



Lehi City Council Meeting Agenda August 9, 2022

5:30 PM Pre-Council / 7:00 PM Regular Meeting
Lehi City Council Chambers (153 N. 100 E., Lehi, Utah)

Council meeting agendas are often difficult for people to navigate. Filled with jargon and legal requirements on how an item must be listed, it can be a challenge to determine what Council members are discussing or deciding on.

Pre-Council, 5:30 p.m.

Pre-Council meetings are for discussion among Council Members. Generally, no public input is taken during the meeting and nothing is voted on.

1. Welcome and Opening Comment
2. Presentations and Reports
Items during this time come to Council to present different ideas or concerns to the council. Members of the council can also ask for any item to be put on the agenda, but typically need the support of one other council member.
These items are typically done during the pre-council session and are while council can give direction, if needed, they are not voted on.
 - 2.1. Truth in Taxation update.
 - 2.2. Discussion of green waste collection termination.
3. Agenda Questions
The Mayor and City Council discuss and ask questions on items on the Regular Session agenda.
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4. Administrative Report
This is a time where the staff will ask any questions or clarification on items that are happening in the city. They can involve items on the agenda but can also be on other items that the staff may need more direction from the council.
5. Mayor and Council Reports
Calendar items and outside Committee reports
The council will discuss any Calendar items and outside Committee reports.
6. Consideration of Adjourning into a Closed Session to discuss the purchase, exchange, or lease of real property.
A closed session is one in which only members of the council and other essential may be present. The public, news media, and others are usually excluded from these meetings. The purpose for these meetings is typically for things such as city personnel issues or the purchase of property. Closed session discussions must be limited to the subject announced in the meeting agenda and what is announced by the mayor.

Regular Session, 7:00 p.m.

1. Welcome, Roll Call, Pledge of Allegiance
2. 20 Minute Citizen Input
(For public comments on items not listed on the agenda. Comments limited to 3 minutes per person with a time limit not to exceed 20 minutes for this item.)
3. Consent Agenda
 - 3.1. Approve Minutes from the July 26, 2022, City Council Meeting.
 - 3.2. Approve Purchase Orders
 - 3.3. Approve Surplus Items
4. Consideration of Resolution #2022-67, authorizing the Red Mesa Tapaha Project amended and restated transaction schedule under the Power Supply Agreement with Utah Associated Municipal Power Systems (UAMPS).
Petitioner: Lehi City

This agreement is being presented by the Lehi Power Department.
5. Consideration of Resolution #2022-69, approving an agreement with Blu Line Designs for the design of Family Park.
Petitioner: Lehi City

This agreement is being presented by the Lehi Parks Department.
6. Consideration of Resolution #2022-68, approving a second amended Interlocal Cooperation Agreement between Utah County and Lehi City for the SS Crossroads Blvd/Lehi Main Street Project.
Petitioner: Lehi City

This agreement is being presented by the Lehi Engineering Department.
7. Consideration of Preliminary subdivision approval for the Lehi Medical Phase 2, an 8-lot residential development located at 1090 West 3300 North.
Petitioner: Fort Street Partners

This petitioner has already presented their concept plan.

Each development must go through several phases before it is allowed to be go forward to the next phase. A Preliminary Subdivision approval creates a less formal dialogue between the council and a developer looking to build a residential subdivision. It helps the developer know whether they can tentatively move forward with their development plans.
8. Consideration of Ordinance #40-2022, a Development Code Amendment to Chapter 28, Resort Community Zone, amending the percentages of resort, residential, and commercial uses with the zone.
Petitioner: Thanksgiving Station LLC

Thanksgiving Station LCC requests review and approval of a Development Code amendment to Chapter 28, Resort Community Zone (RC). The proposed amendment updates the existing Code regarding the Resort Community zone to address the existing conditions and future goals for the area. This amendment is being proposed after the approval of the Thanksgiving Station development concept plan and the adoption of the updated General Plan in January 2022. The concept plan and General Plan showed an additional 2,000 units in the Resort Community area developed as a Transit oriented Development. To accommodate the additional residential and commercial uses, the Resort Community requirements need to be updated to address new percentages of resort, residential, and commercial uses. The proposed amendment will accompany the future area plan amendment to direct the Thanksgiving Station development.

In addition to addressing the percentages for resort, residential, and commercial uses, the amendment also adds clarification on what types of developments fall under these uses. These percentages were determined after review

9. Consideration of amending the setback table on the Gardner Point Phase 5, 6, and 7 Plats, to match the setbacks in the Exchange Subdivision.

Petitioner: Edge Homes

Edge Homes needs to change the existing requirements for their setbacks for the next phase of development. They are asking for this change so they can stay consistent with the setbacks in that zone.

The Gardner Point Subdivision was approved as a Planned Unit Development (PUD) which does allow for flexibility with the setbacks for the subdivision based on City Council approval. The current plans show the front setback as 20 feet.

10. Consideration of Ordinance #39-2022, a Development Code Amendment to Chapter 3 Administration and to Figure 7 changing the Public Hearing requirements for Concept Plans.

Petitioner: Lehi City

Lehi City will be updating the code to help clarify requirements for public hearings.

11. Consideration of Resolution #2022-70, appointing a new Board Member to the Lehi City Historic Preservation Commission.

Petitioner: Lehi City

Lehi City will be appointing a new member to the Historic Preservation Commission. Historic Preservation Commission members will serve for three years and need to be appointed by the Mayor and approved by council

12. Consideration of Resolution #2022-71, demanding that the owner of Cemetery Lot #293 file with the City Recorder a Notice of Claim to the lot.

Petitioner: Lehi City

Lehi City is working to reclaim land in the cemetery and this step is needed to proceed.

13. Adjournment

- Public is invited to attend all City Council Meetings
- In compliance with the Americans with Disabilities Act, persons in need of special accommodations should contact the City Recorder at 385-201-2269

- This agenda has been properly posted and a copy provided to the local news media.