

THE SCHEDULED
CITY COUNCIL
WORK/STUDY MEETING
AT 5:30 P.M.
HAS BEEN CANCELLED
FOR
JULY 16, 2019

**THE REGULAR CITY COUNCIL MEETING WILL BE
HELD AT 7:00 P.M. JULY 16, 2019**

CERTIFICATE OF POSTING - THIS AGENDA IS SUBJECT TO CHANGE WITH A MINIMUM OF 24-HOURS NOTICE- POSTED 07/12/2019

In compliance with the Americans with Disabilities Act, the City will make reasonable accommodations to ensure accessibility to this meeting. If you need special assistance to participate in this meeting, please contact the City Recorder at (801) 489-2700 at least three business days prior to the meeting.

Meetings of the Springville City Council may be conducted by electronic means pursuant to Utah Code Annotated Section 52-4-207. In such circumstances, contact will be established and maintained by telephone or other electronic means and the meeting will be conducted pursuant to Springville City Municipal Code 2-4-102(4) regarding electronic meetings. s/s - Kim Crane, CMC, City Recorder





REGULAR AGENDA
SPRINGVILLE CITY COUNCIL MEETING
JULY 16, 2019 AT 7:00 P.M.
City Council Chambers
110 South Main Street
Springville, Utah 84663

AMENDED ON July 12, 2019 AT 3:50 P.M.

CALL TO ORDER CALENDAR

- Jul 24 - Pioneer Day Observed (City Offices Closed)
- Jul 29 - World Folkfest Street Dance, Springville Museum of Art 6:00 p.m.
- Aug 06 - Work/Study Meeting 5:30 p.m., Regular Meeting 7:00 p.m.
- Aug 13 - Work/Study Meeting 5:30 p.m.
- Aug 20 - Work/Study Meeting 5:30 p.m., Regular Meeting 7:00 p.m.

INVOCATION Councilmember Nelson

PLEDGE Councilmember Snelson

APPROVAL OF THE MEETING'S AGENDA

MAYOR'S COMMENTS

PUBLIC COMMENT

Audience members may bring any item not on the agenda to the Mayor and Council's attention. Please complete and submit a "Request to Speak" form. Comments will be limited to two or three minutes, at the discretion of the Mayor. State Law prohibits the Council from acting on items that do not appear on the agenda.

CONSENT AGENDA

The Consent Agenda consists of items that are administrative actions where no additional discussion is needed. When approved, the recommendations in the staff reports become the action of the Council. The Agenda provides an opportunity for public comment. If after the public comment the Council removes an item from the consent agenda for discussion, the item will keep its agenda number and will be added to the regular agenda for discussion, unless placed otherwise by the Council.

1. Approval of minutes for the May 14, June 11, 2019 and June 18, 2019 Work Study meetings and the June 18, 2019 Regular meeting.
2. Approval of a Plat amendment for Stonehenge of Springville Amended #5 located at 829 West 400 South in the NC-Neighborhood Commercial Zone - Laura Thompson, Planner II
3. **Approval of a Community Development Director - John Penrod, Assistant City Administrator/City Attorney**

REGULAR AGENDA

4. Discussion/Consideration regarding Art City Days - Corey Merideth, Recreation Director
5. Discussion/Consideration regarding a RAP Tax on the 2019 Municipal General Election Ballot - Corey Merideth, Recreation Director

MAYOR, COUNCIL AND ADMINISTRATIVE REPORTS

CLOSED SESSION, IF NEEDED - TO BE ANNOUNCED IN MOTION

6. *The Springville City Council may temporarily recess the regular meeting and convene in a closed session to discuss the character, professional competence, or physical or mental health of an individual, pending or reasonably imminent litigation, and the purchase, exchange, or lease of real property, as provided by UCA 52-4-205.*

ADJOURNMENT

CERTIFICATE OF POSTING - THIS AGENDA IS SUBJECT TO CHANGE WITH A MINIMUM OF 24-HOURS NOTICE- POSTED 06/28/2019

In compliance with the Americans with Disabilities Act, the City will make reasonable accommodations to ensure accessibility to this meeting. If you need special assistance to participate in this meeting, please contact the City Recorder at (801) 489-2700 at least three business days prior to the meeting.

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2 MINUTES OF THE WORK/STUDY MEETING OF THE SPRINGVILLE CITY COUNCIL
HELD ON TUESDAY, MAY 14, 2019 AT 5:30 P.M. AT THE CIVIC CENTER, 110 SOUTH
MAIN STREET, SPRINGVILLE, UTAH.

4 Mayor Richard J. Child presided. In addition to Mayor Child, the following were present:
Councilmember Craig Jensen, Councilmember Brett Nelson, Councilmember Michael Snelson,
6 City Administrator Troy Fitzgerald, Assistant City Administrator/City Attorney John Penrod,
Assistant City Administrator/Finance Director Bruce Riddle and Deputy City Recorder Jennifer
8 Grigg.

10 Also present were: Public Safety Director Scott Finlayson, Power Director Leon
Fredrickson, City Engineer Jeff Anderson, Building and Grounds Director Brad Neel, Director
Dan Mickelson, Operations Manager Rod Oldroyd, Recreation Director Corey Meredith, Golf
12 Pro Craig Norman, and Museum of Art Director Rita Wright.

14 Excused from this meeting are: Recorder Kim Crane, Public Works Director Brad
Stapley, Councilmember Jason Miller, Councilmember Christopher Creer and Community
Development Director Glen Goins.

16 **CALL TO ORDER- 5:30 P.M.**

18 **COUNCIL BUSINESS**

1. Calendar

- 20 • May 18 - Bike with the Mayor 9:30 a.m.
- May 21 - Work/Study Meeting 5:30 p.m., Regular Meeting 7:00 p.m.
- 22 • May 27 - Memorial Day Observed (City Offices Closed)
- June 4 - Work/Study Meeting 5:30 p.m., Regular Meeting 7:00 p.m.

24 Mayor Child asked about the deadline for candidate filing. Deputy Recorder Grigg
26 answered the days for candidate filing are June 3-7, 8:00 a.m. to 5:00 p.m. Councilmember
Jensen asked who the best person to send questions to. Administrator Fitzgerald answered
28 Recorder Crane.

2. DISCUSSION AND PRESENTATIONS

30 a) Legislative and Code Updates - John Penrod, Assistant City Administrator/City Attorney
Attorney Penrod started his presentation by stating some of these new laws from the
32 2019 Utah State Legislature went into effect today. This year, over 1200 bills were considered
and a record 573 bills passed. There are around 200 that apply to cities.

34 HB 15 Victim Rights Amendments

The first bill says a victim's family can approach the county for a first degree felony
36 charge if the city decides not to file.

HB 17 Firearm Violence and Suicide Prevention Amendments

38 This bill requires the BCI (Utah Bureau of Criminal Identification) and Division of
40 Substance Abuse and Mental Health to provide a pamphlet on suicide and firearm
42 safety and an online video that will be watched for permit renewals. They should
also provide gunlocks for new purchases and coupons for a gun safe. Firearms
should be in a safe place.

HB 18 Massage Therapy Practice Act

44 This bill exempts a Bowen work practitioner, a practitioner that stimulates the
nervous and musculoskeletal systems, from massage therapist licensure.

46 HB 19 Pretrial Release Amendments

48 This bill creates guidelines for prosecutors and law enforcement regarding the
pretrial process. It also extends protective orders for victims of domestic violence
and sexual assault.

50 HB 23 Gambling Machines

52 This bill defines “fringe gaming device” which resemble a slot machine and
provides tokens or credits for chance prizes in exchange for cash, common in gas
stations, convenience stores, mini-marts, laundromats, etc. They are a form of
54 gambling and not allowed. Administrator Fitzgerald said Nickle Mania has about 30
of these devices.

56 HB 31 Water Supply and Surplus Water

58 This bill was passed to resolve concerns about cities “hoarding” water and give
equal protection customers outside a city’s jurisdiction. It establishes a “designated
water service area,” which may include inside and outside city boundary
60 customers. If a city population is 10,000 or more and 10% of water customers are
outside of city boundaries, a city must establish an advisory board to deal with
62 rates, standards and capital projects. Councilmember Nelson said the number of
water users is growing up Hobbie Creek Canyon. Administrator Fitzgerald said we
64 could put some canyon residents on our existing water board or establish a sub
board.

66 HB 57 Electronic Information or Data Privacy

68 This bill says law enforcement must obtain a search warrant to access electronic
information and data. It outlines notification and storage requirements when
electronic information is obtained by warrant.

70 HB 61 State Databases Amendments

72 This bill encourages cities to receive recommendation from public safety before
approving a plat. After approving a plat, a city must submit the plat to the
Automated Geographic Reference Center.

74 HB 100 Sexual Violence Protective Order

76 This bill allows protective orders for victims of sexual violence who do not have an
established relationship or cohabitate with the alleged attacker.

HB 101 Autonomous Vehicle Regulations

78 This bill allows for level three automated driving systems; highway testing. Cities
may not impose additional requirements on ADS's. Engineer Anderson said there
80 are four levels and it is illegal for automatic vehicles to platoon, which is following
closer than the 3-second rule. Administrator Fitzgerald said Tesla vehicles are
82 capable of level four automated driving.

HB 114 Self-defense

84 This bill is a "Stand Your Ground" law that states an individual is not required to
retreat from an aggressor even if there is a safe place to retreat. Failure to retreat is
86 not relevant when determining if an individual acted reasonably. You do not have
to back down even off your property.

88 HB 119 Referenda and Other Political Activities

This bill makes substantial changes to ballot propositions, initiatives and
90 referendums. A city is divided into four areas and the petition must pass in three of
the four areas. A petition with signatures is based on the percentage of active
92 voters instead of people who voted in last presidential election. A city may
determine if it is referable or not. If not, sponsors may use the appeal process. For
94 a law to be place on the ballot, a petition needs 10% of the voters in three of the
four voter participation areas. For a land use law a petition needs 27.5% of the
96 voters in three of the four voter participation areas. He continued by stating there
are not alota referenda here in Springville. The city gets a 100 word response to
98 the issue with wider distribution of information. There are limitations, but more
distribution than before. The response becomes part of the process.

100 HB 148 Vehicle Idling

City may enforce an anti-idling ordinance through a fine after at least one warning if
102 it wants an anti-idling law.

HB 149 Traffic Code

104 Motorcycles may not split a lane but may move in between stopped vehicles, called
filtering. Chief Finlayson stated there will be motorcycle filtering on Main Street at
106 five o'clock.

HB 150 Trampoline Park Safety

108 This bill updates trampoline park licensing, inspections, insurance and signs.

HB 151 Traffic Flow

110 This bill proposed that during low traffic levels, a vehicle may run a red light. It did not pass, but may next year.

112 HB 152 Voluntary Commitment of Firearm Amendments

114 This bill allows an “owner cohabitant” to voluntarily remove a firearm from their home for safekeeping with law enforcement when concerned about safety. Councilmember Nelson asked if the police station stores the firearm. Attorney Penrod answered yes. Chief Finlayson added that once the police station takes position of the firearm, a Brady background check is required for the owner of the gun to get it back. Mr. Oldroyd clarified that the owner, not the concerned cohabitant, must retrieve the firearm. Attorney Penrod said we do not destroy the gun. If not returned, the firearm can be sold to a federal firearms licensed dealer. Chief Finlayson said we are in the process of selling all the firearms, deemed safe, that we are in possession of. Councilmember Nelson asked about those funds. Chief Finlayson said the funds will be used for a project in the public interest approved by the city council.

HB 215 Silver Alert System

126 This bill allows the Department of Public Safety to develop an alert system similar to the Amber Alert System for endangered adults.

128

HB 228 Towing Revisions

130 This bill states a city may not charge towing companies a fee to be included in a towing rotation. If a tow company is removed from the towing rotation, cities must provide an appeals process for towing companies.

132

HB 235 Municipal Taxes

134 This bill says a city may increase a tax and earmark it for a specific purpose, without a special service district. Once the increase and accounts are created, tax funds may only be used for the purpose of the tax.

136

HB 243 Domestic Violence

138 This bill creates a 120-day waiver to a victim of domestic or dating violence who is issued a protective order to carry a concealed firearm.

140 HB 258 Sexually Oriented Business License

142 Attorney Penrod stated this is part of our code because it is required by the
Constitution. This bill states a violation of operating without a license may now be a
class A misdemeanor instead of a class B misdemeanor.

144 HB 311 Government Immunity

146 This bill says claims can be filed with the recorder, an elected official or the city
attorney. It extends the period a claimant may commence an action.
148 Councilmember Snelson clarified that the claim could come two years after the
original event. Attorney Penrod agreed and explained that it is a double process.
They file a claim. If we deny it, they have two years to file a lawsuit. This bill also
150 raises the aggregate liability amount from \$2 million to \$3 million. A board of
examiners may require a special master proceeding for excess damages claims
152 that exceed the cap. Excess damages may be paid from the General Fund
Reserve Account.

154 HB 315 Land Use and Development Amendments

156 This bill changed some definitions concerning land use. It narrows the definition of
"infrastructure improvement" to specify that requests must be essential for public
health and safety or required for occupation. All uses must be defined as either
158 permitted or conditional. Cities must issue certificate of occupancies if the
development are bonded for remaining improvements. The city may only withhold if
160 there is a written agreement or no assurance provided. There must be an appeal
authority, which we have in the Board of Adjustments. Some cities are using an
162 outside attorney for appeals.

HB 324 Tobacco Age

164 This bill raises the age for tobacco purchase gradually to 21.

HB 343 Development Advertising

166 This bill requires new requirements for illuminated signs.

HB 425 Local Government Bonding

168 This bill clarifies the law and allows for crime insurance to count as bonding for
government employees; concerning Brady Eames, chronic emailer.

170 HB 163 Offenses Against Admin of Gov't

172 This bill states that personal use of public property needs to follow established
policies or person should be prosecuted.

HB 34 Affordable Housing

174 This bill requires cities to plan for housing for residents of all income levels and
coordinate housing with transportation by December. Cities must develop a

176 moderate income housing plan as part of the general plan to remain eligible for
transportation funding. Councilmember Snelson and Councilmember Nelson asked
178 out of 33,000 residents what percent affordable housing is required. Attorney
Penrod said we have always been above what is required. We have a menu of
180 items to work on and must implement three or more strategies from that menu.

HB 44 Street-legal ATV

182 This bill repeals the highway authority's ability to close portions of the highway to
street-legal ATV's. The only limitation is that a street-legal ATVE may not be
184 operated on an interstate.

SB 45 Domestic Violence

186 It is now a domestic violence offense to be cruel to an animal (torture, poison or
kill) with the intent to harass, threaten or get revenge on a cohabitant.

188 SB 50 Local Government Office

This bill states that a person cannot serve on a governing bodies.

190 SB 52 Secondary Water

This bill states that starting April 1, 2020, all new secondary water services must be
192 metered. For current unmetered secondary water services, cities must provide a
detailed report of the cost to install meters by December 31, 2019.

194 SB 56 CRA Reports

This bill states that by 2021, the Governor's Office of Economic Development will
196 create a publicly accessible database for all annual CRA reports. We may have to
pay a fee to support the new database when we submit a report. There will be an
198 electronic database showing who is getting what funding.

SB 61 Poll Hours for Early Voting

200 This bill allows polls on the last day of early voting to stay open past 5:00 p.m. so
clerks have some flexibility.

202 SB 71 Food Trucks

This bill adds the definition of "food truck business" to establish that regulations
204 apply to one person who operates multiple food trucks under the same business.
Cities may only charge fee for a business license at the actual cost of processing
206 the license. It limits governing food trucks on private property.

SB 90 Political Signs

208 This bill attempted to open the park strip to political signs. It did not pass. A
210 politician wanted only political signs allowed in the park strips, but no other signs.
That would be illegal because it opens the forum to everyone because of the first
amendment.

212 SB 100 Electronic Driver License

214 This bill requires the Driver's License Division is to establish a process and system
for electronic licenses by January 2021. Chief Finlayson stated driver's licenses will
be valid for 16 years.

216 SB 103 Victim Targeting Penalty Enhancements

218 This bill provides for enhancements on crimes when a defendant targets an
individual who is part of a protected class.

HB 3001 Utah Medical Cannabis Act

220 Attorney Penrod showed a flow chart for legal marijuana use. Mr. Oldroyd asked
222 about what the human resource department should do when a drug test is positive
for marijuana. Attorney Penrod answered the city treats it like any other substance.
224 They need a prescription. Chief Finlayson stated police officers will lose their
certification if they are found in a legal recreational state. Administrator Fitzgerald
226 said even if they have a prescription, employees basically cannot drive or operate
machinery impaired.

SB 139 Motor Assisted Trans

228 This bill gives cities some flexibility in regulating e-scooters.

SB 228 Public Infrastructure District

230 Attorney Penrod concluded his presentation by describing SB 228 dealing with
232 public infrastructure districts. It is similar to an SID (Special Improvement District)
without involving the city after approval. It allows developers to get tax exempt
234 bonding. It allows for a Public Infrastructure District to provide financing for public
infrastructure. A property owner may establish a PID upon approval of the city. The
236 PID may charge fees and levy a tax. He suggested the council and staff discuss the
secondary issues and affects because the original owner could sell the property and
238 the new buyer is responsible for payments. We have already had this situation where
a property buyer did not notice on the title report that they were part of an SID. Mayor
240 Child asked how to guard against that as a city. Attorney Penrod answered the new
owner is responsible.

242 Councilmember Jensen, referring back to an earlier part of Attorney Penrod's
presentation, asked if all secondary water is monitored including open ditches. Administrator
244 Fitzgerald answered yes including Ditch One and Highline, but not until 2035. Attorney Penrod
agreed and added the infrastructure is aging so there will be the meter cost plus infrastructure

246 replacement costs. Administrator Fitzgerald said Springville is one of the last cities in the close
vicinity to still maintain open ditch systems. Provo and Spanish Fork got rid of them more than
248 a decade ago. So far, we are able to continue them at a low operating cost, but as those costs
increase, council will need to decide if it makes sense to spend significant dollars on this low
250 revenue service. Mayor Child asked about drainage. Administrator Fitzgerald answered that
the two systems do not convey much drainage, but the surface irrigation system of the
irrigation companies carry a lot of drainage water which is in the master plans. Attorney
252 Penrod said culinary water will be metered and a report sent to the state. Administrator
Fitzgerald said the city should be reducing water usage.

254 MAYOR, COUNCIL, AND ADMINISTRATIVE REPORTS

b) Discussion with Department Directors

256 Mayor Child complimented directors on refining the staff reports. Director Neel said the
new format helps because we are gathering more information. Director Wright said it is helpful
258 to adjust the report for a specific request from the Council.

Administrator Fitzgerald reported on a possible crosswalk at 700 North and 400 East.
260 Councilmember Snelson received that request. Administrator Fitzgerald said staff met
internally and he has assigned the streets department to create the crosswalk in the street
262 department's regular work flow.

Councilmember Jensen asked about pickleball. Director Merideth said there is a plan for
264 pickleball at the southeast corner of the CRC in the next fiscal year. Funds were approved in
this year's budget for refurbishing the tennis courts at Memorial Park, but could build new
266 courts at the Clyde Recreation Center. He assigned Penn Almoney to research open times for
the inside west half of the CRC court. Director Riddle stated the council approved these funds
268 for the current fiscal year. That resolution states that all capital improvement projects carry
forward to the next year as work in progress.

270 Councilmember Jensen asked if Youth Council sign-ups are right now. Attorney Penrod
answered Annette Sorensen is in charge of Youth Council and signups closed April 30th.
272 Applications are online. He will ask to put it on Instagram.

Councilmember Snelson was contacted by Brian Chapman offering a presentation on
274 the two possible new forms of county government. Mayor Child asked if it will be decided in a
partisan election and if Mr. Chapman is allowed to collect signatures in a council meeting.
276 Administrator Fitzgerald said no, it is not allowed, but Mr. Chapman can collect signatures
outside to get this change on the ballot. Councilmember Jensen asked if Karen is on the
278 committee. Administrator Fitzgerald asked if council wants the presentation. Council expressed
overall interest.

280 Councilmember Snelson asked why the Highline Ditch is shut off now and perpetually
every Wednesday. Chief Finlayson said it is on the calendar and his pump loses its prime

282 every time the ditch runs dry. Administrator Fitzgerald said the irrigation district has been
controlling the water mastering the last few years. The water department and irrigation district
284 are working together to conserve water and maximize the flow. Last year, conservation was
very important. This year it appears to be less important. Councilmember Snelson agreed and
286 stated the people contacting him about turning off the water questioned why this year.
Administrator Fitzgerald suggested the irrigation customers use the water when they want, not
288 according to the schedule. Right now, the tail water goes out to the lake unused. Turning it into
the Bartholomew Family Park pond would conserve the water as best as possible. Mayor Child
290 said there was no water on the first turn on May 17, 2019. The spring run-off flow has gone
down quite a bit. It has been a perfect spring. Hobble Creek is not high anymore. The canyon
292 has high snow, but it will come out at a regular pace. The irrigation company did a better job in
the letter this year. There is a new water master.

294 Director Riddle asked who is attending the solid waste board (SUVSWD) next
Wednesday. Councilmembers said they could attend or join by phone. Chief Finlayson
296 reminded council that May 31, 2019 is the police banquet and asked for RSVP's.

c) Commission, Board and Committee Minutes

- 298 i. Library Board minutes from February 07, 2019
ii. Emergency Preparedness Board minutes from February 21, 2019
300 iii. Water Advisory Board minutes from March 14, 2019

d) Mayor and Council Reports

302

3. CLOSED SESSION, IF NEEDED - TO BE ANNOUNCED IN MOTION

304 *The Springville City Council may temporarily recess the regular meeting and convene in a*
closed session to discuss the character, professional competence, or physical or mental health
306 *of an individual, pending or reasonably imminent litigation, and the purchase, exchange, or*
lease of real property, as provided by UCA 52-4-205.

308 There was none.

4. ADJOURNMENT

310 COUNCILMEMBER JENSEN MOVED TO ADJOURN THE WORK/STUDY MEETING
OF THE SPRINGVILLE CITY COUNCIL AT 6:28 P.M.

312 COUNCILMEMBER NELSON SECONDED THE MOTION, ALL VOTED AYE.

314 *This document constitutes the official minutes for the Springville City Council Work/Study meeting held on*
Tuesday, MAY 14, 2019.

316 *I, Jennifer Grigg, do hereby certify that I am the duly appointed, qualified, and acting City Recorder for*
Springville City, of Utah County, State of Utah. I do hereby certify that the foregoing minutes represent a true and
318 *accurate, and complete record of this meeting held on Tuesday, MAY 14, 2019.*

320

322

Jennifer Grigg
Deputy City Recorder

MINUTES OF THE WORK/STUDY MEETING OF THE SPRINGVILLE CITY
COUNCIL HELD ON TUESDAY, JUNE 11, 2019, AT 5:30 P.M. AT THE CIVIC
CENTER, 110 SOUTH MAIN STREET, SPRINGVILLE, UTAH.

Mayor Richard J. Child presided. In addition to Mayor Child, the following were present: Councilmember Christopher Creer, Councilmember Craig Jensen, Councilmember Jason Miller, Councilmember Brett Nelson, Councilmember Michael Snelson, City Administrator Troy Fitzgerald, Assistant City Administrator/City Attorney John Penrod, Assistant City Administrator/Finance Director Bruce Riddle, Recorder Kim Crane and Deputy City Recorder Jennifer Grigg.

Also present were: Public Safety Director Craig Martinez, Power Director Leon Fredrickson, Recreation Director Corey Meredith, Public Works Director Brad Stapley, Building and Grounds Director Brad Neel, Library Director Dan Mickelson, Operations Manager Rod Oldroyd, Golf Pro Craig Norman, and Museum of Art Director Rita Wright.

CALL TO ORDER- 5:30 P.M.

Mayor Child thanked the directors for an excellent Art City Days. He welcomed Director Riddle back from vacation.

COUNCIL BUSINESS

1. Calendar

- Jun 18 - Work/Study Meeting 5:30 p.m., Regular Meeting 7:00 p.m.
- Jul 02 - Work/Study Meeting 5:30 p.m., Regular Meeting 7:00 p.m.
- Jul 04 - Independence Day Observed (City Offices Closed)
- Jul 09 - Work/Study Meeting 5:30 p.m.
- Jul 16 - Work/Study Meeting 5:30 p.m., Regular Meeting 7:00 p.m.
- Jul 24 - Pioneer Day Observed (City Offices Closed)

Mayor Child added the Employee Association Party and the Fireman Annual Recognition Banquet on the same night.

2. MAYOR, COUNCIL, AND ADMINISTRATIVE REPORTS

a) Discussion with Department Directors

Mayor Child asked councilmembers what they think about the new reports. Councilmember Snelson said he liked them especially the size and consistency. Mayor Child asked Recorder Crane about the passport numbers. She stated this year will surpass last year. Mayor Child asked Chief Martinez about his first week. Chief Martinez answered everything is going fantastic. Mayor Child complimented the officers along Main Street during the parade. He asked councilmembers if they have any questions for the directors.

40 Councilmember Snelson stated the Allen's property developers presented to the
chamber earlier today. Administrator Fitzgerald said there is a community meeting with
42 the Allen's property developer this evening.

Councilmember Jensen complimented the EMS on a great job at the incident
44 after the parade even though the outcome was sad. (Steve Kappas, one of the vendors
passed away after the parade at his Art City Days Booth selling t-shirts.)

46 Councilmember Nelson asked about the ditch project. Director Stapley said it is
done and flowing. Mayor Child stated this might be a year we can build our Strawberry
48 water bank.

Councilmember Snelson asked about the cross walk at 800 North and 400 East.
50 Administrator Fitzgerald said it is scheduled to be painted by the streets department. He
said the citizen bought the sign and the city installed it.

52 Mayor Child asked about construction scheduled on Center Street. Director
Stapley said the galvanized pipe will be replaced, and then a paver will mill the edges
54 and overlay the road. He sent out letters to the residents on the detour routes and the
construction routes. The project will be completed in two to three months. This project
56 started two years ago. The delay was to correct data and titles.

He continued by reporting on the Bartholomew Springs collection area. A week
58 ago, the measurements coming from the area showed water erupted out of nowhere.
Staff realized that because of the increased flows, there was some leakage around the
60 collection pipes and transmission tanks. After reporting to the state, staff cut off the
upper three collection areas on Monday morning. The five areas were flowing at 8000
62 gallons per minute so even after the cut off, collection is above our water rights at 5000
gallons of flow per minute. The other 3000 gallons is flowing into the creek. In the next
64 year to a year and a half, staff is looking at working on fixing this. Contamination was
possible where the water was coming in and out of that pipe, which would contaminate
66 our whole system. The collection system is extremely old. Mayor Child asked about the
timeline of that tank. Director Stapley answered it is a 1.4 million gallon steel tank. The
68 replacement is designed and construction of a concrete tank will start this winter.
Administrator Fitzgerald said there will be less water for canyon residents for the next
70 two years, but not much other impact. This does not affect our ability to serve the city
even when the flow diminishes. Director Stapley said the structural analysis showed the
72 collection system needs to be replaced in the next 5 years. Councilmember Jensen
asked how we will supply the canyon. Director Stapley said there are two different
74 things. The requirement for fire flow is 300 gallons per minute for 15 minutes which is
time for the people to get out of their house because of the long fire response time to get
76 up the canyon. There is enough water in the pipeline to serve fire flow and regular use
for the 92 residents. Administrator Fitzgerald said the pipe will become the water
78 storage during construction. Mayor Child asked about the upper and lower hydroelectric
power plants. Director Fredrickson said we are only using the lower power plant. There
80 are some control issues with the upper plant which is above the tank. The Rotary

82 hydroelectric power plant is working. Director Stapley said the cut in flow will affect the
hydroelectric plants. Councilmember Nelson asked who needs to be notified.
84 Administrator Fitzgerald said in terms of service there should be no change in service.
Director Stapley said the future of the collection areas and power generation versus the
86 costs of repairing these systems will be discussed. Administrator Fitzgerald said our
current water rights are 1800 gallons per minute. Right now there are 8000 gallons per
88 minute. Later in the summer, that will taper off. Director Stapley confirmed that council is
invited to tour the area on Thursday at 9:00 a.m. Administrator Fitzgerald said it is a 4
wheel drive/rough ride that will take several hours.

90 Councilmember Nelson asked Administrator Fitzgerald about a report detailing
Art City Days. Administrator Fitzgerald said Director Meredith is preparing the report.
92 Councilmember Snelson expressed appreciation to every department for Art City Days.
Council and staff gleefully bantered about the fun they had riding in the Art City Days
94 Parade. Compliments continued.

Director Fredrickson announced the new Creer Family sign is installed at Jolley's.
96 b) Commission, Board and Committee Minutes
i. Parks and Recreation Board minutes from March 28, 2019
98 c) Mayor and Council Reports

100 **ADJOURNMENT**

102 COUNCILMEMBER SNELSON MOVED TO ADJOURN THE WORK/STUDY
MEETING OF THE SPRINGVILLE CITY COUNCIL AT 5:55 P.M.
104 COUNCILMEMBER NELSON SECONDED THE MOTION, ALL VOTED AYE.

106
108 *This document constitutes the official minutes for the Springville City Council Work/Study meeting
held on Tuesday, June 11, 2019.*

110 *I, Jennifer Grigg, do hereby certify that I am the duly appointed, qualified, and acting City
Recorder for Springville City, of Utah County, State of Utah. I do hereby certify that the foregoing minutes
112 represent a true and accurate, and complete record of this meeting held on Tuesday, June 11, 2019.*

114
116 _____
Jennifer Grigg
Deputy City Recorder

MINUTES OF THE WORK/STUDY MEETING OF THE SPRINGVILLE CITY COUNCIL HELD ON
TUESDAY, JUNE 18, 2019 AT 5:30 P.M. AT THE CIVIC CENTER, 110 SOUTH MAIN STREET,
SPRINGVILLE, UTAH.

Mayor Richard J. Child presided. In addition to Mayor Child, the following were present:
Councilmember Christopher Creer, Councilmember Craig Jensen, Councilmember Jason Miller,
Councilmember Brett Nelson, Councilmember Michael Snelson, City Administrator Troy Fitzgerald,
Assistant City Administrator/City Attorney John Penrod, Assistant City Administrator/Finance Director
Bruce Riddle and City Recorder Kim Crane.

Also, present were: Public Safety Director Craig Martinez, Power Department Director Leon
Fredrickson, Building Official Jason Van Ausdal, Golf Pro Craig Norman, Public Works Director Brad
Stapley, Joel Bree Facilities Superintendent Building and Grounds, Tiffany Haveron Grounds
Superintendent Building and Grounds, Operations Manager Rod Oldroyd, Library Director Dan
Mickelson, and Museum Director Rita Wright.

CALL TO ORDER

Mayor Child welcomed everyone and called the Work/Study meeting to order at 5:30 p.m.

COUNCIL BUSINESS

1) Calendar

- Jul 02 - Work/Study Meeting 5:30 p.m., Regular Meeting 7:00 p.m.
- Jul 04 - Independence Day Observed (City Offices Closed)
- Jul 09 - Work/Study Meeting 5:30 p.m.
- Jul 16 - Work/Study Meeting 5:30 p.m., Regular Meeting 7:00 p.m.
- Jul 24 - Pioneer Day Observed (City Offices Closed)

Mayor Child asked if there were any questions or additions to the calendar. There were none.

2) Discussion on this evening's Regular Meeting agenda items

- a) Invocation - Councilmember Creer
- b) Pledge of Allegiance - Councilmember Miller
- c) Consent Agenda
 3. Approval of minutes for the May 21, 2019 Work Study and Regular meetings.
 4. Approval of the West Frontage Road Street Dedication located in the area of 1200 South
2000 West - Laura Thompson, City Planner II

Mayor Child asked if there was any discussion on tonight's consent agenda. There was none.

DISCUSSIONS/PRESENTATIONS

- a) Discussion regarding Flood Mitigation Projects and Funding - Jeff Anderson, City Engineer
Discussion postponed until July 02, 2019.

44

b) **Discussion of Planning Priorities - John Penrod, Assistant City Administrator/City Attorney**

46 Penrod reported on the different planning issues the Council had requested over the last year.
He suggested the Council review and prioritize projects before a new Planning Director was on board.

48 Councilmember Jensen requested the new director see the list in its entirety and provide the
council with their top priorities.

50 Councilmember Miller asked if there had been any requests for the sign ordinance review.
Penrod replied the Economic Advisory Committee has recommended a review. Councilmember
52 Snelson reported the Chamber of Commerce has been receiving calls from businesses inquiring about
the sign ordinance. Because of changes over time it should be reviewed.

54 Penrod asked the Council to complete a list of their top priorities and he would review with them
later in the meeting.

56

MAYOR, COUNCIL, AND ADMINISTRATIVE REPORTS

58 Mayor Child asked for any other comments.

Director Riddle reported on the certified tax rate and budget items coming up in the regular
60 meeting. Special service districts were discussed and the possible tax assessments from them, he
noted Springville does not have many.

62 Councilmember Nelson asked if there had been any discussions about changing the property
tax and how it was functioning. Fitzgerald commented the discussion was out there and it has not
64 regressed. No one has been daring enough to do something, more than a handful of cities are taking
the approach to citizens as an inflationary property tax. Cities such as Spanish Fork are holding their
66 rate and keeping it from going down, to build a new fire station.

Riddle explained how the certified tax rate is established each year by the state auditor.
68 Councilmember Snelson asked about the general operations line item, and if it could be reduced.
Riddle stated it could be done, services would possibly be reduced or other revenue streams would be
70 needed to cover.

Riddle reported on changes from the tentative budget to the final budget.

72 Councilmember Snelson was contacted by a citizen about 950 west, north of 400 south and the
lack of sidewalks. Their concern was with the increased vehicle and pedestrian traffic. Fitzgerald
74 expressed staff has submitted for grants, none have been received and there were no plans at the
moment. 1200 West will be in place with sidewalks. Stapley reported grass on the corner of 950 w and
76 400 south will be replaced from the construction done on the corner by UDOT.

Councilmember Snelson asked if the council was aware of an APP to involve citizens in the
78 community. Fitzgerald expressed there have been great responses on Facebook with many followers;
the poll is from current followers rather than paying for a service. Another option is randomly select
80 names and ask to participate in review of city services. Two mechanisms at virtually no cost and he did
not receive a comfortable answer from the APP creators for participation from citizens. Councilmember
82 Miller suggested using a survey company through email and cover targeted areas.

Councilmember Jensen asked about the cost of the City survey. Fitzgerald stated roughly
84 between \$20 to \$25 thousand, of that approximately \$15,000 is printing and mailing costs. The value
and information has been very important.

86

4) CLOSED SESSION

88 The Springville City Council may temporarily recess the regular meeting and convene in a closed
session to discuss the character, professional competence, or physical or mental health of an

90 individual, pending or reasonably imminent litigation, and the purchase, exchange, or lease of real
property, as provided by Utah Code Annotated Section 52-4-205

92 There was none.

94 **ADJOURNMENT**

COUNCILMEMBER CREER MOVED TO ADJOURN THE WORK/STUDY MEETING OF THE
96 SPRINGVILLE CITY COUNCIL AT 6:30 P.M

COUNCILMEMBER SNELSON SECONDED THE MOTION, ALL VOTED AYE.

98

100

102

This document constitutes the official minutes for the Springville City Council Work/Study meeting held on Tuesday,

104 *June 18, 2019.*
I, Kim Crane, do hereby certify that I am the duly appointed, qualified, and acting City Recorder for Springville City, of
106 *Utah County, State of Utah. I do hereby certify that the foregoing minutes represent a true and accurate, and complete record*
108 *of this meeting held on Tuesday, June 18, 2019.*

110

Kim Crane, CMC
City Recorder

112

MINUTES OF THE REGULAR MEETING OF THE SPRINGVILLE CITY COUNCIL HELD ON
TUESDAY, JUNE 18, 2019 AT 7:00 P.M. AT THE CIVIC CENTER, 110 SOUTH MAIN STREET,
SPRINGVILLE, UTAH.

Mayor Richard J. Child presided. In addition to Mayor Child, the following were present:
Councilmember Christopher Creer, Councilmember Craig Jensen, Councilmember Jason Miller,
Councilmember Brett Nelson, Councilmember Michael Snelson, City Administrator Troy Fitzgerald,
Assistant City Administrator/City Attorney John Penrod, Assistant City Administrator/Finance Director
Bruce Riddle and City Recorder Kim Crane.

Also, present were: Public Safety Director Craig Martinez, Facilities Superintendent Joel Bree,
Grounds Superintendent Tiffany Haveron, Power Department Director Leon Fredrickson, Public Works
Director Brad Stapley, Operations Manager Rod Oldroyd, Library Director Dan Mickelson, and Museum
Director Rita Wright.

CALL TO ORDER

Mayor Child welcomed everyone and called the meeting to order at 7:00 p.m.

INVOCATION AND PLEDGE

Councilmember Creer offered the invocation, and Councilmember Miller led the Pledge of
Allegiance.

APPROVAL OF THE MEETING'S AGENDA

COUNCILMEMBER SNELSON MOVED TO APPROVE THE MEETING'S AGENDA AS
WRITTEN. COUNCILMEMBER JENSEN SECONDED THE MOTION, AND ALL PRESENT VOTED
AYE.

MAYOR'S COMMENTS

Mayor Child welcomed the Council, staff and audience. He asked for any scouts or students on
assignment to please stand and be recognized.

CEREMONIAL

1. Swearing in of Youth City Council - Annette Sorensen Advisor

Mayor Child commended Youth City Council Advisor Annette Sorensen for the great job she has
done with the youth. He then swore in over 50 young men and women to the Springville City Youth
Council.

2. Presentation of the Mayor's Awards - Shannon Acor, Shannon Acor, Prevention Coordinator/Youth Court Director

No awards were presented this month.

PUBLIC COMMENT

Mayor Child introduced the Public Comment section of the agenda. He asked if there were any
requests.

46 Chad Kidder, resident; discussed Arthur Wing Park. He explained water was pooling in the park
47 and has done so for many years. He reported this to the City and asked them not to water as much,
48 because of the mosquito problem. He was told it was a detention basin and stated a detention pond
49 should drain and asked the Parks Department about fixing it; at this time he has not received any follow
50 up. Generally he has been happy with the Grounds Department however, this particular item needs
51 attention. Fitzgerald explained there was a high water table in the area. The drain has an emergency
52 overflow, he suggested the City Engineer at the request of the Building and Grounds Department to
53 research what fill could be placed in the area to also protect the neighborhood. The ground water is not
54 moving towards the existing drain, it is being worked on and will request Building and Grounds get in
touch with him.

56 **CONSENT AGENDA**

- 57 3. Approval of minutes for the May 21, 2019 Work Study and Regular meetings.
58 4. Approval of the West Frontage Road Street Dedication located in the area of 1200 South 2000
West - Laura Thompson, City Planner II

60
61 COUNCILMEMBER NELSON MOVED TO APPROVE THE CONSENT AGENDA AS WRITTEN
62 COUNCILMEMBER CREER SECONDED THE MOTION, AND ALL PRESENT VOTED AYE.

64 **PUBLIC HEARING AGENDA**

- 65 5. **Public Hearing for consideration of a Resolution and Budget Amendment to the FY 2018/2019
66 Springville City Budget - Bruce Riddle, Assistant City Administrator/Finance Director**

67 Director Riddle reported unexpected revenues and expenses have emerged since the beginning
68 of the budget year. In order to proceed with addressing the variations from the original budget, the
69 Council would need to take action through amending the budget. He explained the state law caps the
70 general fund balance, while some budget surplus and savings will give flexibility towards the end of
71 budget year.

72
73 MAYOR CHILD OPENED THE PUBLIC HEARING

74
75 COUNCILMEMBER CREER MOTIONED TO CLOSE THE PUBLIC HEARING.
76 COUNCILMEMBER NELSON SECONDED THE MOTION, ALL THOSE PRESENT VOTED AYE.

77
78 COUNCILMEMBER JENSEN MOVED TO APPROVE **RESOLUITON #2019-24** TO OPEN AND
79 AMEND THE GENERAL FUND AND GENERAL CIP FUND BUDGETS FOR CAPITAL EXPENSES
80 APPLYING TO THE FISCAL YEAR ENDING JUNE 30, 2019.

81 COUNCILMEMBER SNELSON SECONDED THE MOTION. THE VOTE IS RECORDED AS
82 FOLLOWS:

83	COUNCILMEMBER CREER	AYE
84	COUNCILMEMBER JENSEN	AYE
85	COUNCILMEMBER MILLER	AYE
86	COUNCILMEMBER NELSON	AYE
87	COUNCILMEMBER SNELSON	AYE

88 **RESOLUTION #2019-24 APPROVED**

- 89
90 6. **Public Hearing to consider the adoption of the Enterprise Fund Transfers for FY 2019/2020 -
Bruce Riddle, Assistant City Administrator/Finance Director**

92 Finance Director Riddle reported no action was required by the Council, the public hearing was
to comply with state law and transparency and allow for public comment. He went on to explain the
94 general fund transfers.

96 MAYOR CHILD OPENED THE PUBLIC HEARING

98 COUNCILMEMBER SNELSON MOTIONED TO CLOSE THE PUBLIC HEARING on enterprise
fund transfers. COUNCILMEMBER NELSON SECONDED THE MOTION, ALL THOSE PRESENT
100 VOTED AYE.

102 7. **Public Hearing to consider an Ordinance and approval of setting compensation for Springville
City Officers and Employees for Fiscal Year 2019-2020 - Bruce Riddle, Assistant City
104 Administrator/Finance Director**

106 Director Riddle explained state statute requires a municipality to set elected and statutory
salaries by ordinance after a public hearing. Elected officials funds are adopted in the budget, and
108 appointed officials compensation is consistent with the pay grade scale adopted in the budget each
year.

110 MAYOR CHILD OPENED THE PUBLIC HEARING

112 COUNCILMEMBER NELSON MOTIONED TO CLOSE THE PUBLIC HEARING.
COUNCILMEMBER SNELSON SECONDED THE MOTION, ALL THOSE PRESENT VOTED AYE.

114 COUNCILMEMBER MILLER MOVED TO APPROVE ORDINANCE #13-2019 SETTING
116 COMPENSATION FOR SPRINGVILLE CITY OFFICERS AND EMPLOYEES FOR THE FISCAL YEAR
ENDING JUNE 30, 2020.

118 COUNCILMEMBER JENSEN SECONDED THE MOTION. THE VOTE IS RECORDED AS
FOLLOWS:

120	COUNCILMEMBER CREER	AYE
	COUNCILMEMBER JENSEN	AYE
122	COUNCILMEMBER MILLER	AYE
	COUNCILMEMBER NELSON	AYE
124	COUNCILMEMBER SNELSON	AYE

ORDINANCE #13-2019 APPROVED

126
128 8. **Public Hearing to consider a Resolution and adoption of the Springville City Final Budget for
Fiscal Year 2019/2020 - Bruce Riddle, Assistant City Administrator/Finance Director**

130 Director Riddle reported the Council had deliberated the budget in two separate retreats, it was
discussed during the tentative budget hearing in May and presentations during various work sessions
and were all public meetings. He then gave a recap of the budget document.

132 Councilmember Jensen asked about the Clyde Recreation Center (CRC) revenue. Fitzgerald
explained there was a nominal increase for next year.

134 Councilmember Snelson asked about the full-time management analyst position and what the
benefit would be to the City. Riddle explained the benefit would be as departments grow and are
136 depleted, having someone specialized in quantitative analysis, and continuing to improve metrics,
designed to help the City be more efficient. Riddle explained most operating lines are flat; departments
138 have done a good job in overseeing their budgets.

140 Fitzgerald explained Departments were encouraged to look at equipment and include them on
the replacement policy.

142 Riddle addressed the 2.5% inflationary rate increase to residential and small commercial electric
fund rate classes, including utilities, water, sewer, storm-water, and solid waste, were tied to actual
144 inflation numbers. Most line items were flat in operations. The Golf fund had no fee increases while
most line items were flat in operations, the replacement of the water irrigation system will need to be
looked at for future budgets.

146 Fitzgerald explained the fee recovery codes are in the budget up for approval. Staff will be
working over the next few months to make sure fees are properly set for how much the council would
148 like to see recovered.

150 MAYOR CHILD OPENED THE PUBLIC HEARING

152 Resident from audience spoke, and asked if green waste was incorporated into the budget for
those that do not have a truck. Fitzgerald stated other than a green waste yard for residents to take their
154 green waste to no other options have been added.

156 Patrick Monney, resident; asked about fee recovery, not all services will be able to recover fees
to provide services. Fitzgerald replied there are ranges from no recovery to full recovery, staff and
council went through a balancing process and set a policy he would be willing to share with Mr.
158 Monney. Monney asked about the full time management analysis position and how the analytics will be
drawn when there are no full recovery fees. Fitzgerald stated most analysis does not have fee recovery;
160 departments have goals and measures with progress in meeting them. For example they are not
looking to make a profit on public parks and goals and measures will be looking for outcomes.

162 Kurt Boucher, resident; thanked the Council for increasing the bike lanes, it will be setup well to
improve bikeability and walkability of the community. He requested as the Council discusses further
164 development to put an emphasis on safe bikeability, walkers and runners for all residents.

166 Craig Conover, resident; stated he was against the utility increase. \$500,000 was found in the
budget and feels the citizens will be asked for more. It has not been very well communicated with the
168 citizens. He would like a copy of the fee recovery policy and the email councilmember Snelson sent
regarding an online app for community involvement.

170 COUNCILMEMBER CREER MOTIONED TO CLOSE THE PUBLIC HEARING.
COUNCILMEMBER NELSON SECONDED THE MOTION, ALL THOSE PRESENT VOTED AYE.

172
COUNCILMEMBER CREER MOVED TO APPROVE **RESOLUITON #2019-25** ADOPTING A
174 BUDGET FOR SPRINGVILLE CITY CORPORATION IN THE AMOUNT OF \$81,798,933 FOR
EXPENDITURES AND TRANSFERS IN THE FISCAL YEAR BEGINNING JULY 1, 2019 AND
176 ENDING JUNE 30, 2020.

COUNCILMEMBER SNELSON SECONDED THE MOTION. THE VOTE IS RECORDED AS
178 FOLLOWS:

180 COUNCILMEMBER CREER	AYE
COUNCILMEMBER JENSEN	AYE
COUNCILMEMBER MILLER	AYE
182 COUNCILMEMBER NELSON	AYE
COUNCILMEMBER SNELSON	AYE

184 **RESOLUTION #2019-25 APPROVED**

186 **MAYOR, COUNCIL REPORTS**

188 Mayor Child asked if there were any comments. There was none.

9. CLOSED SESSION

190 *The Springville City Council may temporarily recess the regular meeting and convene in a*
192 *closed session to discuss the character, professional competence, or physical or mental health of an*
 individual, pending or reasonably imminent litigation, and the purchase, exchange, or lease of real
194 *property, as provided by Utah Code Annotated Section 52-4-205.*

 There was none.

196 **ADJOURNMENT**

 COUNCILMEMBER JENSEN MOVED TO ADJOURN THE CITY COUNCIL MEETING AT 8:10
198 P.M. COUNCILMEMBER NELSON SECONDED THE MOTION, AND ALL PRESENT VOTED AYE.

200

202

204 *This document constitutes the official minutes for the Springville City Council Regular meeting held on Tuesday, June 18, 2019.*
 I, Kim Crane, do hereby certify that I am the duly appointed, qualified, and acting City Recorder for Springville City, of Utah County,
206 *State of Utah. I do hereby certify that the foregoing minutes represent a true and accurate, and complete record of this meeting held on*
 Tuesday, June 18, 2019.

208

210

212

Kim Crane, CMC
City Recorder

STAFF REPORT

DATE: July 9, 2019
TO: Honorable Mayor and City Council
FROM: Laura Thompson, City Planner II
SUBJECT: PLAT AMENDMENT APPROVAL FOR STONEHENGE #5 LOCATED AT 829 WEST 400 SOUTH IN THE NC-NEIGHBORHOOD COMMERCIAL ZONE.

RECOMMENDED MOTION

Motion to grant approval of the Stonehenge #5 plat amendment located at 829 West 400 South.

SUMMARY OF ISSUES/FOCUS OF ACTION

Does the proposed plat meet the requirements of Springville City Code, particularly the following sections?

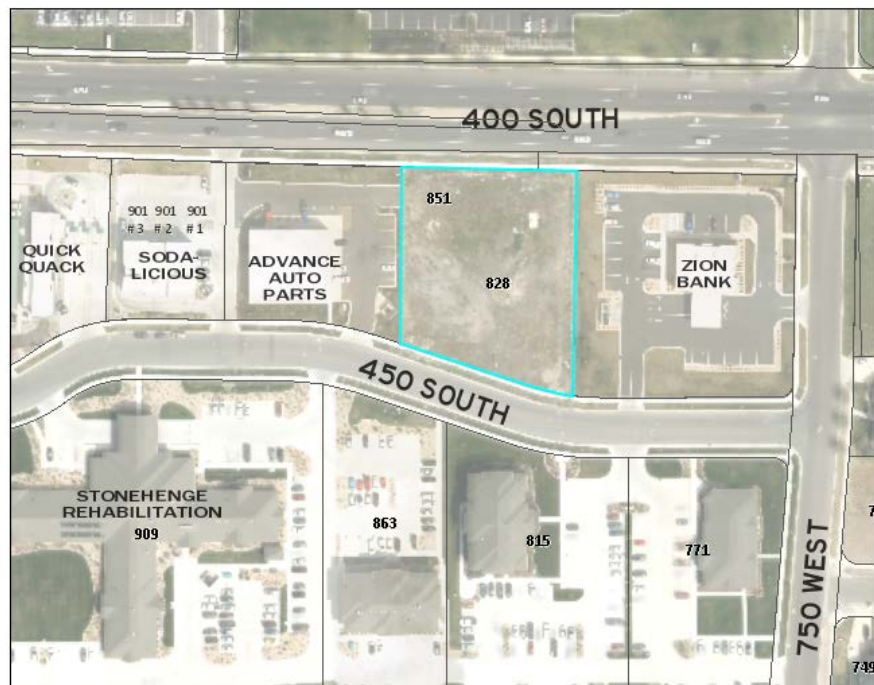
- 11-4-5 Commercial Development Regulations
- 14-2-1 Application and Approval Process
- 14-5-1 through 14-5-4, Subdivision Requirements

BACKGROUND

The proposed plat amendment will divide the lot at 829 W 400 S into two parcels.

A site plan for a new Zeppe's (Italian ice and custard establishment) was approved administratively on January 30, 2019 (attached to this report) and shows a future building pad and shared parking and access between the two lots.

The cross access and parking easements are indicated on the plat.



DISCUSSION

Each lot meets the minimum lot area of 20,000 square feet. Lot 1 meets the minimum 70-feet of frontage requirement along 400 South, with Lot 2 fronting onto 450 South.

PLANNING COMMISSION REVIEW

The Planning Commission considered the plat amendment on July 9, 2019 as part of the consent agenda.

COMMISSION ACTION: Commissioner Farrer moved to recommend plat amendment approval for Stonehenge of Springville Amended #5 located at 829 West 400 South in the NC-Neighborhood Commercial Zone. Commissioner Ellingson seconded the motion. Approval was unanimous.

Commission Vote

<u>Commissioner</u>	<u>Yes</u>	<u>No</u>
Genevieve Baker	Excused	
Michael Clay	Excused	
Carl Clyde	X	
Karen Ellingson	X	
Michael Farrer	X	
Brad Mertz	Excused	
Frank Young	X	

ALTERNATIVES

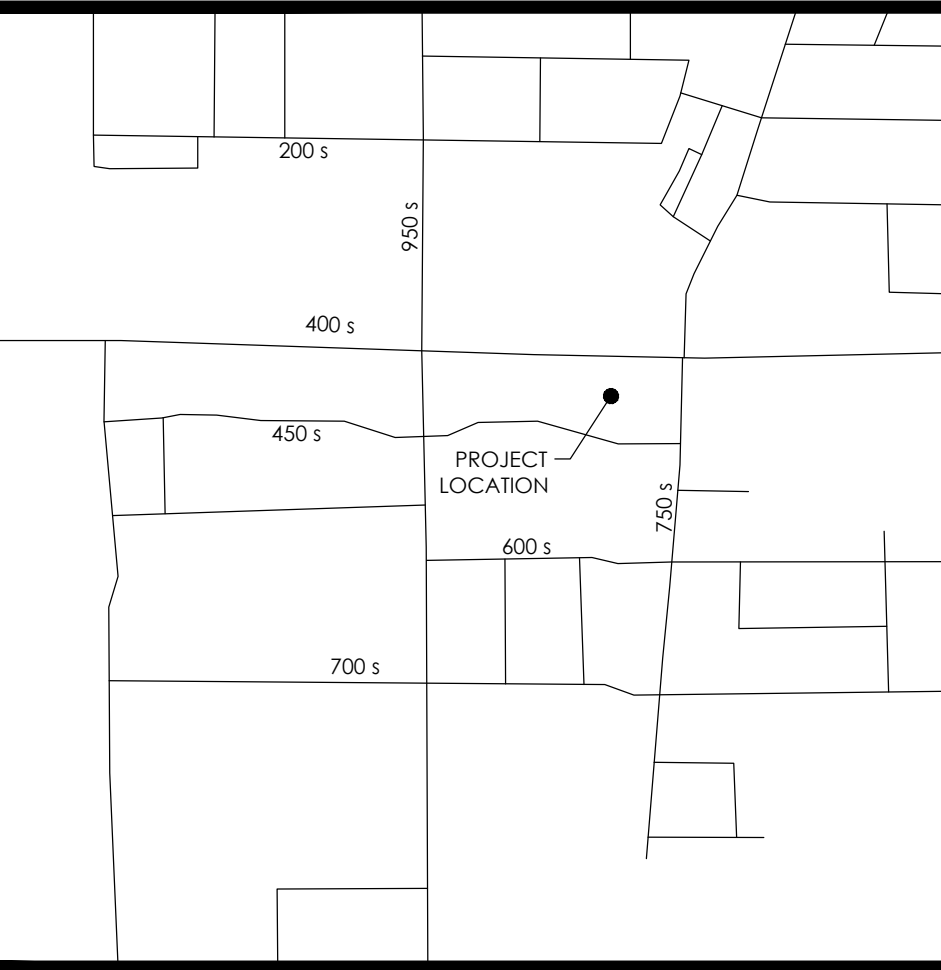
1. Approve the subdivision;
2. Approve with conditions; or
3. Deny the application.

If denied, the City Council shall give reason for such disapproval. If additional conditions are required by the City Council, such conditions shall be referred to the Planning Commission for their review and approval prior to City Council’s final action on the application.

Laura Thompson
City Planner II

Attachments

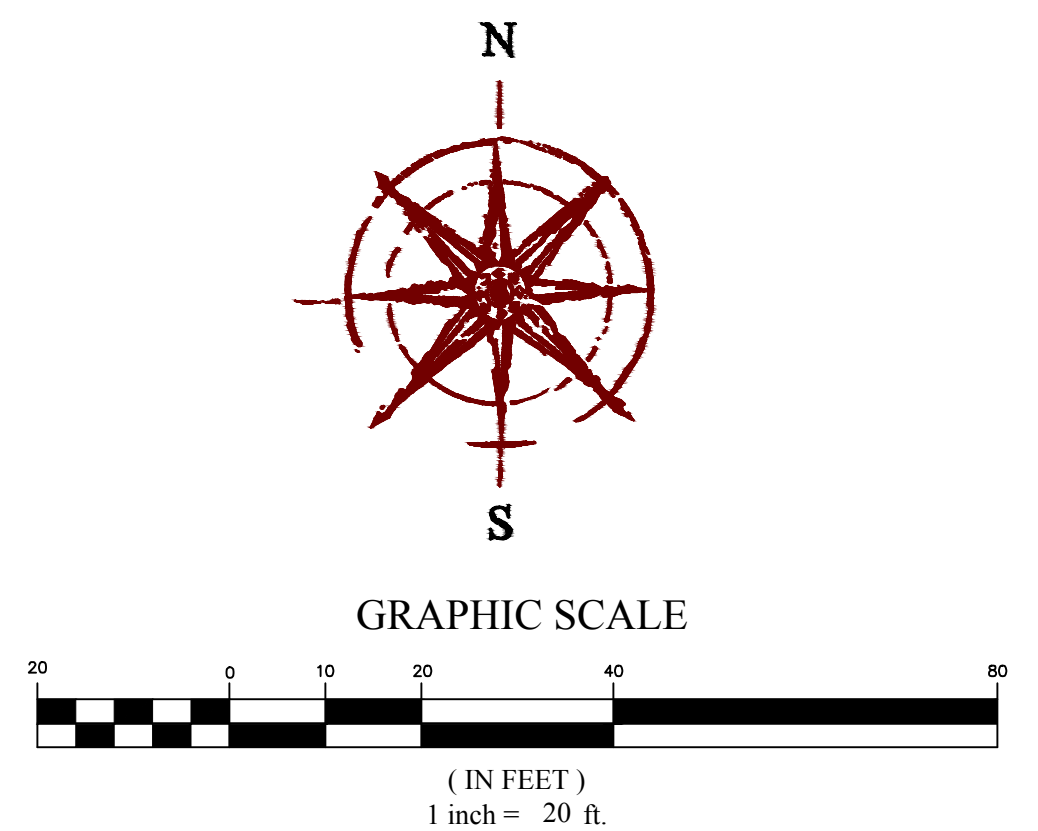
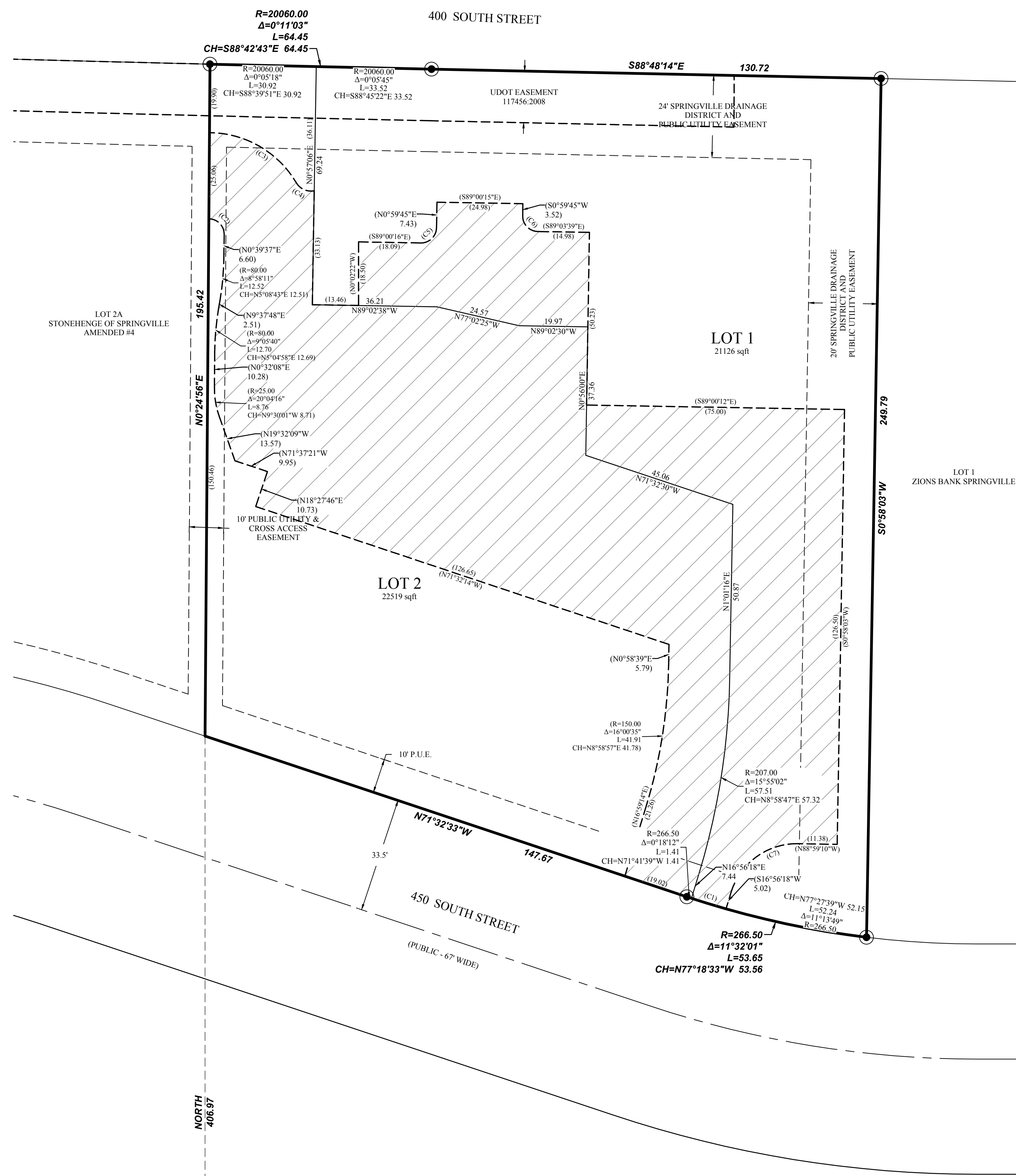
cc: Jim Bartley



VICINITY MAP
N.T.S.

- LEGEND**
- BOUNDARY
 - SECTION LINE
 - EASEMENT
 - SECTION MONUMENT (FOUND)
 - BOUNDARY MARKERS
 - SHARED PARKING AND ACCESS EASEMENT

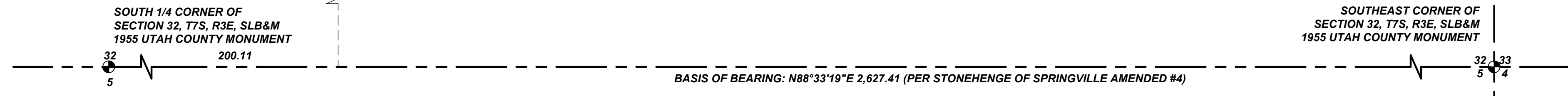
NOTES:
 1) #5 REBAR AND CAP OR NAIL AND WASHER (FOCUS ENGINEERING) TO BE SET AT ALL LOT CORNERS.
 2) LOT 1 AND LOT 2 MUTUALLY SHARE ALL ACCESS, INGRESS, EGRESS AND PARKING WITHIN THE REPRESENTATIVE HATCHED AREA SHOWN HEREON.



Curve Table					
CURVE	RADIUS	DELTA	LENGTH	CHORD DIRECTION	CHORD LENGTH
(C1)	266.50	2°15'27"	10.50	N72°58'28"W	10.50
(C2)	4.50	90°11'03"	7.08	N44°25'54"W	6.37
(C3)	29.50	59°09'10"	30.45	S60°01'44"E	29.12
(C4)	5.00	70°12'18"	6.13	S65°33'19"E	5.75
(C5)	4.50	89°59'59"	7.07	N45°59'44"E	6.36
(C6)	4.50	90°03'24"	7.07	S44°01'57"E	6.37
(C7)	20.00	74°04'33"	25.86	S53°58'34"W	24.09

PREPARED BY

FOCUS
 ENGINEERING AND SURVEYING, LLC
 6949 SOUTH HIGH TECH DRIVE SUITE 200
 MIDVALE, UT 84047 PH: (801) 352-0075
 www.focusutah.com



SURVEYOR'S CERTIFICATE
 I, Spencer W. Llewellyn, do hereby certify that I am a Professional Land Surveyor, and that I hold Certificate No. 10516507 in accordance with Title 58, Chapter 22 of Utah State Code. I further certify by authority of the owners(s) that I have completed a Survey of the property described on this Plat in accordance with Section 17-23-17 of said Code, and have subdivided said tract of land into lots, blocks, streets, and easements, and the same has, or will be correctly surveyed, staked and monumented on the ground as shown on this Plat, and that this Plat is true and correct.

Spencer W. Llewellyn _____ Date _____
 Professional Land Surveyor
 Certificate No. 10516507

BOUNDARY DESCRIPTION
 All of Lot 3A, STONEHENGE OF SPRINGVILLE AMENDED #4, according to the Official Plat thereof recorded November 3, 2016 as Entry No. 110891-2016 of the Official Records of Utah County, more particularly described as follows: Beginning at a point located N88°33'19"E along the Section line 200.11 feet and North 406.97 feet from the South 1/4 Corner of Section 32, Township 7 South, Range 3 East, Salt Lake Base and Meridian; thence N00°24'56"E 195.42 feet; thence Easterly along the arc of a non-tangent curve to the left having a radius of 20,060.00 feet (radius bears: N01°22'48"E) a distance of 64.45 feet through a central angle of 0°11'03" Chord: S88°42'43"E 64.45 feet; thence S88°48'14"E 130.72 feet; thence S00°58'03"W 249.79 feet; thence Westerly along the arc of a non-tangent curve to the right having a radius of 266.50 feet (radius bears: N06°55'27"E) a distance of 53.65 feet through a central angle of 11°32'01" Chord: N77°18'33"W 53.56 feet; thence N71°32'33"W 147.67 feet to the point of beginning.

Contains: 43,645 square feet or 1.002 acres +/- 2 Lots

OWNER'S DEDICATION
 KNOW ALL MEN BY THESE PRESENTS THAT WE, ALL OF THE UNDERSIGNED OWNERS OF ALL OF THE PROPERTY DESCRIBED IN THE SURVEYOR'S CERTIFICATE HEREOF AND SHOWN ON THIS MAP, HAVE CAUSED THE SAME TO BE SUBDIVIDED INTO LOTS, BLOCKS, STREETS AND EASEMENTS AND DO HEREBY DEDICATE ANY PUBLIC STREETS AND OTHER PUBLIC AREAS AS INDICATED HEREOF FOR PERPETUAL USE OF THE PUBLIC.

IN WITNESS WHEREOF WE HAVE HERETO SET OUR HANDS THIS ____ DAY OF _____ A.D. 20__

JAMES BARTLEY _____ DENISE JONES _____

ACKNOWLEDGMENT
 STATE OF UTAH
 S.S.
 COUNTY OF _____

ON THE ____ DAY OF _____, 20__ PERSONALLY APPEARED BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC, IN AND FOR THE COUNTY OF _____ IN SAID STATE OF UTAH, _____ THE PERSON SIGNING THE FOREGOING OWNER'S DEDICATION WHO DULY ACKNOWLEDGED TO ME THAT HE DID EXECUTE THE SAME FREELY AND VOLUNTARILY AND FOR THE USES AND PURPOSES THEREIN DESCRIBED.

MY COMMISSION EXPIRES: _____ A NOTARY PUBLIC COMMISSIONED IN UTAH RESIDING IN _____ COUNTY

MY COMMISSION No. _____ PRINTED FULL NAME OF NOTARY _____

ACKNOWLEDGMENT
 STATE OF UTAH
 S.S.
 COUNTY OF _____

ON THE ____ DAY OF _____, 20__ PERSONALLY APPEARED BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC, IN AND FOR THE COUNTY OF _____ IN SAID STATE OF UTAH, _____ THE PERSON SIGNING THE FOREGOING OWNER'S DEDICATION WHO DULY ACKNOWLEDGED TO ME THAT HE DID EXECUTE THE SAME FREELY AND VOLUNTARILY AND FOR THE USES AND PURPOSES THEREIN DESCRIBED.

MY COMMISSION EXPIRES: _____ A NOTARY PUBLIC COMMISSIONED IN UTAH RESIDING IN _____ COUNTY

MY COMMISSION No. _____ PRINTED FULL NAME OF NOTARY _____

ACCEPTANCE OF LEGISLATIVE BODY
 THE CITY COUNCIL OF SPRINGVILLE, COUNTY OF UTAH, APPROVES THIS SUBDIVISION SUBJECT TO THE CONDITIONS AND RESTRICTIONS STATED HEREON, AND HEREBY ACCEPTS THE DEDICATION OF ALL STREETS, EASEMENTS, AND OTHER PARCELS OF LAND INTENDED FOR THE PUBLIC PURPOSE OF THE PERPETUAL USE OF THE PUBLIC THIS ____ DAY OF _____, 20__.

MAYOR _____

APPROVED _____ ATTEST _____
 CITY ENGINEER (SEE SEAL BELOW) CITY RECORDER (SEE SEAL BELOW)

PLANNING COMMISSION APPROVAL
 APPROVED THIS ____ DAY OF _____ A.D. 20__ BY THE SPRINGVILLE CITY PLANNING COMMISSION.

COMMUNITY DEVELOPMENT DIRECTOR _____ CHAIRMAN, PLANNING COMMISSION _____

STONE HENGE OF SPRINGVILLE
 AMENDED #5
 (AMENDING LOT 3A STONEHENGE OF SPRINGVILLE AMENDED #4)
 SUBDIVISION
 LOCATED IN THE SW 1/4 OF SECTION 32, T7S, R3E,
 SALT LAKE BASE & MERIDIAN
 SPRINGVILLE CITY, UTAH COUNTY, UTAH

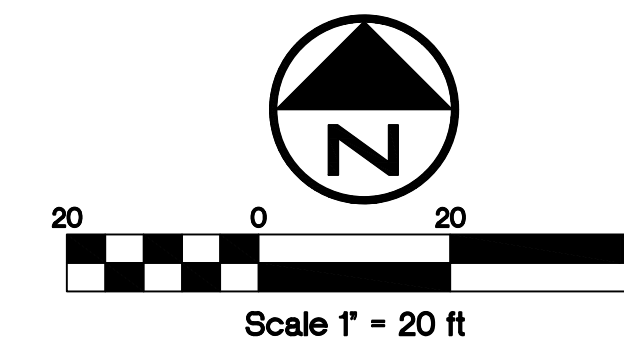
SCALE: 1" = 20 FEET

SURVEYOR'S SEAL	NOTARY PUBLIC SEAL	CITY-COUNTY ENGINEER SEAL

ZEPPE'S

SITE AND UTILITY PLAN

NOTE: THIS SITE PLAN WAS APPROVED JANUARY-2019 AND WAS INCLUDED FOR REFERENCE ONLY.



WILDING
ENGINEERING

14721 SOUTH HERITAGE CREST WAY
BLUFFDALE, UTAH 84065
801.553.8112
WWW.WILDINGENGINEERING.COM

DRAWING NOTES:

SITE TABULATION TABLE

1. TOTAL SITE AREA	1.00 AC
2. LANDSCAPING AREA	12,112 SQ FT (27.8%)
3. TOTAL IMPERVIOUS AREA	32,912 SQ FT (72.2%)
BUILDING AREA	6026 SQ FT (13.8%)
ASPHALT, SIDEWALK, ETC	25,507 SQ FT (58.4%)

PARKING REQUIREMENTS

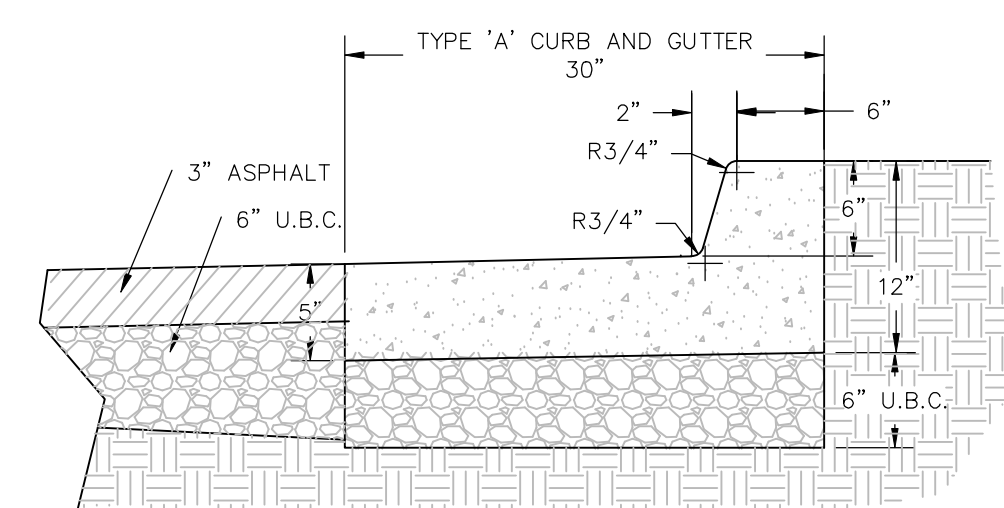
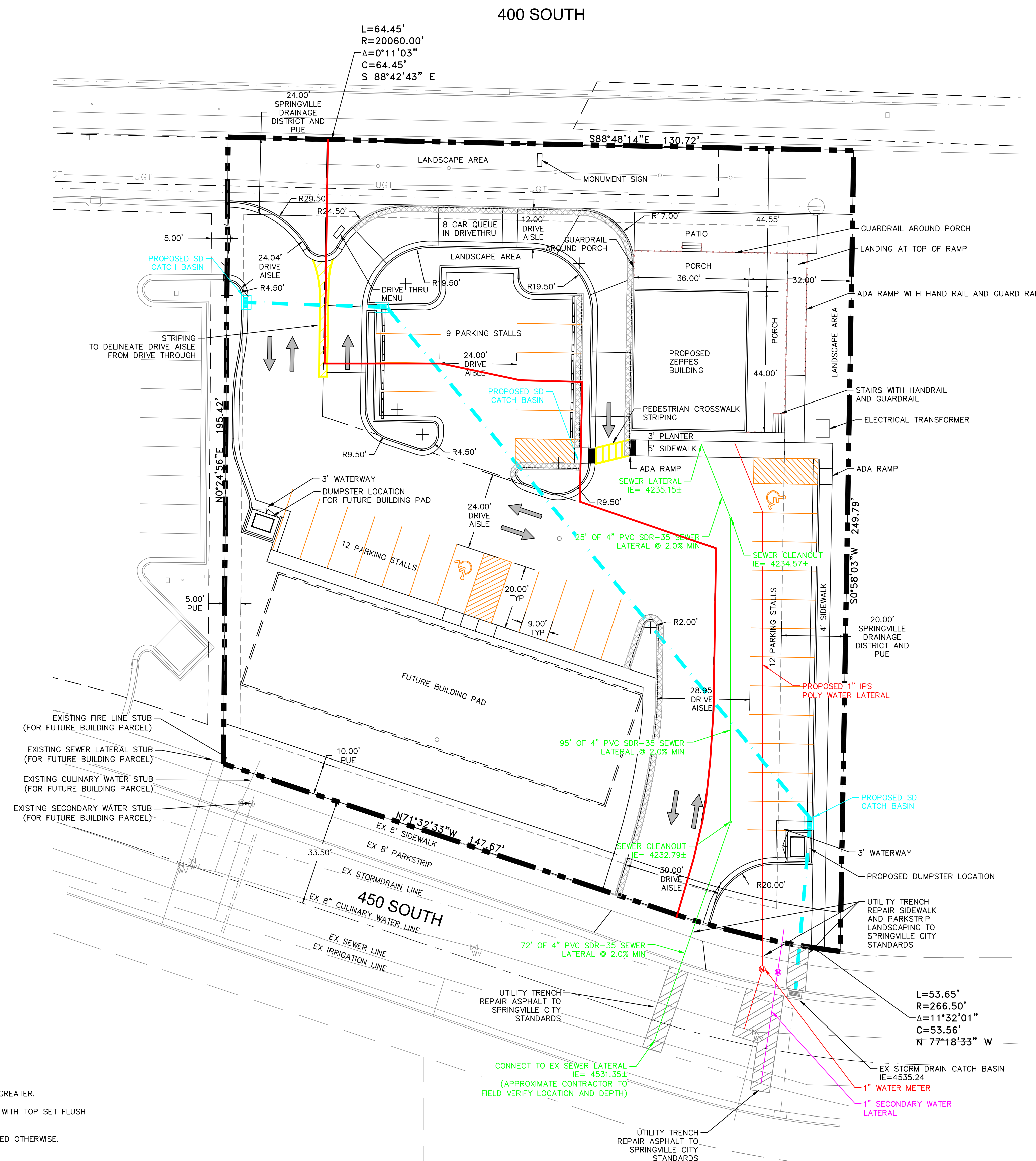
REQUIRED
ZEPPE'S (RESTAURANT)
1 STALLS PER 100 SF
= 1584 SF/100 SF = 16 STALLS

FUTURE BUILDING (COMMERCIAL /RETAIL)
1 STALLS PER 300 SF
= 4442 SF/300 SF = 15 STALLS

TOTAL REQUIRED PARKING= 31 STALLS
PROVIDED
31 REGULAR STALLS
2 ADA STALLS
33 TOTAL STALLS

LEGEND

PROPOSED WATER LINE	
PROPOSED SEWER LINE	
PROPOSED STORM DRAIN	
PROPOSED CATCH BASIN	
SPILL CURB	



- CURB AND GUTTER NOTES:**
1. UNTREATED BASE COURSE (U.B.C.): COMPACT TO A MODIFIED PROCTOR DENSITY OF 95% OR GREATER.
 2. CONCRETE: USE CLASS 3,000 CONCRETE.
 3. EXPANSION JOINTS: PROVIDE TYPE F1 JOINT FILLER, PLACED FULL DEPTH AT 40' INTERVALS, WITH TOP SET FUSH WITH SURFACE OF GUTTER. NO SEALANT IS REQUIRED.
 4. CONTROL JOINTS: PLACE AT 10' INTERVALS.
 5. CURING: USE LIQUID MEMBRANE WITH CHLORINATED RUBBER SUBSTANCE TYPE UNLESS SPECIFIED OTHERWISE.

PARKING LOT AND SPILL CURB AND GUTTER DETAIL
NOT TO SCALE

THE CONTRACTOR SHALL CONSTRUCT THE WORK SPECIFIED HEREIN IN ACCORDANCE WITH THE REQUIREMENTS OF THE SPRINGVILLE CITY STANDARDS SPECIFICATIONS AND DRAWINGS MANUAL (LATEST EDITION), REQUIREMENTS OF THE SPRINGVILLE CITY PUBLIC WORKS DEPARTMENT, SPRINGVILLE CITY CODE, AND THE REFERENCED PORTIONS OF THOSE REFERENCED CODES, STANDARDS, AND SPECIFICATIONS LISTED HEREIN. WHERE THERE ARE DIFFERENCES BETWEEN THE PROJECTS SPECIFICATIONS AND DRAWINGS AND SPRINGVILLE CITY STANDARD SPECIFICATIONS AND DRAWINGS AND SPRINGVILLE CITY CODE, THE SPRINGVILLE CITY STANDARD SPECIFICATIONS AND DRAWINGS AND SPRINGVILLE CITY CODE SHALL GOVERN.

PROJECT INFORMATION

ZEPPE'S

SITE AND UTILITY PLAN

SPRINGVILLE, UTAH

NO.	REVISION	DATE

DRAWN JRP	CHECKED GDW	PROJECT # 18241
		DATE 12/21/18
ENGINEER'S STAMP		SCALE 1" = 20'
		SHEET C101

C:\DATA\18241_Zeppe's.dwg 18241 Base.dwg PLOT DATE: Jan 17, 2019