

— BUREAU OF —  
RECLAMATION

WaterSMART Planning and Project Design  
Grants for FY 2023 and FY 2024  
R23AS00109

## Granger-Hunter Improvement District 3 Million-Gallon Tank Design Project

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GRANGER-HUNTER  
IMPROVEMENT DISTRICT

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# Technical Proposal and Evaluation Criteria

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## Executive Summary

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### *Applicant Info*

*Date:* May 21, 2024

*Applicant Name:* Granger-Hunter Improvement District (GHID)

*City, County, State:* West Valley City, Salt Lake County, Utah

### *Project Manager*

*Name:* Victor Narteh, P.E.

*Phone:* 801-955-2247

*E-mail:* v.narteh@ghid.org

*Applicant Category:* Category A

*Eligible Project:* Task B – Project Design Grant

*Project Funding Request:* \$302,850

*Total Project Cost:* \$605,700

### *Project Summary*

*A one-paragraph project summary that provides the location of the project, a brief description of the work that will be carried out, any partners involved, concerns in your project area, and how this project is expected to help alleviate impacts of those conditions, and identification of any planning documents that support the project. This information will be used to create a summary of your project for our website if the project is selected for funding.*

The Granger-Hunter Improvement District (GHID) 3 Million-Gallon Tank Design Project will develop a 100 percent design and comprehensive design package for a three-million-gallon tank to store drinking water. This project will support GHID's progress toward implementing a project identified in its Water Master Plan. Zone 1 has deficiencies that the District needs to address to ensure there is enough capacity. This project will benefit the entire District as, once implemented, stored water can be used to supplement and support the whole service area. In addition to ensuring necessary water capacity, this project will support resiliency to drought and climate change. In recent years, West Valley City, Utah, where GHID is located, has experienced significant drought conditions. Additional water storage will support GHID in its drought response goals and ensure a reliable water source for those who depend on them for their water services.

### *Length of Time and Estimated Completion Date*

*State the length of time and estimated completion date for the proposed project (month/year).*

Assuming that an agreement with Reclamation is in place by December 2024, the proposed design project will begin in January 2025. The development of the design package will take approximately 14 months and result in a 100 percent design. It is anticipated that the design will be completed by March 2026. All final reports and documents will be completed by May 2026.

### *Federal Facility*

*Whether or not the proposed planning or design effort is focused on a Federal facility or will involve Federal land.*

No, the project is not located on a Federal facility. However, GHID receives a large percentage of its water (about 80 percent) from the Jordan Valley Water Conservancy District (JVWCD) to supplement its groundwater supplies. JVWCD obtains water from the Central Utah Water Conservancy District, which is part of a Bureau of Reclamation Project, including the Central Utah Project Bonneville Unit.

### *Project Location*

*Provide specific information on the geographic location of the proposed planning area (e.g., watershed, basin, county) or location of the project being designed, including a map showing the geographic location. For example, [project name] is located in [county and state] approximately [distance] miles [direction, e.g., northeast] of [nearest town]. The project latitude is {##°##'N} and longitude is {###°##'W}.*

The proposed GHID 3 Million-Gallon Tank Design Project is located in West Valley City, on the west side of the Salt Lake Valley in Salt Lake County, Utah. The project latitude is {41° 39'4"N} and longitude is {112° 4'37"W}. See **Attachment A, 1 – Project Location Map and Attachment A, 2 – Project Detail Map**.

### *Project Description*

*Provide a more comprehensive description of the technical aspects of your project, including the specific activities to be accomplished and the approach to complete the work.*

*Proposals should address all project-specific requirements (e.g., planning steps, project components, design products to be developed). This section provides an opportunity for the applicant to provide a clear description of the technical nature of the project and to address any aspect of the project that reviewers may need additional information to understand.*

The GHID 3 Million-Gallon Tank Design Project will design a new drinking water storage tank planned to be located at approximately 6400 West and 4700 South in West Valley City, Utah. Once constructed, this tank will provide additional storage for GHID's service area to meet peak day and fire flow demands. The District's June 2022 Water Master Plan identified that a three-million-gallon storage reservoir is needed in (pressure) Zone 1 to address current deficits in the zone and provide enough capacity for the District in all zones. Current planning anticipates that the tank's design will be a post-tension, pre-stressed, circular tank, and completely buried. This project will also include the design for the extension of an 18-inch or 24-inch waterline from 6400 West to 6000 West, about 0.5 miles, to better serve the adjacent service area, and approximately a quarter mile of 12-inch storm drain line from 6400 West north to Glenn Weaver Park. This storm drain extension design is needed as it will take the overflow or drain water from the new tank and convey it into West Valley City's existing storm drain system. Additional work will include master planning the site for a future pump station to other zones within GHID's service area. The District already owns the parcel where it is anticipated the tank will be constructed.

In 2023, the District received funding from the Bureau of Reclamation to construct a small water treatment plant. GHID has several water rights they are unable to utilize due to the quality of the water. This treatment plant allows the District to address those quality issues and be able to put that water to use. This design project works hand in hand with the water treatment plant project, as GHID will be able to store the water that results from this improvement. Being able to store and use its own water reduces GHID's dependence on the

Jordan Valley Water Conservancy District (JVWCD), which currently provides it with wholesale water.

The Salt Lake Valley Groundwater Management Plan, approved by the Utah State Engineer in 2002, evaluated safe yields from the aquifer that supports GHID’s wells. It documents that the aquifer’s safe yields are 30,000 and 25,000 acre-feet per year. The District owns 13 water rights totaling 21,266 acre-feet per year. Currently, it is using approximately 4,000 – 9,000 acre-feet per year. As such, it is not anticipated that the aquifer will be overdrawn, and relying more on its wells and storing the treated water can be done in a safe and responsible manner.

Project components are as follows:

**Project Management** – includes project startup and closeout, kick-off and progress meetings throughout the project.

**Public Involvement** – includes outreach to the public, negotiation assistance for easements/property, a neighborhood open house, mailers, project information on the GHID website, outreach to and involvement of stakeholders as needed.

**Design Package Development** – includes preliminary design (30 percent), utility investigation and coordination, survey and creation of a base map, evaluating and obtaining easements and property, environmental and cultural assessments, permits (Utah Division of Drinking Water, West Valley City, and Union Pacific Railroad), civil and structural design to 60 percent / 90 percent / 100 percent, landscape architecture accompanying each stage of civil and structural design, creation of a biddable design package (with technical specifications, drawings, Opinion of Probable Construction Cost, and schedule), QA/QC throughout the design stages, and general contractor pre-qualification.

**Grant Management** – includes Bureau of Reclamation reporting and execution of agreement requirements.

**Subconsultants** – includes obtaining the following experts to develop the design package: electrical engineering, geotechnical, utility location services, and cultural assessment.

## *Evaluation Criteria*

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### *Evaluation Criterion A. Project Benefits (35 Points)*

*In responding to the following criteria, please identify the water supply reliability issues in the area of your proposed planning or design project, and how your project will help address those issues.*

- *Identify the threats to water supply, water quality, and river-based ecosystem or watershed health within the geographic area of the planning or design project. This could include threats from drought conditions, climate change vulnerabilities, changes to stream conditions or water quality, significant water shortages, or other threats to the environment or watershed health. Your response should include:*
  - *Information regarding past, current, and projected threats to water supplies, water quality (including surface or ground water), or river-based ecosystem or watershed health.*
  - *Documentation supporting your response (e.g., the Drought Monitor, referenced statistical data, excerpts from or citations to relevant studies or analyses, local climate change data, etc.).*

GHID faces several threats to its water supplies. These include drought, climate change, and population growth.

**Drought**

Drought has significantly threatened water sources throughout the State of Utah. Salt Lake County, where GHID’s service area is located, is no exception. The U.S. Drought Monitor documented that 114 out of 132 months (86 percent) between 2013 and 2023 were noted as “abnormally dry” up to “exceptional drought” conditions for Salt Lake County. Thirty-seven percent of this eleven-year period was designated severe, extreme, or exceptional drought. (See *Figure 1: Salt Lake County drought conditions 2013-2023*). In April 2022, the Governor of Utah declared a state of emergency due to the dire drought conditions affecting the entire state. While the winter of 2022-2023 had record snow and precipitation, it will have minimal ability to mitigate the long-term impacts caused by many years of drought conditions.

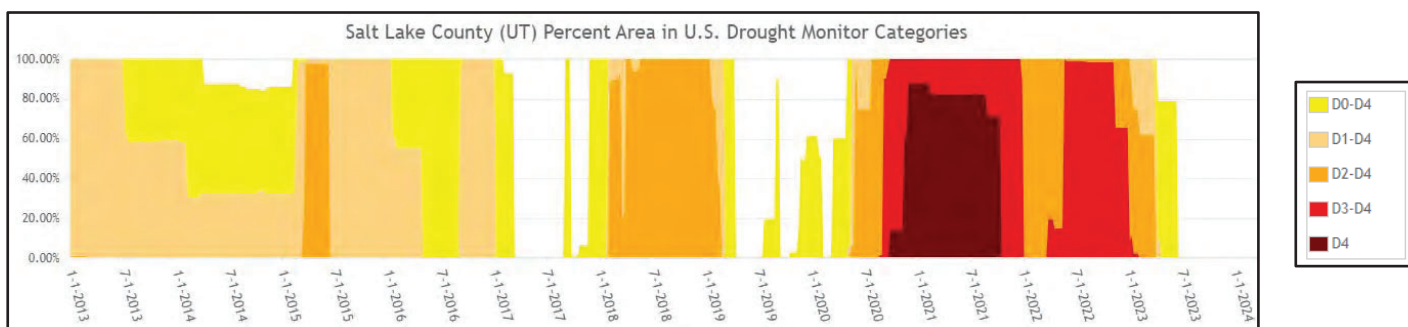


Figure 1: Salt Lake County Drought Conditions, 2013-2023

**Climate Change**

Climate change is another threat to the water supplies that residents and businesses in GHID’s services area depend on. Utah’s historical weather records from 1850 to 2017 show that the average temperature increased by about two degrees Fahrenheit with only modest changes in average annual precipitation (Utah Department of Natural Resources Report: [Climate Change, Water Resources, and Potential Adaption Strategies in Utah](#), March 2020, Page i). It is anticipated that temperatures will continue to rise. Increased temperatures due to climate change have altered precipitation patterns, directly impacting groundwater and surface water sources and water availability.

Approximately ninety-five percent of Utah’s water is provided by snowpack. Millions of people depend on melting snow for drinking water. The EPA has documented a significant influence of climate change on snowpack throughout the western United States (see *Figure 2: EPA—Changes in Snowpack*). When there is

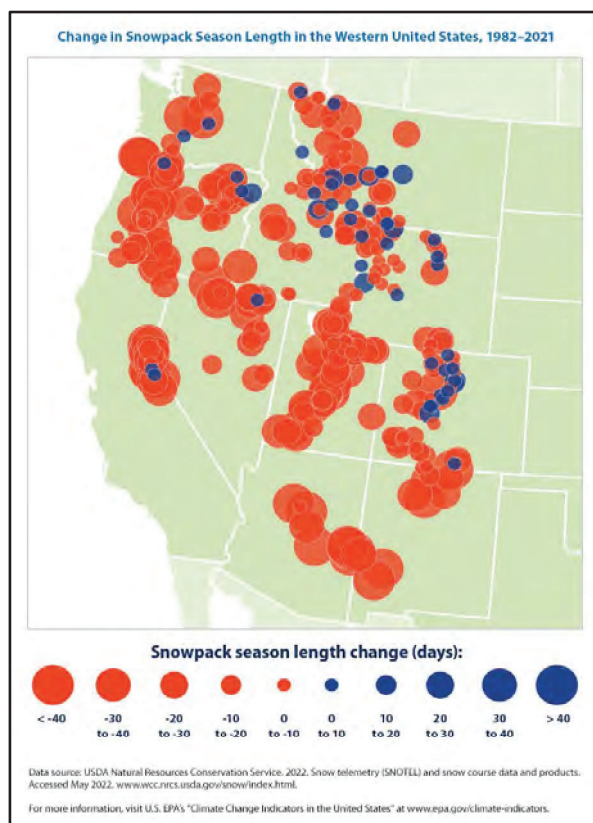


Figure 2: EPA – Changes in Snowpack

insufficient snow, groundwater cannot recharge, leading to water shortages and conflict.

Extreme weather events like drought, flood, and wildfire have been linked to climate change. The Climate and Economic Justice Screening Tool indicated that GHID’s service area is in the 54<sup>th</sup> percentile for projected wildfire risk (averaged percentile). These types of events can damage infrastructure, disrupt community life, and pose a risk to public safety.

### Population Growth

Utah has experienced some of the fastest population growth in the nation. Between 2010 and 2022, the population increased by 18.4 percent. West Valley City, which primarily receives water services from GHID, is the second largest city in the State, with a current population of 140,230 at the 2020 census. With population growth, the demand for water grows as well. This growth can add additional stress to water systems and resources.

- *How do the threats identified in your response to the preceding bullet impact specific water uses or sectors in the geographic area of the planning or design project? Specific water uses or sectors could include agriculture, municipal water supplies (i.e., drinking water, public health and safety, etc.), hydropower or energy production, the environment, or watershed health (i.e., aquatic and riparian ecosystems, species, and habitat reliant on water supplies), Tribal ceremonial, commercial, recreational, or subsistence or fishing, tourism, river-based recreation, forestry, energy or threats to infrastructure or other sectors or water uses. Your response should include:*
  - *Information about the specific impacts to water uses or sectors resulting from supply reliability issues within the project area. **Only address impacts to those specific water uses or sectors that are relevant to your project area.***
  - *Provide supporting documentation for your response. For example, you could include support for economic impacts to specific sectors, support quantifying water shortfalls to specific sectors, data and statistics regarding fish populations, ecosystem or watershed health, fishing or recreation, records of water quality issues, excerpts or citations to studies or analyses, etc. If your project will address a specific water supply shortfall, please provide support and documentation of the specific shortfall to be addressed by your project.*

GHID has experienced direct impacts on its water sources due to drought, climate change, and population growth. Within the State of Utah, there has been increased conflict over water sources and conservation measures. Evidence of impacts include increased costs, decreased water levels of the Great Salt Lake, water restrictions, and system deficiencies.

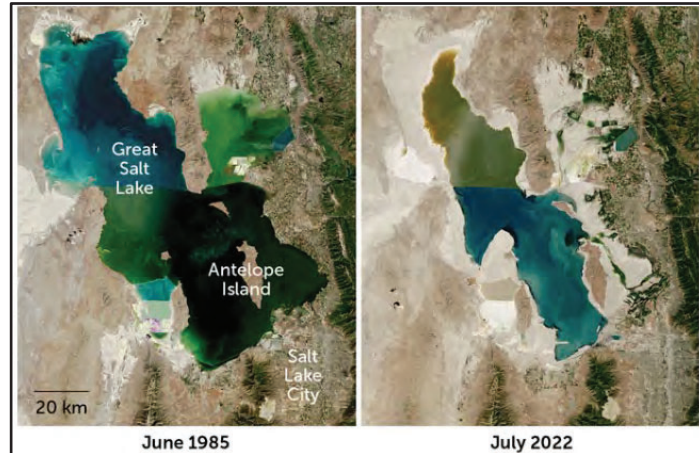
### Increased Costs

Approximately 80 percent of GHID’s water supply is purchased from Jordan Valley Water Conservancy District (JVWCD), which has faced major water supply issues due to extended drought and increasingly limited resources. In July 2023, JVWCD increased its rates by 4.3 percent. Rates will be raised again in July 2024 by six percent. These wholesale rate increases have led to the necessity for GHID to raise water rates by six percent (starting January 2024) for its users to account for these changes. Unfortunately, this can contribute to increased financial challenges for those who are disadvantaged or impoverished. GHID understands the difficulty that rate increases can cause for those dependent on its water services. The District actively works towards minimizing the long-term impact of rate increases from JVWCD for its customers.

GHID has a tiered water rate schedule to encourage water conservation and ensure that those using more water are paying for the increased service. JVVCD has indicated that they may temporarily increase the wholesale rate for water during drought. This impacts both GHID and its water users.

### Great Salt Lake Water Levels

The Great Salt Lake is a vital resource for the State of Utah, contributing to the local and regional economy, providing critical habitats, as a recreation area, and influencing the local climate. The water level in the lake is often used as an indicator of the lake's health and ability to provide resources. Drought and climate change have significantly affected water levels in the Great Salt Lake. In December 2022, the lake reached a historic low of 4,191 feet, covering 950 square miles of surface area, resulting in a loss of about 44 percent of the lake's surface area ([Great Salt Lake water levels \(utah.gov\)](https://www.utah.gov/great-salt-lake-water-levels)). For comparison, the historic high was 4,211 feet, covering 3,300 square miles. (See *Photo 1: Great Salt Lake Water Levels, 1985 and 2022*).



*Photo 1: Great Salt Lake Water Levels, 1985 and 2022*

The water levels in the Great Salt Lake have declined rapidly, worrying residents and officials in the area. This is happening because there has been less rain, more water is evaporating, and people are using more water for things like drinking, agriculture, and industry. Areas of concern include:

- Habitat for birds, both migratory and endangered species, and brine shrimp.
- Increased potential for dust storms from the drying lakebed, affecting air quality.
- Decreased “lake effect” precipitation and snowpack.
- Economic impacts on tourism, recreation, and mineral extraction industries.

[\(\*The Great Salt Lake is shrinking. What can we do to stop it? \(sciencenews.org\)\*\)](https://www.sciencenews.org/article/the-great-salt-lake-is-shrinking-what-can-we-do-to-stop-it)

### Water Restrictions

GHID provides culinary water services to 130,000 residents in West Valley City, Utah. They utilize a water wholesaler, Jordan Valley Water Conservancy District (JVVCD), for approximately 80 percent of its water supply. During drought, JVVCD may request reductions or reduce GHID's contract by up to 30 percent or more. In 2022, when the drought was at its most recent peak, JVVCD declared a Level 1 Drought, which reduced GHID's water supply by 5 percent. (*GHID Drought Contingency Plan, June 2022, page 107 of Master Plan*)

The District has a Drought Contingency Plan (June 2022) that outlines the actions that will be taken to respond to reduced water availability. Five drought levels have been identified, with responses ranging from voluntary water conservation to emergency water use restrictions, increased water rates, and bans on outdoor water usage. GHID also recognizes the need to

further develop its groundwater sources and fully utilize its water rights to be more resilient and responsive to drought and climate change.

### Zone 1 Deficiency

Water storage in GHID’s service district has some built-in flexibility. The District’s pressure zones are all connected by pressure-reducing valves (PRVs). This allows any higher zone to pass water to the zone below it. However, the GHID Master Plan documents a deficiency in Zone 1. As the deficit is in a higher zone, the surplus available in other zones is not available to that area. Additional storage is needed in this area to address this deficit. This project will directly support the development of this storage.

Population growth in West Valley City adds to the importance of the need for more water storage in Zone 1. This is a developing area with expanding residential, business, and institutional growth. While water demand in this zone is manageable at this time, as growth continues, there will not be enough capacity to provide water to this area. GHID’s Water Master Plan identifies the need for a three-million-gallon storage tank/reservoir in Zone 1 to address the noted deficit (see **Attachment C – Water Master Plan Excerpt**, page 425).

- *How will the planning or design project help address the threats to water supplies and water uses identified in your response to the preceding bullets? Your response should include:*
  - *Information about the benefits that you expect to result from your planning or design effort and the projects you are planning or designing, to the extent known. Only address the benefits that are applicable to your project.*
  - *Which sectors or water uses will benefit from your planning or design effort – and the projects you are planning or designing - and how? For example, how will your project help attain any of the following: reduce the likelihood of conflicts over water; increase resiliency to drought and climate change; sustain agricultural communities; support instream flows for species, recreation, or water quality objectives; improve the condition of rivers, streams and other water bodies for environmental values; improve reliability of drinking water; result in an action plan to improve water management; or lead to modernized water delivery infrastructure?*
  - *Provide supporting documentation for your response, including referenced statistical data, excerpts or citations from studies or analyses regarding the results of similar projects, or other references.*

GHID’s 3 Million-Gallon Tank Design Project is based on previous planning efforts and is a solution to improve water resiliency and reliability for users in its service area. This project will support the District in developing a comprehensive design plan that will allow for the implementation/construction of the tank to move forward after design completion.

### Drought and Climate Change Resiliency

As noted in the District’s Water Master Plan, a deficiency in Zone 1 requires additional storage to address. This is also needed to ensure GHID can meet peak day demands and fire flow demands throughout the service area. Additional storage will support GHID to improve its ability to provide and deliver drinking water during drought. The District is very dependent on JWWCD, which provides the bulk of its water supply. Increasing storage capacity for the District provides opportunities to increase the utilization of water rights already owned by GHID and overall available water capacity (no matter the water source). As noted previously, the new water treatment plant being constructed allows the District to treat and use water from its own wells, which will reduce the need to purchase water from JWWCD. This increases the resiliency of both GHID and JWWCD. Additionally, the new tank will support the long-term

drought resiliency of the District as it will have a water supply that they can use and draw from when there is high demand. As noted previously, the Salt Lake Valley Groundwater Management Plan indicated that increasing the use of GHID’s wells is within safe yields from the aquifer. This allows for the diversification of water sources being used by the District, positively improving drought resiliency and water sustainability.

**Project beneficiaries** include residents and businesses in Zone 1 and throughout the GHID service area through an increased water supply that is reliable and resilient. JWCD will benefit as demand for its water supplies and sources will be reduced, allowing more water to be available to its other users and more water to stay in reservoirs and rivers.

#### Managed Costs

As noted previously, GHID relies on water supplies from JWCD. Water rates have risen as the costs of providing services have increased. Drought and climate change have also impacted costs and caused rates to increase and fluctuate. JWCD temporarily increased its wholesale water rates due to drought and may do so again in similar environmental conditions. Improving the District’s storage provides GHID with a critical buffer to respond to cost increases by JWCD. Additional storage also reduces the need for the District to purchase more water at a higher rate when there is increased demand and/or short water supplies.

**Project beneficiaries** include residents and GHID. Several census tracts in the District’s service area have disadvantaged populations that are more impacted when service rates increase. Being able to manage and reduce costs will directly affect the costs of water services, benefiting all residents, particularly those with low incomes. GHID will also better manage its costs by reducing the potential need to purchase water at higher rates.

#### Comprehensive Design Package

GHID needs a comprehensive design package to be well-prepared and “shovel-ready” for construction. The project will collect the necessary information to develop the specifications for a three-million-gallon storage tank. The chosen location of the tank will be assessed to ensure the anticipated outcomes are likely. Utility locations, geotechnical evaluation, permitting, public and shareholder outreach, environmental and cultural assessments, obtaining easements, etc., will support the development of a design package that will help GHID meet its intended goals to support its water users.

**Project beneficiaries** include residents and GHID. The District will benefit as the design package will identify construction costs, establish communication between the necessary parties, streamline permits and approvals, design plans and specifications, etc. Residents benefit as a comprehensive design package will keep costs down and minimize impacts on water users.

- *Is the planning or design effort for the purpose of providing domestic water supplies to a Tribe, insular area, or disadvantaged community(ies) that do not have reliable access to water supplies?*

No. This design project is not for the purpose of providing domestic water supplies to communities that do not have reliable access to water supplies.

- *Does the planning or design effort involve the improvement of nature-based features? If so, please describe.*

While the design will include landscape planning for the area surrounding the storage tank, it will not involve the improvement of a nature-based feature.

- *Is the project for the purpose of meeting existing environmental mitigation or compliance obligations under Federal or State law?*

The State of Utah has specific capacity requirements for water districts to ensure that users have adequate water supplies. This project will support GHID in meeting those requirements.

### *Evaluation Criteria B – Inclusion of Stakeholders, Stakeholder Support, and Previous Planning Efforts (25 Points)*

*Up to 25 points may be awarded based on the extent to which the proposal demonstrates support for the project from a diverse set of stakeholders. Note, stakeholders should include a mix of entities internal and external to the applicant's organization (e.g., municipal, agricultural, environmental non-profits, landowners, Tribes, and state and local water management entities, among others.)*

#### *Sub-Criterion B2: Task B - Project Design*

*More points will be awarded for design projects that are collaborative and inclusive of stakeholder input. In responding to the following bullets, please explain why the level of collaboration and input is reasonable and appropriate given the type of project being designed and its effect on local stakeholders.*

- *If the project(s) being designed is/are supported by an existing water planning effort, please describe that effort. Planning efforts may include, but are not limited to, water management plans, water conservation plans, system optimization reviews, drought plans, watershed restoration plans, integrated regional water management plans, or other types of plans.*
  - *Does the referenced plan identify the project being designed as a potential water management action?*
  - *If identified in a plan, how is the project prioritized in the plan?*
  - *If not identified in the plan, does the proposed project implement a goal or need identified in the plan?*
  - *Was the referenced plan developed or updated using a collaborative process with input from multiple and diverse stakeholders?*
  - *If the referenced plan was not developed collaboratively, please explain why, for e.g., the planning effort was focused on a very small area or concerns internal to the applicant.*

GHID has developed a comprehensive Water Master Plan (adopted in June 2022) and participated in other regional planning initiatives, including JVVCD's Drought Resiliency Planning process (2020-2021). The need for an additional culinary water storage tank was identified in GHID's Water Master Plan (June 2022, see **Attachment C – Water Master Plan Excerpt**, page 425). It notes a deficit in Zone 1 that cannot be addressed by the surplus in the system due to the elevation of the zone's location. GHID determined that a three-million-gallon storage tank is necessary to address this deficit and capacity needs for the District. The storage tank project is listed on the Recommended 10-Year Capital Improvement Plan and was slated for construction in 2025 and 2026 (see **Attachment C – Water Master Plan Excerpt**, page 469). The June 2022 Water Master Plan was presented during a public hearing with a public comment period. GHID's participation in JVVCD's Drought Resiliency Planning, along with other regional planning initiatives, informed the development of its Water Master Plan.

- *Describe any planned efforts for public outreach and stakeholder engagement during the design process. This can include, but is not limited to workshops, public meetings, or outreach tools such as using local media, outreach to known stakeholder groups, web-based outreach, social media, or other kinds of announcements, etc.*

Public involvement will be a component of the project design process for the three-million-gallon storage tank. GHID will host a Neighborhood Open House to gather input and provide information about the development of the project and its design. This will include a mailer

and information on the GHID website. Public outreach and involvement will also occur, as needed, as part of negotiation assistance for easements/property. Throughout the design process, stakeholders will be included as coordination will be needed for utilities, permits, environmental and cultural assessments, and negotiation around easements/property.

- *For Tribal strategies or plans that were developed collaboratively with multiple Tribal interests, but did not include collaboration with external entities, please provide explanation as to why collaboration with entities external to the Tribe were not involved in the development of the strategy or plan.*

This project is not a Tribal strategy or plan.

- *Describe stakeholder support for the proposed project (i.e., the design project and/or the project you are designing). Supporting documentation for this sub-criterion could include letters of support from stakeholders or a description of feedback from interested stakeholders.*

At this time, two stakeholders have expressed their support for this project. These are:

- Jordan Valley Water Conservancy District (JVWCD)
- West Valley City

See **Attachment D – Letters of Support**

- *Is there opposition to the proposed project? If so, describe the opposition and explain how it will be addressed. Opposition will not necessarily result in fewer points.*

There is no known opposition to the proposed project at this time. Should concerns arise during the development of the design package, GHID will address them through public and shareholder outreach.

### *Evaluation Criterion C—Ability to Meet Program Requirements (20 Points)*

*Up to 20 points may be awarded based on the extent to which the proposal supports the applicant’s ability to proceed with developing the plan or design upon entering into a financial assistance agreement and to complete the plan or design within the required timeframe. Please see the applicable appendix for required program elements (i.e., Appendix 1: Water Marketing, Supply, and Strategy Grants; Appendix 2: Drought Contingency Planning; or Appendix 3: Water Management, Conservation, and Restoration Project Design Grants). Responses to this criterion should demonstrate a clear understanding of the tasks required to meet program components.*

- *Describe how the project will address the program specific requirements described in the appropriate program-specific appendix.*

This project will develop a comprehensive design package, including a 100 percent design for a three-million-gallon drinking water storage tank. Contracted qualified engineers will develop a Basis of Design Memo (BODm), including documentation for all major design decisions. The memo will evaluate existing infrastructure, evaluate up to three previous GHID tank designs, develop design criteria (tank size, type, and control strategy), review design standards and regulatory requirements, and summarize the outcomes of tasks executed in developing the BODm. Technical specifications, opinions of probable construction cost, and a project schedule will be created, revised, and finalized through 30 percent, 60 percent, 90 percent, and 100 percent design stages. Permitting and other coordination will be conducted and completed to ensure the project is “shovel-ready” once the design package is finalized.

- *Describe the approach that will be undertaken to meet the applicable program components and requirements.*
  - *Include a preliminary project schedule that shows the stages and duration of the proposed work including major tasks, milestones, and dates. For each task and milestone, indicate who will have the primary responsibility for completion. Proposals that provide a detailed project schedule broken down by tasks and subtasks with identified milestones will be prioritized.*

Estimated Project Schedule January 2025 – June 2026	Jan-Feb 2025	Mar-Apr 2025	May-Jun 2025	Jul-Aug 2025	Sep-Oct 2025	Nov-Dec 2025	Jan-Feb 2026	Mar-Apr 2026	May-Jun 2026
Tasks/Milestones									
<b>Task 1 – Project Management &amp; Meetings</b>									
Admin									
Meetings									
<b>Task 2 – Public Involvement</b>									
Public Outreach/Easement Coordination									
Open House									
<b>Task 3 – Preliminary Design Services – 30%</b>									
Preliminary Design Report/Basis of Design Memo									
Preliminary Concept Plans									
<b>Task 4 – As-built research &amp; Utility investigation</b>									
As-built research & utility investigation									
Subsurface Utility Investigation									
Geotechnical Engineering									
<b>Task 5 – Surveys &amp; Base mapping</b>									
Conduct survey									
Develop Base map									
<b>Task 6 – Easements/Property Descriptions</b>									
Easements									
<b>Task 7 – Permits/Regulatory</b>									
Environmental & Cultural Assessment									
Utah Division of Drinking Water - permitting									
West Valley City - permitting									
Union Pacific Railroad - permitting									
<b>Task 8 – Utility Design Coordination</b>									
Utility Design Coordination									
<b>Task 9 – Contractor Prequalification</b>									
Contractor Prequalification									
<b>Task 10 – Civil: 60%, 90%, 100% Design Tank</b>									
60% Design									
90% Design									
100% Design									
<b>Task 11 – Structural: 60%, 90%, 100% Design Tank</b>									
60% Design									
90% Design									
100% Design									
<b>Task 12 – Landscape Architecture: 60%, 90%, 100% Design Tank</b>									
60% Design									
90% Design									
100% Design									
<b>Task 13 – Reporting &amp; Grant Management</b>									
BOR Reporting & Grant Management									
Final Design Package									

- *Proposals with a budget and budget narrative that provide a reasonable explanation of project costs will be prioritized.*

**See Attachment B, 1 – Budget Detail and Narrative and Attachment B, 2 – Budget Summary**

- *If prior planning work will be relied on to meet any of the required program components, please explain and describe the work that will be relied on. For example, if you are applying for a Drought Contingency Plan and already have a water shortage allocation based on drought stages, please describe this and how it will be incorporated into the Drought Contingency Plan.*

Prior planning, from the development and adoption of the June 2022 Water Master Plan, has directed the need for this design project. This plan provides a baseline from which to work. However, the project, with the tasks/milestones outlined above, is anticipated to meet the required program components. It does not rely solely on the Water Master Plan to fulfill any required components.

- *Describe the availability and quality of existing data and models<sup>1</sup> applicable to the proposed plan or design.*

Preliminary modeling has been completed and can be utilized in developing the Basis of Design Memo (BODm). Detailed water modeling was completed as part of the 2022 Water Master Plan and included a current model (2022), a ten-year, and a forty-year model. These are available and will be foundational to developing the design for this project.

- *Identify staff with appropriate technical expertise and describe their qualifications. Describe any plans to request additional technical assistance from Reclamation or by contract.*

GHID will follow its procurement policies and undertake a rigorous selection process through a Request for Qualifications (RFQ) to secure a highly qualified consulting firm to develop this design project. The RFQ will prioritize demonstrated expertise in water planning and design, hydraulic analysis, municipal projects, structural design, and public engagement. Sub-consultants will be sought for geotechnical work, electrical engineering, environmental & cultural compliance, and utility location.

- *Describe any new policies or administrative actions required to implement the plan or project being designed.*

There are no required policies or administrative actions required to implement the project. During the design process, the potential need to create and/or implement policies and administrative actions relative to tank construction and use will be considered and evaluated.

***Evaluation Criterion D—Presidential and Department of the Interior Priorities (15 points)***

*Up to 15 points may be awarded based on the extent that the project demonstrates support for the Biden-Harris Administration’s priorities, including E.O. 14008: Tackling the Climate Crisis at Home and Abroad, E.O. 13985: Advancing Racial Equity and Support for Underserved Communities Through the Federal Government, and the President’s memorandum, Tribal Consultation and Strengthening Nation-to-Nation Relationships. Points will be allocated based on the degree to which the project supports the priorities listed, and whether the connection to the priority(ies) is well supported in the application. Only address the sub-criterion that are relevant to your project.*

***Sub-criterion No. D1. Climate Change***

*Points will be awarded based on the extent the project will reduce climate pollution; increase resilience to the impacts of climate change; protect public health; and conserve our lands, waters, oceans, and biodiversity. Address the following as relevant to your project.*

**Combating the Climate Crisis:** *E.O. 14008: Tackling the Climate Crisis at Home and Abroad, focuses on increasing resilience to climate change and supporting climate- resilient development. For additional information on the impacts of climate change throughout the western United States, see: [www.usbr.gov/climate/secure/docs/2021secure/2021SECUREReport.pdf](http://www.usbr.gov/climate/secure/docs/2021secure/2021SECUREReport.pdf). Please describe how the project will address climate change, including the following:*

- *Please provide specific details and examples on how the project will address the impacts of climate change and help combat the climate crisis.*

The effects of climate change can be seen throughout the State of Utah. Increasing temperatures, reduction in snowpack, and megadrought have stressed water sources, led to the decline of the Great Salt Lake, and increased conflict regarding water use. This design project is one step GHID is taking to address the impacts water users have felt due to climate change. Once completed, the District will be “shovel-ready” to construct a three-million-gallon drinking water storage tank. This tank will provide GHID with increased water resiliency as they will have a way to store more water that can be drawn upon when there is high demand and ensure capacity for fire flow. Additional storage can reduce the need to purchase more water from JWCD, which manages costs and allows that water to be available for other uses.

- *Does this proposed project strengthen water supply sustainability to increase resilience to climate change? Does the proposed project contribute to climate change resiliency in other ways not described above?*

This project is a step towards strengthening water supply sustainability and increasing resilience. GHID recognizes the need to construct additional drinking water storage to reduce its dependence on JWCD and improve water reliability for its users. This design project will support GHID in being “shovel-ready” to construct a storage tank. The additional storage increases GHID’s resilience to drought and climate change as it may be able to improve and utilize its water rights and reduce or minimize the purchase of wholesale water from JWCD.

### *Sub-criterion No. D2. Disadvantaged or Underserved Communities*

*E.O. 14008 and E.O. 13985 affirm the advancement of environmental justice and equity for all through the development and funding of programs to invest in disadvantaged or underserved communities. For the purpose of this criterion, Tribes and insular areas (Guam, American Samoa, the Northern Mariana Islands, and the Virgin Islands) are considered disadvantaged.*

- *Please use the White House Council on Environmental Quality’s interactive Climate and Economic Justice Screening Tool, available online at Explore the map – Climate & Economic Justice Screening Tool (<https://screeningtool.geoplatform.gov>) to identify any disadvantaged communities that will benefit from your project.*

GHID provides drinking water and wastewater services to most of West Valley City, Utah's second-largest city. There are eight census tracts within its service area that are documented as disadvantaged on the Climate & Economic Justice Screening Tool. These include the following census tracts: 49035113305, 49035113306, 4935113307, 49035113308, 49035113309, 49035113406, 49035113536, and 49035113505. (See *Figure 3: Disadvantaged Populations in GHID Service Area* or **Attachment A, 3 – Disadvantaged Communities Map**)

The screening tool documented several disadvantages for residents in these census tracts. These include:

- 78<sup>th</sup> percentile for low income

- 82<sup>nd</sup> percentile for linguistic isolation
  - 72<sup>nd</sup> percentile for poverty
  - 24<sup>th</sup> percentile for less than a high school education
  - 69<sup>th</sup> percentile for housing cost
  - 57<sup>th</sup> percentile for unemployment
- (percentiles have been averaged across the disadvantaged census tracts).

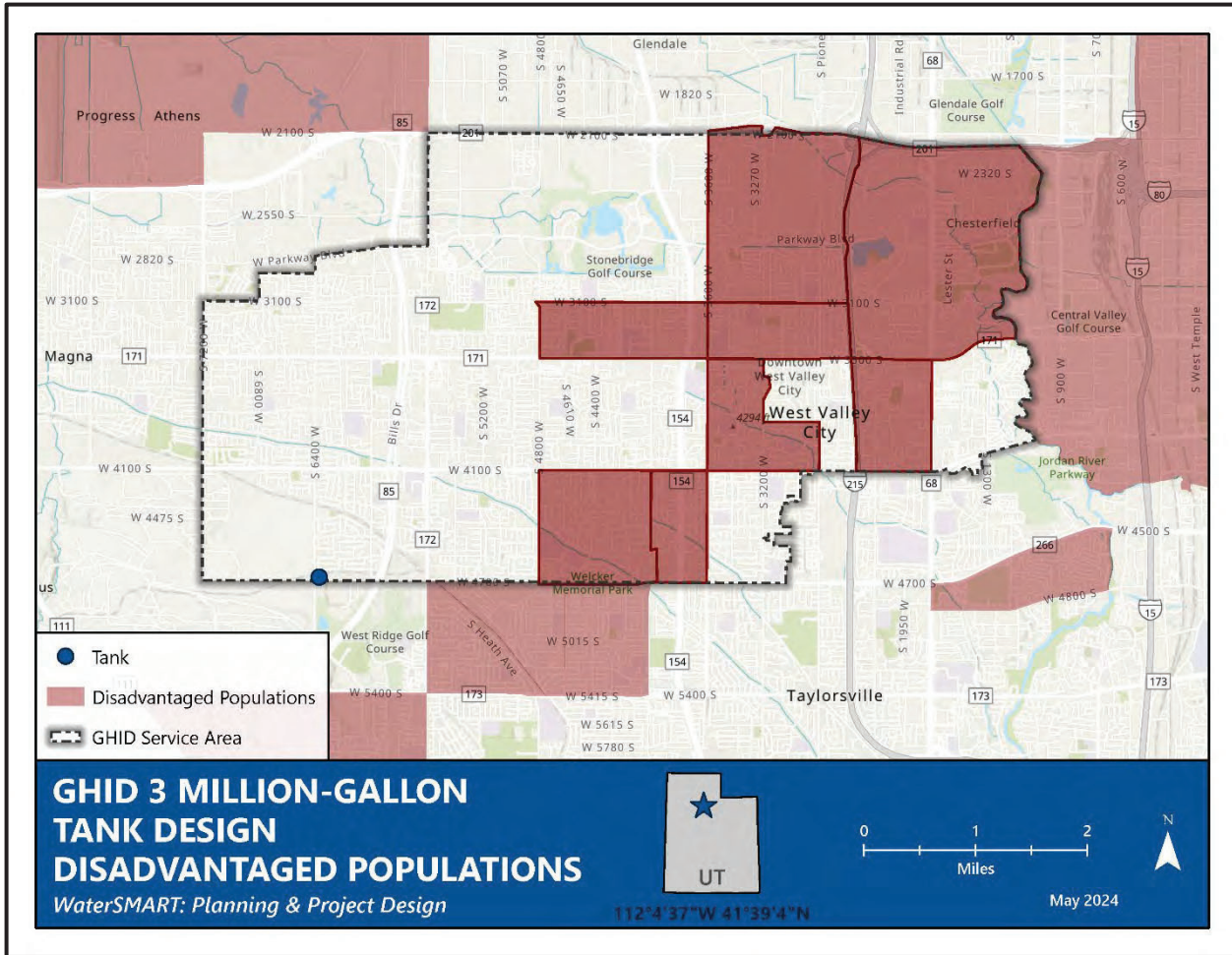


Figure 3: Disadvantaged Populations in GHID Service Area

- *If applicable, describe how the project benefits those disadvantaged or underserved communities identified using the tool. For example, does the project increase reliability of water supplies, improve water quality, provide economic growth opportunities, improve or expand public access to natural areas or recreation, or provide other benefits in a disadvantaged or underserved community?*

This design project will benefit all residents in GHID’s service area, including those in the disadvantaged census tracts listed above. Once constructed, the increased water storage will ensure the District is able to meet capacity and fire flow demands. Additionally, residents will benefit as GHID will be able to avoid purchasing additional water from JVVCD at a higher cost, which would be an additional cost burden for disadvantaged populations. The improved water resiliency, sustainability, and reliability resulting from

this project will benefit residents in disadvantaged census tracts by responding to drought and climate change impacts.

### *Sub-criterion No. D3. Tribal Benefits*

*Points will be awarded based on the extent to which the Project will honor the Federal government's commitments to Tribal Nations. The Department of the Interior is committed to strengthening Tribal sovereignty and the fulfillment of Federal Tribal trust responsibilities. The President's memorandum, "Tribal Consultation and Strengthening Nation- to-Nation Relationships," asserts the importance of honoring the Federal government's commitments to Tribal Nations.*

- *Does the proposed project directly serve and/or benefit a Tribe? Will the project improve water management for a Tribe?*

This project does not serve or benefit a Tribe.

### *Evaluation Criterion E— Nexus to Reclamation (5 points)*

*Up to 5 points may be awarded based on the extent that the proposal demonstrates a nexus between the proposed project and a Reclamation project, activity, and priority. Describe this nexus:*

- *Is there a Reclamation project, facility, or activity within the planning area?*  
No.

- *Is the planning area in the same basin as a Reclamation project, facility, or activity?*  
The planning area is not in the same basin as a Reclamation project, facility, or activity.

- *In what way will the proposed project benefit a basin where a Reclamation project, facility, or activity is located? For example, will the project improve watershed health in a river basin that is adversely impacted by a Reclamation water project?*

The project will benefit Reclamation's Central Utah Project. The design for a drinking water storage tank will allow GHID to use and rely on its water sources. Once implemented, this additional storage will reduce the District's dependence on JWCD, which utilizes water from the Central Utah Project.

- *Does the applicant have a water service, repayment, or O&M contract with Reclamation?*

GHID does not have a water service, repayment, or O&M contract with Reclamation.

- *If the applicant does not hold a type of contract named above, does the applicant receive Reclamation water through a Reclamation contractor or by any other contractual means?*

GHID receives roughly 80 percent of its annual water supply from the Jordan Valley Water Conservancy District (JWCD), which receives a large portion of its water from the Central Utah Project, a Reclamation Project.

## Project Budget

The total project cost is the sum of all allowable items of costs, including all required cost sharing and voluntarily committed cost sharing, including third-party contributions, that are necessary to complete the project. Please include the following chart (Table 1) to summarize all funding sources. Denote in-kind contributions with an asterisk (\*).

<i>FUNDING SOURCES</i>	<i>AMOUNT</i>	<i>Funding Status</i>
<i>Non-Federal Entities</i>		
I. Granger-Hunter Improvement District (GHID)	\$302,850	Planned for FY 2025 budget
<i>Non-Federal Subtotal</i>	\$302,850	
<b><i>REQUESTED RECLAMATION FUNDING</i></b>	<b><i>\$302,850</i></b>	

**Total Project Cost: \$605,700**

See **Attachment B, 1 – Budget Detail and Narrative and Attachment B, 2 – Budget Summary**

## Environmental and Cultural Resources Compliance

If the project includes monitoring, measurement, or other field work, environmental and cultural resources compliance may be required. Proposals that include on the ground activities should answer the questions from Section H.1. Environmental and Cultural Resource Considerations in this section.

Environmental and Cultural Assessments will be completed as part of the design process to ensure that these requirements have been met as a part of the final design package. Geotechnical engineering and subsurface utility investigation may require obtaining a concurrence on the findings of the Environmental Assessment prior to the execution of those activities. If that is the case, GHID will complete this requirement before proceeding.

## Required Permits or Approvals

You must state in the application whether any permits or approvals are required and explain the plan for obtaining such permits or approvals.

If a Project Design Grant proposal includes improvements to Federal facilities, Reclamation may also require additional reviews and approvals prior to implementation to ensure that any necessary easements, land use authorizations, or special permits can be approved consistent with the requirements of 43 CFR Section 429 and that the development will not impact or impair project operations or efficiency.

Permits and approvals will be researched, evaluated, and obtained through this design project. At this time, it is anticipated that the permits will be needed from the Utah Division of Drinking Water, West Valley City, and the Union Pacific Railroad, in addition to the Environmental and Cultural Assessments. Project tasks have been budgeted and established to ensure all required permitting and approvals are obtained and included in the final design package.

## Overlap or Duplication of Effort Statement

*Applicants should provide a statement that addresses if there is any overlap between the proposed project and any other active or anticipated proposals or projects in terms of activities, costs, or commitment of key personnel. If any overlap exists, applicants must provide a description of the overlap in their application for review.*

This project has no overlap or duplication of efforts.

## Conflict of Interest Disclosure Statement

*Per 2 CFR §1402.112, “Financial Assistance Interior Regulation” applicants should state in the application if any actual or potential conflict of interest exists at the time of submission. Submission of a conflict-of-interest disclosure or certification statement is mandatory prior to issue of an award.*

There are no existing or anticipated potential conflicts of interest for the proposed project.

## Uniform Audit Reporting Statement

*All U.S. states, local governments, federally recognized Indian Tribal governments, and non-profit organizations expending \$750,000 USD or more in Federal award funds in the applicant’s fiscal year must submit a Single Audit report for that year through the [Federal Audit Clearinghouse’s Internet Data Entry System](#). U.S. state, local government, federally recognized Indian Tribal governments, and non-profit applicants must state if your organization was or was not required to submit a Single Audit report for the most recently closed fiscal year. If your organization was required to submit a Single Audit report for the most recently closed fiscal year, provide the Employer Identification Number (EIN) associated with that report and state if it is available through the [Federal Audit Clearinghouse website](#).*

GHID has completed a single audit for the years 2020-2022 associated with the EIN 876112008, and they are available to review through the Federal Audit Clearinghouse website. GHID will also complete a single audit for 2023 during the 2023 annual financial audit, which is anticipated to be completed and approved in May 2024. If GHID continues to receive Federal grants in the future, it will likely need to do a single audit for those years in which federal expenditures exceed \$750,000.

## Letters of Support

*You should include any letters from interested supporting the proposed project. To ensure your proposal is accurately reviewed, please attach all letters of support as an appendix. Letters of support received after the application deadline for this NOFO will not be considered in evaluating your proposed project.*

See **Attachment D – Letters of Support**

801.565.4300  
fax 801.565.4399

jvwcd.org

8215 South 1300 West  
West Jordan, UT 84088



**JORDAN VALLEY WATER**  
CONSERVANCY DISTRICT

May 8, 2024

Jason Helm, General Manager  
Granger-Hunter Improvement District  
2888 S. 3600 W.  
West Valley, Utah 84119

Dear Mr. Helm,

Jordan Valley Water Conservancy District is pleased to support Granger-Hunter Improvement District's application to the Bureau of Reclamation's WaterSMART: Planning and Project Design Grant Program. Granger-Hunter's Water Master Plan identified the need for a storage reservoir in Zone 1 of the service area to address current deficiencies. This additional culinary water storage would also benefit the service area as a whole.

The 3 Million-Gallon Tank Design Project will support Granger-Hunter to work towards the goal of developing additional culinary water storage to ensure residents and businesses in its service area have needed water resources. Utah is historically a dry state and has suffered from megadroughts in the recent past. Creating the design for this storage will allow Granger-Hunter to plan for its implementation.

As the wholesale provider of water to Granger-Hunter, we understand and appreciate the importance of having adequate water storage and understand that this project will increase system operational optimization and resilience to drought conditions prevalent in the state of Utah.

We strongly support your grant application and appreciate the advancements it will make in creating a more sustainable and resilient water supply.

Sincerely,

A handwritten signature in blue ink that reads "Alan E. Packard". The signature is fluid and cursive.

Alan E. Packard, P.E.  
General Manager  
Jordan Valley Water Conservancy District



May 8, 2024

Jason Helm, General Manager  
Granger-Hunter Improvement District  
2888 S. 3600 W.  
West Valley, Utah 84119

Dear Mr. Helm,

West Valley City Public Works is pleased to support Granger-Hunter Improvement District's application to the Bureau of Reclamation's WaterSMART: Planning and Project Design Grant Program. Granger-Hunter's Water Master Plan identified the need for a storage reservoir in Zone 1 of the service area to address current deficiencies. This additional culinary water storage would also benefit the entire service area.

The 3 Million-Gallon Tank Design Project will support Granger-Hunter to work towards the goal of developing additional culinary water storage to ensure residents and businesses in its service area have needed water resources. Utah is historically a dry state and has suffered from megadroughts in the recent past. Creating the design for this storage will allow Granger-Hunter to plan for its implementation.

West Valley City recognizes the importance of reliable infrastructure. The City and Granger-Hunter have coordinated efforts to improve infrastructure for our citizens, including pipeline and road reconstruction projects.

We strongly support your grant application and appreciate the advancements it will make in creating a more sustainable and resilient water supply.

Sincerely,

Daniel Johnson, P.E.  
Public Works Director  
West Valley City

## Budget Summary

### Total Project Cost Summary

Source	Amount	Percentage
Requested Reclamation Funding (Federal)	\$302,850	50%
Granger-Hunter Improvement District (Non-Federal)	\$302,850	50%
<b>Total Project Cost</b>	<b>\$605,700</b>	<b>100%</b>

Budget Item Description	Computation		Quantity Type	Total Cost
	\$/Unit	Quantity		
<b>Personnel</b>				<b>\$</b>
<b>Fringe Benefits</b>				<b>\$</b>
<b>Travel</b>				<b>\$</b>
<b>Equipment</b>				<b>\$</b>
<b>Supplies</b>				<b>\$</b>
<b>Contractual</b>				<b>\$605,700</b>
Project Management & Meetings	\$200/HR	357	HR	\$71,200
Public Involvement	\$137/HR	432	HR	\$58,900
Preliminary Design Services – 30%	\$176/HR	197	HR	\$34,600
As-built Research & Utility Investigation	\$153/HR	108	HR	\$16,500
Surveys & Base Mapping	\$148/HR	201	HR	\$29,700
Easements/Property Descriptions	\$186/HR	90	HR	\$16,700
Permits/Regulatory	\$164/HR	470	HR	\$76,900
Utility Design Coordination	\$171/HR	24	HR	\$4,100
Contractor Prequalification	\$114/HR	44	HR	\$5,000
Civil: 60%, 90%, 100% Design Tank	\$144/HR	973	HR	\$139,900
Structural: 60%, 90%, 100% Design Tank	\$172/HR	335	HR	\$57,300
Landscape Architecture: 60%, 90%, 100% Design Tank	\$118/HR	151	HR	\$17,700
Reporting & Grant Management	\$157/HR	46	HR	\$7,200
Subconsultants	\$70,000/EA	1	EA	\$70,000
<b>Construction</b>				<b>\$</b>
<b>Other Direct Costs</b>				<b>\$</b>
<b>Total Direct Costs</b>				<b>\$605,700</b>
<b>Indirect Costs</b>				<b>\$</b>
<b>Total Cost</b>				<b>\$605,700</b>

### Personnel

Granger-Hunter Improvement District staff salaries or wages will not be included; all services will be contracted. GHID staff time will be over and above the project's cost.

### Fringe Benefits

No fringe benefits will be required.

### Travel

No Travel will be necessary.

### *Equipment*

No equipment will be required.

### *Supplies*

No supplies will be required

### *Contractual*

The contractual cost of \$605,700 is an estimate for hours and rates for each participating consultant for this planning project. As several specialized consultants will be collaborating on the tasks listed in the budget proposal above, the rates shown is an average. The following are the rates for the consultants anticipated to participate in this planning project, based on known rates in the local area:

Senior Project Engineer	\$251.00	HR
Program Manager	\$229.00	HR
Project Designer	\$158.00	HR
Project Engineer Lead	\$201.00	HR
Project Engineer II	\$190.00	HR
Landscape Architect	\$148.00	HR
Surveyor	\$220.00	HR
Environmental Scientist	\$141.00	HR
Funding Specialist	\$176.00	HR
Public Involvement Lead	\$225.00	HR
Public Involvement Specialist	\$162.00	HR

Several sub-consultants will be procured to provide their expertise in specific areas. These are anticipated to include: electrical engineering, geotechnical engineering, subsurface utility investigation, and environmental/cultural.

### *Construction*

This is strictly a design project and will have no construction costs.

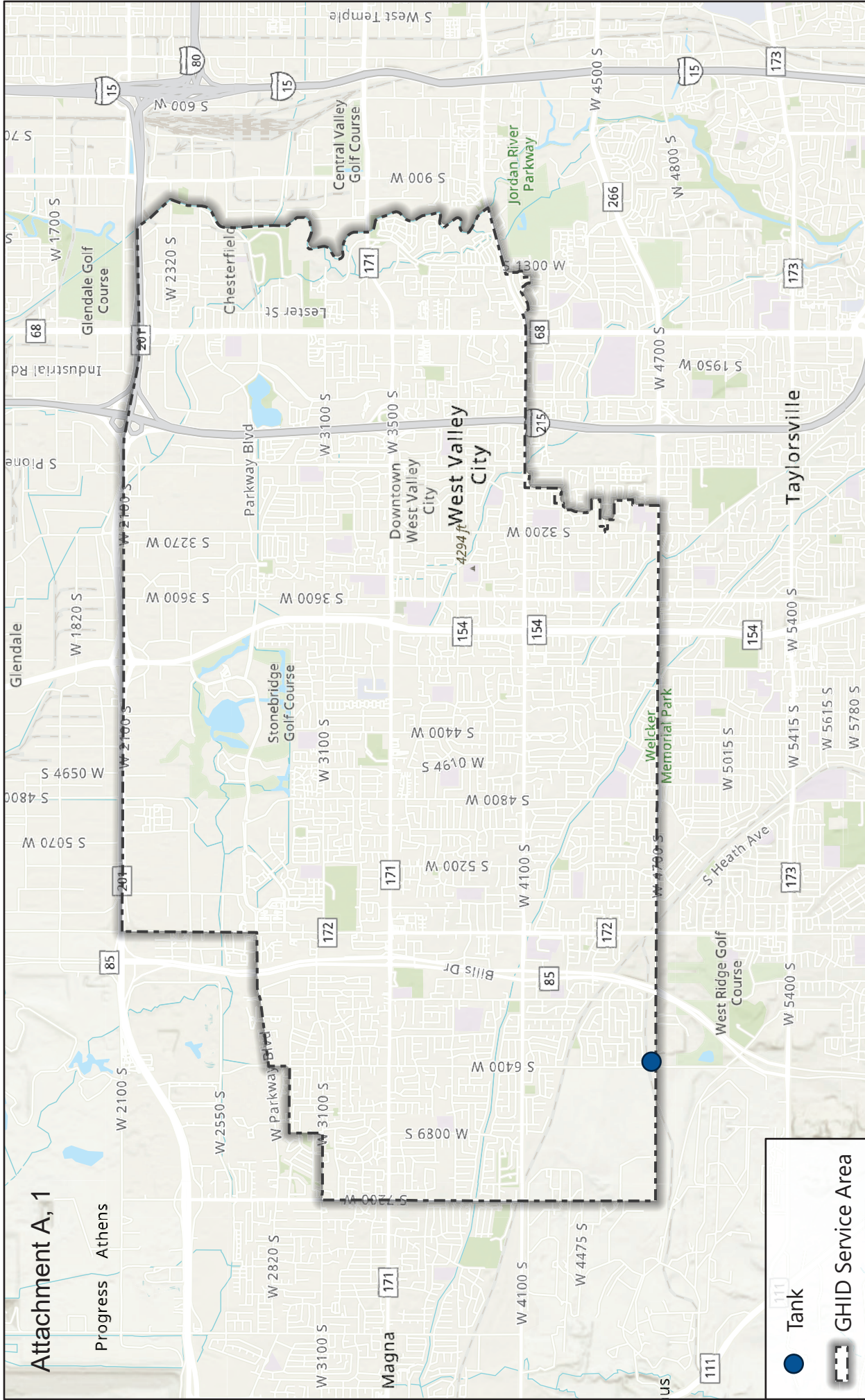
### *Other Direct Costs*

No other direct costs.

### *Indirect Costs*

No indirect costs will be part of this project.

# Attachment A, 1



- Tank
- GHID Service Area

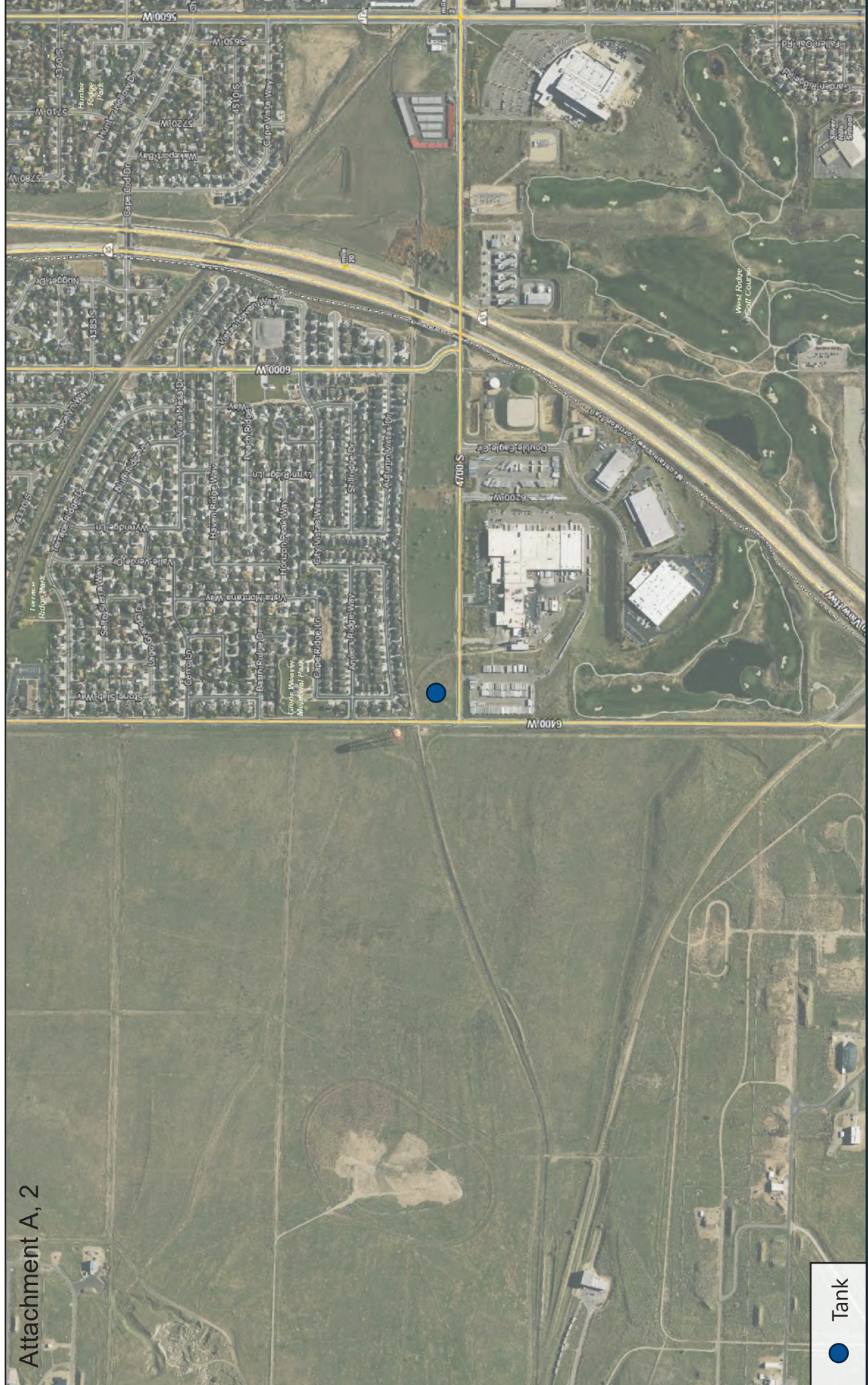
# GHID 3 MILLION-GALLON TANK DESIGN PROJECT LOCATION

WaterSMART: Planning & Project Design



May 2024

112°4'37"W 41°39'4"N



● Tank

# GHID 3 MILLION-GALLON TANK DESIGN PROJECT DETAIL

*WaterSMART: Planning & Project Design*



May 2024