

**NOTICE AND AGENDA OF A MEETING OF THE  
BOARD OF COMMISSIONERS OF THE COUNTY OF IRON  
STATE OF UTAH**

\*\*\*\*\*

**PUBLIC NOTICE IS HEREBY GIVEN** that the Board of Commissioners of the County of Iron, State of Utah, will hold a Public Meeting in the Iron County Commission Chambers, at the Iron County Courthouse, 68 South 100 East, Parowan Utah on Monday, the 8<sup>th</sup> Day of April, 2024 at the hour of 9:00 o'clock, a.m. Please participate electronically via:

<https://www.youtube.com/channel/UCzP7a7p83dJYk9x6Qh-xi3g> (Search: Iron County Commission Live)

During the meeting, comments may be directed to: (435) 477-8340. Thank you.

**AGENDA**

9:00 A.M.        OPENING, PLEDGE OF ALLEGIANCE, APPROVE MINUTES, APPROVE WARRANTS, DEPARTMENTAL REPORTS, (Commission) ETC.

APPROVAL OF CLAIMS FOR PAYMENT FROM:  
MARCH 25, 2024 TO APRIL 7, 2024

10:00 A.M.     **PUBLIC HEARING**

1.    PUBLIC HEARING, PUBLIC HEARING, DISCUSSION AND POSSIBLE APPROVAL OF A PROPOSED ZONE CHANGE FROM AGRICULTURE 20 ACRES (A-20) TO INTENSIVE AGRICULTURE (I-A) FOR APPROXIMATELY 101.32 ACRES (LOTS 1, 2 AND 3 OF SECTION 19, T26S, R15W SLB&M, LOCATED WITHIN THE N½ N½ SECTION 19, T36S R15W, SLB&M, IRON COUNTY, UT (APNs: E-1066-5 & E-1065-1)) – ADDRESSED NEAR 198 S 1200 W, NEWCASTLE, UTAH. Applicant: Escalante Farms, LLC (represented by Alec Snyder-Fair). Presented by Reed Erickson.
  
2.    PUBLIC HEARING, DISCUSSION AND POSSIBLE APPROVAL OF A PROPOSED ZONE CHANGE FROM AGRICULTURE 20 ACRES (A-20) TO COMMERCIAL (C) FOR APPROXIMATELY 20.0 ACRES (LOCATED WITHIN THE SW¼ SE¼ SECTION 2, T37S R 12W, SLB&M, IRON COUNTY, UT APN: (E-259-15) – ADDRESSED NEAR 3600 S AND 5700 W, CEDAR CITY, UTAH. Applicants: Thorton, Wilmarth & Lundgren. Presented by Reed Erickson.

3. PUBLIC HEARING, DISCUSSION AND POSSIBLE APPROVAL OF A PROPOSED ZONE CHANGE FROM RESIDENTIAL 5 ACRES (R-5) TO COMMERCIAL (C) FOR APPROXIMATELY 9.64 ACRES (LOCATED WITHIN THE NE¼ NE¼ SECTION 27, T35S R 11W, SLB&M, IRON COUNTY, UT (APN: D-727) – ADDRESSED NEAR 3000 N AND BULLDOG RD, CEDAR CITY, UTAH. Applicant: MHW LC. Presented by Reed Erickson.
4. PUBLIC HEARING, DISCUSSION AND POSSIBLE APPROVAL OF A PROPOSED ZONE CHANGE FROM RESIDENTIAL 5 ACRES (R-5) TO COMMERCIAL (C) FOR APPROXIMATELY 5.62 ACRES (LOCATED WITHIN THE S½ SW¼ Section 24, T35S R 11W, SLB&M, Iron County, UT (A PORTION OF APN: D-636-26-1)) – ADDRESSED NEAR 3280 N (MEADOWLARK LANE) AND OLD HIGHWAY 91, CEDAR CITY, UTAH. Applicant: Hilton Butler. Presented by Reed Erickson.
5. PUBLIC HEARING, DISCUSSION AND POSSIBLE APPROVAL OF A PROPOSED ZONE CHANGE FROM RESIDENTIAL 5 ACRES (R-5) TO RESIDENTIAL ½ ACRE (R-½) FOR APPROXIMATELY 19.54 ACRES (LOCATED WITHIN THE E½ SECTION 21, T35S R 11W, SLB&M, IRON COUNTY, UT (A PORTION OF APN: D-616-617-2)) – ADDRESSED NEAR 3570 N AND 2300 W, CEDAR CITY, UTAH. Applicant: DDJ Development LLC. Presented by Reed Erickson.
6. PUBLIC HEARING, DISCUSSION AND POSSIBLE APPROVAL OF ORDINANCE 2024-2 – PROPOSED COUNTY LAND USE CODE AMENDMENTS MODIFYING SECTIONS 17.16.030 – TABLE OF USES, 17.16.040 – TABLE OF SITE DEVELOPMENT STANDARDS, AND 17.20.010 – USE DEFINITIONS. Presented by Reed Erickson.

#### **PUBLIC APPOINTMENTS**

7. PUBLIC COMMENTS Three (3) Minute Time Limit per Speaker for Public Comment Participants. Should Not Repeat Others Comments. Only for Items Not on the Agenda. No Items Related to Commission’s Role as an Appeal Board. Comments Should Be Directed to the Commission. No Attacks on Other Peoples’ Character
8. DISCUSSION AND POSSIBLE APPROVAL OF A SINGLE EVENT LOCAL CONSENT PERMIT FOR AN ALCOHOL GARDEN AT FAVELA’S RANCH, 6353 N 1600 W, BERYL ON APRIL 20, 2024 FROM NOON TO 4:00 P.M. Requested by Rigoberto Favela.
9. DISCUSSION AND POSSIBLE APPROVAL OF A CONTRACT FOR COMMERCIAL LANDSCAPING SERVICES FOR THE FOLLOWING PROPERTIES, PAROWAN COURTHOUSE, IRON COUNTY FAIRGROUNDS, VISITOR CENTER AND JUSTICE COURT. Presented by Thayne Hainsworth.
10. DISCUSSION AND POSSIBLE APPROVAL OF A CONDUIT ISSUANCE POLICY AND APPURTENANT DOCUMENTS AND FEES. Presented by Sam Woodall.

11. DISCUSSION AND CONSIDERATION OF A GRANT APPLICATION FOR PHASE 2 OF THE VERMILLION CASTLE PICNIC AREA (5-MILE) RESTORATION PROJECT. Presented by Mike Worthen.
12. DISCUSSION AND POSSIBLE APPROVAL OF OHV RECREATION GRANT APPLICATION TO MAINTAIN OHV TRAILS THROUGHOUT THE IRON COUNTY. Presented by Mike Worthen.
13. RATIFY AND POSSIBLE APPROVAL OF MEMORANDUM OF UNDERSTANDING FOR THE RESTORATION AND MAINTENANCE OF THE QUICHAPA CREEK FLOOD CHANNEL.
14. DISCUSSION AND POSSIBLE APPROVAL OF CHANGES TO THE LOCAL EMERGENCY PLANNING COMMITTEE (LEPC) BYLAWS OF IRON COUNTY. Presented by George Colson.
15. DISCUSSION REGARDING ONGOING LITIGATION. THIS PORTION OF THE MEETING MAY BE CLOSED PURSUANT TO UCA 52-4-205(1)(c), "STRATEGY SESSIONS TO DISCUSS PENDING OR REASONABLY IMMINENT LITIGATION."
16. PERSONNEL
  - A. SHERIFF'S OFFICE - CORRECTIONS
    1. Request for approval of promotion for Roberto Leiva from an F/T Deputy 2 to a F/T K9 Deputy 2, Effective April 14th, 2024.
  - B. SHERIFF'S OFFICE - PATROL
    1. Request for approval of transfer for Justin Nielsen from an F/T Corrections Deputy 1 to an F/T Patrol Deputy 1 Bailiff, Effective April 28th, 2024
  - C. AUDITOR
    1. Request for approval of new-hire, Shaquel Benson as a P/T Deputy Auditor – Accounts Payable, backfill of a vacant Position, Effective April 15th, 202
  - D. WEEDS
    1. Request for approval of new-hire, Don Hickey as a P/T Seasonal Weed Sprayer, backfill of a vacant Position, Effective April 1st, 2024.
  - E. LANDFILL
    1. Request for approval of new-hire, Jerry "Axel" Robinson as an F/T Landfill Technician 2, backfill of a vacant Position, Effective April 15th, 2024.

## NON-DELEGATED ITEMS

### 1. County Boards

In compliance with the Americans with Disabilities Act, individuals needing special accommodations (including auxiliary communicative aids and services) during this meeting should notify the Iron County Clerk, 68 S 100 East, Parowan, Utah 84761, Phone (435) 477-8340 at least three days prior to the meeting to be attended. Individuals with speech and/or hearing impairments may call the Relay Utah by dialing 711. Spanish Relay Utah: 1 (888) 346-3162.

#### *Certificate of Posting*

*I hereby certify that copies of this notice have been posted in compliance with Utah Code 52-4-202.*

---

By: Jonathan T. Whittaker, Iron County Clerk