EAGLE MOUNTAIN
CITY COUNCIL MEETING

November 15, 2022, 4:00 PM
Eagle Mountain City Council Chambers
1650 East Stagecoach Run, Eagle Mountain, Utah 84005

4:00 P.M. WORK SESSION - CITY COUNCIL CHAMBERS

1. CITY ADMINISTRATOR INFORMATION ITEMS

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

1.A UPDATE - City Administrator Items

1.B UPDATE - 1st Quarter Budget Status

1.C DISCUSSION - General Plan Future Land Use Map

2. AGENDA REVIEW

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

3. ADJOURN TO A CLOSED EXECUTIVE SESSION

The City Council will adjourn into a Closed Executive Session for the purpose of discussing reasonably imminent litigation, the purchase, lease or exchange of real property pursuant to Section 52-4-205(1) of the Utah Code, Annotated.

7:00 P.M. POLICY SESSION - CITY COUNCIL CHAMBERS

4. CALL TO ORDER

5. PLEDGE OF ALLEGIANCE

6. INFORMATION ITEMS/UPCOMING EVENTS

7. 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.)

8. CITY COUNCIL/MAYOR'S ITEMS

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

CONSENT AGENDA

9. AGREEMENTS

9.A AGREEMENT - Amended and Restated Civil Legal Service Agreement between Eagle Mountain City, Utah, and Cohne Kinghorn.

9.B PURCHASE AGREEMENT - Three 2023 Ford F-250 Trucks, One 2023 Ford F-350 Truck - Ken Garff Ford (State Contract)

10. BID AWARDS

10.A Master Facilities Plan Consulting Services - Galloway

11. BOND RELEASES

11.A Antelope Meadows Phase B, Plat 2 - Into Warranty

11.B Hidden Hollow Phase C, Plat 1 - Into Warranty

11.C Marketplace at Eagle Mountain Town Center - Into Warranty

11.D Brylee Farms Phase A, Plat 3 - Out of Warranty

11.E Overland Phase B, Plat 2 - Out of Warranty

11.F Overland Phase C, Plat 1 - Out of Warranty

11.G Overland Trails Plat 3-B - Out of Warranty

12. SITE PLANS

12.A SITE PLAN - America First Credit Union

13. RESOLUTIONS

13.A RESOLUTION - A Resolution of Eagle Mountain City, Utah, Amending the Consolidated Fee Schedule for Library Fees.

SCHEDULED ITEMS

14. ORDINANCE/PUBLIC HEARING

14.A ORDINANCE/PUBLIC HEARING - An Ordinance of Eagle Mountain City, Utah, Approving The Village at Porters Crossing Plat 3, Amended Plat.

BACKGROUND: *(Presented by Planner Steven Lehmitz)* The proposed recorded plat amendment to The Village at Porters Crossing, Plat 1 subdivides Lot 3 into four individual lots. Lot 3 currently contains four townhome units, and the newly proposed lots will contain one townhome each. No additional units will be created and density will not be increased.

15. PORTER'S CROSSING TOWN CENTER

15.A ORDINANCE/PUBLIC HEARING - An Ordinance of Eagle Mountain City, Utah, Approving an Amendment to the Future Land Use Map of the General Plan, Rezoning Certain Lands Known as Porter's Crossing Town Center, and Approving the Fourth Amendment to the Porter's Crossing Town Center Master Development Plan.

BACKGROUND: *(Presented by Assistant City Administrator/Community Development Director Steve Mumford)* The proposed ordinance amends the Porter's Crossing Town Center Master Development Plan and Future Land Use Map of the General Plan, and rezones the northwestern portion of the project. The development is located north of Pony Express Parkway and along Porter's Crossing Road on Parcels 58:034:0658, 58:034:0661, 58:034:0756, and 58:034:0757.

15.B RESOLUTION - A Resolution of Eagle Mountain City, Utah, Approving the Amended and Restated Porter's Crossing Town Center Master Development Agreement (MDA).

BACKGROUND: *(Presented by Assistant City Administrator/Community Development Director Steve Mumford)* The proposed resolution is for an Amended and Restated Master Development Agreement for the Porter's Crossing Town Center Project, which is located north of Pony Express Parkway and along Porter's Crossing Road.

16. MOTION

16.A MOTION - Consideration of Waiver of Tax Clearance for the Dedication of Public Open Space.

BACKGROUND: *(Presented by City Recorder Fionnuala Kofoed)* The Evans Ranch Master Development Plan identified parcels 58:040:0442, 58:040:0476, 58:040:0479, 58:040:0512, 58:040:0539, 58:040:0544, 58:040:0546, and 58:040:0547 to be dedicated to Eagle Mountain City as public open space. The developer has requested that the City accept the deeds to transfer ownership of the land and waive the requirement for the payment of property taxes, as per the Master Development Agreement and City policy. The City withheld the dedication of the open space in 2020 as there were maintenance issues with the property and taxes have accrued since that time.

17. AGREEMENTS

17.A AGREEMENT - Public Water Supply Agreement Between Eagle Mountain City, Utah and Oquirrh Wood Ranch, LLC.

BACKGROUND: *(Presented by City Administrator Paul Jerome)* The developers of Pole Canyon are seeking a long-term agreement to purchase water for their development through the City's contract with the Central Utah Water Conservancy District (CUWCD). The proposed agreement would entail the City being able to contract with CUWCD for an additional 1,000 acre feet on a new contract as well as a proposed purchase of an additional 3,000 acre feet under the City's existing contract with CUWCD.

18. RESOLUTION

18.A RESOLUTION - A Resolution of Eagle Mountain City, Utah, Adopting the Eagle Mountain City Vision Statement, Mission Statement, and Strategic Goals.

BACKGROUND: *(Presented by Assistant to the City Administrator/Economic Development Director Evan Berrett)* The proposed Vision Statement, Mission Statement, and Strategic Goals were drafted based upon the City Council's input provided during strategic planning and visioning meetings.

19. CITY COUNCIL/MAYOR'S BUSINESS

This time is set aside for the City Council's and Mayor's comments on City business.

20. CITY COUNCIL BOARD LIAISON REPORTS

This time is set aside for Councilmembers to report on the boards they are assigned to as liaisons to the City Council.

21. COMMUNICATION ITEMS

21.A Financial Report

21.B Upcoming Planning 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 accommodation 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 10th day of November, 2022, 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