

## NOTICE AND AGENDA

Notice is hereby given that the City Council of the City of Santaquin will hold a City Council Meeting on Wednesday, August 01, 2018 in the **Council Chambers, 275 W Main, upper level** at 6:00 pm.

1. **ROLL CALL**
2. **PLEDGE OF ALLEGIANCE**
3. **INVOCATION/INSPIRATIONAL THOUGHT**
4. **DECLARATION OF ANY CONFLICT OF INTEREST**
5. **CONSENT AGENDA**
  - a. Minutes:
    1. July 18, 2018
  - b. Bills:
    1. \$843,056.36
6. **PUBLIC FORUM, BID OPENINGS, AWARDS, AND APPOINTMENTS**
7. **FORMAL PUBLIC HEARING**
  - a. Public Hearing for the Summit Ridge "A" Annexation (*Summit Ridge Parkway Extension to Main St.*)
  - b. Public Hearing for the Summit Ridge "B" Annexation (*Summit Ridge Parkway Extension to Main St.*)
8. **BUSINESS LICENSES**
9. **NEW BUSINESS & ADOPTION OF ORDINANCES AND RESOLUTIONS**
  - a. Acceptance or Denial of the Little Opee's Annexation Petition (*South West of Exit 242 along Mona Road*)
  - b. Certification of the Opee's Annexation Petition
  - c. Resolution 08-01-2018 "A Resolution approving a Deferral Agreement with Mark Beals (*Approximately 350 N. 100W.*)"
  - d. Ordinance 04-01-2018 "An Ordinance Amending Provisions of Santaquin City Code Title 10 Regarding Home Occupation Business Regulations"
  - e. Ordinance 08-01-2018 "An Ordinance Amending the Zoning Map of Santaquin City to Include the Summit Ridge "A" Annexation Area"
  - f. Ordinance 08-02-2018 "An Ordinance Amending the Zoning Map of Santaquin City to include the Summit Ridge "B" Annexation Area"
  - g. Resolution 08-02-2018 "A Resolution Notifying the Utah County Commission of the City of Santaquin's Intent to Submit an Opinion Question to Santaquin Residents Regarding Recreation, Arts, and Park (RAP) Tax"
  - h. Resolution 08-03-2018 "A Resolution Adopting the Opinion Question language and authorizing the submittal of the Opinion Question for the November ballot to the election official regarding a Recreation Arts and Parks (RAP) Tax"
10. **CONVENE OF THE SANTAQUIN COMMUNITY DEVELOPMENT AGENCY BOARD**
11. **CONVENE OF THE LOCAL BUILDING AUTHORITY OF SANTAQUIN CITY**
12. **CONVENE OF THE SANTAQUIN WATER DISTRICT**
13. **WORK MEETING**
14. **PETITIONS AND COMMUNICATIONS**
15. **REPORTS OF OFFICERS, STAFF, BOARDS, AND COMMITTEES**
  - a. City Manager Reeves
  - b. Community Development Director Bond
  - c. City Engineer Beagley
16. **REPORTS BY MAYOR AND COUNCIL MEMBERS**
  - a. Mayor Hunsaker
  - b. Council Members
17. **EXECUTIVE SESSION** (May be called to discuss the character, professional competence, or physical or mental health of an individual)
18. **EXECUTIVE SESSION** (May be called to discuss the pending or reasonably imminent litigation, and/or purchase, exchange, or lease of real property)
19. **ADJOURNMENT**

If you are planning to attend this Public Meeting and, due to a disability, need assistance in understanding or participating in the meeting, please notify the City ten or more hours in advance and we will, within reason, provide what assistance may be required.

### CERTIFICATE OF MAILING/POSTING

The undersigned duly appointed City Recorder for the municipality of Santaquin City hereby certifies that a copy of the foregoing Notice and Agenda was e-mailed to the Payson Chronicle, Payson, UT, 84651, posted in 3 places; City Center, Post Office and Zions Bank as well as posted on the State of Utah's Public Website. BY: \_\_\_\_\_ Susan Farnsworth, City Recorder

**MINUTES OF A CITY COUNCIL MEETING  
HELD IN THE COUNCIL CHAMBERS  
AUGUST 01, 2018**

The meeting was called to order by Mayor Kirk Hunsaker at 6:00 pm. Council Members attending: Keith Broadhead, Lynn Mecham, Nick Miller, Betsy Montoya, and Chelsea Rowley.

Others attending: City Manager Ben Reeves, Police Chief Rod Hurst, City Engineer Norm Beagley, Community Development Director Jason Bond, Legal Counsel Brett Rich, Jade Walker, Mark Openshaw, Christy Openshaw, Loretta Moshier, Jim Moshier, and other unidentified individuals.

**PLEDGE OF ALLEGIANCE**

Director Bond led the Pledge of Allegiance.

**INVOCATION/INSPIRATIONAL THOUGHT**

City Manager Reeves offered an Invocation.

**DECLARATION OF ANY CONFLICT OF INTEREST**

There weren't any Declaration of Conflict of Interest.

**CONSENT AGENDA**

***Minutes:***

July 18, 2018

***Bills:***

\$843,056.36

Council Member Montoya moved to approved the Consent Agenda. Council Member Rowley seconded the motion. The vote was follows:

Council Member Broadhead	Aye
Council Member Mecham	Aye
Council Member Miller	Aye
Council Member Montoya	Aye
Council Member Rowley	Aye

The motion passed 5 to 0.

**PUBLIC FORUM, BID OPENINGS, AWARDS, AND APPOINTMENTS**

City Manager Reeves reviewed the need for the RAP Tax Resolution. The County will receive a copy of the Resolution adopted this evening and return a Resolution to us stating they are not planning to add this tax to the November ballot.

**FORMAL PUBLIC HEARING**

***Public Hearing for the Summit Ridge "A" Annexation (Summit Ridge Parkway Extension to Main St.)***

Council Member Miller moved to enter into a Public Hearing for the Summit Ridge "A" Annexation (Summit Ridge Parkway Extension to Main St.). Council Member Montoya seconded the motion. The vote was follows:

Council Member Broadhead	Aye
Council Member Mecham	Aye
Council Member Miller	Aye
Council Member Montoya	Aye
Council Member Rowley	Aye



The motion passed 5 to 0.

Director Bond reviewed the proposed annexation location with those in attendance. There wasn't any Public questions or comments.

Council Member Miller moved to close the Public Hearing for the Summit Ridge "A" Annexation (Summit Ridge Parkway Extension to Main St.). Council Member Mecham seconded the motion. The vote was follows:

Council Member Broadhead	Aye
Council Member Mecham	Aye
Council Member Miller	Aye
Council Member Montoya	Aye
Council Member Rowley	Aye

The motion passed 5 to 0.

***Public Hearing for the Summit Ridge "B" Annexation (Summit Ridge Parkway Extension to Main St.)***

Council Member Miller moved to enter into a Public Hearing for the Summit Ridge "B" Annexation (Summit Ridge Parkway Extension to Main St.). Council Member Montoya seconded the motion. The vote was follows:

Council Member Broadhead	Aye
Council Member Mecham	Aye
Council Member Miller	Aye
Council Member Montoya	Aye
Council Member Rowley	Aye

The motion passed 5 to 0.

Director Bond reviewed the proposed annexation location with those in attendance. There wasn't any Public questions or comments.

Council Member Rowley moved to closer the Public Hearing for the Summit Ridge "B" Annexation (Summit Ridge Parkway Extension to Main St.). Council Member Miller seconded the motion. The vote was follows:

Council Member Broadhead	Aye
Council Member Mecham	Aye
Council Member Miller	Aye
Council Member Montoya	Aye
Council Member Rowley	Aye

The motion passed 5 to 0.

**BUSINESS LICENSES**

It was reported year to date there have been 86 single family and 3 multi-family building permits issued as well as a new Business License for:

- A Taste of Tuscany Catering – David Banner – 959 E 370 S – Catering Office

**NEW BUSINESS & ADOPTION OF ORDINANCES AND RESOLUTIONS**

***Acceptance or Denial of the Little Opee's Annexation Petition (South West of Exit 242 along Mona Road)***

A discussion was held with regard to the proposed annexation (see attachment "A" for the Memo). Council Member Broadhead asked why they waited until after they already built a home and business under County regulations. He asked if the buildings meet the current City code. After the discussion, Council Member Mecham moved to acceptance the Little Opee's Annexation Petition (*South West of Exit 242 along Mona Road*). Council Member Montoya seconded the motion. The vote was follows:

Council Member Broadhead	Aye
Council Member Mecham	Aye
Council Member Miller	Aye
Council Member Montoya	Aye
Council Member Rowley	Aye

The motion passed 5 to 0.

**Certification of the Opee's Annexation Petition**

Those in attendance were notified the Opee's Annexation Petition has met all the certification process.

**Resolution 08-01-2018 "A Resolution approving a Deferral Agreement with Mark Beals (Approximately 350 N. 100W.)"**

Council Member Mecham moved to approve Resolution 08-01-2018 "A Resolution approving a Deferral Agreement with Mark Beals (*Approximately 350 N 100 W*)". Council Member Rowley seconded the motion. The vote was follows:

Council Member Broadhead	Aye
Council Member Mecham	Aye
Council Member Miller	Aye
Council Member Montoya	Aye
Council Member Rowley	Aye

The motion passed 5 to 0.

They Mayor Hunsaker and City Manager Reeves were excused from the meeting to attend another appointment. Council Member Miller will act as Mayor Pro tem.

**Ordinance 04-01-2018 "An Ordinance Amending Provisions of Santaquin City Code Title 10 Regarding Home Occupation Business Regulations"**

A discussion was held with regard to the proposed Ordinance amendment (see attachment "B" for a memo). After the discussion, Council Member Montoya moved to approve Ordinance 04-01-2018 "An Ordinance Amending Provisions of Santaquin City Code Title 10 Regarding Home Occupation Business Regulations" with the effective date September 1, 2018. Council Member Rowley seconded the motion. The vote was follows:

Council Member Broadhead	Aye
Council Member Mecham	Nay
Mayor Pro tem Miller	Aye



Council Member Montoya	Aye
Council Member Rowley	Aye

The motion passed 4 to 1.

**Ordinance 08-01-2018 "An Ordinance Amending the Zoning Map of Santaquin City to Include the Summit Ridge "A" Annexation Area"**

Council Member Mecham moved to approve Ordinance 08-01-2018 "An Ordinance Amending the Zoning Map of Santaquin City to Include the Summit Ridge "A" Annexation Area". Council Member Montoya seconded the motion. The vote was follows:

Council Member Broadhead	Aye
Council Member Mecham	Aye
Mayor Pro tem Miller	Aye
Council Member Montoya	Aye
Council Member Rowley	Aye

The motion passed 5 to 0.

**Ordinance 08-02-2018 "An Ordinance Amending the Zoning Map of Santaquin City to include the Summit Ridge "B" Annexation Area"**

Council Member Rowley moved to adopt Ordinance 08-02-2018 "An Ordinance Amending the Zoning Map of Santaquin City to include the Summit Ridge "B" Annexation Area". Council Member Montoya seconded the motion. The vote was follows:

Council Member Broadhead	Aye
Council Member Mecham	Aye
Mayor Pro tem Miller	Aye
Council Member Montoya	Aye
Council Member Rowley	Aye

The motion passed 5 to 0.

**Resolution 08-02-2018 "A Resolution Notifying the Utah County Commission of the City of Santaquin's Intent to Submit an Opinion Question to Santaquin Residents Regarding Recreation, Arts, and Park (RAP) Tax"**

Council Member Montoya moved to adopt Resolution 08-02-2018 "A Resolution Notifying the Utah County Commission of the City of Santaquin's Intent to Submit an Opinion Question to Santaquin Residents Regarding Recreation, Arts, and Park (RAP) Tax". Council Member Broadhead seconded the motion. The vote was follows:

Council Member Broadhead	Aye
Council Member Mecham	Aye
Mayor Pro Tem Miller	Aye
Council Member Montoya	Aye
Council Member Rowley	Aye

The motion passed 5 to 0.

**Resolution 08-03-2018 "A Resolution Adopting the Opinion Question language and authorizing the submittal of the Opinion Question for the November ballot to the election official regarding a Recreation Arts and Parks (RAP) Tax"**

Council Member Montoya moved to adopt Resolution 08-03-2018 "A Resolution Adopting the Opinion Question language and authorizing the submittal of the Opinion Question for the November ballot to the election official regarding a Recreation Arts and Parks (RAP) Tax" contingent upon receiving a positive letter from Utah County. Council Member Mecham seconded the motion. The vote was follows:

Council Member Broadhead	Aye
Council Member Mecham	Aye
Mayor Pro tem Miller	Aye
Council Member Montoya	Aye
Council Member Rowley	Aye

The motion passed 5 to 0.

**CONVENE OF THE SANTAQUIN COMMUNITY DEVELOPMENT AGENCY BOARD**

There wasn't a need to convene the Santaquin Community Development Agency Board.

**CONVENE OF THE LOCAL BUILDING AUTHORITY OF SANTAQUIN CITY**

There wasn't a need to convene the Local Building Authority of Santaquin City Board.

**CONVENE OF THE SANTAQUIN WATER DISTRICT**

There wasn't a need to convene the Santaquin Water District Board.

**WORK MEETING**

There wasn't a need to hold a work meeting.

**PETITIONS AND COMMUNICATIONS**

There weren't any Petitions or Communications to address.

**REPORTS OF OFFICERS, STAFF, BOARDS, AND COMMITTEES**

**Community Development Director Bond**

An application for a liquor license from Maroco's. when reviewing the code there were a number of questions raised. It was suggested an update to the Ordinance be drafted and presented to the Mayor and Council Members.

He reported approximately 800 notification letters will be sent with regards to the changing of the Ferguson Agriculture Protection Area. Property within this area has been developed and needs to be removed from the protection area.

**City Engineer Beagley**

He reported the city has an obligation at the top of Mountain View Drive to complete fencing. The estimate to complete the project is \$17,800. The Council Members indicated there wasn't a need to solicit 3 bids to finish the project. The contractor who is installing the fencing lower down the roadway will finish the project.

Summit Ridge Parkway will be paved tomorrow. The intersection is being swept daily. It was requested having it swept on the weekends also.



Ms. Walker reported Little Opee's is being recognized as August's Business of the Month. Congratulations to Little Opee's.

## REPORTS BY MAYOR AND COUNCIL MEMBERS

### Council Members

Council Member Mecham voiced his appreciation to those who participated in the Family Night activities. Everyone had a great time.

**EXECUTIVE SESSION** (May be called to discuss the character, professional competence, or physical or mental health of an individual)

There wasn't a need to hold an Executive Session to discuss the character, professional competence, or physical or mental health of an individual.

**EXECUTIVE SESSION** (May be called to discuss the pending or reasonably imminent litigation, and/or purchase, exchange, or lease of real property)

At 7:05 pm Council Member Broadhead moved to enter into an Executive Session to discuss the pending or reasonably imminent litigations, and/or purchase, exchange, or lease of real property. Council Member Rowley seconded the motion. The vote was as follows:

Council Member Broadhead	Aye
Council Member Mecham	Aye
Mayor Pro tem Miller	Aye
Council Member Montoya	Aye
Council Member Rowley	Aye

The motion passed 5 to 0.

At 7:19 the regular meeting resumed.

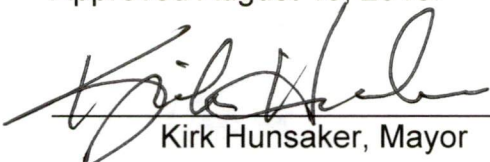
## ADJOURNMENT

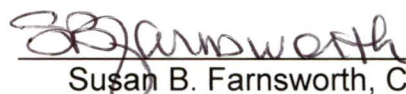
At 7:19 pm Council Member Mecham moved to adjourn. Council Member Montoya seconded the motion. Council Member seconded the motion. The vote was follows:

Council Member Broadhead	Aye
Council Member Mecham	Aye
Mayor Pro tem Miller	Aye
Council Member Montoya	Aye
Council Member Rowley	Aye

The motion passed 5 to 0.

Approved August 15, 2018.

  
Kirk Hunsaker, Mayor

  
Susan B. Farnsworth, City Recorder

# MEMO



To: Mayor Hunsaker and City Council  
From: Jason Bond, Community Development Director  
Date: July 28, 2018  
Re: Little Opee's Annexation

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Santaquin City received an annexation petition from Mark Openshaw on July 18, 2018. The property proposed to be annexed into Santaquin City is located at 15371 South Frontage Road and consists of approximately 9.05 acres.

Annexations are governed by Utah State Code Title 10 Chapter 2 Part 4. At this point in the process, the City Council will need to accept or reject the petition for annexation. If the petition is denied, written notice shall be given within five days to the contact sponsor and the county clerk. If the petition is accepted, the City Recorder and City Attorney will need to certify that the petition meets all requirements within 30 days of the acceptance. If the petition meets all requirements, various notices will need to be posted and mailed. Opportunity will be given to anybody who chooses to protest the annexation petition. Any protest shall be filed no later than 30 days after the City Council's receipt of the notice of certification. If no protest is filed, the City Council may accept the annexation after a public hearing.

**Staff Recommendation:** That the City Council accept the annexation petition for "Little Opee's".

**Recommended motion:** "Motion to (accept/not accept) the annexation petition for the proposed "Little Opee's" annexation which is located at 15371 South Frontage Road and consists of approximately 9.05 acres.



# Santaquin City Corporation

## Annexation Petition Application

275 West Main, Santaquin, Utah 84655



**Notice:** Property to be annexed must be contiguous to a current city boundary and to all property within the desired annexation, as provided in the Utah State Code. A written annexation petition must be submitted to the City Recorder on forms to be furnished by the City; with the appropriate accompanying application fees, maps and documentation. The accompanying plat maps must be accurate and created under the direct supervision of a licensed engineer or land surveyor and certified by the same.

Annexation Information		
Proposed Name of Annexation: <b>Little Opee's Produce and Sales LLC.</b>		Application Date: <b>4-12-2018</b>
Contact's relation to property: <b>Owner</b>		<b>7-18-18</b>
Acreage: <b>9.04668</b>	Requested Zoning:	
Contact Information		
Name: <b>Mark Henry Openshaw</b>		Phone: <b>801-376-9569</b>
Address, City, State, Zip: <b>15372 south frontage Road. Santaquin UT 84655</b>		Email: <b>mark@littleopees.com</b>
Engineer or Surveyor Information		
Company: <b>Atlas Engineering</b>		Contact: <b>Jared West</b>
Address, City, State, Zip: <b>946 east 800 north spanish Fork, UT 84660</b>		
Telephone: <b>801-655-0566</b>	Fax:	Email: <b>Jared@atlasengineering.net</b>
Developer Information		
Name: <b>same Parcel is already Developed</b>		Phone:
Address, City, State, Zip:		Email:
Office Use Only		
Taken By:	Received Date:	Fee and Date Paid:
File #:	Review Date:	Meeting Date Assigned:

**Santaquin City Corporation**  
**Annexation Petition – Owner Signatures**  
275 West Main, Santaquin, Utah 84655



contact  
mark Openshaw

Annexation Petition - Property Owner Information

Name: Little Opee's Produce and Sales LLC Phone Number: 801-376-9569  
Address: 15372 south Frontage Road Santaquin, UT 84655  
Signature: [Signature] (City) (State) (Zip)  
Parcel ID#s 32:021:0056

Name: Kristi Openshaw Phone Number: (801) 472-7784  
Address: 1215 E. 270 S. Santaquin Utah 84655  
Signature: [Signature] (City) (State) (Zip)  
Parcel ID#s 32:021:0056

Name: \_\_\_\_\_ Phone Number: \_\_\_\_\_  
Address: \_\_\_\_\_  
Signature: \_\_\_\_\_ (City) (State) (Zip)  
Parcel ID#s \_\_\_\_\_

Name: \_\_\_\_\_ Phone Number: \_\_\_\_\_  
Address: \_\_\_\_\_  
Signature: \_\_\_\_\_ (City) (State) (Zip)  
Parcel ID#s \_\_\_\_\_

Name: \_\_\_\_\_ Phone Number: \_\_\_\_\_  
Address: \_\_\_\_\_  
Signature: \_\_\_\_\_ (City) (State) (Zip)  
Parcel ID#s \_\_\_\_\_

Name: \_\_\_\_\_ Phone Number: \_\_\_\_\_  
Address: \_\_\_\_\_  
Signature: \_\_\_\_\_ (City) (State) (Zip)  
Parcel ID#s \_\_\_\_\_



# **SURVEYORS CERTIFICATE**

I, BARRY PRETTYMAN DO HEREBY CERTIFY THAT I AM A PROFESSIONAL LAND SURVEYOR, AND THAT I HOLD CERTIFICATE NO. 166406 AS PRESCRIBED UNDER THE LAWS OF THE STATE OF UTAH. I FURTHER CERTIFY THAT THIS IS A TRUE AND ACCURATE MAP OF THE TRACT, BASED ON UTAH COUNTY NAD27, OF LAND TO BE ANNEXED INTO SANTAQUIN CITY, UTAH COUNTY, UTAH.

## **BOUNDARY DESCRIPTION**

BEGINNING AT A UDOT RIGHT-OF-WAY MARKER ON THE WESTERLY SIDE OF INTERSTATE 15, 175.00 FEET WESTERLY OF ENGINEERS STATION 34+00, LOCATED N01°04'18"W ALONG THE SECTION LINE 609.69 FEET AND WEST 327.75 FEET FROM THE EAST 1/4 CORNER OF SECTION 15, TOWNSHIP 10 SOUTH, RANGE 1 EAST, SALT LAKE BASE AND MERIDIAN; THENCE S30°59'39"W 1.00 FOOT WESTERLY AND PARALLEL TO AN EXISTING UDOT FENCELINE 706.89 FEET; THENCE N89°42'18"W ALONG THE QUARTER SECTION LINE 22.30 FEET; THENCE NORTHEASTERLY ALONG THE ARC OF AN 840.00 FOOT RADIUS CURVE TO THE LEFT 441.29 FEET THROUGH A CENTRAL ANGLE OF 30°06'01"; (THE CHORD BEARS N14°06'33"E 436.24 FEET); THENCE ALONG THE EAST BOUNDARY OF SOUTH COUNTY ANNEXATION THE FOLLOWING 4 COURSES TO WT: (1) N30°17'48"E 547.77 FEET; (2) NORTHEASTERLY 503.92 FEET ALONG THE ARC OF A 874.93 FOOT RADIUS CURVE TO THE LEFT THROUGH A CENTRAL ANGLE OF 32°59'59"; (THE CHORD BEARS N14°10'23"E 496.98 FEET); (3) N02°19'37"W 235.03 FEET; (4) NORTHEASTERLY 431.69 FEET ALONG THE ARC OF A 898.51 FOOT RADIUS CURVE TO THE RIGHT THROUGH A CENTRAL ANGLE OF 27°31'40"; (THE CHORD BEARS N11°25'13"E 427.55 FEET); THENCE SOUTHEASTERLY 395.32 FEET ALONG THE ARC OF A 1940.00 FOOT RADIUS CURVE TO THE RIGHT THROUGH A CENTRAL ANGLE OF 11°40'31"; (THE CHORD BEARS S62°33'05"E 394.64 FEET); THENCE S21°03'54"W 805.43 FEET; THENCE S27°17'08"W 554.08 FEET TO THE POINT OF BEGINNING. CONTAINS 9.17 ACRES

*Barry Prettyman*  
SURVEYOR

July 10, 2018  
DATE

## **ACCEPTANCE BY THE LEGISLATIVE BODY**

THIS IS TO CERTIFY THAT WE THE UNDERSIGNED SANTAQUIN CITY COUNCIL HAVE ADOPTED A RESOLUTION OF ITS INTENT TO ANNEX THE TRACT OF LAND SHOWN HEREIN AND HAVE SUBSEQUENTLY ADOPTED AN ORDINANCE ANNEXING SAID TRACT INTO SANTAQUIN CITY, UTAH AND THAT A COPY OF THE ORDINANCE HAS BEEN PREPARED FOR FILING HERewith ALL IN ACCORDANCE WITH UTAH COUNTY CODE SECTION 10-2-418 AS REVISED AND THAT WE HAVE EXAMINED AND DO HEREBY APPROVE AND ACCEPT THE ANNEXATION OF THE TRACT AS SHOWN AS PART OF SAID CITY AND THAT SAID TRACT OF LAND IS TO BE KNOWN HEREafter AS THE **LITTLE OPEE'S ANNEXATION**

DATED THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 20\_\_\_\_

CLERK RECORDER

DATE

## **ACCEPTANCE BY UTAH COUNTY SURVEYOR**

THIS PLAT HAS BEEN REVIEWED BY THE COUNTY SURVEYOR AND IS HEREBY CERTIFIED AS A FINAL LOCAL ENTITY PLAT, PURSUANT TO UTAH CODE ANN. 17-23-20 AS AMENDED.

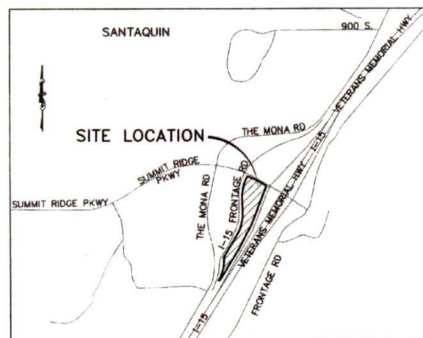
UTAH COUNTY SURVEYOR

DATE

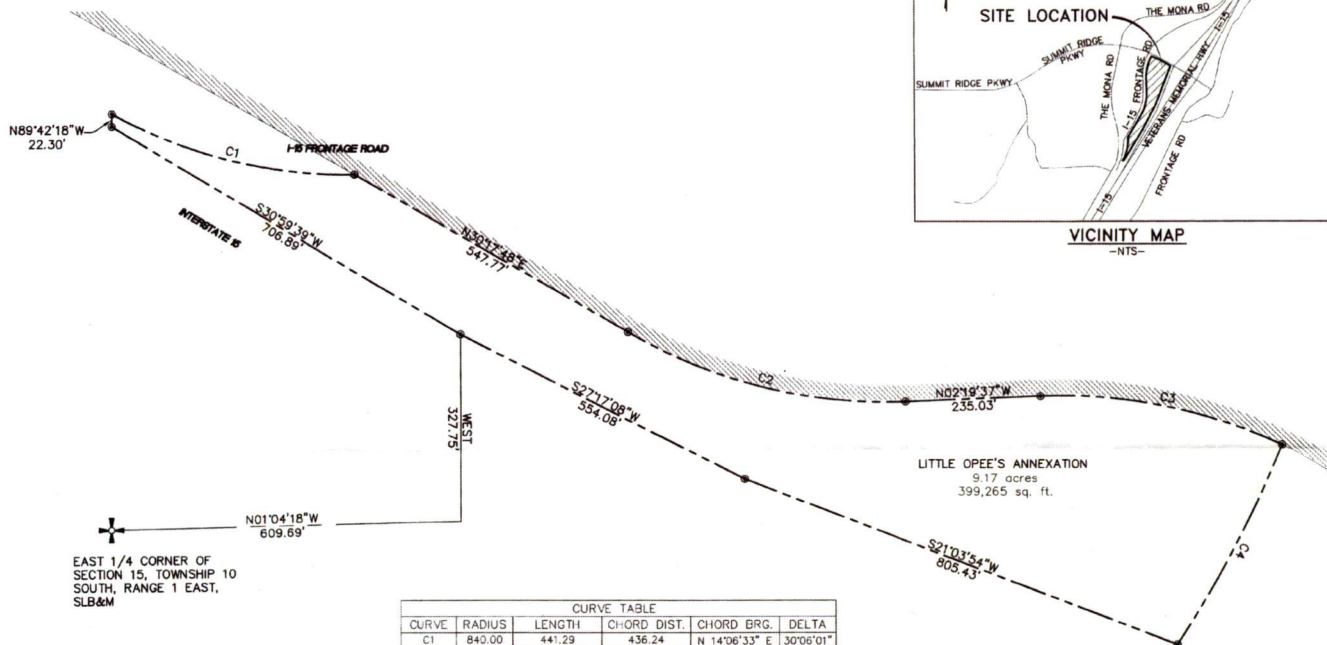
## **ANNEXATION PLAT**

**LITTLE OPEE'S ANNEXATION**

SANTAQUIN, UTAH COUNTY,  
UTAH



**VICINITY MAP**  
-NTS-



CURVE TABLE					
CURVE	RADIUS	LENGTH	CHORD DIST.	CHORD BRG.	DELTA
C1	840.00	441.29	436.24	N 14°06'33" E	30°06'01"
C2	874.93	503.92	496.98	N 14°10'23" E	32°59'59"
C3	898.51	431.69	427.55	N 11°25'13" E	27°31'40"
C4	1940.00	395.32	394.64	S 62°33'05" E	11°40'31"

EAST 1/4 CORNER OF  
SECTION 15, TOWNSHIP 10  
SOUTH, RANGE 1 EAST,  
SLB&M

EXISTING SANTAQUIN CITY BOUNDARY



(24"x36")  
SCALE 1" = 100'  
(11"x17")  
SCALE 1" = 200'

UTAH COUNTY RECORDER SEAL

COUNTY SURVEYOR  
SEAL

SURVEYOR'S SEAL

NOTARY PUBLIC  
SEAL

CITY ENGINEER  
SEAL

CLERK-RECORDER  
SEAL



# MEMO



To: Mayor Hunsaker and City Council

From: Jason Bond, Community Development Director

Date: July 28, 2018

Re: Amendment Related to the Business License Requirement for Home Occupations

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At the February 7, 2018 City Council meeting, the Council discussed and gave direction to staff regarding the Home Occupation code. The Council also asked that a proposed amendment be created, a public hearing be held, and that a proposed amendment be reviewed by the Planning Commission. The purpose of the code amendment is to change the language to ensure that impacts of a home occupation can be properly mitigated by Santaquin City.

A regulation has been drafted which requires any property that involves business related activities, to obtain a Santaquin City business license and therefore be subject to the regulations of the Home Occupation ordinance (Title 10 Chapter 12). Essentially, if it looks like a business, sounds like a business, smells like a business, etc. then it should be regulated like a business. The City Council has continually discussed and is trying to address the concern surrounding commuter vehicles and routine maintenance of vehicles on property located in a residential zone.

The City Council last discussed this topic on May 2, 2018. The minutes for that meeting are as follows:

## ***Discussion Regarding Home Occupation Business License Definitions***

Legal Counsel Rich reviewed the current changes to the current code. He indicated the Ordinance is not ready to be adopted but would like some direction from the Council Members. An in depth discussion was held with the need to have a city business license, parking large vehicles off property, as well as doing maintenance on the vehicle. Council Member Broadhead asked if the proposed Ordinance will be defensible in court. Legal Counsel Rich asked for specifics as to what needed to be defended. Mayor Pro Tempore Miller voiced his frustration with those who willingly and knowingly snub the regulations of City. Legal Counsel Rich was asked to add the following to the proposed Ordinance; **allowing parking on their property only (not on the roadway), no maintenance on the vehicles unless it is in compliance to the code and the business would be required to obtain a City Business License.**

The City Attorney, Brett Rich, and I sat down together and worked on the ordinance language in a way that would satisfy the three points (bold and underlined above) that were asked by the Council to be addressed or incorporated into the proposed amendment.

**Staff Recommendation:** Approve the proposed amendment.



**Recommended motion:** "Motion to approve Ordinance No. 04-01-2018 that would require any business related activities in a residential area obtain a Santaquin City business license."

# MEMO



To: Mayor Hunsaker and City Council  
From: Jason Bond, Community Development Director  
Date: July 28, 2018  
Re: Summit Ridge Parkway Annexations (A and B)

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Santaquin City is petitioning for annexation of the alignment of road that will connect the existing Summit Ridge Parkway with Highway 6. The property proposed to be annexed into Santaquin City is in two separate segments and therefore will need to happen as two separate annexation plats which will be called "Summit Ridge Parkway Annexation A" and "Summit Ridge Parkway Annexation B". Parcel A consists of approximately 0.37 acres and parcel B consists of approximately 8.63 acres.

The Utah County Commission formally approved these two annexations at their Commission meeting held on June 5, 2018.

Annexations are governed by Utah State Code Title 10 Chapter 2 Part 4. Santaquin City has followed the annexation process and has not had formal protests from affected entities. The proposed annexation just needs to have a public hearing held at a City Council meeting and then the City Council will be able to consider approval of the proposed annexations.

**Staff Recommendation:** That the City Council adopt Ordinance No. 08-01-2018 and Ordinance No. 08-02-2018.

**Recommended motions:**

"Motion to (adopt/not adopt) Ordinance No. 08-01-2018 which incorporates the area described as "Summit Ridge Parkway Annexation A" into Santaquin City, Utah and which designates this area to be zoned as Industrial (I-1).


"Motion to (adopt/not adopt) Ordinance No. 08-02-2018 which incorporates the area described as "Summit Ridge Parkway Annexation B" into Santaquin City, Utah and which designates this area to be zoned as Public Facilities (PF).





## CLOSED EXECUTIVE SESSION AFFIDAVIT

I, Kirk Hunsaker, Mayor of Santaquin City, do hereby certify that the Executive Session held on August 01, 2018 was called to discuss the pending or reasonably imminent litigation, and/or purchase, exchange, or lease of real property.

  
Kirk Hunsaker, Mayor

8/1/18  
Date