

VERMILLION CLIFFS

Special Service District

76 North Main Street Kanab, Utah 84741

July 1, 2025 6:00 pm,
Kane County Commission Chambers
76 N. Main St. Kanab, UT

Minutes

Attending: Gwen Brown (chair), Patty Kubeja, Celeste Meyeres, Keiren Chatterly, Jeff Stott, Clayton Cutler.

Call to Order: Gwen Brown
Prayer: Celeste Meyeres
Pledge: Patty Kubeja

Public Comment:

Jim Mann: Questions about what exactly he would be paying for with the fee. States his concerns about the contract with Kanab City. States that he would like to get the governor's office involved to look into the contract.

Scott Buckner: Agrees with Mr. Mann's statement. Expresses concern that the fee is masquerading as a tax.
Board Member Brown clarifies that the contract has already been signed.

Chris W: Is any part of the money being paid to the city being earmarked for capital expenses for future use?

Board Member Meyeres explains that a portion of the funds will be used as capital for future expenses.

Jim Vann: Who will be in charge of the funds?
The board and Treasurer Chatterly expound on this answer.

Public Member: Why was the contract signed if board members were not happy with it?
Board Member Brown speaks to this question and clarifies parts of the contract.

Public Member: When will the bill be received? Where is the location of the proposed potential fire station? Concerns about the selling of public lands and potential development.
The board answers these questions.

Jim Vann: Requests clarifications about one of the potential pieces of land.
Board Member Kubeja speaks to the question.

A discussion between audience members and Kanab City Fire Chief Pierson ensues regarding funds, services, and fees. The board offers input and answers questions as needed. Attorney Stott also adds information.

Bruce: Concerns about equipment needs in the city versus the district; also expresses concern regarding equity. Inquiries about dispatch costs.
The board speaks to the question about dispatch costs.

Vermillion Cliffs Special Service District Resolution No. R-2025-1 a Resolution Adopting the 2025 Budget:

The board turns the time to staff to go over the budget. Clerk Cutler and Treasurer Chatterly explain line items and expound on the proposed budget. Staff answer questions from the audience and clarifies any misinformation. The board provides background to the situation and adds other information regarding the contract with Kanab City.

Public Hearing:

Chris W: Concerned that there was no specific line item in the budget regarding education/training for volunteer firefighters.
The board addresses his concern.

Chief Pierson: Speaks to educating about fire prevention and safety. Also states that volunteer training can begin ASAP and mentions the importance of having the volunteers.

The board briefly discuss these points.

Motion to adopt Vermillion Cliffs Special Service District Resolution No. R-2025-1 Adopting the 2025 Budget.

Motion: Patty Kubeja

Motion passed unanimously.

Vermillion Cliffs Special Service District Resolution No. R-2025-2 a Resolution Adopting the Fee Schedule:

Treasurer Chatterly and audience members discuss ways to make the tax notices more understandable to the general public. Staff and the board discuss communications, including a website and remind residents about the elections for a board made up of residents happening next November.

The board and Attorney Stott request clarification regarding a potential new occupancy fee to be established in the fee schedule. Board and staff members discuss the issue. Staff members answer questions from the board as they are asked.

Motion to adopt Vermillion Cliffs SSD R-2025-2 with the following amendment of a \$200 new resident administration fee with every new property that is brought on after the inception of the district.

Motion: Celeste Meyeres

Motion withdrawn

Motion to adopt Vermillion Cliffs SSD R-2025-2 adopting the fee schedule with the following amendments. That there be a \$200 administration fee added for any new parcel or new owner going forward; and that there is an appendix with the following formula called out. For strict FAA (Greenbelt) parcels there be a ceiling/flat rate of \$50 per parcels, and for the remaining parcels there will be a .00135% of taxable assessed value collected and remitted to Kanab City, and an additional \$150 fee per year per that is not FAA/Greenbelt parcel.

Motion: Celeste Meyeres

Motion passed unanimously.

Motion to adjourn.

Motion: Celeste Meyeres

Meeting adjourned at 7:28 pm.

Approved 08/06/2025


Gwen Brown, Chair


Clayton Cutler, Clerk