

Minutes of the regular meeting of the Ogden City Council held on Tuesday, July 15, 2025 at 6:03 p.m., in the Council Chambers, and via electronic meeting, on the third floor of the Municipal Building, 2549 Washington Boulevard, Ogden City, Weber County, Utah.

Chair	Marcia L. White
Vice Chair	Richard A. Hyer
Council members	Bart E. Blair
	Angela Choberka
	Dave Graf
	Shaun Myers
	Ken Richey

Council Executive Director Janene Eller-Smith  
Council Assistant Executive Director Glenn Symes  
Council Senior Policy Analyst Steve Burton  
Council Communications Director Brandon Garside  
Council Communications Specialist Eric Davenport

Also present: Mayor Benjamin K. Nadolski  
Chief Administrative Officer Mara A. Brown  
Deputy Chief Administrative Officer Taylor Nielsen  
City Attorney Gary Williams  
Community and Economic Development Executive Director Jared Johnson  
Community and Economic Development Assistant Executive Director David Sawyer  
Economic Development Director Sara Meess  
Planning Director Barton Brierley  
Fire Chief Mike Mathieu  
Deputy Fire Chief Mike Slater  
Deputy Fire Chief Shelby Willis  
Fire Marshall Kevin Brown  
Management Services Executive Director Lisa Stout  
Police Chief Jacob Sube  
Public Services Executive Director Justin Anderson  
Water Utility Director Brady Herd  
Marketing and Communications Director Mike McBride  
Cultural Services Director Christy McBride  
Arts Administrator Lorie Buckley  
Community Engagement Administrator Luis Lopez  
Deputy City Recorder Jason Gould

At the request of the Chair, all present stood and recited the Pledge of Allegiance led by Vice Chair White.

A moment of silence was observed.

Acknowledgements: Council member Richey acknowledged the significant amount of work done by City employees and volunteers to prepare for the upcoming Pioneer Days Celebration.

#### Appointment of Michael T. Slater as Ogden City Fire Chief

Mayor Nadolski approached the Council and stated tonight is a momentous occasion related to the history of leadership in the Ogden Fire Department; he recognized community leaders and leaders of other Departments and government agencies. He acknowledged the tremendous work done by retiring Fire Chief Mathieu to bring the City's Fire Department to the ultimate peak of greatness. He is recommending the appointment of Michael T. Slater as the new Fire Chief after a nationwide search and thorough interview process. Through this process he learned people desire to serve in Ogden City; he also learned that the men and women of the Ogden Fire Department stand ready to continue to serve the community. The culture of the Department is of the highest caliber, and it will allow for continued excellence. Mayor Nadolski offered his comments on Mr. Slater's qualifications and his ability to lead the Department into the future.

**COUNCIL MEMBER CHOVERKA MOVED TO APPROVE THE APPOINTMENT OF MICHAEL T. SLATER TO THE POSITION OF FIRE CHIEF FOR OGDEN CITY. MOTION WAS SECONDED BY COUNCIL MEMBER RICHEY, WITH THE FOLLOWING ROLL CALL VOTE: VOTING AYE – COUNCIL MEMBERS BLAIR, CHOVERKA, GRAF, MYERS, RICHEY, VICE CHAIR HYER, AND CHAIR WHITE.**

The Oath of Office was administered to Fire Chief Slater.

Chief Slater stated he is overwhelmed by the support from his family, friends, and co-workers, and he thanked the City Council for their vote of confidence in his ability to lead the Fire Department. He also thanked Chief Administrative Officer Brown and Mayor Nadolski for their faith and confidence in him. He noted the Fire Department responded to a fatal fire this morning; the men and women of the crew that responded to the fire did so in under four minutes, had water on the fire in two minutes, and pulled the individual from the fire in six minutes and had him enroute to the hospital immediately. The individual was given every chance at survival, but it is not lost on him that it will be necessary to dig deep into that call. The Fire Department owes the community the best and it is his promise that he will give the City the best and work tirelessly every day to keep the Department on the track that former Chief Mathieu put it on. He thanked his father for teaching him integrity and a strong work ethic; his kids for their support and he expressed his pride in everything they have accomplished and continue to strive to accomplish; Mike Mathieu for always being there for him and being his mentor and dear friend; and his wife who is very supportive of him and his career. A few weeks ago, they were on a family vacation in Bear Lake and his oldest son proposed to his girlfriend; a few short hours later, the 9<sup>th</sup> Street fire happened, and his wife understood he needed to leave his family vacation at 1:00 a.m. When he arrived at the fire, he saw Chief Mathieu and Battalion Chiefs McFarland and Graham. He is proud to say that he gets to work with the men and women of the Fire Department. The Department's strength lies in its people, and he is confident the City has the right people in place to continue to lead the Department forward. He feels blessed to be a part of Ogden City and he promises to give his all to make sure it is protected. He briefly touched on the history of the City's Fire Department and his own history of being employed in the Department shortly after graduating from high school and concluded by again thanking the Mayor and City Council for their support and confidence in him.

Council members commented on their support for Chief Slater and congratulated him and his family on this accomplishment; they thanked him for his dedication to the City and its residents and for his leadership. They also thanked Chief Mathieu for all he has done for the City and wished him well in the next chapter of his life.

#### Central Weber Sewer Improvement District – Notice of Proposed Tax Increase

Council member Blair used the aid of a PowerPoint presentation to provide information regarding the Central Weber Sewer Improvement District (CWSID) proposed tax increase. Utah Code 17B-1-1003 includes statutory requirements for improvement district tax increases, including a requirement for Board Members of the District to report proposed tax increase to their respective legislative bodies in a public meeting. The report must contain specific information and provide additional notice of the proposed tax increase to users of the system. The District treats wastewater from 16 municipal entities, which collectively produced 32.93 million gallons per day in calendar year 2024. There are four comparable District's along the Wasatch Front with a similar scope of responsibility. The District seeks to convey and treat wastewater from member entities in a cost-efficient manner. The District has lower than average operating expenses when compared to these peer facilities. The District went through the truth in taxation process in 2023 and 2024 to increase the property tax rate. Prior to 2023, due to increased property valuations, the District had not increased the property tax rate since 2012 and has sought to continue to operate efficiently. At this time, the District must respond to increasing operating expenses due to inflation in the cost of essential operating needs, such as chemicals and utilities used in the treatment process. The proposed 2025 increase is 9.14 percent; if approved, the tax on a \$483,000 residence would increase from \$143.45 to \$156.73, or \$13.28 per year. Tax on a \$483,000 business would increase from \$260.82 to \$284.97, or \$24.15 per year. This increase will generate additional revenue of \$1,308,368. The public hearing regarding the increase will be held August 19, 2025 at 6:00 p.m. in the CWSID officer. For a copy of the presentation in its entirety, see the information packet for the meeting.

#### Proposed Resolution 2025–14 awarding arts grants for Fiscal Year 2025–2026 and setting forth findings pursuant to Utah Code Annotated § 10–8–2

A memo from the Community and Economic Development Department regarding proposed arts grants funding for Fiscal Year 2025-2026 came before the Council for consideration. The memo stated that each year the Ogden City Council appropriates grant funding to support various local arts organizations and programs. The Ogden Arts Advisory Committee and Administration review each application and provide recommendations to the Council. The Fiscal Year 2025-2026 budget for arts grants is \$160,000, including the typical allocation of \$150,000 and \$10,000 in returned grant funds from previous years.

Arts Administrator Buckley summarized the memo and explained that the Ogden City Arts Advisory Committee has conducted the arts grant process including advertising to recruit applicants and reviewing and grading the submitted applications. Ogden City Staff assembled an arts grants review subcommittee in accordance with Ordinance 2015-41 and formed a process for the grading system for the subcommittee in compliance with the Arts Advisory Committee Ordinance allowing each grant application to be measured equally using the grant criteria. The individual scores for each grant were averaged to determine a final overall score for each application. Those scores were then used to rank the grants in both the General Support and Project Support categories. The application review subcommittee included seven members of the Ogden City Arts Advisory Committee, Ogden City's Community Engagement Administrator, and a Policy Analyst representative from City Council. The Committee's recommendations for disbursement are attached. Twenty-nine applications are recommended for funding at varying amounts. The Administration recommends that the City Council approve funding based on the grant review committee's recommendations. Ms. Buckley used the aid of a PowerPoint presentation to provide the funding recommendations for Fiscal Year 2025-2026 as follows:

- General Support:
  - Chamber Orchestra Ogden \$6,000

- Good Company Theatre \$7,500
  - Imagine Ballet Theatre \$1,500
  - Ogden Contemporary Arts \$11,000
  - Ogden Friends of Acoustic Music (OFOAM) \$11,000
  - Onstage Ogden \$9,000
  - Treehouse Children's Museum \$11,000
  - Weber Community Foundation \$3,500
  - Weber State String Project \$3,500
    - GENERAL SUPPORT TOTAL \$64,000
- Project Support:
  - Benjamin Zack \$ 500
  - Cultura & Craft \$6,000
  - Historic 25<sup>th</sup> Street Foundation, DBA Ogden Downtown Alliance \$11,000
  - LUPEC \$6,000
  - Ogden Concert Band \$1,250
  - Ogden Nature Center \$3,750
  - Ogden Pride \$4,000
  - Ogden School Foundation \$2,000
  - Ogden Shakespeare Festival \$8,000
  - PARC Bloom Utah \$2,750
  - Railtown Readings \$1,750
  - The Banyan Collective \$6,000
  - The Boys & Girls Clubs of Weber-Davis \$8,000
  - The Local Artisan Collective \$4,000
  - Trails Foundation of Northern Utah \$8,000
  - Tribalovedancer \$3,000
  - Utah Arts Alliance \$4,000
  - Utah Neighborhood Connection \$2,000
  - Weber State University Native American Student Association \$8,000
  - Youth Impact \$6,000
    - PROJECT SUPPORT TOTAL \$96,000

Ms. Buckley concluded the total funding recommended for all arts grants is \$160,000. For a copy of the presentation in its entirety, see the information packet for the meeting.

Vice Chair Hyer stated that Utah Code Annotated § 10-8-2 provides guidance related to the use of public funds for specific purposes; he asked Ms. Buckley what steps she has taken to ensure that the recommended arts grants awards are in compliance with that law. Ms. Buckley stated that she has worked with the City Attorney's Office to ensure the City is fully compliant with the law relating to arts grants awards. Arts grants application materials have been modified to ensure compliance as well.

Council member Blair asked if the photos included in Ms. Buckley's presentation have been taken by the City or submitted by applicants. Ms. Buckley stated that as part of the final reporting process, applicants submit photos supporting their applications. Additionally, Arts Advisory Committee members attend arts events and programs and capture photos of their experiences as well. Council member Blair then stated that the recommended awards for Fiscal Year 2025-2026 total \$160,000, but the budget for the Fiscal Year is \$150,000; he asked if it is necessary to increase the budget for the FY, or if there are other funding sources to cover the \$10,000 overage. Ms. Buckley stated that she would recommend increasing the budget in the next Fiscal Year because she anticipates a reduction in federal arts funding will impact artists and arts organizations. Council member Blair agreed and stated he anticipates more applicants in future years.

Chair White introduced in writing proposed Resolution 2025-14, entitled:

“A resolution of the Ogden City Council awarding arts grants for FY2025-2026 and setting forth findings pursuant to Utah Code Annotated § 10-8-2.”

Chair White then opened the public hearing.

Robert Hunter thanked the City Council for their support of the arts and shared his personal connection to the arts.

Michelle Tanner from Ogden Friends of Acoustic Music expressed gratitude for local arts funding and highlighted the impact of Ogden Friends of Acoustic Music's programming.

Amy Wicks expressed her support for the arts grants and relayed her own personal experience and involvement with the Chamber Orchestra Ogden, which was formed in 2011; it is comprised of professional and semi-professional musicians and provides quality professional-level concerts to downtown Ogden. The organization deeply appreciates the support of Ogden City and other granting organizations.

Heath Satow also expressed his support for the arts grants and acknowledged opportunities for community engagement through art. He encouraged the Mayor and Council to carefully consider any changes to arts grants guidelines that could potentially have negative impacts on funding for things like the Ogden Pride festival.

There being no further persons appearing to be heard, **COUNCIL MEMBER BLAIR MOVED THE PUBLIC HEARING BE CLOSED. MOTION WAS SECONDED BY COUNCIL MEMBER RICHEY, ALL VOTING AYE.**

**ON A MOTION BY COUNCIL MEMBER BLAIR AND SECONDED BY COUNCIL MEMBER RICHEY, RESOLUTION 2025-14 WAS ADOPTED UPON THE FOLLOWING ROLL CALL VOTE: VOTING AYE – COUNCIL MEMBERS BLAIR, CHOBERKA, GRAF, MYERS, RICHEY, VICE CHAIR HYER, AND CHAIR WHITE. VOTING NO – NONE.**

Council member Choberka stated she spent the last week at an event in Chicago, the topic of which was community engagement through art; she reflected on the benefits of the Ogden City arts grants program and is pleased the program creates so many positive benefits for the community.

Proposed Ordinance 2025–23 amending the zoning map of Ogden City, as adopted by Section 15–3–3 of the Ogden Municipal Code, to reclassify as Regional Commercial Zone (C–3) property heretofore classified as Limited Manufacturing Zone (M–1), generally located at 155 West 14<sup>th</sup> Street

A memo from the Community and Economic Development Department regarding the proposed rezone of 155 West 14<sup>th</sup> Street came before the Council for consideration. The memo stated G R I G, LLC has submitted a petition to rezone 0.73 acres from M-1 (Limited Manufacturing) to C-3 (Regional Commercial) or FLEX Industrial. The petitioner requests to establish zoning on the property to allow a personal service-type business in addition to the existing gym on the property. On May 7, 2025, the Planning Commission considered the proposal and unanimously recommended approval of the rezone to C-3.

Planning Manager Brierley summarized the memo and stated the subject property is the Iron House Gym property located on 14<sup>th</sup> Street, south of WinCo near Wall Ave. The Iron House Gym has a 3,000 square foot office/showroom section that the owner has recently turned into a tattoo parlor that the Planning Division considers to be a personal services-type business. The property is currently zoned M-1 which allows a fitness center/gym but does not allow a personal service business. The C-3 and FLEX zones allow both a fitness center and a personal services-type business.

Chair White invited input from the applicant.

Tyler Alexander, of G R I G, LLC, stated he recently purchased the subject property and would like to enhance its use; he feels the proposed layout and improvement to the building make the most sense for the property and the surrounding area.

Vice Chair Hyer referenced the landscaping requirements for the property based upon the C-3 zoning and asked Mr. Alexander if he is willing and able to comply with those requirements. He also inquired as to the timeline for completing those improvements. Mr. Alexander stated he is aware of the requirements and plans to complete the improvements within weeks of receiving approval of the zone change. He has contacted Rocky Mountain Power, and they will be upgrading the lighting at and around the site and he plans to install improved commercial lighting to enhance the aesthetics of the property.

Council member Richey asked Planning staff if there have been any discussions with the property owner to the east about how this zone change and subsequent reuse of the site may impact them. Mr. Alexander has approached the owner of that property about his plans, and the individual did not want to discuss the issue with him; he declined to be a party to the zone change at this time. Mr. Brierley added that changing the zoning of the property to the east could be initiated by the City Council or the Planning Commission if that is deemed appropriate. Vice Chair Hyer expressed concern that changing the zoning of the print shop to C-3 could result in that business being legal non-conforming relative to the landscaping requirements. Mr. Brierley stated that is correct; no changes to the property would be required unless the current use was changed or expanded.

Chair White introduced in writing proposed Ordinance 2025-23, entitled:

“An ordinance of Ogden City, Utah, amending the Zoning Map of Ogden City, as adopted by Section 15-3-3 of the Ogden Municipal Code, to reclassify as Regional Commercial Zone (C-3) property heretofore classified as Limited Manufacturing Zone (M-1), generally located at 155 West 14<sup>th</sup> Street; and by providing that this ordinance shall become effective immediately upon posting after final passage.”

Chair White then called for public input regarding the proposal.

No persons came forward to be heard

**ON A MOTION BY COUNCIL MEMBER MYERS AND SECONDED BY VICE CHAIR HYER, ORDINANCE 2025-23 WAS ADOPTED UPON THE FOLLOWING ROLL CALL VOTE: VOTING AYE – COUNCIL MEMBERS BLAIR, CHOBERKA, GRAF, MYERS, RICHEY, VICE CHAIR HYER, AND CHAIR WHITE. VOTING NO – NONE.**

Council members commented on their feelings that changing the zoning of the property to C-3 is appropriate for the area. Vice Chair Hyer asked for guidance from Mr. Brierley regarding whether he felt the City should initiate a zone change for the property east of the subject property. Mr. Brierley stated that as part of the General Plan and land use code updates, the City will be initiating several zone changes, and he would propose including that property in that process.

Proposed Ordinance 2025–24 amending the Ogden Municipal Code by amending Subsection 15–13–16.E to revise single family landscaping requirements, by making technical changes, and by amending the index as appropriate

A memo from the Community and Economic Development Department regarding proposed landscape requirements for new single-family dwellings came before the Council for consideration. The memo stated the Planning Division staff have proposed a zoning ordinance text amendment concerning the landscaping standards for front and side yards of new single-family dwellings. This amendment seeks to restrict turf grass coverage to a maximum of 35 percent of the total landscaped area within these yards. Furthermore, it mandates that no less than 50 percent of the landscaping area facing a street comprise of living plants. Lastly, landscaped mulch and rock areas adjacent to driveways will be required to incorporate a physical barrier, such as

vegetation or fencing, to prevent their use for vehicular parking.

Planning Manager Brierley summarized the memo and stated the proposed ordinance is intended to satisfy a condition of the \$10 million grant from the Utah Department of Natural Resources for replacing the 36-inch water line through Ogden Canyon, which requires limiting turf grass in front and side yards of new single-family dwellings to 35 percent. In addition to fulfilling the grant condition from the Utah Department of Natural Resources, this amendment addresses a gap in the current ordinance by requiring living plant coverage in front and side yards. Mr. Brierley used the aid of a PowerPoint presentation to discuss recent and ongoing drought conditions in the State of Utah and past actions taken by the City to conserve water resources. The current proposal is an additional water conservation effort. For a copy of the presentation in its entirety, see the information packet for the meeting.

Vice Chair Hyer asked Mr. Brierley to identify differences between the proposed ordinance and State requirements pertaining to turf replacement rebates programs. Mr. Brierley explained the State of Utah has a program that provides a rebate to homeowners who replace their front yard with waterwise landscaping. That program had several guidelines that were problematic for staff and the Planning Commission, namely once a lawn area is removed, it can never be restored even if the property changes hands to a different owner.

Chair White introduced in writing proposed Ordinance 2025-24, entitled:

“An ordinance of Ogden City, Utah, amending the Ogden Municipal Code by amending Subsection 15-13-16.E to revise single-family landscaping requirements; by making technical changes; by amending the index as appropriate; and by providing that this ordinance shall become effective immediately upon posting after final passage.”

Chair White then called for public input regarding the proposal.

Amy Wicks stated she works for the Utah Rivers Council and is a Great Salt Lake Waterkeeper; she feels the 35 percent turf maximum is a good start, but she feels the City can do better. She encouraged staff and the City Council to consider restricting the use of non-functional turf in the future for City owned properties, commercial properties, industrial properties, and residential areas. She suggested landscaping requirements be adjusted for the Business Depot Ogden, where there are a lot of ‘low hanging fruit’ in terms of unnecessary turf areas. It will take 4.5-million-acre feet of water to raise the Great Salt Lake to a healthy elevation and every drop counts; it will take some courage and changed behavior from everyone to preserve water and get it to the Lake. She added she would suggest adjusting the language regarding the 50 percent live plant requirement; the ordinance does not specify if that applies to mature plants.

Debra Darrington emphasized the need for education and examples to help residents comply with the proposed new landscaping requirements. She then expressed her appreciation for the services and materials available to residents at the Green Waste site.

Michelle Tanner stated she is very water conscious, but many of her neighbors are watering their turf every day; she is concerned that the proposed ordinance only applies to new construction and suggested that it also be applied to existing properties. She thanked the City for recognizing the crisis related to the Great Salt Lake and making these kinds of changes.

Heath Satow echoed the information provided by Ms. Wicks and suggested that landscaping regulations be revised for commercial and industrial areas.

Laura Lewis stated that she is concerned about erosion associated with waterwise landscaping; if there is not sufficient foliage to hold the ground together, the dirt or bark will wash away during a heavy storm event.

Robert Hunter stated that he supports the proposed ordinance, but it would be helpful for the City to recruit landscape professionals to help educate residents and assist them in xeriscaping or installing waterwise landscaping at their home.

There were no additional persons appearing to be heard.

Chair White asked Mr. Brierley to respond to some of the questions and comments made by the public.

Mr. Brierley first addressed the question about whether the maximum landscaping percentages are based upon plant maturity; he noted that is the case and when choosing a species of plant, it is possible to see the size of the plant at maturity. Clarifying language could be added to the ordinance to make that clear to the reader.

Chair White asked why the new regulations do not apply to existing residential properties. Mr. Brierley stated staff was focused on meeting the requirements of the grant from Utah Department of Natural Resources; additionally, new regulations are typically not imposed retroactively. He added that the amount of turf in commercial and industrial areas is currently limited to 15 percent of the total landscaped area. The City could retroactively impose regulations on City-owned properties.

Chair White asked if the ordinance addresses the need to place weed barrier to prevent erosion in xeriscaped areas. Mr. Brierley stated that in general, the installation of plants and their root structure will help with erosion in soil or rock areas.

Chair White inquired as to Administration’s plans for public education regarding this change. Mr. Brierley stated that staff will begin working on educational materials once the Council has adopted updated regulations.

Vice Chair Hyer stated he is familiar with a property near his that has been xeriscaped, but the rocks are covered with weeds; he asked if the proposed ordinance differentiates between weeds and acceptable plant vegetation. Mr. Brierley answered yes; there is a chapter that clearly defines allowed landscape material. Vice Chair Hyer then suggested that the educational materials provided to residents include photos of the types of landscape design and materials that will conform with the updated regulations.

Council member Choberka stated she has had many residents reach out to ask if the City qualifies for the State rebate program for converting a residential property to waterwise landscaping; also, the City has implemented the ‘flip your strip’ program, but many residents do not have a park strip and do not qualify for that program. She feels these new updated standards will be positive and help residents qualify for different programs.

Council member Graf stated it is important to conserve water at every level possible given that Utah is the second driest state; his worry is that measures like this could lead to a wholesale replacement of turf grass with rock because some of the benefits of turf grass are forgotten. One of the biggest downsides of rock is that it can be filled with weeds and many manage weeds with herbicides. Additionally, rock attracts and retains heat and does not create curb appeal. Turf grass is cooler, it filters water, creates oxygen, takes CO2 out of the air, and creates a curb appeal that results in higher property values. He feels there is a good way to go about implementing these standards, but as he has read about residential water use, he learned that it accounts for somewhere between eight and 10 percent of the consumption of the water in the State of Utah. Commercial and industrial uses account for 10 to 12 percent of water use, and roughly 80 percent is agriculture. Saving water used on residential properties is not enough to fill the Great Salt Lake; the only way to do that and to create more water for human consumption is to address water usage for agricultural purposes. He understands the proposed ordinance will pass and that it only applies to new residential construction, but he feels that other water conservation opportunities could be considered.

**ON A MOTION BY VICE CHAIR HYER AND SECONDED BY COUNCIL MEMBER BLAIR, ORDINANCE 2025-24 WAS ADOPTED UPON THE FOLLOWING ROLL CALL VOTE: VOTING AYE – COUNCIL MEMBERS BLAIR, CHOBERKA, GRAF, MYERS, RICHEY, VICE CHAIR HYER, AND CHAIR WHITE. VOTING NO – NONE.**

Proposed Joint Resolution 2025–5 supporting America250 Utah and recognizing and approving of the Ogden/Weber America250 Committee.

A memo from Council staff regarding the America250 Celebration came before the Council for consideration. On July 1, Gov. Spencer J. Cox and Lt. Gov. Deidre M. Henderson invited every Utahn to join a year of celebration to mark the 250<sup>th</sup> anniversary of the founding of our country. In 2026, Utahns will join with other states to commemorate the 250<sup>th</sup> anniversary of the founding of the United States and to reflect on our nation’s past, build community, and look toward the future. The semi quinentennial is a chance for everyone to feel a part of this major milestone. The memo stated the Council will consider a Joint Resolution supporting America250 Utah and approving the Ogden/Weber America250 Committee.

Cultural Services Director McBride summarized the memo and stated Administration is proposing a Joint Resolution supporting America250 Utah and approving the Ogden/Weber American250 Committee. Members of the committee are as follows:

- Luis Lopez
- Sara Toliver
- Christy McBride
- Ashley Bockwoldt
- Reide Thompson
- Marty Smith
- Richard Hyer

The Joint Resolution states the following:

- Recognizes the Ogden/Weber American250 / Utah 250 Community Committee as the official committee;
- Agrees to partner with American250 Utah;
- Appoints Council member Hyer to the committee;
- Agrees to support the American250 Utah programs;
- Agrees to support Ogden/Weber250/Utah250 Community Committee in local efforts and events educating, engaging, and unifying Utahn and visitors in commemorating and celebrating America’s and Ogden’s past and future.

Upon approval of the Joint Resolution, Ogden will be recognized as an official partner of America250 Utah and eligible for a \$1,500 stipend to cover planning expenses.

Chair White introduced in writing proposed Joint Resolution 2025-5, entitled:

“A joint resolution of the Ogden City Council and Mayor Benjamin K. Nadolski supporting America250 Utah and recognizing and approving the Ogden/Weber America250 Committee.”

Vice Chair Hyer read the proposed Joint Resolution for the record of the meeting.

**ON A MOTION BY COUNCIL MEMBER RICHEY AND SECONDED BY COUNCIL MEMBER MYERS, JOINT RESOLUTION 2025-5 WAS ADOPTED UPON THE FOLLOWING ROLL CALL VOTE: VOTING AYE – COUNCIL MEMBERS BLAIR, CHOBERKA, GRAF, MYERS, RICHEY, VICE CHAIR HYER, AND CHAIR WHITE. VOTING NO – NONE.**

Vice Chair Hyer stated he is excited to be the Council’s representative on the committee; he is old enough to remember the bicentennial celebration in 1976 and there were many unique events held during that celebration.

Council member Richey thanked the other members of the Committee for their willingness to serve.

Proposed Ordinance 2025–25 terminating and dissolving certain redevelopment project areas

A memo from the Community and Economic Development Department regarding dissolution of expired Redevelopment Project Areas came before the Council for consideration. The memo stated City Administration is proposing the Council approve a resolution dissolving and terminating five expired redevelopment and economic development areas. Formal termination of expired areas is required by state law. The collection period for these project areas has expired and no additional tax increment is

being collected by the Agency. The areas proposed for termination are:

- 12<sup>th</sup> Street Redevelopment Project Area – 1987-2022;
- South CBD Redevelopment Project Area – 1987-2022;
- South Wall Economic Development Area – 2013-2022;
- Lincoln Redevelopment Project Area – 1987-2024;
- Fairmount Redevelopment Project Area – 1992-2024.

Economic Development Director Meess summarized the memo and used the aid of a PowerPoint presentation to provide information on the value increase in each of the areas over the course of the project area's life and to highlight key projects that have been completed in several of the areas. For a copy of the presentation in its entirety, see the information packet for the meeting.

Chair White introduced in writing proposed Ordinance 2025-25, entitled:

“An ordinance of the City Council of Ogden City, State of Utah, terminating and dissolving certain Redevelopment Project Areas.”

**ON A MOTION BY COUNCIL MEMBER RICHEY AND SECONDED BY COUNCIL MEMBER GRAF, ORDINANCE 2025-25 WAS ADOPTED UPON THE FOLLOWING ROLL CALL VOTE: VOTING AYE – COUNCIL MEMBERS BLAIR, CHOBERKA, GRAF, MYERS, RICHEY, VICE CHAIR HYER, AND CHAIR WHITE. VOTING NO – NONE.**

### Public Comments

Brian Janroy stated he is the founder and owner of Apogee Worx, an aerospace defense firm near the Ogden Airport; he shared his insights regarding the efforts underway to amend the City's ordinance governing the Ogden Airport. Three and a half years ago he moved from the Ogden Airport and almost left Ogden City entirely due to the climate at the installation; what has happened over the past year has been very collaborative and positive and there are a lot of very smart people working on improving the Airport. He asked the Council to keep an open mind as they navigate the proposed amendments to the Airport regulations as it is his belief that the consultants and group of stakeholders working on that issue are very qualified, competent, and impressive. He noted he would like to move back onto the Airport in the next several years and build a 150,000 square foot facility there and he needs leases at a minimum standard to make that happen.

Robert Hunter discussed the importance of addressing climate change and the need for scientific climate research and weather services. The Council is the voice of the Ogden community and should be promoting research into the causes of climate change.

Jilian Snyder addressed the ordinance regulating landscape requirements for new single-family dwellings, expressing concerns from a homeowner's perspective and the impact the new standards could have on daily life. She thanked Council member Graf for his comments about the matter and stated that she agrees with him for the most part; she understands that the ordinance will only apply to new construction but asked the Council to consider the fiscal impact this type of ordinance can have on new homeowners.

Laura Lewis stated that she also appreciated Council member Graf's comments about landscape requirements; she has lost many trees in her yard, and her lawn is brown because of water restrictions. This impacts her quality of life because she does not enjoy being in her yard. There are many advantages to turf, and the goal should not be to get rid of it entirely. There are many different options that can be considered before blanket decisions are made.

Travis Pate shared his thoughts about the landscaping amendments that were approved tonight and stressed the importance of preserving cultural and historic resources as part of future redevelopment project areas. He feels that the City expects very strict checks and balances for residents and businesses in the community but does not hold itself to the same standards. The City continues to approve or participate in projects that jeopardize and encroach upon the history of the area.

### Mayor Comments

Mayor Nadolski thanked the Council for their support of new Fire Chief Slater; he also addressed Mr. Janroy's comments about the Ogden Airport and reflected on past challenges with airport leases. He then addressed the comments made about the ordinance amendments regarding residential landscaping and emphasized the importance of progress over perfection. He indicated his dedication to continued collaboration on many issues with the potential of impacting the community.

### Council member Comments

Council member Myers recognized Bishop Bobby R. Allen for his 45 years of service and invited him to address the Council. Bishop Bobby R. Allen shared his achievements and invited the Council to attend the Church of God in Christ's holy convocation. Mayor Nadolski and Council member Myers shared their own personal experiences attending services at the Church of God and encouraged all interested to participate as well.

Vice Chair Hyer and Council member Richey expressed their support for the ordinance amendments aimed at the Ogden Airport; they also agreed on the importance of water conservation efforts in the community and throughout the entire State of Utah.

Chair White shared her disappointment regarding a homophobic slur used at a recent candidates' forum and emphasized the importance of respectful civic dialogue. She also encouraged the Council to continue working on disagreeing better and being better people.

There being no further business to come before the Council, **VICE CHAIR HYER MOVED THE MEETING ADJOURN AT 8:16 P.M. MOTION WAS SECONDED BY COUNCIL MEMBER RICHEY, ALL VOTING AYE.**

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JASON GOULD  
DEPUTY CITY RECORDER

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MARCIA L. WHITE, CHAIR

APPROVED: September 2, 2025