



Lehi City Council Meeting Agenda July 14, 2026

5:00 PM - Lehi City Council Chambers (131 N. 100 E., Lehi, Utah)

Pre-Council, 5:00 p.m.

1. Welcome and Opening Comment
2. Presentations and Reports
 - 2.1. Children's Center Presentation
 - 2.2. Water Conservation Update
3. Working Discussion Items
 - 3.1. Lehi Public Safety Impact Fee Study Discussion- Finance Department
 - 3.2. Certified Tax Rate Discussion- Finance Department
 - 3.3. Discussion of the Bellaview parking issue and Lehi City's parking requirements, including leased parking, educational facilities, and the Historic District.
4. Agenda Questions

The Mayor and City Council discuss and ask questions on items on the Regular Session agenda.
5. Administrative Report
6. Mayor and Council Reports

Calendar items and outside Committee reports

Closed Meeting

The Council may consider a motion to enter into a closed meeting for specific purposes allowed under the Open and Public Meetings Act (Utah Code 52-4-205), including to discuss the purpose, exchange, lease, or sale of real property; pending or reasonably imminent litigation; the character, competence, or physical or mental health of an individual; or any other lawful purpose.

Regular Session, 7:00 p.m.

1. Welcome, Roll Call, Pledge of Allegiance
2. Presentations and Reports
 - 2.1. July Waterwise Yard of the Month Presentation
3. Citizen Input

For public comments on items not listed on the agenda. Comments limited to 3 minutes per person, with a time limit not to exceed 20 minutes for this item.
4. Consent Agenda
 - 4.1. Approve Purchase Orders
 - [PO 8399 Stuart C Irby.pdf](#)
 - [PO 8402 AC Excavation.pdf](#)
 - [PO 8398 Stuart C Irby.pdf](#)
 - [PO 8395 Mountainland Supply Co.pdf](#)
 - 4.2. Approve City Council Meeting Minutes
 - 4.3. Consideration of Resolution #2026-45 adopting the certified property tax rate for Fiscal Year 2026-2027.
 - [Cover Page.docx](#)
 - [Res 2026-45.pdf](#)
 - 4.4. Consideration of Resolution #2026-46 approving an agreement with Quicksilver Concrete for the 2025 CDBG Downtown Street Improvement Project.
 - [Res 2026-46.docx](#)
 - [CDBG - 2025 Contract.pdf](#)
5. Regular Agenda
 - 5.1. Consideration of approval for a change to the storm drain system located at 4218 West 1700 North.

Petitioner: Albion Development

 - [Grow Industrial Stormdrain System - CC Packet.pdf](#)
 - 5.2. Consideration of Ordinance #27-2026, approving the Walker Zone Change on 2.58-acres located at 915 West State Street, changing the zoning from R-1-8 to C-H (Heavy Commercial).

Petitioner: Deborah Walker

 - [Walker Zone Change 1.pdf](#)
 - [Ordinance - Walker Zone Change 07.14.26.docx](#)
 - 5.3. Consideration of Preliminary Subdivision approval for the Cortese Subdivision, an 8-lot

residential development located at 1450 West 1220 North in the R-1-22 zone.

Petitioner: Grow Development

[Cortese Preliminary 1.pdf](#)

- 5.4. Consideration of Ordinance #2026-28, approving the Prestwich Zone Change on 1.09-acres located at 2004 North 900 West changing the zoning from RA-1 to R-2.

Petitioner: TN Contracting LLC

[Prestwich Zone Change.pdf](#)

[Ordinance - Prestwich Zone Change 07.14.26.docx](#)

- 5.5. Consideration of Ordinance #2026-29, approving a Development Code Amendment to Chapter 12, Chapter 39, Table 05.030A, and Table 05.030B adding a Neighborhood Exchange Structure Use.

Petitioner: Lehi City

[Neighborhood Exchange Structure Development Code Amendment 07.14.26.pdf](#)

[Ordinance - Neighborhood Exchange Structures Development Code Amendment 07.14.26.docx](#)

- 5.6. Consideration of Ordinance #2026-30, approving a Development Code Amendment to Chapter 35, Community Forestry, adding requirements for trees affected by migratory birds and clarifying the City's recommended public tree planting list.

Petitioner: Lehi City

[Chapter 35 Migratory Bird Development Code Amendment 07.14.26.pdf](#)

[Ordinance - Chapter 35 Migratory Birds Development Code Amendment 07.14.26.docx](#)

- 5.7. Consideration of Ordinance #2026-31, approving a Development Code Amendment to Chapter 26, Accessory Uses, of the Development Code updating the requirements for Detached Accessory Dwelling Units (DADUs) to meet 2026 State Legislation.

Petitioner: Lehi City

[Chapter 26 DADU Development Code Amendment 07.14.26.pdf](#)

[Ordinance - Chapter 26 DADU State Requirement Development Code Amendment 07.14.26.docx](#)

- 5.8. Consideration of Ordinance #2026-32 approving a Development Code Amendment to both Table 05.030-B and Section 12.130, updating the regulations for Automobile Sales businesses.

Petitioner: Lehi City

[Chapter 12 and Table 05.030B Auto Sales Development Code Amendment 07.14.26.pdf](#)

[Ordinance - Chapter 12 and Table 05.030B Auto Sales Development Code Amendment 07.14.26.docx](#)

- 5.9. Consideration of Adjournment for the Lehi City Redevelopment Agency Meeting. (The City Council Meeting will resume upon conclusion of the Redevelopment Agency Meeting.)

5.10. Consideration of Resolution #2026-43, approving an Interlocal Agreement between the Lehi City Redevelopment Agency and Lehi City regarding the Thanksgiving Point Housing Transit Reinvestment Zone.

6. Adjournment

- Public is invited to attend all open meetings
- In compliance with the Americans with Disabilities Act, the City of Lehi will make reasonable accommodations to participate in the meeting. Requests for assistance can be made by contacting the City Recorder at 385-201-2269
- This Agenda has been posted in accordance with Utah Code §§ 63G-30-102
- Agendas may be amended up to 24 hours prior to a meeting
- A Closed Meeting may be called to order pursuant to Utah Code §§ 52-4-204 & 52-4-205
- The order of agenda items may change to accommodate the needs of the legislative body, staff, or the public
- Electronic participation may be permitted for one or more members of the legislative body and staff