



NOTICE AND AGENDA
SANTA CLARA CITY COUNCIL MEETING
WEDNESDAY, DECEMBER 10, 2025
TIME: 6:00 PM
AMENDED

Public Notice is hereby given that the Santa Clara City Council will hold a Regular Meeting in the Santa Clara City Council Chambers located at 2603 Santa Clara Drive, Santa Clara Utah on Wednesday, December 10, 2025, commencing at 6:00 PM. The meeting will be broadcasted on our city website at <https://santaclarautah.gov>.

1. Call to Order:

2. Opening Ceremony:

- Pledge of Allegiance: Councilman Waite
- Opening Comments: Reverend Jimi Kestin, Solomon's Porch Foursquare Fellowship

3. Conflicts and Disclosures:

4. Working Agenda:

A. Public Hearing(s) 6:00 pm:

- 1. None

B. Consent Agenda:

1. Approval of Minutes and Claims:

- November 12, 2025, City Council Work Meeting
- November 12, 2025, City Council Regular Meeting
- Claims through December 10, 2025

2. Calendar of Events:

- December 24, 2025, City Council Work Meeting (Cancelled)
- December 24, 2025, City Council Regular Meeting (Cancelled)
- December 25-26, 2025, Christmas Day (Offices Closed)
- January 1, 2026, New Years Day (Offices Closed)
- January 5, 2026, City Council Special Meeting
- January 14, 2026, City Council Work Meeting
- January 14, 2026, City Council Regular Meeting

C. General Business:

1. Discussion and action to approve the 2026 Santa Clara Meeting Schedule. Presented by Selena Nez, City Recorder.
2. Discussion and action to consider approval of the Water Shortage Contingency Plan and approve Resolution No. 2025-18R. Presented by Dustin Mouritsen, Public Works Director.
3. Discussion and action to consider approving a donation of \$5,000 to the Southern Utah Performing Arts Foundation. Presented by Councilwoman Hinton.

4. Discussion and action to consider Proclamation proclaiming December 13 as Wreath Across America and Anton “Tony” Kuhlmann Day. Presented by Councilwoman Burton, Daughters of the American Revolution.
5. Discussion and action to consider approval of the Virgin River Land Trust Letter of Intent for Conservation Easement of Tuacahn Wash city owned land. Presented by Councilwoman Hinton and Mayor Rosenberg.

5. Reports:

- A. Mayor / Council Reports

6. Closed Meeting Session:

7. Adjournment:

Note: In compliance with the Americans with Disabilities Act, individuals needing special accommodation during this meeting should notify the city no later than 24 hours in advance of the meeting by calling 435-673-6712. In accordance with State Statute and Council Policy, one or more Council Members may be connected via speakerphone or may by two-thirds vote to go into a closed meeting.

The undersigned, duly appointed City Recorder hereby certify that the above notice and agenda was posted within the Santa Clara City limits on this 9th day of December 2025 at the Santa Clara City Hall, on the City Hall Notice Board, at the Santa Clara Post Office, on the Utah State Public Notice Website, and on the City Website at <http://santaclarautah.gov>. The 2025 meeting schedule was also provided to the Spectrum on January 1, 2025.


Selena Nez, CMC
City Recorder

SANTA CLARA CITY COUNCIL WORK MEETING
WEDNESDAY, NOVEMBER 12, 2025
MEETING MINUTES

THE CITY COUNCIL FOR SANTA CLARA CITY, WASHINGTON, UTAH, met for a Work Meeting on Wednesday, November 12, 2025, at 4:00 p.m. in the Council Chambers located at 2603 Santa Clara Drive, Santa Clara, Utah. The meeting will be broadcasted on our city website at <https://santaclarautah.gov>.

Present: Mayor Rosenberg
Councilman Jarett Waite
Councilman Dave Pond
Councilwoman Christa Hinton
Councilwoman Janene Burton (arrived at 4:53 pm)
Councilman Ben Shakespeare

Staff Present: Brock Jacobsen, City Manager
Selena Nez, City Recorder
Matt Ence, City Attorney
Jim McNulty, Planning Director
Cody Mitchell, Building Official
Dan Cazier, Fire Chief
Dustin Mouritsen, Public Works Director
Gary Hall, Power Director
Ryan VonCannon, Parks Director
Lance Haynie, Government Affairs Director
Jaron Studly, Police Chief

1. Call to Order

Mayor Rick Rosenberg called the Santa Clara City Council Work Meeting to order at 4:00 p.m. Present from the council were Councilman Jarett Waite, Councilman David Pond, Councilwoman Christa Hinton and Councilman Ben Shakespeare.

2. Working Agenda

A. General Business:

1. Discussion regarding R-1-4 Zoning. Presented by Jim McNulty, Planning Director.

Jim McNulty, Planning Director, presented an update on the proposed R-1-4 zoning ordinance, noting it had been several months since the last discussion. He reminded the council of previous meetings dating back to July 2024, with the most recent discussion occurring in April 2025.

McNulty explained that Hurricane City had adopted an R-1-4 zoning ordinance in January 2025, though builders found it too restrictive. The Southern Utah Home Builders Association (SUBA) and Housing Action Coalition (HAC) were encouraging communities to adopt small lot single-family zoning to promote affordable housing.

The proposed ordinance specifications included a maximum height of 30 feet for main structures and 15 feet for accessory structures. Minimum lot size would be 4,000 square feet with a width of 45 feet. Front yard setbacks offered flexibility at 15 feet to living area and 20 feet to garage, with side yard setbacks of 5 feet on each side. Rear setbacks would vary - 15 feet if the front yard was 15 feet, or 10 feet if the front yard was 20 feet.

Councilwoman Hinton advocated for changing the workforce and retiree housing language to simply require owner-occupied deed restrictions for a certain period. The council agreed this approach would be less restrictive while still ensuring the intended purpose.

Councilman Shakespeare suggested increasing the additional square footage allowance from 100 square feet per 1,000 square feet of additional lot area to a more generous ratio. After discussion, the council settled on 100 square feet per 500 square feet of additional lot area, with maximum caps of 2,000 square feet for ramblers and 2,500 square feet for two-story homes.

The council confirmed that basements would not be permitted in R-1-4 zones, as noted in the existing draft language requiring slab-on-grade construction. This decision was based on the impracticality of constructing basements with 5-foot side setbacks without significantly increasing costs.

McNulty stated he would take the revised ordinance to the Planning Commission for public hearing on December 11th, with the item returning to council in January.

2. Discussion regarding America 250 Plans, Program and Schedule. Presented by Mimi McKenna, Co-Chair of Santa Clara 250 Committee and Councilwoman Hinton.

Mimi McKenna and Darin Bird, co-chairs of the America 250 Committee, presented alongside Councilwoman Hinton.

McKenna began by expressing gratitude to the council and introducing the committee members: herself and Bird as co-chairs, Christa Hinton as city council liaison, and committee members Lola Bird, Jeff McKenna, Julie Steel, Kristen Walton, Janene Burton, Heidi Gunn, George Graff, Chanelle Miller, and Lainee Frei.

Darin Bird presented the monthly activities and lectures planned for 2026:

January: Unveiling of the Daughters of the American Revolution plaque (previously approved by Council), featuring founding fathers in costume and a lecture by Jeff McKenna on "Why a Revolution." Local student choirs will participate.

February: A podcast-style interview with a George Washington portrayer, coinciding with a blood drive co-sponsored with the Santa Clara stake.

March: A presentation by the state archaeologist on the Dominguez Escalante expedition, which is also celebrating its 250th anniversary, plus a town dance at the Santa Rosa Center.

April: Patriots Day celebration with Jeff McKenna speaking and a Paul Revere ride through town. Families will receive lanterns to display in their windows.

May: Arbor Day celebration with the state forester, including planting a Liberty Tree with fifth-grade classes participating, followed by hot dogs and apple pie.

June: An overview of Liberty Village and a movie in the park featuring "Johnny Tremaine and the Sons of Liberty" with shaved ice.

July: Lyman Haven will speak about Independence Day celebrations in Southern Utah history, with a patriotic music celebration.

August: A presentation on women's suffrage in Utah by Congresswoman Malloy (to be confirmed), plus a photo/art contest with local schools.

September: Constitution Day featuring Judges Walton and Beacham discussing the Constitution, with Swiss Days incorporating the America 250 theme.

October: Professor Ryan Paul presenting on the history of national parks in Southern Utah, with America's Potluck Dinner events.

November: Lyman Haven highlighting local veterans from the banner program in town and a Veterans Day activity at the cemetery monument.

December: Possibly hosting a Churchill in Washington DC lecture and participating in Wreaths Across America, with the Christmas tree decorated in red, white, and blue.

Councilman Waite raised concerns about the March dance venue at Santa Rosa, citing parking issues and zoning considerations. McKenna acknowledged the concerns but noted Ryan Anderson's enthusiasm for hosting it there due to its historical significance. She agreed to discuss alternatives with Chanelle Miller, who was organizing the event.

McKenna then presented several housekeeping items requiring council approval. She requested permission to display the America 250 Santa Clara logo on all city communications throughout the year. When asked about flag placement, the council decided to replace the Swiss flag with a white America 250 flag for the year, switching back during Swiss Days. They approved ordering flags for both the city building and potentially the cemetery.

Regarding street banners, the council approved ordering enough America 250 banners for half of the usable light poles along Santa Clara Drive, with white backgrounds for better visibility. They also approved vertical banners for the town hall pillars, measuring 3.5 feet wide by 10 feet tall.

For funding, McKenna explained they would receive a \$1,500 stipend from the state and hoped for city matching funds. The primary funding would come from thirteen star sponsors each contributing \$1,776. When asked about merchandise sales, they discussed selling t-shirts and flags at events, with proceeds going through city accounts.

The council approved all requests, including permission to post event posters in local businesses, create quarterly event signs for public display, and distribute promotional items at events. McKenna emphasized their goal to make all events engaging, educating, and uniting for the community, following the three pillars established by Utah 250.

3. Discussion regarding Santa Clara Drive Improvements. Presented by Dustin Mouritsen, Public Works Director.

Dustin Mouritsen, Public Works Director, presented accident data showing 30 accidents between Santa Clara View and Chapel Street over the past five years, with concentrations at Vernon Street/Fruit Stand (9), Santa Clara View (8), and Old Farm Road (9).

Mouritsen outlined several options for addressing safety concerns, including installing a center turn lane, lowering the speed limit, or adding a concrete curb on the double yellow line to prevent left turns into the parking lot from the east. He noted that eliminating street parking would create hardship for the Fruit Stand business.

Councilman Shakespeare led an extensive discussion about the character of downtown Santa Clara Drive. He emphasized that residents consistently complained about excessive speed and noise, but everyone had different opinions on solutions. Shakespeare argued against turn lanes, noting they tend to increase speeds rather than calm traffic. He envisioned a comprehensive long-term plan for the downtown that would accommodate boutique businesses, residential uses, and increased pedestrian traffic.

Shakespeare advocated for identifying strategic parking locations throughout downtown, improving pedestrian crossings, and consciously slowing traffic speeds. He suggested this approach would naturally redirect through-traffic to Pioneer Parkway while creating a more walkable, shoppable downtown environment.

Councilman Pond suggested considering speed dips similar to those used in East Millcreek near parks and schools, designed to maintain smooth travel at the speed limit but create discomfort at higher speeds. Chief Studley and Mouritsen expressed concerns about elevated crossings causing too much congestion.

The consensus emerged around lowering the speed limit to 25 mph as a starting point. Chief Studley strongly supported this, noting that with a 30-mph limit, drivers often travel at 35 mph assuming they can exceed the limit by 5 mph. He also mentioned that narrowing lanes through wider paint striping on Ivin's Puerto Drive had successfully slowed traffic.

Mayor Rosenberg suggested implementing non-structural improvements including pavement markings with slow painted across lanes and flashing speed limit signs. He noted traffic volumes had reached 9,200 vehicles daily in 2023, likely now approaching 12,000 with recent growth.

City Attorney Matt Ence, referencing his experience from when the streetscape was originally installed, strongly advised against adding turn lanes. He emphasized the original intent was to calm and slow traffic and cautioned against undoing those improvements. He particularly opposed changes around the Fruit Stand bend.

The council directed Mouritsen to work with a traffic engineer to develop options focusing on speed reduction through signage, pavement markings, and potentially investigating tabletop crossings or speed tables. They emphasized examining the entire corridor comprehensively, including addressing concerns at Santa Clara View Drive. Mouritsen noted that LED speed signs cost \$4,000 each and some improvements might need to wait until the next budget year.

3. Staff Reports

Various department heads provided updates:

Parks Director, Ryan VonCannon reported:

- Reported on an upcoming baseball tournament using all seven fields
- Announced Logan Marshall's departure and plans to fill his position next week
- Mentioned a cemetery committee meeting with survey work completed
- Detailed a Utah Trail Network (UTN) meeting about creating a statewide trail system, including a proposed Santa Clara River Trail connecting St. George to Santa Clara and potentially beyond to Fire Lake

Power Director, Gary Hall reported:

- Reminded Council of upcoming UAMPS meetings on November 20 and December 16-17
- Reported on hotline school training for staff
- Announced successful completion of emissions tests for generators
- Mentioned upcoming Christmas tree preparations

Public Works Director, Dustin Mouritsen reported:

- Reported that turf buyback program participation doubled after increasing rebate amounts
- Described ongoing crack sealing on streets in preparation for spring slurry projects
- Announced plans to replace a pump in Well #7
- Reported the purchase of a new sewer truck to replace outdated equipment
- Shared that reservoir capacities are at 63% and described a "Rainmaker" cloud seeding presentation at the RWSA TAC meeting
- Noted a potential increase in water impact fees from \$14,000 to approximately \$17,505

Fire Chief, Dan Cazier reported on:

- Reported on successful staffing during the PGA event
- Announced testing for two open positions with 34 total applicants
- Shared that the new ambulance inspection was pushed to mid-December
- Reminded Council of the upcoming fire department appreciation event

Building Official, Cody Mitchell reported:

- Reported 27 building permits issued for the fiscal year with 24 in review
- Mentioned building winterization and repairs needed for fire sprinkler systems
- Announced hiring Kelly Bowthorpe, who will start the following Monday

Planning Director, Jim McNulty reported:

- Reported on the Housing Action Coalition meeting discussing affordable housing
- Noted the upcoming Planning Commission meeting would continue the R-1-4 zone discussion
- Mentioned the General Plan public hearing on the evening's regular meeting agenda

Police Chief, Jaron Studley reported:

- Attended the ribbon cutting for the Sheriff's Office remodel
- Reported approximately 30,000 people attended the PGA event
- Shared information about investigations assistance provided to the FBI regarding child exploitation cases
- Noted increased traffic collisions and plans to create a more comprehensive tracking system
- Announced that all four budgeted vehicles are now on the road

Government Affairs Director Lance Haynie had nothing got report

City Manager, Brock Jacobsen reported:

- Announced the Samichlaus event on December 6 and Christmas party on December 4
- Mentioned the upcoming National League of Cities event in Salt Lake City
- Reported on progress with the audit and ongoing recruitment for the finance position
- Described software development efforts to reduce costs
- Mentioned upcoming discussions regarding Heritage Square and the historical society

4. Adjournment

Mayor Rosenberg adjourned the work meeting at 5:33 p.m., noting they would reconvene at 6:00 p.m. for the regular meeting.

Selena Nez
City Recorder

Approved: _____

**SANTA CLARA CITY COUNCIL
WEDNESDAY, NOVEMBER 12, 2025
MEETING MINUTES**

THE CITY COUNCIL FOR SANTA CLARA CITY, WASHINGTON, UTAH, met for a Regular Meeting on Wednesday, November 12, 2025, at 6:00 p.m. in the Council Chambers located at 2603 Santa Clara Drive, Santa Clara, Utah. The meeting will be broadcasted on our city website at <https://santaclarautah.gov>.

Present: Mayor Rosenberg
 Councilman Jarett Waite
 Councilman Dave Pond
 Councilwoman Christa Hinton
 Councilwoman Janene Burton (Departed at 7:08 pm)
 Councilman Ben Shakespeare

Staff Present: Brock Jacobsen, City Manager
 Selena Nez, City Recorder
 Jim McNulty, Planning Director
 Cody Mitchell, Building Official
 Dan Cazier, Fire Chief
 Dustin Mouritsen, Public Works Director
 Gary Hall, Power Director
 Ryan VonCannon, Parks Director
 Lance Haynie, Government Affairs Director
 Jaron Studly, Police Chief

1. Call to Order

Mayor Rick Rosenberg called the regular scheduled meeting to order at 6:03 p.m. The mayor welcomed everyone and noted that a full council was present: Councilman Ben Shakespeare, Councilwoman Janene Burton, Councilwoman Christa Hinton, Councilman Dave Pond, and Councilman Jarett Waite.

2. Opening Ceremony

Pledge of Allegiance: Councilman Pond

Opening Comments: Reverend Jimi Kestin, Solomon's Porch Foursquare Fellowship

3. General Citizens Public Comments

Mayor Rosenberg asked if there were any general citizen public comments. As no forms had been submitted.

4. Conflicts and Disclosures

Councilwoman Christa Hinton disclosed that her employer is referenced in Item 3 on the agenda. Mayor Rosenberg also disclosed that his employer is the engineering consultant on Item 4, the zone change for the Big Rock Subdivision.

5. Working Agenda

A. Public Hearing(s) 6:00 pm

1. Public Hearing to receive public comments regarding the City's updated General Plan.

Jim McNulty, Planning Director, presented information about the City's updated General Plan. He noted they had been working on the update for the entire year of 2025, starting late in 2024 with the hiring of consultant Valerie Claussen with Planning Outpost. The steering committee included Councilwoman Christa Hinton, Logan Blake from the Planning Commission, and Mimi McKenna from the Heritage Commission, along with city staff.

Mr. McNulty explained that Utah State Code Section 10-90A-403-2 requires four elements in a general plan: a land use element, a transportation and traffic circulation element, a moderate income housing element, and a

water use and preservation element. The city's plan also includes five optional elements: environmental sustainability, historic preservation, economic development, parks recreation and open space, and public safety and emergency services.

Mr. McNulty stated that the plan would help guide the city for the next decade. Combined work sessions with the City Council, Planning Commission, and Heritage Commission were held on October 8th and October 22nd, 2025, allowing for comments and revisions. The draft document was made available for public comment from October 6th to October 22nd, 2025.

Valerie Claussen with Planning Outpost then provided a presentation explaining that a general plan is a long-range strategic document guiding city decision-makers over 10-20 years. She described the planning process undertaken, including community engagement through surveys, stakeholder meetings, workshops, and open houses.

Ms. Claussen outlined the vision statement summarized as "preserving heritage, connecting community, and planning for tomorrow," and the guiding principles: preserving heritage and small-town character, fostering belonging and community connection, planning for balanced and sustainable growth, enhancing connectivity, mobility and access to amenities, and enhancing economic vitality and local opportunity.

She noted that the Planning Commission had requested several changes that were incorporated into the current version of the plan, including updates regarding the future BLM special planning area, updating the map, adding a public facilities land use classification, and other text clarifications.

Mayor Rosenberg opened the public hearing.

Kent Frei of 3385 Michael Circle, Santa Clara, addressed approximately 20 acres on the north side of Canyon View Drive. He expressed surprise that this land, which is currently zoned residential single-family 10,000 square feet, was designated as open space in the general plan 10 years ago and was slated to remain open space. He requested that it be changed to match the current zoning of low-density residential like surrounding privately-owned properties.

With no other public comments, Mayor Rosenberg closed the public hearing.

Mayor Rosenberg explained to Mr. Frei that the general plan is not the zoning map, and the zoning map overrides the general plan. He noted that Mr. Frei's property remains zoned R-1-10 and he still has the right to move forward with any proposed use that conforms to that zone and city ordinances.

The Council discussed whether to change the designation of privately owned parcels from open space to very low density residential on the general plan map, similar to what they had done for the Mark Weston parcel. Councilman Ben Shakespeare recommended changing the designation to match the current zoning to provide clarity. Councilwoman Christa Hinton agreed, noting that keeping realistic expectations would avoid problems in the future. Councilman Jarett Waite acknowledged both sides—keeping it as open space is aspirational, but showing what it really is on the general plan is fairer to residents.

The Council also identified a few minor corrections needed in the plan, including clarifying abbreviations for zoning districts, fixing typographical errors, and correcting references to school names and park facilities.

B. Consent Agenda

1. Approval of Minutes and Claims:
 - October 22, 2025, City Council Work Meeting
 - October 22, 2025, City Council Regular Meeting
 - Claims through November 12, 2025

2. Calendar of Events:
 - November 26, 2025, City Council Work Meeting (Cancelled)
 - November 26, 2025, City Council Regular Meeting (Cancelled)
 - November 27, 2025, Thanksgiving (Offices Closed)
 - November 28, 2025, (Offices Closed)
 - December 10, 2025, City Council Work Meeting
 - December 10, 2025, City Council Regular Meeting

Motion: Councilman Waite moved to APPROVE the consent agenda as presented. Councilman Shakespeare seconded the motion. Roll call vote: Waite - Aye, Pond - Aye, Hinton - Aye, Burton - Aye and Shakespeare - Aye. Motion passed unanimously.

C. General Business

1. Discussion and action to consider approval of City's updated General Plan and approve Ordinance No. 2025-18. Presented by Valerie Claussen, Project Manager with Planning Outpost and Jim McNulty, Planning Director.

Following the public hearing discussion, council considered approval of the updated general plan.

Motion: Councilwoman Hinton moved to APPROVE the City's updated General Plan and approve Ordinance No. 2025-18. Councilman Pond seconded the motion. Roll call vote: Waite - Aye, Pond - Aye, Hinton - Aye, Burton - Aye, Shakespeare - Aye. Motion passed unanimously.

2. Election Canvass. Presented by Melanie Alpanalp, Washinton Couty Election Administrator.

City Recorder Selena Nez presented the election canvass results. She explained that the Santa Clara City Council serves as the board of municipal canvassers and must publicly review the official summary results prepared by the Washington County election officer.

Ms. Nez reported that there were 4,663 active voters and 2,278 votes cast, representing a 48.85% turnout. There were 3 blank ballots not counted, 1 over vote and 12 under votes for the mayoral race, and 0 over votes and 853 under votes for the city council race.

Based on these results, Ms. Nez declared Jarett Waite the winner of the mayoral race and Christa Hinton and Mark Hendrickson as the new city council members for the November 4, 2025 general election. The swearing-in ceremony was scheduled for January 5, 2026, at 5:00 p.m.

Motion: Councilwoman Hinton moved to APPROVE the Election Canvass results. Councilman Pond seconded the motion. Roll call vote: Waite - Aye, Pond - Aye, Hinton - Aye and Shakespeare - Aye. Motion passed unanimously.

3. St. Geroge Regional Hospital Update. Presented by Zareen Akbal, Intermountain Health.

John Cottam, Chair of the Board of Trustees at St. George Regional Hospital, and Reuben Evans, Chief Nursing Officer, provided an update from Intermountain Health. They showed a video highlighting the hospital's achievements and initiatives.

Mr. Cottam emphasized that the hospital is non-profit and owned by the community, allowing them to provide better healthcare services rather than paying shareholders. He noted the hospital has received significant recognitions including Magnet Recognition for nursing excellence, and for the second consecutive year, was ranked number one nationwide by Avizient among hospitals in their cohort.

Mr. Evans shared statistics about the hospital, noting they have about 2,800 caregivers, delivered over 2,800 babies last year, performed over 16,000 surgeries, and had more than 71,000 emergency department visits. He presented information about the hospital's executive team and board, and explained that while the hospital doesn't pay property taxes (which would have been approximately \$4 million), they provided about \$29 million in community benefits.

Mr. Evans outlined the hospital's community health needs assessment priorities for the next three years: behavioral health, social drivers of health (housing stability, financial stability, food security), increased access to care, and prevention of childhood injury and illness. He highlighted community contributions

including \$1.2 million in community service and education, \$3.8 million for clinics serving underserved populations, and \$3.2 million for health professional education.

Mayor Rosenberg thanked them for their presentation and acknowledged the high-quality hospital in their community.

4. Discussion and action to consider approval of a Zone Change for Lot 5 of the proposed Big Rocks Subdivision from Open Space OS to the R-1-10 zone and approve Ordinance No. 2025-19. Presented by Jim McNulty, Planning Director.

Planning Director Jim McNulty presented the zone change request from Real Free Range LLC for the proposed Lot 5 of the Big Rock subdivision. The 9.27-acre property was part of a larger area annexed earlier in the year and given the open space zone designation, with the understanding that the applicants would petition for rezoning.

Mr. McNulty explained that the applicants intend to develop a single-family subdivision with six lots over 9 acres, representing a very low-density residential development at 0.65 units per acre. The lots would range in size from over 21,000 square feet to 62,000 square feet. He noted that the Planning Commission held a public hearing on October 23, 2025, and notices were sent to residents within 300 feet of the property.

Mr. McNulty stated that the rezoning complied with the general plan and would be in harmony with existing single-family neighborhoods in the vicinity. He presented the standards of review for the rezoning and indicated that all state code requirements had been met.

Councilman Jarett Waite asked if Lot 1 would require extensive cuts into the hill and would need to go before the Hillside Review Board. Mr. McNulty confirmed that in its current state, it would require hillside review.

Councilman Ben Shakespeare commented that he appreciated that the proposed corridor was well-delineated in the plans, addressing concerns raised by neighbors during the public hearing.

Motion: Councilman Waite moved to Approve the Zone Change for Lot 5 of the proposed Big Rocks Subdivision from Open Space OS to R-1-10 zone and approve Ordinance No. 2025-19. Councilwoman Burton seconded the motion. Roll call vote: Waite - Aye, Pond - Aye, Hinton - Aye, Burton – Aye and Shakespeare - Aye. Motion passed unanimously.

5. Discussion and action to consider approval for a Partial Plat Amendment for the Santa Clara Heights, Plat A Subdivision (Lots 1 and 2). Presented by Jim McNulty, Planning Director

Jim McNulty presented a request from Gordon Crofts, represented by Ryan Skoles, to amend Santa Clara Heights Plat A. The amendment would adjust the shared lot line between lots 1 and 2 to allow for a pool area and covered patio on lot 2. Lot 1 would decrease from 15,490 to 14,829 square feet, while lot 2 would increase from 22,521 to 23,182 square feet. Both amended lots meet the area and yard regulations for the R-1-10 zone.

The Planning Commission held a public meeting on October 23, 2025, and forwarded a recommendation for approval. City departments reviewed the proposal and found no issues. A new condition was added requiring mortgagee consent if there is a mortgage on the property.

Motion: Councilwoman Hinton moved to APPROVE of a Partial Plat Amendment for the Santa Clara Heights, Plat A Subdivision (Lots 1 and 2). Councilman Waite seconded the motion. Roll call vote: Waite - Aye, Pond - Aye, Hinton – Aye and Shakespeare - Aye. Motion passed unanimously.

6. Discussion and action to approve Annexation Petition for certain real property into the corporate limits of Santa Clara City, located at 4405 W 1700 N, parcels #7391-A-1-A and #7394, described as 51.24 acres and approve Ordinance No. 2025-14-A. Presented by Matt Ence, City Attorney.

City Attorney Matt Ence explained that this item was a ratification of an annexation previously approved by the Council. Due to an issue with filing with the Lieutenant Governor's office, which must be completed within 60 days of approval, the Council needed to re-ratify the annexation with a new date.

Motion: Councilman Shakespeare moved to APPROVE the Annexation Petition for certain real property into the corporate limits of Santa Clara City, located at 4405 W 1700 N, parcels #7391-A-1-A and #7394, described as 51.24 acres and approve Ordinance No. 2025-14-A. Councilwoman Burton seconded the motion. Roll call vote: Waite - Aye, Pond - Aye, Hinton - Aye, Burton – Aye and Shakespeare - Aye. Motion passed

7. Discussion and action to approve the Utah Tech Trailblazer Bison Purchase Agreement.
Presented by Brock Jacobsen, City Manager and Brooke Ulrich, Director of Utah Tech University Events and Promotions.

City Manager Brock Jacobsen explained that the City had previously worked with Utah Tech to secure a bison statue, paying half the cost, but had not completed the purchase agreement process.

Brooke Ulrich, representing Utah Tech's marketing and communication team, explained that each bison represents an \$11,000 donation to the university that goes to students. The City had already paid \$5,500, with \$5,500 remaining. The bison would be placed at the northeast corner of the Santa Clara Town Hall lot, at the corner of Heights Drive and Santa Clara Drive.

Ms. Ulrich stated that the artist, Dave Morris, had just been contacted and would likely complete the project by the end of the fiscal year in June. The university was agreeable to receiving the second half of the payment upon delivery.

Mayor Rosenberg confirmed with the City Attorney that the agreement should be subject to legal review.

Motion: Councilman Shakespeare moved to APPROVE the Utah Tech Trailblazer Bison Purchase Agreement. Councilman Waite seconded the motion. Roll call vote: Waite - Aye, Pond - Aye, Hinton – Aye, Burton – Aye and Shakespeare – Aye. Motion passed unanimously.

8. Discussion and action to approve the America 250, Logo Usage, Flag and Banner.
Presented by Mimi McKenna, Co-chair of Santa Clara 250 Committee and Councilwoman Hinton.

Mayor Rosenberg noted that this item had been previously presented in a work meeting. With no further questions from the Council, action was taken.

Motion: Councilwoman Hinton moved to APPROVE the America 250, Logo Usage, Flag and Banner. Councilwoman Burton seconded the motion. Roll call vote: Waite - Aye, Pond - Aye, Hinton - Aye, Burton – Aye and Shakespeare - Aye. Motion passed unanimously.

6. Reports

A. Mayor / Council Reports

Councilman Ben Shakespeare reported attending the legislative meeting with Senator Ipson and Representative Walter, noting concerns about potential federal zoning overlays on federally owned land in Utah. He mentioned Ivin's dissatisfaction with their power provider and their interest in alternatives. He attended the ribbon cutting for St. George Fire Station 1 and a scholarship dinner at Dixie Tech, highlighting the institution's apprenticeship programs and plans for expansion.

Councilwoman Christa Hinton attended the Utah Trail Network master plan meeting where the Santa Clara Trail was heavily highlighted. She reported on the legislative meeting's focus on housing issues, the St. George fire station ribbon cutting, and the Housing Action Coalition meeting featuring concerning data about homeownership costs. As a member of the Utah Outdoor Adventure Commission, she reported funding several regional outdoor projects including Pine Valley Campground infrastructure, Sheep Bridge Road underpasses, a Southwest Utah recreation feasibility study, Kanarraville Falls land acquisition, Coal Creek Campground, Beaver County Puffer Lake recreation area, and Sand Caves trailhead restrooms.

Councilman Dave Pond attended the virtual town hall with Senator Curtis discussing the government shutdown and housing issues.

Councilman Jarett Waite shared insights from the HAC forum, noting the median net worth of renters is \$10,000 compared to \$396,000 for homeowners - a 40x difference. He thanked Lance for setting up the legislative meeting, attended the post-election audit, and was impressed with Fire Station 1's balance of functionality without being overdone. From the cemetery meeting, he reported space for 6 columbariums with an estimated cost of \$250,000 for all six including flatwork. He also raised a question from a resident about renting rooms in owner-occupied homes and whether it requires a business license, noting the code was unclear on this issue.

Mayor Rosenberg: reported from the water board meeting that the water shortage plan was approved and would come to council next month. The large water user ordinance targeting users over 9 million gallons annually would come in January. The water district budget hearing is December 1st with approximately a \$1.2 billion budget. Chief Toquer Reservoir flood damage repairs were completed and vertical construction resumed. A \$6.7 million engineering contract was awarded for the reuse system. From the HACC symposium, he noted only 7 single-family homes countywide are attainable for those at AMI or less, and Santa Clara's average home price is \$628,000, up 4% from last year. He attended Washington City's Veterans Day ceremony and plans to work with Snow Canyon High School to enhance Santa Clara's Wreaths Across America program.

7. Closed Meeting Session

Mayor Rosenberg confirmed there was no need for a closed meeting session.

8. Adjournment

Motion: Councilwoman Hinton moved to adjourn. Councilman Shakespeare seconded the motion. All in favor. Motion passed unanimously.

The City Council meeting was adjourned at 7:39 p.m.

Selena Nez
City Recorder

Approved: _____

**City of Santa Clara
Check Register
Checking 1889 - 11/13/2025 to 11/13/2025**

Payee Name	Reference Number	Invoice Number	Invoice Ledger Date	Payment Date	Amount	Description	Ledger Account	Activity Code
DEPT OF VETERANS AFFAIRS	72383	S13530011-01	11/13/2025	11/13/2025	1,729.73	CLAIM #302516600136672000 FRANKLIN HEACO	104230-370 - PROFESSIONAL SERVI	
GCS BILLINGS	72384	4466	10/31/2025	11/13/2025	2,265.25	OCTOBER 2025 BILLING SERVICES	104230-370 - PROFESSIONAL SERVI	
HILL, WAYMON	72385	S13638004-01	11/13/2025	11/13/2025	120.99	INSURANCE PAID - S13638004-01 WAYMON HILL	104230-370 - PROFESSIONAL SERVI	
IPSA	72386	3901	10/15/2025	11/13/2025	1,600.00	HOTLINE SCHOOL REGISTRATION	535310-360 - TRAINING	
JESSOP, SAMUEL RULON	72387	#255200221	11/10/2025	11/13/2025	135.00	BAIL / BOND REFUND	102560-000 - BAIL & RESTITUTION	
L.N. CURTIS & SONS	72388	INV1007322	11/06/2025	11/13/2025	1,029.00	FF GEAR - SHIRTS	104230-454 - SAFETY EQUIPMENT	
LANCE RIGBY CONSTRUCTION	72389	Refund: 2003832	11/12/2025	11/13/2025	967.69	Refund: 2003832 - LANCE RIGBY CONSTRUCTIO	531311-000 - ACCOUNTS RECEIVABL	
MEDPRO DISPOSAL	72390	1607877	11/01/2025	11/13/2025	272.13	MEDICAL WASTE REMOVAL	104230-370 - PROFESSIONAL SERVI	
PIERCE EXCAVATION	72391	Refund: 2005206	11/13/2025	11/13/2025	220.10	Refund: 2005206 - PIERCE EXCAVATION	531311-000 - ACCOUNTS RECEIVABL	
SANCHEZ, SHARON	72392	10-28-25 - INTER	10/28/2025	11/13/2025	159.24	INTERPRETER FEES OCTOBER 28,2025	104120-330 - LEGAL SERVICES	
SCOTT, RIAN MARIE	72393	#251200103	11/10/2025	11/13/2025	690.00	BAIL / BOND REFUND	102560-000 - BAIL & RESTITUTION	
SIDDONS-MARTIN EMERGENCY	72394	C110733	11/03/2025	11/13/2025	472.66	HOSE AND ADAPTER	104230-454 - SAFETY EQUIPMENT	
WASH. COUNTY WATER CONSER	72395	54560	10/31/2025	11/13/2025	6,275.35	WATER DEVELOPMENT SURCHARGE	513714-000 - REGIONAL WATER SUR	
WASH. COUNTY WATER CONSER	72395	54565	10/31/2025	11/13/2025	3,761.05	EXCESS WATER SURCHARGE	513714-000 - REGIONAL WATER SUR	
WASH. COUNTY WATER CONSER	72395	54562	11/01/2025	11/13/2025	4,505.28	REGIONAL PIPELINE BOND PAYMENT	515110-810 - PRINCIPAL ON BONDS	
					\$14,541.68			
WESTERN UNITED ELECTRIC SU	72396	6156911	11/03/2025	11/13/2025	847.50	200 AMP STAND OFFS FOR STOCK	535310-466 - POWER LINES/POLES/	
WESTERN UNITED ELECTRIC SU	72396	6157239	11/05/2025	11/13/2025	364.41	DEAD END SHOES FOR STOCK	535310-466 - POWER LINES/POLES/	
					\$1,211.91			
PIERCE EXCAVATION	72397	Refund: 2005203	11/13/2025	11/13/2025	713.10	Refund: 2005203 - PIERCE EXCAVATION	531311-000 - ACCOUNTS RECEIVABL	
PIERCE EXCAVATION	72397	Refund: 2005205	11/13/2025	11/13/2025	359.55	Refund: 2005205 - PIERCE EXCAVATION	531311-000 - ACCOUNTS RECEIVABL	
					\$1,072.65			
HELP PATRIOTISM PREVAIL	72398	BOOKS	10/31/2025	11/13/2025	100.00	A TRUE PATRIOT	104652-501 - YOUTH CITY COUNCIL	
CITY OF SANTA CLARA-UTILITIES	ACH	2025-10	10/30/2025	11/13/2025	107.82	CITY BILLS	104230-270 - UTILITIES-SC	
CITY OF SANTA CLARA-UTILITIES	ACH	2025-10	10/30/2025	11/13/2025	2,744.20	CITY BILLS	104240-270 - BUILDING UTILITIES	
CITY OF SANTA CLARA-UTILITIES	ACH	2025-10	10/30/2025	11/13/2025	7,740.83	CITY BILLS	104410-270 - UTILITIES	
CITY OF SANTA CLARA-UTILITIES	ACH	2025-10	10/30/2025	11/13/2025	9,662.74	CITY BILLS	104510-270 - UTILITIES	
CITY OF SANTA CLARA-UTILITIES	ACH	2025-10	10/30/2025	11/13/2025	42.99	CITY BILLS	515110-270 - UTILITIES	
CITY OF SANTA CLARA-UTILITIES	ACH	2025-10	10/30/2025	11/13/2025	367.81	CITY BILLS	535310-270 - UTILITIES - GENERATO	
CITY OF SANTA CLARA-UTILITIES	ACH	2025-10	10/30/2025	11/13/2025	868.70	CITY BILLS	535310-271 - UTILITIES - STREETSC	
					\$21,535.09			
					\$48,123.12			

**City of Santa Clara
Check Register
All Bank Accounts - 11/18/2025 to 11/18/2025**

Payee Name	Reference Number	Invoice Number	Invoice Ledger Date	Payment Date	Amount	Description	Ledger Account	Activity Code
Big T Recreation	72399	7086	10/27/2025	11/18/2025	116,142.00	BLACK ROCK PARK - REVISION #2	494510-740 - PARKS EQUIPMENT	
					\$116,142.00			
CATE RENTAL & SALES LLC	ACH	714184	11/18/2025	11/18/2025	31,378.22	PUMP-VC V312LHAE-P	525210-253 - VEH/EQUIP REPAIR	
					\$31,378.22			
CITY OF ST. GEORGE - MISC	72400	17512	11/06/2025	11/18/2025	4,625.73	FY26 2ND QTR POLICE DISPATCH FEES	104230-985 - COUNTY DISPATCH	
CITY OF ST. GEORGE - MISC	72400	17516	11/06/2025	11/18/2025	13,894.58	FY26 4TH QTR SCHOOL RESOURCE OFFICERS	104220-980 - SRO - ST. GEORGE	
					\$18,520.31			
					\$18,520.31			
EATON CORPORATION / CANNON	72401	956108368	10/16/2025	11/18/2025	9,318.40	CL 320 RESIDENTIAL METERS	535310-252 - METERS	
					\$9,318.40			
EQUITABLE	ACH	1811033	11/18/2025	11/18/2025	417.30	VISION INSURANCE	102254-000 - VISION PAYABLE	
EQUITABLE	ACH	1811033	11/18/2025	11/18/2025	3,717.23	DENTAL INSURANCE	102251-000 - DENTAL PAYABLE	
					\$4,134.53			
HINTON BURDICK CPAs & ADVISO	72402	331458	10/31/2025	11/18/2025	6,300.00	FISCAL YEAR 2025 AUDIT - PROGRESS BILLING	525210-340 - ACCOUNTING & AUDITI	
HINTON BURDICK CPAs & ADVISO	72402	331458	10/31/2025	11/18/2025	10,000.00	FISCAL YEAR 2025 AUDIT - PROGRESS BILLING	535310-340 - ACCOUNTING & AUDITI	
HINTON BURDICK CPAs & ADVISO	72402	331458	10/31/2025	11/18/2025	13,000.00	FISCAL YEAR 2025 AUDIT - PROGRESS BILLING	515110-340 - ACCOUNTING & AUDITI	
					\$29,300.00			
					\$29,300.00			
INDEPENDENT INSPECTIONS	72411	111725-003	11/18/2025	11/18/2025	75.00	5 INSPECTIONS	104240-370 - PROFESSIONAL SERVI	
					\$75.00			
L.N. CURTIS & SONS	72403	INV989500	09/16/2025	11/18/2025	496.63	FF GEAR BAG	104230-454 - SAFETY EQUIPMENT	
					\$496.63			
MONROSE AIR QUALITY SERVIC	72404	CINV-451075	10/31/2025	11/18/2025	30,069.60	GENERATOR 0 & M DAQ EMISSION TESTING	535310-630 - O & M GENERATORS	
					\$30,069.60			
MOUNTAINLAND SUPPLY COMPA	72405	S107361505.001	11/11/2025	11/18/2025	347.50	FF GEAR - GLOVES	104230-454 - SAFETY EQUIPMENT	
					\$347.50			
PLANNING OUTPOST	72406	2179	10/05/2025	11/18/2025	15,585.63	PROFESSIONAL SVCS - SC GENERAL PLAN UP	104652-370 - PROFESSIONAL SERVI	
					\$15,585.63			
PRESTON'S OFFICE SOLUTIONS	72407	130008	11/07/2025	11/18/2025	7.38	OFFICE SUPPLIES	535310-240 - OFFICE SUPPLIES	
					\$7.38			
STELLA-JONES CORPORATION	72408	90430627	07/31/2025	11/18/2025	9,972.00	POLE WRC 40/3 PENTA BT AWPA	535310-730 - IMPROVEMENTS	
					\$9,972.00			
TECHNOLOGY NET COMPANY, LL	72409	4936	08/30/2025	11/18/2025	400.00	ANNUAL SUBSCRIPTION	104130-210 - SUBSCRIPTIONS & ME	
					\$400.00			
WASHINGTON COUNTY TREASUR	72410	#882603	11/18/2025	11/18/2025	4,624.34	2025 PROPERTY TAX - #882603 CLOVER PATCH	104130-999 - CONTINGENCY	
					\$4,624.34			
					\$270,371.54			

**City of Santa Clara
Check Register
All Bank Accounts - 11/20/2025 to 11/20/2025**

Payee Name	Reference Number	Invoice Number	Invoice Ledger Date	Payment Date	Amount	Description	Ledger Account	Activity Code
KITCHEN 435	72412	000256	11/20/2025	11/20/2025	4,488.04	CHRISTMAS PARTY DINNER 2025	104115-999 - SUNDRY CHARGES	
XEROX FINANCIAL SERVICES	ACH112025	41131461	11/20/2025	11/20/2025	257.40	FIRE XEROX LEASE	104230-825 - LEASE PAYMENTS	

**City of Santa Clara
Check Register
All Bank Accounts - 12/02/2025 to 12/02/2025**

Payee Name	Reference Number	Invoice Number	Invoice Ledger Date	Payment Date	Amount	Description	Ledger Account	Activity Code
AKA EMBROIDERY & LASER ENG	72414	5897	11/24/2025	12/02/2025	4,137.50	JACKETS - POLOS MONOGRAMS	104230-135 - UNIFORMS	
					\$4,137.50			
AMERICAN LEGAL PUBLISHING C	72415	46733	11/30/2025	12/02/2025	1,215.48	2025 S-23 SUPPLEMENT PAGES	104130-210 - SUBSCRIPTIONS & ME	
					\$1,215.48			
ANIXTER, INC.	72416	6491053-03	11/18/2025	12/02/2025	153.30	NEW SUBDIVISIONS - SECONDARY SQUIDS	535310-254 - NEW SUBDIVISION EXP	
					\$153.30			
BELNPA, FEIXIA	72417	258	11/18/2025	12/02/2025	50.00	INTERPRETER FEES 11-18-25	104120-330 - LEGAL SERVICES	
					\$50.00			
BUCKS ACE SANTA CLARA	72418	006359	10/27/2025	12/02/2025	9.87	FASTENERS	104510-260 - BUILDING MAINTENAN	
BUCKS ACE SANTA CLARA	72418	6360	10/27/2025	12/02/2025	8.54	RED GRNT HAMMER	104510-260 - BUILDING MAINTENAN	
BUCKS ACE SANTA CLARA	72418	6363	10/28/2025	12/02/2025	4.39	FASTENERS	104510-260 - BUILDING MAINTENAN	
BUCKS ACE SANTA CLARA	72418	6380	11/03/2025	12/02/2025	4.09	RAZORBLADES	535310-250 - OPERATING SUPPLIES	
BUCKS ACE SANTA CLARA	72418	6390	11/05/2025	12/02/2025	59.58	CLR FOR SWAMP COOLERSA	535310-630 - O & M GENERATORS	
BUCKS ACE SANTA CLARA	72418	6413	11/13/2025	12/02/2025	21.35	R&B BUTN WHT	104510-260 - BUILDING MAINTENAN	
					\$107.82			
					\$107.82			
CATE RENTAL & SALES LLC	72419	Z43443	11/14/2025	12/02/2025	2,313.24	GUTTER BROOM - PILOT VALVE	545410-253 - VEH/EQUIP REPAIR	
					\$2,313.24			
CITY OF ST GEORGE - S	72420	NOVEMBER 202	12/01/2025	12/02/2025	50,549.50	3130 SEWER CONNECTIONS @ 16.15	525210-945 - SEWER TREATMENT -	
					\$50,549.50			
CIVICPLUS	72421	348356	08/28/2025	12/02/2025	5,141.30	SOCIAL MEDIA ARCHIVING	104130-210 - SUBSCRIPTIONS & ME	
					\$5,141.30			
CLOVER PATCH QUILT SHOP	72422	1655	11/24/2025	12/02/2025	650.00	TSHIRT QUILT FOR MAYOR	104130-240 - OFFICE SUPPLIES	
					\$650.00			
DPF ALTERNATIVES OF SOUTHER	72423	1481	11/12/2025	12/02/2025	8,200.00	LARGE SQUARE CATALYST & SMALL RECTANGL	535310-630 - O & M GENERATORS	
					\$8,200.00			
DR. ROBERT R. FOSTER, D.O. P.C.	72424	DECEMBER 202	12/01/2025	12/02/2025	1,200.00	MEDICAL SERVICES DIRECTOR	104230-370 - PROFESSIONAL SERVI	
					\$1,200.00			
EATON CORPORATION / CANNON	72425	956108367	10/16/2025	12/02/2025	9,859.20	CL320 RESIDENTIAL METERS	535310-252 - METERS	
					\$9,859.20			
ERICKSON, M. RICK	72426	NOVEMBER 202	12/01/2025	12/02/2025	1,850.00	CITY PROSECUTOR NOVEMBER 2025	104120-330 - LEGAL SERVICES	
					\$1,850.00			
FREEDOM MAILING SERVICES, IN	72427	51755	11/29/2025	12/02/2025	2,232.77	BILL PROCESSING	104130-370 - PROFESSIONAL SERVI	
					\$2,232.77			
L.N. CURTIS & SONS	72428	INV1002098	10/22/2025	12/02/2025	2,970.00	FF GEAR - PANTS & JACKET	104230-454 - SAFETY EQUIPMENT	
L.N. CURTIS & SONS	72428	INV1011563	11/19/2025	12/02/2025	1,680.00	KEVLAR HEAD HARNESS	104230-454 - SAFETY EQUIPMENT	
L.N. CURTIS & SONS	72428	INV1011619	11/19/2025	12/02/2025	848.00	KEVLAR HEAD HARNESS	104230-454 - SAFETY EQUIPMENT	
L.N. CURTIS & SONS	72428	INV961247	12/01/2025	12/02/2025	263.00	FF GEAR - INVOICE DATE 6-23-25	104230-453 - WILDLAND FIRE	
L.N. CURTIS & SONS	72428	INV969553	07/18/2025	12/02/2025	436.63	FF GEAR	104230-454 - SAFETY EQUIPMENT	
L.N. CURTIS & SONS	72428	INV986687	09/08/2025	12/02/2025	549.03	FF GEAR	104230-453 - WILDLAND FIRE	
					\$6,746.66			
					\$6,746.66			

**City of Santa Clara
Check Register
All Bank Accounts - 12/02/2025 to 12/02/2025**

Payee Name	Reference Number	Invoice Number	Invoice Ledger Date	Payment Date	Amount	Description	Ledger Account	Activity Code
LEXIPOL	72429	INVPR1125079	11/19/2025	12/02/2025	3,779.28	FIRE & EMS LEARNING PLATFORM CONTRACT	104230-370 - PROFESSIONAL SERVI	
					\$3,779.28			
LIFE ASSIST, INC	72430	1625127	08/04/2025	12/02/2025	151.70	MEDICAL SUPPLIES	104230-250 - OPERATING SUPPLIES	
LIFE ASSIST, INC	72430	1631253	08/25/2025	12/02/2025	1,044.18	MEDICAL SUPPLIES	104230-250 - OPERATING SUPPLIES	
LIFE ASSIST, INC	72430	1644122	10/06/2025	12/02/2025	219.08	MEDICAL SUPPLIES	104230-250 - OPERATING SUPPLIES	
LIFE ASSIST, INC	72430	2005788	10/27/2025	12/02/2025	4,279.62	MEDICAL SUPPLIES	104230-250 - OPERATING SUPPLIES	
LIFE ASSIST, INC	72430	2005790	10/27/2025	12/02/2025	3,310.81	MEDICAL SUPPLIES	104230-250 - OPERATING SUPPLIES	
LIFE ASSIST, INC	72430	2006077	10/28/2025	12/02/2025	32.10	MEDICAL SUPPLIES	104230-250 - OPERATING SUPPLIES	
LIFE ASSIST, INC	72430	2006558	11/04/2025	12/02/2025	912.00	MEDICAL SUPPLIES	104230-250 - OPERATING SUPPLIES	
LIFE ASSIST, INC	72430	60253536-1	10/27/2025	12/02/2025	4,700.48	MEDICAL SUPPLIES	104230-250 - OPERATING SUPPLIES	
					\$14,649.97			
					\$14,649.97			
MEDPRO DISPOSAL	72431	1625411	12/01/2025	12/02/2025	272.13	MEDICAL WASTE REMOVAL	104230-370 - PROFESSIONAL SERVI	
					\$272.13			
PINETOP ENGINEERING, LLC	72432	5902	11/30/2025	12/02/2025	1,015.80	DETAILS FOR SIGNAL UPGRADES	104410-263 - STREET LIGHT REPAIR	
					\$1,015.80			
PLANNING OUTPOST	72433	2183	12/01/2025	12/02/2025	7,355.74	PROFESSIONAL SVCS - SC GENERAL PLAN UP	104652-370 - PROFESSIONAL SERVI	
					\$7,355.74			
PUBLIC EMPLOYEES LTD PROGR	EFT	2025 10 LTD	10/31/2025	12/02/2025	1,087.94	MONTHLY LTD PAYMENT	102235-000 - DISABILITY PAYABLE	
PUBLIC EMPLOYEES LTD PROGR	EFT	2025 11 LTD	11/30/2025	12/02/2025	1,402.12	MONTHLY LTD PAYMENT	102235-000 - DISABILITY PAYABLE	
					\$2,490.06			
					\$2,490.06			
SKAGGS PUBLIC SAFTY UNIFOR	72434	450A3112991	11/13/2025	12/02/2025	453.80	FF GEAR - PANTS AND JACKETS	104230-454 - SAFETY EQUIPMENT	
					\$453.80			
SOUTHERN UTAH GRADE & PAVE	72435	1622	11/19/2025	12/02/2025	12,873.00	FINISH GRADE & COMPACT ASPHALT	515110-414 - ROAD MATERIAL & SUP	
					\$12,873.00			
SUNRISE ENGINEERING, INC.	72436	ARIV1007984	11/17/2025	12/02/2025	22,410.00	REIMBURSEMENT FROM WAHS CO COG	104110-320 - ENGINEERING SERVIC	
					\$22,410.00			
UTAH STATE TREASURER / FINES	72437	NOVEMBER 202	11/01/2025	12/02/2025	10,716.04	NOVEMBER 2025 COURT SURCHARGES	104120-905 - STATE FINE COLLECTI	
					\$10,716.04			
WASH. CO. FLOOD CONTROL DIS	72438	NOVEMBER 202	12/01/2025	12/02/2025	5,028.00	NOVEMBER 2025 FLOOD CONTROL	545410-770 - FLOOD CONTROL DIST.	
					\$5,028.00			
					\$175,450.59			

**City of Santa Clara
Check Register
All Bank Accounts - 12/04/2025 to 12/04/2025**

Payee Name	Reference Number	Invoice Number	Invoice Ledger Date	Payment Date	Amount	Description	Ledger Account	Activity Code
FOTHERINGHAM, SCOTT	72439	4	12/04/2025	12/04/2025	300.00	SANTA 2.5 HOURS PLUS TRAVEL	104652-601 - GENERAL PROMOTION	
					<u>\$300.00</u>			
Mathis, Leina	72440	SAMICHLAUS 20	12/04/2025	12/04/2025	873.04	SAMICHLAUS 2025 REIMBURSEMENT	104652-601 - GENERAL PROMOTION	
					<u>\$873.04</u>			
UTAH ASSOC. MUNICIPAL POWER	EFT	2025-10	10/31/2025	12/04/2025	-12,057.25	MARGINS/PENALTIES	535310-951 - POWER OWNERSHIP C	
UTAH ASSOC. MUNICIPAL POWER	EFT	2025-10	10/31/2025	12/04/2025	9,517.24	SCHED/OPER RESERVES	535310-951 - POWER OWNERSHIP C	
UTAH ASSOC. MUNICIPAL POWER	EFT	2025-10	10/31/2025	12/04/2025	34,665.13	LINE ITEMS	535310-952 - LINE ITEM EXPENSES -	
UTAH ASSOC. MUNICIPAL POWER	EFT	2025-10	10/31/2025	12/04/2025	40,823.78	TRANSMISSION	535310-951 - POWER OWNERSHIP C	
UTAH ASSOC. MUNICIPAL POWER	EFT	2025-10	10/31/2025	12/04/2025	92,302.23	FIXED COSTS	535310-951 - POWER OWNERSHIP C	
UTAH ASSOC. MUNICIPAL POWER	EFT	2025-10	10/31/2025	12/04/2025	<u>130,919.31</u>	ENERGY	535310-950 - POWER PURCHASE - U	
					<u>\$296,170.44</u>			
					<u>\$296,170.44</u>			
					<u>\$297,343.48</u>			

Mayor
Rick Rosenberg

City Manager
Brock Jacobsen



City Council
Jarett Waite
Ben Shakespeare
Christa Hinton
David Pond
Janene Burton

CITY COUNCIL

Meeting Date: December 10, 2025

Agenda Item: 1

Applicant: N/A

Requested by: Selena Nez

Subject: 2026 Santa Clara Meeting Schedule

Description:

Discussion and action to consider approval of the Yearly 2026 Notice of Public Meetings.

Recommendation: Approval

Attachments: N/A

Cost: N/A

Legal Approval: N/A

Finance Approval: N/A

Budget Approval: N/A

**CITY OF SANTA CLARA
NOTICE OF PUBLIC MEETINGS
2026**

City Council:

Regular Meetings

- **2nd and 4th Wednesday of each month at 6:00 p.m. with the exception of Thanksgiving and Christmas Holidays.**

Work Meetings

- **2nd and 4th Wednesday of each month at 4:00 p.m. with the exception of Thanksgiving and Christmas Holidays.**

Planning and Zoning Commission/Land Use Authority

- **2nd and 4th Thursday of each month at 5:30 p.m.**

Heritage Commission

- **3rd Thursday at 4:00 p.m. – Quarterly: January, April, July and December**

Economic Development Commission

- **4th Tuesday of each month at 5:00 p.m. when needed.**

City Council may call Special Meetings When needed.

Agendas of all city meetings, both regularly scheduled and special or work meetings, are posted at the Santa Clara Town Hall, the Santa Clara Post Office and on the Santa Clara City website at santaclarautah.gov and the Public Notice Website at <http://pmn.utah.gov> at least 24 hours prior to the meeting time.

All meetings are held in the Santa Clara Town Hall, 2603 Santa Clara Drive, Santa Clara, Utah unless otherwise noticed on the meeting agenda.

In compliance with the Americans with Disabilities Act, individuals needing special accommodations, including auxiliary communicative aids and services, during any of these meetings, should notify the City Recorder Selena Nez at 435-673-6712 Ext. 203 at least 24 hours prior to the meeting.

This notice is published in compliance with Utah Code 52-4-202(2)(a).

Selena Nez,
City Recorder

Mayor

Rick Rosenberg

City Manager

Brock Jacobsen



City Council

Jarett Waite

Ben Shakespeare

Christa Hinton

David Pond

Janene Burton

CITY COUNCIL

Meeting Date: December 10, 2025

Agenda Item: 2

Applicant: N/A

Requested by: Dustin Mouritsen

Subject: Water Shortage Plan

Description:

Discussion and action for approval of the Water Shortage Contingency Plan recently adopted by the Washington County Water Conservancy District.

Recommendation: Approval

Attachments: N/A

Cost: 0

Legal Approval: Yes

Finance Approval: N/A

Budget Approval: N/A



2025

Water Shortage Contingency Plan



DRAFT

OCTOBER 2025
WATER BUDGET APPROACH

Washington County Water Conservancy District

St. George, Washington, Hurricane, Santa Clara, Ivins, La Verkin, Toquerville and Virgin

EXECUTIVE SUMMARY

As one of Utah's hottest and driest regions, and one of the nation's fastest growing metropolitan areas, Washington County is vulnerable to impacts of reduced water supply and shortage. To prepare for emergency water shortage conditions, the Washington County Water Conservancy District (district) developed this Water Shortage Contingency Plan (plan). The plan was developed in partnership with its municipal partners to provide a collaborative system for prioritizing drinking water under circumstances of diminishing supply. The district's municipal partners are the cities of St. George, Washington, Hurricane, Santa Clara, Ivins, Toquerville, La Verkin, and the town of Virgin.

An established task force (Appendix A) guided and informed the planning process. In addition, guidance was sought from more than 60 elected officials and technical experts through a survey instrument. The plan includes mitigation measures, drought monitoring, identification of shortage stages, response actions, a vulnerability assessment, operational framework, and an update process.

While drought is an ever-present threat in the region, other circumstances can result in water shortages; earthquakes, power interruptions or necessary infrastructure repairs can interfere with the ability to deliver water. The measures in this plan may be used to curtail demand in any scenario that diminishes the supply or distribution of water.

Vulnerability Assessment

This assessment identifies areas of vulnerability in existing facilities, system capabilities, and water practices of the district and its customers. Additionally, the vulnerability assessment factors in climate, Utah state policy, supply, demand, and climate change.

Mitigation Measures

The district and municipal partners have invested more than \$70 million in conservation measures and programs to reduce water demand, successfully reducing per capita usage by nearly 50% from the year 2000. The county's ongoing conservation efforts serve to increase shortage resiliency and mitigate impacts of water supply issues.

Drought Monitoring

The district developed a drought monitoring tool for identifying drought and assessing drought severity. The tool processes historical and current data to classify water supply conditions into five categories of increasing drought severity. The tool will be used to inform decision-makers as they consider the potential necessity of declaring a water shortage condition.

Water Shortage Stages

The five shortage stages range from "0" (normal conditions) to "4" (extreme shortage). The descriptors for each stage were carefully selected with consideration of public perception, and response actions were set to best communicate desired responses to varying shortage conditions. The key words describe how the district, its municipal partners, and the public should respond to the shortage stage.

WATER AVAILABILITY AND RESPONSE STAGES					
Stage	0	1	2	3	4
Condition	Normal	Dry	Prolonged Shortage	Escalated Shortage	Extreme Shortage
Key Word	Conserve	Caution	Concern	Critical	Crisis
Response Target	0	-10%	-20%	-40%	-60%

Response Action Plans

If the district Board of Trustees (board) declares a shortage condition, water budgets will be issued to municipalities commensurate with the shortage response target. The municipalities are responsible for initiating a response plan to ensure operation within the water budget. Water use in excess of the budget will bear a substantial financial penalty.

Communication Plan

The task force will meet periodically to review technical information and make recommendations to the Administrative Advisory Committee (AAC) created by the Regional Water Supply Agreement (RWSA) and the district's board of trustees, which makes shortage determinations.

The district will coordinate with its municipal partners to provide information to the public via websites, social media, and newsletters. Public outreach will extend to include press announcements, advertising, signage, and enhanced collaboration as necessary.

Plan Maintenance and Updates

The district will evaluate and update the plan as needed. Evaluation of the plan will focus on the accuracy of the shortage model and associated dashboard, response actions, and the communication plan.

Chapter 1 Plan Introduction and Background

Introduction

Washington County is Utah's hottest and driest region and one of the nation's fastest growing metropolitan areas. Population projections estimate a 155% increase in the county by the year 2060. The sole water source for Washington County's population centers, the Virgin River basin, is a small desert tributary prone to drought and climate variability that is fully appropriated. As the county approaches full utilization of its annual reliable water supply, the need for more stringent water resource management increases. Local municipal partners depend on the district to manage water supplies and provide for current and future use.

Background

To prepare for emergency shortage conditions and comply with Utah's water conservation requirements, the Washington County Water Conservancy District (district) developed this Water Shortage Contingency Plan (plan) in partnership with municipal partners that include the cities of St. George, Washington, Hurricane, Santa Clara, Ivins, Toquerville, La Verkin, and the town of Virgin.

This collaborative process designed a system for prioritizing drinking water under circumstances of diminishing water supply. A task force was developed to help guide this system, which included 18 technical experts from the district and its municipal partners (Appendix A).

In developing the strategies for this plan, the district surveyed more than 60 stakeholders, including the elected council members, mayors, and city managers of all municipal partners.

Elements

The plan includes six elements: vulnerability assessment, mitigation actions, monitoring, response actions, operational and administrative framework, and plan development and update process.

Implementation

The task force reviews technical information and makes recommendations to the district's Administrative Advisory Committee (AAC) and Board of Trustees (board). The board is the body politic that makes shortage declarations and determines plan implementation.

The task force membership is comprised of representatives well-versed in water management and technical resources. The AAC is comprised of the mayor and city manager of each of the district's eight municipal partners. The board is comprised of appointed officials who represent various regions of Washington County and serve as the district's policy makers.

Chapter 2 Vulnerability Assessment

The goal of the vulnerability assessment is to identify areas in which the district and its municipal partners are vulnerable to shortage. The assessment quantifies the impacts of climate change, drought, and water demand on supply.

Climate

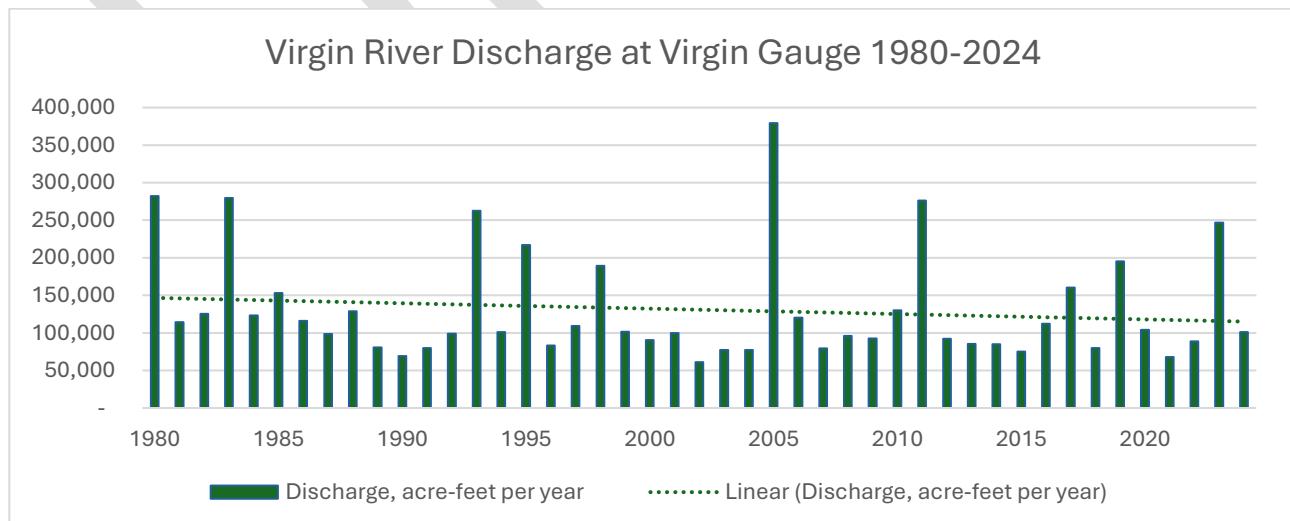
Washington County is an arid region subject to frequent and prolonged dry periods and is one of the fastest growing areas in the US. These dynamics make it challenging to plan, manage, and operate a water system. Climate uncertainty further compounds this challenge and presents additional vulnerabilities. Washington County is vulnerable to shortage for the following primary reasons:

- Exclusive reliance on the Virgin River basin for its supply
- Prone to meteorological drought with long periods of drier than normal conditions
- Virgin River May-July streamflow is predicted to decline 20% based on the Bureau of Reclamation's 2014 climate analysis
- Population increases averaging nearly 3.5% per year over the past 10 years
- Current water demand is approaching the annual reliable supply

The district and the Utah Department of Natural Resources have taken a proactive approach to these challenges by frequently assessing water supplies, demand dynamics, and developing plans to improve resiliency. Visit wcwcd.gov for previous studies and reports related to this issue.

Water Supply

The district's water supply is approximately 70% surface water and 30% groundwater, all derived from the Virgin River watershed. Surface water storage is highly dependent on annual flow in the Virgin River. While precipitation, snowmelt, and soil moisture that determine the flow in the Virgin River are variable, there has been a demonstrable drop in available yield over the last century.



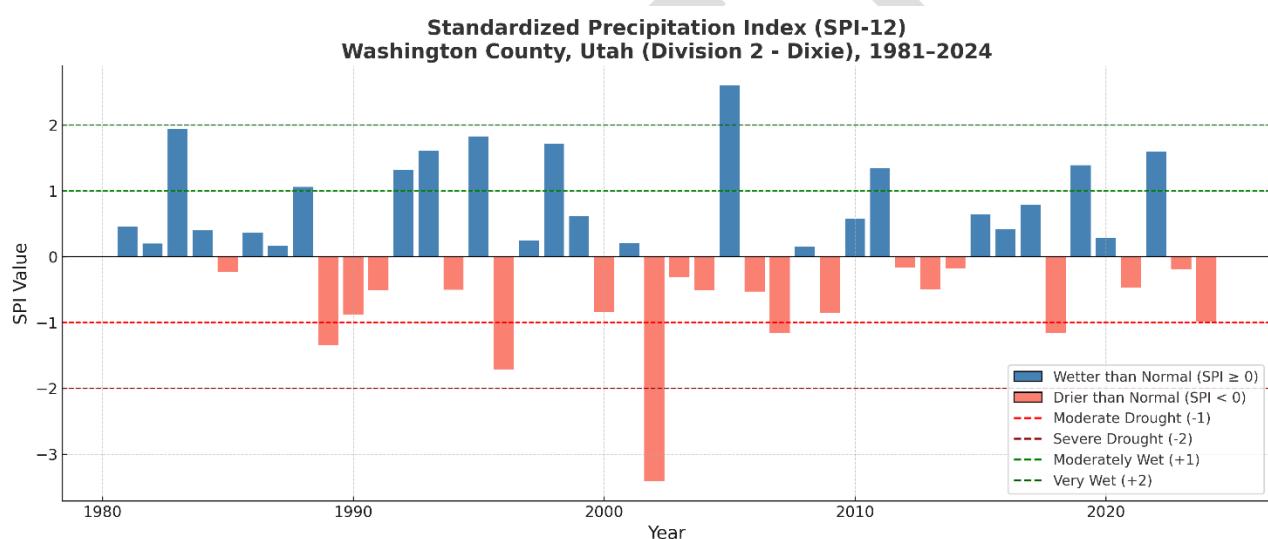
Water Demand

The district is a wholesale water provider to its municipal partners. In 2024, combined production of the municipal partners and the district averaged approximately 2,200 acre-feet during winter months (Dec-Feb), and approximately 6,500 acre-feet during peak growing season (Jun-Sep).

Drought History

The district is within a drought-prone region. The Standardized Precipitation Index (SPI) for Washington County from 1980 through 2024 demonstrates high variability in precipitation.

The district's reservoir and groundwater supplies provide drought resilience; however, future climate scenarios predict more extreme drought conditions, in both magnitude and duration.



Climate Impacts

Recent studies suggest the Colorado River Basin will likely see hotter and drier patterns in the future. Climate models for the Virgin River predict a reduction in streamflow of 20% from May through July – coinciding with peak water demand.

In addition, future climate trends are predicted to cause the runoff season to arrive one month earlier in the year. With temperatures in the Virgin River Basin anticipated to be 4.5 to 5°F warmer from 2050 to 2079 compared to the 1950 to 1979 historical mean, precipitation in Washington County may shift from snow to rain. Whereas snowmelt moderates the flow of the Virgin River, intense rainstorms could hinder diversion through the Quail Creek pipeline, diminishing the district's ability to capture runoff. This issue cannot be resolved by increasing water storage.

Chapter 3 Mitigation Measures

Drought mitigation refers to actions and strategies outside of regular water management activities that reduce the risks and impacts associated with shortage. Proactive mitigation is more efficient than reactive strategies. The mitigation strategies described here are intended to reduce the risk of water shortage and increase the district's shortage preparedness. The current and planned

mitigation measures support the plan's primary goals to:

- Protect and extend the region's limited water resources
- Prepare for a rapidly expanding population
- Provide regional economic resiliency
- Preserve the natural environment
- Prolong longevity of water infrastructure

The mitigation measures are compatible with the district's Joint Agency Regional Water Conservation Plan and Best Management Practices suggested by the Utah Division of Water Resources. These include current, in-progress, and future or planned mitigation strategies, which are broken down into two general categories:

Institutional Strategies: These are non-engineered, administrative or legal strategies that include economic incentives, education and outreach, and development standards. Mitigation measures in this category reduce water demand.

Water Supply Augmentation Strategies: These are engineered strategies that increase the district's water supply resiliency to water shortages. These may include new water sources, increased storage capacity, and expanded distribution systems for both potable and secondary supplies.

Water Supply Augmentation Strategies

The district and its municipal partners have projects underway to increase the resiliency of the water supply. These projects include:

- Recharging 5,000 to 18,000 AF per year to the Sand Hollow Aquifer, as available
- Adding storage for Cottam, Sand Hollow, Quail Creek, and Sullivan wells
- Expanding well fields in the Cottam, Sullivan, and Sand Hollow regions
- Expanding surface water storage in Graveyard Wash, Chief Toquer, and Kolob reservoirs
- Expanding Quail Creek Water Treatment Plant from 60 to 90 million gallon per day (MGD)
- Performing groundwater studies in the Gunlock region
- A regional reuse purification system to produce an additional 24,000 AF per year
- Enhancing system connectivity between Toquerville Springs, the town of Virgin, and wells in the Sand Hollow region
- Constructing the Lake Powell Pipeline

Detailed project information is available in the district's *20-Year Plan to Secure New Water Supplies for Washington County, Utah* and the *Regional Water Master Plan* on wcwcd.gov.

Summary of Current Shortage Mitigation Measures

Mitigation Measures		Description
Institutional Strategies		
CURRENT	Tiered Water Conservation Rate	Increased charges for higher use customers to incentivize conservation.
	Excess Water Use Surcharge	Substantial surcharges of up to \$10/1,000 gallons for accounts with excess water use.
	Financial Incentives for Conservation Efforts	Weather-based irrigation controllers, water-efficient fixtures, and water-wise landscaping.
	Education and Outreach	Provide education on outdoor water use to the public, municipalities, and schools.
	Water Loss Reduction	Water Loss Management Committee identifies projects to minimize non-revenue water throughout the system.
	New Development Standards	Coordinate with municipalities to enact new construction standards requiring water efficient fixtures and landscapes.
	Advanced Metering Infrastructure (AMI)	Most municipal connections have AMI meters. Completion is underway.
	Advanced Water Modeling	Refinement of the Virgin River Daily Simulation Model for increased real-time data on the impact of river changes on the overall water supply.
Water Supply Augmentation Strategies		
CURRENT	Aquifer Recharge at Sand Hollow Reservoir	Recharge of the Navajo Sandstone Aquifer by the Sand Hollow Reservoir to supplement supply.
	Water Reuse	The St. George Water Reclamation Facility produces Type I reuse water for agricultural, commercial, and residential irrigation. Capacity is 7 MGD but may expand to more than 20 MGD.
PLANNED	Additional Storage, Wells, and Pipelines	Addition of several new wells, pipeline, and water storage to increase distribution system flexibility.
	Secondary Water System Expansion	Replace irrigation connections to secondary water sources from potable water sources.
	Quail Creek Water Treatment Plant Expansion	Expand treatment plant capacity and storage to capitalize on high flows to offset periods of drought.
	Gunlock Groundwater Optimization Study	Study Gunlock aquifer recharge and define the actual sustainable yield for supply optimization.
	Regional Reuse Purification System	Expand non-potable reuse. Exchange reuse water for high quality agricultural water. Purify and store reuse water for production into potable water.
	System Connectivity Strategies	New interconnections to enhance redundancy and reliability.
	Lake Powell Pipeline Project	Utilize a portion of Utah's Colorado River water allocation.

Mitigation Measure Prioritization

Mitigation measures are prioritized based on three evaluation criteria: water savings/addition, ease of implementation, and drought tolerance. Criteria were scored on a 5-point scale. The sum of criterion scores for each strategy determined overall priority. Scores of 10 and above are high priority, 8-9 are medium priority, and 7 or below are low priority. The results are displayed below.

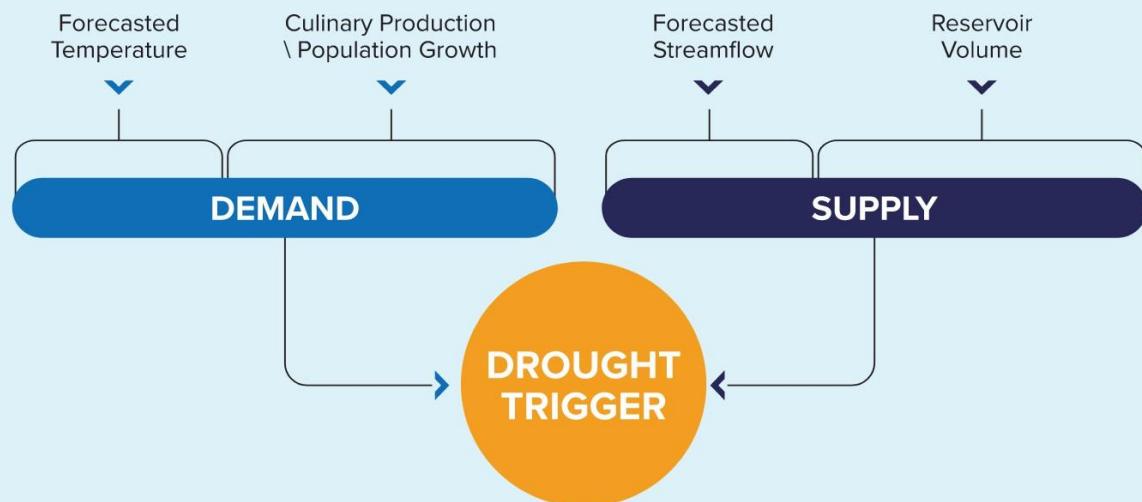
Mitigation Measure Prioritization Matrix

Mitigation Measures	Resource Improvement	Ease of Implementation	Drought Tolerance	Total Score	Priority
Institutional Strategies					
Water Loss Reduction	4	3	4	11	High
New Development Standards	3	3	3	9	Medium
Advanced Water Modeling	2	3	3	8	Medium
Advanced Metering Infrastructure (AMI)	3	2	2	7	Low
Water Supply Augmentation Strategies					
Regional Reuse Purification System	5	3	4	12	High
Gunlock Groundwater Optimization Study	4	3	4	11	High
System Connectivity Strategies	3	3	4	10	High
Additional Storage, Wells, and Pipelines	3	3	4	10	High
Lake Powell Pipeline Project	5	1	3	9	Medium
Quail Creek Water Treatment Plant Expansion	2	2	3	7	Low

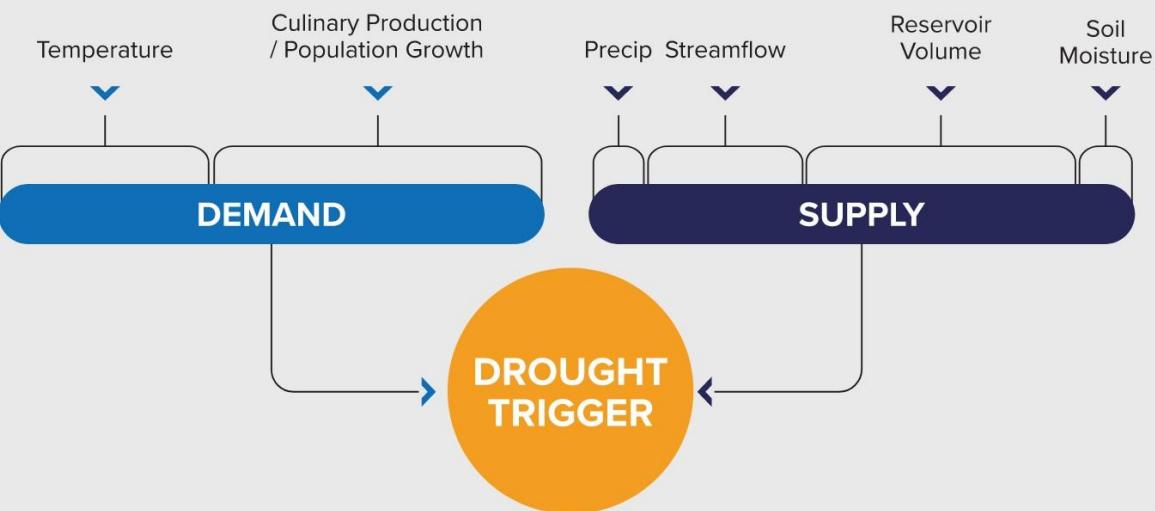
Chapter 4 Drought Monitoring

Drought is likely to be the most common cause of shortage. The district's drought monitoring tool quantifies conditions to recognize drought and assess its severity. The tool processes historical and current data to characterize conditions. These assessments inform the district's board, which is responsible for making shortage declarations. The drought tool uses inputs for past conditions and attempts to project future conditions. The inputs are illustrated in the following figures.

FORECASTED | January - June



OBSERVED | July - December



Supply Data Sources

Precipitation

The precipitation record used consist of measurements taken from nearly 13,000 stations owned by COOP, SNOTEL, Snowcourse, RAWS, CDEC, Agrimet, and EC (Canada). The data period of record ranges from January 1895 to the present.

Reservoir Volumes

Reservoirs used in the model include Gunlock, Ivins, Kolob, Quail Creek, and Sand Hollow. Quail Creek and Sand Hollow Reservoirs constitute 86% of the district's reservoir storage and are used as an indicator of total capacity.

Observed Streamflow

Monthly streamflow volumes are calculated from daily average flow and then ranked against the period of record.

Forecasted Streamflow

Winter streamflow forecasts are used to predict water supply in the spring. Forecasts for the Santa Clara River near Pine Valley (USGS 09408400) and Virgin River at Virgin, UT (USGS 09406000) stations come from the Natural Resources Conservation Service (NRCS) Web Service tool. The NRCS uses statistical models to produce streamflow forecasts.

Soil Moisture

Modeled soil moisture information is obtained from NASA's North American Land Data Assimilation System (NLDAS).

Demand Data Sources

Air Temperature

Air temperature data are used to calculate the irrigation component of the demand score. Temperature data are accessed using the same methodology as precipitation data. The period of record covers January 1895 to the present day on a monthly timestep.

Forecasted Air Temperature

Forecasted air temperatures in winter are used to predict irrigation-driven demand in spring. Seasonal temperature forecasts are available in 3-month increments and provided by the National Weather Service's Climate Prediction Center. Forecasts are given in terms of percentages above and below normal. Seasonal temperature forecasts are based on climate and weather models, recent trends, and historical records.

Population

Annual Washington County population estimates are used to calculate the component of the demand score until 2020. Historical population data from 1900-1940 were linearly interpolated

from available U.S. Census Bureau decennial census data. Population estimates from 1941-2020 were collected from the Kem C. Gardner Policy Institute of the University of Utah. The model uses percentage change from the rolling 3-year average as the population indicator.

Production

Production data refers to water pumped and diverted by the district and its municipal partners. The historical record for production data consists of monthly volumes beginning in 2017.

Monthly production volumes are uploaded each month by the district. The model uses percentage change from the rolling 3-year average as the production indicator. Production data is used to estimate the component of the demand score after 2020.

Chapter 5 Shortage Stages

The AAC may make shortage recommendations to the board, but only the district's board may make a water shortage declaration or advance or repeal a shortage stage.

Shortage stages range from "0" for wet or normal conditions to "4" for extreme shortage. These stages communicate the severity of shortage and water supply conditions to district partners and the public. Stage descriptions help communicate conditions and necessary response actions (see Chapter 6).

To declare shortage, or transition from one stage to another, the Task Force recommends the condition persist for ninety days. This is intended to avoid messaging "whiplash" that could be disruptive to response actions. This guidance is advisory; the district board may advance or repeal a stage declaration at any time and for any duration if conditions merit such action.

Each stage is intended to produce enough water savings to abate the shortage and decrease the likelihood of worsening conditions. The key words and color schemes for each stage are intended to communicate the desired response and influence public understanding.

WATER AVAILABILITY AND RESPONSE STAGES					
Stage	0	1	2	3	4
Condition	Normal	Dry	Prolonged Shortage	Escalated Shortage	Extreme Shortage
Key Word	Conserve	Caution	Concern	Critical	Crisis
Response Target	0	-10%	-20%	-40%	-60%

Stage 0 – Normal (No reduction required)

Water supply meets current demands and is adequate to maintain or increase stored supplies. In this stage, normal conservation efforts are sufficient.

Stage 1 – Dry (10% reduction advised)

Water demands are depleting supplies faster than they can be replenished.

Stage 2 – Prolonged Shortage (20% reduction advised)

Water supply has been diminished (e.g. reservoir levels are low) and the meteorological conditions have failed to replenish the supply. This may occur if Stage 1 actions were ineffective, or due to below normal precipitation for an extended time. Responses become more aggressive to conserve available water in case the dry meteorological conditions persist.

Stage 3 – Escalated Shortage (40% reduction advised)

Significant deterioration in water supply, approaching critical levels. This stage may occur due to abnormally dry meteorological conditions for an extended time. Response actions reflect prioritization of water uses. Water may be rationed and redistributed to maintain human health and safety, including fire protection. Due to robust storage and infrastructure, a period of escalated shortage has not occurred within the past 50 years.

Stage 4 – Extreme Shortage (60% reduction advised)

The region is in a state of water emergency. Stored supplies have been substantially diminished, and water use is limited to what becomes available in each season. Non-essential water use may be terminated, and human health and safety will be the highest priority. A period of extreme shortage has not occurred within the past 50 years.

The following table shows the results of applying the shortage model to 30 years of past conditions in Washington County. A historic review of the model for a period of more than 50 years showed the region would have been in stage 0 (normal) conditions 62% of the time, stage 1 conditions 29% of the time, and stage 2 conditions 9% of the time.

Historic Frequency and Severity of Drought Conditions (1996-2025)

Chapter 6 Response Action Plans

Despite relying upon the same primary source of water, each of the district's eight municipal partners have unique demands and resource scenarios. To allow municipal partners to select a suite of response actions that best fit their community, the district's board may call for municipal-scale water budgeting. In this approach, each municipality will be provided a water budget based upon the number of Equivalent Residential Connections (ERC) within the municipal service area. An ERC is an amount of water capable of serving a single-family home for one year. Commercial, industrial, and institutional customers have been allocated multiple ERC's based upon their water demands.

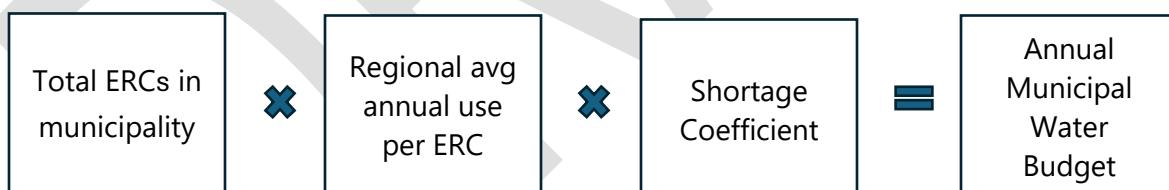
Each municipality must devise its own strategies to reduce water demand. In some cases, a municipality with a culture of conservation may already have lower than the per-ERC allocation provided by the district. If this occurs, the municipality will be expected to sustain the current average use per-ERC within their community.

In lieu of, or in addition to, water budgets, the board maintains discretion to direct municipalities to implement specific measures. The board may also call for a prohibition on new connections to the system if conditions merit such action.

Water Budget Methodology

Water budgets will be based upon the region's average annual water demand per ERC for the most recent three calendar years in which no shortage had been declared. This value will become the baseline for normal conditions.

During a shortage declaration, each municipal partner will be allocated a water budget calculated as follows:



Total ERC – The number of ERCs submitted to the district by the municipality as part of a surcharge collection report. Because communities are growing, the average of ERC in each of the twelve months will be used as the ERC served in any calendar year.

Regional Average Use per ERC – Calculated as an average use per-ERC for the most recent three calendar years in which no shortage was declared. All municipal and district water deliveries subject to the Regional Water Supply Agreement (RWSA) will be included. The three-year total water use will be divided by the total ERC reported by all municipal partners in July of each reference year.

Shortage Coefficient – A number less than 1 used to calculate the desired water use reduction per ERC. For example, if the intent was to reduce water demand by 20%, the shortage coefficient would be calculated within a model to reduce the average water use per ERC by 20%. It is important to note that because most end users demand less than the average, achieving a reduction in the regional average may require a coefficient that is more aggressive. If the coefficient is not achieving the desired demand reduction, the district and the municipal partners may calibrate the coefficient to be more effective.

The RWSA requires municipalities to apply all available municipal sources toward their demands before accepting augmentation from the district. For example, if a municipal partner was issued an annual water budget of two billion gallons and had a municipal capacity to produce 1.1 billion gallons, the district would augment the remaining 0.9 billion gallons.

On recommendation of the Task Force, water supplies deemed to be unrecoverable if conserved will be exempt from the water demand calculation. For example, Type I reuse water is currently used for urban irrigation. If the facilities served reduced their water use, the conserved water would become effluent discharged to the Virgin River and lost from the regional system.

Water budgets are non-transferable. If a community uses less water than their budget, they may not allocate excess to another municipal partner.

Performance Monitoring and Adjustments

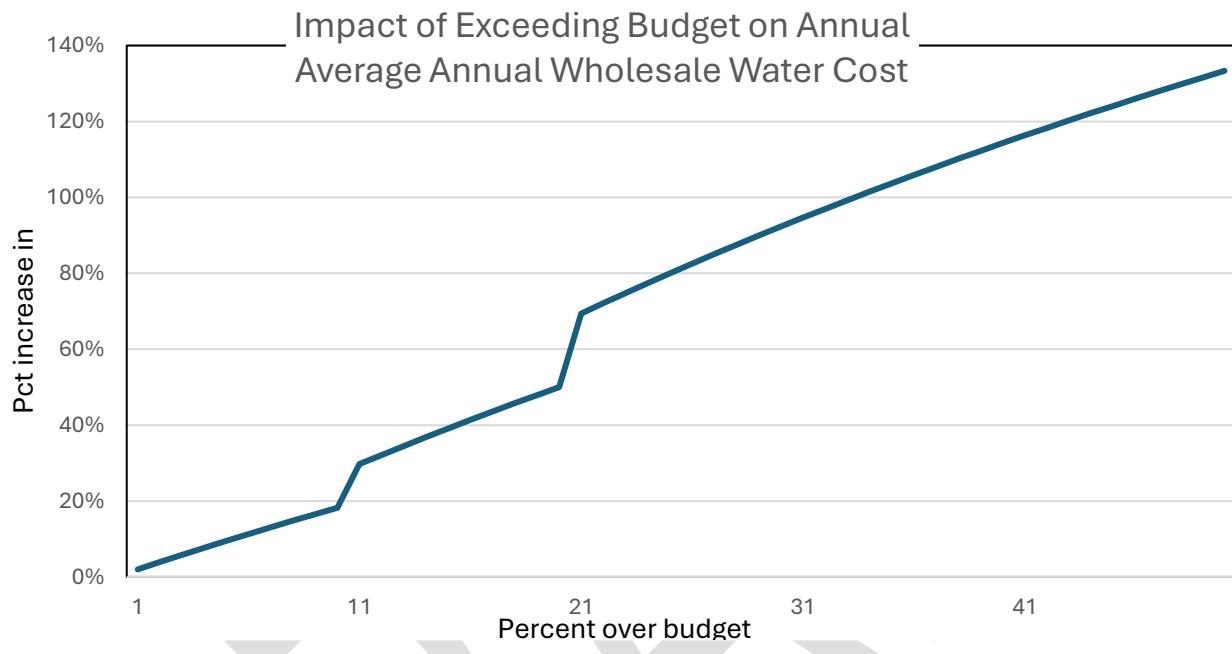
For purposes of monitoring performance, the district may establish monthly targets using historic monthly demand profiles or evapotranspiration data. This approach allows for frequent performance feedback to the district board, municipal partners and the public.

Each municipal partner's water budget will be augmented periodically as the number of ERCs increase. ERCs added during a budgeted period will receive a pro-rata allocation.

In the event there is a stage change during a water budgeted year, the district will recalibrate budget amounts appropriately. Whereas this process hasn't been used before, calibration methodology may be subject to change as experience is gained. Calibrations will be made in consultation with the municipal partners.

Because suspension of deliveries for a municipality that exceeds its water budget could negatively impact public welfare, the district will first apply an aggressive rate structure to water deliveries in excess of the budget. In calculating overages, the percentage excess will be the actual use divided by the budgeted amount, including both municipal and district sources. Only the district water in excess of the budget will be assessed the amplified price.

Percent Excess	District Wholesale Water Charge
1-10% over budget	300% of standard cost
11-20% over budget	400% of standard cost
21% or more over budget	500% of standard cost



Chapter 7 Communication Plan

During a shortage declaration, the Task Force will engage monthly to review technical information. Information will be conveyed to the district board and AAC at all regular public meetings. The AAC is comprised of local municipalities' Mayors and City Managers who meet quarterly and may make recommendations to the district board. The district board is responsible for deciding if, and when, to declare shortage or change the shortage stage based upon supply and demand conditions. Stage changes will be communicated to municipal partners and the district's website will reflect the updated stage.

The district will maintain information on its website to allow access to shortage information for all eight communities. Because each municipality may have selected different response actions, a significant communication burden will be upon the cities to inform and guide their residents.

Public awareness and adoption are vital to the plan's success. The district will coordinate with its municipal partners to provide information regarding water supply availability and response stages to the public via the following sources:

- **Website** – the district will have dedicated pages on wcwcd.gov with information; the district will encourage the county and all municipal customers to link their website

- **Social media** – the district will post information on its various social media platforms and encourage the county and all municipal partners to do the same
- **E-newsletter** – the district will distribute information in its electronic newsletter and share content with county and municipal partners for distribution to their subscribers
- **Press announcement**– the district will distribute information to media representatives with the intent of generating news coverage
- **Advertising** – the district has a robust media campaign that includes online, social media, broadcast production and billboard advertisements that will be used
- **Speakers' bureau** – District representatives will speak at community and civic events

Chapter 8 Plan Maintenance and Updates

The district will update the plan as needed. These changes will consider recommendations from stakeholder committees, as well as any new federal or state requirements.

Evaluation of the plan will center around three main topics to assure it is working effectively. These topics include:

Plan Performance – Individual and collective performance will be measured monthly.

Shortage Response – Response actions will be reviewed to determine which measures are effective and concepts for amplifying effectiveness.

Communications - Ongoing evaluation will allow stakeholders to revise or implement additional strategies to communicate more effectively.

Appendix A – Task Force Members

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Appendix B – Shortage Response Guidance for Municipalities

Whereas water is critical to the region's economy, response plans should seek to protect core economic functions to the extent possible. This is accomplished by focusing heavily upon discretionary water uses, consumptive water uses and large water users. Plans should use incremental measures to moderate user impacts and negative economic consequences.

Plans should anticipate water use reductions across every sector: residential, commercial, industrial and institutional. Some sectors may be more impacted than others due to the nature of water use (landscape vs. domestic), the relative value of the use (ornamental lawns vs. active spaces), or the enormity of the demand (top tier water users).

Landscape

Almost 70% of urban water in the region is used consumptively, meaning it is lost to the atmosphere after use. Consumptive uses include, but are not limited to, landscape irrigation, evaporation from water surfaces, mist cooling systems, water system leakage and evaporative cooling systems. Collectively, consumptive uses are estimated at 12 billion gallons annually. Irrigated landscape is estimated to be 75% of consumptive use, or 9.4 billion gallons.

Irrigated lawn areas consume about 75% of all landscape water use, or about 7 billion gallons. A 2023 analysis conducted by

Type of Landscape	Estimated Annual Water Use	Percent of total water supply (2023)
All landscape types	9.4 billion gallons	54%
All lawn grass	7.0 billion gallons	40%
Functional lawn grass	4.2 billion gallons	24%
Ornamental lawn grass	2.8 billion gallons	16%
Other landscape types	2.4 billion gallons	14%

the district estimated there are 180 million square feet of lawn in the region and as much as 70 million square feet are primarily ornamental.

Ornamental lawns provide no recreational function, either because of their size, shape or accessibility. Whereas irrigated lawns use four times as much water as drip irrigated plantings, spray irrigation and ornamental lawns should be restricted before drip irrigated plantings. Where development has been allowed, the installation of irrigated lawn areas may be deferred or prohibited.

Prohibiting irrigation of ornamental lawns could yield up to a 16% reduction in water demand without sacrificing active areas or risking loss of mature trees and shrubs.

For purposes of shortage response, ornamental lawns could include decorative lawns at businesses and homeowners' associations and front lawns of residential homes. Areas that don't meet a municipality's definition of an active recreation area should also be considered.

Allowing drip irrigated landscape to be installed and sustained is critical to sustaining the region's mature plants and trees and will help sustain economic activity in the landscape industry. By converting lawn areas to drip irrigated plantings during water shortage, the region will also improve long-term water security.

Water Recreation

Water recreation is a discretionary use. Residential swimming pools are typically 400 to 700 square feet in surface area and require 20,000 to 40,000 gallons annually to maintain. Homes with pools may use 20% more water than those without. Most of a pool's water demand is attributable to evaporation, however, estimates suggest 30% of pools have leaks that lose water into the surrounding soil.

Municipal plans may consider improved management practices on existing pools and a reduction of new pools during a declared shortage condition. Because swimming pools may not be left empty without damage to the shell, and unmanaged pools pose health and safety hazards, it may be appropriate to allow the water level to be maintained in existing pools but call for more efficient operational practices, such as the use of a vapor barrier (cover) to reduce evaporation and a prohibition on draining and refilling.

Community swimming pools provide recreation for hundreds or even thousands of people. In areas where a community pool exists, homeowners are less likely to install private swimming pools. Due to the economy of scale, municipalities may consider allowing new community swimming pools to be constructed to a conservation standard during some shortage stages. This allows community pools to serve as a viable option to private swimming pools and helps sustain employment.

Commercial water parks use 15 to 30 million gallons annually, which places them among the top one percent of commercial and industrial users in the region. Water parks typically operate for just 4-5 months each year and cater to a limited sector of the population. During shortage, permits for new water parks may be suspended and operations of existing parks may be curtailed in later stages of shortage.

Splashpads are water-play areas, most of which are associated with municipal parks. These facilities use about 300 gallons per square foot of play area annually and typically operate 5 months of the year. Most splashpads operate as single-pass water use, where water delivered through nozzles sprays onto bathers and then flows to the wastewater system where it may be recovered for reuse. Some splashpads recirculate water through a swimming pool filtration system or recover water for landscape irrigation on-site. Seventy percent of splashpad use is estimated to be captured to the drain, while the remaining 30% is lost to evaporation from the play surface and bathers. Operations of these facilities may be curtailed or suspended with little or no concern about damaging infrastructure.

New Development

Increasing water demand during a water shortage is precarious. New permits for non-critical facilities may be restricted at various stages of shortage, but projects with existing water commitments and appropriate permits that have already initiated construction may have a legal basis to proceed. Allowing previously permitted projects to advance while simultaneously restricting issuance of “non-essential” new permits creates a “glide path” for reduction of activity in the construction and development industries. This approach can soften economic impacts as compared to sudden and absolute prohibition.

In some cases, the shortage plan may merit district or municipalities to prohibit new service for certain types of water-intensive facilities.

Even in shortage, there may be necessity to construct facilities that meet a critical need for the community. There are also benefits in approving the construction of facilities that have nominal water demands during and after construction. Municipalities will determine what constitutes a critical facility, a low water use project, or a project that merits additional permits to reach completion.

Municipalities should consider the following guidelines for determining whether a project merits the additional water demands:

- The most conspicuous critical facilities are those that meet a pressing need for the general population, such as health care facilities or public safety infrastructure.
- Depending upon supply conditions, housing may be deemed a critical facility, but preference should be given to multi-family dwellings and ultra-water efficient (UWE) communities intended to serve as primary residences. Where UWE housing development is occurring, communities should be afforded consideration to develop community parks or swimming pools subject to the UWE design standard.
- Construction already permitted may proceed, subject to specific direction or intervention by a municipality. For example, if building lots have been prepared and transportation and utility infrastructure installed, construction of homes may be a nominal part of the total water demands of the project. However, if a permitted project has substantial water demands, a municipality may determine water shortage is a compelling reason to suspend or defer the project, within the scope of the jurisdiction’s legal authority.
- Permits for facilities that require nominal water to construct or operate may be approved, even if they are not critical facilities.
- Permits issued should include clear stipulations that allow the municipality to suspend construction if water supply shortage becomes more severe.

Water Rates

Water rates are a powerful tool. An aggressive increasing block rate structure helps ensure affordable water to meet basic needs for health and safety and moderate landscape demands. Higher water use blocks may be priced to send a strong conservation message, but they also allow property owners to make their own decisions about strategies to reduce use without specific regulatory intervention.

Having high monthly service fees mutes the financial benefit of a customer reducing their water use. If possible, lower the monthly service fee and move the revenue requirement. A volume of water should not be included in the service fee, as this discourages conservation.

A small percentage of heavy users typically accounts for a disproportionate fraction of water demand. For example, in the commercial sector, the top one percent of customers account for almost half of all commercial demand. In the residential sector, it is not uncommon for the top 25% of customers to use more water than the remaining 75%.

Since these “super users” may cause a municipality to exceed a district-mandated water budget, thus incurring additional cost for the utility’s entire customer base, an appropriate strategy may be to implement a water shortage rate structure that strongly discourages high water use. This approach incentivizes heavy water users to choose their own conservation measures without imposing a regulatory burden or cost upon low and moderate water users.

The following guidance are suggested measures that may be commensurate with the severity of conditions and the targeted water use reduction. In the absence of a specific resolution from the district board, municipalities are not required to follow the guidance and may make their own policy determinations.

Shortage Stage 0: Conserve

- Implement Conservation Plan

Shortage Stage 1: Caution

- Promote Stage 1 watering guidelines
- Reduce irrigation of public facilities by 10%
- Implement Stage 1 water rate structure
- Stage 0 actions plus:
 - Leverage smart metering systems to strengthen messaging
 - Prevent lawn installations May through September
 - Limit residential swimming pool permits to 500 square feet or less surface area
 - Reject new connections for non-critical facilities with demands over 9 MGY
 - Increase enforcement of municipal water waste policies

Shortage Stage 2: Concern

- Deploy Stage 2 communications
- Promote Stage 2 watering guidelines
- Reduce irrigation of public facilities by 20%
- Implement Stage 2 rate structure
- Stage 1 actions plus:
 - Defer new grass installation. Drip irrigated, water-efficient plants only
 - Prohibit irrigation of ornamental lawns in all sectors
 - Defer new private swimming pool permits
 - Require new housing to meet ultra efficient water standard
 - Reduce operation of public splashpads
 - Reject new connections for non-critical facilities with demands over 3 MGY
 - Restrict car washing frequency
 - Prohibit ornamental fountain operation
 - Prohibit comfort mist cooling systems
 - Implement golf water budgets for 20% reduction
 - Increase incentives for water efficient landscape 50%

Shortage Stage 3: Alarm

- Deploy Stage 3 communications
- Promote Stage 3 watering guidelines
- Reduce irrigation of public facilities by 30%
- Implement Stage 3 rate structure
- Turn off outdoor water features, including splashpads
- Stage 2 actions plus:
 - Spray irrigation prohibited except for communal active recreation areas
 - Watering limited to drip irrigation or hand-held hose with positive shut-off nozzle
 - Implement water budgets for golf courses to reduce demand 30%
 - Planting only allowed for conversion of lawn areas to water-efficient landscape
 - No new connections approved except critical facilities or low-water demand facilities
 - Swimming pools covered when not in use. Only make up water allowed
 - Recreational water parks and splashpad operations suspended

Shortage Stage 4: Crisis

- Deploy Stage 4 communications
- Deploy Stage 4 watering guidelines
- Reduce irrigation of public facilities by an additional 20% (60% total)
- Implement Stage 4 rate structure
- Golf course irrigation budgeted at 60% reduction
- Stage 3 actions plus:
 - Outdoor irrigation prohibited except communal active recreation areas which are budgeted at 40% of average.

- All outdoor water recreation suspended
- Car washing prohibited, except dry wash products

DRAFT

**CITY OF SANTA CLARA
RESOLUTION 2025-18R**

A RESOLUTION OF THE SANTA CLARA CITY COUNCIL ADOPTING A WATER SHORTAGE CONTINGENCY PLAN

WHEREAS, Santa Clara City receives wholesale water from the Washington County Water Conservancy District (“the District”) and provides retail water service to its residents and businesses; and

WHEREAS, Santa Clara City lies within an arid region that is among the hottest and driest in the State of Utah and is largely dependent on the fragile Virgin River Watershed, supplemented by limited groundwater supplies, to meet domestic, agricultural, industrial, and commercial water needs; and

WHEREAS, the District is responsible for providing water to eight municipal entities, including Santa Clara City, through the Regional Water Supply Agreement (RWSA); and

WHEREAS, the RWSA establishes the process and responsibilities for addressing water shortage conditions at a regional level; and

WHEREAS, Washington County recently experienced one of the driest water years in the 132-year recorded precipitation history; and

WHEREAS, the District’s major reservoirs failed to reach peak capacity in spring 2025 due to historically low snowpack; and

WHEREAS, maintaining reserve reservoir storage is crucial to ensuring water availability in consecutive years of low precipitation; and

WHEREAS, a reliable and adequate water supply is essential to the comfort, safety, health, welfare, and economic stability of Santa Clara City and its residents; and

WHEREAS, the Santa Clara City Council recognizes the importance of preparing for future water shortage conditions that may result from drought, infrastructure disruptions, or other unforeseen events; and

WHEREAS, the District, in coordination with its RWSA partners, has developed a Water Shortage Contingency Plan that outlines tools, monitoring procedures, and objectives for addressing regional water shortages, and

WHEREAS, the District’s Administrative Advisory Committee has recommended adoption of the plan framework;

NOW, THEREFORE, be it resolved by the Santa Clara City Council as follows:

1. The Water Shortage Contingency Plan is hereby adopted by Santa Clara City.
2. City staff shall coordinate with the Washington County Water Conservancy District and RWSA partners to refine the water accounting and budgeting methodologies outlined in the Plan.
3. Santa Clara City staff is directed to begin development of local response measures consistent with the Plan.

ADOPTED by the Santa Clara City Council this 10th day of December, 2025.

IN WITNESS THERETO:

Rick Rosenberg, Mayor

ATTEST:

Selena Nez, City Recorder

PROCLAMATION

WHEREAS, Wreaths Across America is a non-profit organization that began in 2006 as an extension of the Arlington National Cemetery Wreath Project; and

WHEREAS, the project original stated in 1992 when wreaths donated by the Worcester Wreath Company were placed on the headstones of our Nation's Fallen Heroes during the holidays' and

WHEREAS, the Utah State Society Daughters of the American Revolution, having partnered with Wreaths Across America in a mutual mission to REMEMBER the fallen, HONOR those who have served, and TEACH the children the value of freedom; and

WHEREAS, family members, friends and citizens of all ages will volunteer their time to adorn the gravesites with remembrance wreaths in a stirring tribute to the courage and sacrifice of those who guarded and preserved our nation's freedom throughout history; and

WHEREAS, this year marks the 8th anniversary of this event taking place at Santa Clara Cemetery; and

WHEREAS, Santa Clara resident and Korean War veteran, Anton Kulhmann, personally led the action with support from Color Country Chapter DAR to include Santa Clara Cemetery as a participating Wreaths Across America location starting in 2018, and

WHEREAS, Anton Kuhlmann fully supported and personally funded all the wreaths required to cover every veteran grave at Santa Clara Cemetery until it became self-sustaining by other means; and

WHEREAS, today, Wreaths Across America ceremonies will be held throughout the state at participating locations to gratefully remember and honor Utah's veterans and to thank them once again for their service to our country during this holiday season.

NOW, THEREFORE, I, Rick Rosenberg, Mayor, along with City Council of the City of Santa Clara do hereby proclaim Saturday, December 13, 2025, as:

WREATHS ACROSS AMERICA - ANTON KUHLMANN DAY

In the City of Santa Clara and encourage all residents of Santa Clara and the surrounding area to gather on this solemn day of remembrance and to participate in these ceremonies.

IN WITNESS WHEREOF, I have hereunto set my hand and caused to be affixed the Seal of the Santa Clara, Utah, this 10th day of December, 2025.

Rick Rosenberg, Mayor

Mayor
Rick Rosenberg

City Manager
Brock Jacobsen



City Council
Jarett Waite
Ben Shakespeare
Christa Hinton
David Pond
Janene Burton

CITY COUNCIL

Meeting Date: December 10, 2025

Agenda Item: 5

Applicant: N/A

Requested by: N/A

Subject: Virgin River Land Trust Letter of Intent for Conservation Easement of Tuacahn Wash city owned land

Description:

We have discussed putting the city owned land in the Tuacahn wash into a conservation easement. We had Denny Drake speak with council last month about the process.

The letter of intent does not bind us to move forward but shows the City's desire to pursue the conservation easement.

Recommendation: Approval

Attachments: N/A

Cost: N/A

Legal Approval: No

Finance Approval: N/A

Budget Approval: N/A



City-Owned Land Conservation Easement Planning Checklist

This checklist is designed to help municipalities evaluate and articulate their goals, expectations, and responsibilities when considering placing city-owned land under a conservation easement. It ensures that future use, public benefit, infrastructure needs, and safety concerns are fully addressed in the deed and stewardship plan.

Please consider your answers to the following questions and return to VRLT. We will evaluate your answer and, together, write the official rights and restrictions for your deed of conservation easement that serves the purposes of both organizations.

Thank you for your commitment to land preservation for your future residents!

1. Purpose and Goals

- What are the city's primary goals for the easement? (e.g., *preserve natural habitat, maintain scenic views, provide passive recreation, protect cultural or educational features*)
- How does this conservation easement support the city's long-term land use and open space planning?
- Will the land be primarily a natural preserve, an educational space, or a passive-use park?

2. Public Access and Use

- Will public access be allowed? If so, where and when?
- Will access be limited to designated trails or areas?
- What types of recreational activities will be permitted? (e.g., *walking, jogging, biking, nature observation*)
- Are organized or ticketed events allowed? Under what conditions?
- Will vehicular access for visitors or staff be allowed or prohibited?

3. Trails and Infrastructure

- Are there existing trails? Will the city expand or improve them?



- Where are new trails proposed, and what materials will be used? (*wood shavings, gravel, pavement*)
- Will benches, rest areas, shade structures, or parking lots be permitted?
- Will any lighting or irrigation infrastructure be allowed?

4. Utilities and Development Exclusions

- Are there existing utility or sewage lines beneath or adjacent to the land?
- Are future utilities (*e.g., water, sewer, electrical*) anticipated? Where?
- Should those areas be excluded from the easement or identified with reserved rights?
- Will easement terms allow for future installation or repair of underground utilities?

5. Liability, Insurance, and Maintenance

- Who will carry liability and insurance coverage for injury or property damage?
- Will the city maintain the land under its parks or public works department?
- Are volunteer efforts permitted for maintenance or restoration? Under what oversight?

6. Vegetation Management and Plantings

- Will the city manage the site as an arboretum, botanical garden, or native landscape?
- Are future plantings (*e.g., native species, educational gardens*) planned?
- Will invasive species management or restoration be included?
- Are pesticide, herbicide, or irrigation uses to be addressed?

7. Signage and Visibility

- Will the city allow signage indicating conservation easement status?
- Can educational or interpretive signage be placed on-site?
- Can signs include acknowledgment of conservation partners or donors?



8. Exclusions and Reserved Rights

- Are there areas that should be excluded from the easement (*e.g., service roads, future buildings*)?
- Will the city reserve the right to install structures for public benefit (*e.g., trail kiosks, restrooms*)?
- Are buffer zones needed for homes, streets, or other uses?

9. Emergency Access and Disaster Preparedness

- Will the property allow access for emergency services (*e.g., fire, police, EMS*)?
- Are designated access routes or staging areas needed?
- Should easement terms allow for firebreaks, water tanks, or emergency shelters?
- Are fuel reduction or wildfire risk mitigation strategies needed or allowed?
- Are post-disaster restoration actions permitted under the easement?

10. Flood Mitigation and Stormwater Infrastructure

- Is the land located in a floodplain or flood-prone area?
- Is it or will it be used for stormwater retention, drainage, or runoff control?
- Should the easement allow for swales, retention basins, or bioswales?
- Will the city retain rights for periodic clearing, dredging, or grading for flood mitigation?

11. Educational, Community, and Commercial Use

- Will field trips, community tours, or interpretive programs be permitted?
- Are commercial photography or filming allowed?
- Will temporary structures (*e.g., tents for events, portable toilets*) be allowed?



Letter of Intent to Pursue Deed of Conservation Easement

Between Virgin River Land Trust and City of Santa Clara, Utah

This Letter of Intent applies to the proposed purchase of an agricultural conservation easement (Easement) on property located in Washington County, as described below. The Virgin River Land Trust ("Land Trust") and *City of Santa Clara* ("Landowner") have agreed that the proposed transaction be based on the following preliminary terms and conditions:

1. The property consists in part or in whole of the following assessor's parcels: SC-6-2-15-440, SC-6-2-15-4000, SC-6-2-10-331, SC6-2-9-221, SC-6-2-9-2111, SC6-2-9-210, SC-6-2-9-1101, ("Property"). Landowner represents that they are the sole owners of the Property and are fully authorized to sell and convey an Easement on the Property to Land Trust without the approval of any other party, agency, or court.
2. Landowner's pursuit of a deed of conservation easement over the Property is voluntary.
3. The use of the Property will be restricted to conservation uses and limited public recreation in perpetuity.
4. No government agency has conditioned the issuance of an entitlement to use on Landowner's granting of the Easement.
5. Land Trust and Landowner agree that this Letter of Intent is not contractually binding on the parties and is only an expression of the intent of the parties to pursue a conservation easement transaction. This Letter of Intent does not obligate either party to proceed to the completion of the transaction.

Acknowledged and Agreed:

Virgin River Land Trust

By: Susannah O'Brien

Name: Susannah O'Brien

Title: Executive Director

Date: _____

December 4, 2025



Landowner(s):

By: _____

Name: [Landowner's Name]

Date: _____

Signature:

Email: bjacobsen@santaclarautah.gov