

Town Council Meeting
December 16, 2025
Final Minutes

Council

Jean Krause
Paul Luwe
Valerie Wenz
Mistie Baird
April McKeon

Attendance

Krystal Percival
Mark Meyers
Heath Snow
Jim Kietzman
Kim Kietzman
Rod Mills
Ryker Steglich
Cindy Escude
Darlene Pope
Lance Golding

Online

Thomas Iphone
Charles Matsler
SamsungS22
Jessie Spendlove
Marianne
Niles Ritter
Lee Ballard
Monica Bowcutt
Jeff Miller
Hp Administrators

REGULAR MEETING: 6:02pm

A. CALL TO ORDER/PLEDGE OF ALLEGIANCE- Jean Krause

B. DECLARATION OF CONFLICTS OF INTEREST- none

C. CONSENT AGENDA

1. Approval of Minutes from August 13, 2025, September 10, 2025, September 16, 2025, October 15, 2025, November 13, 2025, November 18, 2025, Town Council Meeting

Mistie Baird to make revisions; minutes tabled to January meeting for approval.

D. REPORTS

1. Planning Commission Chair - Darlene Pope

Darlene Pop, Planning Commission Chair, stated that no public hearing was held at the last Planning and Zoning meeting. She reported that the grading ordinance was postponed due to several concerns raised by Commissioner McRae and that the commission is continuing to work on the ordinance with Ryker. The Conditional Use Permit for Unplugged was approved, and the related report will be forwarded to the Town Council for review. She also noted that the Planning Commission will not have a quorum in January and has therefore decided to hold an open house for the general plan.

The Town Council discussed the Planning Commission's approval of conditions for the Unplugged project. The Council requested the findings document from the Planning Commission to better understand the conditions approved for the Unplugged project. Due to the anticipated lack of a quorum in January, the Council supported the Chair's plan to hold an open house to discuss the general plan and answer public questions in lieu of a regular meeting.

2. Zoning Administrator - Gene Garate

Absent

E. PRESENTATION:

1. Ryker Steglich - New Town Zoning Map

Ryker Steglich presented the new interactive map. He requested that the Council review the map and submit any proposed changes to the Clerk, who will forward them to him. The goal is to have the map link go live by January.

2. Rod Mills - Water Impact Fee

The Town Council discussed updates on the impact fee study, with Rod Mill, Town Engineer, presenting findings related to water usage trends and planned capital improvements.

F. RECOGNITION OF DEPARTING TOWN COUNCIL MEMBER

1. Acknowledge the service of Mistie Baird

Mayor Jean Krause thanked Mistie Baird for her 10 years of service to the Town, including her roles as Deputy Clerk, Planning and Zoning Commissioner, and Town Council member.

G. OPEN FORUM

Limit 2 minutes per speaker, may talk about anything NOT on the agenda.

Cindy Escude stated that she has experienced ongoing issues with the interactive code enforcement complaint form. She noted that she has brought this issue before the Council previously and that it has not yet been resolved. She expressed hope that the issue can be addressed

H. COUNCIL COMMENTS

Paul Luwe mentioned that the fireboard budget needed to be amended due to competitive salary concerns.

Misty Baird expressed gratitude for her time serving the town.

ACTION ITEMS:

A. MOTION AND VOTE FOR ITEMS 1 & 2

1. R2025-N: RESOLUTION SETTING REGULAR MEETING SCHEDULE - TOWN COUNCIL- 2026

April McKeon made a motion to approve R2025-N: RESOLUTION SETTING REGULAR MEETING SCHEDULE - TOWN COUNCIL- 2026 / Valerie Wenz seconded the motion / **Vote:** All Aye; No Nay. The motion carried unanimously

2. R2025-O: RESOLUTION SETTING REGULAR MEETING SCHEDULE – PLANNING COMMISSION -2026

The Council discussed the scheduling of work meetings for various months and agreed to maintain the current schedule without adding meetings in December. Two resolutions related to the Planning Commission meeting schedules were approved, including a correction to the January work meeting date.

Valerie Wenz made a motion to approve R2025-O: RESOLUTION SETTING REGULAR MEETING SCHEDULE – PLANNING COMMISSION -2026 with fixing the January work meeting date to the 21st / Jean Krause seconded / **Vote:** All Aye; No Nay. The motion carried unanimously

DISCUSSION ITEMS:

A. NON-ACTION ITEMS / NO VOTE

1. Mark Meyers to talk about Fiber Optic coming to Virgin

Fiber Optic Partnership Discussion

The primary presentation addressed a potential fiber optic internet partnership with SC Broadband. SC Broadband proposed providing fiber service to the Town with speeds of up to 1 gig under a 15-year non-exclusive franchise agreement that includes a 3.5% franchise fee.

Fiber Optic Infrastructure Expansion Plan

Lance Golding, Construction and Engineering Manager with SC Broadband, presented plans to expand fiber optic infrastructure in the Town. He outlined a construction timeline likely spanning January through March to avoid the tourist season. Mr. Golding explained that the project would utilize existing UDOT conduits where possible and build new infrastructure where necessary. He also described technical elements of the project, including underground vaults and directional drilling. The company indicated confidence in the quality of its service, offering up to 8-gig symmetrical bandwidth, and noted that pre-signups are not required for funding.

Broadband Franchise Agreement Construction Plan

The Town estimated that construction would begin in January, with the project potentially becoming operational by May 14, using phased implementation to ensure efficiency.

Coordination with local utilities—including water, sewer, and irrigation—was addressed, with plans to use GPS and potholing to identify and avoid existing infrastructure. Insurance requirements were reviewed, specifying a \$2 million aggregate limit per incident, and it was clarified that this coverage would not impact the operations of local internet providers.

Fiber Network Expansion and Franchising

Town officials reviewed plans to extend fiber services through Springdale and into neighboring communities under a non-exclusive franchise model. The Council also discussed adopting a

telecommunications license pack ordinance to enable tax revenue collection, which should coincide with entering into franchise commitments.

CLOSE PUBLIC MEETING AND OPEN CLOSED MEETING (IF NEEDED)

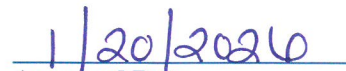
ADJOURN MEETING 7:45pm

Motion to adjourn public meeting

Valerie Wenz made a motion to adjourn / Mistie Baird seconded the motion // **Vote:** All Aye; No Nay.
The motion carried unanimously



Krystal Percival Clerk/Recorder



Approved Date