

INDOOR RECREATION SPECIAL SERVICE DISTRICT WORKSHOP/INFO MEETING ≡

For Public Officials and Residents of Southern Cache Valley



DATE TUE
10 JUNE 2025

PRESENTER:
ERIC JOHNSON



TIME
AT 6:30 PM



NIBLEY CITY HALL
455 W. 3200 S.
NIBLEY, UT 84321

Introducing the concepts related
to public and private funding of
indoor recreation facilities for
exploration and discussion



Government Law Specialist



NIBLEY CITY COUNCIL MEETING and
NIBLEY PARKS AND RECREATION ADVISORY COMMITTEE
Tuesday, June 10, 2025 – 6:30 PM

In accordance with Utah Code Annotated 52-4-207 and Nibley City Resolution 12-04, this meeting may be conducted electronically. The anchor location for the meeting will be Nibley City Hall, 455 West 3200 South, Nibley, Utah. The public may also view the meeting via the YouTube link provided at www.nibleycity.gov.

Nibley City Council

1. Call to Order and Roll Call (Chair)

Nibley City Parks and Recreation Advisory Committee

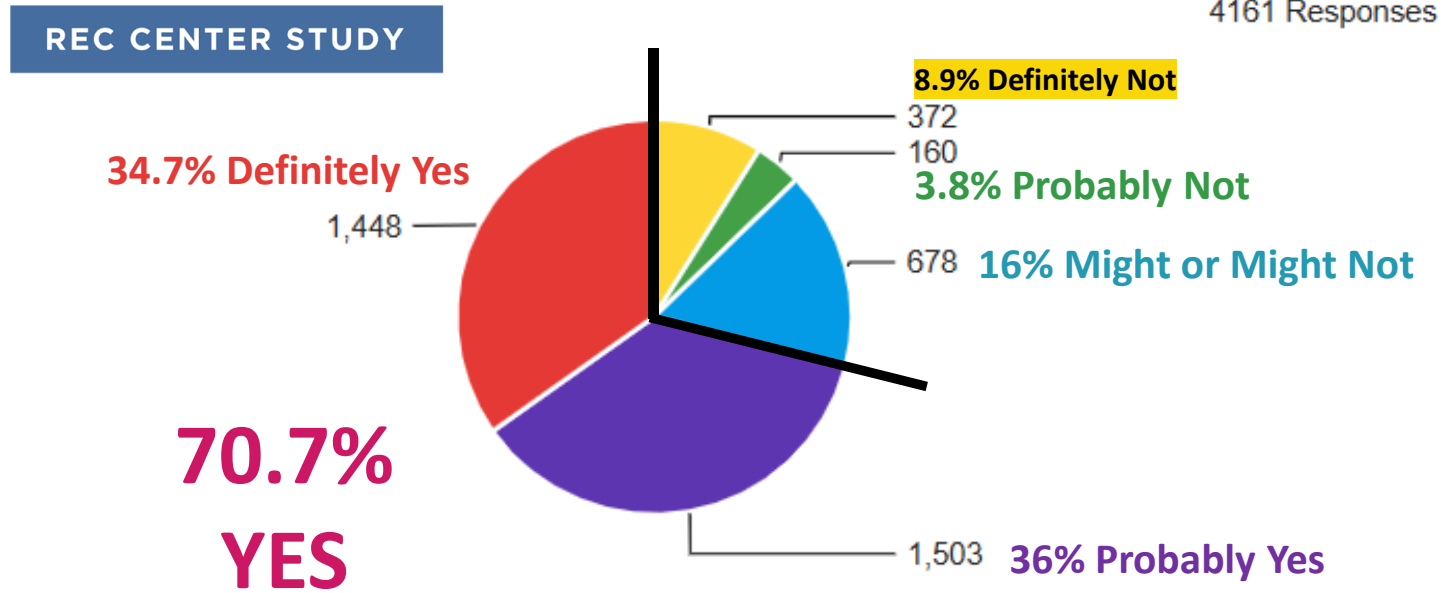
Call to Order and Roll Call

2. **Workshop:** Informational Meeting/Workshop Led by Eric Johnson of Public Private Law to Educate Public Officials and the General Public of Southern Cache Valley Communities Interested in a Special Service District for Indoor Recreation.

Adjourn

Tax Increase for Facility *(Southern Cache Valley Interest)

Would you support a property tax increase to fund a new Recreation and Wellness Center?



Please click and drag the slider to reflect the amount of monthly tax increase you would be willing to pay in support of a new community recreation and wellness center.

Southern Cache Valley (overall)	Mean	Median	Responses
monthly tax increase amount	20.77	15.00	3558

\$15/month = \$180 / year / household (Southern Cache Valley)

Service Alignment Options & Resources



Survey Participation - Recreation District?



Wellsville
GATEWAY TO CACHE VALLEY



River Heights
CITY



Eric Johnson, Johnson & Yellowhorse (801) 520-5333

- B.S. BYU Physical Plant Administration 1986
- M.B.A. Western Washington University 1990
- J.D. BYU Magna Cum Laude 1994
- Utah Supreme Court 1994-1995 clerk to Justice I. Daniel Stewart
- Municipal Bond Counsel to approximately 200 Utah communities
- General Counsel to approximately 27 Utah communities.

Price Reservoir Project \$250,000,000



Supreme Court narrows scope of environmental reviews in Utah railroad case



Cities we have represented

- Nibley
- Hyrum
- Millville
- Wellsville
- Mendon
- Providence
- Hyde Park
- Lewiston
- Trenton
- Cornish
- Etc.

DISTRICT SUPPORT

- Every City in the District needs full council support.
- Every City in the District needs to be ready to adopt a resolution to create a Recreation District.
- Every City needs to hold a public hearing to inform and build support for Recreation District
- Every City needs to support election to create a Recreation District
- Every City needs to have councilmember or mayor willing to be on Board of Recreation District

Steps to Create Recreation District

- Each City must adopt a resolution proposing to create Recreation District and calling a Public Hearing (need map of proposed area of District)
- Each City must hold a Public Hearing
- Each City must inform public about how to protest creation of District
- Each City must adopt a resolution indicating that it will not supply the same services of a Recreation Center.
- An election encompassing the areas of each City must be held to approve creation of District
- Once District is created, it must call an election to impose taxes for operations and for capital construction expenses.

How Will Recreation District be Funded?

- Some support from Sponsoring Cities will be required until Recreation District can obtain revenues from taxes and from service fees.
- Two separate elections will be required to create Recreation District and to authorize taxes.
- Recreation District will also charge service fees once operational.
- Public Private Partnerships can be explored (private funding to supplement public funding)

Reference Information



Project Timeline Indoor Recreation

Original Project Timeline (*to be adjusted)



Feb/March: Finalize Data Collection



March/April: Report Data Stakeholders

April: Explore Facility Concepts



May: Arrive at Preferred Option/Market Research

June: Statistically Valid Survey Confirmation

(4-5 weeks typically, Text Survey Faster)

Aug 16th: bond language due

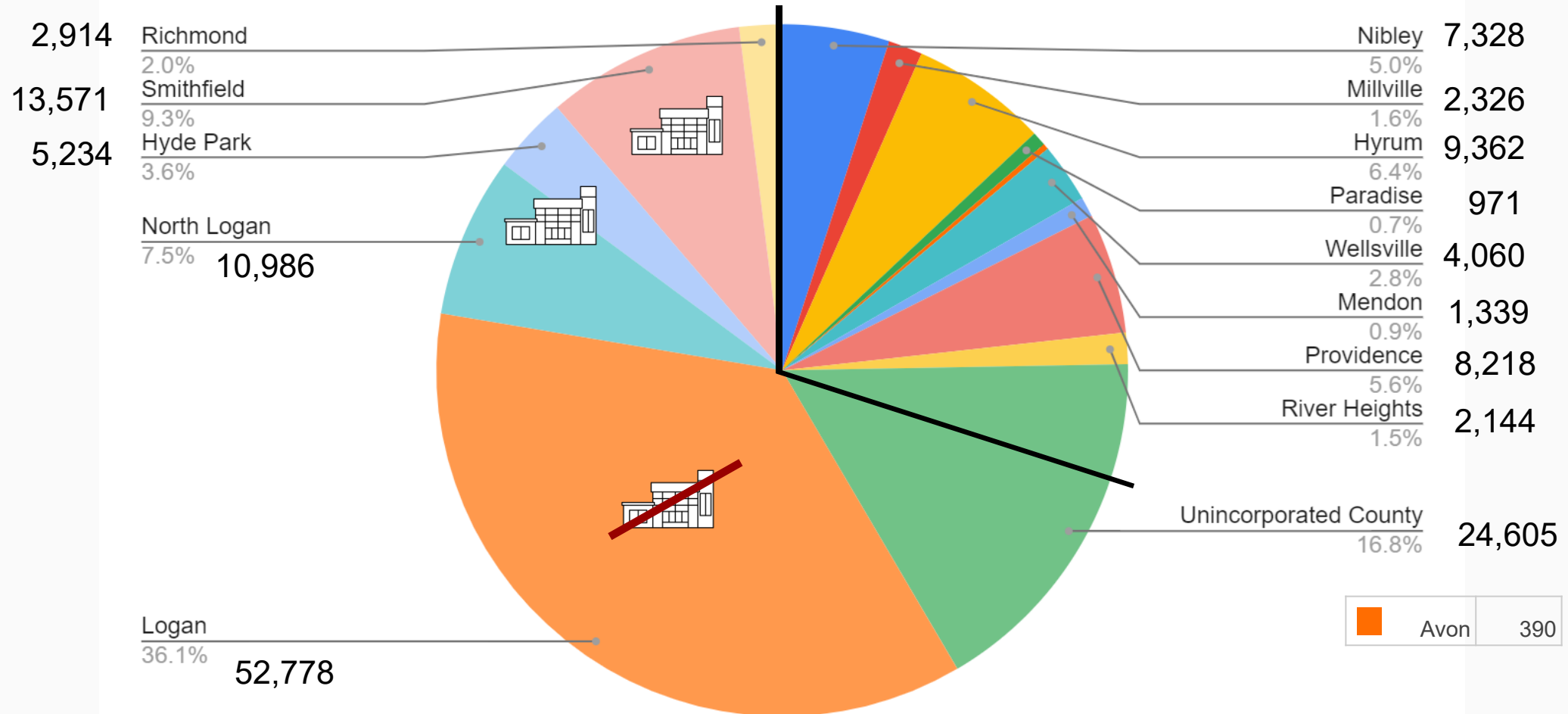
Nov 2025: bond initiative on ballot or Nov 2026

(participating communities)

***Special Service District Exploration?**

Population & Recreation Facilities

Cache County Population Distribution 2020 Census



Special Service District(s)

**Special Service District:
2 or more Communities**



Advantages:

- Economy of Scale
 - Resources/Larger Facility
- Meet Needs of Multiple Communities
- South Valley Solution

Next Steps:

- Additional Funding - Public Private Partnerships
- ✓ • Special Service District Info Meeting – All Councils
- Communities interested in continued exploration