



MORGAN CITY COUNCIL AGENDA - **AMENDED**

NOVEMBER 14, 2023 – 6:00 P.M.
MORGAN, UTAH

PUBLIC NOTICE is hereby given that the Morgan City Council will hold a public meeting in the Council Room in the City Office Building, 90 West Young Street, Morgan, Utah, commencing at 6:00 p.m. on November 14, 2023.

WORK MEETING – 6:00 P.M.

1. Discussion – Short- and Long-Term Rentals (Business License / Consolidated Fee Schedule / Ordinance).
2. Training – Gary Crane, City Attorney

GENERAL MEETING – 7:00 P.M.

1. A. Welcome - Mayor Steve Gale
B. Pledge of Allegiance and Opening Ceremony
C. Approval of Meeting's Agenda
2. **CONSENT AGENDA:**
 - A. City Council Work Meeting Minutes – September 12, 2023;
 - B. City Council Meeting Minutes – September 12, 2023;
 - C. City Council Meeting Minutes – October 10, 2023; and
 - D. Warrants – (10/06/23 – 11/09/23)
3. **CITIZEN COMMENTS** (Time has been set aside for the public to express their ideas, concerns, and comments. Comments are limited to 3 minutes per person with a total of 30 minutes for this item. Open Comment Cards are available on the City's website, morgancityut.org, and are to be filled out and submitted to the City Recorder before 5:00 p.m. on the day of the meeting.)
4. **ACTIVE AGENDA**
 - A. Final Acceptance – Riverstone Townhomes Phase 1 Subdivision
 - B. Agreement for Annexation and Development of Land Between Morgan City and Lisa C. and Shaun D. Preece, Waylon S. and Michaela Preece, Blake E. and Eugenia H. Rowser, Arlene S. Christensen, Trustee, and Deanne E. Johnson, Trustee; Property Located at Approximately 555 Old Highway Road, 936 North 700 East, 1075 North 700 East, and 1050 North 600 West, Morgan Utah – Resolution 23-31
5. **PUBLIC HEARING**
 - A. Annexation of Property Located at Approximately 555 West Old Highway Road, 936 North 700 East, 1075 North 700 East, and 1050 North 600 West, Morgan, Utah and Contains Approximately 54.36 Acres – Ordinance 23-15
6. **ACTIVE AGENDA (Continued)**
 - C. Sunnyside Waste Coal Facility Project Firm Power Supply Agreement Transaction Schedule Between Morgan City and UAMPS; Ratifying Ty Bailey's, City Manager, Signature – Resolution 23-32
 - D. Amendment to Title 1, Chapter 1.15 – Consolidated Fee Schedule, of the Morgan City Code by Amending the Business Licenses to Clarify Admin Fees, Cemetery Burial Fees, Transfer Fees for Grave Spaces, and Clarification of Utility Fees – Ordinance 23-13
 - E. Amendment to Title 10, Chapter 10.22, Section 10.22.050(F)(5) – Development Standards, of the Morgan City Code Regarding Access Points in the Sensitive Lands District Ordinance – Ordinance 23-14
7. **CITY REPORTS AND BUSINESS**
 - A. City Council
 - B. City Manager Updates
 - UAMPS
 - High Wind Resiliency Grant
 - Carbon Free Power Project
 - Internal Market

- Generator Project – Notice to Proceed
- Cemetery
 - New Mowers Purchased
 - Water Pump
- Snowplow Truck
- Train Depot
- Remodel City Building – New Office
- Performance Reviews Completed
- Christmas Party – December 14th

8. **CLOSED SESSION**

- A. Strategy session to discuss the purchase, exchange, or lease of real property, including any form of a water right or water shares, or to discuss a proposed development agreement, project proposal, or financing proposal related to the development of land owned by the state, if public discussion would:
 - (i) disclose the appraisal or estimated value of the property under consideration; or
 - (ii) prevent the public body from completing the transaction on the best possible terms.

9. **ADJOURN**

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- A Work Session will be held prior to the General Meeting at 6:00 p.m. to discuss miscellaneous matters if needed.
 - This meeting will also be live streamed via morgancityut.org.
 - The Council at its discretion may rearrange the order of any item(s) on the agenda.
 - In compliance with the American with Disabilities Act, individuals needing special accommodation (including auxiliary communicative aids and service) during the meeting should notify Denise Woods, City Recorder, at (801) 829-3461 at least 48 hours prior to the meeting.
 - This meeting may involve the use of electronic communications for some of the members of this public body. The anchor location for the meeting shall be the Morgan Council Conference Room, 90 West Young Street, Morgan, Utah. Elected Officials at remote locations may be connected to the meeting electronically to participate.
 - Notice is hereby given that by motion of the Morgan City Council, pursuant to Title 52, Chapter 4 of the Utah Code, the City Council may vote to hold a closed session for any of the purposes identified in that Chapter.
 - The undersigned, duly appointed City Recorder does hereby certify that the above notice and agenda was posted within the Morgan City limits on this **13th day of November, 2023** at Morgan City Hall, on the Utah State Public Notice Website (<https://www.utah.gov/pmn>), at on the City's Website (<https://morgancityut.org>), and three public places within the City.
 - The 2023 meeting schedule was posted on the City's Website and Public Notice Website on December 19, 2022.
- /s/ Denise Woods, City Recorder