

FILLMORE CITY COUNCIL SPECIAL WORK MEETING

March 7, 2024

Minutes of the work meeting of the Fillmore City Council held March 7, 2024 in the Council Chambers of the Fillmore City Building. Notice of the time and place of the meeting was posted on the Utah State Public Notice website, the Fillmore City website, the Council Chambers, the City Office bulletin board, and the President Millard Fillmore Library. Notice was also provided to the Chronicle-Progress, radio station KMTI and each member of the governing body on March 5, 2024.

Those present were:

Mayor:	Michael D. Holt	Council:	Curt Hare
			Kyle Stevens
Recorder:	Kevin Orton		Eugene R. Larsen
Attorney:	Elise Harris		Michael B. Winget
			Dennis W. Alldredge

Others present were:

Matt Ward and Devan Shields

5:30 p.m. Welcome and Pledge of Allegiance– Mayor Holt

COMMUNICATIONS AND REQUESTS

Council Discussion Regarding Future Water and Sewer Demand Projections as they Relate to Upcoming Projected Residential and Commercial Development in Fillmore – Devan Shields, Sunrise Engineering

Valley Forge Impact Park, who has filed an annexation petition to annex approximately 150 acres into Fillmore City, is projecting a water usage amount of 2 million gallons per day. This equates to about 2,200 acre/feet of water per year, which was a correction of the originally (and incorrect) projected 4,000 acre/feet per year. Mr. Shields stated that it is difficult to accurately project the actual water needs because the city has received 5 to 6 iterations of vague project plans. Mr. Shields went on to say that the city would be wise to tie annexations to specific development/project plans, in other words, do not annex before receiving and reviewing specific development plans.

Section D. 3. in the Fillmore City Annexation Policy Plan, it states: “System capacities (water, sewer, power, etc.) shall be analyzed to determine if the existing system has the capacity to handle additional load.”

Councilmember Hare discussed a need for a binding agreement between the city and the developer to ensure that petitioners for annexation are held contractually to providing the amounts of utility and infrastructure needed for their development prior to annexation approval.

Attorney Elise Harris stated that there are currently four annexation petitions being considered for approval totaling approximately 350 acres of land. There are currently approximately 100 acres of undeveloped property within city boundaries. This means there is a lot to consider in

terms of how much additional utility usage could be needed above and beyond the 350 acres being considered for annexation.

Councilmember Larsen stated that Fillmore City has a lot of water rights “on paper”, however, the ability to deliver that amount of water is a whole other story. Currently, the city’s water pumps are running at 54 hertz, and they max out at 60 hertz. In other words, the city is already very near their water pumping capacity. Any significant increase in water demand would require a new pump and a well to be added to the culinary water system. Even if a developer were to bring new water rights for their development, it still does not add water to the aquifer, in other words, that alone does not increase the city’s ability to provide the additional water.

Councilmember Alldredge stated that the city may not even have the amount of water rights that they think they have, because the State may be taking away some of the city’s water rights that they currently own.

The city council, under a directive provided by Councilmember Hare, directed that the city moves forward in drafting an annexation agreement to be used in conjunction with the annexation petition approval process as well as an ordinance for water interests and adequate water supply.

APPROVED March 19, 2024

Michael D. Holt, Mayor