



Regular City Council Meeting

Tuesday, November 26, 2024 at 6:00 pm

AGENDA

A regularly scheduled meeting of the Duchesne City Council will be held at the Duchesne City Office Building, 500 East Main, Duchesne, UT at the above date and time. The agenda will be as follows:

1. Roll Call, Prayer, Pledge
2. Minutes
3. Bills
4. Business License
5. Planning And Zoning
6. Basin Wide Dumpster - Dumpster Billing/Rachel
7. **ORDINANCE 24-5; AN ORDINANCE OF DUCHESNE CITY AMENDING TITLE 2, BOARDS AND COMMISSIONS, CHAPTER 1, PLANNING COMMISSION, 2-1-3 ORGANIZATION, D. QUORUM**
8. Plat Amendment - Valley View Subdivision Phase 1 - Bryce Hamilton
9. Duchesne Townsite Survey Fee Waiver Request - Clint Peatross/Kelly Kielbasa
10. Request for Agenda Item Process - Jason Baker
11. Mickelson Building Update - Cody Ivie
12. 15-Minute Open Session

The City of Duchesne welcomes you and thanks you for your time and concerns. If you wish to address the City Council, this is the time set on the agenda for you to do so. When you are recognized, please step to the podium, state your name and address then address the Council. Your comments will be limited to three (3) minutes. The Council may not respond to your comments this evening, rather they may take your comments and suggestions under advisement and provide direction to the appropriate member of City Staff for follow-up. Thank you.

13. Book Of Complaints, Concerns And Comments
14. Mayor And Council Review Of Old Business
15. Work Session
16. Executive Session
17. Adjournment

Attest:

Myra Young, Recorder: _____

Myra Young



Regular City Council Meeting

Minutes

Tuesday, November 12, 2024 at 6:00 pm

AGENDA

A regularly scheduled meeting of the Duchesne City Council will be held at the Duchesne City Office Building, 500 East Main, Duchesne, UT at the above date and time. The agenda will be as follows:

1. Roll Call, Prayer, Pledge

Minutes:

Mayor Rodney Rowley conducted the meeting. City Recorder, Myra Young took minutes. City Council Members present were Bryce Hamilton, Tom Bruton, Jenny Adams, Cody Ivie and Jason Baker. Council Member Bruton offered the prayer. Mayor Rowley led the National Anthem. Public Attendees: Lane Genereaux, Kim Hanson, Cole Harris, Aubrey Harris, Chepita Keel, Angel Keel, Debbie Fabrizio, DaJe-Aldama Hannah Garfield Rothschild, Daniel Paul Diaz Rothschild de Vivar, Valorie McLean, Matt Olson, Wes Hanberg, Deborah Herron.

2. Minutes

Minutes:

MOTION by Council Member Hamilton seconded by Council Member Bruton to approve the minutes from October 22, 2024.

- Council Member Hamilton – Aye
- Council Member Bruton – Aye
- Council Member Adams - Aye
- Council Member Ivie – Aye
- Council Member Baker – Aye

Motion carried by unanimous vote.

3. Bills

Minutes:

MOTION by Council Member Hamilton, seconded by Council Member Adams to pay the bills.

- Council Member Hamilton – Aye
- Council Member Bruton - Aye
- Council Member Adams - Aye
- Council Member Ivie – Aye
- Council Member Baker – Aye

Motion carried by unanimous vote.

4. Charges and Credits

Minutes:

The Council reviewed the Charges and Credits Report.

5. Business License

Minutes:

Chepita Keel & Angel Keel would like a business license. They will be providing abstract document services as CMK Land Service Inc. located at 825 N 600 E.

MOTION by Council Member Adams, seconded by Council Member Bruton to approve a business license for Chepita Keel & Angel Keel, abstract document services.

- Council Member Hamilton – Aye
- Council Member Bruton – Aye
- Council Member Adams – Aye
- Council Member Ivie – Aye
- Council Member Baker – Aye

Motion carried by unanimous vote.

6. Planning And Zoning

Minutes:

- Deborah Herron Planning & Zoning Commissioner presented a report on the recent public housing survey results concerning short-term rentals and tiny homes.

Planning & Zoning recommends that short-term rentals obtain a business license. There was a discussion about the potential tax implications for owners, which Deborah will investigate further.

Tiny Home Results – The majority did not support a tiny home being built next to their home but supported tiny home developments. They preferred these homes to be in residential zones, citing affordable housing was a benefit. However, concerns included decreased property value, overcrowding, and infrastructure strain.

The Majority favored a minimum of 1000 sq. ft. for any home in Duchesne City.

Short-term Rental Results – The majority saw benefits in tourism, additional income for residents, and increased accommodations. They supported regulations such as licensing/permitting, limiting the number of rentals per host, and enforcing health and safety standards.

Deborah Herron and Valorie Mclean Planning & Zoning Commissioners noted a strong consensus that short-term rentals should be allowed, with the state passing laws to enforce their adoption.

They emphasized the need for restrictions to ensure these rentals fit within the community.

The Planning & Zoning Commission is responsible for ensuring that new developments align with existing neighborhoods. With the state pushing for housing affordability and availability, it's crucial to stay ahead of these issues. Deborah asked the City Council to review the survey results and develop regulations for short-term rentals based on the survey responses, which Planning & Zoning unanimously accepted. She also recommended considering an ordinance regarding lot size.

There was discussion about limiting the total number of short-term rentals one individual or entity could own.

- Mayor Rowley requested the Planning & Zoning Commission to develop four ordinance items. 1) Tiny homes, 2) Lot size, 3) Short-term Rentals, 4) Town Homes/Condos.
- Amendment to Planning & Zoning Ordinance – Deborah recommended that the City Council amend Planning & Zoning Ordinance, Title 2 Chapter 1, to remove the 66% quorum requirement. The state statute only requires 3 out of a 5-member council to

constitute a quorum. Council agreed to make this change.

- Land Use Seminar - Deborah recently attended a Land Use Seminar. The Governor's Office of Economic Opportunity and Housing offers resources and is willing to help structure a plan to encourage developers to create affordable housing in the area. She gained valuable information from the seminar, which she will share in an email.
- Bryce Hamilton's Plat Map - Lynn Hamilton Planning & Zoning Commissioner, presented an old plat map for Bryce Hamilton at their last meeting. Bryce wants to combine Lot 11 from the Valley View Subdivision with his own home Lot 10. The steps to complete this include attending a Planning & Zoning meeting with a finished plat map, a completed Land Use Application, and paid fees. The Planning & Zoning Commission will then make a recommendation to the City Council.
- Airport Overlay Ordinance - Mayor Rowley is ready to move forward with the Airport Overlay Ordinance. The city will mimic the county's ordinance with one minor change. Once the change is made it will be sent to Clay Crozier, and Planning & Zoning will hold the Public Hearing in their meeting.

7. Yoppify Presentation

Minutes:

Matt Olsen presented the capabilities of Yoppify, a comprehensive technology platform designed to enhance communication and customer engagement for utilities.

Yoppify provides city staff with tools to reach residents through personalized messages via text, email, phone calls, letters, or postcards, all while tracking interactions in a centralized system. Key features of the platform include:

- Automated Alerts: Notifications for issues such as water leaks and other service-related concerns, along with general water information.
- System Mapping and Integration: The ability to map the city's infrastructure and integrate seamlessly with Pelorus, ensuring efficient data management.
- Contact Validation: Verifies all resident contact information for accuracy, ensuring effective outreach.

The platform also offers the flexibility to target specific geographical areas for communication.

Staff can highlight an area on a map and send messages directly to the affected residents.

Situational messaging is available for tasks like delinquent and shut-off notices, ensuring timely payments. It is user-friendly for staff and accessible via mobile devices for field operations. As web-based software, it requires no complex installation and is easy to manage. The service would primarily be used for service-oriented notifications. Lane Genereaux noted that the city has faced many instances where such a tool would have been highly beneficial. Package options and pricing were discussed, highlighting potential solutions tailored to the city's needs.

MOTION by Council Member Baker, seconded by Council Member Bruton to approve the purchase of Yoppify standard services.

- Council Member Hamilton – Aye
- Council Member Bruton – Aye
- Council Member Adams – Aye
- Council Member Ivie – Aye
- Council Member Baker – Aye

Motion carried by unanimous vote.

8. Johnson Water Contract - Wes Hanberg

Minutes:

Wes Hanberg with Johnson Water reported he did not have a signed copy of the contract. The requested changes have been made. Once Wes has signed he will return the signed contract to Mayor Rowley.

MOTION by Council Member Bruton, seconded by Council Member Adams to approve the Johnson Water Contract.

- Council Member Hamilton – Aye
- Council Member Bruton – Aye
- Council Member Adams – Aye
- Council Member Ivie – Aye
- Council Member Baker – Aye

Motion carried by unanimous vote.

9. Plat Amendment - Valley View Subdivision Phase 1 - Bryce Hamilton

Minutes:

This was tabled and will be presented at next City Council meeting.

10. Public Works Department Update - Lane Genereaux

Minutes:

Lane gave the following updates.

- Memorial Project Wallace Park: The sidewalk construction is nearly complete, with just one final section left to pour due to recent vandalism. The memorial stones have been restored, and the flagpole is scheduled to be installed tomorrow. However, the flag will not be raised until power is available for lighting.
- Water Meters: The installation of meters has been completed for the season.
- Lead & Copper Letter: A Lead & Copper Letter was sent to residents by 120 Water on behalf of Duchesne City. This communication was to identify unknown pipe materials on the service side of properties, prompted by the EPA's initiative to ensure the removal of lead and copper pipes for health and safety. Most residents have replaced their old lines, and only two homes remain to be addressed. The next step is data collection, which will be passed to 120 Water for system updates and subsequently sent to the state. Out of 565 letters sent, 80 have been returned. These will be delivered by hand.
- Sewer and Irrigation: No current issues with the sewer system; irrigation has been turned off for the season.
- Main Street Concrete Work: Only one block remains to be completed near High Desert Gardens. The grass in front of Al's and the Post Office will stay in place. Discussions are ongoing about potentially removing grass on the west side of Highway 87 and replacing it with concrete.
- Vehicle and Equipment: One of the new pickup trucks is currently in the shop for repairs. For snow removal, the city has one plow and one sander, with the airport fully equipped for winter conditions. The Vehicle Leasing Company now offers 10-wheelers, which could be a potential future asset for the city.
- Christmas Celebration: The crew plans to bring in and level dirt in preparation for the event.

- School Sidewalk: Lane spoke with Jason Young and Michael Weldon about the raised sidewalk at the school, they assured him it will be addressed.

Lane brought forward a concern to the Council regarding the reduced cost of water supplied to South Duchesne Water, noting that they are not contributing to treatment costs. Mayor Rowley clarified that the rate had been lowered in the most recent contract issued in March 2024, reverting to the rate South Duchesne Water paid before they began discharging water into the sewer system. The price increase at that time was due to the additional burden on the sewer system. The Council discussed the current pricing structure and agreed that it should be re-evaluated, as the current rate might be set too low. South Duchesne Water has requested a refund of approximately \$5,000, which requires further review.

- Lane took a moment to recognize Public Works employee Cole Harris for his outstanding dedication and initiative. Over the past 20 months, Cole has earned three job-relevant certifications, showing his commitment to professional growth. Lane praised Cole for consistently stepping up when needed and expressed his appreciation for Cole's hard work, emphasizing that hiring him was a great decision. Cole's contributions have included significant improvements to the ball fields over the past year and assistance with meter installations. To honor his achievements, Lane presented Cole with a Certificate of Excellence and commended him for his exceptional performance.

11. 15-Minute Open Session

Minutes:

- Deborah Herron from Duchesne County presented an opportunity for the city to participate in a collaborative grant application alongside Roosevelt City, Vernal City, and Duchesne County. The project, called "The Last Mile," aims to improve transportation by connecting individuals to transit sites and bus stations within the community. The goal is to secure a \$25 million grant, contingent upon identifying sufficient qualifying projects across the basin. While it is unclear what the financial commitment for the city would be, the grant application deadline is February 2025. There will be a call tomorrow at 4 p.m. to discuss the project in detail for anyone interested. Current project requirements include being within a mile of a bus station. Mayor Rowley will be the contact for this project.
- Daniel Paul Diaz Rothschild de Vivar expressed his willingness to volunteer his time and service to the community. With a background in real estate and banking, he hopes to assist in enhancing communication between Duchesne City and its residents. He resides in the Rabbit Gulch area. Mayor Rowley noted that, given his residence in the county, he may find it beneficial to attend the Duchesne County Commissioners' meetings on Monday at 8:00 a.m.

12. Book Of Complaints, Concerns And Comments

Minutes:

There were no new complaints, concerns, or comments.

13. Mayor And Council Review Of Old Business

Minutes:

- Council Member Bruton provided an update on the ordinance for Title 3 – Business and License Regulations, Chapter 4 – Solicitors, Canvassers, Peddlers, and Itinerant

Merchants. He shared a draft copy with Mayor Rowley and City Recorder Myra Young for their review and any necessary revisions.

- Council Member Ivie requested an update on new accounts for the water fill station. City Treasurer Kim Hanson reported that no new accounts are currently being opened. Lane Genereaux noted that Horrocks Engineering will add the Fruitland Water District boundary to the GIS mapping system at a cost of \$600. The Council also needs to address water rates. Council Member Bruton pointed out that the city's general plan only includes a brief section on long-term planning. Given recent developments in the basin, the Council agreed that a comprehensive, strategic plan is essential.

14. Work Session

Minutes:

There was no work meeting.

15. Executive Session

Minutes:

There was no executive session held.

16. Adjournment

Minutes:

MOTION by Council Member Ivie, seconded by Council Member Bruton to adjourn the regular City Council meeting at 8:07 pm.

- Council Member Hamilton– Aye
- Council Member Bruton– Aye
- Council Member Adams– Aye
- Council Member Ivie - Aye
- Council Member Baker – Aye

Motion carried by unanimous vote.

Attest:

Myra Young, Recorder: _____

**Duchesne City
Open Invoice Listing**

11/25/2024

<u>Vendor Id</u>	<u>Vendor Name</u>	<u>Invoice No.</u>	<u>PO#</u>	<u>Invoice Date</u>	<u>Due Date</u>	<u>Amount</u>
4515539	Airgas USA, LLC	5512058309		10/31/2024	10/31/2024	\$201.19
4516148	Basin Code Consultants, LLC	2433		11/22/2024	11/22/2024	\$232.24
4516148	Basin Code Consultants, LLC	2434		11/22/2024	11/22/2024	\$415.67
	Vendor Total:					\$647.91
4515914	Basin Lube and Tire LLC	5921		11/15/2024	11/15/2024	\$55.00
150	Central Utah Water Conservancy Dist	13729		10/31/2024	10/31/2024	\$25,559.94
4517133	CJK Concrete	1273		11/10/2024	11/10/2024	\$3,100.00
185	Crossroads Concrete Co., Inc.	18448		10/31/2024	10/31/2024	\$2,912.00
	Division of Water Quality	11202024		11/20/2024	11/20/2024	\$75.00
4516948	Granite Construction Company	2832527		10/24/2024	10/24/2024	\$5,600.00
3123000	High Desert Garden, Mike Price	1313		10/10/2024	10/10/2024	\$166.95
	Holland Equipment Company	34020		11/7/2024	11/7/2024	\$695.68
4517394	Jim Rhoades Ranch	3511		8/13/2024	8/13/2024	\$538.50
4517394	Jim Rhoades Ranch	3530		10/23/2024	10/23/2024	\$7,979.50
	Vendor Total:					\$8,518.00
4517007	Les Olson Company	EA1476582		11/12/2024	11/12/2024	\$84.95
4516806	Mitchell, Jodie	Refund: 8242		11/19/2024	11/19/2024	\$409.54
4514887	Public Employees Health Program	0124117443		11/20/2024	11/20/2024	\$22,517.07
4517426	RDO Equipment Co.	E00581R2		11/8/2024	11/8/2024	\$8,780.00
4516380	Shred-It USA/ Stericycle	8008893522		10/31/2024	10/31/2024	\$71.67
4516135	Spectra LLC	INV13345		11/11/2024	11/11/2024	\$1,161.80
620	SPSWorks	IV00565459		11/4/2024	11/4/2024	\$120.31
765	Utah State Division of Finance	3S233		8/23/2023	8/23/2023	(\$231.85)
171	Washington National Ins Co	P2483056		11/15/2024	11/15/2024	\$1,997.42
	Report Total:					\$82,442.58

ORDINANCE NO 24-5

AN ORDINANCE BY THE CITY COUNCIL OF DUCHESNE CITY TO AMEND TITLE 2, BOARDS AND COMMISSIONS, CHAPTER 1, PLANNING COMMISSION, 2-1-3 ORGANIZATION, D. QUORUM, OF THE DUCHESNE CITY MUNICIPAL CODE

WHEREAS, the current language of Title 2, Boards and Commissions, Chapter 1, Planning Commission, 2-1-3 Organization, D. Quorum states that 66% of the planning commission members constitute a quorum, leading to potential confusion;

WHEREAS, to clarify the quorum requirement for the Planning Commission, ensuring consistency with state regulations and supporting clear operational standards;

WHEREAS, to correct the current ordinance's unclear quorum requirement and align it with the state standard for a five-member body, where three members constitute a quorum;

**NOW THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE
CITY OF DUCHESNE, UTAH, THAT:**

SECTION I – ENACTMENT

**TITLE 2, BOARDS AND COMMISSIONS, CHAPTER 1, PLANNING COMMISSION,
2-1-3 ORGANIZATION, D. QUORUM BE AMENDED AS FOLLOWS:**

TITLE 5 – BOARDS AND COMMISSIONS

CHAPTER 1 – PLANNING COMMISSION

2-1-3: ORGANIZATION

D. QUORUM:

Three (3) out of a five (5)-member planning commission shall constitute a quorum, in accordance with **Utah Code § 10-3-504**.

SECTION II - EFFECTIVE DATE

This ordinance shall take effect immediately upon its being passed by the City Council.

PASSED AND ADOPTED by the City Council of Duchesne City, Utah on this _____ day of _____ 2024.

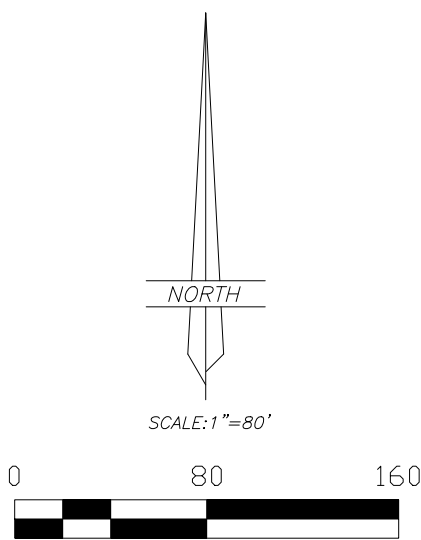
Rodney Rowley, Mayor

Attest:

Myra Young, City Recorder

RECORD OF SURVEY FOR AN
AMENDMENT TO
VALLEY VIEW SUBDIVISION PHASE 2
(ADDING LOT 11 TO PHASE 2)

A SUBDIVISION LOCATED IN SECTION 36
TOWNSHIP 3 SOUTH, RANGE 5 WEST
UINTAH SPECIAL BASE AND MERIDIAN
DUCESNE CITY, UTAH

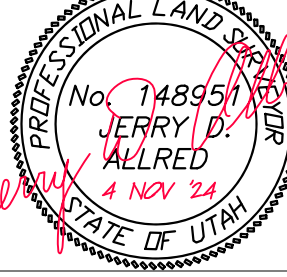


CURVE	DELTA ANGLE	CHORD BEARING	TANGENT	RADIUS	ARC LENGTH	CHORD LENGTH
C1	01°42'15"	N 08°47'54" W	20.91'	1405.84'	127.83'	41.81'
C2	04°15'41"	N 05°48'56" W	52.31'	1405.84'	104.56'	104.54'
C3	07°23'25"	N 00°00'37" E	90.79'	1405.84'	181.33'	181.21'
C4	03°14'43"	N 05°19'41" E	39.83'	1405.84'	79.63'	79.62'
C5	02°39'00"	N 05°37'33" E	31.13'	1345.84'	62.24'	62.24'
C6	07°49'06"	N 00°23'31" E	91.97'	1345.84'	183.65'	183.50'
C7	06°08'00"	N 06°39'02" W	72.10'	1345.84'	144.00'	144.00'
C8	16°36'05"	N 01°20'59" W	220.73'	1375.84'	398.65'	397.26'
C9	75°03'40"	S 28°33'54" E	19.20'	25.00'	32.75'	30.46'
C10	34°26'02"	N 48°52'43" W	76.34'	246.37'	148.06'	145.84'
C11	21°17'07"	S 32°46'28" E	15.39'	80.59'	30.41'	30.23'
C12	34°58'35"	N 39°27'12" W	61.87'	196.37'	119.87'	118.02'
C13	114°05'35"	S 66°00'43" W	38.57'	25.00'	49.78'	41.96'

C15	06°15'10"	S 13°08'21" W	12.95'	237.00'	25.86'	25.85'
C16	38°12'22"	S 09°05'28" E	82.09'	237.00'	158.04'	155.13'
C17	44°13'58"	S 30°18'40" E	42.67'	105.00'	81.06'	79.06'
C18	44°13'58"	S 30°18'40" E	67.05'	165.00'	127.38'	124.24'
C19	44°27'37"	S 05°57'52" E	121.39'	287.00'	230.42'	224.73'
C20	44°27'37"	S 05°57'52" E	109.12'	267.00'	207.19'	202.03'
C21	44°13'58"	S 30°18'40" E	54.86'	135.00'	104.22'	101.65'
C22	02°32'14"	N 06°10'37" E	125.22'	5654.70'	250.40'	250.38'
C23	00°49'53"	N 07°51'40" E	41.03'	5654.70'	82.06'	82.05'
C24	00°39'17"	N 08°46'15" E	48.76'	5654.70'	97.52'	97.52'
C25	01°12'58"	N 09°52'23" E	60.01'	5654.70'	120.02'	120.02'
C26	01°13'00"	N 11°05'22" E	60.04'	5654.70'	120.08'	120.08'
C27	01°23'46"	N 12°23'45" E	68.89'	5654.70'	137.78'	137.78'
C28	01°13'02"	N 13°42'09" E	60.06'	5654.70'	120.12'	120.12'
C29	01°12'58"	N 14°55'09" E	60.02'	5654.70'	120.04'	120.03'
C30	01°44'29"	N 16°23'53" E	85.94'	5654.70'	171.87'	171.87'
C31	00°36'59"	N 17°44'22" E	30.00'	5654.70'	60.00'	60.00'
C32	03°15'59"	N 19°30'35" E	161.23'	5654.70'	322.36'	322.32'

SURVEYOR'S CERTIFICATE

This is to certify, that by the authority of the owners, I have amended the boundary of VALLEY VIEW SUBDIVISION PHASE 2, that I have surveyed the land shown on this plat, that the monuments indicated were found or set during said survey, and that said amended boundary is described as follows:
Commencing at the Southeast Corner of the Northeast Quarter of the Southwest Quarter of Section 36, Township 3 South, Range 5 West of the Uintah Special Base and Meridian;
Thence North 00°13'54" East 677.80 feet to the TRUE POINT OF BEGINNING, said point being the Northeast Corner of Lot 22, VALLEY VIEW SUBDIVISION PHASE 1;
Thence North 83°02'57" West 268.33 feet to the Northwest Corner of said Lot 22;
Thence North 06°57'03" East 48.71 feet;
Thence North 83°02'57" West 187.50 feet to the Northwest Corner of Lot 7, said subdivision, said point also being on the East right-of-way line of State Highway 87;
Thence North 04°54'30" East 69.88 feet along said East line;
Thence Northerly 549.99 feet, along said East line on a curve to the right, said curve having a central angle of 05°34'22", a radius of 5654.70 feet, and a chord which bears North 07°41'41" East 549.77 feet;
Thence Northerly 120.08 feet, along said East line on a curve to the right, said curve having a central angle of 01°11'00", a radius of 5654.70 feet, and a chord which bears North 11°05'22" East 120.08 feet;
Thence South 81°02'04" East 137.59 feet;
Thence South 08°57'56" West 120.00 feet to the Northeast Corner of Lot 10, said subdivision;
Thence South 81°02'04" East 232.20 feet to the Northeast Corner of Lot 17, said subdivision;
Thence South 00°13'54" West 659.65 feet to the TRUE POINT OF BEGINNING. Containing 6,554.30 acres.



JERRY D. ALLRED, PROFESSIONAL LAND SURVEYOR
CERTIFICATE NO. 748951 (UTAH)

NARRATIVE

This amendment to VALLEY VIEW SUBDIVISION PHASE 2 was prepared at the request of Bryce Hamilton for the purpose extending the boundary of the subdivision to include the parcel shown as Lot 11 on this plat. The parcel added to the subdivision will be known as LOT 11 of an AMENDMENT TO VALLEY VIEW SUBDIVISION PHASE 2. The original subdivision plat was used as the basis for this amendment.

OWNER'S CERTIFICATE

We, BRYCE F. HAMILTON, LYNN F. HAMILTON, and DELORIS DEA SKEWES, members of S-H & H ENTERPRISES, LC, the undersigned, owners of that parcel of land shown as LOT 11 on this plat, do hereby amend, change, adjust, place, and fix the boundaries of VALLEY VIEW SUBDIVISION PHASE 2 to the positions indicated and described on this plat.

Landowner's Signatures	Date Acknowledged to Notary	Notary's Initials
BRYCE F. HAMILTON, Member of S-H & H ENTERPRISES, LC		
LYNN F. HAMILTON, Member of S-H & H ENTERPRISES, LC		
DELORIS DEA SKEWES, Member of S-H & H ENTERPRISES, LC		

ACKNOWLEDGMENT

State of Utah }
County of Duchesne } SS
On the dates shown by each signature, personally appeared before me BRYCE F. HAMILTON, LYNN F. HAMILTON, and DELORIS DEA SKEWES, members of S-H & H ENTERPRISES, LC, the signers of the above certificate who duly acknowledged to me that they did execute same.
My commission expires _____ Notary Public

CITY PLANNING COMMISSION APPROVAL

APPROVED THIS _____ DAY OF _____, 20____, BY THE DUCESNE CITY PLANNING COMMISSION.

CHAIRPERSON

CITY COUNCIL APPROVAL AND ACCEPTANCE

APPROVED AND ACCEPTED THIS _____ DAY OF _____, 20____, BY THE DUCESNE CITY COUNCIL.
ATTEST: _____ MAYOR
CLERK _____

COUNTY RECORDER'S CERTIFICATE

STATE OF UTAH }
COUNTY OF DUCESNE } SS
THIS IS TO CERTIFY THAT THIS PLAT WAS FILED FOR RECORD IN THE COUNTY RECORDER'S OFFICE ON THE _____ DAY OF _____, 20____, AT _____ O'CLOCK _____, AND IS DULY RECORDED.
FILING NO. _____ COUNTY RECORDER

DUCHESNE CITY LAND USE APPLICATION

PLACEMENT ON THE PLANNING AGENDA REQUIRES A COMPLETE APPLICATION. A COMPLETE APPLICATION CONSISTS OF: COMPLETED FORM, FEES, PLATS, DRAWINGS, & SUPPLEMENTS ETC., AS OUTLINED BY THE SUBDIVISION & ZONING ORDINANCE.

Type of Request:	Fee	
☐ Subdivision Plat		
☐ Preliminary Plat	# of lots _____ \$25.00 per lot	\$ _____
☒ Final Plat	# of lots <u>80</u> \$25.00 per lot	\$ <u>2000.00</u>
☐ Conditional Use Permit	\$150.00	\$ _____
☐ Variance from Board of Adjustment	\$150.00	\$ _____
☐ Zone Change/Plan Amendment	\$200.00	\$ _____
☐ Amended Plat	\$200.00	\$ _____
	Total	\$ _____

Project Name: PLAT AMENDMENT OF BLOCKS 85, 86, 87, 89, 110, 111, 112, 113, 114, 115

Applicant: CLINTON S. PEATROSS

Address: 829 E. 380 N. HEBER, UT 84032 Phone #: 435-724-4386

Property Owner(s): _____

Address: _____ Phone #: _____

Location/Legal Description: SECTIONS 1 and 2, T.4S, R.5W, U.S.B. & M.

Nature of Request: PLAT AMENDMENT

Current Land Use: _____

Proposed Land Use: RESIDENTIAL

Date of Planning & Zoning Decision: _____

The above said applicant for himself (herself) or through his (her) agent hereby agrees to be bound by all provisions of the ordinances, of Duchesne City and to strictly comply with the terms thereof. He (she) further represents that all information provided as part of this application is, to the best of his (her) knowledge, true and correct.

Signature:  Date: 11/22/24



DUCHESNE CITY COUNCIL MEETING REQUEST FOR AGENDA ITEM

Please place the following item on the City Council Agenda for the specified meeting:

Date of Council Meeting: _____

Agenda Item:

Name: _____ Date: _____

Address: _____

Phone: _____

Email: _____

Completion of this request does NOT guarantee the item will be placed on the agenda and is subject to all necessary paperwork being submitted. Please check with the City Office on the morning of the meeting to verify your placement.

*P.O. Box 974, Duchesne, Utah 84021 * (435) 738-2464 * office@duchesnecity.com *