

**IRON COUNTY COMMISSION MEETING
SEPTEMBER 8, 2025**

Minutes of the Iron County Commission meeting convened at 9:00 a.m. September 8, 2025, in Commission Chambers at the Iron County Courthouse, Parowan, Utah.

Officers in attendance included:

Paul Cozzens	Commission Chair
Michael Bleak	Commissioner
Kenneth Robinson	Commissioner
Jonathan T. Whittaker	County Clerk

Also present:

Lucas Little	County Auditor
Ken Carpenter	County Sheriff
Richard Wilson	Chief Engineer
Shalon Shaver	Corrections
Sam Woodall	Deputy Attorney
Reed Erickson	Planner
Brett Hamilton	Planner
Maria Twitchell	Tourism/Parks & Rec

Other present:

Karen Ence	Amanda Giles	Katarina Hamilton
Sydney Rasmussen	Reagyn Reynolds	Shelby Springall

SYNOPSIS

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INVOCATION

An invocation was offered by Michael Bleak.

PLEDGE OF ALLEGIANCE

Those assembled were led in the pledge of allegiance by Sam Woodall.

APPROVAL OF MINUTES

Kenneth Robinson made a motion to approve the minutes of the Iron County Commission meeting held on August 25, 2025. Second by Michael Bleak. Voting: Michael Bleak: Paul Cozzens, Aye; Kenneth Robinson, Aye.

APPROVAL OF CLAIMS FOR PAYMENT

Michael Bleak made a motion to approve Claims for Payment from August 25, 2025, to September 7, 2025. Second by Kenneth Robinson. Voting: Michael Bleak, Aye; Paul Cozzens, Aye; Kenneth Robinson, Aye.

DEPARTMENTAL REPORTS

Lucas Little, Iron County Auditor, reported and explained the recent fraud charges against a former Iron County Employee. He read, "Public funds were held in the highest regard, and this finding has not been taken lightly. Since then, we have reviewed the money process for each department that handles money, and we are implementing additional checks and balances where needed. As in this case, fraud is often discovered through whistleblowers, and he wanted to publicly thank whoever reported this. As a reminder, we do have a fraud hotline on the county website under the Auditor's Department, where information can be submitted anonymously." His office was going through the Board of Equalization (BOE) process, and the deadline for those applications was September 15th. Abatement applications for property tax abatements for low-income and indigent individuals, due last week, had been accepted and were being processed. Luke updated the previous bill, vetoed by the Governor, and was going to be resubmitted by Senator Dan McKay to replace the Abatement Program with a Deferral Program. Luke explained the bill and the consequences it would cause if passed. Luke noted that he would be attending the upcoming Utah Association of Counties (UAC) Conference, where this would be an ongoing discussion.

Shalon Shaver, Iron County Corrections Lieutenant Commander, reported on statistics for the 3rd quarter. Culinary costs were staying consistent and were currently \$1.09. Shalon noted that the average daily population was down by 22 from the 2nd quarter, which could be attributed to an increase in those being booked and released on an ankle monitor. Commissioner Robinson asked Shalon if the ankle monitors were effective. Sheriff Carpenter replied that although ankle monitors could create problems, Iron County did not have many issues with them. Sam Woodall, Iron County Deputy Attorney, reported that the Judge decided whether an arrested person could be held without bail with an ankle monitor. Shalon reported that the Jail Work Crew worked 40 hours for the Sheriff's Office, 108.5 hours for the jail, 180 hours for Parks & Recreation, and 246 hours for the Iron County Fair for a total of 574.5 hours. She noted that 3 deputies were hired, and one tested out of the Basic Correctional Officer (BCO) entrance standard and was already on duty. There were 6 deputies on extended Military leave and 3 on FMLA leave. The new Sheriff Complex continued to move forward. Shalon reported on the education programs at the jail.

Kenneth Carpenter, Iron County Sheriff, reported on current Law Enforcement (LE) Issues. Metro SWAT: had 14 call outs (Search/Arrest warrants, and other high-risk calls), to date. They were using four-man teams for Task Force (TF) arrests. Drug Force Task: very active with multiple drug arrests and weapons seized. In one case last month, 13 firearms were seized in relation to a drug offense. Ken reported that the Iron County Sheriff's Office (ICSO) was now a member of the Washington County Task Force Bomb Squad with one Explosive Detection K9 and funding for a second Explosive Detection K9 for Iron County. Under Total incident reports, September 8, 2025

there were 5,287 compared to 6,399. Sheriff Carpenter explained the ICE 287G Program and what ICE was expecting local LE to do once a department signed up. Sheriff Carpenter reported that criminal offenses at the Youth homes continued to increase. There was an increase in total hours worked from 247.8 to 431.3 hours. There were 44 assaults compared to 33, 37 runaways compared to 30, 17 Sex offenses compared to 15, and 12 Juvenile problems. He noted that most of the issues came from out-of-state youth. Ken reported on the Strength of Patrol. There were 3 deputies in FTO, 3 in POST, and potentially losing 5 deputies (US Marshals (1), Forest Service (1), Arizona LE Agency (1), and CCPD (1). One Drug/Patrol Team had to be replaced, which would be funded by the Task Force committee. Future Ops: Cedar City gave a 5% raise to the Cedar City Police Officers during their last budget hearing, which put ICSO 3% behind them. The ICSO received three new trucks with grant funds. He noted that he would like to put aside that money to help purchase a Bearcat Armored Vehicle for SWAT, which would be on a 10-year payment plan. Sheriff Carpenter reported that the Ground Breaking for the Sheriff Complex was held, with a projected completion date of July 2027. Jail pods were complete, and they were finishing up the groundwork. Commissioner Cozzens discussed the shooting range road issue regarding a request from Frank Nichols about having permission to use the roads.

Maria Twitchell, Iron County Executive Director of the Cedar City/Brian Head Tourism Bureau, and Parks & Rec, reported on Tourism. The Tourism budget was on track at 29.4% used, and the Tourism, Recreation, Culture & Convention (TRCC) tax was at 50%. The Transient Room Tax (TRT) collections were slightly lower than those for the same period in 2024. Occupancy and the Average Daily rate had decreased; however, Restaurant Tax saw a nearly 11% increase over 2024. Commissioner Cozzens inquired about the possible Park Reservations program. Maria replied that Congress was not happy regarding reservations at parks. It could hurt Iron County, but not as much as other counties that were closer to the parks, which depended on the revenue. She reported that Tourism received a grant for \$95K, from the Utah Office of Tourism (UOT) to use for marketing purposes. She noted that Brian Head and the Shakespeare Festival had applied for the same grant and received funds. Iron County Tourism had partnered with UOT on a seven-month Destination Development Pilot Program, through Veneto Collaboratory, that matched a destination expert with four businesses in Iron County to assist them in creating a bookable/monetized visitor experience. Iron County had eight businesses/organizations apply, which would be narrowed down to four this week. Maria reported that Iron County hosted the UOT Destination Development workshop in Cedar City on August 11th and 12th, focusing on Agritourism and Dark Skies Product Development, with approximately 200 in attendance. Fall advertisement had been placed in several media, including digital, social media, connected TV, streaming, and digital audio (Spotify). She reported that discussions regarding the SUU sports facilities had been productive. It had been turned over to the SUU Legal Department to present Iron County with an official agreement. Maria noted that she and her staff would be attending the Utah Tourism Conference in Brian Head from September 30th to October 2nd. Maria reported on Parks and Recreation. A concerned citizen called regarding safety at the Iron County Shooting Range. She noted that the range was an unsupervised shooting range, meaning people enter and participate at their own risk, which was posted at the entrance to the range. However, there were always issues with shooting while people were down range. There were no Range Safety Officers (RSOs), but with the growth of the area and risk increasing, it might be to the point that Iron County needed to look at a long-term plan for safety and mitigating risk. There was a discussion with the commissioners about this issue to see what could be done in Iron County. Maria reported on upcoming events at Iron County Parks, which included the Cedar City Half Marathon on September 9th (900 participants), High School Mountain Bike (MTB) Region Race on September 12-13 (1,600 participants), and the High School MTB State Championships on October 17th and 18th (2,500 participants). She noted that to date, revenue generated from the parks was \$11,013. Maria reported on improvements and maintenance at Wood Ranch, 5-Mile, Three Peaks, and the Shooting Range. The BLM approved the south boundary expansion at the shooting range. The expansion would split the area into two ranges with a gate in the middle to allow for the entire area to be rented as

one or two ranges. There would be a fee change, which she would present to the commission at the next meeting.

Kenneth Robinson, Iron County Commissioner, reported that he was able to attend the Iron County Fair activities. Ken expressed his appreciation to Jami Evans, Iron County Fair Director, her crew, and the countless county employees who participated and helped with the fair. He noted that he was impressed by the participants in the rodeo events and the multiple NFR qualifiers that were in each event. Meetings continued to move forward on the new Sheriff's Complex. Ken reported that he received a call from Scott Stubbs regarding the channel that was dug along Hwy 91 and out to Little Salt Lake. Mr. Stubbs expressed concerns about the weed control. Commissioner Cozzens reported that after the large snow run-off in 2005, the channel was dug and cleared because of runoff along Hwy 91. Since the growth in those areas, there would have been more flooding if that had not been done.

Michael Bleak, Iron County Commissioner, reported that he had been attending and helping at the Iron County Fair for many years, and it continued to grow; it was always a great event. Mike expressed his appreciation to Miss Iron County/Miss Iron County Teen and the Rodeo Royalty, who were always available and so willing to help wherever they were needed. He also expressed his appreciation to Doug Ball, who volunteered to monitor the fair stands during the events held in the arena, which was an unpleasant duty. The largest complaint during the events was about people standing in front and blocking the people sitting in the stands. Mike expressed appreciation to Lloyd and Dana Stubbs for providing the food for the Sunday Elected Officials dinner, which had been a tradition after the Sunday program. This was a tradition for the Stubbs family, and they always provided a great home-cooked meal. He noted that the Elected Officials participated in the parade on Monday. Mike reported that he attended the Iron County Council on Government (ICCOG) quarterly meeting. Sheriff Carpenter, Sam Woodall, George Colson, Parowan Police Chief Adams, and Mike met to discuss Air Ambulance needs. He also had the opportunity to visit with the Department Heads and employees and expressed his appreciation for all they do for Iron County. Mike gave an update on the K9, Bomb-Dog, and purchase for Iron County.

Paul Cozzens, Iron County Commissioner, noted that he also attended the Iron County Fair and the Monday night Rodeo with his family and grandsons. The fair was incredible, and he agreed with the comments about the fair from the other two commissioners. Paul reported that Erin Bushman, 5-County Director, sent him a text, and it read, "We have made an organizational change to consolidate the heat program, the weatherization program, and our Community Action program under a single director. These programs all share a common set of questions and intake. The programs will eventually have a common set of staff that can accommodate any of the programs. We intend to have a single office in Iron County, a single office in St. George, and a single office in Hurricane that can provide all the services. We will also cross-train personnel who will travel to Beaver, Garfield, and Kane, and can also provide intake for all services. The belief is that by combining and streamlining these services, our citizens will get better customer service and experience a one-stop shop. The long-term goal would be to get out of multiple leases and combined into a single location." Paul noted that these changes would save each county money and allow the current Community Action Partnership (CAP) Director to focus more heavily on housing, as that was the number one need as determined by the need of the assessment. He gave an update on the storm drain improvement that was made on 800 South by the Transfer Station.

Commissioner Bleak mentioned that, in conjunction with the Iron County Fair, Davey Burton lives in Parowan and works for the Department of Transportation (DOT) and volunteers with the Parowan Fire Department. Davey had been on the Rodeo Committee for many years and very involved with the fair. Mike reported that Davey was recognized by Justin Boots as a Community Volunteer. Mike had the honor of presenting Davey with a new pair of Justin Boots during the Rodeo.

INTRODUCTION OF THE 2025 MISS IRON COUNTY AND MISS IRON COUNTY OUTSTANDING TEEN AND THEIR COMMUNITY SERVICE INITIATIVES

Karen Ence, Miss Iron County/Miss Iron County Outstanding Teen Director, announced her resignation as the pageant director after being Co-director for 2 years and Director for six years. Karen expressed her appreciation to the commissioners for always supporting the pageant and royalty. She reported that Amanda and Ashton Giles were the new pageant Co-directors. Amanda Giles explained that her goal for Miss Iron County/Outstanding Teen was to teach them what it meant to lead and serve our community. She introduced the Iron County Royalty and turned the time over to them to introduce their Community Service Initiatives (CSIs). Regan Reynolds, Miss Color County Teen, reported that her CSI was "Mind in Motion." She explained that Mind in Motion focused on individuals improving their mental health through physical activity. Sydney Rasmussen, Miss Iron County Outstanding Teen, reported that her CSI was "Her Light." She explained that her CSI was about helping girls find confidence and love on social media and build their confidence in everything they do. Shelby Springall, Miss Iron County, reported that her CSI was "STEAM-Find your Sparkle. STEAM stands for Science, Technology, Engineering, Arts, and Mathematics. This was something that could build confidence, curiosity, creativity, and foster a whole new side of learning and growing new leaders in our community.

Commissioner Bleak expressed his appreciation to G'Ne Bartholomew for her years of service as the fair's "fence patrol" and would not have to endure being harassed. Commissioner Robinson noted that in the creation of the fair's 25-Year Plan, that would no longer be an issue. Ken had traveled last week and was able to visit other fair venues, and he shared some great ideas with Jami Evans.

PUBLIC HEARING, DISCUSSION, AND POSSIBLE APPROVAL OF A PROPOSED COUNTY CODE AMENDMENT ORDINANCE 2025-7, TO THE IRON COUNTY LAND USE CODE – AMENDING SECTION 17.16.030 (TABLE OF USES), SECTION 12.12.030 (FEES; PERMITS), AND ADDING SECTION 16.28.015 REQUIRING A PLAT AMENDMENT FOR A "FULL BOUNDARY ADJUSTMENT: AND PROVIDING AN EFFECTIVE DATE Applicant: Iron County

Reed Erickson, Iron County Planner, explained that Ordinance 2025-7 consisted of two parts: Code Amendments for Light Industrial (LI) in RA-20 and Boundary Adjustments with Plat Amendments and Fees for Encroachment Permits. "Section 1. The amendment to Section 17.16.030 allowed "Light Industrial" (LI) use in the RA-20 zone with a Conditional Use Permit (CUP). Currently allowed in the A-20 zone with a CUP and LI, I & IA as permitted use. He noted that this addition complied with HB104 for a "full boundary adjustment" that requires a plat amendment. Section 2. Within Section 16.28.015 – Plat amendment required for full boundary adjustment. To propose a full boundary adjustment in accordance with Utah Code §17-27a.-522, the adjoining property owners shall submit a proposal to the land use authority that includes: (a) a conveyance document that complies with Utah Code §57-1-45.5 UCA; (b) a survey that complies with Utah Code §57-1-4.5(3)(b); and (c) a proposed plat amendment corresponding with the proposed full boundary adjustment, prepared in accordance with Utah Code §17-27a-608. Section 3. Within Section 12.12.030 – Fees, a portion of the Iron County Code, shall be, and hereby is, identified and amended to read as follows: A. All fees related to encroachment permits shall be as established in the most recent Iron County Fee Schedule (Section 3: Engineering), adopted and amended by the Iron County Commission."

Paul Cozzens, Iron County Commission Chair, declared a Public Hearing open regarding Ordinance 2025-7.

No Public Comments were offered.

Paul Cozzens, Iron County Commission Chair, declared the Public Hearing closed.

Reed Erickson, Iron County Planner, reported that the Iron County Planning Commission (ICPC) had recommended approval.

Kenneth Robinson made a motion to approve the proposed Iron County Code Amendment Ordinance 2025-7 as presented by Reed Erickson. Second by Michael Bleak. Voting: Michael Bleak, Aye; Paul Cozzens, Aye; Kenneth Robinson, Aye.

IRON COUNTY ORDINANCE 2025-7

AN ORDINANCE OF IRON COUNTY, UTAH, AMENDING SECTION 17.16.030 – TABLE OF USES, ADDING SECTION 16.28.015 – PLAT AMENDMENT REQUIRED FOR FULL BOUNDARY ADJUSTMENT, AND AMENDING SECTION 12.12.030 - FEES; AND, PROVIDING AN EFFECTIVE DATE.

Whereas, Iron County has determined in accordance with the desire to clarify code conflicts with fees for encroachment permits, provide more development opportunities in the RA-20 zoning district for “light industrial” uses, and comply with new Utah Code provisions in amending lot boundary lines and amending subdivision plats, various provisions and regulations need to be added, amended, or modified; and

Whereas, the County Commission finds that it is in the best interest of the County after taking into consideration the citizens’ health, safety, and welfare, to amend the following ordinance; and

Whereas, the Planning Commission of Iron County has held a duly advertised and noticed public hearing on the proposed amendments to the Zoning Ordinance of Iron County, Utah, and has carefully and thoroughly reviewed and considered the comments received, and has voted to forward the proposed ordinance to the Iron County Commission with a recommendation for approval; and,

Whereas, the Iron County Commission has held a duly advertised and noticed public hearing on the proposed ordinance and after considering the public comments and the language of the proposed ordinance, the County Commission concludes that the proposed ordinance appropriately considers and balances all interests in accordance with the purposes and goals of the County Land Use, Development, and Management Act; the Iron County General Plan; and, the Iron County Zoning Ordinance.

NOW THEREFORE, BE IT ORDAINED AND ENACTED BY THE BOARD OF COUNTY COMMISSIONERS OF IRON COUNTY, UTAH, AS FOLLOWS:

SECTION 1. Within Section 17.16.030 – Table of Uses, a portion of the Iron County Code, shall be, and hereby is, identified and amended to read as follows:

17.16.030 TABLE OF USES
Remainder of this Section remains unchanged

TABLE OF USES												
USES	ZONE DISTRICTS											
	A-20	RA-20	RR-20	R-5	R-2	R-1	R-1/2	R4 K	C	LI	I	IA
Laundry, self-service (laundromat)	C	N	N	N	N	N	N	N	P	P	N	N
Light industrial	C	XC	X	X	X	X	X	X	X	P	P	P
Livestock auction facility	C	N	N	N	N	N	N	X	N	N	P	C

Remainder of this Section remains unchanged

SECTION 2. Within **Section 16.28.015 – Plat amendment required for full boundary adjustment**, a portion of the Iron County Code, shall be, and hereby is, identified and added to read as follows:

16.28.015 – Plat amendment required for full boundary adjustment.

To propose a full boundary adjustment in accordance with Utah Code § 17-27a-522, the adjoining property owners shall submit a proposal to the land use authority that includes:

- (a) a conveyance document that complies with Utah Code § 57-1-45.5 UCA;
- (b) a survey that complies with Utah Code § 57-1-4.5(3)(b); and
- (c) a proposed plat amendment corresponding with the proposed full boundary adjustment, prepared in accordance with Utah Code §17-27a-608.

Remainder of this chapter remains unchanged

SECTION 3. Within **Section 12.12.030 – Fees**, a portion of the Iron County Code, shall be, and hereby is, identified and amended to read as follows:

12.12.030 - Fees.

- ~~A. All fees related to encroachment permits shall be as established in the most recent Iron County Fee Schedule (Section 3: Engineering), adopted and amended by the Iron County Commission. For all easement cuts not specified below: ten cents per square foot (fifty dollars minimum charge).~~
- ~~B. For all easement cuts (longitudinal) for water: ten cents per square foot (fifty dollars minimum charge).~~
- ~~C. For all lateral sewer cuts: ten cents per square foot (fifty dollars minimum charge).~~
- ~~D. For all lateral water cuts: ten cents per square foot (fifty dollars minimum charge).~~
- ~~E. For cuts made by all franchised utility companies: ten cents per square foot (fifty dollars minimum charge).~~
- ~~F. For storm drains: ten cents per square foot (fifty dollars minimum charge).~~

SECTION 4. Severability.

Should any portion of this ordinance be found for any reason to be unconstitutional, unlawful, or otherwise void or unenforceable, the balance of the ordinance shall be severable therefrom, and shall survive such declaration, remaining in full force and effect.

SECTION 5. Effective Date.

This ordinance shall become effective immediately after the required publication thereof, as set forth in Utah Code §17-53-208.

PASSED AND ADOPTED BY THE BOARD OF COUNTY COMMISSIONERS OF IRON COUNTY, UTAH this 8th day of September, 2025.

**BOARD OF COUNTY COMMISSIONERS
IRON COUNTY, UTAH**

By: 
Paul Cozzens, Chair

ATTEST:


Jonathan T. Whittaker, Clerk



VOTING:

Michael Bleak Aye
Paul Cozzens Aye
Kenneth Robinson Aye

PUBLIC HEARING, DISCUSSION, AND POSSIBLE APPROVAL OF A PROPOSED UPDATE, ORDINANCE 2025-8, TO THE IRON COUNTY TRANSPORTATION PLAN, ADDING 3700 WEST AS A MAJOR COLLECTOR ROAD BETWEEN 4000 N AND MIDVALLEY ROAD/4800 N. Applicant: Iron County

Reed Erickson, Iron County Planner, explained that the reason for the addition was that there was not a master-planned road on the transportation plan that connected 4000 and Midvalley Road. “Section 1. Within the Iron County General Plan Transportation Element, the road to be known as 3700 West shall be identified and added to the Transportation Plan.”

Paul Cozzens, Iron County Commission Chair, declared a Public Hearing open regarding Ordinance 2025-8.

No Public Comments were offered.

Paul Cozzens, Iron County Commission Chair, declared the Public Hearing closed.

Reed Erickson, Iron County Planner, reported that the Iron County Planning Commission (ICPC) had recommended approval.

Michael Bleak made a motion to approve the updated Ordinance 2025-8 as presented by Reed Erickson. Second by Kenneth Robinson. Voting: Michael Bleak, Aye; Paul Cozzens, Aye; Kenneth Robinson, Aye.

IRON COUNTY ORDINANCE 2025-8

AN ORDINANCE OF IRON COUNTY, UTAH, AMENDING THE IRON COUNTY GENERAL PLAN, TRANSPORTATION PLAN ELEMENT – ADDING 3700 WEST AS A MAJOR COLLECTOR ROAD BETWEEN 4000 NORTH AND MIDVALLEY ROAD/4800 NORTH, AND PROVIDING AN EFFECTIVE DATE.

Whereas, Iron County has determined in accordance with the desire to update the Iron County General Plan – Transportation Plan Element, various provisions and regulations need to be added, amended, or modified; and

Whereas, the County Commission finds that it is in the best interest of the County after taking into consideration the citizens’ health, safety, and welfare, to amend the county transportation plan; and

Whereas, the Planning Commission of Iron County has held a duly advertised and noticed public hearing on the proposed amendments to the Transportation Element of the Iron County General Plan, and has carefully and thoroughly reviewed and considered the comments received, and has voted to forward the proposed plan amendment to the Iron County Commission with a recommendation for approval; and,

Whereas, the Iron County Commission has held a duly advertised and noticed public hearing on the proposed transportation plan amendment and after considering the public comments and the language of the proposed plan change, the County Commission concludes that the proposed plan change appropriately considers and balances all interests in accordance with the purposes and goals of the County Land Use, Development, and Management Act; and the Iron County General Plan.

NOW THEREFORE, BE IT ORDAINED AND ENACTED BY THE BOARD OF COUNTY COMMISSIONERS OF IRON COUNTY, UTAH, AS FOLLOWS:

SECTION 1. Within the Iron County General Plan Transportation Element, the Road to be known as 3700 West shall be, and hereby is, identified and added to the Transportation Plan as shown on the Transportation Plan Map, maintained on the official website of Iron County (IronCounty.net) – and as shown on Exhibit A, hereto attached.

SECTION 2. Severability.
Should any portion of this ordinance be found for any reason to be unconstitutional, unlawful, or otherwise void or unenforceable, the balance of the ordinance shall be severable therefrom, and shall survive such declaration, remaining in full force and effect.

SECTION 3. Effective Date.
This ordinance shall become effective immediately after the required publication thereof, as set forth in Utah Code §17-53-208.

PASSED AND ADOPTED BY THE BOARD OF COUNTY COMMISSIONERS OF IRON COUNTY, UTAH this 8th day of September, 2025.

BOARD OF COUNTY COMMISSIONERS
IRON COUNTY, UTAH

By: 
Paul Cozzens, Chair

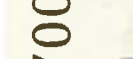
ATTEST:


Jonathan T. Whittaker, Clerk



VOTING:

Michael Bleak	<u> Aye </u>
Paul Cozzens	<u> Aye </u>
Kenneth Robinson	<u> Aye </u>



No Public Comm

Sam Woodall, Iron County Deputy Attorney, explained that this property was pa

access. No existing structures were unpermitted and were not eligible to receive any permits. This subdivision and any lots therein, including this property, were ineligible for municipal service other than emergency services, as accessible, and solid waste services, with applicable fees paid to Iron County. The document was a filing to be attached and recorded with each property to red-flag any future purchases in the subdivision. Sam reported that the ultimate approach with the filing was to make sure current and future property owners know what they have and what they can and cannot do, which would aid in the enforcement of the zoning ordinance. This document was “Notification was informational to current and future property owners. Not construed as a waiver, release, or limitation of the authority of Iron County to enforce and applicable law, code, regulation, or ordinance now or in the future.”

Kenneth Robinson made a motion to approve the Non-Compliant Property for properties located in the Pleasant Hills Subdivision. Second by Michael Bleak. Voting: Michael Bleak, Aye; Paul Cozzens, Aye; Kenneth Robinson, Aye.

DISCUSSION AND POSSIBLE APPROVAL OF RESOLUTION 2025-8 AUTHORIZING THE FILING OF CROSS-APPEALS FOR 2025 CENTRALLY ASSESSED PROPERTIES

Jon Whittaker, Iron County Clerk, explained that this “was in the best interest of the Iron County that it file a cross-appeal(s) so that Iron County could fully participate in the proceedings initiated by the owner(s), including subsequent appeals to the District Court or Utah Supreme Court, with the purpose to protect Iron County’s financial interests and the equality of the tax burdens of taxpayers within its jurisdiction. The Iron County Commission would direct the prosecution of the cross-appeal(s) under the advice of legal counsel, authorizing Thomas W. Peters to file the necessary cross-appeals.” Jon noted that this Resolution was made for Utah Iron, LLC, and Pacific Corp, Inc. only.

Michael Bleak made a motion to approve Resolution 2025-8, authorizing the filing of Cross-Appeals for 2025 Centrally Assessed Properties, as presented. Second by Kenneth Robinson. Voting: Michael Bleak, Aye; Paul Cozzens, Aye; Kenneth Robinson, Aye.

IRON COUNTY RESOLUTION 2025-8

A RESOLUTION OF THE IRON COUNTY COMMISSION APPROVING THE FILING OF CROSS-APPEALS TO 2025 APPEALS FILED BY TAXPAYERS SUBJECT TO CENTRAL ASSESSMENT.

IT IS HEREBY RESOLVED BY THE IRON COUNTY COMMISSION THAT:

Whereas, Utah Code Ann. § 59-2-1007 allows a county to object to an assessment and request a hearing with the Utah State Tax Commission (“cross-appeal”) within sixty days from when an owner of a centrally assessed property objects and requests a hearing (“appeal”);

Whereas, the following owner with centrally assessed property in Iron County has filed an appeal with the Utah State Tax Commission contesting their 2025 assessment:

1. **Utah Iron, LLC**
2. **PacifiCorp, INC**

WHEREAS, it is in the best interest of the County that it file a cross-appeal(s) so that the County can fully participate in the proceedings initiated by the owner(s), including subsequent appeals to the District Court or Utah Supreme Court arising from such proceedings, with the purpose to protect the County’s financial interests and the equality of the tax burdens of taxpayers within its jurisdiction. In the event any taxpayer files an action in the United States

Federal Court, pursuit of and defense of such action on behalf of the County is also authorized.


NOW, THEREFORE, the IRON COUNTY COMMISSION resolves as follows:

- 1. That a cross-appeal should be filed by legal counsel and pursued in response to the appeal initiated by the following owners: 1. **Utah Iron, LLC.** 2. **PacifiCorp, INC.**
- 2. That the County Commission direct the prosecution of the cross-appeal(s) under the advice of legal counsel, hereby authorizing Thomas W. Peters Esq., to file the necessary cross-appeals to protect the County’s interests.
- 3. That in the event an appeal by an owner not identified above is subsequently discovered, legal counsel is authorized to file a cross-appeal using his discretion to ensure timeliness, but such cross-appeal must be subsequently brought before the Commission as soon as possible for ratification.


APPROVED and ADOPTED this 8th day of September 2025.

IRON COUNTY COMMISSION

Paul Cozzens, Chair

ATTEST:

By: _____
Jonathan T. Whittaker County Clerk



APPROVED AS TO FORM:


County Attorney

Voting:

Paul Cozzens	<u> Aye </u>
Mike Bleak	<u> Aye </u>
Ken Robinson	<u> Aye </u>

DISCUSSION AND POSSIBLE APPROVAL OF TWO PROPOSED OFF-PREMISES ADVERTISING SIGNS LOCATED AT 3035 S OLD HIGHWAY 91, APPROXIMATELY 0.99 ACRES (APN: E-242) Applicant: Saunders Outdoor Advertising

Commissioner Cozzens called Mr. Saunders so he could participate in the above agenda item via phone. Brett Hamilton, Iron County Planner, explained that these 2 off-premise signs (Billboards) would be located on one acre of land at the Hamilton Fort Storage Units along Old Hwy 91. Brett reported that the Planning Commission reviewed Iron Code, Chapter 17.52-Signs, Section 17.52.020-Maximum allowed signage, and found the signs followed all criteria and recommended approval.

Kenneth Robinson made a motion to approve the two Off-Premises Advertising Signs located at 3035 S Old Highway 91, as presented by Brett Hamilton. Second by Michael Bleak. Voting: Michael Bleak, Aye; Paul Cozzens, Aye; Kenneth Robinson, Aye.

PERSONNEL

Jennifer Bradbury presented the new hire of Nick Hulet as the Full-Time Children's Justice Center (CJC) Director, effective September 15th (Salary, Career Service Exempt Status, and Appointed). This was a backfill of a vacant position; the new hire of Sydney Harrison as a Full-Time Cedar City DMV Technician in the Assessor's Department, effective September 29th. This was a backfill of a vacant position; the new hire of Hannah Dockery as a Part-Time Legal Assistant in the Attorney's Office, effective September 2nd. This was a backfill of a vacant position; the new hires of Reilly Bess, Jeff Rexrode, and Jason Ward as Full-Time Landfill Technicians in the Landfill, effective September 15th for Jeff Rexrode, and September 29th for Reilly Bess and Jason Ward. These were backfills of vacant positions; the new hire of Kobe Brunson as a Full-Time Road Technician, effective September 15th. This was a backfill of a vacant position; the new hire of Jose Jiminez as a Full-Time Automotive Technician in the Fleet Department, effective September 15th. This was a backfill of a vacant position; the new hire of William Duncan as a Part-Time Meals-on-Wheels Driver (Parowan) for Council on Aging (COA), effective September 3rd. This was a backfill of a vacant position, and the new hire of Brooke Zemp as a Part-Time Seasonal Recreation Technician for Parks and Recreation, effective August 25th. This was a backfill of a vacant position.

Michael Bleak made a motion to approve the personnel changes as presented by Jennifer Bradbury. Second by Kenneth Robinson. Voting: Michael Bleak, Aye; Paul Cozzens, Aye; Kenneth Robinson, Aye.

Commissioner Cozzens reported that his son hired an employee from a temporary employment service in Cedar City. Paul spoke with the temp service, and they told him there were many looking for work. Some of them were CDL drivers and equipment operators. Paul noted that Bruce Anderson, Iron County Public Works Director, might want to consider checking the service company for workers. Jennifer Bradbury replied that Bruce brought that idea to her attention and had begun utilizing the Temp Service this year. A discussion continued regarding the temp service.


NON-DELEGATED ITEMS


No Non-Delegated items were discussed.

ADJOURNMENT

Paul Cozzens, Iron County Commission Chair, declared adjournment.




Signed: Paul Cozzens, Chair


Attest: Jonathan T. Whittaker, County Clerk

September 8, 2025