



**DRC Members in Attendance:** Engineer Jon Lundell, Public Works Director Jason Callaway, Fire Chief Ryan Lind, Community Development Director Jason Bond, City Manager Ben Reeves, Police Officer Russ Woodland, Building Official Randy Spadafora.

**Others in Attendance:** Police Chief Rodney Hurst, Assistant City Manager Norm Beagley, Tony Trane with Trane Engineering and Bronson Tatton with Flagship Homes.

Mr. Lundell called the meeting to order at 10:01 a.m.

**Traffic Control Device Request**

*The DRC will review a request for a traffic control device to help with speed control at approximately 300 West and 550 South.*

Chief Rodney Hurst discussed the neighboring residents concerns about the speed on the road. As Chief Hurst is not a proponent of the flashing signs in multiple locations, he felt it would be prudent to place one at this location until a time that the intersection can be reconstructed. Chief Hurst stated the sign would be relocated further south.

Russ Woodland confirmed that after patrolling the area residents stated they didn't realize the speed limit changed at that point.

Jason Callaway inquired about the statistics from the traffic report.

**Engineering:** Mr. Lundell showed the counts from the traffic trailer placed on the road. It is anticipated that the current sign will be replaced with a flashing speed limit sign.

Director Bond questioned if the new sign would be in addition to the current sign and received confirmation that the current sign would be replaced with the new sign, and it would be relocated further south.

No comments from Fire, Building, or Administration.

**Motion:** Manager Reeves moved to approve the traffic control device request based on the following: it is a swift transition from an agricultural zone to a residential zone, it is also a transition of speeds from 35 mph to 25 mph, there are known issues regarding speed into town on that road, and lastly the intersection is a hazard that will be replaced at some point in the future and considered a danger to the public. Chief Lind seconded the motion. The motion passed unanimously in the affirmative.

**Santaquin Estates Final Plat Review**

*A final review for a proposed 78-lot subdivision (77 residential, 1 commercial) located at approximately Main Street and 900 East. This subdivision is proposed to be done in one phase.*

Jason Callaway brought up redlines regarding irrigation.

Russ Woodland inquired about the stop sign on 900 East. Confirmation was received that a stop sign will be placed at that location.

**Engineering:** Mr. Lundell stated that the sewer in the location will be private in lots 74 thru 77 and will be maintained by those homeowners. Per code, a common area will need to be created for the referenced lots and should be prepared in the CC&Rs. A 3-foot sump is required in curb inlets.

Director Bond addressed the redline comments on the landscaping plans.

Manager Reeves reiterated concerns from elected leaders that stemmed from the public regarding lots 74 thru 77. Mr. Reeves expressed his appreciation for flagship homes to address the city code's requirement for an HOA. More concerns were raised regarding liability or emergency access to the previously mentioned lots. Manager Reeves believed that all concerns have been adequately addressed.

No additional comments from Fire or Building.

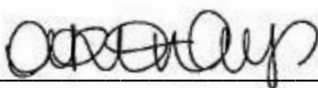
**Motion:** Manager Reeves moved to approve the site plan conditioned upon the setup of the HOA and the City's review of the CC&Rs and finally addressing the redlines reviewed at the meeting. Jason Callaway seconded the motion. The motion passed unanimously in the affirmative.

#### ADJOURNMENT

The meeting was adjourned at 10:23 a.m.

---

Jon Lundell, City Engineer



---

Amalie R. Ottley, City Recorder  
Prepared on March 24, 2022