



EAGLE MOUNTAIN CITY COUNCIL MEETING

July 5, 2023, 5:00 PM

Eagle Mountain City Council Chambers

1650 East Stagecoach Run, Eagle Mountain, Utah 84005

PLEASE NOTE THE SPECIAL START TIME

5:00 P.M. POLICY SESSION - COUNCIL CHAMBERS

- 1. CALL TO ORDER**
- 2. PLEDGE OF ALLEGIANCE**
- 3. POLE CANYON/FIREFLY**

- 3.A [ORDINANCE - An Ordinance of Eagle Mountain City, Utah, Approving the First Amendment to the Pole Canyon \(AKA Firefly\) Master Development Plan.](#)

BACKGROUND: *(Presented by Planning Manager Robert Hobbs)* The proposed applications include an amendment to the Pole Canyon Master Development Plan and an Amended and Restated Master Development Agreement. The project is located on approximately 2,786 acres in portions of Utah County Sections 16 through 21, lying generally in the southwest area of the City. This item was tabled at the June 20, 2023 City Council meeting.

[ORD--Pole Canyon MDP Amendment #1 \(Firefly\)](#)

[Land Use Master Plan](#)

[ARMDA Redlines as of 06.29.23](#)

[Exhibit C - Community Plan](#)

[Exhibit H - Parks A, C, and White Hills Plans](#)

[Exhibit J - Technical Guidelines](#)

[Exhibit M - Land Use Distribution](#)

[Pole Canyon vs Firefly](#)

[Summary of Updates to Firefly as of 06.13.23](#)

- 3.B [ORDINANCE - An Ordinance of Eagle Mountain City, Utah, Approving the Amended and Restated Pole Canyon Master Development Agreement, Now Known as Firefly.](#)

BACKGROUND: *(Presented by Planning Manager Robert Hobbs)* This item was presented and tabled at the June 20, 2023 City Council meeting.

ORD--Amended and Restated Pole Canyon MDA (Firefly)

- 3.C RESOLUTION - A Resolution of Eagle Mountain City, Utah, Providing for the Creation of the Firefly Public Infrastructure Districts Numbers 1 through 10 as Independent Districts; Authorizing and Approving a Governing Document and Interlocal Agreement; Approving of an Annexation Area; Appointing Board of Trustees; Authorizing Other Documents in Connection Therewith; and Related Matters.

BACKGROUND: *(Presented by City Attorney Marcus Draper)* The proposed resolution relates to the creation of ten public infrastructure districts in the Firefly Master Development Area. This item was tabled at the June 20, 2023 City Council meeting.

RES--Firefly Public Infrastructure Districts - Updated 07.03.2023

RES--Firefly Public Infrastructure Districts

Firefly PID No. 1 Governing Document - Updated 07.03.2023

Firefly PID No. 1 Governing Document

Final Local Entity Plats

Initial PID Boundaries & Annexation Area

Petition for the Creation of Firefly PIDs 1 - 10

- 3.D RESOLUTION - A Resolution of Eagle Mountain City, Utah, Approving an Amendment to the Interlocal Cooperation Agreement between Eagle Mountain City and Pole Canyon Local District.

BACKGROUND: *(Presented by City Attorney Marcus Draper)* The proposed First Amendment to the Interlocal Cooperation Agreement between Pole Canyon Local District and Eagle Mountain City is being presented to address concerns that the Council raised during the June 20, 2023, City Council meeting discussion regarding the Public Infrastructure Districts that the Firefly development is proposing to create.

RES--Interlocal Agreement with Pole Canyon Local District

First Amendment to ILA - Pole Canyon District and EMC

4. **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 29th day of June, 2023, 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