



NIBLEY CITY COUNCIL MEETING AGENDA

Thursday, February 24, 2022 – 6:30 p.m.

In accordance with Utah Code Annotated 52-4-207 and Nibley City Resolution 12-04, this meeting may be conducted electronically. The anchor location for the meeting will be Nibley City Hall, 455 West 3200 South, Nibley, Utah. The public may also participate in the meeting via the Zoom meeting link provided at www.nibleycity.com. Public comment should be submitted to cheryl@nibleycity.com by 6:30 p.m. and will be read into the public record.

1. Opening Ceremonies (Councilmember Bernhardt)
2. Call to Order and Roll Call (Chair)
3. Approval of the February 10, 2022, Meeting Minutes and the Current Agenda (Chair)
4. Public Comment Period¹ (Chair)
5. Presentation – Utah Ranked Choice Voting
6. **Public Hearing** – Ordinance 22-06: Authorizing the Abandonment of a Portion of the Right of Way on 1200 West From 3200 South to a Location Approximately 180 feet to the south
7. **Discussion & Consideration** – Ordinance 22-06: Authorizing the Abandonment of a Portion of the Right of Way on 1200 West From 3200 South to a Location Approximately 180 feet to the south (First Reading)
8. **Workshop:** 2022 Nibley City Council Goals
9. Council and Staff Report

In compliance with the Americans With Disabilities Act, reasonable accommodations for individuals with disabilities will be provided upon request. For assistance, please call (435) 752-0431.

¹ Public input is welcomed at all City Council Meetings. 15 minutes have been allotted to receive verbal public comment. Verbal comments shall be limited to 3 minutes per person. A sign-up sheet is available at the entrance to the Council Chambers starting 15 minutes prior to each council meeting and at the rostrum for the duration of the public comment period. Commenters shall identify themselves by name and address on the comment form and verbally for inclusion in the record. Comment will be taken in the order shown on the sign-up sheet. Written comment will also be accepted and entered into the record for the meeting if received prior to the conclusion of the meeting. Comments determined by the presiding officer to be in violation of Council meeting rules shall be ruled out of order.



Agenda Item #5

Description	Presentation – Utah Ranked Choice Voting
Presenter	Keleen Potter, Utah Ranked Choice Voting Jess Bradfield, Cache County Clerk
Recommendation	Receive the presentation. Ask pertinent questions. Provide feedback.
Reviewed By	City Manager, City Recorder

Background:

A representative with the organization, Utah Ranked Choice Voting will present to the Council about the success of Ranked Choice Voting throughout the state in 2021. They will report on data from Y2 analytics about voter satisfaction.

Jess Bradfield, Cache County Clerk/Auditor will also be present to share the County Clerk's perspective on the process of ballot counting and tabulation using Ranked Choice Voting. If you have specific questions for the Cache County Clerk's office, please send them to Cheryl prior to the 2-24-22 meeting. She will pass them along to the Clerk's office and they can address them during this agenda item.

This data should be useful to the Council as you determine how to handle future elections.

Agenda Item #6 & 7

Description	Public Hearing – Ordinance 22-06: Authorizing the Abandonment of a Portion of the Right of Way on 1200 West from 3200 South to a Location Approximately 180 feet to the south and Discussion & Consideration – Ordinance 22-06: Authorizing the Abandonment of a Portion of the Right of Way on 1200 West from 3200 South to a Location Approximately 180 feet to the south (First Reading)
Presenter	Justin Maughan, City Manager
Recommendation	Receive feedback from the public if any is presented. The Council will also receive clarification of Resolution 22-06: Authorizing the Abandonment of a Portion of the Right of Way on 1200 West from 3200 South to a Location Approximately 180 feet to the south. The Council will not have the option to waive the second reading of this Resolution because the Resolution will need to be included on a future agenda so staff can ensure public notification requirements have been completed.
Reviewed By	Mayor, City Manager, City Planner

Background:

On Aug 27, 2020, an executive session of the Council was held after the regular scheduled council meeting. The purpose of the executive session was to continue discussing the property negotiations that had been going on for some time in relation to the 1200 West 3200 South roundabout project. This was the fourth time that an executive session had been called. During that session, an update was given by Mayor Dustin and Staff. The Council recommended offering Bob and Carri Stott 50 ft. of land to the south of their home, the road in front of their home and in front of the additional 50 feet of land, and \$33,850.

On 10 Feb the agreement was approved by the City Council in a regularly scheduled open session.

As part of the agreement, the existing Right of Way in front of the Stotts home was to be abandoned and given to the Stotts. The process to abandon right of way is outlined by State Code section 10-9a-609.5 (Petition to vacate a public street). This code references another code 10-9a-208 (Hearing and notice for petition to vacate a public street) for public noticing requirements. In summary, this code requires that a public hearing be held with a particular 10 day noticing requirement. In addition, written notification is required to be mailed to each property owner of record that is accessed by the public street, mailed to each affected entity, posted on or near the public street, and published on the city website and the Utah Public Notice Website. Staff met these requirements with the exception of the posted sign on or near the public street. Staff will immediately post the sign as required, and hold an additional public hearing at the next council meeting when this ordinance is considered for second reading.

Section 10-9a-609.5 states that a legislative body may adopt a petition to vacate a street if the body finds two things. The first is that there is good cause for the vacation and neither the public interest nor any person will be materially injured by the vacation. Staff believe that good cause exists for the vacation because the new alignment of 1200 West will bring the roadway behind or to the west of the Stott's home. There will no longer be a need for the roadway in front of the Stotts home, other than to serve their home.

Staff also believes that the public interest will not be materially injured by the vacation because the new alignment will provide the same mobility in a more streamlined fashion. The existing property owner to the east, who was able to access their property from the 1200 West roadway, has submitted a preliminary plat showing no access to the existing 1200 West right of way.

Section 10-9a-609.5 also speaks to public utilities, and ensuring that they are not harmed in any way. Currently there are no public utilities in this section of roadway. The Stott's have already agreed to and signed a utility easement along the easterly 30 feet of the right of way being abandoned. In addition, a 15' public utility easement exists along both the east and west sides of the new 1200 West alignment. These easements ensure that there will be no impairment in the future for any public utilities needed in the area.

This proposed ordinance also authorizes staff to complete a boundary line adjustment, reflecting the property lines as previously agreed upon.

ORDINANCE 22-06

Granting A Petition to Vacate Some Of 1200 West Street

WHEREAS, UCA 10-9a-609.5 (7) (a) provides a legislative body to vacate a public street; and

WHEREAS, all public noticing requirements have been met; and

WHEREAS, a public hearing was held during an open City Council meeting; and

WHEREAS, The City Council has found that good cause exists to vacate the street; and

WHEREAS, The City Council has found that neither the public interest or any person will be materially injured by the proposed vacation; and

WHEREAS, No property owner will lose public access to their property; and

WHEREAS, No utilities currently exist in the area, no existing utility easements will be impaired, and new public utility easements have been created that will provide for the installation of future utilities if needed.

WHEREAS, the City has previously entered into agreements with Robert and Cari Stott, in lue of Eminent Domaine, for the construction of the new roundabout and 1200 West alignment.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF NIBLEY, UTAH THAT:

1. The petition to vacate a portion of the public street located along 1200 West, with the following property description is hereby granted.

A PART OF THE SOUTH ½ OF SECTION 20, TOWNSHIP 11 NORTH, RANGE 1 EAST OF THE SALT LAKE BASE AND MERIDIAN. BEGINNING AT THE NORTHWEST CORNER OF PARCEL 03-018-0015 WHICH POINT IS ALSO AT THE INTERSECTION OF THE SOUTH RIGHT OF WAY LINE OF 3200 SOUTH STREET AND THE EXISTING EAST RIGHT OF WAY LINE OF 1200 WEST STREET LOCATED AT S89 51'19" E, 2,909.22 FEET ALONG THE CENER SECTION LINE, AND S 00 00'00", 1,227.74 FEET FROM THE WEST ¼ CORNER OF SAID SECTION 20; THENCE S00D55'46" W, 174.91 FEET ALONG SAID EAST RIGHT OF WAY LINE; THENCE N 87D19'48"W, 98.98 FEET, THENCE N00D55'46"E, 174.91 FEET, THENCE S87D19'48"E, 98.98 FEET TO THE POINT OF BEGINNING.

2. City Council authorizes the City Manager to complete the agreement previously made with Robert and Cari Stott, by completing a boundary line adjustment to their parcel of land.

PASSED BY THE NIBLEY CITY COUNCIL THIS 24 DAY OF FEBRUARY 2022.

RIGHT OF WAY CONTRACT
Partial Acquisition and Easement

Project Location: 3200 South 1200 West Roundabout
County of Property: Cache
Tax ID: 03-017-0023
Property Address: 3215 South 1200 West Nibley, UT 84321
Owner/Grantors: Robert & Cari Ann Stott
Owners Address: 3215 South 1200 West Nibley, UT 84321
Owners Home Phone: 435-770-3440

INCONSIDERATION of the foregoing and other consideration hereinafter set forth, it is mutually agreed by the parties as follows:

The Owner/Grantor hereby agrees to sell a portion of the property located at 3215 South 1200 West, Nibley, Utah 84321, which portion is more particularly described on Exhibit A hereto (the "Property") and to grant a perpetual and temporary construction easement on and over the easement area more particularly described on Exhibit B hereto (the "Easement Area"), to Nibley City, a body corporate and politic of the State of Utah (hereinafter "City"), for Transportation Purposes for the amount of \$36,250.00.

1. Upon signing this Right of Way contract, Owner consents to allow City to enter the Property and Easement Area in order to conduct any necessary testing (such as environmental or geotechnical), surveying, or other due diligence.
2. Owner shall leave the Property and Easement Area in the same condition as it was when this contract was signed. No work, improvement, or alteration will be done to the Property or Easement Area other than what is provided for in this Contract. Owner agrees to maintain the Property and the Easement Area until County takes possession. Owner agrees not to sell the Property or the Easement Area to anyone else, or to enter into any contract that will affect the use of the Property and the Easement Area when City takes possession.
3. Owner agrees to transfer the Property and Easement Area free of all debris and toxic materials (including paint or other household products).
4. The Property will be conveyed from Owner to City by Warranty Deed in the form attached hereto as Exhibit A, free of all liens and encumbrances. The Easement Area will be granted by the Owner to the City by the Perpetual Easement and Temporary Construction Easement in the form attached hereto as Exhibit B.
5. Owner understands and agrees that City will not accept delivery of the Warranty Deed or the Temporary Construction Easement from the Right of Way Agent, and will not take ownership of the Property, unless and until City is satisfied with (a) the status of title to the Property and the Easement Area, and (b) the physical and environmental condition of the Property and the Easement Area.
6. Owner agrees to pay any and all taxes assessed against the Property to the date of closing. City agrees to pay all taxes assessed against the Property from and after the date of closing.
7. Owner understands that at Closing, at its discretion, City may pay the full amount of \$36,250.00 directly to Owner. **In that event, it is Owner's responsibility to understand and fulfill any obligations to lienholders, mortgagees, or others who may have an interest in the Property or the proceeds from its sale.** At the option of City the transaction may be handled through a title and escrow company selected by City and at City's expense, in which event at closing, the title company will disburse funds to lienholders, mortgagees or others having an interest in the Property, with the remainder of the purchase price paid to Owner.
8. "Transportation Purposes" means public use for street and road purposes, together with the right to use the same for water, sewer, gas, power, telephone and other public utilities and all those other uses that are ordinarily associated with streets or roads or vital to the public's health, safety and

welfare.

10. Owner is aware that Utah Code Ann. § 78B-6-520.3 provides that in certain circumstances, the seller of property, which is being acquired for a particular public use, is entitled to receive an offer to repurchase the property at the same price that the seller received, before the property can be put to a different use. Grantor waives any right under Utah Code Ann. § 78B-6-520.3 that Grantor may have to repurchase the property being acquired herein.
11. Nibley City agrees to the following terms and conditions for the purchase of the required project property from the sellers (Mr. & Mrs. Stott)
 - A. Nibley City will convey 50 feet of property to the South of the Stott's existing property line
 - B. Nibley City will convey to the Stott's the property within the existing 1200 West street east of their existing property along with the new 50-foot parcel of property Nibley is conveying to the sellers (Exhibit C). This area will include a 30-foot Public Utility Easements located along the eastern edge of the existing 1200 West Street, a 15 foot Public Utility Easement and 10 foot Temporary Construction Easement along the western boundary of the 50 feet to the south (Exhibit D). The effective date of the 1200 West street property transfer will be upon substantial completion of the roundabout project, and traffic is using the newly constructed roadway.
 - C. Nibley City will, upon proper application, grant the necessary permits to the Stott's so as to allow them to move their existing shop or reconstruct a new shop to a new location on the 50-foot parcel of land, located south of the seller's existing property, Nibley City is conveying to the sellers in conformance with applicable building codes and regulations, and waive applicable building permit fees.
 - D. In the event that the Grantor is unable to move the shop or reconstruct the shop in its new location, by the specified date below, the City will work with the grantor to secure a proper storage facility for a time frame of no longer than the end of September 2020.
 - E. Please find attached the legal description for the road dedication and the public utility easement / perpetual slope easement for the property to be acquired.
12. The Stott's will:
 - A. Retain all salvage rights to any improvements on their existing property
 - B. Retain access to 3200 South from the existing 1200 West
 - C. The sellers will relocate all existing improvements by March 1, 2021. Any improvements remaining within the project area will be removed by the project contractor as part of the project.
13. This Right of Way Contract contains the entire agreement between Owner and City and each party agrees that they are not relying on any representations or understandings not expressly set forth herein, and it shall be governed by the laws of the State of Utah. The undersigned represent and warrant that he/she/they have authority to sign on behalf of Owner. The value of these improvements is included in the Total Settlement.

Total Settlement \$36,250.00

Owner understands and acknowledges that this Contract is not binding until approved by the City's Real Estate Manager and the City Mayor. Owner's Initials _____

IN WITNESS WHEREOF, the parties have executed this Contract as of this the _____ day of _____ 20_____

_____ Acquisition Agent	_____ Date	Owner/Grantor	
_____ Real Estate Manager	_____ Date	_____ Owner/Grantor	_____ Date
_____ Mayor or Designee	_____ Date	_____ Owner/Grantor	_____ Date

Exhibit A

Dedication for 03-017-0023, Robert m & Cari Ann StottRoad dedication to City

Beginning at grantors northwest property corner said point being located south $89^{\circ}51'19''$ east, a distance of 2638.18 feet along the center section line and south $01^{\circ}13'24''$ west, a distance of 1222.76 feet from the west quarter corner of section 20, township 11 north, range 1 east, s.l.b.m.; running thence s. $88^{\circ}51'12''$ e. 42.99 feet; thence 18.02 feet along the arc of a 39.00 feet-foot radius non-tangent curve to the right (note: chord to said curve bears s. $41^{\circ}50'40''$ w. 17.86 feet. Central angle equals $26^{\circ}28'20''$); thence s. $28^{\circ}36'29''$ w. 5.91 feet; thence 86.60 feet along an arc of a 226.83 feet-foot radius tangent curve to the right (note: chord to said curve bears s. $17^{\circ}40'16''$ w. 86.07 feet. Central angle equals $21^{\circ}52'27''$); thence 15.78 feet along an arc of a 113.37 feet-foot radius tangent curve to the right (note: chord to said curve bears s. $02^{\circ}44'47''$ w. 15.77 feet. Central angle equals $7^{\circ}58'31''$); thence n. $87^{\circ}19'48''$ w. 3.85 feet; thence n. $01^{\circ}13'24''$ e. 116.96 feet to the point of beginning.

Containing 1,830.45 square feet or 0.042 acres.

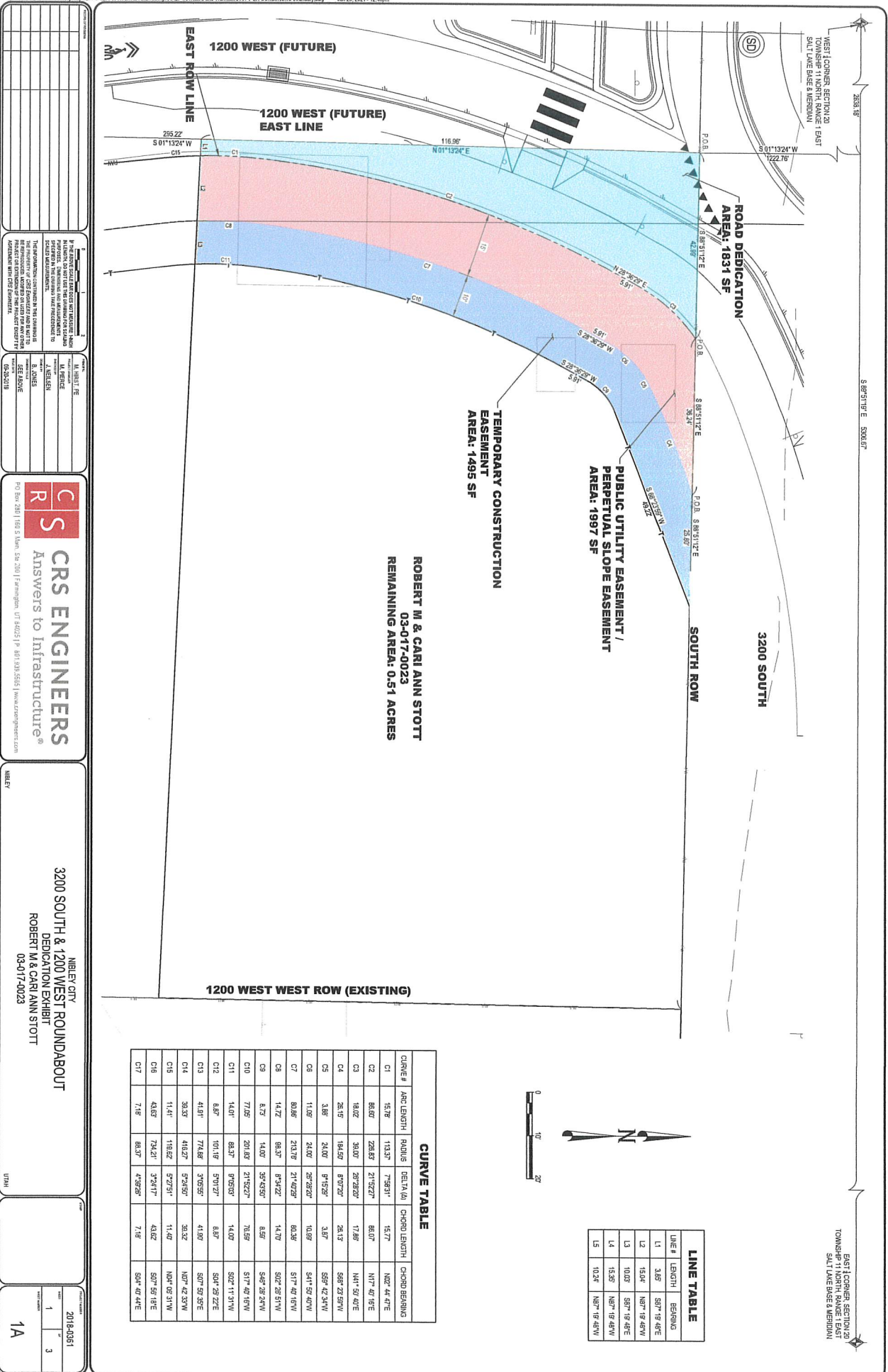


Exhibit B

Public utility easement/perpetual slope easement dedicated to City

Beginning at a point 42.99 feet bearing s.88°51'12"e. From grantors northwest property corner said point being located south 89°51'19" east, a distance of 2638.18 feet along the center section line and south 01°13'24" west, a distance of 1222.76 feet from the west quarter corner of section 20, township 11 north, range 1 east, s.l.b.m.; running s.88°51'12"e. 36.24 feet; thence 26.15 feet along the arc of a 184.50 feet-foot radius non-tangent curve to the right (note: chord to said curve bears s.68°23'59"w 26.13 feet. Central angle equals 8°07'20"); thence 3.88 feet along the arc of a 24.00 feet-foot radius tangent curve to the right (note: chord to said curve bears s.59°42'34"w. 3.87 feet. Central angle equals 9°15'29"); thence 11.09 feet along the arc of a 24.00 feet-foot radius tangent curve to the right (note: chord to said curve bears s.41°50'40"w. 10.99 feet. Central angle equals 26°28'20"); thence s.28°36'29"w. 5.91 feet; thence 80.86 feet along the arc of a 213.76 feet-foot radius tangent curve to the right (note: chord to said curve bears s.17°40'16"w. 80.38 feet. Central angle equals 21°40'29"); thence 14.72 feet along the arc of a 98.37 feet-foot radius tangent curve to the right (note: chord to said curve bears s.02°26'51"w. 14.70 feet. Central angle equals 8°34'22"); thence n.87°19'48"w. 15.04 feet; thence 15.78 feet along the arc of a 113.37 feet-foot radius non-tangent curve to the right (note: chord to said curve bears n.02°44'47"e. 15.77 feet. Central angle equals 7°58'31"); thence 86.60 feet along the arc of a 226.83 feet-foot radius tangent curve to the right (note: chord to said curve bears n.17°40'16"e. 86.07 feet. Central angle equals 21°52'27"); thence n.28°36'29"e. 5.91 feet; thence 18.02 feet along the arc of a 39.00 feet-foot radius tangent curve to the right (note: chord to said curve bears n.41°50'40"e. 17.86 feet. Central angle equals 26°28'20") to the point of beginning.
Containing 1,997.29 square feet or 0.046 acres.

Construction easement

Beginning at a point 79.23 feet bearing s.88°51'12"e. From grantors northwest property corner said point being located south 89°51'19" east, a distance of 2638.18 feet along the center section line and south 01°13'24" west, a distance of 1222.76 feet from the west quarter corner of section 20, township 11 north, range 1 east, s.l.b.m.; running s.88°51'12"e. 25.80 feet; thence s.68°23'59"w. 49.22 feet; thence 8.73 feet along the arc of a 14.00 feet-foot radius non-tangent curve to the left (note: chord to said curve bears s.46°28'24"w 8.59 feet. Central angle equals 35°43'50"); thence s.28°36'29"w. 5.91 feet; thence 77.05 feet along the arc of a 201.83 feet-foot radius tangent curve to the left (note: chord to said curve bears s.17°40'16"w. 76.59 feet. Central angle equals 21°11'27"); thence 14.01 feet along the arc of a 88.37 feet-foot radius tangent curve to the left (note: chord to said curve bears s.02°11'31"w. 14.00 feet. Central angle equals 9°05'03"); thence n.87°19'48"w. 10.03 feet; thence 14.72 feet along the arc of a 98.37 feet-foot radius tangent curve to the right (note: chord to said curve bears n.02°26'51"e. 14.70 feet. Central angle equals 8°34'22"); thence 80.86 feet along the arc of a 213.76 feet-foot radius tangent curve to the right (note: chord to said curve bears n.17°40'16"e. 80.38 feet. Central angle equals 21°40'29"); thence n.28°36'29"e. 5.91 feet; thence 11.09 feet along the arc of a 24.00 feet-foot radius non-tangent curve to the right (note: chord to said curve bears n.41°50'40"e. 10.99 feet. Central angle equals 26°28'20"); thence 3.88 feet along the arc of a 24.00 feet-foot radius tangent curve to the right (note: chord to said curve bears n.59°42'34"e. 3.87 feet. Central angle equals 9°15'29"); thence 26.15 feet along the arc of a 184.50 feet-foot radius tangent curve to the right (note: chord to said curve bears n.68°23'59"e. 26.13 feet. Central angle equals 8°07'20") to the point of beginning.
Containing 1,494.74 square feet or 0.034 acres.

Exhibit C

Land traded from Nibley City to Stotts

A PART OF THE SOUTH 1/2 OF SECTION 20, TOWNSHIP 11 NORTH, RANGE 1 EAST OF THE SALT LAKE BASE AND MERIDIAN. BEGINNING AT THE NORTHWEST CORNER OF PARCEL 03-018-0015 WHICH POINT IS ALSO AT THE INTERSECTION OF THE SOUTH RIGHT OF WAY LINE OF 3200 SOUTH STREET AND EAST RIGHT OF WAY LINE OF EXISTING 1200 WEST STREET LOCATED S 89°51'19" E, 2,909.22 FEET ALONG THE CENTER SECTION LINE, AND S 00°00'00" E, 1,227.74 FEET FROM THE WEST 1/4 CORNER OF SAID SECTION 20; THENCE S 00°55'46" W, 174.91 FEET ALONG SAID EAST RIGHT OF WAY LINE; THENCE N 87°19'48" W, 287.17 FEET TO THE FUTURE EAST RIGHT OF WAY LINE OF 1200 WEST STREET; THENCE ALONG SAID FUTURE EAST RIGHT OF WAY LINE IN THE FOLLOWING TWO COURSES: 1) 39.33 FEET ALONG A CURVE TO THE RIGHT WITH A RADIUS OF 416.27 FEET (CHORD BEARS N 07°42'33" W, 39.32 FEET, CENTRAL ANGLE IS 5°24'50".); 2) 11.41 FEET ALONG A CURVE TO THE RIGHT WITH A RADIUS OF 119.62 FEET (CHORD BEARS N 04°06'31" W, 11.40 FEET, CENTRAL ANGLE IS 5°27'51".); THENCE S 87°19'48" E, 195.05 FEET TO THE WEST RIGHT OF WAY LINE OF EXISTING 1200 WEST STREET; THENCE N 00°55'50" E, 122.25 FEET ALONG SAID WEST RIGHT OF WAY LINE TO THE INTERSECTION OF THE SOUTH RIGHT OF WAY LINE OF 3200 SOUTH STREET; THENCE S 88°51'12" E, 98.98 FEET TO THE POINT OF BEGINNING.

CONTAINING 26,778 SQUARE FEET OR 0.61 ACRES, MORE OR LESS.

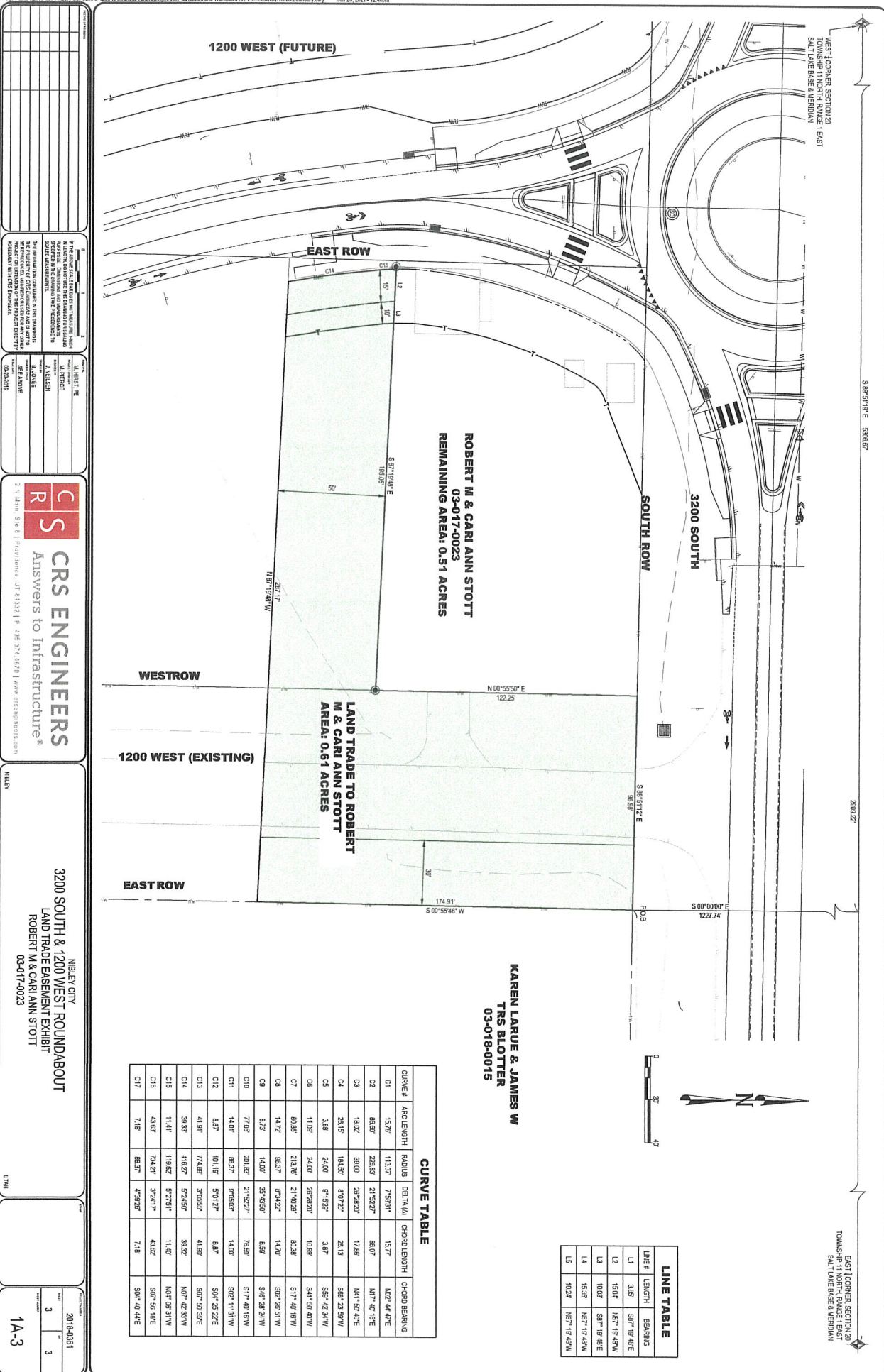


Exhibit D

BOUNDARY DESCRIPTION FOR 30' WIDE PUE/PERPETUAL SLOPE EASEMENT

A PART OF THE SOUTH 1/2 OF SECTION 20, TOWNSHIP 11 NORTH, RANGE 1 EAST OF THE SALT LAKE BASE AND MERIDIAN. BEGINNING AT THE NORTHWEST CORNER OF PARCEL 03-018-0015 WHICH POINT IS ALSO AT THE INTERSECTION OF THE SOUTH RIGHT OF WAY LINE OF 3200 SOUTH STREET AND EAST RIGHT OF WAY LINE OF EXISTING 1200 WEST STREET LOCATED S 89°51'19" E, 2,909.22 FEET ALONG THE CENTER SECTION LINE, AND S 00°00'00" E, 1,227.74 FEET FROM THE WEST 1/4 CORNER OF SAID SECTION 20; THENCE S 00°55'46" W, 174.91 FEET ALONG SAID EAST RIGHT OF WAY LINE; THENCE N 87°19'48" W, 30.01 FEET; THENCE N 00°55'46" E, 174.11 FEET TO THE SOUTH RIGHT OF WAY LINE OF 3200 SOUTH STREET; THENCE S 88°51'12" E, 30.00 FEET ALONG SAID SOUTH STREET RIGHT OF WAY LINE TO THE POINT OF BEGINNING.

CONTAINING 5236 SQUARE FEET OR 0.12 ACRES, MORE OR LESS.

BOUNDARY DESCRIPTION FOR 15' WIDE PUE/PERPETUAL SLOPE EASEMENT:

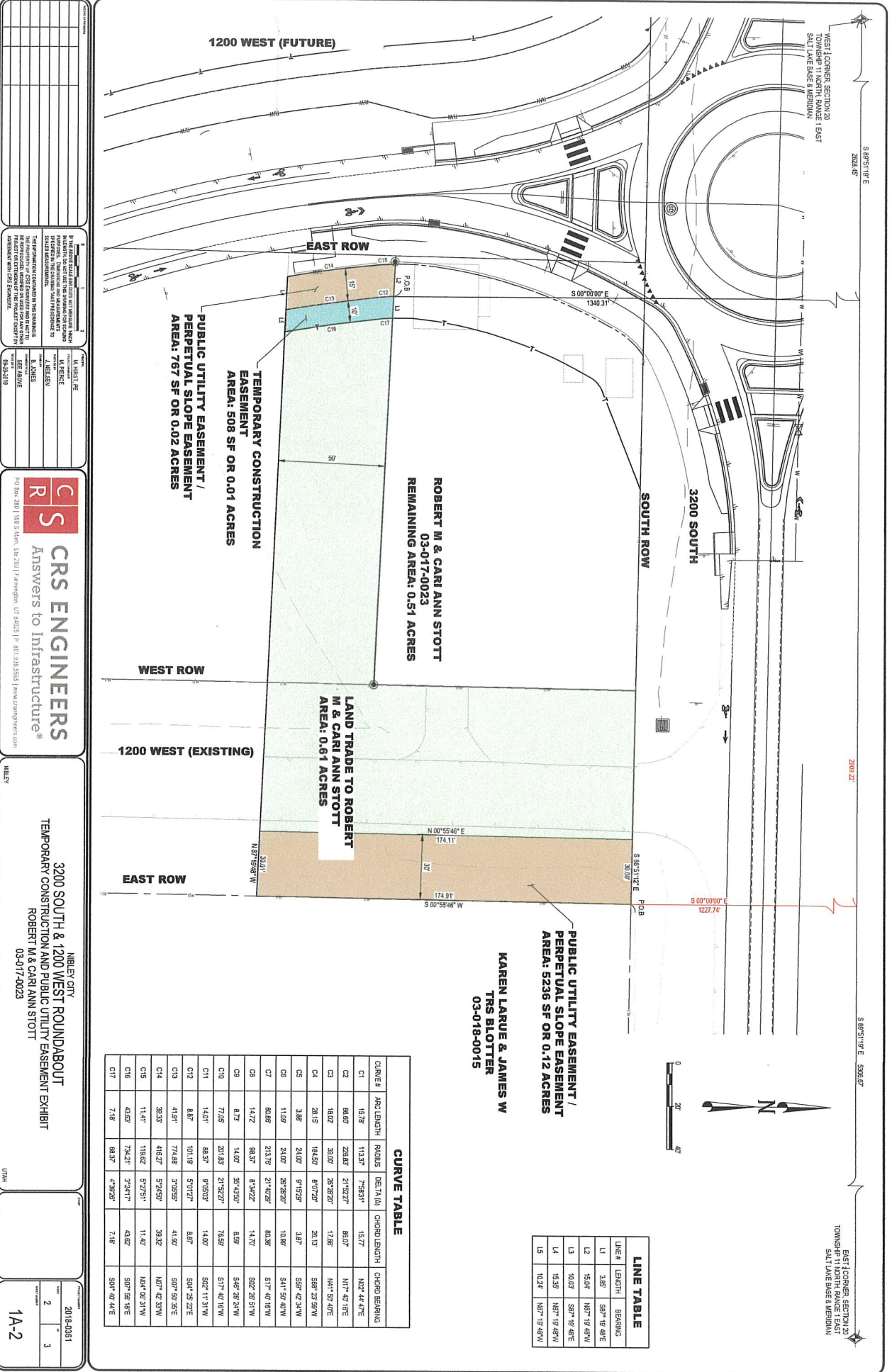
A PART OF THE SOUTH 1/2 OF SECTION 20, TOWNSHIP 11 NORTH, RANGE 1 EAST OF THE SALT LAKE BASE AND MERIDIAN. BEGINNING AT A POINT LOCATED S 89°51'19" E, 2,628.45 FEET ALONG THE CENTER SECTION LINE, AND S 00°00'00" E, 1,340.31 FEET FROM THE WEST 1/4 CORNER OF SAID SECTION 20; THENCE 8.87 FEET ALONG A CURVE TO THE LEFT WITH A RADIUS OF 101.19 FEET (CHORD BEARS S 04°25'22" E, 8.87 FEET, CENTRAL ANGLE IS 5°01'27"); THENCE 41.91 FEET ALONG A CURVE TO THE LEFT WITH A RADIUS OF 774.88 FEET (CHORD BEARS S 07°50'35" E, 41.90 FEET, CENTRAL ANGLE IS 3°05'55"); THENCE N 87°19'48" W, 15.35 FEET TO A POINT ON THE FUTURE EAST RIGHT OF WAY LINE OF 1200 WEST STREET; THENCE ALONG SAID FUTURE EAST RIGHT OF WAY LINE IN THE FOLLOWING TWO COURSES: 1) 39.33 FEET ALONG A CURVE TO THE RIGHT WITH A RADIUS OF 416.27 FEET (CHORD BEARS N 07°42'33" W, 39.32 FEET, CENTRAL ANGLE IS 5°24'50"); 2) 11.41 FEET ALONG A CURVE TO THE RIGHT WITH A RADIUS OF 119.62 FEET (CHORD BEARS N 04°06'31" W, 11.40 FEET, CENTRAL ANGLE IS 5°27'51"); THENCE S 87°19'48" E, 15.04 FEET TO THE POINT OF BEGINNING.

CONTAINING 767 SQUARE FEET OR 0.02 ACRES, MORE OR LESS.

BOUNDARY DESCRIPTION FOR 10' WIDE TEMPORARY CONSTRUCTION EASEMENT:

A PART OF THE SOUTH 1/2 OF SECTION 20, TOWNSHIP 11 NORTH, RANGE 1 EAST OF THE SALT LAKE BASE AND MERIDIAN. BEGINNING AT A POINT LOCATED S 89°51'19" E, 2,628.45 FEET ALONG THE CENTER SECTION LINE, AND S 00°00'00" E, 1,340.31 FEET FROM THE WEST 1/4 CORNER OF SAID SECTION 20; THENCE S 87°19'48" E, 10.03 FEET; THENCE 7.18 FEET ALONG A CURVE TO THE LEFT WITH A RADIUS OF 88.37 FEET (CHORD BEARS S 04°40'44" E, 7.18 FEET, CENTRAL ANGLE IS 4°39'26"); THENCE 43.63 FEET ALONG A CURVE TO THE LEFT WITH A RADIUS OF 734.21 FEET (CHORD BEARS S 07°56'18" E, 43.62 FEET, CENTRAL ANGLE IS 3°24'17"); THENCE N 87°19'48" W, 10.24 FEET; THENCE 41.91 FEET ALONG A CURVE TO THE RIGHT WITH A RADIUS OF 774.88 FEET (CHORD BEARS N 07°50'35" W, 41.90 FEET, CENTRAL ANGLE IS 3°05'55"); THENCE 8.87 FEET ALONG A CURVE TO THE RIGHT WITH A RADIUS OF 101.19 FEET (CHORD BEARS N 04°25'22" W, 8.87 FEET, CENTRAL ANGLE IS 5°01'27"); TO THE POINT OF BEGINNING.

CONTAINING 508 SQUARE FEET OR 0.01 ACRES, MORE OR LESS.



CURVE TABLE

CURVE #	ARC LENGTH	RADIUS	DELTA (Δ)	CHORD LENGTH	CHORD BEARING
C1	15.78	113.07	75°56'31"	15.77	N42° 44' 47"E
C2	86.67	228.83	21°52'27"	86.07	N17° 40' 19"E
C3	18.02	30.00	28°28'20"	17.86	N41° 50' 49"E
C4	26.19	164.60	67°02'20"	26.13	S59° 22' 59"W
C5	3.88	24.00	97°19'29"	3.87	S59° 42' 34"W
C6	11.09	24.00	28°28'20"	10.89	S44° 58' 49"W
C7	80.86	213.19	21°40'29"	80.36	S17° 40' 19"W
C8	14.72	88.37	81°40'22"	14.70	S62° 25' 51"W
C9	8.73	14.00	35°43'00"	8.69	S46° 28' 24"W
C10	77.09	201.83	21°52'27"	76.59	S17° 40' 19"W
C11	14.01	88.37	87°09'33"	14.00	S62° 11' 31"W
C12	8.87	101.19	57°01'27"	8.87	S64° 25' 25"E
C13	41.81	774.88	37°05'59"	41.80	S07° 50' 30"E
C14	20.33	446.27	57°24'59"	20.32	N07° 42' 33"W
C15	11.47	119.62	57°25'51"	11.45	N04° 06' 31"W
C16	43.63	754.21	37°24'17"	43.62	S07° 50' 19"E
C17	7.18	88.37	47°58'35"	7.18	S04° 40' 44"E

LINE TABLE

LINE #	LENGTH	BEARING
L1	3.85	S87° 18' 49"E
L2	15.04	N67° 19' 49"W
L3	10.03	S87° 18' 49"E
L4	15.35	N67° 19' 49"W
L5	10.24	N67° 19' 49"W

Agenda Item #8

Description	Workshop – 2022 Nibley City Goals
Presenter	Mayor Jacobsen
Recommendation	Move to approve Ordinance 22-03: Amendments to Nibley City Code 5.02 General License Provisions, for first reading
Reviewed By	Mayor, City Manager, City Attorney, City Planner

Background:

We all have ideas about the things that we could and should be working on to make our citizens proud to live in Nibley. This workshop will identify and briefly describe those ideas. Each Councilmember and member of Staff is invited to add their own ideas to a master list with the following format. We will talk about Priority later. Councilmembers and Staff are encouraged to submit ideas to Cheryl by noon on Tuesday, 22 February 2022. Ideas submitted by that time will be included in the Public Information Packet. In addition, Councilmembers and Staff may send ideas to Cheryl at any time before and during our Council meeting on 24 February 2022. During that meeting, we will briefly discuss each item long enough to understand the intent behind it. As mentioned, once we assemble the list, at a future Council Meeting we will set priorities and get to work!

Item	Submitter	Effort (S, M, L)	Cost (S, M, L)	Possible Leader	Priority
Rewrite Little League rules. Example only	Larry	M	S	Quinn	
Build a moveable homerun fence that can be repositioned for Minor and Major League games. Example only	Larry	S	L	Rod	

Item	Submitter	Effort	Cost	Possible Leader	Priority
Moderate vehicle speeds	Larry	S	M	Larry	
Redo Ordinance 1.10	Larry	S	S	Larry	
Review Strata Dark Sky Compliance	Larry	S	S	Levi	
Hyrum-Nibley Boundary Agreement	Larry	S	S	Larry	
Logan-Nibley Boundary Agreement	Larry	M	S	Larry	
Land use at 2200 S, 800 W	Larry	S	M	Larry	
RCV post mortem	Larry	S	S	Nathan	
Develop new garbage service	Larry	M	M	Justin	
Wastewater with Hyrm	Larry	M	M	Larry	
Solar production on City Buildings (just an idea)	Larry	S	M	Justin	
Define storm water basin landscaping	Larry	S	S	Levi, Rod	
Coordinate emergency response between religious and secular groups	Larry	S	S	Larry	
ULCT essay contest	Larry	S	S	Larry	
Bike park off Johnson Road, County cooperation	Larry	M	L	Larry, Chad	
Redo commercial development plan	Larry	S	M	Larry, Consultant	
Water conservation plan	Larry	M	S	Larry	
Rechanel part of Yeates Spring into the BSF River	Larry	S	S	Larry	
Develop nature park on Hollow Road	Larry	M	L	Larry	
LED street lights (just an idea)	Larry	S	M	Larry, Darren	

No.	Project	Submitted By	Effort	Cost
1	Personnel Policy Rework	Justin M	L	S
2	Bi Weekly Pay	Justin M	M	S
3	Standards and Specifications	Justin M	L	S
4	Subdivision/Improvement financial Assurity process	Justin M	M	S
5	1200 West roundabout	Justin M	L	L
6	Clean up title work for 1200 West project	Justin M	S	S
7	1200 West Design 2900 south to 2200 south	Justin M	L	L
8	1200 West 2022 CCCOG request	Justin M	M	L
9	Hire Water Division Manager	Justin M	S	S
10	Hire Water Operator	Justin M	S	S
11	Anhder Park Landscape and parking lot	Justin M	L	M
12	Stonebridge hammer head turnaround	Justin M	S	S
13	Curb and gutter at house next to City Hall	Justin M	S	S
14	Plan for house next to City Hall	Justin M	S	S
15	Hire a grant writer	Justin M	M	S
16	City Hall Landscape	Justin M	M	M
17	Elk horn playground replacement	Justin M	M	M
18	3200 South sidewalk 800 west to 1200 west	Justin M	M	M
19	Apple Creek Trail	Justin M	L	L
20	Morgan Farm Trail design	Justin M	M	M
21	Recreation facility feasibility study	Justin M	M	M
22	Public works expansion feasibility study	Justin M	M	M
23	Hollow Road advisory lanes	Justin M	M	M
24	Zollinger sidewalk	Justin M	S	S
25	Water capital improvement project	Justin M	L	L
26	Anhder Park south landscape	Justin M	S	S
27	Public work remodel/office space	Justin M	S	S
28	Carpet City Hall council room	Justin M	S	S
29	Fire fly Restroom	Justin M	M	M
30	Replace royalty float	Justin M	S	S
31	Repair heritage playground	Justin M	S	S
32	Fire fly sprinkler system	Justin M	M	M
33	Garbage collection	Justin M	L	S
34	Redo Water, Sewer, Parks and SW Impact Fee	Justin M	L	M
35	Create a plan for ARPA Money (\$800k)	Justin M	S	S
36	Nibley City Prosecutor/Hyrum Court changes	Justin M	M	S
37	County animal impound contract	Justin M	S	M
38	Hyrum City boundary line agreement	Justin M	L	S
39	Logan City boundary line agreement	Justin M	L	S
40	Malouf RDA	Jusitn M	L	S
41	2600 South Hwy 165 properties/economic development possibilities	Jusitn M	L	S
42	Hire Public Works Inspector	Jusitn M	S	L
43	Morgan Farm Master Plan	Justin M		
44	Regional Park	Justin M		

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Proposed Leader	Priority
Cheryl	
Cheryl	
Darren	
Darren	
Darren	
Justin M.	
Darren	
Darren	
Steve	
Steve	
Steve	
Darren	
Darren	
Justin M.	
Justin M.	
Steve	
Steve	
Darren	
Darren	
Darren	
Chad	
Steve	
Darren	
Steve	
Darren	
Steve	
Steve	
Justin M.	
Darren	
Steve	
Steve	
Steve	
Justin M.	
Darren	
Justin M.	
Justin M.	
Justin M.	
Justin M.	
Justin M.	
Justin M.	
Justin M.	
Justin M.	
Justin M.	
Steve	
Chad	
Chad	

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