

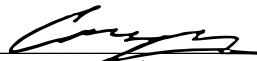
NOTICE AND AGENDA

Notice is hereby given that the Millville City Council will hold its regularly scheduled Council Meeting on Thursday, September 11, 2025, at the Millville City Office, 510 East 300 South in Millville, Utah, at 7:00 p.m.

1. Call to Order / Roll Call – Mayor Hair
2. Opening Remarks / Pledge of Allegiance – Councilmember Ward
3. Approval of agenda
4. Approval of minutes of the last City Council Meeting – August 14, 2025
5. Agenda Items—
 - A. Public comment period (2 min/person)
 - B. Millville City Youth Council Introductions – Elisha Helpingstine
 - C. Swearing in of Millville City Youth Council – Recorder Twedt
 - D. Schedule and plan for “Meet the Candidates Night” – Recorder Twedt
 - E. City Reports: Roads, Parks, Water – Public Works Director Kendrick
 - F. Councilmember reports and other items for future agendas
6. Adjournment.

In compliance with the Americans with Disabilities Act, individuals needing special accommodations (including auxiliary communicative aids and services) during public meetings should notify Corey Twedt at (435) 881-2669 at least three days prior to the meeting.

This agenda was posted on September 8, 2025, to the City posting locations, the City Website, and the Utah Public Meeting Notices Website.



Corey Twedt, Recorder

MILLVILLE CITY COUNCIL MEETING
City Hall – 510 East 300 South – Millville, Utah
August 14, 2025

PRESENT: David Hair, Daniel Grange, Clay Wilker, Pamela June, Ryan Zollinger, Jeremy Ward, Chad Kendrick, Corey Twedt, Megan Dyer, Kara Everton, Tammie Knowles, Jacob Ames, Drew Clegg, Avrie Barton, Dakota Dente, Jaysie Hobbs, Trevor Hobbs, Rod Hobbs, Tara Hobbs

Call to Order/Roll Call

Mayor David Hair called the City Council Meeting to order for August 14, 2025, at 7:00 p.m. The roll call indicated Mayor David Hair and Councilmembers Pamela June, Ryan Zollinger, Clay Wilker, and Daniel Grange were in attendance, with Councilmember Jeremy Ward to arrive shortly.

Opening remarks/Pledge of Allegiance

Councilmember Zollinger welcomed everyone to the Council Meeting and led all present in the Pledge of Allegiance. He then offered a word of prayer.

Councilmember Ward arrived at this time.

Approval of agenda

The revised agenda for the City Council Meeting of August 14, 2025, was reviewed.

Councilmember June motioned to approve the revised agenda for August 14, 2025.

Councilmember Wilker seconded. Councilmembers Ward, June, Grange, Wilker, and Zollinger voted yes. (A copy of the agenda is included as Attachment “A”.)

Approval of minutes of the previous meeting

The Council reviewed the minutes of the City Council Meeting on July 10, 2025.

Councilmember June motioned to approve the minutes for July 10, 2025.

Councilmember Grange seconded. Mayor Hair pointed out an error, which was corrected. Councilmembers Ward, June, Grange, Wilker, and Zollinger voted yes.

Public comment period

Mayor Hair opened the floor for any public comments. No one signed up for the public comment portion of the meeting.

Ridgeline High School student representatives

Drew Clegg and Avrie Barton, both Ridgeline High School student representatives, addressed the City Council. They went through the schedule of events planned for the high school homecoming week.

It was discussed that if the school decides to do fireworks at the football game, they will need to get the approvals required by City Code.

The City Council didn't express any concerns with the activities scheduled for high school homecoming.

Canyon View Lawn Care Access Issue

Millville City had received a complaint from a homeowner on Canyon Road concerning the dust from work vehicles from Canyon View Lawn Care that are accessing the backyard of the Hobbs property using a parcel with a dirt road owned by Millville City.

Trevor Hobbs, owner of Canyon View Lawn Care, addressed the Council and said that he had not yet made any changes to how they were using this parcel for access because he wanted to hear from the Council at this meeting and see what direction they wanted to go.

Trevor said that there are seven employees in addition to himself who access that area. For the business, the number of single passes going in or out through the parcel was estimated at 20 per weekday during the non-winter months.

Rod Hobbs pointed out other vehicles shown on the parcel viewer map that were parked on that parcel when the image was taken. He discussed the other people who use that parcel. He said that six homes access the property for Garr Springs to divert water, in addition to the City employees who go there about once per day. He said that the statement about only a few others, apart from the business, accessing the parcel is false. Councilmember Zollinger said that this was helpful information and that the parcel is used a lot more than he thought.

Trevor discussed a verbal agreement he has with Karla Eames to pass through her property to get to the area where his work vehicles are stored behind his parents' home.

Mayor Hair said that the main issue is the dust. He asked if Trevor felt something could be done to minimize that issue. Trevor said that he has reached out to Nick Ropelato to see about getting a magnesium treatment on the road to reduce the dust. He said that the City has covered the cost of this in the past. Recorder Twedt said that the City paid for road treatments in previous years before Canyon Road was paved further east. Trevor said that he is willing to pay for the dust treatment if they can continue to use that area for access to his business.

Jaysie Hobbs clarified that no employees of the company, other than Trevor, access that parcel in the non-summer months.

Councilmember Wilker said that since lots of people access that parcel, the City shouldn't stop one user. He said that he felt the focus should be on managing the dust.

Trevor said that, except for a couple of times in the past, this parcel has not been used as an ongoing access point for dump trucks. He said that he will push his employees to drive slowly and be careful.

Councilmember Zollinger said that this is a home-based business. Licenses for this type of business are issued in good faith that the business will be neighborly and not negatively impact those who live nearby. He said that he appreciates Trevor coming in to discuss the concern. Councilmember Zollinger said that he is excited to see the business grow and be successful, but it is bringing with it more vehicles and more of an impact on neighbors. He asked what the future of the company would look like as they outgrow the current storage location in the backyard of the Hobbs home. Trevor said that the business has grown a lot since he started it in 2019. He went from a high school kid trying to make some spare money, and it has turned into a real business. Jaysie said that long-term, they would like to move from where they are currently living to a home with enough property from which they can run the company.

Public Works Director Kendrick said that with that amount of traffic, they will likely need to treat the road more than once a year to get the desired reduction in dust.

The consensus from Mayor Hair and the Council for now was that if the dust issue was controlled, Canyon View Lawn Care would be permitted to continue using the City parcel for access to the Hobbs property. (A copy of the related staff report is included as Attachment "B".)

Consideration of ordinance updating City Code Chapter 16.16 – Subdivision Application Requirements

Development Coordinator Everton reviewed the proposed updates to City Code Chapter 16.16. She explained that there were no significant additions or deletions. The proposed changes would just move the order of things around and clean it up to match the application process and checklist.

Councilmember Ward motioned to adopt Ordinance 2025-4. Councilmember June seconded. Councilmembers Ward, June, Grange, Wilker, and Zollinger voted yes. (A copy of the adopted ordinance is included as Attachment "C".)

Consideration of ordinance updating City Code Chapter 17.12 – Establishment of Zones

Development Coordinator Everton reviewed the proposed updates to City Code Chapter 17.12 that removed a zoning restriction on future development in the annexation boundaries in the South Fields. The City Council had talked about this previously. It was discussed that this really shouldn't be in the land use code, and that it was added by split vote before sewer was available.

Councilmember Wilker motioned to adopt Ordinance 2025-5. Councilmember Ward seconded. Councilmembers Ward, June, Grange, Wilker, and Zollinger voted yes. (A copy of the adopted ordinance is included as Attachment “D”.)

Consideration of ordinance updating City Code Chapter 2.36 – Access to Public Records

Recorder Twedt reviewed the proposed updates to City Code Chapter 2.36. He explained that the updates were very minor. The existing code points to an old email address that is not used for GRAMA requests anymore, and the fee structure should be updated to be more realistic with existing pay rates.

Councilmember Ward motioned to adopt Ordinance 2025-6. Councilmember Zollinger seconded. Councilmembers Ward, June, Grange, Wilker, and Zollinger voted yes. (A copy of the adopted ordinance is included as Attachment “E”.)

Consideration of ordinance updating City Code Chapters 17.20A, B & C

Development Coordinator Everton reviewed the proposed updates to City Code Chapter 17. The proposed updates would remove references to septic tanks and increase setback requirements for accessory buildings to five feet.

The proposed changes would also update requirements for private lane subdivisions to require that a public meeting be held.

Councilmembers Zollinger and Wilker pointed out that the City Code now allows for certain types of development on a private lane. They asked for clarification on why a public hearing would be needed. Recorder Twedt said that the intent of this public hearing was not to see if everyone was in favor of the subdivision. Planning and Zoning will review the subdivision applications to verify that they meet City Code requirements. The intent was to allow neighbors to address issues that the City may not be aware of. As an example, he discussed a recent private lane development for which snow removal was a concern for an existing homeowner. A public hearing would have given that neighbor an opportunity to address the snow removal concern. Development Coordinator Everton clarified that the current code allows for a public hearing to be held on any subdivision.

Councilmember Zollinger motioned to adopt Ordinance 2025-7. Councilmember Grange seconded. Councilmembers Ward, June, Grange, Wilker, and Zollinger voted yes. (A copy of the adopted ordinance is included as Attachment “F”.)

Consideration of ordinance updating City Code Chapter 9.22 – Noise and Lighting Control

Recorder Twedt reviewed the proposed changes to City Code Chapter 9.22. He said that although there are sound and curfew statutes in the code that address the ongoing issues at the Ridgeline High School baseball field, the code currently does not address sports lighting as well as it should. The update puts a curfew on lighting and requires sports lighting to have a timer.

Recorder Twedt also reported that City staff had met a couple of times with Deputy Gerke from the Sheriff's Department to discuss the ongoing issues at the high school baseball field. Recorder Twedt said that he plans to send the deputy an update on the code revisions as well as some names of those who have been most impacted by late-night use of the baseball field. Deputy Gerke is planning to visit with those people and discuss how law enforcement can help address the issue going forward.

Councilmember Zollinger motioned to adopt Ordinance 2025-8. Councilmember Ward seconded. Councilmembers Ward, June, Grange, Wilker, and Zollinger voted yes. (A copy of the adopted ordinance is included as Attachment "G".)

Consideration of resolution approving the FY25 Fraud Risk Assessment

Recorder Twedt said that he and the advisor CPA for the City, Scott Swenson, had met to complete the FY25 Fraud Risk Assessment. He said that the results are the same as they were last year. This assessment is a requirement of the State Auditor's Office.

Councilmember Grange motioned to adopt Resolution 2025-21. Councilmember Zollinger seconded. Councilmembers Ward, June, Grange, Wilker, and Zollinger voted yes. (A copy of the adopted resolution is included as Attachment "H".)

Consideration of resolution adopting a Sanitary Sewer Management Plan

Recorder Twedt reviewed the resolution to adopt the Sanitary Sewer Management Plan, as the City is getting close to beginning to use the sewer collection system. He said that changes will probably be made in future years as problem areas are identified and as we get on a regular schedule for maintenance.

Councilmember June pointed out some grammatical errors, which were corrected by Recorder Twedt.

Councilmember Grange motioned to adopt Resolution 2025-23. Councilmember Ward seconded. Councilmembers Ward, June, Grange, Wilker, and Zollinger voted yes. (A copy of the adopted resolution is included as Attachment "I".)

Consideration of ordinance for acceptance of Eames Annexation

Councilmember Zollinger said that he had a conflict of interest for this agenda item, as his father is one of the people requesting the annexation. He recused himself and went to sit with the audience as is required by the Millville Conflict of Interest Policy.

Mayor Hair reviewed the ordinance for approval of the Eames Annexation. It was discussed that the County Council had reviewed the proposed annexation at their Council meeting on Tuesday, since it would create an island. The County Council approved the annexation.

Recorder Twedt said that for annexations, it is important for the Council to consider utilities. The water and sewer for the property being considered for annexation will need to be extended further south on 100 East. If the City is being asked to extend these lines at its cost, this annexation should be looked at differently, as it may not be worth it. If the landowners are willing to extend the utilities, the annexation seems like a good thing for Millville City.

Councilmember Ward motioned to approve the annexation and adopt Ordinance 2025-9. Councilmember June seconded. Councilmembers Ward, June, Grange, and Wilker voted yes. Councilmember Zollinger abstained. (A copy of the adopted ordinance is included as Attachment “J”.)

City Reports

Director of Public Works Chad Kendrick said that the water system continues to work well, although a lot of water is being consumed. The new well is running nearly 18 hours per day, and last year it was only running for about 10 hours per day.

Director Kendrick discussed the water exchange with the Cemetery District. We are very close to finishing up that exchange, and the Cemetery Board seems happy with the water they are now getting from the spring.

Director Kendrick thanked the Council for the two new Public Works pickup trucks. We are just waiting for the emergency lights to be installed, and they will be good to go.

Everything is going well at the parks. Several people have commented about liking the new pavilion.

Pavement for the sewer project has been delayed for far too long. They are scheduled to return on Monday and stay until all of the pavement is done. Councilmember Zollinger commented about all of the clean-up remaining that needs to be done before the sewer project is complete.

Recorder Twedt said that the new readout data collection signs had arrived. He said that he was looking for direction, but he and Director Kendrick had discussed getting anchors placed on some of the key roads as a starting point. The three roads recommended would be 450 North, 100 North, and 300 South. Councilmember Wilker said that at some point, it would be good to work on traffic on 550 North, west of Main Street, as well. Recorder Twedt said that they plan to move the signs around. He would like to use the data collecting box in a location before putting up the signs, so that they could determine if the signs are making an impact on speeding, like they are hoping they will.

Councilmember Reports and Items for Future Agendas

(A copy of the Councilmember Assignments List is included with the minutes as Attachment “K”.) Councilmember June said that her son had been trying to play tennis at

the North Park and they were wondering if the new court lights were not working. It was discussed that the light timer had temporarily been set to turn off at 9 p.m. There had been a complaint from one home near the park. The City was working with the electrician to see if there was a way to minimize the impact on this home. After they are able to make adjustments to try and address the issue, the timer will be changed back for the lights to go out at 10 p.m.

Adjournment

Councilmember Zollinger motioned to adjourn the meeting. Councilmember June seconded. Councilmembers Ward, June, Grange, Wilker, and Zollinger voted yes. The meeting adjourned at 8:33 p.m.



AGENDA REPORT: MEET THE CANDIDATES NIGHT

September 11, 2025

Background

For some of the elections in the past, Millville City has sponsored a “Meet the Candidates Night” giving residents an opportunity to come and hear from the candidates and get to know them prior to the election. All candidates for the 2025 election have been invited to attend the City Council meeting tonight to provide input on the schedule and format for the “Meet the Candidates Night.”

Schedule

Election day is November 4, 2025. The ballots will be mailed out by the County no earlier than October 14th. It would be good to hold the event prior to when ballots will show up in mailboxes. Tonight, the Council and candidates should select a date so that we can begin notifying residents.

Format

The last “Meet the Candidates Night” for Millville City for which there were contested seats for both Mayor and City Council was held in 2017. That event started at 7 p.m. at the elementary school. Each candidate was given up to 2 minutes to stand and introduce themselves and explain why they were running or whatever they wanted to say. They were cut off after the 2-minute time limit. They then separated to a different part of the room to allow residents to stop by, meet them, and ask them questions.

Included with this staff report are the agendas for the “Meet the Candidates Nights” held in 2001 and 2021. Those are the only ones for which I was able to track down an agenda or format.

Tonight, the Council and candidates will need to decide on the format they would like to use for this year.

CANDIDATE NIGHT 2021 AGENDA

Millville City has two Mayor candidates that will be on the ballot for the election in November. The get-to-know the candidate night will be on September 23, 2021 starting at 8:00 p.m. following the City Council Meeting at the **Ridgeline High School Lecture Hall**.

The Candidate Night will be led and moderated by local celebrity and podcast sensation Jason Kimber.

Introduction:

This year, Millville City had openings for two City Council position and one Mayor position. Only the existing two incumbent councilmembers filed for the councilmember positions. Two candidates filed to run for the open Mayor position.

Tonight, we will hear some opening remarks from each candidate followed by answers to some pre-selected questions. After they both answer the questions, we will hear some closing statements and then the two candidates will separate to different parts of the room so that the public can meet them and ask additional questions.

Time restrictions have been set for each segment and we will be strict on keeping the candidates to the allotted times. We will be giving the candidates a 10 second warning if they are nearing the end of their allotted time and then they will be cut off when they reach the time limit.

Discussion Items with Order:

- **Opening Comments**
 - 3 min each; (1) Robert Cudney, (2) David Hair
- **Questions**
 - **Why are you running for Mayor?**
 - 2 min each; (1) David Hair, (2) Robert Cudney
 - **What do you see being the biggest issues facing the City today and what are you or would you do to lead us through those issues?**
 - 5 min each; (1) Robert Cudney, (2) David Hair
 - **What do you love about Millville City?**
 - 2 min each; (1) David Hair, (2) Robert Cudney
- **Closing Comments**
 - 3 min each; (1) Robert Cudney, (2) David Hair



MILLVILLE CITY

P.O. BOX 308 • MILLVILLE, UTAH 84326

September 1, 2001

(435) 750-0924

David Hair
PO Box 383
Millville, UT 84326

Dear Candidate,

You are cordially invited to participate in a "Meet the Candidate" night on Friday, 14 September 2001, at 7:00 pm, in the City offices located at 490 East 300 South. Please arrive 15 minutes early. The City Council has asked Councilmember David Mortensen to moderate the event. The format of the evening will be as outlined below.

7:00 Welcome

7:02 Introduction of Candidates. This will be done alphabetical by last name...first for City Council candidates, then the Mayoral candidate. Each candidate will be given 1 minute to give a brief introduction (name, where you live, about your family, etc.).

7:10 Responses to Questions. The moderator will ask 5 questions of the candidates. Each candidate will have the opportunity to be the first respondent to one of the questions, except the Mayoral candidate. You will be given up to 1½ minutes to respond. The questions will be:

1. The 2000 census indicates that there are 1,507 people in Millville...that represents about 420 households. If the growth rate in Millville for the next 20 years is the same as it has been for the past 20 years, Millville will almost double in population and add about 360 new homes. What should the City be doing to prepare for the coming population growth?
2. Besides the statutory requirements (that were filled when you filed to run for public office), and being elected, the only qualification to serve in City government is to do the best you can to make your community a place that people want to call home. The City Council meets twice a month to conduct the business of the City. In addition to those meetings, you will have administrative responsibilities outside of the council meeting that will require your attention.

What are your personal areas of interest in city government? What strengths do you feel you will bring to the council? And...what commitment level of time do you place on attendance at meetings and fulfillment of assignments?

3. Sewer is not an issue for your candidacy, since that issue will be decided by a vote of the people before you take office. However, what are your feelings about Millville having sewer and why?
4. Millville touts the tagline, "Country Living at its Finest". What does that mean to you?
5. Each year the expenses of the City seem to increase. In fact this year's budget is about \$640,000...that's around \$400 for every person residing in the City. Taxes and usage fees generate the revenues used to fund the expenses of the City. I would like to pick on property taxes.

In 1990 the property tax paid to the City on a \$100,000 home in Millville was \$108. This year, the property tax paid to the City on a \$100,000 home in Millville will be about \$62...that's a 43% decrease over 11 years. In that same time period, the City population has increased 30% and expenses have increased by 400%. Are property taxes paid to Millville too high, about right, or too low, and why do you feel that way?

- 8:00 Audience Choice Questions. During the meeting the audience will have the opportunity to write down a question they want to know about. The questions may be directed at a particular candidate or to all of the candidates. The moderator will read the questions submitted and the candidate will be given up to 1½ minutes to respond. When there are no questions, or at the end of ½ hour, whichever comes first, the Closing Comments portion will commence.
- 8:30 Closing Comments. Candidates will be given 2 minutes to say whatever they want as a closing statement.
- 8:42 Refreshments and socialize.
- 9:00 Meeting ends.

If you have any questions about this meeting, feel free to contact me. I live at 45 East 650 North, and my phone number is 752-8059. I look forward to meeting with you on the 14th.

Best regards,



David Mortensen
Millville City Councilmember

Councilmember Assignments 2025

Councilmember Daniel Grange

- Car Show for City Celebration
- Parks

Councilmember Ryan Zollinger

- Sewer
- School District

Councilmember Clay Wilker

- Ordinance Enforcement
- Fire/EMS/Emergency Preparedness
- Law Enforcement/Animal Control

Councilmember Pamela June

- P&Z
- Youth Council
- Wildfire

Councilmember Jeremy Ward

- City Celebration/Parade
- Trails