sidewalk – Free of debris and clean for inspection for cracks

Ribbon Curb or Curb & Gutter – Clean of debris and clean for inspections of cracks

Swale – Must be to required specifications for Sub-division and free from any and all debris

House Address – House number must be on house

IF THESE REQUIREMENTS ARE NOT MET, JUMPERS WILL BE PULLED AND SETTER LOCKED OUT UNTIL REQUIREMENTS CORRECTED AND INSPECTED BY GRANTSVILLE CITY.

Division of Occupational and Professional Licensing
160 East 300 South, Fourth Floor
PO Box 146741
Salt Lake City UT 84114-6741
(801) 530-6628



CERTIFICATION
and
AGREEMENT TO COMPLY WITH
THE CONSTRUCTION TRADES
LICENSING ACT

Name of owner/builder: _____

Address: _____

City, State, ZIP: _____

LOCATION OF CONSTRUCTION SITE

Address: _____

City, State, ZIP: _____

Subdivision Name: _____ Lot No. _____

CERTIFICATION

I, _____, certify under penalty of perjury that the following statements are true and correct and are based upon my understanding of the Utah Construction Trades Licensing Act:

1. I am the sole owner of the property and construction project at the above described location; the project described is the only residential structure I have built this year; I have not built more than three residential structures in the past five years.
2. The improvements being placed on the property are intended to be used and will be used for my personal, non-commercial, non-public use.
3. I understand that work performed on the project must be performed by the following:
 - a. myself as the sole property owner; or
 - b. a licensed contractor; or
 - c. my employee(s) for whom I have worker's compensation insurance coverage, for whom I withhold and pay all required payroll taxes, and with respect to whom I comply with all other applicable employee/employer laws; or
 - d. any other person working under my supervision as owner/builder to whom no compensation or only token compensation is paid; and
4. I understand that if I retain the services of an unlicensed contractor or compensate an unlicensed person, other than token compensation, or other than as an employee for wages, to perform construction services for which licensure is required, I may be guilty of a class A misdemeanor and may be additionally subject to an administrative fine in the maximum of \$2,000 for each day I violate the law.

Dated this _____ Day of _____ 20____

Signature of owner/builder

Subscribed and sworn before me this _____ day of _____ 20____, in the county of _____ State of Utah.

Notary Public

**CITY OF GRANTSVILLE
BUILDING INSPECTION DEPARTMENT
429 EAST MAIN STREET
GRANTSVILLE, UT 84029
435-884-3411**

**POWER TO PANEL AGREEMENT
FOR COMMERCIAL AND RESIDENTIAL BUILDINGS**

I _____, the undersigned, hereby request power to panel for a building or structure or a single family dwelling, herein described, be provided for the purpose of continuing construction of the dwelling. I understand that the dwelling described herein **will not be occupied** or used for any purpose unrelated to the building permit issued by Grantsville City. **Final approval for the dwelling must be completed prior to an occupancy permit.**

I further understand that the failure to obtain final inspection approval of the structure and curb, gutter, sidewalk before occupancy takes place, may result in the following action(s):

- 1) Termination of Electrical Service.**
- 2) Preclude power to panel agreement on any other active permits held by me.**
- 3) Notify the State Division of Occupational and Professional Licensing to take appropriate action against my contractor's license.**
- 4) Criminal Citation by the Building Official for illegal occupancy.**
- 5) Any Combination of the above**

Power to panel agreement will allow 2 breakers in the distribution panel:

a- 1 Dedicated to the furnace.

b- 1 Dedicated to one Ground Fault Interceptor (GFI) protected duplex receptacle.

Service and meter base including wire size, conduit and 2 ground routes must be in place prior to inspection. Inspections shall be scheduled and performed per Grantsville City policies.

I hereby release the City of Grantsville and its agents for any claims or damages that may arise from being allowed to use power under this Agreement.

Agreed to this _____ day of _____, _____
(Permit holder signature)

Project or permit # _____ Subdivision: _____

Address: _____ Lot # _____

BUILDING INSPECTOR SIGNATURE APPROVAL _____

DISAPPROVED _____ **DATE:** _____

Temporary power options:

- 1 – Approved pedestal – single GFI outlet and 220 outlet (grounded/8' ground rod)
Placed at property line or foundation.

- iii Total area and percentage of the site in drought tolerant plant species.

9.4 SELECTION, INSTALLATION, AND MAINTENANCE OF PLANT MATERIALS.

(1) Planting materials used in conformance with the provisions of this Chapter shall be of good quality, of a species normally grown in Northern Utah, and capable of withstanding the extremes of individual site microclimates. Size and density of plant material, both at the time of planting and at maturity, are additional criteria which shall be considered when selecting plant materials. The use of drought tolerant plant material is preferred.

(2) All landscaping materials shall be installed in accordance with the current planing procedures established by the American Association of Nurserymen. The installation of all plant material required by this Chapter may be delayed until the next optimal planting season, as determined by the Zoning Administrator. The owner of the premises shall be responsible for the maintenance, repair, and replacement of all landscaping materials and barriers, including refuse disposal areas, as may be required by the provisions of this Chapter. All landscaping materials shall be maintained in good condition so as to present a healthy, neat and orderly appearance, and plant material not in this condition shall be replaced when necessary and shall be kept free of refuse and debris. Fences, wall and hedges shall be maintained in good repair. Irrigation systems shall be maintained in good operating condition to promote the conservation of water.

9.5 PARKWAY LANDSCAPING.

(1) The intent of these requirements is to maintain the appearance of parkways, protect the users of parkways, expand landscape design flexibility, accommodate drought tolerant design options and improve environmental conditions. The following requirements shall apply to all lots abutting parkways, the ground area within the street right-of-way situated between the back of curb (or edge of pavement) and the sidewalk. However, these requirements shall not apply to official beautification districts where exceptions to parkway standards are approved.

(2) All parkways shall be landscaped in conformance with the provisions of this Section. In general, this will involve improving the ground surface of the parkway with turf or other plant material, or hard surface treatments where permitted. Parkway trees shall be required and meet the following specifications:

- (a) Parkway trees shall be provided at the equivalent of not more than 30 feet apart in the right-of-way adjacent to the parcel;

- (b) Parkway trees may be clustered or spaced linearly in the right-of-way as determined appropriate by the Zoning Administrator;
 - (c) Parkway trees shall have a minimum trunk size of two and one-half inches in caliper;
 - (d) A variety of compatible species should be included in the planting plan for a specific site or development. The selecting of a tree species shall be reviewed and approved by the Zoning Administrator; and
 - (e) The Zoning Administrator may waive or otherwise modify the requirements of this Section to better achieve the intent of this Section and address site specific conditions. This could also include requiring the planting of parkway trees on the lot adjacent to the right-of-way if adequate space is not available in the parkway.
- (3) Materials prohibited in parkways referenced in Table 9-1 include rocks, gravel, bark, asphalt, thorn bearing plant species, ground cover and shrubs which exceed 18 inches in height at maturity. These materials are prohibited for the reasons stated below:
- (a) Rocks, gravel, and bark are hazardous to pedestrians and bicyclists, are difficult to walk across particularly when covered with snow, are kicked or washed into the street and sidewalk causing potential traffic hazards and clog storm drainage systems, and requires additional City street cleaning and maintenance costs;
 - (b) Asphalt is inconsistent with the City's urban design policy, and deteriorates quicker than concrete or pavers;
 - (c) Thorn bearing plant species are hazardous to pedestrians and bicyclists, and are difficult to walk across; and
 - (d) Ground cover and shrubs which exceed eighteen inches in height at maturity are hazardous to pedestrians due to sight distance problems, are difficult to walk across, provides a visual barrier to promote crime, and limits access to vehicles parked adjacent to the parkway.
- (4) All vegetation located in parkways prior to the adoption of this ordinance, may be grand fathered subject to the City Road department approval for sight distance and public way safety requirements.

Trees are a valuable addition to any community. When properly and successfully established and managed, the community forest provides a significant range and quantity of benefits. Communities see an increased quality of life, a defining sense of place, eco-

nomical advantages, reduced road maintenance, energy savings, improved air and water quality, enhanced personal health of the community residents, reduced noise pollution, increased traffic calming, enriched wildlife habitats, bioremediation, and friendly

environments for pedestrians to wander.

Capturing some or all of these benefits requires a diligence and commitment to the well being of a community's forest. That is the purpose of this city Forest Plan.

Parking Strips

Parking Strips vary within the city. The area between the sidewalk and the curb is the most common. Where there are no sidewalks it is the area from the street to the front of the lot. In some subdivisions it is the flood basins between the lot and the street.

This area is public property but is to be maintained by the adjacent property owner. The City has adopted a community forest plan for overall tree planting in parking strips and parks. Properly planted and cared for, these trees will add value over the years to our neighborhoods.

• Large Trees: (Do not plant under power lines)

Green Ash	<i>Fraxinus Pennsylvanica</i>
London Plane	<i>Platanus acerifolia</i>
Japanese Zelkova	<i>Zelkova serrata</i>
Kentucky Coffee Tree	<i>Gymnocladus dioicus</i>
Fruitless Mulberry	<i>Morus alba</i>
Norway Maple	<i>Acer platanoides</i>
Thornless Honeylocust	<i>Glendistia Triacanthos</i>

• Medium Trees: (O.K. under power lines)

Bradford Pear	<i>Pyrus callyerana</i>
Chanticleer Pear	<i>Pyrus chanticleer</i>
Chinese Elm (Lacebark)	<i>Ulmus parvifolia</i>
Crab Apple	<i>Malus spp. (many)</i>
Flowering Plum	<i>Prunus cerasifera</i>
Little Leaf Linden	<i>Tillia cordata</i>
Russian Olive	<i>Elaeagnus angustifolia</i>

Trees Prohibited in Parking Strips:

Aspen	Idaho Locust	Western Catalpa
Birch	Poplar	Willow
Black Locust	Siberian Elm	_____
Box Elder	Silver Maple	Evergreen Trees
Cottonwood	Tree of Heaven	

Spacing

Large Trees can be spaced up to 50' apart. Medium trees should be spaced about 25'-30' apart. Where an informal look is desired trees can be grouped in groves.

London Plane trees should only be planted in park strips that are at least 5' wide. Other trees on this list can be planted in smaller park strips or within 2' of the curb.

Keep in mind the mature size of trees when planting. Plant trees about 6-10 feet from buildings, driveways, water meters, utility poles, etc. Plant trees at least 25 feet from intersecting corners.

In a year or two, prune off the lower branches of street trees to about 8 feet for safety.

These trees are proven to be the most adaptable to our soils and climate. We encourage you to plant these, other varieties and evergreens, in your own yard to add to the community forest and a beautiful neighborhood. Check with your nursery or with a member of the Beautification and Shade Tree Commission for other varieties that do well here in Grantsville.

An approved landscape plan is required with all new residential or commercial construction and subdivision applications.

**GRANTSVILLE CITY
ORDINANCE NO. 2009-03**

AN ORDINANCE AMENDING SECTION 30-1-4 OF THE GRANTSVILLE CITY CODE TO PROVIDE THAT IF AN OWNER OR DEVELOPER KNOWINGLY REQUESTS AND PAYS IMPACT FEES FOR A LARGER WATER METER THAN IS REQUIRED, THAT NO REFUNDS, CREDITS, CHALLENGES, APPEALS OR MEDIATION WILL THEREAFTER BE ALLOWED TO PAY LESS IMPACT FEES.

Be it enacted and ordained by the City Council of Grantsville City, Utah as Follows:

SECTION ONE: PURPOSE AND FINDINGS. Grantsville City has allowed developers and property owners, at their option, to request water services that are larger than are required by City ordinances and to pay all of the impact fees associated with the oversized service. Grantsville City has recently received requests from developers and property owners to receive a refund of the additional impact fees that were paid for their oversized service. These requests have been determined to be disruptive and harmful to the City's ability to budget and spend collected impact fees for the purposes that they were imposed. This ordinance is therefore intended to prevent developers or owners from receiving a refund for the impact fees associated with the oversized service that was originally requested. This ordinance is for the purpose of promoting the health, safety and welfare of Grantsville City and its residents.

SECTION TWO: AMENDMENT TO SECTION 30-1-4 OF THE GRANTSVILLE CITY CODE. Section 30-1-4 of the Grantsville City Code entitled "Refunds-Credits-Challenges-Appeals" is hereby amended to include a new subsection (4) which shall read as follows:

Section 30-1-4 REFUNDS - CREDITS - CHALLENGES - APPEALS.

(4) Oversized Water Services - No Appeal Allowed. If the developer or owner of property knowingly requests or installs a water service, at its option, that is larger than is required by this Chapter or by Section 28-22 of this Code, the impact fees associated with the requested service size, shall be charged and collected by the City. No credit, challenge, appeal or arbitration related to the impact or other fees knowingly paid for an oversized service shall be allowed under this Chapter, after the impact fee has been paid to the City. If an oversized water service has been installed and the impact fee for the

same has not been paid, the developer or owner may replace the oversized service, with a properly sized service, provided the City is paid for its costs to inspect the new installation.

SECTION THREE: REPEALER. Any part of the Grantsville City Code or other Ordinances of Grantsville City, as previously adopted, that are in conflict with the provisions of this Ordinance, are hereby repealed to the extent of such conflict.

SECTION FOUR: EFFECTIVE DATE. This ordinance shall take effect upon the publication of a short summary in a newspaper of general circulation within Grantsville City, as provided by law.

ADOPTED AND PASSED BY THE CITY COUNCIL OF GRANTSVILLE CITY,
UTAH, THIS _____ DAY OF FEBRUARY, 2009.

MAYOR C. BYRON ANDERSON

A T T E S T

Rachel Wright City Recorder

Date of Publication _____

(S E A L)