

**MINUTES**  
**COALVILLE CITY COUNCIL MEETING**  
**Monday, September 9, 2024, 6:00 P.M.**  
**COALVILLE CITY HALL, COUNCIL CHAMBERS**  
**10 N MAIN STREET**  
**COALVILLE, UT 84017**

**In Attendance:**

**Mayor and Council:**

**Mayor:** Mark Marsh

**Councilors:** Lynn Wood, Brandon Brady, and Shuan Powis

**Virtual:** Louise Willoughby

**Absent:** John Hansen

**City Staff:**

**Community Development Director:** Don Sargent

**City Attorney:** Sheldon Smith

**City Recorder:** Trevor Devey

**Public Works Director:** Kyle Clark

Mayor Mark Marsh opened the meeting at 6:04 p.m.

**Item 1 – Welcome**

A. Roll Call – A quorum was present.

B. Pledge of Allegiance – **City Councilor Shaun Powis** led the Pledge of Allegiance.

**Item 2 – Public Comment:** The Public may address the Mayor and Council with any matter of City business not listed on the agenda or pending applications.

Councilor Lynn Wood addressed the council a letter from Bill Battersby over a sidewalk issue in front of his building.

**Item 3 – Continued Review and Discussion:** Amending Chapters 1, 2, 3, 28, 29, 30, 32, 33 and Other Miscellaneous Clarification Provisions of the Coalville City Development Code.

Community Development Director Don Sargent gave the background of the Coalville City Development Code amendments.

Jacob Hansen further explained the code amendments and the Master Planned Development process.

Discussion was had between council, staff, and Jacob Hansen over the Development Code amendments, Master Planned Development process, and minor/major subdivisions.

Coalville City Community Development Director asked the council for the direction of staff to hold a public hearing for approval.

**Item 4 – Summary Discussion:** Annexation Declaration Plan – Town Hall Meeting

Councilor Shaun Powis led discussion over the town hall meeting that discussed the Annexation Declaration Plan. Councilor Louise Willoughby organized the response papers into digital format. Discussion was held between council and staff over the responses from the Annexation Declaration Plan Town Hall Meeting. Discussion was held over Coalville City's water and sewer status. The Coalville City Council decided to post the erc results to the Coalville City website.

**Item 5 – Continued Review, Discussion, and Possible Acceptance:** Robinson (NS Hill) Annexation Petition. (NS-424-A 37.56 acres)

Coalville City Community Development Director Don Sargent gave the background of the Robinson (NS Hill) Annexation Petition. Councilor Shaun Powis asked for clarification from the applicant for the use and sizes of the lots. Discussion was held between council, staff, and the applicant over the Robinson (NS Hill) Annexation Petition.

*Councilor Shaun Powis made a motion to accept the Robinson (NS Hill) Annexation Petition.*

*Councilor Brandon Brady seconded the motion.*

*Motion Carried (4-0) with one vote absent.*

**Item 6 – Review, Discussion, and Possible Approval:** Resolution 2024-3, Wohali Public Infrastructure District (PID) Trustee Appointment.

Coalville City Attorney Sheldon Smith presented Resolution 2024-3 to the council.

*Councilor Brandon Brady made a motion to approve Resolution 2024-3, Wohali Public Infrastructure District (PID) Trustee Appointment.*

*Councilor Lynn Wood seconded the motion.*

*Motion Carried (4-0) with one vote absent.*

**Item 7 – Updates:**

**A. Community Development**

Coalville City Community Development Director Don Sargent gave the current, long-range, and on-going project list.

## **B. Public Works**

Public Works Director Kyle Clark informed the council on the status of the booster lift station at Wohali.

## **C. Engineering**

No Updates

## **D. Legal**

Coalville City Attorney Sheldon Smith asked for council's input on the rules and procedures draft. Sheldon Smith also informed the council that he has been working with Wohali on completing the plat.

## **E. Mayor**

Mayor Mark Marsh informed the council that there is a training session on September 12 with Mark Christenson.  
Mayor Mark Marsh asked for the council's permission to start the process of completing impact fee studies. Discussion was held between council and staff over impact fees.

## **F. Council**

No Updates

### **Item 11 – Review and Possible Approval of Accounts Payable dated September 9, 2024.**

*Councilor Shaun Powis made a motion to approve Accounts Payable dated September 9, 2024.*

*Councilor Lynn Wood seconded the motion.*

*Motion carried (3-0) with one vote absent and one abstention.*

### **Item 12- Review and Possible Approval of Minutes dated August 12 and August 26, 2024**

*Councilor Lynn Wood made a motion to approve the minutes dated August 12 and August 26, 2024.*

*Councilor Brandon Brady seconded the motion.*

*Motion Carried (4-0) with one vote absent.*

**Item 13 – Closed Session:** Possible motion to enter a closed session for the purchase, exchange, or lease of property; pending or reasonably imminent litigation; the character, professional competence, or the physical or mental health of an individual; or the deployment of security personnel, devices, or systems.

No closed session was had.

**Item 13 – Adjournment**

*Councilor Brandon Brady made a motion to adjourn.*

*Councilor Lynn Wood seconded the motion.*

*Motion Carried (4-0) with one vote absent.*

***The content of the minutes is not intended, nor are they submitted, as a verbatim transcription of the meeting. These minutes are a brief overview of what occurred at the meeting.***

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Mark Marsh, Mayor

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Trevor Devey, City Recorder