



MEMORANDUM

November 21, 2025

To: Mayor and Council
From: Jon Lundell, P.E., City Engineer
RE: Santaquin General Plan Water Use update

During the 2022 Utah legislative session, the Municipal Land Use, Development, and Management Act was amended by Senate Bill 110 requiring that most Utah cities incorporate a Water Use and Conservation Element into their General Plans by December 31, 2025. Over the past several months city staff has been coordinating with Hansen, Allen, and Luce to generate a draft Water Use element and conservation element to remain compliant with SB 110.

The draft water use element discusses the following items:

1. Historical water usage: Description of historical water usage reported to the Division of Water Rights Water Use section for both culinary water (CW) and pressurized irrigation (PI).
2. Comparison to the current state conservation goals for the Provo River Region. This region includes Utah, Wasatch, and Juab counties.
3. Discussion of existing and future water demands.
4. Four potential methods to reduce water demand and per capita usage for existing and future water demands.
5. Propose modifications to city operations to reduce and eliminate wasteful practices.
6. Proposed recommendations on water conservation policy

The Planning commission reviewed and provided a positive recommendation to the city council for the Water Use Element on during the September 9th planning commission meeting.

Additionally, Utah Division of Water Resources has also reviewed the draft Water Use Element and all of their comments have been addressed.

Please feel free to contact me with any comments or questions.

Recommended Motion:

Approve Ordinance 12-01-2025 adopting the Water Use Element of the General Plan of Santaquin City.

ORDINANCE NO. 12-01-2025

AN ORDINANCE ADOPTING THE WATER USE AND PRESERVATION ELEMENT OF THE GENERAL PLAN OF SANTAQUIN CITY, PROVIDING FOR CODIFICATION, CORRECTION OF SCRIVENER'S ERRORS, SEVERABILITY, AND AN EFFECTIVE DATE FOR THE ORDINANCE.

WHEREAS, the City of Santaquin is a fourth-class city of the state of Utah; and

WHEREAS, the state legislature requires that a municipality shall prepare and adopt a comprehensive, long-range general plan for the present and future needs of the municipality and the growth and development of all or any part of the land within the municipality; and

WHEREAS, the state legislature in the 2022 legislative session amended the Municipal Land Use, Development, and Management Act through Senate Bill 110 to require certain cities incorporate a Water Use and Preservation Element into the General Plan by December 31, 2025; and

WHEREAS, Santaquin City contracted with a consultant, Hansen, Allen, and Luce, to create a Water Use and Preservation Element to be compliant with Senate Bill 110; and

WHEREAS, the Water Use and Preservation Element includes information related to historical water usage, water conservation goals, existing and future water demands, methods for water conservation, modifications to city operations to eliminate wasteful practices, and recommendations on water conservation policy; and

WHEREAS, the Utah Division of Water Resources has reviewed the Water Use and Preservation Element and Santaquin City has addressed comments; and

WHEREAS, the Santaquin City Planning Commission held a public hearing on September 9, 2025, which hearing was preceded by the posting of public notice in at least three public places within the City limits of Santaquin City in accordance with Section 10-20-204 of the Utah State Code; and

WHEREAS, after the noted public hearing, the Santaquin City Planning Commission forwarded a recommendation to the City Council;

NOW, THEREFORE, BE IT ORDAINED by the City Council of Santaquin City, State of Utah, as follows:

Section I. Amendment of General Plan

The Water Use and Preservation Element of the General Plan is hereby adopted and included in the General Plan as attached.

Section II. Severability

If any part of this ordinance or the application thereof to any person or circumstances shall, for any reason, be adjudged by a court of competent jurisdiction to be unconstitutional or invalid, such judgment shall not affect, impair or invalidate the remainder of this ordinance or the application thereof to other persons and circumstances, but shall be confined to its operation to the section, subdivision, sentence or part of the section and the persons and circumstances directly involved in the controversy in which such judgment shall have been rendered. It is hereby declared to be the intent of the City Council that this section would have been adopted if such invalid section, provisions, subdivision, sentence or part of a section or application had not been included.

Section III. Codification, Inclusion in the Code, and Scrivener's Errors

It is the intent of the City Council that the provisions of this ordinance be made part of the Santaquin City Code as adopted, that sections of this ordinance may be re-numbered or re-lettered, and that the word ordinance may be changed to section, chapter, or other such appropriate word or phrase in order to accomplish such intent regardless of whether such inclusion in a code is accomplished. Typographical errors which do not affect the intent of this ordinance may be authorized by the City without need of public hearing by its filing a corrected or re-codified copy of the same with the City Recorder.

Section IV. Posting and Effective Date

This ordinance shall become effective at 5:00 p.m. on Wednesday, December 3, 2025. Prior to that time, the City Recorder shall deposit a copy of this ordinance in the official records of the City and place a copy of this ordinance in three places within the City.

PASSED AND ADOPTED this 2nd day of December 2025.


Daniel M. Olson, Mayor

Councilmember Art Adcock
Councilmember Brian Del Rosario
Councilmember Lynn Mecham
Councilmember Jeff Siddoway
Councilmember Travis Keel

Voted Absent
Voted Yes
Voted Yes
Voted Yes
Voted Yes

ATTEST:


Stephanie Christensen, City Recorder

STATE OF UTAH)
) ss.
COUNTY OF UTAH)

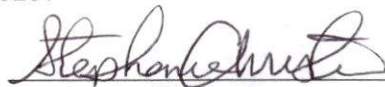
I, STEPHANIE CHRISTENSEN, City Recorder of Santaquin City, Utah, do hereby certify and declare that the above and foregoing is a true, full, and correct copy of an ordinance passed by the City Council of Santaquin City, Utah, on the 2nd day of December 2025, entitled

“AN ORDINANCE ADOPTING THE WATER USE AND PRESREvation ELEMENT OF THE GENERAL PLAN OF SANTAQUIN CITY, PROVIDING FOR CODIFICATION, CORRECTION OF SCRIVENER’S ERRORS, SEVERABILITY, AND AN EFFECTIVE DATE FOR THE ORDINANCE.”

IN WITNESS WHEREOF, I have hereunto set my hand and affixed the Corporate Seal of Santaquin City Utah this 2nd day of December 2025.



(SEAL)


Stephanie Christensen
Santaquin City Recorder

AFFIDAVIT OF POSTING

STATE OF UTAH)
) ss.
COUNTY OF UTAH)

I, STEPHANIE CHRISTENSEN, City Recorder of Santaquin City, Utah, do hereby certify and declare that prior to the ordinance taking effect, I posted a short summary of the ordinance on the Utah Public Notice Website as required by Utah State Code 10-3-711(1)(b) as a Class A Notice and Santaquin City Code 1-2-050(D)

I further certify that copies of the ordinance were posted online at www.santaquin.org, at the City Hall Building at 110 S. Center Street and on the State of Utah's Public Notice Website, <https://www.utah.gov/pmn/index.html>. A copy of the notice may also be requested by calling (801)754-1904.

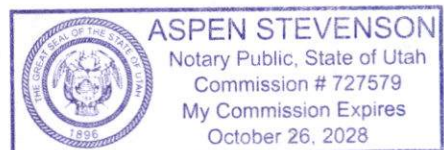


STEPHANIE CHRISTENSEN
Santaquin City Recorder

The foregoing instrument was acknowledged before me on this 3 day of 12 2025, by STEPHANIE CHRISTENSEN.
My Commission Expires:



Notary Public



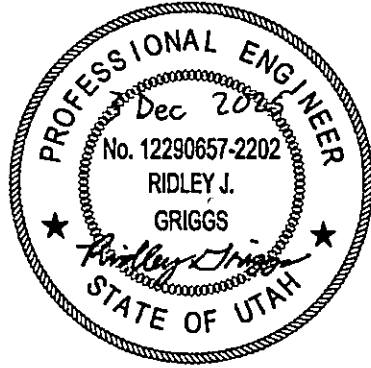
MEMORANDUM

DATE: December 3, 2025
TO: Jon Lundell, P.E.
Santaquin City
110 South Center Street
Santaquin, UT 84655

FROM: Ridley Griggs, M.Eng., P.E.
Hansen, Allen & Luce, Inc. (HAL)
859 West So. Jordan Pkwy – Suite 200
South Jordan, Utah 84095

SUBJECT: Water Use and Preservation
Element of General Plan

PROJECT NO.: 415.09.100



INTRODUCTION

In 2022, the Utah Legislature passed Senate Bill 110 (SB 110), a law requiring most cities in the state to incorporate water use and conservation planning directly into their overall land use planning efforts. In 2023, the Utah Legislature added additional requirements in Senate Bill 76 (SB 76). This requirement applies to cities with a population of 10,000 people or more that are experiencing growth and development.

This report outlines the key information and analysis needed to meet these requirements and to support the Water Element of Santaquin's General Plan. This element connects how land is used in the city with how water is used, preserved, and planned for in the future.

HISTORICAL WATER USE TRENDS

To better understand how Santaquin uses water today—and how that might change in the future—we looked at how water use has changed over time. This includes how much water is used per person daily (gallons per capita per day, or gpcd) and how that use is split among different types of land (such as residential, commercial, and agricultural areas).

Understanding usage trends is especially important as land use can change over time—for example, when vacant or agricultural land is converted for residential or commercial development. The historical data used for this analysis comes from the Utah Division of Water Rights and focuses on two systems in the city: the drinking water system and the pressurized irrigation (PI) system.

Santaquin City does not oversee any private unpressurized irrigation service in the City, although some is provided through the different canal companies (see later sections). Santaquin understands the importance of understanding water usage throughout Santaquin City and has worked to develop relationships with irrigation providers to ensure there is adequate water supply.

Trends in per capita water usage are shown in Figure 1.

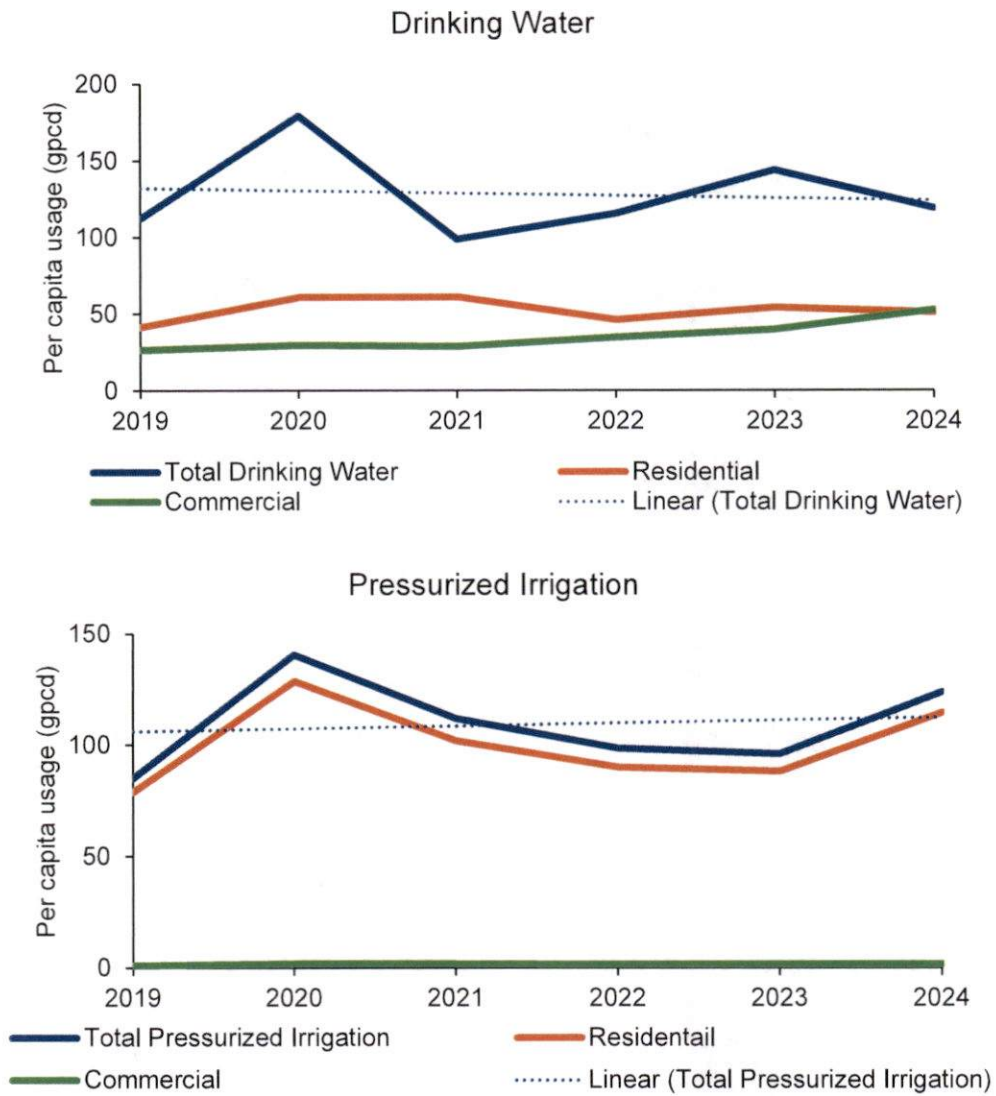


Figure 1. Per capita water usage

Figures 2 and 3 illustrate the number of connections and total water usage by type.

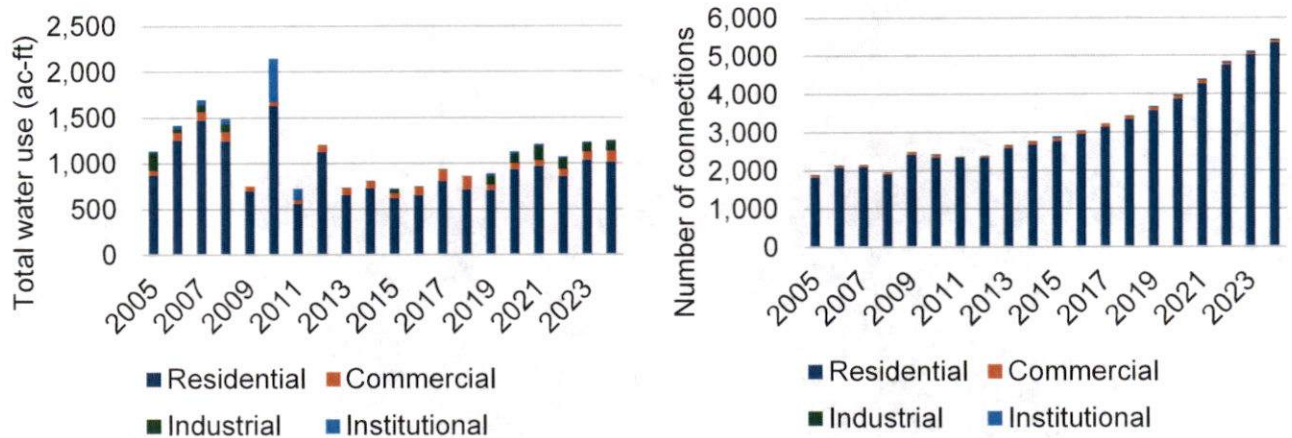


Figure 2. Drinking water connections and water usage by type

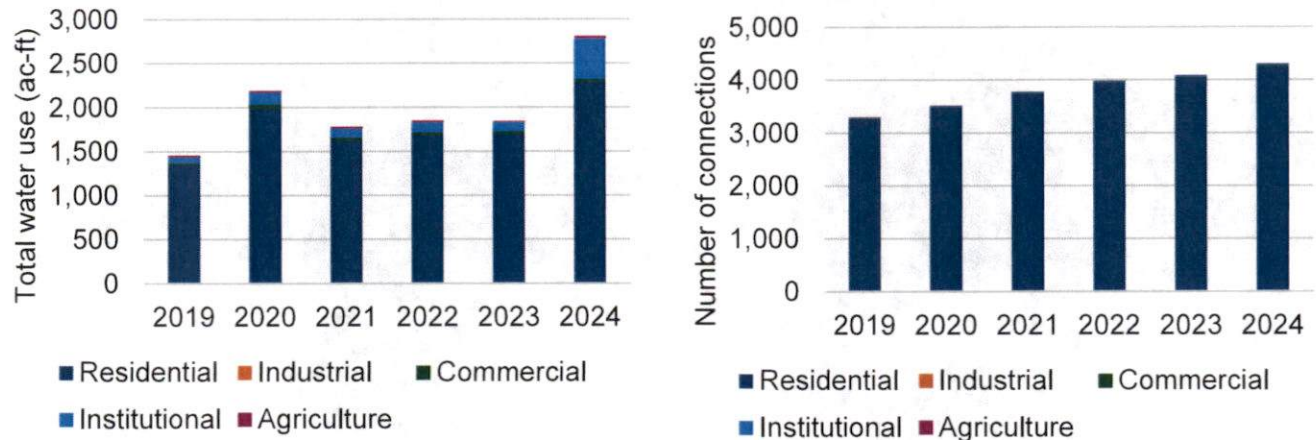


Figure 3. Pressurized irrigation connections and water usage by type

Comments on Figures 2 and 3 are as follows:

- Residential water usage is the predominant water usage in Santaquin City
- In the drinking water system, nonresidential water usage has remained fairly constant.
- In the pressurized irrigation system, nonresidential water usage has remained fairly constant, with an increase in institutional usage in 2024.
- In the future it can be assumed that residential water usage will remain as the primary water usage and nonresidential water usage is likely to remain constant over time.

Figures 4 and 5 show the trends in residential and commercial usage per connection from Santaquin's drinking water and pressurized irrigation systems.

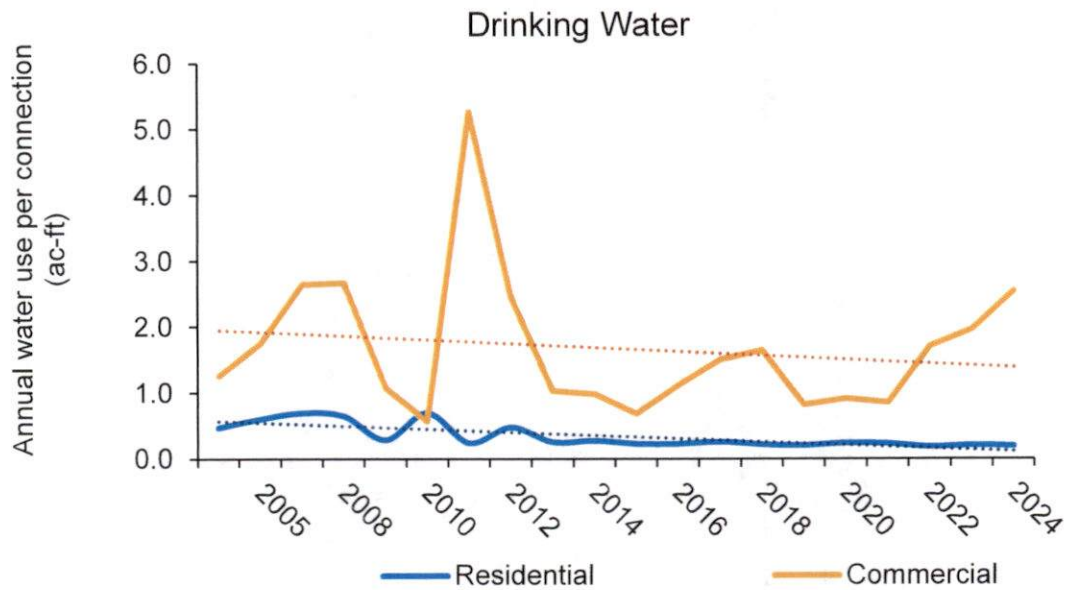


Figure 4. Annual Drinking Water Use Per Connection

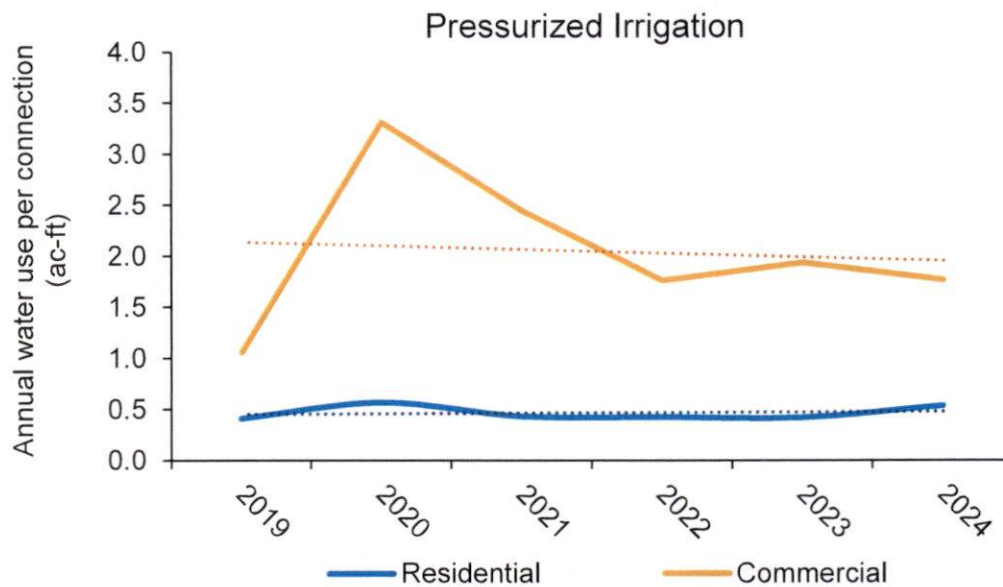


Figure 5. Annual PI Water Use per Connection

Comments on Figures 4 and 5 are as follows:

- Residential use has decreased over time.

- On average, each residential connection uses a combined total of about 0.67 acre-feet of water per year in both systems.

By comparison:

- Commercial water use has varied more widely from year to year. This is expected, as commercial properties (e.g., stores, offices, or warehouses) can have very different water needs.
- The City has seen a lot more commercial growth over the last few years that has been developed in order to support the growing population.
- On average, each commercial connection uses about 3.50 acre-feet of water annually.

The same analysis was completed for the other land use types (see Figure 6).

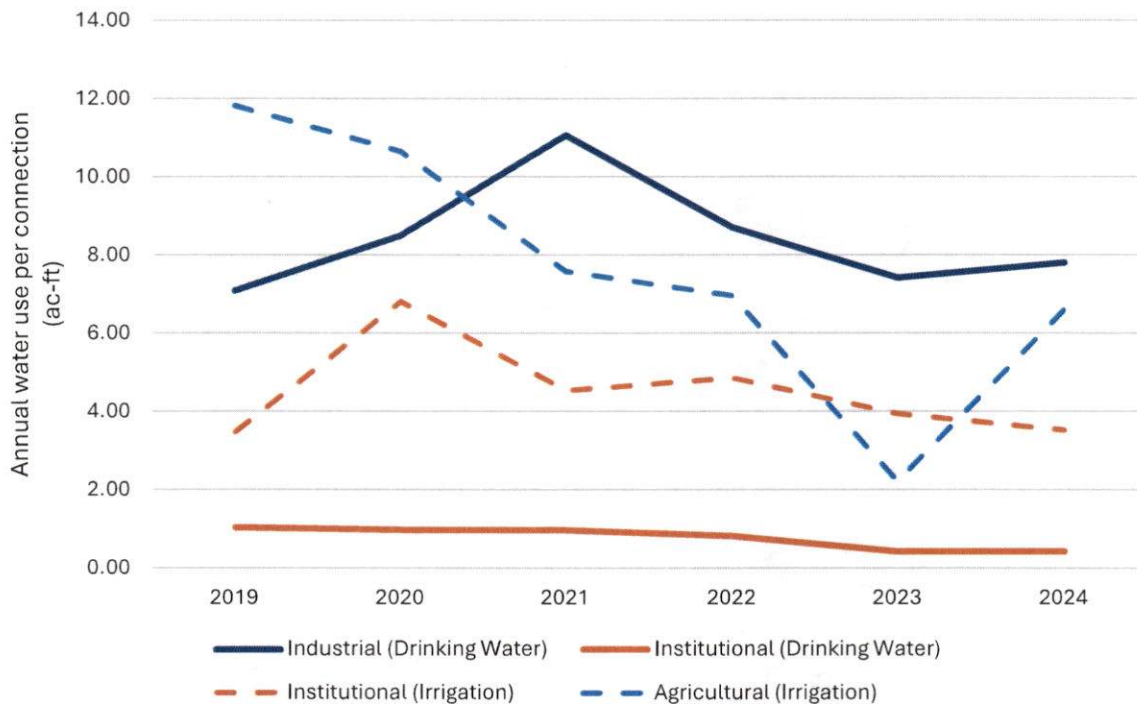


Figure 6. Annual Water Use from Industrial, Institutional, and Agricultural Connections

Figure 4 shows average water use by connection type for industrial, institutional, and agricultural customers, across both drinking water and pressurized irrigation systems. Comments are as follows:

- Institutional irrigation connections use more water on average than institutional drinking water connections. This is most likely related to large, irrigated areas associated with churches and schools. These irrigated areas may present an opportunity for outdoor water conservation.

- Institutional drinking water use per connection has decreased over time.

By comparison:

- Industrial drinking water use per connection is similar in magnitude to institutional irrigation use per connection and reflects the higher volume needs of a few large users.
- Agricultural irrigation use per connection also falls within a similar range but has been trending slightly downward in recent years.

These trends indicate that Santaquin has large users in the institutional irrigation, industrial, and agricultural user categories. Conservation potential may exist for any of these connection types, but is specific to the particular user. Additionally, these types of users don't add additional people to the system and could increase per capita usage.

Agricultural Land

Santaquin City has agricultural land use throughout the city. Figure 7 shows the areas within the city that are designated agricultural protection areas, based on future land use projections. Chapter 4 of the Santaquin General Plan "Agriculture Matters" outlines how existing agricultural users can continue operating for as long as they desire.

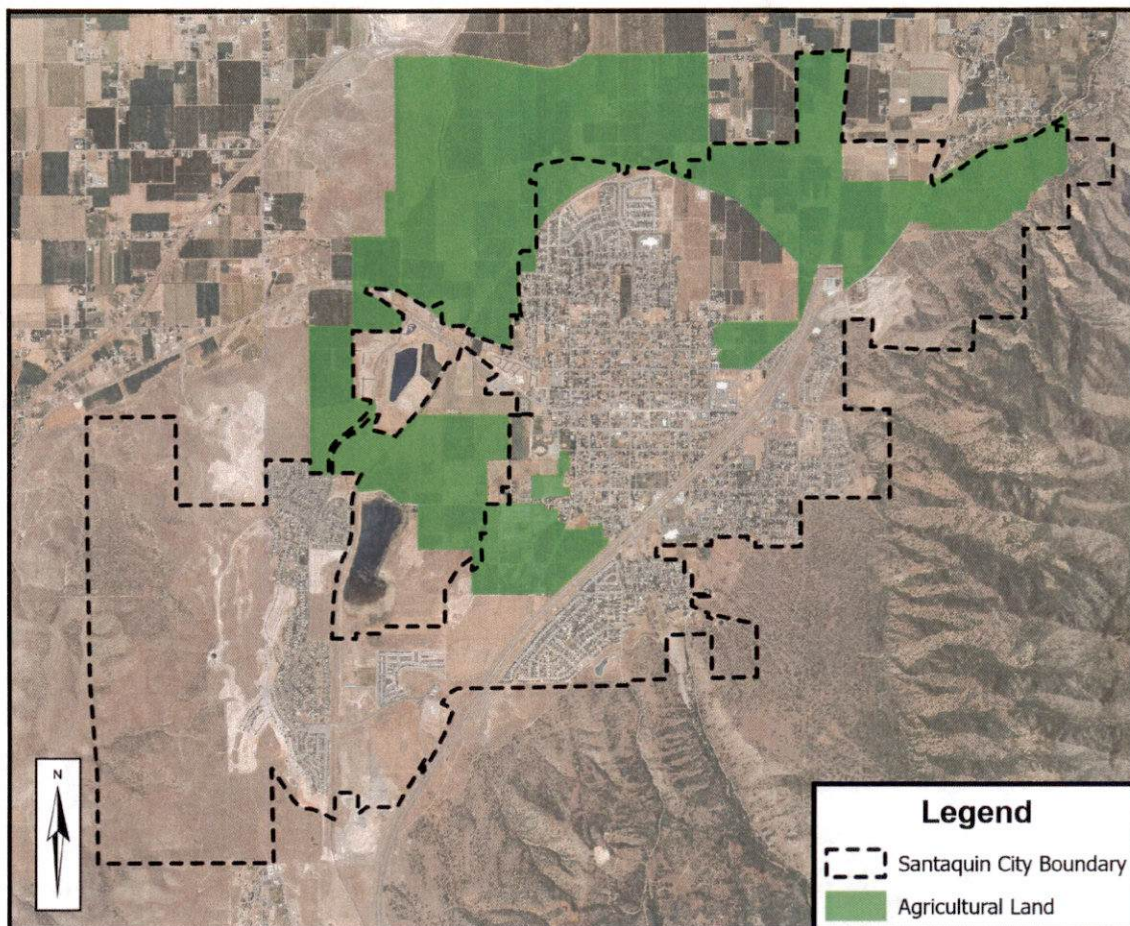


Figure 7. Future Agricultural Areas

There are two canal companies that provide water throughout the region:

- Strawberry Highline Canal Company
 - Email: mail@shlcco.com
 - Phone number: 801-465-4824
- Summit Creek Irrigation & Canal Company:
 - Email: summitcreekirrigation@gmail.com
 - Phone number: 801-754-3186
- East Santaquin Irrigation Company

Santaquin City is interested in and always willing to consider conservation easements as may be proposed by private property owners. However, Santaquin City has no available or foreseeable funding should there be costs associated with such easements.

Comparison to State Conservation Goals

The State Water Use Goal for the Provo River region (consisting of Juab, Utah, and Wasatch Counties) is 179 gpcd. Santaquin includes large industrial and agricultural users that significantly

increase gpcd usage, and as such, comparing system-wide numbers directly to the State goal would not be a consistent comparison.

An average residence in Santaquin uses 0.67 ac-ft of water per year. With an average household size of 3.7 people, per-capita use is 162 gpcd. Per-capita consumption has decreased over time.

Water Budget

Existing and Future Water Demands

To help Santaquin City prepare for long-term growth and a projected future population of approximately 50,000 people, a water budget was developed to compare current and future water supply and demand. This analysis is based on the most recent planning documents: the Santaquin Drinking Water Master Plan (2021) and the Santaquin Pressurized Irrigation Master Plan (2021).

For the drinking water system, historical billing and water production data were used to estimate current Equivalent Residential Connections (ERCs), a standard unit that reflects the water use of a typical household. Using population growth projections and the City's land use plan, the number of ERCs was projected through the year 2060. Since some customers use drinking water for outdoor irrigation, this was also factored into demand estimates. Tools such as aerial imagery, utility system maps, and feedback from City staff were used to estimate the irrigated land served by the drinking water system.

For the pressurized irrigation (PI) system, current irrigated acreage was calculated using aerial imagery. Then, the City's land use plans and typical irrigation rates by land use type were used to estimate future irrigation needs through 2060.

The resulting figures are summarized in Figure 8, which shows indoor and outdoor water demands along with total system demand compared against the available water supply capacity.

Existing and Future Water Supply

The existing source capacity was determined by either the limiting factor of physical water supply (safe yield of wells, springs, and aquifer), infrastructure, and water rights. Additional details on the total water supply can be found in the Drinking Water and Pressurized Irrigation Master Plans (2021).

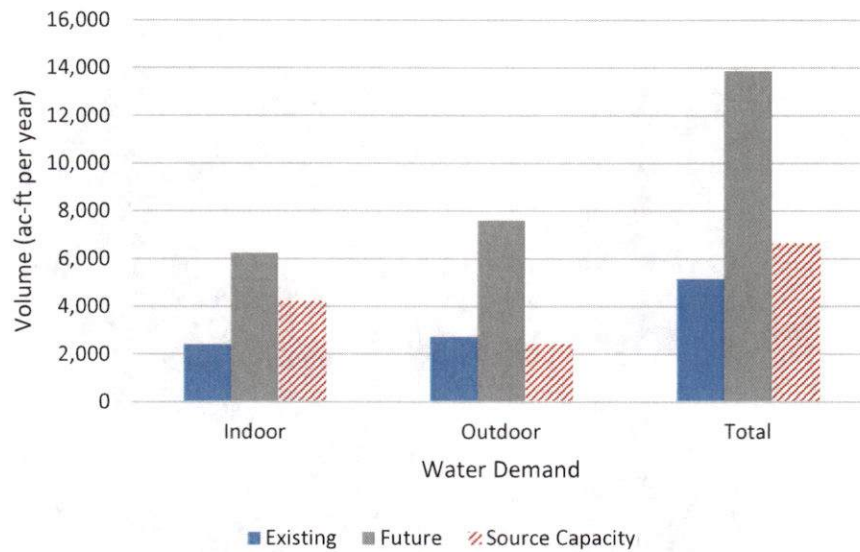


Figure 8. Santaquin Water Budget (through 2060)

Water Budget Summary

Drinking Water System

Santaquin City's water budget analysis shows that while the current water supply and infrastructure are adequate for today's needs, future water demand is expected to exceed supply. This projected gap emphasizes the importance of taking proactive steps now to manage water use and ensure the long-term sustainability of Santaquin's water systems. This can be done through effective planning of source supply and implementing strategic conservation efforts.

The following summarizes the steps that Santaquin has taken to ensure that there is sufficient drinking water supply to meet future demands:

- **Drinking Water Master Plan (2021):** Outlines plans to develop and construct three new sources that can provide adequate water supply, including redundancy through 2060. The following sources include:
 - Z10 Future West Well
 - Z10 Future East Well
 - Z9N Future Well
 - Including upgrades to transmission and storage to provide sufficient hydraulic capacity throughout the system.
- **40-Year Water Rights Plan (2021):** Developed a 40-year water rights plan that reviewed existing water rights and the City's current ability to meet existing and future demands.

As specified in Santaquin City code 8.04.100, all new developments are required to bring sufficient water to meet their planned demands, including the necessary water rights and infrastructure. If the City does not have sufficient capacity to serve the proposed development, the applicant must construct the needed facilities to serve it. Conversion of groundwater from agricultural to municipal use is expected to bridge the gap between the current supply of drinking water and projected future demands. Further details on future water supply planning is included in the Drinking Water Master

Plan (link included in the Appendix).

Pressurized Irrigation System

Figure 8 indicates that reliable outdoor source capacity for irrigation is slightly less than existing demand. This is true only in very dry years but can be mitigated with excess capacity in the drinking water system. However, outdoor water demands are not the priority, and the drinking water capacity will be preserved to meet those demands if a shortage were to occur. The following actions have been taken to expand capacity for the pressurized irrigation system:

- **Pressurized Irrigation Master Plan (2021):** Outlines plans to develop and construct additional source capacity that can provide adequate water supply, including redundancy through 2060. The following sources include:
 - Connection to Highline Canal
 - Connection to the Central Utah Water Conservancy District (CUWCD) Utah Lake System (ULS) Pipeline
 - Expansion of the Type 1 wastewater reuse system
 - Including upgrades to transmission and storage to provide sufficient hydraulic capacity throughout the system.

If the City does not have sufficient capacity to serve the proposed development, the applicant must construct the needed facilities to serve it. The additional supply needed to bridge the gap between available capacity and projected future demand is expected to come from a combination of new source water imported through the ULS pipeline and conversion of existing agricultural water to municipal use. Table 3-8 in the Pressurized Irrigation Master Plan (link included in the Appendix) includes a summary of Santaquin's existing and planned future irrigation water sources and quantities of water needed from each source to meet future demand.

In addition to developing source capacity, Santaquin City recognizes the importance of water conservation. The following section highlights how the City is addressing these future challenges through water conservation efforts.

Water Supply Diversification

Santaquin maintains a diverse supply of water sources that includes springs, groundwater wells, surface water, and Type I effluent reuse. Santaquin is planning to further diversify their water supply by connecting to the Central Utah Water Conservancy District (CUWCD) Utah Lake System (ULS) pipeline. The ULS pipeline will provide an additional source of irrigation water, freeing up groundwater for use in the drinking water system.

Methods of Reducing Water Demand and Per Capita Use for Existing Development

Santaquin has adopted several practices that reduce water use among existing customers:

- **Public Education & Outreach**
The City's Water Education Program uses utility bills, the City Center, Public Works, and online platforms to regularly share conservation tips. Educational efforts are tailored to both average and high-volume water users.

- **Tiered Water Pricing**

Water rates are structured to encourage conservation. Higher usage results in higher pricing tiers for both culinary and pressurized irrigation, providing a financial incentive to reduce consumption.

- **Metering and Leak Detection**

Santaquin has invested in replacing aging meters with radio-equipped smart meters that help residents monitor their water use in real time. Meters have also been added to public facilities to increase accountability, and a formal leak detection program ensures aging infrastructure is monitored and maintained.

- **Effluent Reuse**

Treated wastewater (type-I effluent) is stored in holding ponds and used in the City's pressurized irrigation system. While this doesn't reduce demand directly, it allows the City to meet irrigation needs without developing new water sources.

Methods of Reducing Water Demand and Per Capita Use for Future Development

To ensure future development is water-efficient, Santaquin has adopted and recommended the following policies and standards:

- **Landscape Efficiency Standards for New Development**

Ordinance No. 02-03-2024 requires water-wise landscaping in new development, including:

- Turf limitations
- Prohibiting turf in narrow areas
- Use of drought-tolerant or native plants
- Drip irrigation systems for shrubs and trees
- Smart irrigation controllers
- Eligibility for landscape rebate/incentive programs

- **Allocation-Based Tiered Pricing Models (Recommended)**

Santaquin is exploring pricing structures that base water rates on lot size and expected usage, following models adopted in other cities.

- **HOA Landscaping Flexibility**

The City recommends that homeowners' associations (HOAs) allow for water-efficient landscaping designs and turf dormancy, removing barriers that often exist in traditional HOA codes. H.B. 282 (2022) dictates these efforts as well.

- **Tree Placement Standards**

The City encourages planting deciduous trees on the south, east, and west sides of buildings, and evergreen trees on the north side to reduce water needs and improve energy efficiency.

Modifications to City Operations to Reduce and Eliminate Wasteful Practices

Several operational changes have been made—or are under review—to improve efficiency:

- **Time-of-Day Watering Restrictions**

Santaquin encourages customers to avoid daytime watering (from 10 a.m. to 6 p.m.) to reduce evaporation and increase efficiency.

- **Irrigation Audits**

Audits of public irrigation systems are being carried out to assess efficiency and identify upgrade opportunities, particularly in streetscapes and public parks.

- **Internal Metering and Monitoring**

Installing meters at City facilities has helped monitor municipal water use and identify opportunities for internal conservation.

Future Planning Recommendations on Conservation Policy

To further strengthen Santaquin's water management strategy, the City will consider the following policies and ordinance changes:

- **Water Conservation Policies:**

- Expansion of landscape rebate/incentive programs
- Continued investment in smart meters and leak detection
- Adoption of allocation-based rate structures
- Ongoing updates to public education campaigns

- **Landscaping Options Within Public Streets (Non-Turf Park Strips):**

- Require water-wise planting or hardscape design in park strips
- Prohibit turf in non-functional areas
- Prioritize low-maintenance materials and drip irrigation

- **Ordinance Revisions to Eliminate Inefficient Water Use:**

- Remove overly permissive irrigation allowances
- Encourage clustering in subdivision design and preservation of natural open space to reduce irrigated area per lot
- Require functional justification for size of irrigated landscape in commercial zones

- **Low Water Use Landscaping Standards for New Development Types:**

- Commercial, Industrial, and Institutional: Require drought-tolerant planting, smart irrigation, and minimal turf in non-functional areas
- Residential: Require compliance with landscaping standards, turf limitations, and irrigation efficiency technologies as part of development approval

Impact on the Great Salt Lake

Santaquin is working to reduce impacts on the GSL by reducing depletion in the system. Outdoor water demands have a high depletion rate, as most of the water evaporates or is consumed by turfgrass. Reducing outdoor water demands provides an excellent opportunity for mitigating impacts to the GSL. Existing conservation programs can reduce existing outdoor demands and

recently adopted ordinances will help reduce the addition of more outdoor demands.

Appendix:

Drinking Water Master Plan:

https://www.santaquin.gov/sites/default/files/fileattachments/community_development/page/3054/final_santaquin_dwmp_2021_r.pdf

Pressurized Irrigation Master Plan:

https://www.santaquin.gov/sites/default/files/fileattachments/community_development/page/3058/final_santaquin_pi_master_plan_2021_r.pdf