Nephi City Council Work Session Agenda

27 October 2026

7:00 p.m.

Work Session Items:

1. Discussion on Annexation Zoning - This discussion will be about the role of the Planning Commission in zoning recommendations for upcoming annexations.

2. Conceptual CU-3 zoning - Conceptual regulations for a Combined Use 3 zone were recently presented to the Planning Commission. A discussion regarding those regulations between the City Council and Planning Commission will help determine the need for the CU-3 zone.
    a. Items for potential discussion:
        i. Lot size requirements
        ii. Setback requirements
        iii. Frontage requirements
        iv. Proposed permitted mixed uses, including residential and commercial types allowed
        v. Height restrictions
        vi. Possible location(s) to place the zone

3. Detached Accessory Dwelling Units (DADUs) - A discussion regarding the possibility of allowing accessory dwelling units that are detached from a primary structure.
    a. Staff report to Planning Commission on September 9, 2026

4. Administration Updates

5. City Council Updates

6. Motion to convene into Closed Meeting-

a. Discussion of the character and competence of an individual, collective bargaining, litigation, real property, water shares, security systems, investigative proceedings, deliberations, information regarding trade secrets, procurement process.

7. Adjourn

I, the undersigned duly appointed City Recorder for Nephi City, hereby certify that the above notice and agenda were posted in accordance with the Utah Open and Public Meetings Act on October 26, 2026.

- *Utah Public Notice Website https://www.utah.gov/pmn/*
- *Nephi City Website at nephi.utah.gov*
- *At the Nephi City Building located at 21 E 100 N*

/s/ Leslee Anderson, Nephi City Recorder