IVINS CITY COUNCIL
MEETING MINUTES
APRIL 17, 2025

NOTICE: This meeting was held electronically and in person. City Hall was the anchor location for the electronic meeting. You may watch the audio and video feed by going to www.ivinsutah.gov under "City Council" on the right of the home page and selecting "Audio".

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 Mike Scott, Council Member Kevin Smith, Council Member Sharon Gillespie, and Council Member Lance Anderson.

STAFF: City Manager Dale Coulam, City Attorney Bryan Pack, Director of Finance Cade Visser, Building and Zoning Administrator Rob Dalley, Public Works Director and City Engineer Chuck Gillette, and City Recorder Kari D. Jimenez.

EXCUSED: Council Member Sharon Barton

Audience: Jim Martinson, Barbara Lewis, Jerry A., Gail Fulde, Suzy Appel, Tiffany Wynn and others who did not sign in.

A. Acknowledgement of Quorum

Mayor Hart acknowledged there was a quorum present. Council Member Sharon Barton was excused.

B. Flag Salute

Council Member Sharon Gillespie led the Flag Salute.

C. Invocation

Council Member Sharon Gillespie gave the Invocation.

D. Disclosures

There were no disclosures or conflicts of interest with items on this meeting's agenda.

2) REPORTS AND PRESENTATIONS

A. Ivins Community Garden Progress Report

This item was continued to the next City Council meeting due to an individual not being able to be in attendance at this meeting.

B. Department Reports: Building Department; Public Works/Engineering; Finance; Quarterly Report

Electronic reports are available as attachments to this agenda and verbal reports given by Building and Zoning Administrator Rob Dalley, Public Works Director and City Engineer Chuck Gillette and Director of Finance Cade Visser, may be accessed at the following time stamps:

Building and Zoning Administrator Rob Dalley: 00:03:20

Public Works Director and City Engineer Chuck Gillette: 00:05:10

Director of Finance Cade Visser: 00:16:16

C. Planning Commission Report

A report was provided to the Mayor and City Council. The report provided by Commissioner Pam Gardiol may be accessed at time stamp 00:23:26.

3) CITIZEN COMMENT & REQUEST FOR FUTURE AGENDA ITEMS

Residents of subdivisions adjacent to Black Desert Resort were concerned about Black Desert Resort constructing a 3 1/2 foot tall dirt berm and rock along Snow Canyon Parkway to screen

the Golf Villas and the vehicle parking lot. They contended that is not tall enough to block the headlights of most vehicles driving through the parking lot, casting light pollution across the parkway and directly onto the homes in The Reserve and Encanto, as well as not diffusing any disturbing noise coming from Black Desert Resort. They requested that the City require Black Desert Resort to construct a minimum 6-foot high landscaped berm with rock accents or continue the tall rock/boulder wall that is currently on both sides of the parkway. The City Council asked Public Works to look at allowing Black Desert Resort to encroach into an easement just enough to allow a 6 foot wall. The Attorney for Black Desert Resort was willing to work with the City to see if there was a way to address this issue, to allow them to place rock in the easement. The discussion may be accessed at time stamp 00:27:50.

4) PUBLIC HEARING AND ACTION ITEMS

A. Public Hearing on the Planning Commission's recommendation on the Ivins City Annexation Policy Plan and Map; adopted as an amendment to the Ivins City General Plan

BACKGROUND and RECOMMENDATION: This is the Public Hearing on the Planning Commission's recommendation to update the Ivins City Annexation Policy Plan and Map. Mayor Hart opened the Public Hearing. There was one resident who was concerned with Area 4 being included in the Plan and being developed in the future and suggested that language be added to say that the City will not provide utilities to that land, protecting it from being developed. It was clarified that it was the City's plan to maintain that area as Open Space and to not be developed. There being no further comments in person or through the Zoom application, Mayor Hart closed the Public Hearing. The discussion may be accessed at time stamp 00:41:48.

B. Discuss and consider approval of Ordinance No. 2025-09, an Ordinance of Ivins City, Utah, adopting the Ivins City Annexation Policy Plan as an Amendment to the Ivins City General Plan

BACKGROUND and RECOMMENDATION: The Mayor and City Council discussed the Annexation Policy Plan and Map. They decided to add additional language to the Plan and Map. The discussion may be accessed at time stamp 00:47:58.

MOTION: Council Member Sharon Gillespie moved to approve Ordinance No. 2025-09, an Ordinance of Ivins City, Utah, adopting the Ivins City Annexation Policy Plan as an Amendment to the Ivins City General Plan, with the following amendments: under Areas 1 and 4, the following statement should be added "It is the City's long-term plan to retain those Areas as Open Space"; on Chapter 1 and Chapter 3, Council Member Scotts comments as read on the record

SECOND: Council Member Kevin Smith

VOTE: The motion carried unanimously.

Council Member Mike Scott	AYE
Council Member Kevin Smith	AYE
Council Member Sharon Gillespie	AYE
Council Member Lance Anderson	AYE
Council Member Sharon Barton	ABSENT

Council Member Mike Scotts comments on the record: "Add a paragraph to the Statement of Purpose on page 3 and a similar paragraph on the map itself so it is clear to people what this is all about. The paragraph should say this plan is not a declaration of intent to annex any land. It is a proactive planning tool that allows Ivins to retain a voice in what occurs around its borders, protect its character and prepare for future requests by property owners who may seek

annexation. The plan identifies land where annexation could be considered if requested by the property owner and if it aligns with City goals."
The Motion may be accessed at time stamp 01:16:06.
Roll call vote. All Council Members who were present voted in favor. One Council Member was excused.

5) DISCUSSION AND POTENTIAL ACTION ITEMS

A. Continued discussion and consider approval of Ordinance No. 2025-06, an Ordinance of Ivins City, Utah, Granting an Electrical Utility Franchise and General Utility Easement to Rocky Mountain Power

BACKGROUND and RECOMMENDATION: At the previous City Council meeting, a Council Member suggested adding language to this agreement. That information was provided to Rocky Mountain Power, although Rocky Mountain Power has not responded. The City Council agreed to continue this discussion and wait to hear back from Rocky Mountain Power. The discussion may be accessed at time stamp 01:18:40.

MOTION: Council Member Kevin Smith moved to continue this agenda item
SECOND: Council Member Lance Anderson
VOTE: The motion carried unanimously.

Council Member Mike Scott	AYE
Council Member Kevin Smith	AYE
Council Member Sharon Gillespie	AYE
Council Member Lance Anderson	AYE
Council Member Sharon Barton	ABSENT

The Motion may be accessed at time stamp 01:21:05.

B. Presentation and discussion regarding Tentative Budgets for Fiscal Year Ending 2025, Fiscal Year Ending 2026 and Tentative Tax Rate

BACKGROUND and RECOMMENDATION: A presentation on the budgets was provided to the Mayor and City Council. The Mayor and City Council agreed to review what has been provided and discuss the budgets at a work meeting and regular meeting in two weeks. A copy of the presentation is available as an attachment to this agenda and the discussion may be accessed at time stamp 01:22:02.

C. Discussion regarding changing the advice and consent process for Planning Commission Member appointments

BACKGROUND and RECOMMENDATION: A few Council Members felt that they should be more involved in this process along the way and felt that candidates should give a presentation to the City Council in a public setting. Other Council Members felt that process would discourage people from applying. There was a suggestion that the Mayor and two (2) Council Members interview the candidates and come up with a short list and then discuss those at a City Council meeting, as well as a suggestion that the Mayor narrow the applications down to five (5) people and then bring those to the City Council with the advice and consent rather than interviewing at a City Council meeting. It was clarified that the Planning Commission consists of individuals with a distribution of backgrounds and is essentially a volunteer position. The more obstacles presented will discourage people to apply. It was agreed that the Mayor and two (2) Council Members could interview applicants and narrow it down to a shortlist and then discuss the applicants in a closed meeting. The City Attorney will write-up the policy change and bring it back before the City Council on a future agenda. The discussion may be accessed at time stamp 02:37:36.

6) CONSENT AGENDA

A. Approval of City Council Work Meeting Minutes for April 3, 2025

B. Approval of City Council Meeting Minutes for April 3, 2025

MOTION: Council Member Kevin Smith moved to approve the Consent Agenda

SECOND: Council Member Mike Scott

VOTE: The motion carried unanimously.

Council Member Mike Scott	AYE
Council Member Kevin Smith	AYE
Council Member Sharon Gillespie	AYE
Council Member Lance Anderson	AYE
Council Member Sharon Barton	ABSENT

The Motion may be accessed at time stamp 03:08:28.

7) CONSENT AGENDA ITEMS FOR DISCUSSION

8) REPORTS

A. Council

The City Council reports may be accessed at time stamp 03:08:40.

B. Mayor

The report by the Mayor may be accessed at time stamp 03:11:52.

C. City Attorney Bryan Pack

No report.

D. City Manager Dale Coulam

The City Manager report may be accessed at time stamp 03:15:48.

E. Items to be placed on future agendas

Items to be placed on future agendas are identified throughout the meeting and will be included on upcoming City Council agendas.

9) CLOSED MEETING

There was no cause to adjourn to a Closed Meeting.

10) ADJOURNMENT

MOTION: Council Member Lance Anderson moved to adjourn

SECOND: Council Member Kevin Smith

VOTE: The motion carried unanimously.

Council Member Mike Scott	AYE
Council Member Kevin Smith	AYE
Council Member Sharon Gillespie	AYE
Council Member Lance Anderson	AYE
Council Member Sharon Barton	ABSENT

The Motion may be accessed at time stamp 03:17:40.

The meeting adjourned at 8:48 p.m.

Respectfully,

Kari D. Jimenez, MPA, MMC
Ivins City Recorder