



ANNUAL REPORT 2021

Development Services – City of Orem

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BUILDING SAFETY DIVISION

Residential Permits

1,073 with a valuation of \$71,626,879

Residential	77	
Residential Addition and Remodel	975	
Duplex, Condo, or Townhome	19	84 units
Multiple Units Apartments	2	108 units

Commercial Permits

178 with a valuation of \$60,257,920

Mixed use Comm and Living Units	0
Commercial and Industrial	7
Commercial Addition and Remodel	171

211 other (signs, generators, etc.) with a valuation of \$4,005,268

Building Inspections Performed

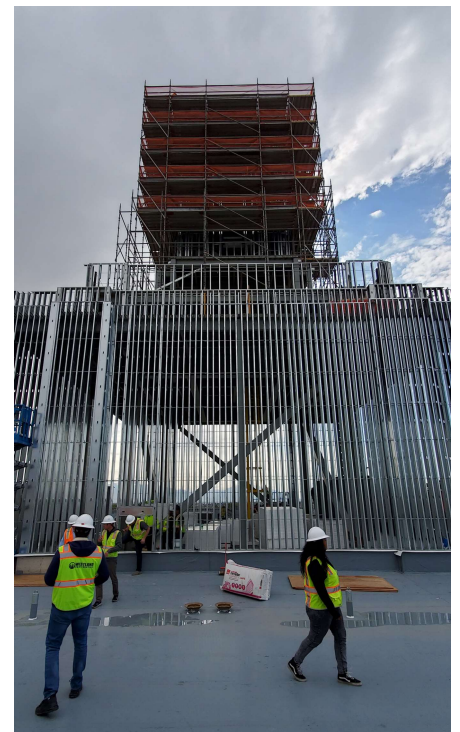
8,210 (including business license inspections)

Fees Collected

Building Permit Fees	\$886,264
Plan Review Fees	\$569,556

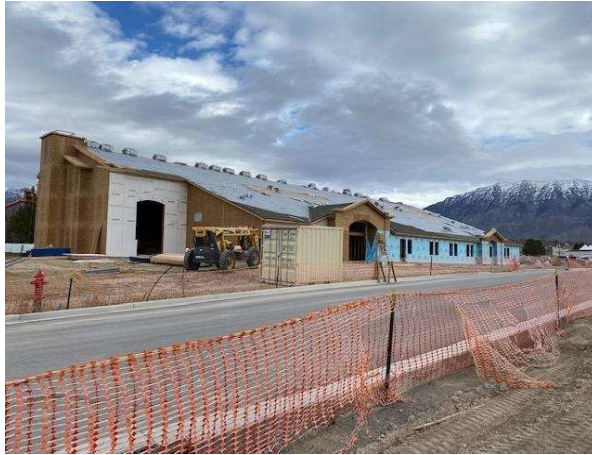
Staff by the Numbers

- (1) Building Inspector retired
 - (1) Senior Building Inspector left for other employment
 - (3) Building Inspectors left for other employment
 - (1) Senior Building Inspector was hired from another City
 - (2) Apprentice Building Inspectors were hired
 - (1) Senior Building Inspector was promoted to Plans Examiner
 - (1) Building Inspector position is currently open and advertised
- Current Staff: 7 full-time, 1 part-time, 1 variable-hour



Certifications and Training

ICBC Certifications	100
Training Hours Completed	1,120



BUILDING MAINTENANCE DIVISION

Maintenance

Tickets Completed	522
Current staff	5
Buildings maintained	17*

* City Hall, Library, Library Hall, Fitness Center, Public Safety, Public Works, Wastewater Treatment Plant, Senior Center, three Fire Stations

Custodial

Current staff	22
Buildings cleaned	14**
Restrooms cleaned	87

**City Hall, Library, Library Hall, Fitness Center, Public Safety, Public Works, Wastewater Treatment Plant, Senior Center

Major Maintenance Projects Completed

Upgraded and integrated the Public Safety access control system into the city-wide system

Upgraded and integrated the Public Safety security camera system into the city-wide system

Replaced four pool boilers at the Scera Outdoor Pool

Assisted with the deployment of the new Orem Family Fitness Center

Assisted with the deployment of the new Library Hall

Assisted in the City Center remodel project

Coordinated the Cemetery office remodel project

Coordinated the storefront glass and automatic doors project at the City Center and Library

Coordinated the Public Works exterior paint project

Prepped Hillcrest for the gym opening

Coordinated new installation of the leisure pool boiler at the Fitness Center

Installed new furniture at the Senior Center

Staff by the Numbers

(1) Facilities Maintenance Tech left for other employment

(1) Facilities Maintenance Tech was hired

(2) Custodial Supervisors left for other employment

(1) Custodial Supervisor was hired/promoted

(1) Custodial Supervisor was hired

(9) Custodial positions open and advertised

Numerous Custodians hired throughout the year (heavy turnover positions)

Certifications

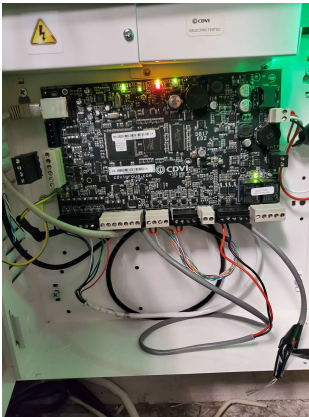
(1) Certified Building Operator

(4) Certified/Registered Pool Operator

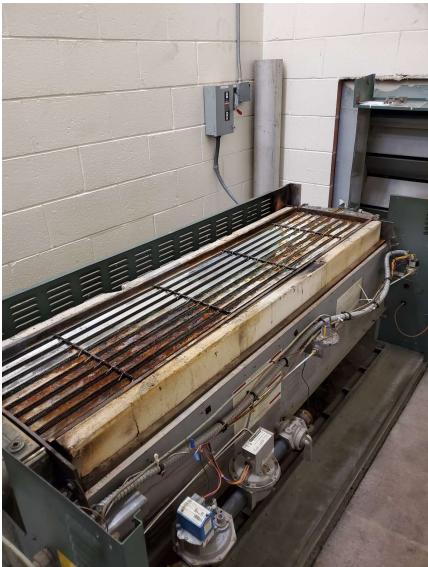
(1) Certified Aquatics Facility Operator

Photos

CDVI Lock System Controller



Old Leisure Pool Boiler



Hillcrest Gym Refresh



Remodeled City Center Kitchen



ENGINEERING DIVISION

CIP Projects Designed, Managed, and Constructed

<u>Project</u>	<u>Cost</u>
2000 South Utility Project	\$2,310,418
Crack Seal	\$350,000
Sewer Pipe Liner	\$1,346,048
Skyline Drive Stormwater Pipe	\$26,300
Traffic Improvements Project.....	\$156,003
Waterline Projects	\$1,759,651
Phase 2 Street Lighting Project	\$562,244
Westmore Park Fence	\$335,260
2021 Roadway Project.....	\$2,203,683
Sewer Rehabilitation Project	\$1,356,425
Micro-Surfacing	\$372,500
Slurry Seal	\$479,788
ADA Ramp Project	\$345,345
Debris Flow Mitigation Project	\$388,829
Seal Coat Project.....	\$9,041
Trip Hazard Mitigation	\$70,000
Spring Water Storm Drain.....	\$689,646
Center Street Hillside.....	\$433,165
1600 North House Demolition.....	\$23,000
Total	\$13,217,346

Private Development Projects Reviewed, Managed, and Inspected

Applications reviewed	192	
Value of private development improvements bonded for		\$3.3 million
Value of private development improvements inspected and approved		\$14.7 million

Engineering Permits

Permits reviewed	594 (not including CIP projects)
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Other Projects Requiring Staff Support

1600 North Widening - UDOT Project

Geneva Road Widening - UDOT Project

1200 South and 800 West Round About - Consultant Project

Transportation Master Plan Update - Consultant Project

Staff by the Numbers

(1) Construction Engineer retired

(2) Construction Engineers hired

(1) Senior Engineer hired for Private Development

(1) Staff Engineer hired for Design

(1) Transportation/Private Development Section Manager open and advertised

Certifications

Professional Engineers 4

Professional Land Surveyors 3

Photos

2000 South Utility Project



Skyline Drive Stormwater Pipe



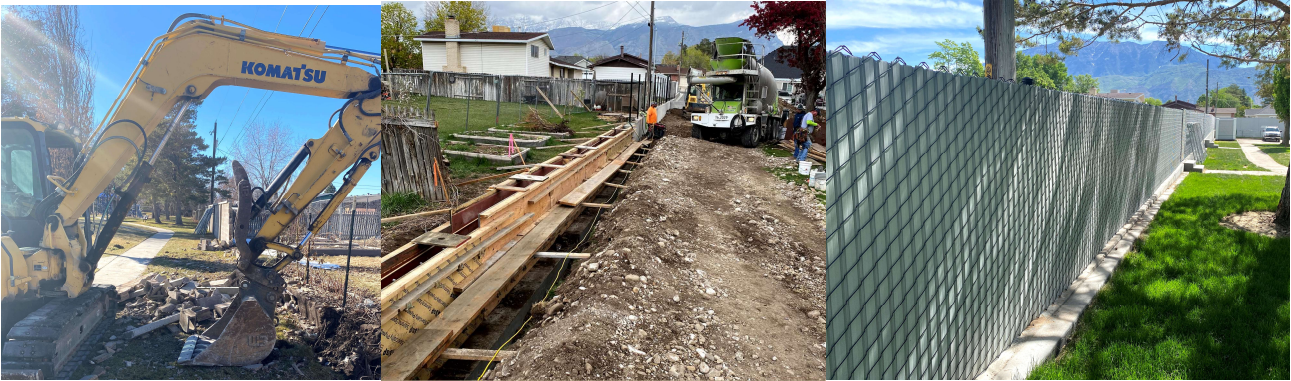
Traffic Improvements Project



Waterline Projects



Westmore Park Fence



2021 Roadway Project





Debris Flow Mitigation Project



Spring Water Storm Drain



Center Street Hillside



Sewer Manhole Liners



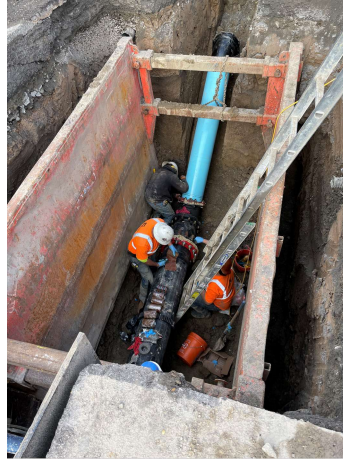
Sewer Rehabilitation Project



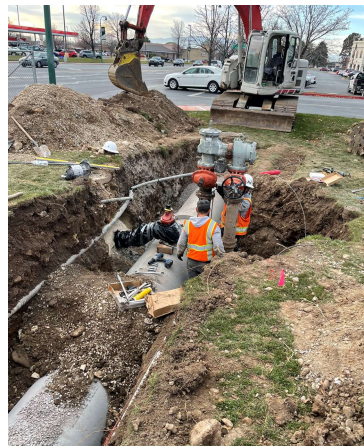
ADA Ramp Project



Main Street Utility Improvements Project



2021 Storm Drain Improvements



Phase 2 Street Lighting Project



PLANNING DIVISION

Development Permits / DRC Applications

Development permits / DRC applications processed	192
Planning Commission reviewed/approved	66
City Council reviewed/approved	23
Staff reviewed/approved administrative and temporary site plans	103
Sign permits processed	107
Solar permits processed	280
Building permits reviewed for zoning compliance	863

Notable Projects Reviewed

Dillard's (University Place)



Orem Utah Temple (1451 South Geneva Road)



Holiday Oil (759 N Canyon Parkway)



Orem Falls Business Park (1340 North 1380 West)



Call's Place (1430 North Geneva Road)



Villa D' Este II (1140 West 950 North)



Devon II (850 South 750 East)



Meetings by the Numbers

Planning Commission meetings held	19
Natural Resources Stewardship meetings held	12

Staff by the Numbers

- (1) Associate Planner left for graduate school
- (1) Associate Planner was hired

Certifications

AICP (American Institute of Certified Planners)	3
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MAJOR CAPITAL PROJECTS

Current Projects

10 Million Gallon Heritage Park Water Tank

Description: This water storage facility is in the design phase. The location for this water tank is the southwest corner of 400 South 400 West. It will be a buried concrete tank 320 feet in diameter and approximately 24 feet in depth. Other appurtenances include a below ground valve vault and overflow structure designed around the perimeter of the tank. Yard piping will allow water to fill the tank from Well #10 or the Central City pressure zone. The tank will then supply water to the pump house to be pumped to the Central City pressure zone or gravity feed to the Springwater pressure zone. The current design incorporates a passive park surrounding the tank including a walking trail around the perimeter of the tank as well as on top of the tank. Shade structures and educational displays will be dispersed throughout park area. This water tank will satisfy the need for additional operational, emergency and fire flow storage. The engineering design is provided by Bowen Collins and Associates.

Preliminary Estimate: \$19,000,000

Schedule: Tentative groundbreaking late summer 2022 with completion spring of 2025.

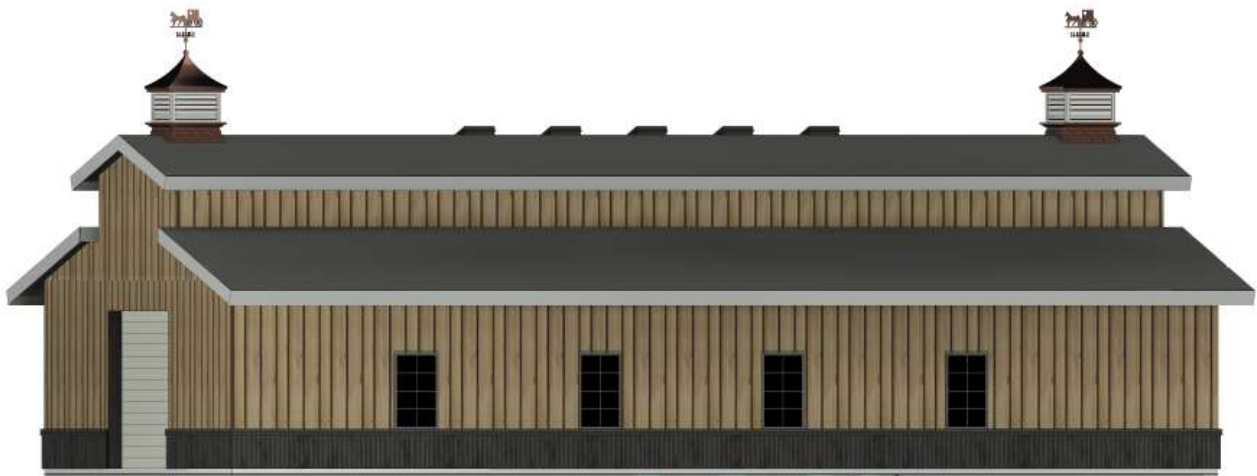


Water Tank Pump Station

Description: This pump station is in the design phase. The location for this pump station is the southwest corner of 400 South 400 West. Initially, this pump station will be equipped to pump approximately 7,000 gpm to the Central City pressure zone with the capability to expand to a maximum of 17,000 gpm to meet future demand. This pump station will satisfy the need for increased water supply and pressure to the Central City pressure zone. The engineering design is provided by Epic Engineering.

Preliminary Estimate: \$2,078,620

Schedule: Tentative construction October 2022 - April 2024



Booster Pump Concept

800 South, 600 West, and 400 South Utilities

Description: This project will include the installation of a 20" water line from the Heritage Park storage tank, west on 400 South to 600 West, along 600 West to 800 South and then west on 800 South to 850 West. This project will also include the installation of a storm water line and collection system along this same path. The engineering design is provided by Epic Engineering.

Preliminary Estimate: \$6,281,000 (water-\$3,047,000; storm water-\$3,234,000)

Schedule: Tentative construction June 2022 - October 2023. Construction windows will be coordinated with Orem Elementary School to minimize traffic interruptions.

Well #1 Relocation

Description: This project will relocate the existing Well #1 at the northeast corner of 1500 South 800 East to the Hillcrest Community Park location. A new Well will be drilled with a new and improved Well House and appurtenances. After the successful completion of this new Well, the existing Well #1 will be abandoned. The engineering design is provided by Hansen, Allen and Luce, Inc.

Preliminary Estimate: \$2,000,000

Schedule: Drilling: April - July 2022, Well House construction will be coordinated with the new Hillcrest Community Park construction schedule.

Well #10 Drilling & Well House

Description: This Well will supply water to the 10 MG water tank which will then be conveyed to the Central City and Springwater pressure zones. The architecture design of the exterior of the building will be very similar to that of the pump house so that both buildings complement each other. The engineering design is provided by Hansen, Allen and Luce, Inc.

Preliminary Estimate: \$2,000,000

Schedule: Drilling: April - July 2022, Well House construction October 2022 - April 2024

Hillcrest Community Park

Description: This new park will be constructed on the 9.8-acre site which is the former home to Hillcrest Elementary at 651 East 1400 South. Portions of the existing elementary school building will be incorporated into the park design. The older portions of the school building will be demolished. The architectural design is provided by Blu Line Designs and WPA Architecture.

Preliminary Estimate: \$12,000,000

Schedule: April 2022 - TBD



Staff

Lane Gray was hired as the Capital Projects Manager in September 2021. This position was created for the purpose of managing major capital projects, such as the projects listed above.