

Cedar City

10 North Main Street • Cedar City, UT 84720
435-586-2950 • FAX 435-586-4362
www.cedarcity.org

CITY COUNCIL WORK MEETING
OCTOBER 4, 2023
5:30 P.M.

Mayor
Garth O. Green

Council Members
Terri W. Hartley
Craig E. Isom
W. Tyler Melling
R. Scott Phillips
Ronald Riddle

City Manager
Paul Bittmenn

The City Council meeting will be held in the Council Chambers at the City Office, 10 North Main Street. The City Council Chambers may be an anchor location for participation by electronic means. The agenda will consist of the following items:

- I. Call to Order
- II. Agenda Order Approval
- III. Administration Agenda
 - Mayor and Council Business
 - Presentation by Oleksandr Lementovskiy
 - Staff Comments
 - Swear in Patrol Officer II Kasen Lasson
- IV. Public Agenda
 - Public Comments
- V. Business Agenda
 - Public
 1. West Canyon Park renovations. Cedar City Rotary Club
 2. Consider a vicinity plan for the Ridge at Cedar Trails Subdivision, 1900 S. South Ken Middleton Parkway. Platt & Platt/Don Boudreau
 3. Consider a variance to the City Engineering Standards for modified curb, gutter, and sidewalk at 2928 W. Rock Ridge Circle. Roy Talmage Builders/Jonathan Stathis
 4. Consider the installation of a 4-way stop at the intersection of 200 South & 1150 West. SUU/UDOT/Jonathan Stathis
 5. Consider a variance to the City Engineering Standards for a driveway location at 672 E. Canyon Ranch Drive. L.R. Nelson Engineers/Jonathan Stathis
 6. Consider an amendment to the City Traffic Ordinance to establish a No Parking zone in the vicinity of 672 E. Canyon Ranch Drive. L.R. Nelson Engineers/Jonathan Stathis
 7. Approval of Final Plat of Copper Valley Townhomes PUD, Phase 1, in the vicinity of 200 North 4500 West. Go Civil/Randall McUne
 8. Public hearing to consider revisions to the 2023-2024 fiscal year budget. Jason Norris
 - Staff
 9. Reconsider Airport land lease rates. Tyler Galetka
 10. Consider Surplus Auction items. Ryan Marshall/Corey Childs

11. Consider a resolution revising the City Engineering Standards regarding sewer improvements. Randy Clove/Jonathan Stathis
12. Consider the final change order for the Center Street Concrete Inlet/Outlet Structures project. Jonathan Stathis
13. Consider the Southern Utah ARPA Reuse Grant agreement with the Utah Division of Water Quality. Jonathan Stathis

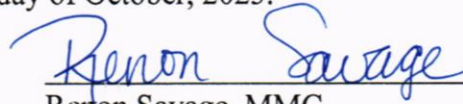
Dated this 2nd day of October, 2023.



Renon Savage, MMC
Cedar City Recorder

CERTIFICATE OF DELIVERY:

The undersigned duly appointed and acting recorder for the municipality of Cedar City, Utah, hereby certifies that a copy of the foregoing Notice of Agenda was delivered to the Daily News, and each member of the governing body this a 2nd day of October, 2023.



Renon Savage, MMC
Cedar City Recorder

Cedar City Corporation does not discriminate on the basis of race, color, national origin, sex, religion, age or disability in employment or the provision of services.

If you are planning to attend this public meeting and, due to a disability, need assistance in accessing, understanding or participating in the meeting, please notify the City not later than the day before the meeting and we will try to provide whatever assistance may be required.

**CEDAR CITY
COUNCIL AGENDA ITEM 2
STAFF INFORMATION SHEET**

TO: Mayor and Council
FROM: Donald Boudreau
DATE: September 20, 2023
SUBJECT: Consideration of a Vicinity Plan for the Ridge at Cedar Trails Subdivision
Located at 1900 South Ken Middleton Parkway.

Discussion:

At the regularly scheduled Planning Commission Meeting of September 20, 2023, the subject proposal received a **positive** recommendation (minutes attached). As required in the City's Subdivision Ordinance, once the Planning Commission recommends a vicinity plan for approval, the plan shall then be presented to City Council for your review and approval, or approval subject to alterations, or disapproval. The following is some general information concerning the proposed subdivision.

Developer-	Royal Oaks on the Green
General Location-	1900 South Ken Middleton Parkway
Area Land Use Zone-	R1
Number of Units-	18 Single-Family Lots

- | | | |
|---|---|------------------------------------|
| 3. Subdivision- Vicinity Plan
the Green/
(Recommendation) | 1900 S Ken Middleton Parkway

The Ridge at Cedar Trails | Royal Oaks on

Platt & Platt |
|---|---|------------------------------------|

Dave Clark: 18 lot subdivision, bluff south of Holiday Inn Express. It is in conformance with Cedar Trails RDO, zoning is R1, ½ acre plus lots. Could be ¼ acre lots.

Isom: All in conformity with RDO?

Dave: Yes, .8 per acre. Very low density. Lot 2

Jonathan: I have looked over this infrastructure in the area. Sewer will need to run along frontage road. Master plan sewer line runs south, will be tied into the one that goes under I-15. That line will need to be put in place.

Adam: Will be city streets and city utilities.

Jonathan: Yes

Adam: Poor soil in the area, we know going into it.

Dave: Ken Middleton Parkway and 1900 South have been dedicated and will improve as we go.

Councilmember Isom motions for a positive recommendation for Vicinity Plan for The Ridge at Cedar Trails; Wilkey seconds; all in favor for unanimous vote.