IVINS
CITY COUNCIL
MINUTES
January 6, 2022

NOTICE: This meeting will be held in person. You may listen to the live audio feed by going to www.ivins.com under "Upcoming Events". When the meeting is live, it will reflect "In Progress" - click on the "In Progress" link to listen to the meeting live.

1) WELCOME AND CALL TO ORDER

MAYOR AND COUNCIL: The meeting was called to order at 5:30 p.m. and announced there was a quorum present.
All present included Mayor Hart, Council Member Scott, Council Member Mehr, Council Member Johnson, Council Member Gordhammer, and Council Member Anderson
STAFF: City Manager/Attorney Dale Coulam, Parks and Recreation Director Benny Sorensen, Captain Rodgers, Building and Zoning Administrator Mike Haycock, Director of Finance Cade Visser, and City Recorder Kari Jimenez
EXCUSED: None.
Audience: Michael & Sharon Barton, Shelley Moeller, Tracy Cole, Dave Toth, Patty Dupre, Brianna Goodwin-Dummar, Becky Warren and others who did not sign in.

A. Acknowledgement of Quorum

Mayor Hart acknowledged that there was a quorum present. Council Member Mehr was expected shortly.

B. Flag Salute

Council Member Johnson led the Flag Salute

C. Invocation

Council Member Johnson gave the Invocation

D. Disclosures

Council Member Anderson referred to agenda item 5)G and disclosed that he had a conflict on that issue. There were no other disclosures or conflicts of interest with items on this meeting's agenda.

2) REPORTS, PRESENTATIONS AND APPOINTMENTS

A. Department Reports: Parks and Recreation and Public Safety

Benny Sorensen reported that the City has sold more cemetery plots and they are preparing to move forward with grading of the new section of the cemetery.
Captain Rich Rodgers reported that Officer Hall and K9 Copper made a traffic stop in Ivins where individuals from Montana were traveling to Las Vegas. Individual marijuana packets were located and seized, along with $11,000 in cash. There was also a blitz by the Washington County Drug Task Force on I-15 where Officer Hall and K9 Copper assisted. The team seized over 30 pounds of marijuana, $10,000 in cash and $15,000 in counterfeit money. SCI has two (2) new Officers that are being trained who are five (5) weeks into the 19 week training program. **Captain Rodgers** indicated that he received a question regarding locations of crime and how that was affecting the areas where the townhomes and apartments are. He is working on an integrative map to identify areas where crime occurs and will report on that in the future. He stated that with areas where there are townhomes and apartments in Ivins, there has been very little criminal activity. The majority of criminal activities are occurring in the old part of town, around the Lightfoots gas station area.

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Cara Taschuck indicated that she is the Interim Fire Chief and will be serving in that capacity until a new and permanent Fire Chief is hired. She reported that for the month of December there were 94 medical calls and of those calls, 51 patients were transported. They had 16 fire calls, which included one (1) structure fire and one (1) vehicle fire. They are working on revamping their training division. They just completed a pumper apparatus driver/operator class where five (5) people passed and are certified. They are providing citizen CPR classes and will continue to do that once a month as long as there is interest. **Council Member Johnson** referred to the pumper apparatus class and commented that four (4) of those who were certified were women. **Cara Taschuck** indicated that was correct. **Mayor Hart** thanked Cara for sending representatives to the Emergency Committee Meeting that was held this week.

B. Planning Commission Report

Mike Haycock reported that the Planning Commission continued to a future meeting, the discussion regarding a Final Plat for Black Desert Resort Phase 1. The Planning Commission continued their discussion regarding the Land Use Plan, ground-mounted solar and wind power and LRV accents and trim. There will be a Joint Planning Commission and City Council meeting on Tuesday, January 18th, beginning at approximately 6:00 p.m. regarding the Land Use Plan.

Council Member Mehr arrived at 5:35 p.m. and had no disclosures or conflicts of interest with items on this meeting's agenda.

3) CITIZEN COMMENT & REQUEST FOR FUTURE AGENDA

None

Council Member Mehr requested that agenda item 5)F be moved up to this point in the agenda.

MOTION: Council Member Mehr moved have agenda item 5)F moved up to this point in the agenda

SECOND: Council Member Johnson

VOTE: The motion carried.

Council Member Scott	AYE
Council Member Mehr	AYE
Council Member Johnson	AYE
Council Member Gordhammer	AYE
Council Member Anderson	AYE

5) DISCUSSION AND POTENTIAL ACTION ITEMS

F. Discussion regarding appointment of a representative to serve on the Washington County Solid Waste District Board

Mayor Hart indicated that each January the City needs to appoint representatives of the City to fill various boards and one that Cheyne McDonald has been a part of for 12 years, is the Solid Waste District while he was a Council Member. He is no longer on the City Council but because he is Chairperson of that board, it was his inclination to consider to continue to have Cheyne McDonald remain in that position. He inquired as to the procedure to do that. **Dale Coulam** stated that the City has to post a notice of vacancy for this position for one month; interested individuals can apply and then the City has to publish notice of the vacancy for five consecutive days. After a Public Hearing, the City Council would pass a Resolution appointing a person to the Board and that Resolution would then be submitted to the County Commission for

their consideration. The alternative to this process, would be to appoint an existing City Council Member by Resolution, which could be done at the next City Council meeting. **Mayor Hart** commented that the reason this came to mind was that Cheyne McDonald holds a very strong position on that board and that would not transfer to any other person representing Ivins City. He has spoken with the other board members and they have said Cheyne McDonald has done a very effective job there and the Council could consider that as a reason. **Council Member Johnson** inquired if he were to remain as the Chairperson on that board, if other individuals from the community could be appointed to the board. **Cheyne McDonald** stated that part of that is based on population but in the original agreement, the City of St George requested six (6) representatives on that board so their whole City Council and their Mayor are on the board. Nothing has come up about adding additional representatives for the other cities. **Council Member Johnson** agreed with moving forward with Cheyne McDonald remaining on the board. The Mayor and other City Council Members agreed.

4) PUBLIC HEARING AND ACTION ITEMS

A. Public Hearing on the Planning Commission's recommendation on a concurrent Land Use Amendment request, recommending no change to the Land Use from MDR (Medium Density Residential) to HDR (High Density Residential) as requested, but to retain the existing Land Use of MDR (Medium Density Residential); and a Zone Amendment from RE-12.5 (Residential Estates, minimum lot size 12,500 sq ft) to R-1-10 (Single Family Residential, minimum lot size 10,000 sq ft), rather than to R-TH (Townhomes) as requested by Applicants, on approximately .90 of an acre located at approximately 145 West and 100 South. Sally Jensen Trust-Owner and Mike Corbett-Applicant

Mike Haycock reported the lot size is .90 acres, which is 39,204 square feet. The applicant is asking for a High Density Residential. The Planning Commission recommended Medium Density with 10,000 square foot lots, which would give the owners the ability to have a total of three (3) homes on the lot. There are other high density properties in the area, with the most dense use being Troy's Automotive on 200 west. **Mayor Hart** opened the Public Hearing. Applicant **Sally Jensen** stated that the purpose for her request is to bring more affordable housing to the area. She lives in Ivins and applauded the planners and everybody who's worked to keep Ivins beautiful. Ivins is a place that she hopes to stay for a long time. The home they bought is 106 years old and is being remodeled and she is not just coming in here as a developer to develop it and run away. **Mayor Hart** inquired if she occupies the existing home on the lot. **Sally Jensen** stated that she does. She provided the Mayor and City Council with two (2) colored maps, copies of which are available as attachments to this agenda. She pointed out several high-density housing areas around her property and commented that she would like to build something similar to Kensington Court, which is almost the same as to what she is proposing by placing three (3) duplexes on the property. The duplexes would be one and a half stories that aren't very tall and they all have garages and a driveway so parking would be not an issue. That was a concern that was brought up at the Planning Commission meeting but there would be parking inside the complex so parking would not have to be out on the road. There was also a concern about traffic and kids in the area. This would be a small project and if families are moving in, they're going to be looking out for the children. They live there and want to make sure that it is going to be safe. Referring to the maps, the biggest portion of the block is occupied by Troy's automotive and takes up one quarter of the block. He has a rental house, parks his stuff on there, parks it in the extra place and the whole area outlined in red is utilized by Troy's automotive. She did not have anything against Troy's Automotive and commented

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that their yard is probably the best yard in the whole neighborhood. They do a really good job at keeping things neat and tidy. All of their cars are behind blocks and it is very well done but it is commercial and backs up to her property. On the south of her property, there is an electric company with an office and a rental property. There is also a bed and breakfast and a business on one of the properties that is right behind her. On the corner on the east side of her property, there is another property that has a bed and breakfast and another business. There is a lot of high density already in the area and her request is not out of order for the neighborhood. The best use for this property would be to put in some affordable housing and is requesting zoning for townhomes so they can get the most and best use of the property.

Brianna Newmar resides at 175 West 100 South, which is right next door to Sally Jensen's property. She is a recent widow, has four (4) children and was opposed to this due to safety concerns for her children. She works full-time for the Highway Patrol in Hurricane and is not home when her children ride their scooters to and from school. The property is right up against her driveway and was concerned about how many vehicles may be traveling in and out of the property. Ivins is home and she wants her children to be raised here but if the zone is changed to high density, she will put her house up for sale and move. She was concerned about the potential for a criminal element with the townhomes and requested that the Council consider the families that are currently living in the area.

Lori Morris resides on 200 South and her property backs up to Sally Jensen's property. She commented that slowly the block has gotten more and more dense with duplexes and townhomes across the street. She did not want to see high density in the middle, where everything else is low density. Regarding Troy's Automotive, that was there before any of the homeowners ever dreamed of moving to Ivins. There is also a piece of property that is approximately one (1) acre located just west of Sally's property on 200 South and she was concerned that if the zone was changed to high density, that could open up the likelihood of more townhomes on that piece of property. The streets are small there and there's already a problem with parking on the street from overflow of the townhomes just north on Center Street. Building townhomes would create more traffic and more parking on the street, which they do not want. She appreciated the Council listening to their concerns and requested that they not change the zone to high density.

Cheryl Hutchings resides at 160 South 100 West and was opposed to changing the zone to high density. She has lived in Ivins for 30 years and has enjoyed Ivins immensely. They have townhomes and apartments all around them now and adding more would add to the parking and traffic issues. Even though the townhomes have garages, a lot of the garages are used as storage units and the cars are parked on the street. They already have a lot of cars parked everywhere in that area.

Beth Gail resides at 150 South 100 West and has lived in Ivins for 33 years. She was not opposed to building on the property, but she was opposed to high density. The applicant has approached her and the neighbors but people tell you things about what they're going to do but there could be a new owner and what was said to be done, could change. She was not opposed to a couple of homes being built on the property but they need to make sure there is enough room for the road and the homes.

Lonnie Roy resides at 162 West 100 South, which is across the street to the north of Sally Jensen's property. He purchased his home six (6) years ago and the last zone change that occurred, resulted in high density two-story houses directly behind him. He did not think this proposal was appropriate for the neighborhood or the Master Plan. The Planning Commission did a good job talking this out and the two additional homes on the lot that they recommended, is

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more appropriate. He requested that the City Council not change the zone to high density. There being no other comments, **Mayor Hart** closed the Public Hearing.

B. Discuss and consider approval of Ordinance No. 2022-01, an Ordinance of Ivins City, Utah, regarding a Concurrent and Use Change and Zone Change

Mayor Hart stated his observation is that the driveway currently is on the West side of the home and access to the additional residences would be accessed from the west, which would force the residences against the properties to the east. He is sure that the Planning Commission took that into account when making their recommendation. The residences would not be against the commercial area. **Council Member Scott** commented he looked at that entire block and aside from the commercial, Troy's Auto body, all the other parcels are detached homes rather than attached housing like townhomes. His understanding after talking with Mike Haycock in the Building Department, is the vacant parcel to the south is zoned as single family 12.5, everything consistently being detached single family homes. He listened to the Planning Commission meeting and was in favor of leaving the zoning as detached housing as recommended by the Planning Commission. **Council Member Anderson** commented that it is an interesting block with the commercial piece there. In looking at the lots, they look like they are approximately 8,000 square foot lots in some of the area and then you have a big lot with a bed and breakfast and then half-acre lots on the east side. When he was on the Planning Commission, he always looked at transitional zoning and in this situation, he would have thought the zoning would be R-1-7.5 because of the commercial business and the big lots. His recommendation would be R-1-7.5 because the commercial to the West. **Council Member Gordhammer** stated she drove by the property and was concerned about access, which is currently on the west side of the applicants home. If the other buildings could back up to the commercial building of Troy's Autobody, she would feel more comfortable with that and from a neighborhood perspective, she was not in favor of changing the zone to allow townhomes on that parcel. **Council Member Johnson** agreed. She liked the Planning Commission's recommendation of R-1-10, which would allow applicants to build two (2) additional homes on that parcel. She felt that fit better with the rest of the neighborhood. **Council Member Mehr** inquired as to the potential for lot averaging with the current zone. **Dale Coulam** clarified that with lot averaging, you can only do that with 25% of the lots and with this parcel, it would be 33% of the lots so he did not think that lot averaging could be done. If the Council was concerned about the road, the Planning Commission took that into account in recommending 10,000 square foot lots.

MOTION: Council Member Johnson moved to approve Ordinance No. 2022-01, an Ordinance of Ivins City, Utah, regarding a Concurrent and Use Change and Zone Change
SECOND: Council Member Scott
VOTE: The motion carried.

Council Member Scott	AYE
Council Member Mehr	AYE
Council Member Johnson	AYE
Council Member Gordhammer	AYE
Council Member Anderson	AYE

Roll call vote. **Council Member Mehr** clarified that he preferred R-12.5, but because of the access to the homes and making it a little safer to ensure that is done properly, he was voting "aye". All Council Members were present and voted in favor.

5) DISCUSSION AND POTENTIAL ACTION ITEMS

A. Discuss and consider electing a Mayor Pro Tem for the 2022 calendar year

Council Member Scott commented that Council Member Mehr never got a chance to doing anything as Mayor Pro Tem because Mayor Hart was present at every meeting. He suggested that Council Member Mehr be elected as Mayor Pro Tem again.

MOTION: Council Member Scott moved elect Council Member Mehr as Mayor Pro Tem for the 2022 calendar year

SECOND: Council Member Gordhammer

VOTE: The motion carried.

Council Member Scott	AYE
Council Member Mehr	AYE
Council Member Johnson	AYE
Council Member Gordhammer	AYE
Council Member Anderson	AYE

B. Discuss and consider approval of Resolution No. 2022-01R, a Resolution of Ivins City, Utah, appointing a Representative to the Southwest Mosquito Abatement District Board of Directors

Mayor Hart stated the meetings are quarterly and it is important for the City to be represented at those and other regional meeting. He requested that whoever received this appointment, to do so with the understanding that the expectation would be that they attend every meeting or arrange for another City Council Member to attend if they are unable to make it.

MOTION: Council Member Mehr moved to approve Resolution No. 2022-01R, a Resolution of Ivins City, Utah, appointing Mike Scott as Ivins Representative on the Southwest Mosquito Abatement District Board of Directors

SECOND: Council Member Anderson

VOTE: The motion carried.

Council Member Scott	AYE
Council Member Mehr	AYE
Council Member Johnson	AYE
Council Member Gordhammer	AYE
Council Member Anderson	AYE

C. Discuss and consider approval of Resolution No. 2022-02R, a Resolution of Ivins City, Utah, appointing a Planning Commission Member

Mayor Hart announced some time ago that Pam Gardiol was his selection to fill Planning Commissioner Anderson's seat. He has spoken with Pam a couple of times and voiced some of the concerns that have been voiced to him. **Pam Gardiol** indicated that she spent 12 years on a Planning Commission at the other end of the state in Ogden, and has learned a great deal with her work over the years. She was asked previously if she understood the difference between Ogden and Ivins. She stated that she did and they are very different communities but the constancy no matter what the community, are the principles of planning. Ivins has significant opportunities for substantive and long-range planning to enhance the quality of life for current and future generations. Whatever the Council decides tonight, she indicated that she was honored to stand before the Council and understood that the Councils responsibility is to do those things that are in the best interests of this community.

Mayor Hart indicated one of his concerns that he voiced to Pam, was the question of can she come to a Planning Commission meeting and work collaboratively with those that don't begin to have the level of background that she has, but still represent points of view that are important to

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have in the conversation. She represented to him that if you're the professor, you ought to be able to know how to do the work as well. **Pam Gardiol** stated that as a Professor, one of her passions for teaching is the teacher always learns the most. She is passionate about the fact that when people collaborate, the synergy that comes from that, is greater than what any one person brings to the table. **Mayor Hart** commented that it was important that various points of view be represented in the Planning Commission discussions because each point of view represents a segment of Ivins population. The City should not be making decisions without an understanding of how various people feel about the issues. **Council Member Anderson** indicated he has spoken with Pam quite a bit and he felt that her knowledge, desire and background in articulating some of Ivins ordinances would be very helpful. **Council Member Gordhammer** stated she was concerned that Pam didn't know a lot about the community but since then she has seen Pam in attendance at nearly every City Council meeting and she also attends the Planning Commission meetings. She thought that Pam would be an exceptional asset to the Planning Commission and Ivins would benefit as a community with Pam on the Planning Commission. **Council Member Johnson** inquired about Pam being on the Planning Commission in Ogden and the comment that even though Ivins and Ogden are different, they're the same. One of the concerns she had was while being on the Planning Commissions for 12 years in a large community, she inquired how Pam would be able to tone it down and not want to implement things the way she would have in Ogden. **Pam Gardiol** stated that what is the same about Ivins and Ogden, is the application of principles of planning and are adapted to the situation. Her organizational management consulting work has been done in a variety of different venues and organizations. She brings principles. and not the answers. That is a facilitated process to discover what those answers and that is what is done in collaboration with whomever is at the table. **Council Member Johnson** inquired how Pam perceived being able to adapt to the small community feel and environment of planning in Ivins, as opposed to planning for things in a larger community. **Pam Gardiol** indicated that she has found that some of those issues are exactly the same i.e. what are the needs of a neighborhood and how do we address those needs; what are the constraints in a community and how do we acknowledge those and how do we have a vision for what the City is trying to accomplish. It isn't about the size of the community, it is about the issues that they are addressing and then facilitating the collaboration to problem solve. **Council Member Johnson** stated that while planning for generations to come and beyond is important, they also need to remember that Ivins community is the people, it's the people that live here now. They need to keep the needs of the people that are here now in mind, and those who have been here for years and not just those that are new to the community. That's the thing that she has the most concern about, that Pam will be able to do that for all of the citizens of Ivins, especially those that have been here for many years. **Pam Gardiol** indicated that her family has been in this area since 1862 and she came to this area all her life. She treasures that they are creating a community for all the people who are here and the heritage, whether they have been here for 150 years, 30 years, or 10 years. She has sat in Ivins City Council and Planning Commission meetings and has listened to people. She has lived in Ivins for three (3) years. If everyone is not represented, that is not good planning. **Council Member Mehr** referred to Pam being in the planning business as a consultant and inquired how she was going to walk the fine line of not self-promoting. Many members of our community would certainly be concerned about that with a City Council type position and may not think about it that much for Planning Commission. **Pam Gardiol** clarified that her business is not planning, it is organizational management. She streamlines the processes so that the business of the people is

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done more effectively and all of her work is either in Northern Utah or the State of Washington. She resides in Washington County but does not work here. **Council Member Scott** stated that he has spoken with Pam a number of times over the last year and has found that she does not jump to conclusions, does not rush to a decision without answers and is very thoughtful. He respected that and commented that her resume was impeccable. **Mayor Hart** indicated that he has lived in Ivins for nearly 25 years and during most of that time, he has watched thoughtful members of the Planning Commission and the City Council work through the vision for the City and watched the City Managers' involvement from the time when the City's population was only 3000 people. The General Plan and the Vision Statement in Ivins General Plan, is evolved from that. It is not just a consultant, the City Manager, the Mayor or somebody sitting down and just writing it out. They have heard testimonials all night long that those that live here, love it here for some really specific reasons that the residents want to make sure remain reasons for others to love it in in the years to come. There is no place on the Planning Commission for a personal agenda, if one is going to try and do what is best for Ivins City. He sensed that Pam would put what is best for the City, above any personal philosophy or any personal agenda. **Pam Gardiol** clarified that in her service on different commissions, there were times when she has looked at an item on the agenda and thought "well, where is my opinion? but when she looked at ideas, it was not about her opinion, it was about being informed on the issue and the findings of fact and the criteria against which the decision was made. There have been times when she voted differently than what she would have really liked to, because it wasn't about her, it was about the community.

MOTION: Council Member Gordhammer moved to approve appointing Pam Gardiol as a Planning Commission Member

SECOND: Council Member Scott

VOTE: The motion carried.

Council Member Scott	AYE
Council Member Mehr	AYE
Council Member Johnson	AYE
Council Member Gordhammer	AYE
Council Member Anderson	AYE

D. Discuss and consider Fiscal Year 2022/2023 Budget preparation calendar

Cade Visser referred to the budget calendar and indicated that at the beginning of February, he will have the five-year plan to present to the Council after they meet with all of the Department Heads to go over Capital Projects for the upcoming fiscal year. May 19th is the scheduled Public Hearing for the tentative budget for fiscal year 2023 and then towards the end of June, the Budget will need to be adopted for fiscal year 2023. A copy of the calendar is available as an attachment to this agenda. **Council Member Mehr** inquired how many of the dates on the calendar are mandated. **Cade Visser** indicated that the June date is and that is the date that the Budget needs to be adopted by. If there are any tax levies then there are required dates for those. **Dale Coulam** clarified that the dates to tentatively adopt the tentative budget are also mandated dates but this schedule gives the City plenty of flexibility and time to handle what needs to be done. The City will be starting on the budget later this month with a budget retreat with the department heads. **Mayor Hart** indicated that this schedule has proven to be a good working schedule. **Dale Coulam** commented that early on, there was some concern by the Council that the Public Hearing would be held and then the budget would be adopted that same night. The Council wanted to be able to take into account any comments made at the Public

Hearing so that was changed. The current schedule gives the Council plenty of time to consider public comment and consider any changes to the proposed budget that might need to be made.

MOTION: Council Member Mehr moved to approve Fiscal Year 2022/2023 Budget preparation calendar

SECOND: Council Member Johnson

VOTE: The motion carried.

Council Member Scott	AYE
Council Member Mehr	AYE
Council Member Johnson	AYE
Council Member Gordhammer	AYE
Council Member Anderson	AYE

E. Discussion regarding expenditures to remodel old City Hall to be the SCI Public Safety Building

Mayor Hart referred to the rendering, a copy of which is available as an attachment to this agenda. He indicated that when they went through the design and bidding process, the exterior of the existing City Hall was not addressed because at the time, the outside didn't matter. There has been some thinking as they have gotten into the process that maybe an update to the outside appearance of that building would be in order. The current building has a dated look and there are some functional issues as well, the primary one being that water works its way into the basement when it rains. That can be corrected by covering the exterior stairway on the south side. The entry has been dramatically changed to tie into the appearance of the front of the new City Hall building. The cost to do that is approximately $175,000 and that is already in the budget. The contractor told the City in a meeting yesterday, that this new City Hall building, if they were to contract it right now, instead of being 4.5 million, it would cost 7.5 million. SCIPD would like to see these changes occur so that the building looks more like a government office building. Although this is budgeted, the amount is large enough that he wanted the Council to know and express their opinions about it. **Council Member Anderson** inquired if the roof will be staying the same. **Mayor Hart** stated that the roof is 25 years old and will be re-roofed using laminated fiberglass asphalt shingles. **Council Member Mehr** inquired if any of the items were things that Staff could do to save money. **Mayor Hart** clarified that it would be impossible to insert Staff into a Contract Management situation because of the liability and similar issues. **Dale Coulam** agreed. **Mayor Hart** inquired as to the general opinion of the Council for the changes to the appearance. The **City Council Members** agreed the changes should be made. **Council Member Anderson** inquired as to the completion date. **Mayor Hart** indicated approximately four (4) months. The insulation in that building was adequate for the time but far from adequate now. They are putting in an open cell foam sprayed against the underside of the roof decking. The performance of that building from an energy standpoint, they will likely save half on the heating and cooling.

G. Discuss and update on condemnation issue regarding Kwavasa Drive

Dale Coulam reported that at the last meeting they held a Closed Session to discuss legal strategies and the Council asked him to talk to a few Defense Attorneys to obtain their opinions on possible defenses to any claim that might be brought against the City. The Attorneys generally expressed that there were some defenses. He was assuming that the position of the Mayor and City Council would be the same as their position was from the December 2, 2021 meeting, when they asked him to obtain that second opinion, that being to not condemn Kwavasa and be prepared to assert those defenses. The **Mayor and City Council** agreed.

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H. Training on Open Meetings and requirements for disclosure of conflicts

Dale Coulam provided training and an information handout to the Mayor and City Council regarding Open Meetings and Rules of Conduct and Disclosures. A copy of the information is available as an attachment to this agenda.

6) CONSENT AGENDA

A. Approval of City Council Meeting Minutes for December 2, 2021

B. Approval of City Council Meeting Minutes for December 16, 2021

MOTION: Council Member Johnson moved to approve the Consent Agenda

SECOND: Council Member Gordhammer

VOTE: The motion carried.

Council Member Scott	AYE
Council Member Mehr	AYE
Council Member Johnson	AYE
Council Member Gordhammer	AYE
Council Member Anderson	AYE

7) CONSENT AGENDA ITEMS FOR DISCUSSION

8) REPORTS

A. Council

Council Member Anderson - no report

Council Member Gordhammer inquired as to the status of the City Council meetings being able to be held through the Zoom application, as well as in person. Dale Coulam stated that they are still waiting for parts and that this has been a very frustrating since the City called an audio visual meeting when they were in the old City Hall. The specifications were somehow not included in the contract so the parts had to be ordered and they are backordered. The City is testing broadcasting on YouTube but that does not allow the public comment for a Public Hearing but it will allow more citizens to feel comfortable to listen and watch the meeting.

Council Member Anderson referred to the computers that they had in the old City Hall and inquired if they will have those in the future. **Dale Coulam** indicated that if that is what they would like, the City could upgrade those. The Mayor and City Council agreed.

Council Member Johnson - no report

Council Member Mehr - no report

Council Member Scott - no report

B. Mayor

Mayor Hart reported that the Water Conservancy District is going through and reviewing the lots that are currently platted, to determine if the County has enough water for them. Within the next two (2) weeks they should have all of the reports back so that the District can go through them and make a determination. There are a lot of details to be worked out and if hook-ups are limited, how those are going to be allocated. There are over 900 lots in Ivins City that are entitled to be built on.

C. City Manager/Attorney Dale Coulam

Dale Coulam reported that the Washington County Water Conservancy District will be meeting with Attorneys from the County and Cities next week, to go over completing a draft of a proposed water ordinance. They would like every City to try and adopt similar provisions for builders so that builders know the rules and that they are the same. Based on the meeting that was held recently at the Dixie Center, it is obvious that each City has different ideas. Regarding the RAP tax, the fixed payments are going out for Tuacahn and KAF and the Council will

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consider the applications received for the balance of those funds at the next City Council meeting.

D. Items to be placed on future agendas

9) CLOSED MEETING

10) <u>ADJOURNMENT</u>

MOTION: Council Member Anderson moved to adjourn

SECOND: Council Member Johnson

VOTE: The motion carried.

Council Member Scott	AYE
Council Member Mehr	AYE
Council Member Johnson	AYE
Council Member Gordhammer	AYE
Council Member Anderson	AYE

The meeting adjourned at 7:42 p.m.

Respectfully,

Kari Jimenez,
Ivins City Recorder

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