

Date: October 20, 2020
Time: 6:00 p.m.
Place: Willard City Hall, 80 W 50 S, Willard, UT 84340
Attendance: Mayor Kenneth Braegger, Council members John Seamons, Brad Robb, Kaleb Kunzler, and Fred Ward; City Manager Chris Davis, City Recorder Teri Fellenz, City Attorney Colt Mund, City Planner Bryce Wheelwright

Excused: Council members Josh Braegger

Others: (see attached for others)

The Willard City Council work session on Tuesday, October 20, 2020, at the Willard City Hall, 80 West 50 South. The meeting began at 6:00 p.m. p.m.

1. Call to Order

- a. Invocation
- b. Pledge of Allegiance

2. Work Session: Blue Ox Development Agreement – Aaron Robertson presented the attached Master Development Agreement Summary. He stated the Council members should be familiar with the content and thanked City Manager Chris Davis for setting up the work session. He stated he hoped they could have some conversations on various points and they could clear up any misconceptions and they welcome any feedback on what adjustments they might like to see. Aaron also explained the other agreements such as sewer and water tie into the Master Development Agreement.

Aaron stated he read an article on COVID and the influx of people coming into small communities and indicated the demand for housing is still high. He said he had two builders contact him looking for lots and the need is created in part due to children of residents now looking to build. He explained they have 140 acres they would like to annex into the city and it doesn't include others north and south of the community that are also looking. He then covered each of the points and answered questions from Council members. City Manager Chris Davis clarified that Willard City would be providing water and sewer service to the development.

Brad Sweet of Granite Construction explained more about the Community group under the Community engagement portion. He stated individuals selected need to understand there is a commitment and training.

Council member Ward asked if they could go to the County if they don't annex in and do the same thing. Aaron stated they do have some vested rights for the development, including some major grading. He feels that overall it is a benefit to the City at large. He asked for direction and for the members to contact him if they had any questions.

3. Adjourn: The meeting adjourned at 8:02 p.m.

Minutes were read individually and approved on 10/22/20.