



EAGLE MOUNTAIN CITY COUNCIL MEETING – AMENDED AGENDA

JANUARY 7, 2025, 4:00 PM

EAGLE MOUNTAIN CITY COUNCIL CHAMBERS
1650 E STAGECOACH RUN, EAGLE MOUNTAIN, UT 84005

4:00 PM WORK SESSION - CITY COUNCIL CHAMBERS

1. INTRODUCTION

1.A. Time will be allocated for the newly appointed City Manager to provide an introduction to the City Council and Staff.

2. DISCUSSION AND INFORMATION ITEMS

This is an opportunity to provide information to the City Council. These items are for information only and do not require action by the City Council.

2.A. DISCUSSION - CDBG FY2026

3. AGENDA REVIEW

The City Council will review items on the Consent Agenda and Policy Session Agenda.

4. ADJOURN TO A CLOSED SESSION

The City Council will adjourn into a Closed Session for the purpose of discussion of pending or reasonably imminent litigation; the character, professional competence, or physical or mental health of an individual; and/or the purchase, lease, or exchange of real property, pursuant to Section 52-4-205(1) of the Utah Code, Annotated.

7:00 PM POLICY SESSION - CITY COUNCIL CHAMBERS

5. CALL TO ORDER

6. PLEDGE OF ALLEGIANCE

7. INFORMATION ITEMS/UPCOMING EVENTS

8. PUBLIC COMMENTS

Time has been set aside for the public to express their ideas, concerns, and comments. (Please limit your comments to three minutes each.)

9. CITY COUNCIL/MAYOR ITEMS

Time has been set aside for the City Council and Mayor to make comments.

10. APPOINTMENTS

10.A. Library Advisory Board

1. Adam Jacobs - Three-year Term through 2027
2. Benjamin Perez - Three-year Term through 2027

CONSENT AGENDA

11. BOND RELEASES

- 11.A. Browns Meadow - Into Warranty
- 11.B. Harmony Phase A - Ira Hodges Road Dedication - Into Warranty
- 11.C. Harmony Phase A - Rachel Way Road Dedication - Into Warranty
- 11.D. Harmony Phase A, Plat 12 - Into Warranty
- 11.E. Sweetwater Industrial Phase A, Plat 3 - Into Warranty
- 11.F. Eagle Heights Village Plat 3 - Out of Warranty
- 11.G. Harmony Phase A, Plat 4.1 - Out of Warranty
- 11.H. Harmony Phase A, Plat 6 - Out of Warranty
- 11.I. Harmony Phase A, Plat 7 - Out of Warranty
- 11.J. Harmony Phase A, Plat 8 - Out of Warranty
- 11.K. New Park at Porter's Crossing - Out of Warranty
- 11.L. Parkway Fields Phase A, Plat 1 - Out of Warranty
- 11.M. Parkway Fields Phase B, Plat 1 - Out of Warranty

12. MINUTES

- 12.A. October 29, 2024 Minutes - Special Joint Work Session
- 12.B. November 14, 2024 Minutes - Strategic Planning Conference
- 12.C. November 15, 2024 Minutes - Strategic Planning Conference
- 12.D. December 3, 2024 Minutes - Regular City Council Meeting

13. MOTION

- 13.A. MOTION - Acceptance of the 2024 Eagle Mountain City Fiscal Year Audit

14. RESOLUTIONS

- 14.A. RESOLUTION - A Resolution of Eagle Mountain City, Utah, Approving an Amended Interlocal Cooperation Agreement between the Redevelopment Agency of Eagle Mountain City and Eagle Mountain City for the Collection and Remittance of Incremental Property Taxes Collected from Property within the Triple Tail Community Reinvestment Project Area.
- 14.B. RESOLUTION - A Resolution of Eagle Mountain City, Utah, Approving a Contract with Ultimate Home Lending LLC to Administer the Mortgage Assistance Program.
- 14.C. RESOLUTION - A Resolution of Eagle Mountain City, Utah, Appointing the Eagle Mountain City Recorder.

SCHEDULED ITEMS

15. CEDAR CORNERS PHASE 5

- 15.A. ORDINANCE/PUBLIC HEARING - An Ordinance of Eagle Mountain City, Utah, Amending the General Plan Future Land Use Map for Certain Lands Known as Cedar Corners Phase 5.

BACKGROUND: *(Presented by Planner Steven Lehmitz)* A proposed General Plan amendment of Utah County Parcel No. 59:007:0092, located between Cedar Corners Park and Poplar Drive. The proposal would change the Future Land Use Map from Neighborhood Residential 1 to Neighborhood Residential 2.

- 15.B. ORDINANCE/PUBLIC HEARING - An Ordinance of Eagle Mountain City, Utah, Rezoning Certain Lands Known as Cedar Corners Phase 5.

BACKGROUND: *(Presented by Planner Steven Lehmitz)* A proposed rezone of Utah County Parcel No. 59:007:0092, located between Cedar Corners Park and Poplar Drive. The proposal would change the zone from Residential to RC.

16. ORDINANCES/PUBLIC HEARINGS

- 16.A. ORDINANCE/PUBLIC HEARING - An Ordinance of Eagle Mountain City, Utah, Amending the Eagle Mountain Municipal Code Section 17.25.060 Projection into Setbacks.

BACKGROUND: *(Presented by Planner Steven Lehmitz)* The proposed ordinance amends Eagle Mountain Municipal Code to add allowed projections into setbacks for sub-grade structures such as basement walkouts.

- 16.B. ORDINANCE/PUBLIC HEARING - An Ordinance of Eagle Mountain City, Utah, Amending the Eagle Mountain Municipal Code 16.10.080 Criteria for Approval of MDAs and Enacting Section 17.90.090 Rezone Initiation Post Development Agreement Expiration or Termination.

BACKGROUND: *(Presented by Senior Planner Robert Hobbs)* The proposed ordinance amends Municipal Code to require the Planning Director to initiate a Rezone action

when a Master Development Agreement lapses or is terminated. This process will address the zoning of properties associated with the expired or terminated Agreement.

- 16.C. ORDINANCE/PUBLIC HEARING - An Ordinance of Eagle Mountain City, Utah, Amending the Eagle Mountain Municipal Code Section 17.100.050 Site Plan Development Standards.

BACKGROUND: (*Presented by Senior Planner David Stroud*) The proposed ordinance amends Municipal Code to define where the distance separation of a driveway on a site plan and a right-of-way is measured.

17. RESOLUTIONS

- 17.A. RESOLUTION - A Resolution of Eagle Mountain City, Utah, Authorizing Staff to Engage the Services of a Third-Party Broker for Major Land Acquisition and Disposal of Significant Land

18. MOTIONS

- 18.A. MOTION - Appointment of City Councilmember as Mayor Pro Tempore
18.B. MOTION - Assignment of City Council Board Liaisons

19. LEGISLATIVE ITEMS

- 19.A. UPDATE - Legislative Priorities List
19.B. DISCUSSION - Lobbying Services Proposal

20. CITY COUNCIL/MAYOR'S BUSINESS AND LIAISON REPORTS

This time is set aside for the City Council's and Mayor's comments on City business, and for Councilmembers to report on the boards they are assigned to as liaisons to the City Council.

21. COMMUNICATION ITEMS

- 21.A. Department Updates
21.B. Upcoming Agenda Items

22. ADJOURNMENT

THE PUBLIC IS INVITED TO PARTICIPATE IN PUBLIC MEETINGS FOR ALL AGENDAS.

In accordance with the Americans with Disabilities Act, Eagle Mountain City will make reasonable accommodations for participation in all Public Meetings and Work Sessions. Please call the City Recorder's Office at least 3 working days prior to the meeting at 801-789-6610. This meeting may be held telephonically to allow a member of the public body to participate. This agenda is subject to change with a minimum 24-hour notice.

CERTIFICATE OF POSTING

The undersigned, duly appointed City Recorder, does hereby certify that the above agenda notice was posted on this 2nd day of January, 2025, on the Eagle Mountain City bulletin boards, the Eagle Mountain City website www.emcity.org, posted to the Utah State public notice website <http://www.utah.gov/pmn/index.html>, and was emailed to at least one newspaper of general circulation within the jurisdiction of the public body.

Fionnuala B. Kofoed, MMC, City Recorder

