



**NOTICE OF A PUBLIC HEARING DURING A REGULAR
CITY COUNCIL MEETING
June 9, 2026, at 6:00 PM**

PUBLIC NOTICE is hereby given that the Vineyard City Council will hold a Public Hearing during a regularly scheduled City Council meeting on Tuesday, June 9, 2026, at 6:00 PM, in the City Council Chambers at City Hall, 125 South Main Street, Vineyard, UT. This meeting can also be viewed on our [live stream page](#).

1. PUBLIC HEARING NOTICE

May 20, 2026 Attention: Public Hearing Notice Contact Person: Anthony Fletcher, Long Range Planner 707 E Mill Road Suite 202 Vineyard, UT 84059 (801) 226-1929 NOTICE is hereby given regarding public hearing(s) before the City Council on June 9th, 2026, at 6 pm or as soon thereafter as possible in the council chambers at 125 S. Main Street, Vineyard, Utah 84059. Holdaway Fields Development Agreement Amendment The developer of Holdaway Fields has submitted a proposed amendment to the existing Development Agreement. The intent of this amendment is to align the agreement more closely with their current build strategy and implementation schedule. The proposal introduces the phasing plan, park dedication timing, and other amenities. lot frontage standards. Staff reviewed the proposed amendment requests and recommends that the impact fee; including clear language that delineates city impact fees and pass through fees for all buildings in the development be assessed and calculated at the time of building permit application, which is standard practice for cities. Impact fees should not be locked in or tied in at the time of executing the amended development agreement for any building as this will create negative fiscal impacts on other Vineyard residents and future infrastructure funding. Public comments, questions, and requests for copies of materials are encouraged to be emailed to Anthony Fletcher at anthonyf@vineyardutah.gov prior to the meeting. I, the undersigned, hereby certify that the foregoing Public Hearing Notice was posted at the Vineyard City Offices, the Vineyard City website, posted on the Utah Public Notice website, and delivered to surrounding entities. /s/ Anthony Fletcher, Long Range Planner

1.1. Public Hearing for Holdaway Fields Development Agreement Amendment

This meeting may be held in a way that will allow a councilmember to participate electronically.

The Public is invited to participate in all City Council meetings. In compliance with the Americans with Disabilities Act, individuals needing special accommodations during this meeting should notify the City Recorder at least 24 hours prior to the meeting by calling (385) 338.5183.

I, the duly appointed Recorder for Vineyard, Utah, hereby certify that the foregoing notice and agenda was posted at Vineyard City Hall, on the Vineyard and Utah Public Notice websites, and delivered electronically to staff and to each member of the Governing Body.



May 20, 2026

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707 E Mill Road
Suite 202
Vineyard, UT 84059
(801) 226-1929

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Holdaway Fields Development Agreement Amendment

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Staff reviewed the proposed amendment requests and recommends that the impact fee; including clear language that delineates city impact fees and pass through fees for all buildings in the development be assessed and calculated at the time of building permit application, which is standard practice for cities. Impact fees should not be locked in or tied in at the time of executing the amended development agreement for any building as this will create negative fiscal impacts on other Vineyard residents and future infrastructure funding.

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/s/ Anthony Fletcher, Long Range Planner