



# REQUEST FOR AGENDA TIME

Date 5/7/25

Agenda time requested for:

Planning Commission \_\_\_\_\_ Town Council  \*Special Meeting Y \_\_\_\_\_ N

\*Special meetings require a payment of \$100. Date payment received N/A

Date of Meeting June Date request received by the Town Clerk 5/7/25

Request is for: action \_\_\_\_\_ discussion  presentation \_\_\_\_\_ Time needed \_\_\_\_\_

Request for: (Please be specific)

Special Assessment Area  
Discussion & action

I, the undersigned, am hereby notified that representation of the applicant at the meeting is required and that the application/request may be either tabled or denied without representation. Some actions of the Planning Commission require forwarding to the Town Council for final approval. This meeting generally takes place the next day and you may be required to attend that meeting also.

Unless otherwise required by town ordinances, rules, permits, or applications, this request must be submitted to the Town Clerk with six (6) copies of any relevant documentation no later than 4:00 p.m. fourteen (14) calendar days prior to the scheduled meeting for a discussion or presentation request; twenty-one (21) calendar days for an action request. If you need further information, please contact the Town Clerk at (435) 772-0992.

Applicant signature Julia Mary Date 5/7/25

Complete mailing address 755 S Main St 4-212 Cedar City UT 84720

Phone 435 393 5868 Fax \_\_\_\_\_ E-mail juliamaryrealty@gmail.com

Approved/Denied for agenda by \_\_\_\_\_ Date \_\_\_\_\_

Date copy of Agenda Sent to Applicant \_\_\_\_\_ by  Mail  Fax  E-mail

07/09/08

## *Rockville Town*

# Special Assessment Areas

### **What is a Special Assessment Area?**

A Special Assessment Area (SAA) is an area legally defined through ordinance by the Town Council for the installation of public way improvements. Public way improvements may involve the installation of curb and gutter, sidewalks, and drive approaches where such improvements have not previously existed. Improvements may also include roadway and drainage improvements, accessibility ramp construction, and installation of culinary water and sanitary sewer systems. All SAA improvements must extend from existing similar Town owned and approved facilities. SAA projects upgrade the community through the elimination of drainage problems, pedestrian safety concerns, year-round access, fire protection and unsightly conditions in the public way.

### **What does it Cost?**

Actual costs may vary based on specific construction needs and bids received from contractors when the Special Assessment Area is created. The sponsor of the SAA will work with the Town on preliminary engineering estimates for improvements.

At the completion of the project when actual costs are determined, a special tax assessment is placed on all abutting properties according to the proportional benefit received from the public way improvements. Property owners can pay the assessment in one lump sum or through equal annual installments. The installment plan for Water, Sewer and Street Extension SAA's are generally spread over ten years. Interest charges are accrued on the unpaid balance at a rate established by the Town Treasurer. This interest rate is set when the Town obtains a municipal bond for the project. Favorable interest rates have always been obtained because of the excellent bond rating held by Towns. Property owners who pay the entire assessment within fifteen days of the initial notification avoid any interest charges.

### **How do I get an SAA in my neighborhood?**

Property owners can petition the Town for the installation or reconstruction of public way improvements through a Special Assessment Area. Those signing the petition must be the owners of the properties adjacent to the requested public way improvements, not residents that are renting or leasing the property. A petition form is provided at the end of this information sheet for your use in collecting signatures and determining support of the proposed project. Apparent support of the project, as indicated by those signing the petition, must represent greater than 50% of the total properties/lots of the proposed public way improvements for the Town Council to accept a petition and consider the creation of a Special Assessment Area.

Once the sponsor has acquired the required signatures that meet the majority of the property owners who are in favor of a SAA, the petition is to be submitted to the Town Clerk for verification of signatures and legal property owners. Once confirmed, the Town Clerk will present the petition to the Town Council for approval.

# Special Assessment Area Petition

## Public Way Improvements

**PETITIONERS' SPOKESPERSON:**

Julia Mary & Nathan Trotter **PHONE:** (435)393-5808 & (435)590-4933

**MAILING ADDRESS:** 755 S Main St STE 4-212, Cedar City, UT 84720

**PHYSICAL ADDRESS OF PROPERTY: SUBDIVISION:** Zion Canyon Ranchos

**UNIT:** South Rockville **BLOCK:** Eagle Crags Rd **LOT#** S:13 T:42S R:11W

**LOCATION OF PROPOSED DISTRICT:**

We, the undersigned, respectfully petition the town to extend essential infrastructure services to the Zion Canyon Ranchos neighborhood, located at S 13, T 42 S, R 11 W. Specifically, we request the installation of a public water line, sewer line, and power line, to be extended from the nearest available public water source, sewer main, and power source, respectively, along Eagle Crags Road and throughout the neighborhood, encompassing Carmel Road, Chinle Avenue, Pinion Road, Kayenta Avenue, and Juniper Road. Additionally, we seek improvements to the road infrastructure, including regrading, changing the grade and paving all aforementioned roads to enhance accessibility and safety for residents.

**SPECIFIC IMPROVEMENTS REQUESTED:**

- Sidewalk
- Curb and Gutter
- Drive Approaches
- Total Street Reconstruction
- Water System
- Sewer System
- Gravel Road Construction
- Paved Road Construction
- Other: Power System

**ADDITIONAL COMMENTS OR REQUESTS:**

We petition the town to pay 50% of the costs of bringing the street, alley, or sidewalk to the established grade as per Utah Code 11-42-407(1).

We petition the town for installation payments to be paid for 30 years.

Authentisign  
*Nathan Trotter*

03/08/25

Authentisign  
*Julia Mary*

03/08/25