

MINUTES OF A REGULAR CITY COUNCIL MEETING  
HELD IN THE CITY CENTER  
NOVEMBER 4, 1997

Mayor Keith Broadhead called the meeting to order at 7:00 P.M. Council members present: Paul Bean, Dennis Howard, Marianne Stevenson, and Lynn Adams. Also in attendance: City Manager Tom Austin, City Engineer Joe Santos, Keith Mildenstein, Delores Parker, Mark Engberson, Diane Engberson, Rosie Engberson, Frank Staheli, ARCHOS representative Lloyd Knowles, Lisa Wilkey, Marty Wilkey, Fire Chief Shane Bott, and Planning Commission Chairwoman Shawna Johnson.

The pledge of allegiance was led by Councilman Adams.

Councilman Bean moved to enter into a public hearing on Ordinance 11-1-97 Urban Interface. Councilman Adams seconded the motion with an unanimous vote.

Councilman Adams expressed concern regarding vagueness in the Ordinance.

Councilman Howard moved to close the public hearing on the Urban Interface Ordinance. Councilman Bean seconded the motion with an unanimous vote.

Councilman Howard moved to table the Urban Interface Ordinance until 6.b.4. is better defined. Councilman Bean seconded the motion with an unanimous vote.

Councilman Howard moved to table Ordinance 11-1-97 with a second from Councilman Bean with an unanimous vote.

Councilman Adams moved to table Resolution 11-1-97 and Resolution 11-2-97. Councilwoman Stevenson seconded the motion. The vote was unanimous.

Councilman Adams moved to enter into a joint meeting of the Santaquin City Council and the Santaquin Redevelopment Agency. Councilman Howard seconded the motion with an unanimous vote. See attachment "A" for the minutes of the joint meeting.

Councilwoman Stevenson moved to approve Resolution 11-3-97 with \$15,000 coming from the Water Department and \$10,000 coming from the Sewer Department. Councilman Adams seconded the motion. The vote was unanimous. See attachment "G", "H", and "I".

Chairwoman Johnson requested a trip to the McMullin property to see the actual property that is being annexed. Mr. Magleby will flag the border lines. The Council will do this on Saturday November 8th. She also requested the Planning and Zoning meetings be changed to the second Tuesday of each month with the cork session being held on the forth Tuesday.

Councilman Howard moved to accept the petition for the Stan Robbins annexation with the condition the new maps show the road dedication. Councilwoman Stevenson seconded the motion with an unanimous vote. See attachment "J".

Councilman Adams moved to accept the petition for the East Side

annexation (McMullin). Councilwoman Stevenson seconded the motion. The vote was unanimous. See attachment "K".

Councilman Adams presented Lisa Wilkey a plaque of appreciation for her Chairing the Santaquin Days Celebration.

Mayor Broadhead updated the Council on additional water available from the East Jordan Irrigation Company and South Jordan Canal Company for purchase. The Council was in agreement to authorize the Mayor to sign the contract and commit Santaquin to 5% of the total. See attachment "L".

City Engineer Santos met with Weston regarding the water study area. A representative will be prepared to report to the Council in approximately 3 weeks.

ARCHOS representative Lloyd Knowles reported on the progress of the Library project. The project is moving forward and the report was very positive. Mayor Broadhead suggested the Library Board go through the information that Mr. Knowles presented this evening.

Councilman Adams moved to approve the bills in the amount of \$46,356.50. Councilman Bean seconded the motion with an unanimous vote.

Councilwoman Stevenson moved to approve a seasonal business license for Ervil Ewell. Councilman Howard seconded the motion. The vote was unanimous.

Councilwoman Stevenson moved to approve the minutes of October 21, 1997 with one correction. Councilman Adams seconded the motion with an unanimous vote.

Councilman Adams moved to approve the minutes of the Special Meeting held October 29, 1997. Councilman Howard seconded the motion with an unanimous vote.

Mayor Broadhead discussed the funding options available through Zions Bank.

Mayor Broadhead reported November 14, 1997 is the date of the South Utah Valley Municipal Water Users open house. More information is forth coming. All Council Members and newly elected Officials are invited to attend.

Youth Court will be holding an open house on Saturday November 8, 1997 at the City Center. The Council was encouraged to attend.

Mayor Broadhead showed the Council a news article printed in the Salt Lake Tribune. The article indicated Santaquin is a great place to live.

Mayor Broadhead showed the Council a copy of the new Utah County Atlas. Santaquin City was not included on the Atlas.

City Manager Austin reminded the Council that the work meeting being held on November 12th will include working on the Personnel Manual. He reported that he will be in contact with Sterling Codifiers on Thursday.

decision  
Councilman Howard asked of any ~~discussions~~ have occurred regarding the gravel pit on the South of town. The City Engineer was given, at an earlier date, direction to apply for a permit through the County. The gravel pit is approximately 15 acres. The estimated value is \$250,000 to \$300,000. Councilman Howard will relay this information to Phil Rowley and also request that he trim the trees that are growing to close to the road into the pit.

Councilwoman Stevenson reported the Santaquin City Royalty has been invited to participate in the Christmas Parade on November 29th in Provo City.

Mayor Broadhead reminded the Council of the Swearing in for the new City Council will be held on January 5, 1998 at noon. Judge Haveron will be conducting this.


Councilman Bean moved to accept the canvassing of the Election Ballots. Councilman Howard seconded the motion with an unanimous vote.

The voting results were Keith Broadhead Mayor with 338 votes, running for the two 4 year Council positions were Kirk Greenhalgh with 275 votes, Frank Staheli with 300 votes, David Hathaway with 92 votes and Douglas Rohbock with 171 votes. Running for the 2 year Council position was Lynn Adams with 353 votes and Roy Carroll with 60 votes.

Councilwoman Stevenson moved to adjourn with a second from Councilman Adams and an unanimous vote.

Approved November 18, 1997.

  
\_\_\_\_\_  
Keith Broadhead, Mayor

  
\_\_\_\_\_  
Susan B. Farnsworth  
City Recorder

MINUTES OF A REGULAR SANTAQUIN REDEVELOPMENT AGENCY MEETING  
HELD IN THE CITY CENTER  
NOVEMBER 4, 1997

Councilman Howard moved to approve Joint Resolution 11-1A-97 establishing a Redevelopment Survey Area. See attachment "B" and "C". Councilman Bean seconded the motion with an unanimous vote.

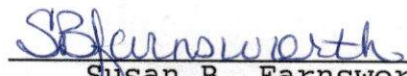
Councilman Howard moved to approve Resolution 11-1-97 Authorizing the Santaquin Redevelopment Agency to incur debt to the City of Santaquin in order to obtain the funds necessary for the construction of infrastructure in and for Redevelopment Survey Area One. See attachment "D", "E", and "F". Councilman Bean seconded the motion with an unanimous vote.

Councilman Bean moved to authorize the Chairman to sign the contract with Utah Power & Light in the amount of \$10,000 to install the infrastructure. Councilman Howard seconded the motion with an unanimous vote.

Councilman Howard moved to return to the City Council meeting. Councilman Adams seconded the motion with an unanimous vote.

Approved November 18, 1997.

  
\_\_\_\_\_  
Keith Broadhead, Chairman

  
\_\_\_\_\_  
Susan B. Farnsworth  
City Recorder

ATTACHMENT "B" CITY COUNCIL 11-04-97  
Anach B City Council 11-04-97  
**THE SANTAQUIN CITY COUNCIL AND  
THE SANTAQUIN REDEVELOPMENT AGENCY**

**Joint Resolution 11-1A-97**

**A JOINT RESOLUTION OF THE SANTAQUIN CITY COUNCIL  
("CITY COUNCIL") AND SANTAQUIN REDEVELOPMENT  
AGENCY ("AGENCY") DESIGNATING A REDEVELOPMENT  
SURVEY AREA.**

**WHEREAS**, the City Council and the agency, having made preliminary investigation and conducted initial studies and inquiries, desires now to designate a Redevelopment Survey Area, and

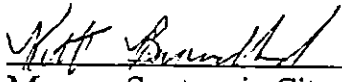
**WHEREAS**, the Agency staff has recommended that the areas defined by legal description attached hereto as Exhibit A (incorporated herein by this reference) (the "Area"), pursuant to Utah Code Annotated 17A-2-1204 (3) (b), be designated a redevelopment Survey Area, and

**WHEREAS**, pursuant to Utah Code Annotated 17A-2-1204 (3) (a), the City Council and the Agency find that the Area requires study to determine if a project or projects therein are feasible.

**THEREFORE, BE IT RESOLVED BY THE SANTAQUIN CITY COUNCIL AND  
THE SANTAQUIN REDEVELOPMENT AGENCY**

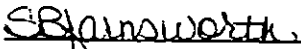
1. That the Area be and hereby is designated a Redevelopment Survey Area, to be known as Redevelopment Survey Area One.
2. That the Redevelopment Agency and its personnel, severally and collectively, be and hereby are authorized to expend such time and to prepare such materials as may be necessary to select or to assist in the selection of one or more Redevelopment or Economic Development Project Areas within the proposed Redevelopment Survey Area number One.
3. That this resolution shall be effective upon adoption.


**APPROVED AND ADOPTED** this 4th day of November, 1997

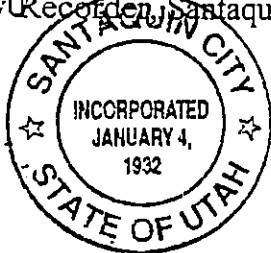
  
\_\_\_\_\_  
Mayor, Santaquin City

  
\_\_\_\_\_  
Chair, Santaquin Redevelopment Agency

**ATTEST:**

  
\_\_\_\_\_  
City Recorder, Santaquin City

  
\_\_\_\_\_  
Secretary, Santaquin Redevelopment Agency



*Attach C*

## ATTACHMENT A

The Santaquin Redevelopment Agency, after due investigation and consideration, has declared the following described area as Santaquin Redevelopment Agency Survey Area One:

All Commercial Property (zoned C-2) contained within the Santaquin City Boundary which lies East of I-15 as per the official Santaquin City Zoning Map.

**SANTAQUIN REDEVELOPMENT AGENCY, SANTAQUIN, UTAH****Resolution No. 11-1-97****RESOLUTION AUTHORIZING THE SANTAQUIN REDEVELOPMENT AGENCY (THE "AGENCY") TO INCUR DEBT TO THE CITY OF SANTAQUIN IN ORDER TO OBTAIN THE FUNDS NECESSARY FOR THE CONSTRUCTION OF INFRASTRUCTURE IN AND FOR REDEVELOPMENT SURVEY AREA ONE.**

**WHEREAS**, The Santaquin Redevelopment Agency desires that infrastructure be constructed in and for Redevelopment Area One (the legal description whereof is hereunto attached as Exhibit A and incorporated herein by this reference), and

**WHEREAS**, the cost of such infrastructure will be approximately \$25,000.00, and

**WHEREAS**, it will be necessary for the Agency to borrow this sum in order to have sufficient funding for construction of the said infrastructure, and

**WHEREAS**, the City of Santaquin (the "City") is willing to loan the needed funds to the Agency, and the Agency desires to borrow the needed funds from the City;

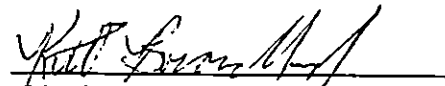
**BE IT RESOLVED BY THE SANTAQUIN REDEVELOPMENT AGENCY**


1. That the Agency be and is hereby authorized to incur debt to the City in an amount not to exceed twenty-five thousand and no/100 dollars (\$25,000), which amount shall be used exclusively to cover expenditures necessary for the construction of infrastructure in and for Redevelopment Survey Area One.

2. That the Agency Chair be and is hereby authorized to execute a promissory note substantially in the form of the promissory note attached hereto as Exhibit B (the "Note"), which note is incorporated herein by this reference, and to take any and all steps necessary to borrow and obtain the funds covered by the Note from the City.

3. That this Resolution shall be effective upon the date of its adoption.

**APPROVED AND ADOPTED** this 4th day of November, 1997.

  
Chair, SRA

  
Secretary, SRA

Attach E

## ATTACHMENT A

The Santaquin Redevelopment Agency, after due investigation and consideration, has declared the following described area as Santaquin Redevelopment Agency Survey Area One:

All Commercial Property (zoned C-2) contained within the Santaquin City Boundary which lies East of I-15 as per the official Santaquin City Zoning Map.



Attach: F

**PROMISSORY NOTE**

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<b>\$25,000.00</b>	<b>City of Santaquin, Utah</b>	<b>November 4, 1997</b>
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For value received, the Santaquin Redevelopment Agency (the "Agency") promises to pay to the City of Santaquin, Utah, or to order, the principal sum of twenty-five thousand and no/100 dollars (\$25,000.00), together with interest as herein specified, payable as follows:

The entire unpaid principal balance, plus all accrued unpaid interest, shall be due and payable on December 1, 2007, or as otherwise agreed by the City at that time. Payments shall be applied first to payment of accrued interest, and then to reduction of principal.

The principal amount covered by this Note shall be deemed to have been advanced to the Agency as of January 1, 1998, even though the funds may be drawn down for use at later times during the fiscal year, and interest shall accrue from that date at the rate of ten percent (10%) per annum.

This Note is payable in lawful money of the United States of America to the city of Santaquin at its office at Santaquin City Hall, 45 West 100 South Street, Santaquin, Utah, or at such other place as the legal holder hereof may designate in writing, delivered or mailed to the debtor.

The Agency may prepay the principal amount outstanding, in whole or in part, without penalty at any time without notice.

**SANTAQUIN REDEVELOPMENT AGENCY**

Date: \_\_\_\_\_

By:   
Chair

**SANTAQUIN CITY COUNCIL**

*Attach G*

**Resolution Number 11-3-97**

**WHEREAS**, it will be necessary for the Santaquin Redevelopment Agency to borrow twenty-five thousand dollars (\$25,000.00) in order to have sufficient funds to construct infrastructure within Redevelopment Survey Area One (the legal description whereof is attached herein as exhibit A and incorporated herein by this reference), and

**WHEREAS**, the City of Santaquin (the "City") is willing to loan the needed funds to the Agency, and the Agency desires to borrow the necessary funds from the City;

**BE IT RESOLVED BY THE SANTAQUIN CITY COUNCIL**

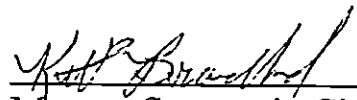
1. That the City of Santaquin is hereby authorized to loan an amount of twenty-five thousand dollars (\$25,000.00) to the Agency, which amount shall be used to cover such expenditures as may be necessary and advisable in the construction of infrastructure in and for Redevelopment Survey Area One.

2. That the foregoing loan shall be given upon receipt of an executed note from the Agency substantially in the form of the promissory note attached hereto as Exhibit B (the "Note"), which note is incorporated herein by reference.

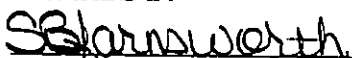
3. The Mayor, City Recorder, and the City treasurer be and hereby are authorized to take any other steps necessary to loan and advance the funds covered by the Note from the City to the Agency.

4. That this Resolution shall be effective upon the date of its adoption.

Approved and adopted this 4th day of November, 1997

  
\_\_\_\_\_  
Mayor, Santaquin City

ATTEST:

  
\_\_\_\_\_  
City Recorder

Attach H

## ATTACHMENT A

The Santaquin Redevelopment Agency, after due investigation and consideration, has declared the following described area as Santaquin Redevelopment Agency Survey Area One:

All Commercial Property (zoned C-2) contained within the Santaquin City Boundary which lies East of I-15 as per the official Santaquin City Zoning Map.

## PROMISSORY NOTE

\$25,000.00City of Santaquin, UtahNovember 4, 1997

For value received, the Santaquin Redevelopment Agency (the "Agency") promises to pay to the City of Santaquin, Utah, or to order, the principal sum of twenty-five thousand and no/100 dollars (\$25,000.00), together with interest as herein specified, payable as follows:

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The principal amount covered by this Note shall be deemed to have been advanced to the Agency as of January 1, 1998, even though the funds may be drawn down for use at later times during the fiscal year, and interest shall accrue from that date at the rate of ten percent (10%) per annum.

This Note is payable in lawful money of the United States of America to the city of Santaquin at its office at Santaquin City Hall, 45 West 100 South Street, Santaquin, Utah, or at such other place as the legal holder hereof may designate in writing, delivered or mailed to the debtor.

The Agency may prepay the principal amount outstanding, in whole or in part, without penalty at any time without notice.

SANTAQUIN REDEVELOPMENT AGENCY

Date: \_\_\_\_\_

By: *Walter Brown*  
Chair



***Santaquin City***  
***Corporation***

45 West 100 South  
SANTAQUIN, UTAH 84655  
754-3211

November 4th, 1997

Honorable Mayor and City Council:

I certify by my signature below, acting in my appointed capacity as Recorder for the City of Santaquin, that the annexation petition known as the Stan Robbins annexation filed with the city does comply with the requirements of state statute 10-2-401. I further certify that the petition does comply with all the stipulations contained in 10-2-403 subsection (2), (3), and (4).

Respectfully,

A handwritten signature in cursive script that reads "SFarnsworth". The signature is written in dark ink and is positioned above the printed name of the signatory.

Susan Farnsworth  
Recorder, Santaquin City



***Santaquin City  
Corporation***

45 West 100 South  
SANTAQUIN, UTAH 84655  
754-3211

November 4th, 1997

Honorable Mayor and City Council:

I certify by my signature below, acting in my appointed capacity as Recorder for the City of Santaquin, that the annexation petition known as the East Side annexation filed with the city does comply with the requirements of state statute 10-2-401. I further certify that the petition does comply with all the stipulations contained in 10-2-403 subsection (2), (3), and (4).

Respectfully,

Susan Farnsworth  
Recorder, Santaquin City