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OF NOTE



At home at home

Forty percent of young people living in rural or small-town Utah say they want to build their careers where they are, according to a poll by YourFreeCareerTest. When it comes to ranking career priorities, only 2 percent said being in a major city is the most important factor. The most important factor (38 percent) is flexibility and work-life balance. Asked what "success" looks like, 44 percent of respondents said running their own business in their hometown.



Traffic maneuvers through a road construction zone in Clinton. A recent assessment by a civil engineers association gave Utah roads a B-plus grade, the highest in the Utah infrastructure report card. (Brice Wallace/Salt Lake Business Journal)

Utah infrastructure among nation's best

Brice Wallace
Salt Lake Business Journal

Utah's infrastructure has received one of the highest grades in the U.S. but needs improvement to meet the state's future population growth.

That is the assessment of the Utah section of the American Society of Civil Engineers in an every-four-years report card on the state's infrastructure. Utah's overall C-

plus grade was unchanged from 2020. The new state report follows a national report card released in March that also gave Utah a C-plus grade, a notch above the national C grade.

"A C-plus means our infrastructure is meeting the needs of Utahns but there is still room for improvement," said Craig Friant, the Utah section's report card chair. The ASCE has 160,000 members nationwide, including more than 1,600 in Utah.

Utah's C-plus is the highest grade the

ASCE has given a state's overall infrastructure. Utah joins only Georgia and Wisconsin with C-plus grades. "This is a sign we're doing things well in Utah," Friant said.

The national report card's C grade for the U.S. is the highest grade since the report card series started in 1998.

"While we know we can do better, positive steps have been taken in recent years,

see C-PLUS page 12

Interior Dept. meets its deadline; Velvet-Wood mine application approved in under 14 days



An ore conveyor sits ready to resume operation at Anfield Energy's Velvet-Wood Mine in the Lisbon Valley of Eastern Utah. The Department of Interior completed an environmental review of the operation in record time and gave a green light for mining operations to begin. Photo courtesy Anfield Energy.

John Rogers
Salt Lake Business Journal

The U.S. Department of Interior has approved the reopening of a uranium mine in the Lisbon Valley, about 30 miles from Monticello in San Juan County.

On May 23, the DOI announced the approvals for Canadian-based Anfield energy to operate the Velvet-Wood Mine off Williamson Fork Road in the far-eastern part of the county near the Colorado border.

The approval came just 11 days after the department announced the use of emergency procedures as part of a national energy

see MINE page 14

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U.S. Supreme Court rules in favor of contentious Utah oil railroad

John Rogers

Salt Lake Business Journal

The U.S. Supreme Court has ruled in favor of the Uinta Basin Railway, clearing the path for a major oil infrastructure expansion across Utah despite years of legal and environmental opposition.

The 88-mile rail line would connect Colorado to Utah's oil-rich Uinta Basin, allowing the state to ramp up oil exports.

The unanimous decision, released May 29, clears a major hurdle for the proposed rail spur, which has been held up in the courts for several years after Colorado's Eagle County and five environmental groups sued in 2022. In 2023, the U.S. Court of Appeals' D.C. Circuit sided with the plaintiffs, ruling that the railway's initial environmental review was incomplete and failed to consider certain risks, like threats of wildfire or possible water pollution.

The new ruling overturns that decision, returning the case to a lower court for consideration. While it's a win for the railway, the project still faces other regulatory roadblocks before construction can begin.

Proponents of the project say the railway will help Utah's economic growth and bring jobs to the Uinta Basin.

Justices sided with a limited interpretation of federal obligations under the National Environmental Policy Act, according to a report on the Railway Supply website.

The Uinta Basin Railway would transport waxy crude oil — a type of oil that,



The U.S. Supreme Court has sided unanimously with Uinta Basin Railway in a case focusing on a proposed 88-mile rail line that could help move Uinta Basin oil into Colorado and eventually to Gulf Coast refineries. A Colorado county and five environmental groups had sued to stop its development. The matter now returns to a lower court. Photo public domain

as its name implies, is heavy like shoe polish — from the Uinta Basin to national rail lines in Utah, where it would then be exported through Colorado and eventually to refineries on the Gulf Coast. The 88-mile railway extension could transport an estimated 350,000 barrels each day, massively increasing the state's oil production. The refineries in the Salt Lake City area, for example, currently have a market capacity of 85,000 barrels per day, according to a report at Utah News Dispatch.

Environmental groups, including the Center for Biological Diversity, argued

that the original review failed to consider broader climate impacts and downstream pollution from refining. Colorado's Eagle County joined the lawsuit, citing risks to the Colorado River. Despite these objections, the court ruled that only "reasonably foreseeable" effects must be analyzed. This sets a precedent for narrower environmental assessments in future infrastructure proposals.

Critics say the decision undermines protections for vulnerable communities, especially rural and indigenous populations living along potential spill zones. Environmental leaders warned that the

ruling grants unchecked power to federal agencies.

Supporters — including seven Utah counties and infrastructure investors — view the project as a boost for regional oil production and market access. The Biden administration and the state of Utah backed the proposal, while 15 other states opposed it.

Business groups applauded the decision, saying it will speed up regulatory timelines and eliminate costly delays.

The Surface Transportation Board released a statement cheering the court's ruling.

"Today's decision reigns in the scope of environmental reviews that are unnecessarily hindering and potentially preventing infrastructure construction throughout the country," the board's statement said.

Utah's oil fields produced 65.1 million barrels of crude in 2024, a 13 percent annual increase and a record high, according to a recent report from the University of Utah's Kem C. Gardner Policy Institute and the Utah Geological Survey. That marks a 110 percent rebound from 2020, when Utah oil production cratered, dropping to 31 million barrels.

With the growth in production, the state exported a record 33 million barrels of crude, most of it from the Uinta Basin. It was shipped by truck to Price and then by train to the Gulf Coast. The Uinta Basin Railway would eliminate the need for trucks and exponentially increase crude production in the basin, which spans thousands of square miles in rural Utah, proponents say.

Avetta report investigates rise in workplace fatalities and safety measures to save lives

Avetta, the Lehi-based provider of supply chain risk management (SCRM) software, has released its inaugural Avetta Insights and Impact Report, a deep dive into the systemic drivers behind fatal workplace incidents based on real-world data from the company's extensive client and supplier network.

The study also identifies evidence-based strategies that can meaningfully reduce fatality rates across the supply chain.

According to the National Safety Council (NSC), 5,283 workers died on the job in 2023, amounting to 14 families per day facing the loss of a loved one due to a preventable tragedy, study authors said in introducing the data. Beyond the human toll, the economic impact of workplace deaths in 2023 reached

\$7.7 billion, according to an Avetta estimate based on NSC data.

"Our commitment to safer, smarter supply chains is unwavering; we believe even a single workplace death is one too many," said Arshad Matin, president, CEO and board member at Avetta. "This report demonstrates the tremendous value of using data, predictive technologies and innovation to prevent fatalities on the job."

The authors of Avetta's report found that suppliers that were fully compliant with established safety standards saw a 62 percent lower fatality rate than non-compliant suppliers (1.19 versus 3.12), emphasizing the crucial role of prequalification and compliance processes. Further, suppliers that underwent more than three years of regular safety manual au-

ditions experienced a 15 percent improvement in fatality rates (0.45 vs. 0.53), demonstrating the importance of ongoing evaluation.

Organizations involved in safety programs, like those offered by Avetta, for more than 10 years had a 45 percent lower fatality rate than those with only two or three years of involvement (2.04 vs. 3.7), proving that consistent, long-term investment in safety pays off, the study concluded.

"While injury rates have steadily declined over the past decade, fatality rates remain unacceptably high," Matin added. "Reversing this trend demands a long-term commitment to proactive, data-driven safety practices, going beyond compliance to build true resilience."

As a leading nonprofit safety advo-

cate in America for over 110 years, the National Safety Council's mission is to eliminate the leading causes of preventable death and injury, with core focus in the workplace and on roadways.

"At the National Safety Council, we know every single workplace fatality is preventable," said Mark Chung, executive vice president of safety leadership and advocacy at the NSC. "Research like the Avetta Insights and Impact Report, combined with data-driven solutions such as the NSC Consultative Safety Journey and the Avetta Safety Maturity Index, empower organizations to take meaningful, proactive steps toward eliminating injuries and saving lives."

The entire report can be accessed through the Avetta website at avetta.com.

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New CDL driving range opens up opportunities for hands-on training

Becky Ginos
The City Journals

With a wave of the checkered flag and cheers from spectators, a semi drove through a ribbon to officially open the new Davis Technical College Commercial Driver's License (CDL) Driving Range in Clearfield, near the Freepoint west campus.

The facility will expand the hands-on training needed for future commercial drivers.

"Today we mark the official opening of our new Commercial Driver License practice range," said Davis Tech President Darin Brush. "A project that represents not only a significant step forward for our college, but it is also a powerful representation of the collaboration and community commitment that we enjoy as a college."

Three years ago, a change in federal regulation required that CDL training organizations had to become registered or accredited and that led to a number of them getting out of the business, he said. "In fact, what it did is it created a training desert in this part of the state."

Brush said Davis Tech responded to its industry partners when they said "this is a problem."

"A grant from the governor's office, at the time Talent Ready Utah, which was in the governor's office, provided the first two years of money. With some startup money from Talent Ready Utah, we were able to do a couple of things to respond quickly to this need."

First, Davis Tech hired some outstanding faculty with strong industry experience, he said. "The second was we could purchase the tractors and trailers that we need with that money. But the money

didn't allow us to do a couple of other things. Most importantly, it didn't provide for the practice range that we needed because it was a capital project and the money couldn't be used that way."

Brush said Davis Tech provided classroom instruction and also routed the Utah Department of Transportation (UDOT) routes on the public roads and highways. "There was still that last piece we couldn't get. We needed this. We needed to practice backing the big rigs up. We've been at Weber State Davis campus almost two years and in Layton right in a corner of the parking lot there."

However, this wasn't a permanent solution, he said. "It was only a temporary solution and so we got busy and we looked and we hit upon this location, and Davis School District was incredibly generous to us and said that they would love to have us as a co-occupant of this land."

It was perfect, said Brush. "There was still one piece of the puzzle left and that was we needed to improve it. It was raw land and that's when Clyde Companies and Geneva Rock stepped in. That allowed for the improvement of this property. Then, finally, that last piece was in place."

Brush said the site for the next decade and beyond Davis Tech will train at least 1,000 commercial drivers. "These are the people we depend on almost every day for our quality of life."

"This new truck driving range for Davis Tech is more than just a training facility," said Tim Roper, Clearfield City councilman and director of member development for the Davis Chamber of Commerce. "It's a launch pad. It's where students just starting their careers can gain hands-on experience and enter one of the most critical industries in our economy."

"Here at Geneva Rock, we employ



Linda Watts, Davis Tech director of programs – transportation and manufacturing professions, waves a checkered flag to signal the driver to roll forward at a recent ribbon-cutting ceremony for the Commercial Driver's License Driving Range in Clearfield. Photo by Becky Ginos/The City Journals.

over 500 CDL drivers," said Geneva Rock President Ryan Dalling. "What that means is that every day, every morning, we have 500 good men and women get up and haul the critical infrastructure materials that this state needs to build. When I say critical infrastructure materials, I mean sand and gravel and rock and structural fill and asphalt that you see."

It's not only the commerce of the state that relies on CDL drivers, he said. "It's all the building within the state. Without these CDL drivers, nothing gets built. Nothing. And so I just want to say that for all the drivers out there: we need you. Our company needs you."

"Everything we see had to come via semi truck," said Linda Watts, Davis Tech director of programs – transportation and manufacturing professions. "The chairs

you're sitting on, the clothes you're wearing, etc., all of this was somehow moved via a semi truck and a semi truck driver."

John Thomas has been in the CDL program at Davis Tech for four weeks. "I've kind of always wanted to do it (drive)," he said. "I have friends who are truck drivers too, so I heard good things about it."

The program is mostly hands-on and one-on-one training, said Thomas. "It lasts about four to six weeks long. (When I finish) I want to do excavation or dirt work. That's what the company I work for does."

Davis Tech's mission statement is "We Change Lives," said Watts. "What does CDL stand for? 'Changing Drivers' Lives,' one student at a time, because that's what we do here at Davis Tech."



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Herriman and Bluffdale: A tale of two of the fastest-growing cities in the U.S.

By Peri Kinder
The City Journals

With 129 percent population growth since 2014, Herriman is experiencing a rapid expansion that creates multiple challenges and many opportunities. Coming in at 15th, Herriman was one of seven Utah cities listed as the 100 fastest-growing in the country in a report released by StorageCafe.

Following close behind, Bluffdale ranked 21st, based on its population increase in the past decade. Eagle Mountain (22), Saratoga Springs (23), West Haven (39), Santaquin (81) and Lehi (89) also cracked the top 100.

Herriman Community Development Director Blake Thomas said much of the city's growth is attributed to the availability of open land, which is cheaper to develop than infill areas, but the transition from agriculture to commercial and residential development has impacted the community's culture and infrastructure.

"Moving more from a rural, agricultural-based community to a suburban community brings in a lot more demand for commercial development services to support the residents here," Thomas said. "So we went from a lot of single-family homes to more townhomes and multi-family housing. That's a big shift that impacts traffic and other things."

Herriman is also seeing hospitality expansion, with its first hotel currently

under construction. It's brought in restaurants and retail options, and plans to create a sports entertainment complex that will create jobs and recreation opportunities for residents.

The 2022 Herriman Wellbeing Survey showed a majority of residents surveyed felt growth was happening too fast in the city, raising concerns about the water supply, transportation issues, affordable housing and air quality.

"We're trying to bring in services that will alleviate some of the issues we've seen," Thomas said. "We've worked with UTA to address routes to help with transit and, hopefully, we can end up with dedicated routes that help people get in and out of the city."

Several roads in Herriman are being constructed or widened, the Commons at Herriman Towne Center will be a key commercial area, multi-use trail expansion is happening in the Oquirrh and there are plans to build a tunnel under the freeway to connect to the Bonneville Shoreline Trail.

Bluffdale, Herriman's neighbor to the east, doesn't have as much open land available and its rapid growth has necessitated extensive infrastructure planning, including roads, parks and schools.

"It's been really beneficial because we have all those new families, young families, have moved here," said Bluffdale Community & Economic Development Director Grant Cowell. "It's been great and it's introduced some new develop-



Herriman City is ranked the fastest-growing city in Utah by StorageCafe. Its exponential expansion is due to its appeal to families, young professionals and outdoor enthusiasts. (Adobe stock)

ment types."

The population increase in Bluffdale has attracted several commercial developments, including restaurants, convenience shops and the city's first grocery store. Smith's Food & Drug is building a location at 13893 S. Redwood Road that's expected to open in September.

Future development in Bluffdale includes major transportation infrastructure and new zoning requests on the south end of town. That will be the last available land until the Point of the Mountain gravel pit stops production, opening up several hundred acres of land in the city. It will also be impacted by The Point development in Draper and the adjacent Front-

Runner station in Bluffdale.

"That's pretty exciting because I think we're just kind of at the beginning of that growth curve," Cowell said. "People love being here. People on the west side of town love that historic feel and the larger lots. The newer residents love how some of these projects have integrated open space and parks. So I just see how much people love it here. I'm glad to be part of it."

StorageCafe, an online self-storage marketplace, analyzed more than 2,500 U.S. cities with at least 10,000 residents, ranking them by percentage population change from 2014 to 2023. The full report is available at storagecafe.com/blog.

UtahRealEstate.com launches reDataExport, signs first customer

Sandy-based real estate technology company UtahRealEstate.com has announced the successful launch of a new company. The new business, reDataExport LLC, provides a highly configurable data distribution software tool for use by real estate professionals to provide data for research, statistics and analytics to government agencies, universities, economists and research companies without having to give full access to their MLS systems.

And NorthstarMLS, a leading MLS based in Minnetonka, Minnesota, has signed an agreement to be the company's first customer. NorthstarMLS serves more than 21,000 real estate professionals throughout Minnesota and its surrounding areas.

"We are excited to begin using this powerful new tool to better serve pub-

lic agencies, universities and research groups in Minnesota," said Tim Dain, CEO of NorthstarMLS. "Rather than relying on developers and staff to create complex queries to provide statistics, we can now easily configure the data parameters and allow licensees to retrieve data in bulk format quickly and efficiently."

"It's an honor to have one of the largest and most prestigious MLSs in the Midwest become a customer of reDataExport," said Brad Bjelke, CEO of reDataExport and UtahRealEstate.com. "The MLS is the best source of accurate real estate data throughout the country, and there has always been difficulty in distributing data to those in public agencies and universities who rely on stats for housing analysis."

Duties realigned for Smith's president

Editor's note: The following story is being republished to correct and clarify information first presented in the May 19 edition.

Cincinnati-based Kroger Co. has announced changes to senior leadership, which includes an update for its Utah-based Smith's division.

Kenny Kimball, who has been Smith's president since 2016, has also been carrying out dual responsibilities, for the past three years, as senior vice president of Kroger Retail Divisions. Kroger announced Kimball will focus all his time on leading the Smith's division and no longer manage senior vice president responsibilities.

Starting in 1984 as a courtesy clerk, Kimball began his career at Kroger in the Smith's division. After working in several leadership roles with Smith's, including store manager, district manager and bakery director, Kimball was named

Smith's senior vice president of sales and merchandising in 2009. In 2012, he became vice president of merchandising for Kroger's Ralphs division and was named vice president of operations for Ralphs in 2013.

Kimball took a special assignment with Kroger's general office in 2015 before returning to Smith's as vice president of operations in 2016. He was promoted to president of the division later that year.

"We're grateful for Kenny's leadership as he stepped up to lead retail divisions in addition to his role as Smith's division president," said Ron Sargent, Kroger chairman and CEO. "His commitment to our associates and customers is inspirational. He will continue to play an integral role on our leadership team, supporting strategic priorities and mentoring the next generation of Kroger leaders."

Based in Salt Lake City, Smith's operates 143 stores throughout seven western states, employing nearly 20,000 people.

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Perennial Favorites has 2 million units of small plants. Courtesy photos



Cort Cox, CEO/head grower for Perennial Favorites in Layton, pushes a cart of plants through a watering tunnel. The small business has seen a drop in electricity prices from \$1,200 a month to \$500.

Solar tax credits aid small businesses and municipalities

Becky Ginos
The City Journals

Businesses and cities in Utah are reaping the benefits of federal tax credits that could save millions on solar energy and infrastructure and the cost of installation.

Perennial Favorites, a small Layton plant nursery, is saving more than \$5,000 a year with solar installation by taking advantage of the Investment Tax Credit and Rural Energy for America Program (REAP). In Logan, the city is considering the Infrastructure Investment and Jobs Act (IIJA) Direct Pay provision to potentially save millions on a 15-megawatt locally owned solar project.

"Perennial is a family-owned business that started in 1992 in my parents' backyard," said CEO/head grower Cort Cox. "It was just a hobby at first, but my dad had a few connections and any money he took in he put back into the business and he saw continual growth."

The nursery is a seasonal business, said Cox. "At our peak, we have 90 employees and in the off-season we have 60. We have 2 million units that include smaller container plants, edibles and annuals."

Cox said they have made a big push on growing water-efficient plants. "We're trying to do our part to make the Utah landscape more efficient but you can still have and enjoy plants. There's plant growing and shipping costs and energy costs increase every year, so we have to find ways to be efficient."

The company heard about REAP, he said. "It's a federally sponsored grant program. It helps a lot. We're a seasonal business, so with our cash flow it's hard to fund a project like solar. This is the only way we could put in our solar system."

The cost for electricity went from \$1,200 a month to \$500 in 2024, said Cox. "With all of the incentives and the tax grant, we were able to recoup the installation cost. That's critical to our ability to add staff and

the operation to produce more plants."

For outside growing, they rely on the sun, he said. "Our production building and office all generate electricity."

Cox said he has future plans to expand his business. "We have a 64-kilowatt system covering a third of our electricity. We want to do that much again. We want our electric bill as a whole to roughly drop that same percentage."

That would make it possible to expand to other areas, he said. "Our storage building and green house would be 100 percent solar-generated in the next phase. We've made a land purchase in Box Elder County where we hope to expand and grow more plants."

"Logan City is conducting a feasibility study," said Councilmember Mike Johnson. "The energy market is slowing down. We're struggling to find energy and keep the cost low."

Businesses are coming to Logan and some are more power hungry, he said. "Some are not coming in because we don't

have the energy."

With IIJA tax credit we could save between \$4 million to \$8 million on solar installation, said Johnson. "Municipalities were not able to get it before but now they can. Otherwise, a city like Logan would not be eligible."

The next step is for the city to complete a feasibility study and bring that before the city council to see if it is within the reach of the city's financial situation, he said. "If it's good, it will be bid out. We don't have the exact details. The study will give us direction."

The city's big focus is on local reliability and control and jobs, said Johnson. "The tax credit will help local communities."

"The excess power will go back on the grid," said Cox. "That's very important. It's a beneficial program available to us and other companies to grow our economy. It benefits everything."

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News Roundup

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HF Sinclair moves to downtown office location

HF Sinclair has reinforced its commitment to downtown Salt Lake City with regional office relocation to The 324. The 40,367-square-foot, long-term lease on the top floor of the five-story office building is blending history with modern workplace innovation, a company release said.

Mortenson Properties and Hamilton Partners — joint owners, renovators and operators of The 324 since 2020 — have integrated elements that reflect the building's evolving purpose, celebrating its past while looking to its future.

“By preserving its historic character while introducing modern amenities, we’ve created an inspiring workplace tailored for today’s workforce,” said Dan Ryan, managing director of Mortenson Properties. “HF Sinclair’s commitment to The 324 reflects the again-rising demand for quality office space in Salt Lake City. Companies need more than just a place to

work; they seek environments that foster collaboration, innovation and well-being.”

Located in the heart of downtown at the corner of 300 South (also known as Broadway) and State Street, The 324 offers quick and easy access not only to the city’s top dining, arts and entertainment destinations, but also an on-site parking garage with direct building access and close proximity to TRAX public transit.

Originally built in 1911, The 324 fuses its original brick and concrete elements with contemporary workplace solutions. The building’s modern amenities include an updated central lobby, fitness center, wellness room, bike and ski storage, EV charging stations in the connected parking garage, security services, and conference and training facilities. Spaces ranging from 4,000 to 20,000 square feet are available.

Reform RX acquired by Logan’s iFIT Inc.

Logan-based iFIT Inc., a designer and manufacturer of fitness equipment, has announced the acquisition of Reform RX, a California Pilates reformer equipment company. Pilates reformer machines are designed to enhance normal Pilates exercise routines.

“This move reinforces iFIT’s commitment to offering a holistic, full-spectrum fitness experience for both commercial and at-home users,” iFIT said in its announcement.

Reform RX, known for its Pilates reformers and content, caters to a diverse clientele ranging from boutique fitness studios to wellness centers across the U.K. and U.S. With the acquisition, iFIT will integrate Pilates reformers into its lineup of products, the company said. The integration will also include plans to enhance iFIT’s platform with Pilates-based programming.

“Pilates has become a cornerstone of

modern fitness, offering low-impact, core-focused movement that supports strength, flexibility and balance,” said Kevin Duffy, CEO of iFIT. “With the addition of Reform RX, we’re empowering our athletes with even more ways to move — whether they’re building out a studio or working out at home.”

“This partnership marks a new era, not just for Reform RX, but for the evolution of Pilates itself,” said Reform RX founder Yvie McGaffin. “We’ve reimagined what’s possible when technology meets intention, creating experiences that deepen the mind-body connection and empower people to move with purpose. Together with iFIT, we’re shaping a future where movement becomes more intelligent, more intuitive and profoundly transformative, supporting clients not just in fitness, but in lifelong health and well-being.”

Convenient Brands sells Dealer Pay to Vehlo Holdings

Draper-based Convenient Brands Inc., a platform of business technology companies that provide shop management software to auto repair businesses, as well as integrated payment processing services

to merchants in a range of industries, has sold Dealer Pay LLC, one of its portfolio companies.

The buyer is Vehlo Holdings, a provider of software and financial solutions for the

auto repair industry, based in Knoxville, Tennessee, and with an office in Logan.

Dealer Pay is an integrated payment processing and point-of-sale software solution for automobile dealerships that has seen significant growth in recent years due to its versatile payment options, reporting capabilities and customer service, said Vehlo.

Convenient Brands is a portfolio company of The Beekman Group, a private equity firm based in New York City, focused on the health care, consumer and business services sectors. Vehlo is owned by Greater Sum Ventures, a family invest-

ment firm in Knoxville.

“We congratulate Julie Douglas and the Dealer Pay team for developing such a strong payment processing solution for dealerships and for generating such strong growth. We wish them the best and are sure that Dealer Pay’s best years still lie ahead,” said Casey Leloux, CEO of Convenient Brands, and James Clippard, chairman of the firm, in a joint statement.

Convenient Brands’ other companies are Mainstreet Computers, ROME Technologies, ImEX Systems, Web-Est and Intellipay.

Midwest nonprofit healthcare group Avera joins Civica

Civica, a Lehi-based nonprofit pharmaceutical company created to prevent and mitigate drug shortages, has announced that Avera, a nonprofit healthcare provider in the upper Midwest United States, has joined the company.

Avera is a regional health system based in Sioux Falls, South Dakota, comprising more than 300 locations in 100 communities throughout South Dakota, Minnesota, Iowa, Nebraska and North Dakota.

Civica operates its CivicaScript not-for-profit generic drug company concept that was launched in 2018 as Civica Rx by a group of seven health systems, including Utah’s Intermountain Health. The group’s expressed goals at founding were to prevent and mitigate drug shortages and to significantly reduce the cost of high-priced generics. Civica Rx evolved to CivicaScript in 2020.

Under the Civica model, hospitals enter market-stabilizing contracts directly with the company, avoiding middlemen players. Doctors and pharmacists at member hospitals choose the drugs that

Civica provides. Civica offers all members the same cost-plus price for these products, regardless of hospital size, and strives to provide six months of buffer inventory.

“The partnership with Civica helps us better serve our patients by providing them the medicines they need at point of care,” said Thomas Johnson, vice president of diagnostic and therapeutic services at Avera. “Civica offers us an additional tool to ensure stability of supply and predictability of cost for medications, allowing us to focus our time on our priority: our patients.”

Since its founding, Civica has grown its membership and expanded its product offerings. Today, nearly 60 health systems are Civica members, which includes approximately 1,400 hospitals. The company currently delivers more than 70 drugs, including antibiotics, cardiovascular and pain medications used in urgent care settings, chosen by their member hospitals because they are at risk of shortage.

Press Ganey Forsta acquires InMoment

Press Ganey Forsta, a leading provider of experience measurement, data analytics and insights, is acquiring Salt Lake City-based InMoment, a customer experience technology company with deep expertise in AI, natural language processing and cross-industry solutions.

A news release said the two companies will combine their capabilities to deliver the most advanced experience technology, connecting employee, cus-

tomers and operational data to turn insights into action.

“In today’s competitive landscape, understanding customer sentiment and experience is one of the most powerful levers organizations have to build loyalty, earn trust and drive growth,” said Patrick T. Ryan, chairman and CEO of

see ROUNDUP page 7



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Parents Empowered launches campaign at Lagoon to prevent underage drinking

Becky Ginos
The City Journals

Lagoon is all about family fun and making memories, but its top priority is safety. With that in mind, Lagoon, in collaboration with Parents Empowered and Central 3 Communities That Care Coalition, recently unveiled a new statewide initiative to prevent underage drinking.

Guests will find interactive signage, activities and prizes throughout the park encouraging parents to connect with their children and educate them about the dangers of underage drinking.

"We're so honored to be a part of the Central 3 Communities That Care Coalition and working with Parents Empowered," said Julie Freed, director of special events at Lagoon. "It has been a natural fit for us. Here at Lagoon our No. 1 priority is — and must remain — safety."

Parents Empowered is also all about keeping kids safe, she said. "Parents Empowered is about the safety of our kids' brains and what better place to talk to your kids than while waiting and running in line for a roller coaster?"

Families have been coming to Lagoon for decades, said Freed. "We've been open for 140 years. They've been coming here to make memories. Parents bring their kids here to bond, and bonding is really what drives the message home. If you have a strong bond with your kids, they're going to listen to what you're saying."

Central 3 Communities That Care (CTC) is a volunteer-based coalition, said

Tonja Schilling, Central 3 CTC coordinator. "It's a substance use prevention coalition that serves Fruit Heights, Kaysville and Farmington."

Schilling said that in Davis County, most kids are alcohol-free. "We have a lot of positive experiences and outcomes already. However, we do show on our local chart data that those who have had alcohol in the past 30 days, a high percentage of that is at home with parent permission."

That's why this is a good partnership, she said. "To bring this messaging here at Lagoon where families are already spending time bonding and engaging and connecting. Those are all factors against underage alcohol use."

While at Lagoon, they'll be able to engage in interactive games and activities, said Schilling. "We have digital chitchat cards so they can have conversations with their family while in line for rides. Research shows that parents who spend time with their child daily and interact with them and be a part of their world actually reduce the likelihood of underage alcohol use."

"Farmington is proud to support the efforts of strengthening families and keeping our youth safe," said Farmington City Councilmember Melissa Layton. "This work matters to me. I have seven children and I've worked in the Davis School District for over 12 years and I've seen firsthand the effects that alcohol can have on underage children. When we connect as families, we take our power back to protect our children."

Underage drinking can change these developing brains and impair memory, learn-



Lagoon's installations have games for families and when they are all completed, kids can get a prize. Photo by Becky Ginos /The City Journals.

ing and good judgment, she said. "In addition, it can be linked to poor academic performance, to violence, to depression, suicide and many other mental illnesses and behavioral problems."

The earlier a person begins drinking, the more likely they are to abuse alcohol as adults, said Layton. "Simply spend time with your children, connecting, talking with them and opening up conversations about all the things that can prevent them from underage drinking."

"This is a meaningful and fun launch of our newest Parents Empowered partnership at the Department of Alcohol Beverage Services (DABS)," said Tif-

fany Clayson, executive director. "Our mission includes promoting the safe and responsible use of alcohol and that begins with prevention. Parents Empowered is one of the most effective tools we have to reach families with that message."

The significance of messaging placed at Lagoon is the number of Utah families and many others, even from out of state, who will travel to the park and take in this important message, said Clayson. "More than a million visitors come through the gates here every year. That's a massive impact and massive reach."

For more information about CTC visit dbh.utah.org/CTC.

ROUNDUP

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Press Ganey Forsta, in a release. "The ability to gain deep insights from the voice of the consumer directly shapes a company's brand, reputation and bottom line. Press Ganey Forsta is committed to leading with innovation and partnering with clients to elevate the human experience across their organizations. We're excited to welcome the InMoment team and deliver unmatched capabilities to our combined client base."

"In joining Press Ganey Forsta, we become part of an organization that has a demonstrated track record of innovation and elevating both the consumer and employee voice," said John Lewis, chairman and CEO of InMoment, in a company release. "Together, we have the resources to deliver even greater value to our clients — through faster insights, more advanced research tools,

and expanded expertise."

The acquisition also broadens Press Ganey Forsta's expertise across industries such as retail, hospitality, automotive and financial services, while deepening its leadership in health care through richer patient insights.

"InMoment and Press Ganey Forsta are both recognized by Gartner as 'Leaders' in the Magic Quadrant for Voice of the Customer Platforms, each bringing highly complementary strengths. Together, from Day One, we'll offer clients even more powerful experience and research tools to drive measurable outcomes," said Kyle Ferguson, CEO of Press Ganey Forsta's cross-industries division, in a release. "Beyond our leading technology, both companies share a strong commitment to deep client partnerships, industry expertise, and hands-on support — qualities our clients greatly value. These strengths remain central to everything we do."

Vamos Health expands to Ogden location

Vamos Health, a concierge medical practice in West Valley City, is expanding to Ogden. The new clinic, located on 2375 South, will have regular clinic hours 8 a.m. to 8 p.m. Monday through Friday, and 8 a.m. to noon on Saturdays.

"We recognize that navigating today's complex health care landscape can be overwhelming, if not impossible, for many Utah residents," said Vamos Health CEO John Woolley in a release. "That's why our mission is to clear away as many obstacles as possible on the path to better health. One way we can do that is by expanding to new communities. We're excited to begin supporting the health and well-being of Ogden families with our new clinic."

Woolley said the cost of both medical care and health insurance have skyrocketed, leaving many middle- to low-income Utah residents with few options for care, or none at all. Vamos Health is removing barriers and filling in gaps by providing comprehensive primary care and patient

navigation services in both English and Spanish for a low monthly subscription fee. No insurance is required.

Vamos Health's concierge-style service allows patients unlimited visits with their doctor either in person or virtually, offering same-day and next-day appointments, and no waiting.

Vamos offers men's and women's health, pediatrics and sports medicine, as well as specialty services like cardiology, dermatology, gastroenterology, neurology and more. Many routine labs are included with a membership, and prescription discounts are available. Vamos Health also offers health benefits to local employers and their teams.

The West Valley City location opened in May 2024 and enrolled more than 300 members in less than three months, underscoring the dire need for affordable and accessible care options. Plans are underway to open an additional location later this year.

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Guest Column

Deeper bank relationships can elevate small businesses

Most small-business owners are chief everything officers. Even when outsourcing or hiring to fill needs, their hands run deep in operations, finance, marketing, technology and sales. Consequently, some meaningful relationships go underdeveloped, including the important relationship between small-business owner and bank.

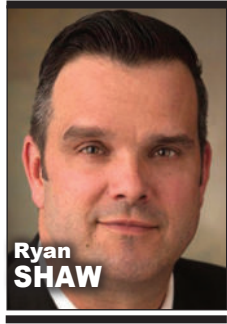
It's not that small-business owners don't value their bank. Most do. Rather, for time-crunched owner-operators, the relationship is transactional. The bank is home to their accounts and the place to deposit and withdraw money. It's where they turn to access capital and loans. For some, the bank is even a resource for managing cash flow. Yet for many, the bank — and by extension their banker — is not a trusted business advisor. It should be.

Conversations Lead to More Targeted Solutions

At the close of 2024, there were nearly 4,000 FDIC-insured banks in the U.S. Most offer a range of similar solutions. Even rates and terms tend not to vary dramatically.

So, what differentiates one bank from another? What makes a bank feel more than simply a checking or savings account?

The answer is simple. It is the relationship. It is a banker understanding the specific demands of a business and being able to provide much-needed advice and a tailored solution to a unique problem to achieve a specific outcome to help the business run better.



Ryan SHAW

In addition to being the wearer of many hats, business owners are experts in their trade. Oftentimes, that expertise is not financial.

But that's where business bankers come in. Their knowledge equips

them to address a range of complex scenarios. From a knowledge of products that may improve efficiency and profitability to experience helping address a host of financial challenges, business bankers can offer advice and expertise that small-business owners neither have themselves nor can easily access.

Examples include payments and receivables, invoicing, liquidity management, process automation and fraud protection. Business bankers are also well-versed in cash flow management — the lifeline of every successful enterprise.

The challenge is that financial operations is a bridge typically not crossed together. And this is a mistake, for the business — and the bank. In fact, the shift to a more consultative approach to business banking falls more on the bank than the business. Banks thrive when their clients thrive. Helping business owners understand how the money flows through their operation and where there may be opportunities to benefit from managing

their collection and payable processes differently creates opportunities for all.

Of course, this starts with conversations and building a relationship.

Transforming the Relationship Between Business and Bank

Banks realize differentiation is about more than the products and solutions they offer. Differentiation is about changing the relationship from transactional to consultative.

Some banks, for example, have programs that empower business owners to navigate their financial operations by providing them with an advisor who can work with them holistically across the business to reduce friction, improve efficiency and identify and act on opportunities for growth.

This advice-driven approach goes beyond traditional banking and offers strategic insights that help owner-operators make informed decisions to reach their financial goals. It puts small-business owners first and product-driven solutions second.

This is as it should be. If business owners view their banks only through the lens of product catalogs to navigate and choose from, banking is just another ball to juggle and hat to wear.

Conversations that Matter

Small-business owners are accustomed to facing more challenges than their larger counterparts. The impact of COVID-19, high-interest rates and tariffs are recent examples. Yet what makes small businesses

vulnerable — size and scope — is also their strength. Typically free from the red tape and stakeholder interests, they can be nimble and more quickly embrace innovative practices.

Here are some conversations small businesses should be having with their banks:

- Assessing the health of the business. What are concerns? How are payments?

- Exploring ways to improve cash flow. Capital is extremely valuable. Are business operations insulated from supply chain disruption? Can the business pivot to invest in technology to streamline operations?

- Addressing workforce challenges. Banks can offer a platform of benefits and specialized products to attract and retain employees.

Small businesses are the backbone of our economy. As the challenges continue to grow, there is no doubt they are up to the challenge. And with greater commitment from banks to collaborate more than sell, small businesses are equipped for greater resiliency and success.

Ryan Shaw is the Utah business banking leader with KeyBank in Salt Lake City.

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HEALTH CARE

• **Seek Labs**, a Salt Lake City-based company developing diagnostic and therapeutic solutions related to the detection and treatment of diseases, has announced that **Keith Marmer** will transition from president to the company's board of directors, effective June 30. Marmer joined Seek Labs as president in July 2023. He has over 30 years of experience as an entrepreneur, executive and investor in life sciences. Prior to joining Seek Labs, Marmer served as the chief innovation and economic engagement officer at the University of Utah. Prior to that, he was a co-founder and managing director of SG3 Ventures and also served as chief business officer at the University of Pennsylvania's Penn Center for Innovation.



Keith Marmer

RETAIL

• **Smith's Food & Drug** has named **Jordan Poff** as vice president of operations. He succeeds **Stacy Shaffner**, who has taken another position with the Fred Meyer Division. Poff will oversee all operations for Smith's 144 stores throughout the Intermountain West. He previously served as Kroger's vice president of retail operations and e-commerce operations. Poff joined the Kroger family of stores in 2005 as a courtesy clerk in the Cincinnati/Dayton Division. Over the next 15 years, he progressed through a variety of stores, district and division roles of increasing



Jordan Poff

responsibility, including department head and store manager. He later held key division-level roles, such as division key retailing manager and e-commerce manager. In 2020, as the COVID-19 pandemic transformed the retail landscape, Jordan led the planning and launch of Kroger's first Grocery Pickup Center. That same year, he moved into a corporate role as retail operations execution and innovation leader. He was later promoted to director of e-commerce experience and operations in 2021 and to his most recent role in 2023.

SERVICES

• **Scott Cuthbertson**, a veteran Utah business leader and former president and CEO of the Economic Development Corporation of Utah, has launched **Alpen Associates**, a Salt Lake City-based boutique consulting firm using innovative technology and strategies in the economic development industry. The firm offers a range of services, including management consulting, data analytics, market research, business recruitment and strategic planning. Cuthbertson's experience includes serving as chief operating officer for The Point development. Prior to that, he had a 15-year career in management consulting at PwC and Booz Allen Hamilton. He has served on several boards focused



Scott Cuthbertson

on infrastructure, innovation and opportunity, including as an appointed commissioner on the Utah Unified Economic Opportunity Commission, an appointee to Salt Lake City's Housing Trust Fund Advisory Board, and as a national director on the Public Development and Infrastructure Council at the Urban Land Institute. Cuthbertson's education includes an undergraduate degree from Brigham Young University.

TECHNOLOGY

• **Strider Technologies Inc.**, a Salt Lake City-based strategic intelligence company, has hired **Anthony DeMario** as executive vice president, promoted **Spencer Morris** to chief product officer, and announced that **Takashi Ito** is joining the company as an advisor. DeMario will support Strider's artificial intelligence strategy, including the expansion of Spark, the company's AI-powered intelligence engine. DeMario has more than 34 years of combined service in the Central Intelligence Agency and the United States military., including executive leadership roles with a strategic focus on the Middle East, Iran and global counterterrorism operations. Following DeMario's government service, he transitioned to the private sector, joining Apple as the director of insider threat and investigations. Most recently,



Anthony DeMario



Takashi Ito

DeMario served as chief operating officer at Advanced Archer Technologies, a specialized drone consulting firm. Morris will lead the development and evolution of Strider's strategic intelligence platform. He joined Strider in 2023 as vice president of product. Morris is a recognized expert in data intelligence and natural language processing. Prior to Strider, he was part of the executive team at fintech startup MX. Earlier in his career, Morris held key leadership roles at InMoment. Ito is a former senior general manager of the Corporate Economic Security Division at Mitsubishi Electric. He joined Mitsubishi Electric in 1986. Ito is regarded as one of Japan's foremost thought leaders on economic security. Since completing his term at Mitsubishi in March, he is now sharing his economic security knowledge and experience with organizations across various sectors.

• **Nusano**, a West Valley City-based company focused on the production of radioisotopes, has appointed **Rachel Culbertson** as vice president of supply chain. Culbertson and her team will oversee sourcing, internal operations and implementation of best practices to support reliable, high-volume production. Culbertson has more than 20 years experience in operations and logistics, with a track record in highly regulated and technical environments. Her career includes time at Rolls Royce, Eli Lilly and Novartis, where she served as the head of supply chain for radioligand therapy manufacturing operations.



Rachel Culbertson

Salt Lake Co. home prices still rising despite slower sales

Single-family home sales in Salt Lake County dropped 9.7 percent in the first quarter of 2025, according to figures released by the Salt Lake Board of Realtors.

The 1,618 units sold in 2025's Q1 compared to 1,875 for the same period last year. Higher mortgage rates — now nearing 7 percent — have influenced the slowdown along the Wasatch Front, the board said.

Despite slower sales, home prices have continued to grow. Salt Lake County's median single-family home price reached \$585,000 in the first

quarter, a 1.6 percent increase from \$575,000 last year. Weber County remains the most affordable region on the Wasatch Front, with a median price of \$469,000. Utah County leads as the most expensive, with a median price of \$590,000.

While most ZIP codes in Salt Lake County experienced fewer sales, some areas notably bucked the trend. West Valley City's ZIP code, 84119, saw an impressive 37 percent increase with 63 homes sold. Salt Lake City's 84105 area experienced a 25 percent rise, totaling 65 homes sold, and Sandy's

84092 posted a solid 15.1 percent increase with 61 homes sold.

Results were varied across other Wasatch Front counties. In Davis County, sales declined by 23.2 percent while Utah County sales dipped slightly by 1.3 percent. Tooele County sales dropped by 8.1 percent, but Weber County saw a modest uptick of 0.2 percent.

Condominium sales in Salt Lake County dropped to 678 units from 712 units a year ago, but condominium prices rose significantly, reaching a median price of \$431,995, up 6.5 per-

cent from the prior year.

A recent Salt Lake Board of Realtors analysis found that the annual income needed to comfortably afford a median-priced single-family home in Salt Lake County is now \$171,220. "Nonetheless, homeownership remains a powerful investment," the board concluded. A 2024 Aspen Institute report shows homeowners have a median net worth of approximately \$400,000, vastly surpassing renters' median net worth of \$10,400 — a 40-fold advantage emphasizing the long-term value of homeownership.

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CALENDAR

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June 10, 11 a.m.-1 p.m.

Professional Growth Luncheon, a ChamberWest Women in Business event. Speaker Kristin Andrus, founder, Gathering for Impact, will discuss "Gather, Grow, Serve: Expanding Into Our Fullest Selves at Every Stage of Life." Location is Summit Vista, 3390 W. Signal Peak Drive, Taylorsville. Cost is \$35. Details are at chamberwest.com.

June 10, noon-1:30 p.m.

"Starting Your Business 101," a Small Business Development Center event that takes place online. Details are at <https://clients.utahsbdc.org/events.aspx>.

June 11-13

2025 Rocky Mountain Bankruptcy Conference, an American Bankruptcy Institute event that is a gathering of regional judges and top practitioners to discuss timely insolvency topics. An interactive luncheon session will feature an economic outlook discussion between Charvi Gupta of Getzler Henrich & Associates LLC (New York) and Bankruptcy Judge Kevin Anderson (Salt Lake City). In addition, the International Women's Insolvency & Restructuring Confederation's Mountain Desert Chapter will be presenting a separate program in conjunction with the conference, titled "Beyond the Buzzword: DEI in Practice with Camille Bent." Location is Chateaux Deer Valley, 7815 Royal St., Park City. Cost is \$815 for ABI members, with added costs for optional events. Details are at <https://www.abi.org/hybrid/conference/rm25/page>.

June 11, 7 a.m.-3 p.m.

2025 Annual Golf Classic, a ChamberWest members-only event. Registration begins at 7 a.m., followed by shotgun start at 8 a.m. featuring a four-person scramble format. Location is Stonebridge Golf Club, 4415 Links Drive, West Valley City. Cost is \$450 per twosome, \$850 per foursome. Details are at chamberwest.com.

June 11, 9-10:30 a.m.

Breakfast & Women in Business, a multi-chamber event. Location is Legacy Retirement Center, 1617 Temple Lane, South Jordan. Cost is \$15. Details are at westjordanchamber.com.

June 11, 11:30 a.m.-1 p.m.

"Chamber Connections," a Davis Chamber of Commerce event. Location is Davis Chamber of Commerce, 450 S. Simmons Way, Suite 220, Kaysville. Free (food available for purchase). Open to the

public. No RSVP needed. Details are at davischamberofcommerce.com.

June 11, 11:30 a.m.-1:30 p.m.

Chamber Luncheon, a Point of the Mountain Chamber of Commerce event. Location is Topgolf, 484 N. Entertainment Way, Vineyard. Details are at thepointchamber.com.

June 11, 11:30 a.m.-1 p.m.

2025 Women in Business "Thrive" Series, a Cache Valley Chamber of Commerce event that is part of a 12-month program. Speaker Sharlene Wells, senior vice president of public relations and organizational communications, Mountain America Credit Union, will discuss "Leadership Excellence: Drive Success and Inspire Teams." Location is Logan Country Club, 710 N. 1500 E., Logan. Cost is \$25 for members and \$28 for nonmembers for individual events; \$375 for series (running through December) for members and \$400 for nonmembers. Details are at cachechamber.com.

June 11, 11:30 a.m.-1 p.m.

"Let's Do Lunch," a South Valley Chamber of Commerce event with the theme "What's New at Downtown Daybreak and The Ballpark at America First Square" and featuring an update on Downtown Daybreak growth with leadership from the Larry H. Miller Company and the Salt Lake Bees, plus a tour of the new ballpark. Location is The Ballpark at America First Square, 11111 S. Ballpark Drive, South Jordan. Cost is \$23 for members, \$35 for nonmembers. Details are at southvalleychamber.com.

June 11, 4-5:30 p.m.

"3x3 Networking: Building Your AI Leadership Toolkit," a Women Tech Council event. Event will include a panel discussion featuring senior technology leaders who are actively navigating the AI transformation, plus structured networking sessions about AI tools, leadership and strategy. Location to be announced. Cost is \$15. Registration can be completed at Eventbrite.com.

June 11, 5-7 p.m.

"Business After Hours," an Ogden-Weber Chamber of Commerce event. Location is Ogden Nature Center, 996 W. 12th St., Ogden. Free for members and first-time guests, \$10 for nonmembers. Details are at ogdenweberchamber.com.

June 11, 6-7:30 p.m.

"Online Marketing Fundamentals," a Small Business Development Center event that takes place online. Details are at <https://clients.utahsbdc.org/events.aspx>.

June 12, 11:30 a.m.-1 p.m.

Women in Business Summer Social, Luncheon & Wellness Activity, a Davis Chamber of Commerce event. Location is The Caledonia, 170 N. Main St., Layton. Cost is \$25 for members, \$35 for guests. Registration is required. Details are at davischamberofcommerce.com.

June 12, 11:30 a.m.

Health and Wellness Advocate and Practitioner Networking Lunch, a Silicon Slopes Workplace Health and Wellness Chapter event. Location is Arempas, 220 W. 7200 S., Midvale. Cost is price of lunch. Details are at <https://app.siliconslopes.com/events>.

June 12, 4-6 p.m.

"Uniting Voices: Empowering Women through ERGs," presented by BioHive WITS and about how to create, grow and lead impactful ERGs. Location is Recursion, 41 S. Rio Grande St., Salt Lake City. Details are at <https://lu.ma/ucuul18r>.

June 12, 6-8 p.m.

"Business Essentials," a Small Business Development Center event that takes place online. Details are at <https://clients.utahsbdc.org/events.aspx>.

June 13, 11:30 a.m.-1 p.m.

"Grow with AI: Prompt Essentials," a Small Business Development Center event. Location is SBDC at Davis Technical College. Details are at <https://clients.utahsbdc.org/events.aspx>.

June 13, noon

"Friday Conversation," a Silicon Slopes event. Speaker is David M.R. Covey, vice president of strategic markets at Acumen Learning. Location is 2600 Executive Parkway, Suite 140, Lehi. Free. Details are at <https://app.siliconslopes.com/events>.

June 13, 1-3 p.m.

National Civics Bee Utah State Finals, presented by the Salt Lake Chamber and the U.S. Chamber of Commerce Foundation and featuring students in grades 6-8. Winner of the state finals will receive a trip to Washington, D.C., to compete in the national championship this fall. Location is Vieve Gore Concert Hall, Emma Eccles Jones Conservatory, Westminster University, 1840 S. 1300 E., Salt Lake City. Free. Details are at slchamber.com.

June 17, 11:30 a.m.-1 p.m.

Leadership Luncheon, a Cache Valley Chamber of Commerce event. Location is Logan Golf & Country Club, 710 N. 1500

E., Logan. Cost is \$20 for members and \$23 for nonmembers pre-registered; \$25 for members and \$28 for nonmembers not pre-registered. Details are at cachechamber.com.

June 18, 11:30 a.m.-1 p.m.

Business Alliance Networking Luncheon. Location is Boondocks Fun Center, 525 Deseret Drive, Kaysville. Free (lunch is available for purchase). No RSVP needed. Details are at davischamberofcommerce.com.

June 18, 5:30-6:30 p.m.

"Tax Planning Clinic," a Small Business Development Center event that takes place online. Details are at <https://clients.utahsbdc.org/events.aspx>.

June 18, 6-8 p.m.

"Marketing Clinic," a Small Business Development Center event that takes place online. Details are at <https://clients.utahsbdc.org/events.aspx>.

June 19, noon

Mental Health Town Hall, presented by Silicon Slopes and Promise2Live. Location is Silicon Slopes, 2600 Executive Parkway, No. 140, Lehi. Details are at <https://app.siliconslopes.com>.

June 19, 6:30-8:30 p.m.

"How to Start a Business 101," a Small Business Development Center event. Location is Orem/Provo SBDC at Utah Valley University. Details are at <https://clients.utahsbdc.org/events.aspx>.

June 20, 8:30-10 a.m.

"Friday Connections," a multi-chamber networking event. Location is Utah Trucking Association, 4181 W. 2100 S., West Valley City. Cost is \$5 for members, \$10 for nonmembers. Details are at chamberwest.com.

June 20, noon

"Friday Conversation," a Silicon Slopes event. Speaker is Chrisi Hammer, CEO and co-founder of Sunshine Buns. Location is 2600 Executive Parkway, Suite 140, Lehi. Free. Details are at <https://app.siliconslopes.com/events>.

June 20, 4 p.m.

"Innovation Meets Investment," a Silicon Slopes event focused on how professional financial guidance can empower a business. Location is Renaissance Financial, 9815 Monroe St., Sandy. Details are at <https://app.siliconslopes.com/events>.

see CALENDAR page 11


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Cynda Walter
 Founder & President, People Empowered, Inc.

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CALENDAR

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June 23, 6:30 a.m.-3 p.m.

June Golf Tournament, a Davis Chamber of Commerce event. Registration begins at 6:30 a.m. Lunch takes place when golf is finished. Location is Valley View Golf Course, 2501 E. Gentile St., Layton. Details are at davischamberofcommerce.com.

June 23, 8 a.m.-noon

2025 WBN Golf Clinic, a Utah Valley Chamber of Commerce Women’s Business Network event featuring hands-on golf instruction for first-time and beginner golfers from coach Sue Nyhus. Check-in begins at 8 a.m. Breakfast is at 8:30 a.m., with golf instruction starting at 9 a.m. Location is Fox Hollow Golf Club, 1400 N. 200 E., American Fork. Cost is \$35 (golf clubs are not required but attendees are encouraged to bring them if they have them). Details are at thechamber.org.

June 24, 11:15 a.m.-1 p.m.

“Connect & Cultivate: A Summer Social,” a South Valley Chamber of Commerce event. Location is Market Street Grill, 2985 E. Cottonwood Parkway, Cottonwood Heights. Cost is \$23 for members, \$35 for nonmembers. Details are at southvalleychamber.com.

June 24, 11:30 a.m.-1 p.m.

Women in Business, an Ogden-Weber Chamber of Commerce event. Location is Jeremiah’s, 1307 W. 12th St., Marriott-

Slaterville. Cost is \$25 for members and first-time guests, \$35 for nonmembers. Details are at ogdenweberchamber.com.

June 25, 11:30 a.m.-1 p.m.

“Chamber Connections,” a Davis Chamber of Commerce event. Location is Davis Chamber of Commerce, 450 S. Simmons Way, Suite 220, Kaysville. Free (food available for purchase). Open to the public. No RSVP needed. Details are at davischamberofcommerce.com.

June 25, 3-4 p.m.

“Solve the Business Puzzle,” a Women’s Business Center of Utah event. Speaker Camille Wilcox will discuss “Digital Marketing: Short-Form Video Tips & Techniques.” Free. Details to be announced at wbcutah.org.

June 25, 5-6:30 p.m.

“Connect After Hours,” a South Valley Chamber of Commerce event. Location is Kona Grill, 13253 S. Teal Ridge Way, J190, Mountain View Village Shopping Center, Riverton. Cost is \$15 for members, \$25 for nonmembers. Details are at southvalleychamber.com.

June 25, 6-7:30 p.m.

“Facebook/Instagram Ads: Create and Manage Ads Like a Pro,” a Small Business Development Center event that takes place online. Details are at <https://clients.utahsbdc.org/events.aspx>.

June 26, noon-1 p.m.

Women in Business Meeting, a Box Elder Chamber of Commerce event.

Contact the chamber office for meeting location and to RSVP. Cost is \$10. Details are at boxelderchamber.com.

June 26, 5-6 p.m.

Legal Workshop (in English and Spanish), a Small Business Development Center event. Location is Orem/Provo SBDC at Utah Valley University. Details are at <https://clients.utahsbdc.org/events.aspx>.

June 26, 6-7 p.m.

Intellectual Property Clinic, a Small Business Development Center event that takes place online. Details are at <https://clients.utahsbdc.org/events.aspx>.

June 27, noon

“Friday Conversation,” a Silicon Slopes event. Speaker is Adam Edmunds, CEO of Entrata. Location is 2600 Executive Parkway, Suite 140, Lehi. Free. Details are at <https://app.siliconslopes.com/events>.

July 2, 11:30 a.m.-1 p.m.

Business Alliance Networking Luncheon. Location is Boondocks Fun Center, 525 Deseret Drive, Kaysville. Free (lunch is available for purchase). No RSVP needed. Details are at davischamberofcommerce.com.

July 3, 9-10:30 a.m.

“Sweets & Strategies,” a Women’s Business Center of Utah networking event. Location is Roots Coffee, 774 S. 300 W., Salt Lake City. Free. Details are at wbcutah.org.

July 9, 11:30 a.m.-1 p.m.

“Chamber Connections,” a Davis Chamber of Commerce event. Location is Davis Chamber of Commerce, 450 S. Simmons Way, Suite 220, Kaysville. Free (food available for purchase). Open to the public. No RSVP needed. Details are at davischamberofcommerce.com.

July 9, 11:30 a.m.-1 p.m.

2025 Women in Business “Thrive” Series, a Cache Valley Chamber of Commerce event that is part of a 12-month program. Speaker Lavanya Mahate, founder of Saffron Valley Restaurants and Rise Culinary Institute, will discuss “Entrepreneurial Mindset: Discover Opportunities for Business and Career Growth.” Location is Logan Country Club, 710 N. 1500 E., Logan. Cost is \$25 for members and \$28 for nonmembers for individual events; \$375 for series (running through December) for members and \$400 for nonmembers. Details are at cachechamber.com.

July 9, 5-7 p.m.

“Business After Hours,” an Ogden-Weber Chamber of Commerce event. Location is Pioneer Days Rodeo Grounds, 668 17th St., Ogden. Free for members and first-time guests, \$10 for nonmembers. Details are at ogdenweberchamber.com.

July 11, noon

“Friday Conversation,” a Silicon Slopes event. Speaker is Natalie Cope,

see **CALENDAR** page 12



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CALENDAR

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vice president of development strategy at Thanksgiving Point. Location is 2600 Executive Parkway, Suite 140, Lehi. Free. Details are at <https://app.siliconslopes.com/events>.

July 14

Slopes Cup '25, a Silicon Slopes event. Check-in is at 8 a.m., followed by golf at 9 a.m. (scramble format), and lunch and raffle at 2 p.m. Location is Alpine Country Club, 5000 W. Alpine Country Club Lane, Highland. Cost is \$1,500 per foursome. Details are at <https://www.siliconslopes.com/slopes-cup>.

July 15, 11:30 a.m.-1 p.m.

Leadership Luncheon, a Cache Valley Chamber of Commerce event. Location is Logan Golf & Country Club, 710 N. 1500 E., Logan. Cost is \$20 for members and \$23 for nonmembers pre-registered; \$25 for members and \$28 for nonmembers not pre-registered. Details are at cachechamber.com.

July 16, 11:30 a.m.-1 p.m.

Business Alliance Networking Luncheon. Location is Boondocks Fun Center, 525 Deseret Drive, Kaysville. Free (lunch is available for purchase). No RSVP needed. Details are at davischamberofcommerce.com.

July 17, 10-11:30 a.m.

"Business 101: Essential Steps for New Entrepreneurs," a Women's Business Center of Utah event that takes place online. Free. Details are at wbcutah.com.

July 18, 8:30-10 a.m.

"Friday Connections," a multi-chamber networking event. Location is Utah Trucking Association, 4181 W. 2100 S., West Valley City. Cost is \$5 for members, \$10 for nonmembers. Details are at chamberwest.com.

July 22, 11:30 a.m.-1 p.m.

Women in Business Luncheon, an

Ogden-Weber Chamber of Commerce event. Location to be determined. Cost is \$25 for WIB members and first-time guests, \$35 for nonmembers. Registration deadline is July 15 at noon. Details are at ogdenweberchamber.com.

July 23, 11:30 a.m.-1 p.m.

"Chamber Connections," a Davis Chamber of Commerce event. Location is Davis Chamber of Commerce, 450 S. Simmons Way, Suite 220, Kaysville. Free (food available for purchase). Open to the public. No RSVP needed. Details are at davischamberofcommerce.com.

July 28, 6:30 a.m.-3 p.m.

July Golf Tournament, a Davis Chamber of Commerce event. Registration begins at 6:30 a.m. Lunch takes place when golf is finished. Location is Valley View Golf Course, 2501 E. Gentile St., Layton. Details are at davischamberofcommerce.com.

July 29, 11 a.m.-1 p.m.

Business Women's Forum 2025. Presenter Katy Blommer, vice president, enterprise affiliate and American Express National Bank governance, American Express, will discuss "Own Your Life, Own Your Career: The Unexpected Path to Your Career Success." Location is Ken Garff University Club, Rice-Eccles Stadium, 451 S. 1400 E., Salt Lake City. Cost is \$35 for members, \$50 for nonmembers before July 22; cost rises by \$15 thereafter. Details are at slchamber.com.

Aug. 6, 11:30 a.m.-1 p.m.

Business Alliance Networking Luncheon. Location is Boondocks Fun Center, 525 Deseret Drive, Kaysville. Free (lunch is available for purchase). No RSVP needed. Details are at davischamberofcommerce.com.

Aug. 8, noon

"Friday Conversation," a Silicon Slopes event. Speaker is Amy Osmond Cook, co-founder and chief marketing officer at Fullcast. Location is 2600 Executive Parkway, Suite 140, Lehi. Free. Details are at <https://app.siliconslopes.com/events>.

Aug. 13, 8 a.m.-1:30 p.m.

2025 WBN Golf Scramble, a Utah Valley Chamber of Commerce Women's Business Network event that is a nine-hole, scramble-format event. Registration and breakfast begin at 8 a.m., followed by 9 a.m. shotgun start and lunch, awards and networking noon-1:30 p.m. Location is Fox Hollow Golf Club, 1400 N. 200 E., American Fork. Cost is \$400 per foursome. Details are at thechamber.org.

Aug. 13, 11:30 a.m.-1 p.m.

"Chamber Connections," a Davis Chamber of Commerce event. Location is Davis Chamber of Commerce, 450 S. Simmons Way, Suite 220, Kaysville. Free (food available for purchase). Open to the public. No RSVP needed. Details are at davischamberofcommerce.com.

Aug. 13, 11:30 a.m.-1 p.m.

2025 Women in Business "Thrive" Series, a Cache Valley Chamber of Commerce event that is part of a 12-month program. Speaker Trina Limpert, co-founder at Tech-Moms, will discuss "Money Matters: Navigate Your Finances and Future with Confidence." Location is Logan Country Club, 710 N. 1500 E., Logan. Cost is \$25 for members and \$28 for nonmembers for individual events; \$375 for series (running through December) for members and \$400 for nonmembers. Details are at cachechamber.com.

Aug. 13, 5-7 p.m.

"Business After Hours," an Ogden-Weber Chamber of Commerce event. Location is Mountain West Architecture, 543 25th St., Ogden. Free for members and first-time guests, \$35 for nonmembers. Details are at ogdenweberchamber.com.

Aug. 14, 11:30 a.m.-1 p.m.

Women in Business Luncheon, a Davis Chamber of Commerce event. Details to be announced at davischamberofcommerce.com.

Aug. 18, 8 a.m.-2 p.m.

Chamber Cup Golf Tournament 2025, a Salt Lake Chamber inaugural event. Registration and continental breakfast begin at 8 a.m., followed by

9 a.m. shotgun start. Location is Jeremy Ranch Golf and Country Club, 8770 Jeremy Road, Park City. Cost is \$2,000 per foursome, \$550 per individual player. Sponsorships are available. Details are at slchamber.com.

Aug. 19, 11:30 a.m.-1 p.m.

Leadership Luncheon, a Cache Valley Chamber of Commerce event. Location is Logan Golf & Country Club, 710 N. 1500 E., Logan. Cost is \$20 for members and \$23 for nonmembers pre-registered; \$25 for members and \$28 for nonmembers not pre-registered. Details are at cachechamber.com.

Aug. 20, 7:30 a.m.-3 p.m.

Annual Chamber Golf Classic Fundraiser, an Ogden-Weber Chamber of Commerce event. Check-in and breakfast start at 7:30 a.m., followed by 8:30 a.m. shotgun start and 1 p.m. lunch and award presentations. Location is Mount Ogden Golf Course, 1787 Constitution Way, Ogden. Cost is \$250 for individual golfers, \$1,000 per foursome. Sponsorships are available. Details are at ogdenweberchamber.com.

Aug. 20, 11:30 a.m.-1 p.m.

Business Alliance Networking Luncheon. Location is Boondocks Fun Center, 525 Deseret Drive, Kaysville. Free (lunch is available for purchase). No RSVP needed. Details are at davischamberofcommerce.com.

Aug. 20, noon-1 p.m.

"Solve the Business Puzzle," a Women's Business Center of Utah event with the theme "How to Create a Social Media Strategy: From No Idea to Lead Collection." Event takes place online. Free. Details are at wbcutah.org.

Aug. 21, 10-11:30 a.m.

"Business 101: Essential Steps for New Entrepreneurs," a Women's Business Center of Utah event. Event takes place online. Free. Details are at wbcutah.org.

Aug. 21, 11:30 a.m.-1 p.m.

Chamber Luncheon, a Davis Chamber of Commerce event. Details to be announced at davischamberofcommerce.com.

C-PLUS

from page 1

particularly with record levels of federal investments in our built environment," said Lingkun Li, president of the Utah section, adding that the new state assessment speaks to Utah's unique characteristics, trends and challenges.

"Reliable infrastructure is a backbone of Utah's economy," he added. "When our infrastructure is working, it is typically out of sight and out of mind." But Utah infrastructure troubles can have major consequences to public health, safety and welfare and can jeopardize economic growth, "and we need to do everything possible to prevent future disruptions," he said.

Overwhelmed infrastructure can take the form of water mains breaking and shutting down businesses, or load restrictions forcing cargo trucks on long detours, he said.

Common themes seen in the report involve population growth, increasing severe and frequent environmental threats, and water supply concerns. "Each of these factors are having major impacts on our infrastructure, which has faced funding gaps over the last few decades," Friant said.

Population growth is pushing infrastruc-

ture systems to their limits, and those systems are vulnerable to both natural and manmade threats. While Utah has high grades, "expanding or improving assets must remain a top priority," he said.

Of the categories assessed, aviation (C-plus) was the only one to show improvement from 2020's C grade, thanks mostly to improvements at Salt Lake City International Airport. Bridges, stormwater and transit saw decreases but were nonetheless significantly higher than the national category grades.

Other Utah grades are:

- Roads, B-plus. Friant said 95 percent of Utah roads are in good or fair condition, mostly due to funding and intensive planning.

- Bridges, B, down from B-plus in 2020. Utah has a lower percentage of bridges in good condition compared with 2020, while the percentage in fair or poor condition rose. Utah still was ahead of the national averages. But if the state does not speed its bridge construction, it would take more than a century at the current pace to replace all existing bridges in Utah.

- Transit, B-minus, which is leaps and bounds ahead of the national's D grade but below Utah's B-plus of 2020. Utah's eight transit agencies provide access to 95 percent of the state population, the highest rate in

the nation. "Overall, more investment and a focus on resilience will help the transportation categories, but they're in great shape compared to the rest of the nation," he said.

- Drinking water: B-minus, which Friant called "another great grade." But most of the state's pipelines are more than 50 years old. The EPA estimates water infrastructure needs will exceed \$38 billion by 2060.

- Wastewater systems: C, with a need to expand to meet expected demand over the next 40 years.

- Levees, D-minus, with most at least 60 years old.

- Canals, D-plus, with most built in the 1800s. "These are systems that protect households and businesses from flooding," Friant said of levees and canals, "but we don't know their condition, in many cases, which is a major public safety hazard."

- Dams, C-plus.
- Hazardous waste, C-plus.
- Solid waste, B-minus.
- Stormwater, C.

The Utah section has several recommendations, mostly tied to increased government funding. Ongoing analysis is needed to plan for Utah's future growth, aging bridges should have prioritized funding, water systems should collaborate with state agencies and other stakeholders to ensure the Great Salt Lake is restored to

healthy conditions, and more funding is needed to improve dam safety, it said. Rehabbing all dams could take 50 years.

Friant noted that the report card is a snapshot of infrastructure conditions and focuses on systems. "These grades are not a reflection on the people who work hard every day to operate and maintain those systems and have done incredible work with the resources made available to them," he said.

The full report is available at <https://infrastructurereportcard.org/state-item/utah/>.

The week the report card was released, Gov. Spencer Cox signed an executive order launching the BUILD Coordinating Council, which will bring together state agencies to streamline efforts, align long-range planning, and make the most of shared opportunities. The council will work to meet growing demands for housing, transportation, water, energy, open space, recreation and air quality, while preserving the exceptional quality of life Utahns value, the governor said.

"As Utah evolves, everything from water use to transportation is affected," Cox said. "This council will help us combine efforts and make better decisions to maintain the quality of life that makes Utah exceptional."

Industry Briefs

Company news information may be sent to brice.w@thecityjournals.com.

ECONOMIC INDICATORS

• **Three Utah companies** are on a list of companies where people would work for **free for one year**, “if it guaranteed them a job at the end,” according to a survey by **Bisnar Chase**. They are **Adobe** (Lehi campus), at No. 111 overall; No. 137 **O.C. Tanner** and No. 139 **BambooHR**. The top-ranked company overall is Google in California. Details are at <https://www.bestattorney.com/payless-passion-work-for-free/>.

• **Three independent businesses in Utah** are on a list of “**America’s Top 10 Best-Branded Independent Businesses**,” compiled by **Piktochart** and based on a survey. They are **Publik Coffee Roasters**, **Bix Bakery & Café** and **Tea Zaanti**, all in Salt Lake City. The top-ranked business nationally is Bourbon Barrel Foods in Louisville, Kentucky. Details are at <https://piktochart.com/blog/small-business-brand-survey/>.

• **Utah** is ranked No. 1 on a list of “**Best States for Senior Happiness**,” compiled by **Caring.com**. It analyzed factors such as happiness levels per state, the number of senior centers per state, and good health rates of those over 60 years old. Utah was followed by, in order, Idaho, Connecticut, Delaware and Nebraska. Utah has 1.51 senior centers per 100,000 population (highest among states), 21.48 percent of its seniors (65 and older) living alone (third-lowest among states), and an average life expectancy at birth of 78.2 years. Utah is ranked No. 1 for overall senior health. About 44 percent of older individuals in Utah volunteer, the highest rate in the U.S. Details are at <https://www.caring.com/resources/senior-happiness-index/>.

• Carpenter ants, spiders, rodents and cockroaches are likely to be the **most problematic pests** in Utah this summer, according to **Smith’s Pest Management**. That’s because Utah had a relatively dry winter. Details are at <https://smithspestmanagement.com/blog/post/summer-pests-2025/>. Meanwhile, **Utah** is ranked No. 40 on a list of “**Most Vulnerable States for Indoor Pests**,” compiled by **Home Gnome**. The

top-ranked state is Florida. The bottom-ranked state is Alaska. Details are at <https://homegnome.com/blog/studies/most-vulnerable-states-indoor-pests/>.

GOVERNMENT

• **CenCore**, a Springville-based security solutions company, has been awarded a \$19 million contract by the **U.S. Department of Defense** and the **U.S. Marine Corps Warfighting Lab** to build the first-of-its-kind mobile Sensitive Compartmented Information Facilities (SCIFs) at the TS/SCI level for the USMC’s Project 7/11. The project will rapidly deploy CenCore’s containerized secure units, otherwise known as mobile SCIFs, to the battlefield. CenCore’s CSUs are manufactured in Aurora, Colorado. The CSUs will enable completely secure edge computing, mission command, and resilient communications in austere environments for the warfighter.

MILESTONES

• The **Tooele Walmart Supercenter** recently celebrated its 35th anniversary. It was the first store for the retailer in Utah. Associates who have been with the store since the first day were honored: **Suzanne Brown** (fashion), **Michelle Baker** (fashion), **Lorraine Mascarenas** (online shopping) and **Carrie Chadwick** (pharmacy). The anniversary celebration included Tooele Mayor Debbie Winn; Jared Stewart, economic development director; Chief of Police Adrian Day; Fire Chief Matt McCoy; and Keith Bird, executive director of the Tooele Education Foundation. The foundation and the Tooele fire and police departments each received \$2,000 grants from Walmart.

NONPROFITS

• **Ducks Unlimited Inc.**, a nonprofit organization working to conserve North America’s wetlands, grasslands and other waterfowl habitats, has completed a restoration project it led, in partnership with the **New State Duck Club**, of Burton Dam. The dam is at the northern end of the Jordan River. It has been reconstructed and modernized, restoring a vital link in the

Great Salt Lake’s water delivery system. The dam had been in a state of disrepair for years. It directs water into the NSDC, a privately managed wetland complex, and eventually into the Farmington Arm of Great Salt Lake. The NSDC has managed this landscape since the late 1800s. The aging dam structure limited the club’s ability to manage water effectively, causing significant annual losses, up to 7,000 acre-feet of freshwater. The new infrastructure, including a tilting weir and stop-log system, now allows for precise flow control, greater capacity, and reliable delivery of excess water to the lake. The outflow structure on the sewage canal was also retrofitted and new monitoring equipment will be installed at the dam and the canal outflow.

REAL ESTATE

• **Corliss Management Group**, a Washington-based, fifth-generation, family-owned real estate investment and development firm, has entered the Utah market with the acquisition of a single-tenant net lease industrial asset at 3685 S. 500 W., South Salt Lake. The acquisition includes a 31,716-square-foot warehouse on 1.97 acres, currently leased to MasTec, a publicly traded infrastructure construction company. The property features upgraded infrastructure, including new HVAC systems, a new roof and expansive outdoor storage space, plus 33,000 square feet of excess land for future use. Corliss said it plans to invest \$25 million to \$75M in the Greater Salt Lake City area over the coming years. With a focus on stabilized, income-producing assets, the company has acquisition targets including industrial, self-storage and retail properties ranging from \$5 million to \$15 million. As an all-cash buyer with no financing contingencies, CMG is particularly drawn to off-market and distressed asset opportunities and is building relationships with local brokers and advisors.

RECOGNITIONS

• The **South Valley Chamber of Commerce** has announced the recipients of its **2025 Titan Awards**: **Jeremy Andrus**, president and CEO of Traeger Grills, along-



Jeremy Andrus



Kristin Andrus



Amy Rees Anderson



Katy Welkie

side his wife, **Kristin Andrus**; **Amy Rees Anderson**, managing partner of REES Capital; and **Katy Welkie**, CEO of Primary Children’s Hospital and vice president of children’s health for Intermountain Health. Since its inception in 2009, the Titan Award, the highest honor given by the chamber, has recognized business and community leaders who demonstrate long-term commitment, civic engagement and exceptional impact in Utah. Jeremy Andrus is also known for his leadership at Skullcandy and deep involvement in Utah’s business ecosystem. Kristin Andrus also is a passionate community advocate known for her work on hands-on service and philanthropy. Anderson’s REES Capital is an angel investing firm she founded to support entrepreneurs and startup companies. She previously founded and led MediConnect Global, a health information company that she sold in 2012. Anderson is a speaker, author and philanthropist. Welkie is a lifelong health care leader and pediatric advocate and has overseen major expansions in pediatric care access, innovation and research. The honorees will be celebrated at the 16th Annual Titan Awards, presented by The Larry H. Miller Co., on Oct. 29 at the Grand America Hotel in Salt Lake City. The 2025 Small Business of the Year will also be announced at the event. In its fourth year, the award recognizes a local company that exemplifies entrepreneurial excellence and meaningful community contribution. Details are at www.southvalleychamber.com/titanawards.

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PUBLIC NOTICES

NOTICE OF TRUSTEE'S SALE

The following described property will be sold at public auction to the highest bidder, without warranty, payable in lawful money of the United States at the time of sale, at the Front Entrance of the DAVIS COUNTY COURTHOUSE located at 800 W State St, Farmington, UT 84025, on Thursday, June 26, at 1:00 pm of said day, for the purpose of foreclosing a Trust Deed originally executed by DAVID MARENGO as Trustor(s), in favor of Godnick Investment L.C., covering real property located at the purported address of 1246 South 1175 East, Clearfield, Utah 84015, and more particularly described as:

All of Lot 36, FALCON MEADOWS SUBDIVISION, Clearfield City, Davis County, Utah, according to the official plat thereof. Tax Serial No. 09-286-0036

The current beneficiary of the trust deed is GODNICK INVESTMENT, L.C. and the record owner(s) of the property as of the recording of the notice of default is DAVID MARENGO.

A \$5,000.00 cashier's check payable to the Trustee must be tendered by the highest bidder at the sale and the balance of the purchase price must be paid by cashier's check within 24 hours of the sale. Dated this May 17, 2025,

/s/ Spencer Ball
Successor Trustee 9672 S 700 E, Ste 200 Sandy, UT 84070
(801) 453-2000
Publishing: 5/26/2025, 6/2/2025, 6/9/2025

ANNOUNCEMENT OF APPOINTMENT AND NOTICE TO CREDITORS

Probate No.
253700284

IN THE
Second Judicial District Court
DAVIS COUNTY
STATE OF UTAH

In the matter of the Estate of
THE ESTATE OF PAUL RAYMOND
ALLRED

Krista Allred
Whose address is 40 East 300 South, Kaysville, Utah 84037 has been appointed Personal Representative of the above-entitled estate. Creditors of the estate are hereby notified to:
(1) deliver or mail their written claims to the Personal Representative at the address above;
(2) deliver or mail their written claims to the Personal Representatives attorney of record, Taylor Stone at 991 Shepard Ln Suite 210, Farmington, UT 84025
(3) file their written claims with the Clerk of the District Court at Farmington District Court, 800 W State St, Farmington, UT 84025 in Davis County, or otherwise present their claims as required by Utah law within three months (90 days) after the date of the first publication of this notice or be forever barred.

Dated this May 27, 2025
/s/ Krista Allred
/s/ Taylor Stone
991 Shepard Ln Suite 210, Farmington, UT 84025
Publishing: 5/30/2025, 6/6/2025, 6/13/2025

PUBLIC NOTICE

In the District Court of Utah 2nd Judicial District Davis County
Court Address 800 West State Street, Farmington, UT 84025

In the Matter of the Adoption of
Kellan Casey Hann and Khloe Cynthia Hann (adoptee's name)
Notice of Adoption and Notice of Rights (for publication)
Case Number 252700047
Judge Direda

"The State of Utah To: Jonathan Gregory Hann You are being notified of the Petition to Adopt Kellan Casey Hann and Khloe Cynthia Hann. You have the right to file a motion to intervene with this court. If your motion to intervene is granted, you have the right to oppose this adoption.

If you want to intervene in this adoption, you must file a motion to intervene with this court within 30 days after which is the last date this notice will be published. And you must serve a copy of your motion on petitioner or their attorney at: Joshua Erin Morales, 914 S 1213 E, Fruit Heights, UT 84037. (name and address) If you do not file a motion to intervene within that time, you waive any right to further notice in this adoption, forfeit all rights in relation to the adoptee, and are barred from bringing or maintaining any action to assert any interest in the adoptee.

You may obtain a copy of the Petition to Adopt and other court records in this case only if your motion to intervene is granted.

You also have the right to consent to this adoption.

5/28/25
Joshua Erin Morales
914 S 1213 E, Fruit Heights, UT 84037

(801) 698-2158
Publishing: 6/9/2025, 6/16/2025, 6/23/2025, 6/30/2025

ANNOUNCEMENT OF APPOINTMENT and NOTICE TO CREDITORS

Michael K. Hepworth (UT-15157) Christoffer T. Binning (UT-17942) Andrew S. Rawlings (UT-15235) Caleb R. Marshall (UT-19309) Hepworth Legal
320 West 500 South, Suite 200
Bountiful Utah 84010
801-872-2222
michael@hepworthlegal.com
cbinning@hepworthlegal.com
arawlings@hepworthlegal.com
cmarshall@hepworthlegal.com
Counsel for Personal Representative
IN THE SECOND JUDICIAL DISTRICT COURT IN AND FOR DAVIS COUNTY, STATE OF UTAH
In the Matter of the Estate of GEORGE ALLEN HIBLER, Deceased.

Civil No. 243700558
Judge Jennifer Valencia
David Allen Hibler has been appointed personal representative of this estate. All persons having claims against the decedent must present their claims in writing within three months after the date of the first publication of this notice or the claims will be forever barred. Written claims may be: Delivered or mailed to the personal representative or their attorney at the address below; OR
Filed with the Clerk of the District Court in Davis County.
David Allen Hibler
1705 Beaver Lake Blvd.
Plattsmouth, NE 68048
(402) 670-4959
dhibler48@gmail.com
Publishing: 6/9/2025

UTAH DEPARTMENT OF ENVIRONMENTAL QUALITY DIVISION OF WASTE MANAGEMENT AND RADIATION CONTROL

NOTICE OF PUBLIC COMMENT ON
Action Resources Inc
Used Oil Transporter Permit (UOP-0115) Modification
ALR000007237

The Director of the Division of Hazardous Waste and Radiation Control invites public comments on the modification of the used oil transporter permit for Action Resources Inc to change the address for the Utah office location and other information. The proposed permit modification has been reviewed and has been determined to meet the requirements of Utah Administrative Code R315-15.

A fifteen-day public comment period to receive comments for Action Resources Inc's used oil transporter permit modification will commence on Monday, June 2, 2025, and end at 5:00 p.m. on Tuesday, June 17, 2025.

Documents related to this application can be reviewed at the Division of Waste Management and Radiation Control Public Notices website at <https://deq.utah.gov/public-notices-archive/waste-management-radiation-control-public-notices>. If further information or assistance in obtaining a copy of documents is required, contact Leonardo Calcagno at 385-499-0872.

Written comments will be accepted if received by 5:00 p.m. on June 17, 2025. Written comments must be directed to the following address:

Douglas J. Hansen, Director
Division of Waste Management and Radiation Control
Utah Department of Environmental Quality
P.O. Box 144880
Salt Lake City, UT 84114-4880
Comments can also be submitted electronically by email to: dwmrpublic@utah.gov. Comments submitted by email must be identified using the following in the subject line: "Action Resources Inc's Used Oil Transporter Permit Modification." All documents included in the comments must be submitted in pdf format or as ASCII (text) files.

Under Utah Code Section 19-1-301.5 a person who wishes to challenge a Permit Order may only raise an issue or argument during an adjudicatory proceeding that was raised during the public comment period and was supported with sufficient information or documentation to enable the director to fully consider the substance and significance of the issue.

In compliance with the Americans with Disabilities Act, individuals with special needs (including auxiliary communicative aids and services) should contact LeAnn Johnson, Office of Human Resources at 385-226-4881, Telecommunications Relay Service 711, or by email at leannjohnson@utah.gov.

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emergency declared by Pres. Donald Trump on Jan. 20, aimed, in part, at decreasing reliance on foreign energy.

The result was an accelerated environmental review by the Bureau of Land Management (BLM) with a completion timeline of 14 days. That accelerated review led to approval of the mine operation. BLM completed its assessment early, paving the way for mining operations to begin. The Velvet-Wood project was the first in the nation to undergo the Trump-ordered accelerated review process. Industry sources told the Business Journal that a normal timetable for an environmental assessment of a new mine by the federal government is at least a year and has taken as much as five years in the past.

The Velvet-Wood project aims to produce uranium, which is used as a fuel in nuclear power plants, as well as vanadium, used in the production of steel alloys. It is being built on the site of an older mine that closed in the 1980s. Anfield also plans to restart its Shootaring Canyon uranium mill, 45 miles south of Hanksville in Wayne County — one of only three licensed, permitted and constructed conventional uranium mills in the country — to extract uranium from Velvet-Wood ore.

Environmental groups have raised concerns about completing the National Environmental Policy Act review (NEPA) in under two weeks. NEPA processes typically include analysis of potential impacts on the project environment, alternatives to consider and any mitigation of impacts on public lands including watersheds. The process also usually includes opportunities for public participation in the form of comments and sometimes hearings. According to BLM documents, public input was not required because of the president's emergency order.

"This approval marks a turning point in how we secure America's mineral future," said Secretary of the Interior Doug Burgum. "By streamlining the review process for critical mineral projects like Velvet-Wood, we're reducing dependence on foreign adversaries and ensuring our military, medical and energy sectors have the resources they need to thrive. This is mineral security in action."

According to data from the U.S. Energy Information Administration and published by Anfield, U.S. commercial nuclear reactors have almost complete reliance on foreign imports of uranium. While it varies year to year, from 2019 to 2023 nearly half of U.S. uranium came from Canada and Australia, with Russia, Kazakhstan and Uzbekistan making up most of the rest of imported uranium for commercial nuclear reactors.

"The Velvet-Wood project will bring new jobs and infrastructure to the area, reopen and expand the existing underground mine and restore the land once mining is finished," the DOI said. "Most of the work will take place underground, targeting known mineral deposits left from earlier operations."

Anfield reported that between 1979 and 1984, the Velvet mine produced 4 million pounds of uranium and 5 million pounds of vanadium. While the Velvet project could include opening of existing declines and vents, the Wood area of the project has not been mined but is adjacent to the Velvet project.

"We are very pleased that the Department of the Interior has greenlit our Velvet-Wood project in an expedited manner," said Corey Dias, CEO of Anfield Energy. "This confirms our view that Velvet-Wood was well-suited for an accelerated review, given that it is a past-producing uranium and vanadium mine with a small environmental footprint. The company will now pivot to advancing the project through construction and, ultimately, to production."

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Work Daze

Tell your inner critic to shut it

You really aren't any good at your job, and you're even worse at hiding it. The mistakes you make are going to sink your career and your company. That's why everyone at work hates you.

This isn't my opinion; it's yours.

The words come straight from your "inner critic" — that persistent interloper who hides inside your brain, criticizing you when anything goes wrong and belittling you when anything goes right.

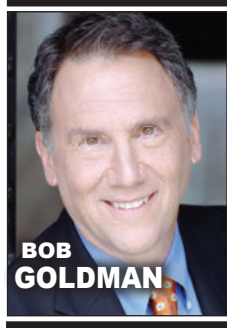
Or so I learned in "Don't Silence Your Inner Critic. Talk to It," a recent Ron Carucci article in the Harvard Business Review. As an executive coach who works with high-placed CEOs, Carucci reveals that a 2023 survey showed "97 percent of successful senior executives had questioned some aspect of their leadership abilities."

If the big fish question their performance, what hope is there for minnows like thee and me?

Since you are unlikely to banish your inner critic, it makes sense to develop the emotional jiu-jitsu necessary to wrestle it to the ground. Carucci has developed four moves you can use, and I'll chime in with a tweak or two to keep you from tapping out.

No. 1: Trace the Origin Story.

That voice in your head may come off as a highly insightful, all-powerful business genius, but everything it knows it learned



BOB GOLDMAN

in the sandbox. Yes, all the insults and indignities you suffered as a child are what motivate your inner critic today.

"The critic's voice isn't the voice of truth," Carucci writes. "It's the voice of memory."

Since your inner critic knows so much about you, it is helpful to give it a name. Carucci cites "Little Me Trying to Survive." I opt for more specificity, like "Third Grade Me Being Picked Last for Soccer Again" or "Teenage Me Whose Parents Won't Let Me Get a Nose Piercing."

Instead of letting childhood experiences haunt you, lean into them. Remember those parent-teacher meetings that occurred regularly when you were in middle school? Now that you're in mid-career, it's time to bring them back. Have your parents come into the office for a parent-manager meeting. They should bring photos of you as a baby and videos of all your birthday parties. If your manager doesn't understand what a special person you are, they'll at least see what you've had to deal with at home, which could go a long way to excusing your weird

behavior at work.

No. 2: Separate the Method from the Message.

Your inner critic is not trying to hurt you; it's trying to protect you. To find the helpful nuggets of truth behind the constant litany of fear and doubt, start a conversation with your inner critic. Feel free to let your inner third-grader fly.

Inner critic: It's a big assignment and you'll definitely screw it up.

You: It is a big assignment, so I will make sure I am well-prepared to execute flawlessly.

Inner critic: You're a loser.

You: You're a jerk-face.

Inner critic: Loser!

You: Jerk-face!

You can conduct this dialog in your journal or in your head, but I recommend conducting it out loud, loudly. When everyone in the office hears you talking to yourself, you'll never get another big assignment, which solves a lot of problems. (Remember: if you dialog at lunch, your inner critic never picks up a check.)

No. 3: Lead with Self-Compassion, Not Judgment.

Sometimes your inner critic is right. If it points out a mistake you've made, it's OK to forgive yourself and "learn from setbacks rather than collapse under them."

"Yes, I made a blunder in the new-product introduction and it will likely cost the company a ton of money," you admit, "but I'm a good person and once I gave a stray cat a bowl of milk, so I shouldn't feel bad about screwing up the product introduction or the fact I found someone else to take the blame for my mistake."

Is this kind of delusional rationalizing effective? Well, it works for your manager, and they wouldn't give a stray cat bupkis.

No. 4: Give the Critic a New Script.

Your goal is to turn your inner critic "from a punisher into a protector, from a saboteur into a strategist."

Inner Critic: You should never have been hired for this job. You're a total fake.

You: You're absolutely right. I'm quitting.

Inner Critic: You don't have the nerve to quit.

You: Just watch me.

Inner Critic: What will I do? How can I criticize you?

You: That's your problem. I'm going to get a nose piercing.

Bob Goldman was an advertising executive at a Fortune 500 company. He offers a virtual shoulder to cry on at bob@bgplanning.com.

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Mountain View Village, Riverton, UT. Developer: CenterCal Properties



Above: Mountain View Village Market Hall, Riverton, UT. Below: COMPASS, Sandy, UT. Developer: The Boyer Company & Gardner Group

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AO's contribution to Utah's residential market is marked by the delivery of more than 860 apartment units to date, with several high-impact projects in the pipeline including:

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- **COMPASS**, Sandy, UT: This fully entitled mixed-use development includes 280 apartments, co-op work space, public plaza and amenities.
- **Elliott**, Salt Lake City, UT: A 328-unit mixed-use project blending bold design and community living for the next wave of urban professionals.
- **District North**, Salt Lake City, UT: Recently approved by the City, this project will comprise 350 apartments blending timeless urban living and modern convenience.



Millhaus, Millcreek, UT. Developer: The Boyer Company

AO collaborates with a distinguished roster of clients and partners in the Utah region, including esteemed firms like **Boyer Company**, **CenterCal Properties**, **Dakota Pacific Real Estate**, **Elevated Property Company**, **Salt Lake City International Airport**, **Sunwell Communities**, **Gardner Group**, **Wasatch Residential Group**, and **Asana Partners**.

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- **Pierpont Remodel**, Salt Lake City, UT: AO revitalized a historic two-story mixed-use building through façade preservation, tenant improvements, and landscape design, blending old and new.
- **El Cholo Restaurant**, Salt Lake City, UT: As Architect of Record, AO delivered an inviting dining space for the iconic El Cholo brand, balancing functionality with character.
- **Foothill Village**, Salt Lake City, UT: AO transformed this aging two-story shopping center through comprehensive remodeling, including a new parking structure and upgraded landscape and hardscape.
- **Amazon Delivery Stations**: AO designed logistics facilities in North Salt Lake City and West Jordan that meet Amazon's high-performance standards for modern delivery operations.
- **Bear Lake**, Garden City, UT: This 105-acre resort features nearly 500 glamping sites and over 33,000 square feet of amenities, including a village-style main street, poolside bar, and community support facilities designed for elevated outdoor hospitality.

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