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## OF NOTE



### Take the baby for a walk

The nation with the lowest birth-rate in the world is seeing more sales of pet strollers than baby strollers. South Korean online marketplace Gmarket reports that of the total number of strollers sold on the platform in the first three quarters of this year, 57 percent were for pets, up from 33 percent just three years ago. According to Statistics Korea, the country's total fertility rate — the average number of births per woman throughout her childbearing years — dropped from 1.48 in 2000 to 0.78 last year.

## IN SANPETE, SEVIER AND WAYNE COUNTIES

### Inland port board hears Central Utah project proposal

**Brice Wallace**  
*Business Journal*

The Utah Inland Port Authority board has another project area to consider, one that supporters believe could bring a slew of economic benefits to Central Utah.

The proposed Skyline Corridor Project Area in Sanpete, Sevier and Wayne counties will be considered for approval by the board at its Oct. 7 meeting in

Richfield. At a recent board meeting at the Utah Capitol when the proposal was discussed, backers echoed that the creation of the project area could "ensure the community's resilience and prosperity for years to come," as stated in UIPA documents.

As proposed, the Skyline Corridor consists of a total of 1,420 acres in five zones but not in one piece of property. There are 31 scattered areas in Richfield alone. Areas in the project zone range

in size from 0.22 acres to 330.12 acres in Ephraim, Gunnison, Salina and Richfield cities and in unincorporated Wayne County. Project area zones would have their own goals and objectives but could

**see UIPA page 12**

## UTAH'S CONSUMER SENTIMENT CONTINUES ITS UPWARD TREND

The sentiment among Utah consumers continues to brighten. Utah's consumer sentiment index increased by 2.3 percent in August, continuing the upward trend that began in the spring. The index rose from 81.1 in July to 83 in August, according to the University of Utah's Kem C. Gardner Policy Institute Survey of Utah Consumer Sentiment. A similar survey conducted by the University of Michigan also found a 2.3 percent increase in sentiment among Americans as a whole during August — from 66.4 to 67.9.

"Consistent with other Utah economic indicators such as job growth, Utah consumer sentiment continued to increase in August," said Phil Dean, chief economist at the Gardner Institute. "With broad-based interest rate cuts on the horizon and mortgage rates already lower than several months ago, consumers may foresee some relief from recent economic pressures. Even so, economic uncertainty remains, including from the pending election, international events, continued inflation, and other factors."

The Utah consumer confidence survey uses key questions from the University of Michigan's Survey of Consumers. These questions measure residents' views of the present economic situation and their expectations for the economy in the future. Data gathered from the key questions are used to create the consumer confidence index for Utah. Demographic questions are included in the questionnaire to allow for additional analysis of the data and to assess the representativeness of the sample.

The full results of the monthly Utah Consumer Sentiment survey can be accessed through the Gardner Institute website at [gardner.utah.edu](http://gardner.utah.edu).



The foundation of a new home in Salt Lake County's Daybreak community sits ready for carpenters. A researcher from the Kem C. Gardner Policy Institute told a recent gathering that Utah needs 150,000 new housing units in the next six years to just maintain its current shortage.

## Eskic: Utah needs 150,000 homes to alleviate its housing 'gridlock'

**Brice Wallace**  
*Business Journal*

Attempting to "put some numbers behind it," a housing analyst recently told a Salt Lake City crowd that Utah continues to face housing shortages and affordability issues.

Speaking to an audience of more than 350 people at ULI Utah's Third Annual Housing Summit at Rice-Eccles Stadium, Dejan Eskic, senior research fellow at the Kem C. Gardner Policy Institute at the University of Utah, said Utah needs to build 150,000 housing units in the next six

years in a market that "is in gridlock a little bit."

"Between today and 2030, to keep the housing shortage where it is, we need to build about 153,000 units across the state," he said. "If we don't, that housing shortage will just progress further and further, and we'll find ourselves going through the next decade of similar conversations and similar pains."

Along the Wasatch Front, the asking monthly rent for a single-family home is \$2,200, while the mortgage payment is

**see HOUSING page 14**

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# News

## State strikes GSL water and land conservation deal with Compass Minerals

One of the major companies that draws its livelihood from the Great Salt Lake has signed a voluntary agreement making commitments to the long-term health of the Northern Utah body of water. In a pact with the Utah Division of Forestry, Fire and State Lands (FFSL), Compass Minerals Inc. has agreed to water and land conservation measures that the two parties have been negotiating since March.

The new deal will permanently direct over 200,000 acre-feet of water to the Great Salt Lake every year. FFSL leaders said the agreement is a historic first following a bill passed by the Legislature earlier this year that tightened regulations on mineral extraction to better manage the industry's water consumption.

"This agreement is an example of the good we can accomplish when public and private come together to be a part of the solution," said Gov. Spencer Cox, in a statement released with the announcement. "We look forward to the lasting

benefit this will make toward the health and sustainability of the lake for generations to come."

"The Great Salt Lake is a vital ecosystem and economic engine that we must all work to protect, and Compass Minerals stands with the many diverse stakeholders contributing toward the preservation of this globally significant resource," said Edward C. Dowling Jr., Compass president and CEO. "Through this voluntary agreement, we commit to significant contributions toward lake health, while also ensuring future predictability in our water use allotment that supports sustainable production at our Ogden facility."

Compass Minerals is among the companies that extract minerals from the Great Salt Lake's mineral-heavy brine. It has collected salt, sulfate of potash and magnesium chloride from the lake for over 50 years.

Mineral extraction accounts for about 8 percent of the lake's water consumption through evaporation processes.

HB453 mandates that the Utah Division of Water Rights create a water distribution plan for the lake and a severance tax for lake minerals. In response to the bill, Compass Minerals agreed to a plan for voluntary water consumption reduction, among other things. Under the agreement, Compass Minerals can withdraw up to its full water right when the lake levels are high, but it agreed to go below its right when levels are low — even suspending operations if the lake falls to the near-all-time lows it experienced in 2022.

Also under terms of the agreement, Compass Minerals will donate non-production-related water rights totaling approximately 201,000 acre-feet annually to be used by the state of Utah for lake conservation and preservation. Additionally, the company will remit back to the state nearly 65,000 acres of leasehold property currently not used in its production.

"When lake levels are high, Compass can withdraw up to its existing water right, just as they could always do.

But in years with lower lake levels, they have committed to decreasing their water use or suspending it completely if the lake reaches the critical levels we experienced several years ago," said Jamie Barnes, director of the Utah Division of Forestry, Fire and State Lands.

"We have been working with stakeholders across the state to identify ways to conserve water and ensure it makes it to the lake," said Brian Steed, Great Salt Lake commissioner. "We recognize restoring the lake to healthier levels will take years, and we appreciate the action Compass Minerals is taking today to help protect the lake. Together, we can make a difference."

Compass Minerals produces salt products for winter road maintenance and other consumer, industrial, chemical and agricultural products, including plant nutrition and fire-retardant products. The company operates 12 production and packaging facilities with nearly 2,000 employees throughout the U.S., Canada and the U.K.



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# Rocky Mountain Power backs off of huge rate increase proposal

Rocky Mountain Power has bowed to public and official pressure and reduced its proposed rate hike made in June. In its revised rate increase application, the utility lowered its proposed hike from 30.5 percent to 18.1 percent.

The company said it is revising its request to “further mitigate the customer impacts of the general rate case,” it said in its application, referring to its initial rate increase proposal.

In the new proposal, rates would only go through the first increase phase initially filed by Rocky Mountain Power. The new schedule presented by the company

would take residential rates from 10.96 cents per kilowatt-hour to 12.94 cents per kilowatt-hour, effective on Feb. 23, 2025. The second installment, scheduled for January 2026 that would have taken the rate to 14.31 cents per kWh, wouldn’t go into effect.

The change would represent a \$14.28 monthly increase for the average Utah household, versus the original full two-phase proposal of \$24.14 a month.

“The company has heard the concerns of its customers regarding the requested increase in this case combined with other cost pressures and continued to

review ways of further mitigating the impact of the requested increase on customers,” the new application reads.

Officials from Utah Clean Energy, a nonprofit that advocates to advance clean energy technologies, said they are still reviewing the details, but the rate hike adjustment should be “welcome news for Utah ratepayers at least for the short-term.”

“However, most of the remaining proposed 18 percent increase is still tied to rising fossil fuel costs and PacifiCorp’s insurance premiums increasing due to wildfires, so we are still at risk for more rate spikes in the future,” Logan Mitchell, climate scientist and energy analyst,

said in a statement. “This underlines the need to add more zero fuel cost energy like wind, solar, and geothermal to protect customers from rising and volatile fuel prices.”

Rocky Mountain Power had cited increased costs of fuel and wholesale power, in addition to ongoing new electric transmission and generation projects as the principal causes for the hike.

Rocky Mountain Power’s initial rate hike request was met with a great deal of opposition from ratepayers and government officials, including Gov. Spencer Cox, who said, “I will do everything I can to make sure a rate increase of that magnitude never sees the light of day.”

## Deer Valley reveals ski season updates

As part of its “Expanded Excellence” initiative, first announced last fall, Deer Valley Ski Resort in Park City will open the first phase of its announced expansion in time for the 2024-25 ski season. Opening this year are three new chairlifts, over 300 new skiable acres, several new ski runs and 500 additional skier parking spots originating from the Deer Valley East Village, currently under development with access from U.S. Route 40.

Opening this year are the Keetley Express, a six-person chairlift with a bubble, connecting Deer Valley East Village to the existing Deer Valley footprint, dropping skiers off near the bottom ter-

minal of the Sultan Express chairlift on Bald Mountain. The additional two chairlifts, Hoodoo Express and Aurora, will service new beginner-level ski trails and provide return access to the new Deer Valley East Village.

The new facilities opening this year will be joined next season by six additional chairlifts, including a 10-passenger gondola, nearly 100 new ski runs and 700 more parking spaces.

“In just a couple of months, we are looking forward to welcoming our guests to experience the beginning of Deer Valley’s Expanded Excellence vision,” said Todd Bennett, president and chief operating officer of Deer Valley.

## Finanzas Utah launches, brings financial education to Utah Hispanic community

Finanzas Utah, a new financial education initiative, has launched with an office in Sandy to serve the Hispanic community in Utah. The company will provide financial education resources at no cost or low cost, aimed at helping Spanish-speaking residents better manage their finances and achieve their financial goals.

Finanzas Utah is part of startup incubator The Mill Entrepreneurship Center, and is also supported by the SBA’s Small Business Development Center (SBDC) program, both located in Sandy.

The company was founded by Juan Carlos Pinto, a former financial professional with a background in banking and insurance. Pinto previously worked as a private banker with JPMorgan Chase and as an insurance professional with New York Life in Silicon Valley, California.

“Our mission at Finanzas Utah is to empower the Hispanic community in Utah by providing the knowledge and tools necessary to make informed financial decisions,” said Pinto. “We believe

that financial education should be accessible to everyone, regardless of their background or economic situation.”

Finanzas Utah will offer a range of educational services, including workshops, online classes, and free one-on-one consultations. Some of these classes will be offered in partnership with other financial service providers in the areas they serve, Pinto said.

The new service’s website, FinanzasUT.com, is now live, with access to information about local banks and credit unions, their bank accounts, credit cards and a directory of financial professionals available to assist the community.

The Mill Entrepreneurship Center is a startup incubator that provides resources, mentorship and support to new and growing businesses in Utah. The Small Business Development Center, a nationwide program, offers comprehensive business assistance, helping entrepreneurs succeed at every stage of their journey.

## WGU acquires Tennessee-based education technology company

Salt Lake City-based Western Governors University (WGU) has announced the acquisition of Craft Education Inc. to accelerate of its endeavor to develop, launch and scale work-based learning pathways.

Nashville, Tennessee-based Craft Education is a education technology company focused on apprentice-based programs with a platform for establishing, monitoring, reporting and facilitating on-the-job training aligned with degree programs and work-ready skills.

“With this acquisition, WGU fast-tracks its ability to innovate and scale work-based curriculum and new student experience designs,” the school said in a statement. “The combination accelerates the expansion of apprenticeship and other embedded job programs alongside WGU’s existing degree and certificate offerings across education, health care, technology and business.”

“Combining Craft with WGU represents a step-function advancement in our mission and pace of innovation to improve quality, access, equity and outcomes in education relevant to the world of work,” said Scott Pulsipher, president of the national nonprofit university. “While WGU’s current model serves many, there are so many more who are acquiring knowledge and skill through work. Work-based learning, leveraging our competency-based approach, is the future of pathways to both activate talent from everywhere and meet the strategic workforce needs of the future.”

“We are seeking to build the best work-based learning pathways in the country, modeling for other higher education institutions how to connect learning and work at scale,” said Courtney Hills

McBeth, chief academic officer and provost at WGU. “Our investment will turbocharge this initiative and extend our innovative approach to linking students to careers and improving student outcomes, while demonstrating our leadership at the frontier of creating more pathways to opportunity.”

With the acquisition of Craft Education, Mallory Dwinal-Palisch, CEO and founder of Craft, and its employees will join WGU. As part of the acquisition, WGU intends to retain the Craft Education name and will establish a new, nonprofit operating division. Dwinal-Palisch will serve as executive director of this division, leaving her role as chancellor at Reach University. The Craft division will focus on developing the ecosystem platform for enabling work-based pathways across higher education and employer partners, including WGU.

In addition, WGU will establish an academic department inside the university to focus on the design, development and scaling of work-based programs across its schools of education, health, technology and business. This organization will define and provide differentiated and consistent tech-enabled learning, instruction and student-experience models across WGU’s program portfolio and build the presence and partnerships necessary to scale enrollment locally and nationally, the university said.

Earlier this month, WGU announced it had reached a historic milestone by conferring 50,168 degrees, earned by 49,564 students, in academic year 2024. Sixty-seven percent of those graduates were from one or more underserved populations — students of color, first in family to attend college, rural residents or low-income earners.



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# Jordan River revitalization projects underway thanks to \$7M in federal, state and local government grants

**Bailey Chism**  
The City Journals

Efforts to revitalize the Jordan River ecosystem are now in motion.

On Aug. 30, various organizations came together at the Big Bend Restoration Area to mark the start of a significant riparian and watershed restoration initiative. This large-scale project, backed by \$7 million in funding from federal, state and local government and

nongovernmental sources, aims to enhance the 51-mile waterway.

The initiative encompasses four major projects along the river's course. West Jordan will spearhead the restoration of Big Bend's native floodplain and riparian forest, while also adding trails, river access and open spaces. A half-mile section of the river will be reconstructed as part of this plan, building on efforts that began in 1998 to address damage caused by the nearby Sharon Steel Corp. mill.

The Utah Division of Forestry, Fire and State Lands, together with the Jordan River Commission, will lead another project focused on removing invasive species such as phragmites and tamarisk from over a dozen locations in Salt Lake and Utah counties. These areas will be replanted with approximately 20,000 native trees and shrubs over the next two years.

Additionally, the Rockies Chapter of the National Audubon Society will manage a project targeting invasive species control and shorebird habitat restoration near the Jordan River delta, a crucial area for shorebirds at the southeast end of the Great Salt Lake.

The Jordan River Commission will also launch a new outreach campaign to promote the health of the Jordan River watershed. This effort will include monitoring aquatic, riparian and upland habitats within the river's ecosystem.

Together, these four projects are expected to play a crucial role in restoring the river's watershed and improving the health of its riparian areas.

The majority of the funding comes from a \$4.99 million federal grant provided by the National Fish and Wildlife Foundation, which received support from Utah's congressional delegation. This was the only Utah project among the 74 conservation initiatives awarded over \$141 million nationwide by the foundation. The remaining funds were contributed by state and local governments, private donors and in-kind support from various groups, totaling over \$7 million to meet the grant's matching requirement, according to project officials.

## Herriman, Bluffdale join SVC

The cities of Herriman and Bluffdale have joined the South Valley Chamber of Commerce.

"This collaboration marks a significant milestone in the economic development of both cities, providing local businesses with access to the resources, networking opportunities and advocacy offered by the South Valley Chamber," the chamber said in a release.

"We are thrilled to join forces with the South Valley Chamber of Commerce," said Lorin Palmer, mayor of Herriman. "This agreement will open new doors for our local businesses, providing them with the tools and support they need to thrive in today's competitive market. Herriman is committed to fostering a diverse business community, and this partnership is a significant step toward achieving that goal."

"Bluffdale is proud to be a part of the South Valley Chamber," said Bluffdale Mayor Natalie Hall. "This partnership will support the growth of our existing businesses and provide regional opportunities for our business community to connect, engage and learn through the chamber's business educational programs."

Jay Francis, president and CEO of the South Valley Chamber, said, "We are excited to welcome Herriman and Bluffdale into the chamber family. Both cities are home to dynamic and innovative businesses, and we look forward to working together to foster growth and prosperity in the region."

"This partnership comes at a time of rapid growth and development for Herriman and Bluffdale as they continue attracting new residents and businesses," the chamber statement said. "Both cities are poised to leverage this momentum by aligning with the South Valley Chamber, ensuring sustained economic development and a thriving business environment."

## BUSINESS JournalIST

### Utah's Six Tallest Buildings

Whether or not you consider them to be skyscrapers or just very tall high-rise buildings, Utah's built structures are relatively minuscule when compared to the whoppers in many cities around the world. For example, the world's tallest building is Burj Khalifa in Dubai, United Arab Emirates, standing 2,717 feet tall and featuring 163 floors (plus two below ground). In the U.S., the title of tallest belongs to One World Trade Center in New York City, at 1,776 feet and with 94 floors.

So, how does Utah compare? Consider these, all in Salt Lake City.

- **Astra Tower** at 89 E. 200 S., stands 450 feet high and has 40 floors. It's expected to be completed in 2025.

- **Wells Fargo Center** at 299 S. Main St., rises 422 feet and has 24 floors. It was completed in 1998.

- **LDS Church Office Building** at 50 E. North Temple, is 420 feet tall, has 28 floors and was completed in 1972.

- **95 State Street at City Creek** at 95 S. State St., rises 395 feet. Completed in 2021, it has 25 floors.

- **111 South Main** at 111 S. Main St., reaches 387 feet in height. With 25 floors, it was finished in 2016.

- **99 West on South Temple** at 99 W. South Temple, shoots up 375 feet. Completed in 2011, it has 30 floors.

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**ASSOCIATE PUBLISHER**

David Gregersen | [david.g@thecityjournals.com](mailto:david.g@thecityjournals.com)

**MANAGING EDITOR**

John Rogers | [john.r@thecityjournals.com](mailto:john.r@thecityjournals.com)

**ASSOCIATE EDITOR/REPORTER**

Brice Wallace | [brice.w@thecityjournals.com](mailto:brice.w@thecityjournals.com)

**ADVERTISING EXECUTIVES**

Dale Dimond | [dale.d@thecityjournals.com](mailto:dale.d@thecityjournals.com)  
Mieka Sawatzki | [mieka.s@thecityjournals.com](mailto:mieka.s@thecityjournals.com)  
Jason Corbridge | [jason.c@thecityjournals.com](mailto:jason.c@thecityjournals.com)  
Ryan Casper | [ryan.c@thecityjournals.com](mailto:ryan.c@thecityjournals.com)  
Kayla Palmer | [kayla.p@thecityjournals.com](mailto:kayla.p@thecityjournals.com)  
Greg Tanner | [greg.t@valuepagesutah.com](mailto:greg.t@valuepagesutah.com)

**CIRCULATION COORDINATOR**

Lydia Rice | [lydia.r@thecityjournals.com](mailto:lydia.r@thecityjournals.com)  
385-557-1022

**OFFICE COORDINATOR**

Dionne Halverson | [dionne.h@thecityjournals.com](mailto:dionne.h@thecityjournals.com)  
385-557-1022

**GRAPHIC DESIGN**

Anna Pro  
Ty Gorton  
John Rogers

**SALT LAKE BUSINESS JOURNAL**

9500 South 500 West, Suite 205  
Sandy, UT 84070

PHONE: 801-254-5974

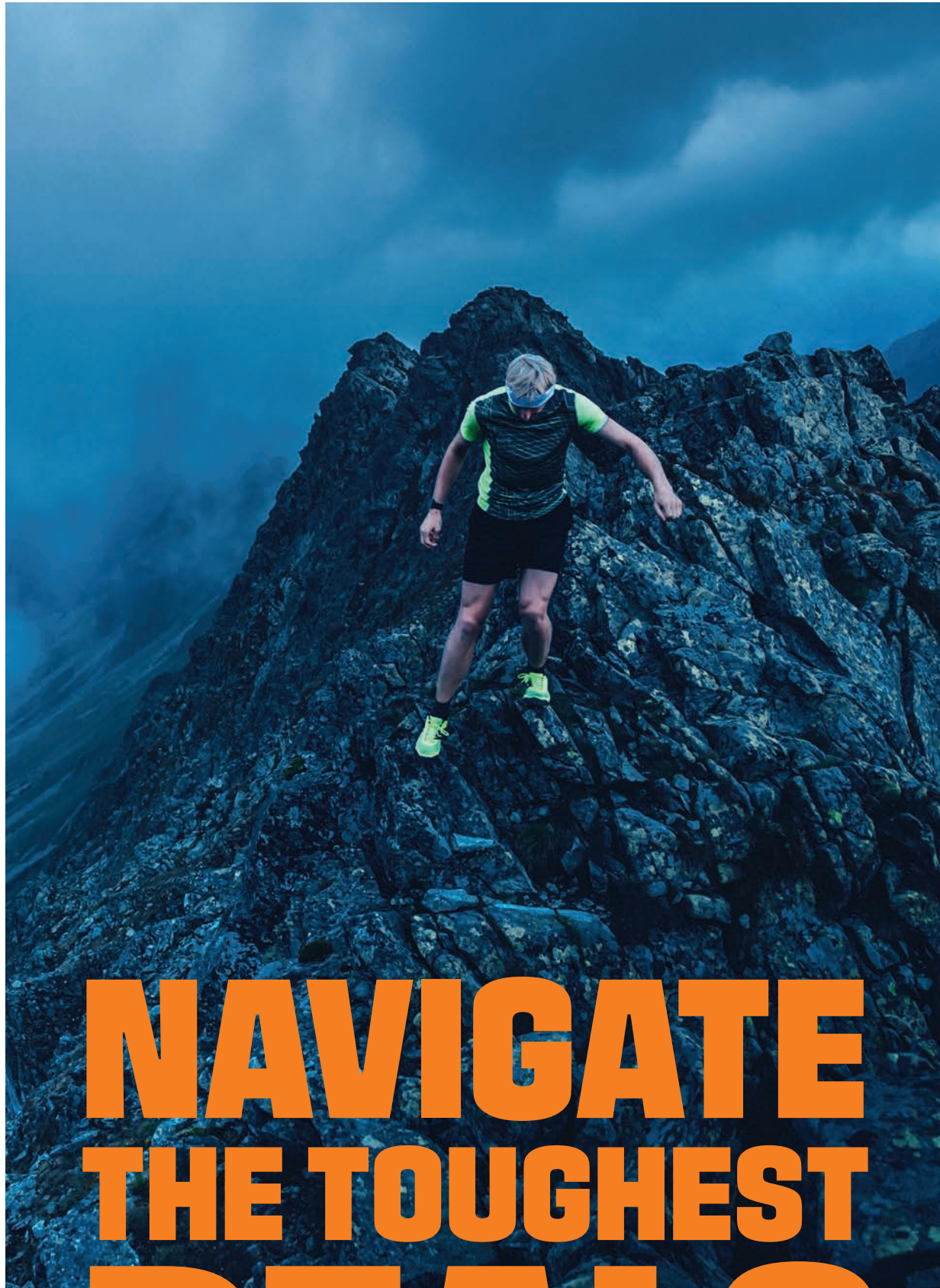
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## Utah Supreme Court agrees to hear arguments from teens that state's fossil fuel policies violate their rights

**Kyle Dunphy**  
*Utah News Dispatch*

Seven teens who say Utah's policies promoting fossil fuels are impacting their constitutional rights took their argument to the state Supreme Court earlier this month, asking the justices to consider their case after it was dismissed by a lower court.

It's the latest in several youth-led climate change lawsuits around the country, represented by the non-profit law firm Our Children's Trust. Utah's suit — Natalie R. v. State of Utah — argues the state's energy policy promotes and maximizes fossil fuel development, which officials then carry out on a "system-wide basis."

"And as a result, they are responsible for the hazardous air quality and increasingly dangerous climate conditions in Utah, from which they cannot escape," Andrew Welle, attorney for the youth plaintiffs, said to Utah Supreme Court justices.

The lawsuit was filed in March 2022 but dismissed the following November by 3rd District Court Judge Robert Faust, who said the argument is better suited for the Legislature, not the courts. Attorneys for the plaintiffs appealed to the Utah Supreme Court, which agreed in June to hear arguments.

"The state's very clear in their energy policy about what they stand for ... they're not in the business of standing up for our rights," said Dalin Rima, one of the youth plaintiffs, speaking outside the courtroom after the hearing. "If we have the opportunity to go to trial and we win, we'll be able to stop that ... This is our opportunity to change these disastrous energy policies, to require the state to consider our constitutional right to

life when they're making their decisions on their permitting."

The lawsuit names Gov. Spencer Cox, as well as a number of state agencies, including the Department of Natural Resources; Office of Energy Development; and Division of Oil, Gas and Mining. During the hearing, Welle claimed that they promote policies that created inescapable conditions that harm the youth plaintiffs' health.

But the hearing was focused on why the court should allow the case to move forward, rather than the actual merits of the teens' arguments.

"The question before the court is not whether these policies violate Utah's constitution. The question is whether these youth will have their constitutional right to their day in court to present evidence that these policies are being implemented and harming them, and to argue their constitutional claims," Welle said.

Justice Diana Hagen questioned whether the lawsuit, if successful, would actually force the state to change course, asking Welle, "what would stop the division (of oil, gas and mining) from exercising its discretion in exactly the same way?"

Welle, in response, said a ruling would give the state a "constitutional standard" that would govern their conduct when making decisions and issuing permits related to the fossil fuel industry. Any activity that the state engages in that would result "in a level of emissions that would cause substantial harm and endangerment to youth plaintiffs, would be subject to strict scrutiny."

The justices also seemed skeptical of the claim that Utah's fossil fuel policies were harming the youths' right to life, with Justice Paige Peterson questioning whether the argument was too abstract.

"Your allegation is it shortens life, but it's further away, we don't know exactly how long, we don't know necessarily it has that cause for everyone. How do we consider the certainty of the shortening of life and the immediacy of that?" she asked.

Welle pushed back on the idea that the allegations were "distant," telling the court that the current conditions are taking years off the youth plaintiffs' lives, with more evidence to come if the case goes to trial.

Representing the state, Erin Middleton with the Utah attorney general's office accused Welle of using a "generalized" legal argument in an attempt to move the case from the Legislature to the court.

Should the courts consider the lawsuit, Middleton warned, it would open a legal Pandora's box for the state and the courts, subjecting various policy decisions to scrutiny.

"The court would be involved in all sorts of policy decisions that don't have anything to do with fossil fuels," she said.

If a court eventually sided with the youths, ruling that any amount of "molecules" could impact the health of the plaintiffs, that could have broad implications for the state, Middleton argued.

"Can it issue a business license to a dealer that only wants to sell gas-powered cars? Can it widen the freeway if there's evidence that it might increase emissions?" she asked.

After the hearing, Welle addressed reporters outside the courtroom. Despite the scrutiny from the justices, he remained optimistic.

"I'm so happy with the way things went in the courtroom today. What we saw from the court is a level of engagement that indicates they are taking these claims and these issues seriously," he said.

Our Children's Trust case in Utah is one of six youth-led legal challenges around the country:

- Alaska, where oral arguments are scheduled for Oct. 15.

- Florida, where new legal action is being considered after youth plaintiffs filed a rulemaking petition supporting renewable energy policies.

- Hawaii, where the state government recently announced a settlement agreement to decarbonize the state's transportation system over the next 20 years.

- Montana, where a judge ruled in favor of youth plaintiffs, enshrining protections for their fundamental rights. The state is appealing the decision.

- Virginia, where a state Supreme Court appeal is pending following a lower court's dismissal in June.

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# 47G partners with iImpact Utah to launch center to drive transformational change

Utah aerospace and defense industry association 47G, in partnership with iImpact Utah, has announced the launch of the 47G Impact Center. The Impact Center is a joint venture between the two organizations that will “drive transformative change” in Utah’s aerospace and defense industry. It will provide a comprehensive suite of tailored solutions to companies seeking to improve their manufacturing processes, optimize operational efficiencies and enhance profitability.

With Utah’s aerospace and defense industry representing 20 percent of the state economy, the center’s work to support a thriving ecosystem will directly benefit Utahns through high-quality job creation and economic opportunity, according to a 47G press release.

“Our small and mid-market companies are the lifeblood of Utah’s economy. This announcement marks the beginning of a statewide effort that will benefit Utahns for decades to come,” said Aaron Starks, 47G president and CEO. “In an era where innovation, entrepreneurship and pace has never been more important to our manufacturers, the 47G Impact Center will ensure Utah companies compete effectively on the global stage.”

The 47G statement said the Impact Center will empower businesses to excel in today’s competitive market through expert guidance, cutting-edge training and vital resources that

address critical needs such as executive leadership, operations, workforce management, regulatory compliance, automation, sales, marketing and cybersecurity. The tiered offerings are customized to meet the unique needs of individual companies while incorporating industry best practices and proven methodologies that are guaranteed to make an impact. 47G members will receive premier training and resources at a fraction of the cost of outsiders.

To oversee the Impact Center, 47G has hired industry veteran Matthew Croshaw as its executive director. Croshaw has decades of experience as an organizational development, change management, process optimization and employee engagement expert. For nearly two decades, Croshaw led organizational effectiveness efforts at Parker Hannifan, a Fortune 250 company providing motion and control technologies. Most recently, Croshaw oversaw organizational development as a senior executive at Malouf Cos., a Utah-based network of home, lifestyle and logistics companies.

“Throughout my career, I have had the privilege of helping companies around the world stay at the forefront of transformations that redefine what is possible in manufacturing. The 47G Impact Center will catalyze change through proprietary offerings that take our companies to the next level,” said Croshaw. “Our processes are built by

industry experts who possess lifelong experience driving innovation, enhancing profitability and accelerating growth. In close collaboration with our partners, we will support our thriving ecosystem by guiding companies into new markets, delivering targeted services and enhancing their competitive advantage.”

As executive director, Croshaw

will be tasked with overseeing the Impact Center operations and finances, reporting directly to a steering committee composed of representatives from 47G and iImpact Utah. He will leverage iImpact Utah’s interdisciplinary team of experts to ensure the Impact Center’s customized suite of offerings are guaranteed to meet the unique needs of every 47G member.

## SCF Partners acquires DeltaValve

SCF Partners Inc., a private equity firm based in Houston, has acquired Salt Lake City’s DeltaValve, a provider of patented solutions for delayed coking units used in refinery infrastructure. SCF also purchased Houston-based valves and controls manufacturer TapcoEnpro as part of the transaction. Both companies were previously owned by CIRCOR International.

“Thanks to the past support from the CIRCOR team, DeltaValve and TapcoEnpro have established a solid foundation that now positions us for remarkable opportunities to create value for our stakeholders,” said DeltaValve and TapcoEnpro CEO Steven Seals. “As we join forces with SCF in this exciting new phase, we are energized and confident about the future. SCF’s focus and impressive track record in the energy industry make them the perfect partner to accelerate our mission.

Together, we are poised to expand our product and service offerings into new areas, while enhancing the exceptional customer support and industry partnerships we’ve cultivated.”

“We are thrilled to partner with DeltaValve and TapcoEnpro, brands with fantastic reputations in the refining and petrochemical sectors,” said Garrett Jackson, a director at SCF Partners. “For decades, these companies have set the standard for delivering specialized products and services that make critical infrastructure operations safer and more efficient. Aging energy infrastructure only increases the need for these critical solutions. Together with the leadership team, we look forward to driving continued success and uncovering new opportunities for growth and diversification.”

Terms of the transaction were not disclosed.

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# CORPORATE FINANCIAL REPORTS

The following are recent financial reports as posted by selected Utah corporations:

## HealthEquity

Health Equity Inc., based in Draper, reported net income of \$35.8 million, or 40 cents per share, for the second quarter ended July 31. That compares with \$10.6 million, or 12 cents per share, for the same quarter a year earlier.

Revenue in the most recent quarter totaled \$299.9 million, up from \$243.5 million in the year-earlier quarter.

Health Equity is the nation's largest health savings account custodian.

"Team Purple' delivered an outstand-

ing second quarter, increasing HSAs and HSA assets by 15 percent and 27 percent, respectively, driven by strong growth in new HSAs from sales and the transition of the remaining BenefitWallet HSAs to the HealthEquity platform," Jon Kessler, president and CEO, said in announcing the results.

"Momentum in both top-line growth and margin expansion allows us to raise guidance, accelerate our platform investments, launch Health Payment Accounts and announce a \$300 million share repurchase authorization."

## Sportsman's Warehouse

Sportsman's Warehouse Holdings

Inc., based in West Jordan, reported a net loss of \$5.9 million, or 16 cents per share, for the second quarter ended Aug. 3. That compares with a loss of \$3.3 million, or 9 cents per share, for the same quarter a year earlier.

Net sales in the most recent quarter totaled \$288.7 million, down from \$309.5 million in the year-earlier quarter.

Sportsman's Warehouse Holdings is an outdoor specialty retailer.

"We continued to make substantial progress on our initiatives to reset the business and improve our overall operations; however, we were disappointed that sales and margins came in below our expectations," Paul Stone, president and

CEO, said in announcing the results.

"While we were more aggressive with our promotional activities during the quarter, our core customer remains firmly under pressure due to the difficult macroenvironment and pullback in discretionary spending. We will continue to carefully manage the business and find ways to take non-customer-facing costs out of the business. Although the current conditions are challenging, we are not slowing our progress to transform our business and get back our edge as the leading outdoor specialty retailer. We still have a lot of work ahead of us, but we remain confident that our strategic initiatives have us on the right path to turn around this business."

## Research shows the link between housing affordability and health outcomes

Utah currently suffers from a housing crisis. While this crisis directly affects people's ability to secure affordable quality housing, the indirect impacts could be more long-term and potentially long-lasting. A new policy brief from the Kem C. Gardner Policy Institute at the University of Utah summarizes research detailing how housing affordability has both direct and indirect impacts on health outcomes.

"Lower-quality housing and neighborhood conditions can lead to negative health outcomes, and higher housing costs reduce individuals' and families' ability to pay for necessities such as health care," said Melanie Beagley, public policy analyst at the Gardner Institute and lead author of the report. "By addressing the state's housing crisis, Utah is also invest-

ing in the health of its residents."

According to the report, the impact of housing on health, while complex, can be understood through three distinct yet interconnected pathways: housing conditions, neighborhood conditions and housing affordability.

**Housing Conditions.** Lower-quality housing (e.g., homes with lead risk, water leaks, incomplete kitchen and bathroom facilities and pest infestations) correlates with worse health outcomes. The U.S. Census Bureau estimates that more than 7,100 households in Utah are in homes without adequate kitchen facilities and over 3,200 households live without adequate plumbing.

**Neighborhood Conditions.** Research similarly finds that the neighbor-

hood in which a person lives can have profound implications for their health. Unsafe neighborhoods and resource-poor communities lacking safe spaces for exercise, access to jobs or grocery stores with healthy foods experience worse mental and physical health outcomes, whereas safer neighborhoods and resource-rich communities experience better health outcomes.

**Housing Affordability.** Housing affordability both directly and indirectly af-

fects health outcomes. Direct effects can be observed when a larger portion of a household's income is dedicated to housing, leaving less income to spend on other basic expenditures such as health care. In Utah, 40 percent of renters and nearly 18 percent of homeowners are housing cost-burdened, with most low-income households experiencing housing cost-burden.

The full policy brief can be accessed through the Gardner Institute website at [gardner.utah.edu](http://gardner.utah.edu).

## Chicago co. buys All Star Striping

Chicago-based highway safety equipment company RoadSafe Inc. has acquired Utah-based All Star Striping Inc. Ogden-based All Star is a specialized pavement marking business that does pavement projects throughout Utah and neighboring states. This is RoadSafe's 16th acquisition since entering into a partnership with private equity firms Investcorp and Trilantic North America in 2021.

"We are thrilled to become part of the RoadSafe family and believe this partnership will create significant growth and opportunity for our entire team," said Lauren and Ben Rogers, co-owners of All Star. "Thanks to RoadSafe's track record of partnering with Utah-based companies and a strong endorsement from the previ-

ous owners, we are confident this collaboration is the best decision for this next chapter of our business."

"This transaction advances RoadSafe's strategy of acquiring outstanding companies led by exceptional teams," said Kevin O'Meara, CEO of RoadSafe. "All Star's expertise in striping airports and other complex projects complements our heavy highway pavement marking and traffic control operations in Salt Lake Valley."

RoadSafe is one of the nation's largest providers of infrastructure safety services and products. The company's offerings include traffic control, pavement markings, sign manufacturing and installation and distribution of traffic safety products.

## L2L acquires Holland's SwipeGuide

L2L, a Salt Lake City-based workforce productivity platform for the manufacturing industry, has acquired SwipeGuide, a European provider of mobile-first frontline training and visual job aids for the manufacturing workforce.

"SwipeGuide enhances L2L's training and skills management capabilities, offering an intuitive solution for capturing and distributing critical operational knowledge on the factory floor in a collaborative way," L2L said in a release.

With the addition of Amsterdam-based SwipeGuide to its product portfolio, L2L said it is better positioned to support its customers' frontline training and upskilling efforts — a need underscored by the ongoing shortage of skilled manufacturing employees, the company said.

"SwipeGuide adds tremendous value to the L2L platform," said L2L

CEO John Davagian. "Now, our customers can reap the benefits not only of actionable manufacturing data at their fingertips but also a powerful frontline training solution that helps every worker perform like a seasoned pro. This combination is a huge step forward for connected workforce technology."

"I'm proud that SwipeGuide is renowned for developing simple and collaborative applications that help frontline teams excel," said SwipeGuide's founder and CEO, Willemijn Schnyder. "By uniting L2L and SwipeGuide, we're creating a single, powerful platform that enables every frontline employee to drive better business decisions, perform at their best, and remove the stigma from skilled trades. Simply put, with the new platform, customers can easily digitize and orchestrate who needs to do what, where, when, why and how."

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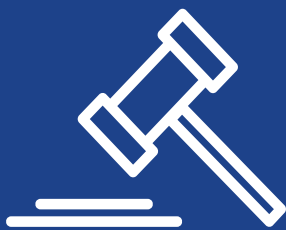
## What We Do:



**Connect:** Business is done with people you know and trust. The Chamber is committed to connecting like-minded business owners, operators and leaders.



**Educate:** The Chamber offers a full suite of business education and professional development courses for businesses of all sizes through our Business Institute.



**Advocate:** The Chamber is the voice of business for the South Valley. We are committed to monitoring and taking action on local, state and national policies that impact businesses.



**Grow:** The Chamber offers many tools to help promote your brand and connect with potential customers. We do this by providing exposure through our online member directory, social media, and a variety of sponsorship opportunities.

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# Industry Briefs

Industry Briefs are provided as a free service to our readers. Company news information may be sent to [brice.w@the-cityjournals.com](mailto:brice.w@the-cityjournals.com). The submission deadline is one week before publication.

## ECONOMIC INDICATORS

- **Utah** is ranked No. 28 on a list of “**Hardest-Working States in America,**” compiled by **WalletHub**. It compared the 50 states across 10 key indicators, including average workweek hours, the share of workers with multiple jobs, and the average leisure time spent per day. On a breakout list, Utah was last among states for the average workweek hours. The top-ranked state overall is North Dakota. The No. 50 state is West Virginia. Details are at <https://wallethub.com/edu/hardest-working-states-in-america/52400>.

- **Workers in Utah** who have stayed in their job at least 12 months saw their wages grow an average of 4.8 percent in August, compared to a year earlier, according to **ADP Pay Insights**. The Utah median salary in August is \$51,000. Nationally, job-changers saw wages grow 7.3 percent. Job-stayers’ pay rose 4.8 percent to \$58,700.

- **Forty-two percent of Utah hiring managers** automatically dismiss resumes created using **artificial intelligence**, according to a survey by **Resume.io**. The number was highest in Iowa, a 71 percent, while New Hampshire’s 20 percent is the lowest. Details are at <https://resume.io/blog/resume-rejections>.

- **West Valley City** is ranked No. 32 and **Salt Lake City** is No. 72 on a list of “**Best Cities for Hispanic Entrepreneurs,**” compiled by **WalletHub**. It compared more than 180 U.S. cities across 23 key metrics, looking at the share of Hispanic-owned businesses and the entrepreneurship rate and income growth of Hispanic residents. The top-ranked city overall is Pembroke Pines, Florida. The No. 182 city is New Haven, Connecticut. Details are at <https://wallethub.com/edu/best-and-worst-cities-for-hispanic-entrepreneurs/6491/>.

- The **average Utah household** pays \$2,290 each month for the 10 most common **household bills**, according to **Doxo’s** “The Cost of Bills Index.” The national average is \$2,126. Utah households spend 31 percent of their income on those bills. Each year, Utahns pay a total of \$77 billion for household bills. The **Salt Lake City** average is \$2,293, or \$27,516 a year. In Utah, **Park City** has the highest average, at \$2,936 per month.

**Brigham City’s** average is lowest, at \$1,742. The household bills in the study include utilities, cable, phone, mobile phone, auto loans, auto insurance, life insurance, health insurance, alarms and security, rent and mortgage.

- **Utah** is the top-ranked state on a list of places where **retirees earn the most money in “side hustles,”** compiled by **MarketBeat.com** through a survey. The average Utah retiree makes \$825 per month, it found, equating to a total of nearly \$132.6 million. The national average is \$379, which translates to an annual total of \$6 billion. Utah’s total compares with No. 2 Wyoming’s average of \$550 per month. The lowest average is in North Dakota, at \$100. Details are at <https://www.marketbeat.com/originals/study-how-much-are-retirees-earning-from-side-hustles-in-2024/>.

- **Utah** has seen **homeownership** rise 1 percent since 2020, according to new data from **TurboDebt**. That equates to 82,667 new homeowners. The homeownership figure was 668,985 in 2020 but rose to 751,652 this year. **Beaver and Wasatch counties**, at 6 percent, saw the largest increases in Utah, followed by **Summit County**, 5 percent; and **Iron and Sanpete counties**, 4 percent. **Garfield and Carbon counties** saw the largest decrease, at 6 percent, followed by **Daggett County**, 5 percent; **Uintah County**, 3 percent; and **Millard County**, 2 percent. Among states, Hawaii’s increase was the largest, at 4 percent. Only Washington, D.C., saw a decrease, at 1 percent. Details are at <https://www.turbodebt.com/mortgage-debt/homeownership-hopes>.

- **Salt Lake City**, at No. 262, is the top-ranked Utah city on a list of “**Best Cities to Buy Local Food,**” compiled by **LawnStarter**. It compared the 500 biggest U.S. cities based on criteria include access to you-pick farms; on-farm markets; and local food movement chapters like Slow Food USA and Buy Fresh, Buy Local. Other Utah cities are listed. **St. George**, at No. 489, is the lowest-ranked of that group. The top-ranked location overall is Portland, Oregon. The bottom-ranked city is Anchorage, Alaska. Seven of the bottom 10 are in Texas. Details are at <https://www.lawnstarter.com/blog/studies/best-cities-for-localvores/#rankings>.

- **Women in Utah** find **pilots** to be the “**most desirable bachelors,**” according to a survey by **Texas Divorce Laws**. It surveyed women nationwide. The survey

revealed that the most universally attractive career for a dating profile is that of a firefighter, but career preferences vary among states. Details are at <https://texasdivorcelaws.org/bachelor-breakdown/>.

- The **most popular book in Utah** in 2024 is **The Book of Bill**, followed by **The Housemaid**, **The Women**, **A Court of Mist and Fury** and **A Court of Silver Flames**, according to **Holiday Calendar**, which released the study for National Read a Book Day. It analyzed book purchases across the U.S. from Jan. 1 to Aug. 31. **The Book of Bill** was the favorite in 27 states, followed by **The Women**. Details are at <https://www.holidaycalendar.io/blog/most-popular-book-by-state>.

- **Funeral potatoes** are the top **Utah signature dish** that “makes men swoon,” according to a survey by **DatingAdvice.com**. It finished No. 41 nationally. Other Utah dishes on the list are No. 98 Mormon scones, No. 209 fry sauce and No. 238 pastrami burger. Topping the list nationally is New York’s cheesecake. Details are at <https://www.datingadvice.com/studies/top-dishes-to-win-a-mans-heart>.

with disabilities. Assistive technology is any product, equipment or systems that enhance learning, working and daily living for persons with disabilities. The open house also highlighted UCAT’s services. UCAT offers free needs evaluations and device customization to ensure that assistive technologies are tailored to the unique needs of each client. The center serves people with disabilities of all ages, as well as their families and caregivers.

- **Debra McKee** is a new outreach manager at the **Governor’s Office of Economic Opportunity**. She will serve Carbon, Emery, Grand and San Juan counties. McKee most recently was a director and economic development strategist at ashTEC. She has experience in grant writing and management, leadership and training, policy development, working under pressure and relationship-building.



Debra McKee

## INDOOR RECREATION

- **The Picklr**, a Kaysville-based indoor pickleball franchise company, recently held a grand opening at its first Salt Lake City location. It has eight oversized indoor courts; a Pro Shop; and an additional space for corporate retreats, family gatherings and business parties.

## MANUFACTURING

- **Central States Inc.**, an Arizona-based company focused on metal building components, roofing and building systems, has named **Jered Chandler** as plant manager for the company’s manufacturing plant in Tooele that is scheduled to open in 2025. Chandler has been an employee-owner since 2008 in multiple leadership roles. He steps into this new position after leading the company’s largest manufacturing plant in Lowell, Arkansas, for the past eight years. The Tooele facility will be the company’s westernmost plant and will use rail for steel coil transportation and serve a range of customers throughout the West, including in Utah



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## GOVERNMENT

- The **Utah Center for Assistive Technology**, a program of the Utah State Office of Rehabilitation, recently had a public open house at the Judy Ann Buffmire building, 1595 W. 500 S., Salt Lake City, to showcase the latest assistive technologies available to Utahns

see BRIEFS next page

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from previous page

and seven other states. The company plans to invest over \$25 million in the facility over the next five years and add over 90 new employee owners. Founded in 1988, Central States has more than 1,400 employee-owners and 11 manufacturing facilities and serves over 6,000 commercial, architectural, post frame, and residential contractors and customers across the United States.

**MEDIA/MARKETING**

• **R Marketing Department** has opened a new location at 1030 University Park Blvd., No. 2, Clearfield. The company has been serving the Northern Utah community for over 13 years. R Marketing’s services include marketing plans, social media management, blog writing and public relations.

**OUTDOOR RECREATION**

• The **Salt Lake City Department of Public Utilities**, in partnership with **Whitaker Construction** and **Water Works Engineers**, has had the grand opening of new pickleball courts in Rosewood Park. The eight new courts, located at the site of the former tennis courts just east of Guadalupe School and available for public use, were developed as part of SLCDPU’s recent improvements to the sanitary sewer system in the city’s northeast area. The sewer collection system makes its way to SLCDPU’s water reclamation facility via 679 miles of collection pipes located underground throughout Salt Lake City, including Rosewood Park. The community had expressed a strong desire for pickleball courts at the park.

• A few **Utah ski resorts** have announced their opening dates for the 2024-25 season. They are subject to change, with conditions permitting activities. **Alta Ski Area** and **Park City Mountain** plan to open Nov. 22. **Snowbasin Resort** will open Nov. 29. **Sundance Mountain Resort** plans to open Dec. 2. **Deer Valley Resort** will open Dec. 7. The remaining resorts in Utah have yet to announced opening dates.

**PHILANTHROPY**

• **Bank of Ogden**, based in Ogden, has partnered with **United Way of Northern Utah** for their annual “**Stuff the Bus**” school supply drive by donating backpacks. The bank has been collecting backpacks at its various locations for the past month. The bank locations participating in the drive are Ogden-corporate branch, South Ogden branch, Ogden-Ben Lomond branch, Roy branch, Brigham City branch and Tremonton branch.

• In unison with other chapters across the United States, the Syracuse chapter of **Sleep in Heavenly Peace**, a

nonprofit organization dedicated to building beds for children in need, recently hosted its annual **Bunks Across America** event in the **Walmart Supercenter** parking lot in Syracuse. The event brought together volunteers, community partners and local businesses to build bunk beds for children in Northern Utah who don’t have a proper place to sleep. The goal was to build 60 beds with as many as 200 volunteers, including associates from 11 local Walmart stores. Walmart stores also donated bedding and pillows for those beds. Food was provided by the Layton and Syracuse **Jersey Mike’s Subs**. **Marathon Petroleum** also was an event sponsor.

**REAL ESTATE**

• **St. John Properties Inc.** has signed its first two leases at 12th Street Exchange, a 19-acre mixed-use business community in Marriott-Slaterville that is configured to support approximately 170,000 square feet of flex/R&D and retail space. **Swags Detailing LLC** and **TEC Management LLC** each signed leases for 2,760 square feet of space, with both groups scheduled to take occupancy later this year. Scott Gifford, assistant vice president of leasing for St. John Properties, represented the landlord, and Mike Medina and Alberto Vazquez of **Mountain West Commercial Real Estate** represented the tenants in both transactions. It will be Swags Detailing’s third location. It provides detailing services to the auto and marine industries. Swags stands for Sweet Wheels And Great Shine. Approximately four employees will initially work in the new location. TEC Management provides marketing, asset and property management, property inspections, tenant move-out, legal and financial services to owners and investors of multifamily communities. Founded more than 20 years ago, the group currently serves customers throughout the Northern Utah region, including David, Salt Lake and Weber counties.

**RECOGNITIONS**

• **ChamberWest** presented awards at its Annual Awards Gala. **Rick Clasby** from the Utah Trucking Association is the **Hall of Fame Award** recipient and **Utah Sen. Wayne Harper** earned the inaugural **Legislator of the Year Award**. Other recipients are **Small Business of the Year, Nothing Bundt Cakes-Taylorville; Business of the Year, Granite Credit Union; Best Place to Work, SilencerCo;** and **Volunteer of the Year, Kory Holdaway** of KMH Consulting & Government Affairs.

• **Ogden Auto Towing** in West Haven has been named a recipient of a **AAA Service Provider of Excellence Award**, AAA Utah has announced. From nearly 8,000 AAA service providers that provide roadside assistance in the U.S., only 12 received this honor in 2024. AAA said Ogden Auto Towing had more than

95 percent of surveyed customers reporting a positive experience in 2023. Service providers across the country are nominated for the honor based on certain criteria, including response time, comprehensive technician training, industry recognition and active community involvement.

**RETAIL**

• **Pieces Furniture and Design** recently had a grand opening at its store at 1481 E. 5600 S., Unit B103, South Ogden. Pieces was previously owned by **Michelle Hayward** but **Amber Hamilton** acquired the South Ogden store in April.

**SCHOLARSHIPS**

• **D.L. Evans Bank** has announced the winners of the **2024 D.L. Evans Bank Scholarship Program** and the **2024 D.L. Evans Foundation Scholarship Program**. The D.L. Evans Bank Scholarship Program awards a total of \$32,000 to graduating high school seniors in its service areas each year. Sixteen \$2,000 scholarships are awarded, and students can use the funds at any accredited college, university or trade school located in the United States. Recipients include **Brodee Anna Wootan** of King Hill, Idaho, who will be attending Utah State University; **Anna Alboucq** of Rigby, Idaho, who will be attending Brigham Young University-Idaho; **Lucy Barney** of Rigby, who will be attending USU; **Ulyssa Butikofer** of Rigby, who will be attending BYU-Idaho; **Braylee Peterson** of Fruitland, Idaho, who will be attending BYU-Idaho; **Claire E. Allen** of Rexburg, Idaho, who will be attending BYU-Idaho; and **Taylor Miller** of Burley, Idaho, who will be attending BYU-Idaho. D.L. Evans also awards a \$2,000 scholarship to an eligible graduating high school senior who has a parent, sibling or grandparent that is employed at the bank. The winner of this scholarship is **Chloe Anne Watts** of Burley, Idaho, who will be attending USU. The D.L. Evans Foundation Scholarship Program awards \$1,100 to three recipients to use at any accredited college, university or trade school located in the United States. Among the recipients are **Courtnee Holdaway** of Brigham City, who will be attending Bridgerland Technical College; and **Dexter Col Morrison** of Ketchum, Idaho, who will be attending University of Utah.

**TECHNOLOGY**

• **Lucid Software**, a South Jordan-based provider of visual collaboration software, has added **Gene Farrell** to its board of directors. Farrell has over 25 years of experience in driving transformation and growth across both consumer and technology organiza-

tions, including serving as chief strategy and product officer at Smartsheet, vice president at AWS, and over a decade at Coca-Cola. He is currently president and CEO of Vanilla.

• **Domo**, an American Fork-based company offering a data experience platform, has announced that **Tod Crane** will be promoted to chief financial officer, has named **Jeff Skousen** as president of worldwide sales and field operations, and has named **RJ Tracy** as chief revenue officer. The company’s current CFO, **David Jolley**, will step down due to personal health challenges and will transition out of the CFO role at the end of Domo’s third quarter. After that time, he will continue as a senior advisor. Crane has served as senior vice president of finance. He joined Domo in 2015 and has held several finance leadership positions and overseen areas including FP&A, SEC reporting, debt and equity transactions and revenue recognition. Prior to joining Domo, he spent more than five years at Ernst & Young, where he advised public companies in a variety of industries. Skousen’s and Tracy’s appointments are effective immediately. Skousen has served as chief revenue officer. He has over 25 years of sales and leadership experience. Before Domo, he spent time at IBM and Omniture and was a founder and head of sales for a successful financial services company for more than six years. Tracy has served as senior vice president of partners, strategic development and channel at Domo. He has been with Domo for over 11 years.

**WORKPLACES**

• **International Workplace Group**, a provider of hybrid working solutions with brands including Spaces, Regus and HQ, is adding six flexible workspaces in Utah, bringing the company’s Utah footprint to a total of 20 locations. The locations will include Park City, Salt Lake City, Ogden, Draper and West Valley City. All six new centers will include private offices, meeting rooms, coworking and creative spaces. Regus-brand locations will be at 200 E. 200 S., Salt Lake City; 372 24th St., Ogden; 221 25th St., Ogden; 1743 S. Sidewinder Drive, Park City; and 13867 Bangerter Parkway, Draper. An HQ location will be at 2819 S. 5600 W., West Valley City. International Workplace Group has more than 4,000 locations in more than 120 countries.



Tod Crane



Jeff Skousen



RJ Tracy



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**UIPA**  
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collaborate on larger projects, UIPA documents state.

“I think we have the land, and it’s flat and available,” Salina Mayor Jed Maxwell told the board about the town’s areas, “and with the help of the port authority in helping us develop that, we can make big things happen down in little Central Utah.”

While the three-county region has several major highways, it has no immediate access to the national rail network and thus is heavily reliant on truck traffic to move goods. UIPA documents say there is a collaboration possibility that could lead to a transload facility in the nearby Castle Country Project Area that would provide regional rail access along the Interstate 70 corridor.

The three-county region’s most common commodities are mining products, agricultural products and some manufactured goods. UIPA documents indicate that development in the Skyline Corridor Project Area could lead to economic growth and development, job creation, improved infrastructure, economic diversification, a more resilient local economy, a reduction of dependence on traditional industries, higher household incomes, enhanced overall quality of life, preservation of each community’s cultural heritage and natural beauty, fostered community pride, increased property values, enhanced public infrastructure, an expanded tax base and long-term economic stability, among other benefits.

Industries of focus and recruitment for the Skyline Corridor are light to medium manufacturing, technology and remote hubs, transportation and logistics, cold storage, agribusiness and ag processing, health care and senior services, and renewable energy.

Supporters see possibilities for using a reinvestment of a tax differential for both infrastructure and company incentives for targeted industries.

“We’re very excited, especially with Snow College being in this area, we’re excited to build a workforce pipeline that will become intergenerational,” Scott Wolford, UIPA’s vice president of business development, told the board. “We’re

excited to work to recruit good companies with good-paying jobs that will allow the kids in these communities, if they choose, to stay and live close to family and build those intergenerational bonds that make up those strong communities. Mostly, we’re excited to bring to bear the powerful statutory tools that the Legislature has entrusted us with, on behalf of these communities.”

Abby Ivory, economic development coordinator for the R6 Regional Council, said “the possibilities and benefits are endless, are much anticipated and welcomed.”

“For decades, many of our residents have hoped to raise their families in these beautiful valleys, and to see their children have the opportunities and resources to stay and build their own families here. Approving this port project is the first step towards realizing those dreams,” she said.

Sean Lewis, Ephraim’s city manager, said the city has “economic disopportunities” because it’s not on the Interstate 15 corridor, lacks rail and “we don’t have companies beating down our door to come locate their headquarters in Sanpete County.” But it does offer fiber networks, infrastructure and educational opportunities, he added.

“The inland port project ... is something that we can do to help grow businesses home-grown to Sanpete County,” he said, mentioning already successful companies that produce cookies, agricultural seeds and soap products.

“Our future is having somebody go to Snow College, get their degree, even go to another of Utah’s fine institutions of higher learning, and coming back and building a business from the ground up in Sanpete County, where they grew up, where they want to live,” Lewis said, “and this [project area] allows us to help those businesses grow up and thrive by providing infrastructure support.”

Gunnison Mayor Lori Nay said her city has been struggling to make its industrial park successful beyond its current companies.

“When this was formed, this (UIPA) board, I knew that was our ticket. ... This is just the tools we need to make this happen, and I just really see good things happening there, because we get inquiries all the time but we don’t have the infrastructure,” Nay said. “We need to build it first,

so this gives us the tools we need to make that happen, and we’ve been looking at that for a long time.”

Maxwell said studies have shown that by using Salina as a hub, trucking companies could reach 2.47 million people within four hours and more than 38 million within 11 hours.

UIPA board members were positive about the project area’s possibilities.

“This is a perfect opportunity, I think, for this area to really capitalize on what the Inland Port is trying to do and really be a shot in the arm to get some of these efforts going,” said Jefferson Moss, Utah House of Representatives majority leader.

Ryan Starks, the board’s vice chair and executive director of the Governor’s Office of Economic Opportunity, said the port serves as a “catalyst” to help local communities grow. “[I’m] super-excited for this, because this is exactly what Cen-

tral Utah needs,” he said of the Skyline Corridor.

The Skyline Corridor Project Area would be the state’s 11th. Others are an area in Salt Lake County, including in the Northwest Quadrant of Salt Lake City and parts of West Valley City and Magna; the Iron Springs Inland Port near Cedar City; the Verk Industrial Park project area in Spanish Fork; the Golden Spike project area in Garland, Tremonton, Brigham City and other parts of Box Elder County; the Central Utah Agri-Park in three parts of Juab County; the Mineral Mountains project area, consisting of four zones in Beaver County in parts of Beaver City, Beaver County and Milford City; the Tooele Valley area; the Twenty Wells area in Grantsville in Tooele County; an area in western Weber County; and the Castle Country Project Area in Carbon and Emery counties.

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# Calendar

Calendar listings are provided as a free service to our readers. Information about upcoming events may be sent to [brice.w@thecityjournals.com](mailto:brice.w@thecityjournals.com). The submission deadline is one week before publication.

## **Sept. 16, 7 a.m.-2 p.m.**

**Utah Valley Chamber Golf Classic.** Location is Riverside Country Club, 2701 N. University Ave., Provo. Details are at [thechamber.org](http://thechamber.org).

## **Sept. 17-18**

**Utah STEM Fest**, offering students opportunities to engage with interactive experiences. Location is the MACU Expo Center, Sandy. Details to be announced at <https://www.utahstemfest.com/>.

## **Sept. 17, 7 a.m.-3 p.m.**

**ACG Utah Golf Tournament**, an ACG (Association for Corporate Growth) Utah event. Location is Eagle Wood Golf Course. Details to be announced at <https://www.acg.org/utah/events/2024-acg-utah-golf-tournament>.

## **Sept. 17, 9:30-11:30 a.m.**

**“Mexicali: Your Prime Nearshoring Destination.”** Speakers are Eduardo Baca, consul of Mexico in Salt Lake City; Carlos Loyola, vice president of promotion, Mexicali EDC; Derrick Baldwin, vice president of operations, TACNA; Carlos de Hoyos, partner at De Hoyos y Aviles Law Firm; Adrian Hernandez, senior business development executive, Grupo Cadena; Andres Ruelas, vice president of innovation at Grupo Educativo 16 de Septiembre; and Marco Carrasco, business development executive at Secretariat of Economy and Innovation of Baja, California. Location is World Trade Center Utah, 60 E. South Temple, Salt Lake City. Free. Registration can be completed by contacting [alopez@mexicaliedc.com](mailto:alopez@mexicaliedc.com).

## **Sept. 17, 10-11:30 a.m.**

**“Power Hour,”** a Women’s Business Center of Utah event with the Eagle Mountain Chamber of Commerce. Ashly Kulland of the WBCU will explain the services and resources available to business owners across Utah. Event takes place online. Free for chamber members. Details are at <https://wbcutah.ecenterdirect.com/events/1835>.

## **Sept. 17, 11:30 a.m.-1:30 p.m.**

**2024 Annual Meeting**, a Salt Lake Chamber event featuring the release of the chamber’s annual report and honoring individuals and organizations who have demonstrated exceptional support to advance the chamber’s mission and bolster the business community over the past year. Location is Salt Lake City Marriott Downtown at City Creek, 75 S. West Temple, Salt Lake City. Cost is \$100 for members and \$120 for nonmembers. Details are at [slchamber.com](http://slchamber.com).

## **Sept. 17, 11:30 a.m.-1 p.m.**

**Professional Development Series**, a ChamberWest event. Speaker Matt Maass, director of the Utah Department of Transportation Division of Aeronautics, will discuss “Skyward Innovations: The Future of Transportation and Delivery with Air Taxis and Drone Technology.” Location is TownePlace Suites, 5473 W.

High Market Drive, West Valley City. Cost is \$35 for members and nonmembers. Details are at [chamberwest.com](http://chamberwest.com).

## **Sept. 18-Nov. 20**

**Executive Certificate of Global Business Management Program**, a 10-week course presented by The Mill Entrepreneurship Center at Salt Lake Community College. Classes can be taken in the classroom, online or a hybrid. Cost is \$995, with scholarships and discounts available. Details are at <https://themillat-slcc.com/education/executive-certificate-global-business-management/>.

## **Sept. 18-21**

**Annual Convention**, a doTerra event. Theme is “Reclaim.” Event is expected to have more than 7,000 attendees. Event features an essential oil symposium, interactive general sessions, a recognition gala, and the debut of several new products. Locations are Salt Palace Convention Center and Delta Center in Salt Lake City. Details are at [convention.doterra.com](http://convention.doterra.com).

## **Sept. 18, 11 a.m.-1 p.m.**

**Business Boot Camp**, a South Valley Chamber of Commerce event. Speakers Jennifer Silvester, firm owner and leader of Silvester & Co., and Tina Hazlett, founder and CEO of Spectrum Recruiting Solutions, will discuss “The Laws of Attraction: What Makes Small Businesses Stand Out to Job-Seekers.” Location is Salt Mine Productive Workspace, 7984 S. 1300 E., Sandy. Cost is \$35 for members, \$55 for nonmembers. Details are at [southvalleychamber.com](http://southvalleychamber.com).

## **Sept. 18, 11:30 a.m.-1 p.m.**

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

## **Sept. 18, 11:30 a.m.-1 p.m.**

**Lunch Break Networking**, a Point of the Mountain Chamber of Commerce event. Location is Blossom, 2082 N. Redwood Road, Saratoga Springs. Details are at [thepointchamber.com](http://thepointchamber.com).

## **Sept. 18, 4-6 p.m.**

**Women in Business**, a Murray Area Chamber of Commerce event. Speaker Danielle Simas, division manager at Heartland, will discuss “Leadership Strategies in Male-Dominated Industries.” Location is the chamber office, 141 E. 5600 S., Suite 300, Murray. Free. Details are at [themurraychamber.com](http://themurraychamber.com).

## **Sept. 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>.

## **Sept. 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>.

## **Sept. 19, 8:30 a.m.-5 p.m.**

**Employer Tax Workshop**, a Small

Business Development Center event. Location is Salt Lake SBDC at Salt Lake Community College, Sandy. Cost is \$25. Details are at <https://clients.utahsbdc.org/events.aspx>.

## **Sept. 19, noon-1:30 p.m.**

**“Global Gateway: Pathways to Success in International Markets,”** a World Trade Center Utah event. Topics include navigating international finance, market forecasting, and efficient use of capital. Speakers from JPMorganChase include Eric Moulaison, a senior international product specialist; Gonzalo Sanchez, an international product specialist; Jennifer Jirkovsky, an executive director in the corporate derivatives marketing group; and Liam Wyness, vice president, trade finance and working capital. Location is Lobby Training Room, World Trade Center, Salt Lake City. Free, but registration is required. Details are at <https://www.wtcutah.com/tradeevents/capital-convos-jp-morgan-chase>.

## **Sept. 19, 3 p.m.**

**“Third Thursday @ Three,”** a Kinect Capital startup pitch event. Location is Kiln, 2701 N. Thanksgiving Way, No. 100, Lehi. Registration can be completed at [Eventbrite.com](http://Eventbrite.com).

## **Sept. 19, 5-7 p.m.**

**“Business After Hours,”** a Park City Chamber/Bureau event. Location is Create PC, 1500 Kearns Blvd., F110, Park City. Details are at <https://www.parkcitychamber.com/events>.

## **Sept. 19, 5:30-10 p.m.**

**Silicon Slopes Hall of Fame & Awards**. Activities include a 5:30 p.m. VIP sneaker soiree and VIP red carpet, 6:30 p.m. general red carpet, and 7:30 p.m. dinner and programming. Location is Thanksgiving Point Show Barn, 2975 Thanksgiving Way, Lehi. Details are at [halloffame.siliconslopes.com](http://halloffame.siliconslopes.com).

## **Sept. 19, 5:30 p.m.**

**Annual Kickoff Program**, a National Association of Corporate Directors (NACD) Utah Chapter event featuring a fireside chat with former Gov. Michael O. Leavitt, who will share insights on leadership and governance. Following the discussion, attendees are invited to join Leavitt to tour the Salt Lake Tabernacle and a live rehearsal of the Tabernacle Choir. Location is Salt Lake Marriott Downtown at City Creek. Details are at <https://utah.nacdonline.org> or email [programs@utah.nacdonline.org](mailto:programs@utah.nacdonline.org).

## **Sept. 19, 6-8 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>.

## **Sept. 19, 6:30-9 p.m.**

**Business Awards Banquet**, a Davis Chamber of Commerce event. Registration and networking take place 6:30-7 p.m., followed by the awards program 7-9 p.m. Location is Davis Conference Center, 1651 N. 700 W., Layton. Cost is \$75. Details are at [davischamberofcommerce.com](http://davischamberofcommerce.com).

## **Sept. 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](http://chamberwest.com).

## **Sept. 23-25**

**Work Elevated Conference (WECon)**, presented by Utah SHRM and GBS Benefits. Location is Utah Valley Convention Center, 220 W. Center St., Provo. Cost is \$549, with added fee for a Beatles tribute concert. Details are at <https://weconutah.com/>.

## **Sept. 24-27**

**Utah Tourism Conference**, presented by the Utah Tourism Industry Association. Keynote speaker Joe Veneto, chief experience officer, Veneto Collaboratory, will discuss “Engineering Unforgettable Experiences.” Keynote speaker Catherine Raney Norman, board chair, Salt Lake City-Utah Committee for the Games, will discuss “Salt Lake City-Utah 2034: What’s Next?” Keynote speaker Meredith Tekin, president, IBCCES – Autism & Neurodiversity Certification, will discuss “Taking Action on Accessibility: What, Why and How to Welcome Autistic and Sensory-Sensitive Visitors.” Location is Davis Conference Center, 1651 N. 700 W., Layton. Cost is \$379 for UTIA members, \$399 for nonmembers, \$150 for college students. Details are at <https://www.utahtourismconference.com/>.

## **Sept. 24, 8 a.m.-2 p.m.**

**The Point Challenge Golf Tournament**, a Point of the Mountain Chamber of Commerce event. Location is Talons Cove, 2220 S. Talons Cove Drive, Saratoga Springs. Cost is \$600 for member foursomes, \$800 for nonmember foursomes. Details are at [thepointchamber.com](http://thepointchamber.com).

## **Sept. 24, 8:30 a.m.-4:30 p.m.**

**Women Empowered Leadership Conference**, hosted by Ogden-Weber Chamber of Commerce Women in Business. Keynote speaker is Noelle Pikus-Pace, Olympic medalist. Location is Ogden Eccles Conference Center, 2415 Washington Blvd., Ogden. Costs range from \$65 to \$85. Details are at [ogdenweberchamber.com](http://ogdenweberchamber.com).

## **Sept. 24, 11:30 a.m.-1 p.m.**

**Women in Business**, a South Valley Chamber of Commerce event. Speaker Cierra Clayson, brand manager at Minky Couture, will discuss “Finding the Courage to Challenge Yourself: A Pathway to Personal Growth.” Location is Canyons School District, 9361 S. 300 E., Sandy. Cost is \$20 for members, \$30 for nonmembers. Details are at [southvalleychamber.com](http://southvalleychamber.com).

## **Sept. 25, Oct. 7 and 29**

**Returnship Workshop Series**, a BioHive event about the BioHive Life Sciences Returnship Initiative, which aims to expand workforce opportunities for those re-entering the workforce

## CALENDAR

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after an absence to build their resume and gain current and relevant experience. Workshop series is designed to prepare returners to apply for returnship opportunities at four host life sciences companies: ARUP Laboratories, Denali Therapeutics, Recursion and Seek Labs. All workshops are 5:30-7:30 p.m., with virtual and recorded options available. Series includes Sept. 25, "An Introduction to Returnships," at Kiln, 26 S. Rio Grande St., No. 2072, Salt Lake City; Oct. 7, "Why Work in the Life Sciences?" at Recursion, 41 S. 400 W., Salt Lake City; and Oct. 29, "Navigating the Industry Post-Returnship Offer," at Kiln in Salt Lake City. Details are at <https://www.biohive.com/returnships/>.

### Sept. 25, 11 a.m.-1 p.m.

"How to Connect with Your Legislature," a South Valley Chamber of Commerce "In the Know" series event. Federal panel includes Mandee Grant, state director, office of U.S. Sen. Mitt Romney; Casey Saxton, district director, office of U.S. Rep. Burgess Owens; Mark Welcker, director of business outreach, office of U.S. Sen. Mike Lee; Lorie Fowlke, district director, office of U.S. Rep. John Curtis; and moderator Sharlene Wells, senior vice president of public relations and organizational communications, Mountain America Credit Union. State panel includes Erin Barry, vice president of government affairs, Merit Medical Systems Inc.; Billy Hesterman, president, Utah Taxpayers Association; Natalie Kaddas, CEO, Kaddas Enterprises; and

moderator Stephen Foxley, director public affairs and government relations, Cambia Health Solutions. Location is the chamber offices, 9800 S. Monroe St., Sandy. Cost is \$10 for members, \$20 for nonmembers. Details are at [southvalleychamber.com](http://southvalleychamber.com).

### Sept. 25, 11:30 a.m.-1 p.m.

"Business Success Series," a ChamberWest event. Speaker Chris Doyle, executive coach and leadership development facilitator, will discuss "Manage Yourself, Not the Clock: A Workshop in Effective Self-Management." Location is Salt Lake Community College, West Valley Center, 3460 S. 5600 W., Room 111, West Valley City. Cost is \$25. All businesses are invited. Registration deadline is Sept. 19. Details are at [chamberwest.com](http://chamberwest.com).

### Sept. 25, 6-7 p.m.

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

### Sept. 26-27

Sixth Annual "Women in the Money" Financial Empowerment Conference, a Utah Financial Empowerment Coalition event featuring keynote presentations, breakout workshops and networking opportunities. Activities Sept. 26, 6-8 p.m., include a Money Mastermind workshop and dinner. Location is Sheraton Hotel, 150 W. 500 S., Salt Lake City. Conference activities are Sept. 27, 8:30 a.m.-4 p.m. Cost for Sept. 26 only is \$15. Cost for Sept. 27 only is \$25. Event also is available online for free through the conference app (registration is required).

cord number of units. That's caused an increase in vacancies and a dip in rents, leaving landlords to offer concessions and rent discounts. For example, Class C apartments in those metro areas have seen rents fall 6 percent during the past year because of vacancies.

"And it's starting to pick back slightly up a little bit, but I think we're in a flatter rental market for the next couple of years. But what I worry about is, come 2026 and 2027, when all of this new stuff gets absorbed, we're going to start getting significant rent hikes again across the country. So, we have this little period of calm before we get into it again in a couple of years," he said.

Adding to housing affordability issues are rising costs of transportation to get to and from that housing, he said. "Even if we're gaining momentum in housing, we cannot forget all the other things that are associated with housing," Eskic said. "People don't just live in their home; they spend most of their time outside their homes. We've got to think about this holistically."

As tough as housing is to find and afford now, the future will feature Salt Lake City downtown growth and the 2034 Winter Olympic Games. "We have a whole new opportunity and challenge coming the next few years," he said.

In housing, "nothing is black and white, other than the house either exists or it doesn't," he said. "And it's such an interesting time and environment. Never in the industry's history have we had a housing recession during a housing shortage, when interest rates are tinkering around 7 [percent], sometimes seven and a half, and we still have a mild softening.

"We didn't experience the doomsday crash that a lot of naysayers were expecting, for better or worse, depending on how you look at it. But there are a lot of challenges ahead of us."

Details are at [www.womeninthemoney.org](http://www.womeninthemoney.org).

### Sept. 26

Wasatch Outdoor Industry Summit, a first-ever gathering of senior executive leaders from the outdoor, sports and wellness industries. Theme is "People, Purpose and Profits." Event features keynote presentation, panel discussions and networking events. Keynote presenter is Shephan Jacob, co-founder of Cotopaxi. Panel participants include both investors/funders and senior executives from leading companies along the Wasatch. Panel topics are "How to Scale Without Losing Your Brand Soul" and "Building Cultures and Companies of Resilience in a Rapidly Changing Industry." Mountain biking/hiking take place after the summit. Location is Skullcandy headquarters in Park City. Free. Details are at <https://wasatchoutdoorsummit.com>.

### Sept. 26, 7:30-9 a.m.

"Tourism: The Impact on Business," a Box Elder Chamber of Commerce event. Location is Tremonton's Hampton Inn, 2155 W. Main St., Tremonton. Cost is \$10. Details are at [boxelderchamber.com](http://boxelderchamber.com).

### Sept. 26, 11 a.m.-noon

"Ask Ashly," a Women's Business Center of Utah event. Speaker Ashly Kulland, digital media specialist at the WBCU, will discuss "Social Media." Event takes place online. Details are at [wbcutah.com](http://wbcutah.com).

### Sept. 26, 11:45 a.m.-1 p.m.

"Lunch & Learn," presented by the Saratoga Springs Business Alliance and the Point of the Mountain Chamber of Commerce. Speaker Spencer Wright will discuss how to harness the power of podcasting as a dynamic marketing tool. Location is the chamber office, 225 E. State St., Lehi. Cost is \$20 for a catered lunch, or bring your own lunch. Details are at [thepointchamber.com](http://thepointchamber.com).

### Sept. 26, noon-1 p.m.

Women in Business Meeting, a Box Elder Chamber of Commerce event. Contact the chamber for location and other details. Cost is \$10. Details to be announced at [boxelderchamber.com](http://boxelderchamber.com).

### Sept. 26, 4-7 p.m.

"NAIOPOLY," a Commercial Real Estate Development Association Utah chapter event focused on commercial real estate developments across the Wasatch Front. Location is Airport Technology Park B, 480 N. 2200 W., Salt Lake City. Cost is \$50 for members, \$100 for nonmembers. Details are at <https://naioputah.org/event/naiopoly2024/>.

### Sept. 26, 4:30-6 p.m.

Networking Social, an ACG (Association for Corporate Growth) Utah Women's Professional Network event. Location is Grant Thornton, 155 N. 400 W., Salt Lake City. Registration required by Sept. 23. Details are at <https://www.acg.org/utah/events/utah-wpn-september-social>.

### Sept. 26, 5-6 p.m.

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

### Sept. 27, 6-7:30 p.m.

"The Housing Trap Tour," presented by CNU Utah and Strong Towns and focused on understanding the root causes

of America's interrelated housing crisis and the intentional responses a city can make to address it. Speaker is Chuck Marohn, founder of Strong Towns and author of *The Housing Trap*. Location is Jordan Commons Megaplex, 9335 S. State St., Sandy. Free, but seating is limited. Details are available at [info@cnuutah.org](mailto:info@cnuutah.org).

### Oct. 1, 8:15 a.m.

Restaurantology Summit, a sixth annual Savory Fund event designed to be a conference run by operators, for operators. Event will include panel discussions and Q&A sessions featuring industry veterans and Savory executives. Location is Hale Centre Theatre, Sandy. Free. Details are at [restaurantologysummit.com](http://restaurantologysummit.com).

### Oct. 1, 8:30 a.m.-noon

"Master Class: Utah Economy Fundamentals, Outlook and Policy Insights," a Salt Lake Chamber event designed to help data users comprehend Utah economic fundamentals, forecasts and policy insights. Economists from the Kem C. Gardner Policy Institute will provide economic context, explain definitions, illuminate trends, and highlight economic issues. Location is the Kem C. Gardner Policy Institute, 411 E. South Temple, Salt Lake City. Cost is \$175. Details are at [slchamber.com](http://slchamber.com).

### Oct. 1, 2-3:30 p.m.

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

### Oct. 1, 2-3:30 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>.

### Oct. 2, 9:30 a.m.-4:30 p.m.

"2024 Regional Solutions Event: Aging in Place," featuring discussions, expert panels and presentations aimed at fostering sustainable, livable and age-friendly communities. Keynote speaker is Danielle Arigoni, managing director for policy and solutions at the National Housing Trust and author of *Climate Resilience for an Aging Nation*. Location is Viridian Event Center, 8030 S. 1825 W., West Jordan. Details are at [slco.to/2024RegSolutions](http://slco.to/2024RegSolutions).

### Oct. 2, 11:30 a.m.-1 p.m.

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

### Oct. 3, noon-2 p.m.

2024 Women Tech Awards, a Women Tech Council event honoring women in technology with ties to Silicon Slopes. Location is Grand America Hotel, 555 S. Main St., Salt Lake City. Registration can be completed at [Eventbrite.com](http://Eventbrite.com).

### Oct. 4, 8 a.m.-3 p.m.

2024 Kinect WeROC Women Founders Showcase, a Kinect Capital event. Theme is "Women at the Helm." Event features keynote presentations, panel discussions and a business expo. Location is Utah Valley University, 800 W. University Parkway, Orem. Early-bird cost is \$150. Registration is available at [Eventbrite.com](http://Eventbrite.com).

## HOUSING

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\$3,500. "So, there's a \$1,300 premium for homeownership," he said. "That's really challenging right now. And as a result of our growth and of our [past] decade of underproduction, even though we had a fantastic 2021-22, our housing shortage sits at about 37,000 units."

At one time, the U.S. had a perfect production balance, with one new housing unit build for one household formed. But that changed between 2000 and 2009, and now the shortage of housing is between 2.5 million and 5 million, he said.

"Now we've kind of turned a corner, we're back to that average where we should be, but we're still carrying the shortage from the previous decade," Eskic said.

Utah, he said, is a bit more resilient than the nation, able to "take a punch" better during downturns. But among the demographic changes occurring in the state is an influx of in-migration. When internal growth drives housing demands, the need for housing is slower, "but when people move here, you need housing yesterday," he said.

Other factors boosting home prices are increases in lot and home sizes and local regulations that restrict new supply. "The smaller the home, the cheaper it is. ... Of course, the bigger the lot, the bigger the home. You're not going to put a small home on a big lot, and thus you get even higher housing prices," Eskic said.

As for renters, they are "stuck renting." Nearly 93 percent cannot afford a median-priced home in Utah. It was 67 percent as recently as January 2021.

And that is despite apartment construction in Salt Lake and Utah counties the past couple of years delivering a re-

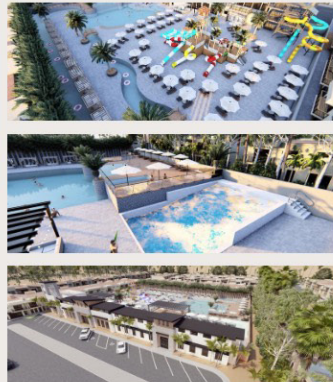
# Marketplace

## LUXURY NIGHTLY RENTAL TOWNHOME RESORT UNITS FOR SALE

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# CLASSIFIED

## CAREERS

### STAFF EMBEDDED SOFTWARE ENGINEER

Staff Embedded Software Engineer sought by Vivint, Inc. in Lehi, UT to design & develop embedded software for security & home automation products.

Telecommuting may be permitted. When not telecommuting, must report to 3401 N Ashton Blvd, Lehi, UT 84043. Salary: \$140,595 - \$179,663 per year. Email resume to: [recruiting@vivint.com](mailto:recruiting@vivint.com). Specify Ad Code SDAS in subject line.

### DATABASE ADMINISTRATOR

Database Administrator sought by Entrata, Inc. in Lehi, UT to provide highly scalable & performant databases which drive features & functions for the firm's product platform.

Position allows telecommuting from anywhere in the U.S. \$116,776 - \$123,887 per year. Apply online at <https://jobs.lever.co/entrata>

### SENIOR SOFTWARE ENGINEER

Sr. Software Engr in Data, Sandy, UT: Bld'g & maintaining infrastructure that enables data collection, processing, storage, & analysis & rel. tasks. Master's + 1 yr exp. Position does allow occasionally wrk'g from home. Send CV to [Edify.ai](mailto:Edify.ai), Inc. d/b/a Mojo AI, [manoj.perumal@getmojo.ai](mailto:manoj.perumal@getmojo.ai)

## CALENDAR

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### Oct. 4, 8-10 a.m.

**"First Fridays Speed Networking,"** a West Jordan Chamber of Commerce event. Location is Legacy Retirement Center, 1617 W. Temple Lane, South Jordan. Details are at <https://wjc-ut.com/>.

### Oct. 7-9

**One Utah Summit.** Speakers include Gov. Spencer Cox; Jonah Goldberg, co-founder and editor-in-chief, The Dispatch; Shawn Nelson, founder and CEO, LoveSac; First Lady Abby Cox; and Gail Miller, co-founder, Larry H. Miller Co. Location is Southern Utah University. Cost is \$350. Details to be announced at <https://oneutahsummit.utah.gov/>.

### Oct. 7, 9 a.m.-5 p.m.

**AI-Native Banking and Fintech Conference,** co-hosted by Spring Labs, the Utah Bankers Association, the American Fintech Council and the Governor's Office of Economic Opportunity. Event will explore the practical and ethical applications of artificial intelligence (AI) in the financial sector

and features keynotes, interactive roundtables, panel discussions, fireside chats and networking opportunities. Event is designed for small businesses, financial institutions, compliance officers, fintechs, AI startups, BaaS providers and AI providers. Location is University of Utah's Layton Field Club at Rice-Eccles Stadium, 451 S. 1400 E., Salt Lake City. Cost is \$595, \$795 last-minute. Details are at <https://conference.springlabs.com/>.

### Oct. 8, 9-11 a.m.

**"Pay the IRS Less Without Going to Jail,"** a Small Business Development Center event that takes place online. Cost is \$18. Details are at <https://clients.utahsbdc.org/events.aspx>.

### Oct. 9, 8 a.m.-1 p.m.

**Third Annual Northern Utah Manufacturing Excellence (NUME) Conference.** Location is Cache County Event Center, 490 S. 500 W., Logan. Cost is \$99. Details are at [cachechamber.com](http://cachechamber.com).

### Oct. 9, 5-7 p.m.

**"Business After Hours,"** an Ogden-Weber Chamber of Commerce event. Location is Jeremiah's, 1307 W. 12th St., Marriott-Slaterville. Free for chamber members and first-time guests, \$10 for

nonmembers. Details are at [ogdenweberchamber.com](http://ogdenweberchamber.com).

### Oct. 9, 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>.

### Oct. 10-11

**The Summits,** a Utah Valley Chamber of Commerce business executive summit. Location is Sundance Mountain Resort, 8841 Alpine Loop Scenic Byway, Sundance. Costs start at \$360 for chamber members. Details to be announced at the-chamber.org.

### Oct. 10, 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](https://clients.utahsbdc.org/events.aspx).

### Oct. 13, 23; 11 a.m.

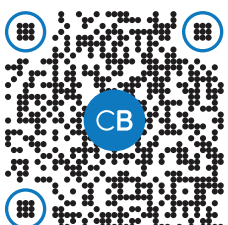
**Third Annual Small Business Cyber Summit,** a U.S. Small Business Administration event featuring hands-on advice, interactive forensic assessments and cyber-expert panelists discussing local and federal resources that are available to entrepreneurs across America. Event takes place online. Free. Details are at <https://bit.ly/SBACyberSummit2024>.

### Oct. 15

**Crossroads Business Expo & Job Fair,** an Ogden-Weber Chamber of Commerce event. Expo takes place 9-11:30 a.m. Lunch is 11:30 a.m.-noon. Crosstalks take place noon-2 p.m. Location is Union Station, Ogden. Details are at [ogdenweberchamber.com](http://ogdenweberchamber.com).

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