



EAGLE MOUNTAIN CITY COUNCIL MEETING

August 16, 2022, 4:00 PM

Eagle Mountain City Council Chambers

1650 East Stagecoach Run, Eagle Mountain, Utah 84005

4:00 P.M. WORK SESSION - CITY COUNCIL CHAMBERS

1. CITY ADMINISTRATOR INFORMATION ITEMS

This is an opportunity for the City Administrator to provide information to the City Council. These items are for information only and do not require action by the City Council.

1.A UPDATE - City Administrator Items

1.B UPDATE - Eagle Mountain 2022 Resident Survey Results

1.C PRESENTATION - Utah Valley Chamber of Commerce - Curtis Blair

2. AGENDA REVIEW

The City Council will review items on the Consent Agenda and Policy Session Agenda.

3. ADJOURN TO A CLOSED EXECUTIVE SESSION

The City Council will adjourn into a Closed Executive Session for the purpose of discussing reasonably imminent litigation, the purchase, lease or exchange of real property pursuant to Section 52-4-205(1) of the Utah Code, Annotated.

7:00 P.M. POLICY SESSION - CITY COUNCIL CHAMBERS

4. CALL TO ORDER

5. PLEDGE OF ALLEGIANCE

6. INFORMATION ITEMS/UPCOMING EVENTS

7. PUBLIC COMMENTS

Time has been set aside for the public to express their ideas, concerns and comments. (Please limit your comments to three minutes each.)

8. CITY COUNCIL/MAYOR'S ITEMS

Time has been set aside for the City Council and Mayor to make comments.

CONSENT AGENDA

9. BID AWARDS

- 9.A [White Hills Well Test Pumping- Rhino Pumps LLC](#)

10. BOND RELEASES

- 10.A Eagle Point Phase G, Plat 3 - Into Warranty
[Bond Release Letter](#)
[Recorded Plat](#)
- 10.B Oquirrh Mountain Ranch Phase A, Plat 2 - Into Warranty
[Bond Release Letter](#)
[Recorded Plat](#)
- 10.C Brandon Park Phase A, Plat 11 - Out of Warranty
[Bond Release Letter](#)
[Recorded Plat](#)
- 10.D Brandon Park Phase A, Plat 12 - Out of Warranty
[Bond Release Letter](#)
[Recorded Plat](#)
- 10.E Skyline Ridge Phase 2, Plat 3 - Out of Warranty
[Bond Release Letter](#)
[Recorded Plat](#)

11. CHANGE ORDERS

- 11.A [Cory B. Wride Memorial Park Phase 2 Change Order #5 - Kenny Seng Construction](#)

12. MINUTES

- 12.A July 19, 2022 Minutes - Regular City Council Meeting
[07.19.2022 City Council Minutes - DRAFT](#)

13. PRELIMINARY PLATS & SITE PLANS

- 13.A [SITE PLAN & PRELIMINARY PLAT - Parkway Fields Phase C](#)
[Vicinity Map](#)
[MDA Zoning Map](#)
[Preliminary Plat](#)
[Landscape and Open Space Plans & Worksheet](#)
[Parkway Fields Townhome Elevations](#)
[Ault Farms MDA](#)
[Ault Farms MDA Exhibits](#)

SCHEDULED ITEMS

14. EAGLE HEIGHTS VILLAGE

- 14.A [ORDINANCE/PUBLIC HEARING - An Ordinance of Eagle Mountain City, Utah, Approving the First Amendment to the Eagle Heights Village Master Development Plan.](#)

BACKGROUND: *(Presented by Planning Manager Robert Hobbs)* The proposed applications include an amendment to the Eagle Heights Village Master Development Plan, an amended and restated Master Development Agreement, and an amended Preliminary Plat. The applicant wishes to develop 98 single-family detached units and 40 twin-home (i.e., two-unit townhouse) units in lieu of the approved 138 duplex units on Utah County Parcel Number 59:018:0047. The City Council is already familiar with the proposal from previous presentations by the applicant.

[ORD--Eagle Heights Village MDP 1st Amendment](#)
[Exhibit--MDP](#)
[Vicinity Map & Former Site Plan](#)
[Presentation Summary Eagle Heights 06.24.2022](#)
[Eagle Heights Village DA draft edits.pdf](#)
[1st Amendment Eagle Heights Village MDA 07.29.2022](#)

- 14.B [RESOLUTION - A Resolution of Eagle Mountain City, Utah, Approving the Amended and Restated Eagle Heights Village Master Development Agreement.](#)
[RES--Amended and Restated Eagle Heights Village Master Development Agreement](#)
[Amended & Restated Eagle Heights Village MDA 07.29.2022](#)

- 14.C [MOTION - Amended Preliminary Plat](#)

15. CITY COUNCIL/MAYOR'S BUSINESS

This time is set aside for the City Council's and Mayor's comments on City business.

16. CITY COUNCIL BOARD LIAISON REPORTS

This time is set aside for Councilmembers to report on the boards they are assigned to as liaisons to the City Council.

17. COMMUNICATION ITEMS

- 17.A Upcoming Agenda Items
[CI--Upcoming Agenda Items](#)

18. ADJOURNMENT

THE PUBLIC IS INVITED TO PARTICIPATE IN PUBLIC MEETINGS FOR ALL AGENDAS.
In accordance with the Americans with Disabilities Act, Eagle Mountain City will make reasonable accommodation for participation in all Public Meetings and Work Sessions. Please call the City Recorder's Office at least 3 working days prior to the meeting at 801-789-6610. This meeting may be held telephonically to allow a member of the public body to participate. This agenda is subject to change with a minimum 24-hour notice.

CERTIFICATE OF POSTING

The undersigned, duly appointed City Recorder, does hereby certify that the above agenda notice was posted on this 11th day of August, 2022, on the Eagle Mountain City bulletin boards, the Eagle Mountain City website www.emcity.org, posted to the Utah State public notice website <http://www.utah.gov/pmn/index.html>, and was emailed to at least one newspaper of general circulation within the jurisdiction of the public body.

Fionnuala B. Kofoed, MMC, City Recorder