



**Washington City Council
Regular Meeting Minutes
January 14, 2026**

Meeting held in the Council Chambers of Washington City Hall, located at 111 North 100 East, Washington, Utah, and broadcast via Youtube Live linked online at <https://washingtoncity.org/meetings>. All briefing documents and exhibits can be found at the webpage above or by clicking [here](#).

Mayor and Council Present: Mayor Kress Staheli, Council Members Troy Belliston, Kimberly Casperson, Craig Coats, Bret Henderson, Kurt Ivie

Staff Present: City Manager Jeremy Redd, City Attorney Thad Seegmiller, City Recorder Tara Pentz, Deputy Recorder Hana Park, Police Chief Jason Williams, Community Development Director Eldon Gibb, City Planner Sebastian Ferguson, Legislative Affairs Officer Jordan Hess, Public Works Director Blake Fannesbeck, City Engineer Paul Mogle, Development Project Manager John Hehnke, Economic Development Director Rusty Hughes, Fire Chief Matt Evans,

Audience: Cody Larkin, Jason Christensen, Brittany Christensen, McKay Christensen, Shon Colarusso, Brandee Walker, Todd Amberry, Dave Hilliard, Gayle Hilliard, Britt Nichols, Mark Gutierrez, ClaytonMcDaniel, Mike Tate, Sherrie Tate, Matt Nielsen, Marinn Duncan

Invocation: Council Member Henderson

Pledge of Allegiance: Council Member Coats

Meeting commenced at 6:00 P.M.

1. APPROVAL OF AGENDA

<https://youtube.com/live/e5KvOcWIKpQ?t=7455>

Council Member Coats made a motion to approve the agenda. Council Member Casperson seconded the motion; which passed unanimously.

2. ANNOUNCEMENTS

<https://youtube.com/live/e5KvOcWIKpQ?t=7480>

3. DECLARATION OF ABSTENTIONS & CONFLICTS

<https://youtube.com/live/e5KvOcWIKpQ?t=7516>

Council Member Coats declared a conflict with Item 6a and noted he would be abstaining from this item.

4. YOUTH COUNCIL

a. Presentation of proposed service project.

<https://youtube.com/live/e5KvOcWIKpQ?t=7535>

5. CONSENT AGENDA

<https://youtube.com/live/e5KvOcWIKpQ?t=7987>

a. APPROVAL OF MINUTES

- i. Consideration to approve the minutes from the City Council Meetings of 12/10/25 and 12/17/25.**

b. BOARD AUDIT REPORT

- i. Consideration to approve the Board Audit Report from December 2025**

Council Member Ivie made a motion to approve the consent agenda. Council Member Coats seconded the motion; which passed with the following role call vote:

<i>Council Member Belliston</i>	<i>Aye</i>
<i>Council Member Casperson</i>	<i>Aye</i>
<i>Council Member Coats</i>	<i>Aye</i>
<i>Council Member Henderson</i>	<i>Aye</i>
<i>Council Member Ivie</i>	<i>Aye</i>

6. PUBLIC HEARING

- a. Public Hearing and consideration to approve an Ordinance accepting the Annexation Petition known as Final Local Entity Plat - East Addition Washington City. City Recorder Tara Pentz**

<https://youtube.com/live/e5KvOcWIKpQ?t=8020>

City Recorder Tara Pentz reviewed the ordinance.

Mayor Kress Staheli opened the public hearing.

No comments were made.

Mayor Kress Staheli closed the public hearing.

Council Member Henderson made a motion to approve an Ordinance accepting the Annexation Petition known as Final Local Entity Plat - East Addition Washington City. Council Member Belliston seconded the motion which passed with the following role call vote:

<i>Council Member Belliston</i>	<i>Aye</i>
<i>Council Member Casperson</i>	<i>Aye</i>
<i>Council Member Coats</i>	<i>Abstained</i>
<i>Council Member Henderson</i>	<i>Aye</i>
<i>Council Member Ivie</i>	<i>Aye</i>

b. Public Hearing and consideration to approve an Ordinance for an Easement Abandonment in Queensridge Phase 5 located at Camino Real & Arina Way. Applicant: Brandee Walker

<https://youtube.com/live/e5KvOcWIKpQ?t=8153>

Development Project Manager John Hehnke reviewed the ordinance.

Mayor Kress Staheli opened the public hearing.

No comments were made.

Mayor Kress Staheli closed the public hearing.

Council Member Coats made a motion to approve an Ordinance for an Easement Abandonment in Queensridge Phase 5 located at Camino Real & Arina Way. Council Member Belliston seconded the motion which passed with the following role call vote:

<i>Council Member Belliston</i>	<i>Aye</i>
<i>Council Member Casperson</i>	<i>Aye</i>
<i>Council Member Coats</i>	<i>Aye</i>
<i>Council Member Henderson</i>	<i>Aye</i>
<i>Council Member Ivie</i>	<i>Aye</i>

7. CONDITIONAL USE PERMIT

a. Consideration to approve the proposed location for the Evaporation Pond for Conditional Use Permit C-25-07. Applicant: Zion Shores Development

<https://youtube.com/live/e5KvOcWIKpQ?t=8264>

Community Development Director Eldon Gibb reviewed the proposed location for the Evaporation Pond for C-25-07.

The following applicant representatives spoke to this item:

- Brandee Walker
- Cody Larkin

The following citizen spoke in support of this item:

- Clayton McDaniel

Council Member Ivie made a motion to approve the proposed location for the Evaporation Pond for conditional Use Permit C-25-07, with the condition that the applicant submit a zone change application from Open Space to the appropriate Commercial Zone for the entire location of the evaporation pond and to relocate the same amount of Open Space acreage that the evaporation pond is utilizing to another location within the PCD so the Open Space acreage remains in compliance with the PCD. Council Member Belliston seconded the motion which passed with the following roll call vote:

<i>Council Member Belliston</i>	<i>Aye</i>
<i>Council Member Casperson</i>	<i>Aye</i>
<i>Council Member Coats</i>	<i>Nay</i>
<i>Council Member Henderson</i>	<i>Aye</i>
<i>Council Member Ivie</i>	<i>Aye</i>

8. ORDINANCES

- a. Consideration to approve an Ordinance for Zone Change Z-25-24 from A-20 to PUD-C located Washington Fields Road and George Washington Blvd. Applicant: Ian Lang.**

<https://youtube.com/live/e5KvOcWIKpQ?t=10410>

Community Development Director Eldon Gibb reviewed the Zone Change Ordinance.

The following individual spoke to this item:

- Matt Nielsen
- David Hilliard
- Britt Nichols
- Sherry Tate

Council Member Belliston made a motion to approve Ordinance for Zone Change Z-25-24 from A-20 to PUD-C located Washington Fields Road and George Washington Blvd, with the following adjustments to the permitted use list: Remove Line 14 Bar Establishments; Change Line 18 to read Hospital - Clinic; Remove Line 19 Hotels or Motels; Remove Line 21 Motor Vehicle, trailer camper, and recreational vehicle sales agency; Line 22 exclude equipment rentals; Remove Line 24 Storage Units. Council Member Casperson seconded the motion, which passed with the following roll call vote:

<i>Council Member Belliston</i>	<i>Aye</i>
<i>Council Member Casperson</i>	<i>Aye</i>
<i>Council Member Coats</i>	<i>Aye</i>
<i>Council Member Henderson</i>	<i>Aye</i>
<i>Council Member Ivie</i>	<i>Aye</i>

b. Consideration to approve an Ordinance amending City Code Title 9-8A-8; Detached Accessory Dwelling Unit.

<https://youtube.com/live/e5KvOcWIKpQ?t=13994>

Community Development Director Eldon Gibb reviewed the City Code Ordinance.

Council Member Casperson made a motion to table an Ordinance amending City Code Title 9-8A-8; Detached Accessory Dwelling Unit to the Council meeting on January 28th Council Member Coats seconded the motion which failed with the following role call vote:

<i>Council Member Belliston</i>	<i>Nay</i>
<i>Council Member Casperson</i>	<i>Aye</i>
<i>Council Member Coats</i>	<i>Nay</i>
<i>Council Member Henderson</i>	<i>Nay</i>
<i>Council Member Ivie</i>	<i>Nay</i>

Council Member Belliston made a motion to approve an Ordinance amending City Code Title 9-8A-8; Detached Accessory Dwelling Unit by removing the requirement in Section B-2 that the detached accessory dwelling unit be constructed of the same exterior material as the main residence. Council Member Henderson seconded the motion which passed with the following role call vote:

<i>Council Member Belliston</i>	<i>Aye</i>
<i>Council Member Casperson</i>	<i>Nay</i>
<i>Council Member Coats</i>	<i>Aye</i>
<i>Council Member Henderson</i>	<i>Aye</i>
<i>Council Member Ivie</i>	<i>Aye</i>

c. Consideration to approve an Ordinance amending City Code Title 9-8B-7; Detached Accessory Dwelling Unit.

<https://youtube.com/live/e5KvOcWIKpQ?t=13994>

Community Development Director Eldon Gibb reviewed the City Code Ordinance.

Council Member Belliston made a motion to approve an Ordinance amending City Code Title 9-8B-8; Detached Accessory Dwelling Unit by removing the requirement in Section B-2 that the detached accessory dwelling unit be constructed of the same exterior material as the main residence. Council Member Henderson seconded the motion which passed with the following role call vote:

<i>Council Member Belliston</i>	<i>Aye</i>
<i>Council Member Casperson</i>	<i>Nay</i>
<i>Council Member Coats</i>	<i>Aye</i>
<i>Council Member Henderson</i>	<i>Aye</i>
<i>Council Member Ivie</i>	<i>Aye</i>

9. RESOLUTIONS

a. Consideration to approve a Resolution amending the Master Fee Schedule. City Recorder Tara Pentz

<https://youtube.com/live/e5KvOcWIKpQ?t=16874>

City Recorder Tara Pentz reviewed the amendments to the Master Fee Schedule.

Council Member Coats made a motion to approve a Resolution amending the Master Fee Schedule. Council Member Belliston seconded the motion; which passed with the following role call vote:

<i>Council Member Belliston</i>	<i>Aye</i>
<i>Council Member Casperson</i>	<i>Aye</i>
<i>Council Member Coats</i>	<i>Aye</i>
<i>Council Member Henderson</i>	<i>Aye</i>
<i>Council Member Ivie</i>	<i>Aye</i>

b. Consideration to approve a Resolution designating a Representative to serve on the Administrative Control Board of Washington County Special Service District #1. Mayor Kress Staheli

<https://youtube.com/live/e5KvOcWIKpQ?t=16951>

Mayor Kress Staheli recommended the appointment of Council Member Craig Coats as a Council representative Administrative Control Board of Washington County Special Service District #1.

Council Member Casperson made a motion to approve a Resolution appointing Council Member Craig Coats to serve as a Council representative for the Administrative Control Board of Washington County Special Service District #1. Council Member Ivie seconded the motion; which passed with the following role call vote:

<i>Council Member Belliston</i>	<i>Aye</i>
<i>Council Member Casperson</i>	<i>Aye</i>
<i>Council Member Coats</i>	<i>Aye</i>
<i>Council Member Henderson</i>	<i>Aye</i>
<i>Council Member Ivie</i>	<i>Aye</i>

10. ANNUAL COUNCIL BUSINESS

a. Consideration to approve the 2026 Annual Meeting Schedule. Mayor Kress Staheli

<https://youtube.com/live/e5KvOcWIKpQ?t=17008>

Council Member Coats made a motion to approve the 2026 Annual Meeting Schedule. Council Member Henderson seconded the motion which passed with the following role call vote:

Council Member Belliston	Aye
Council Member Casperson	Aye
Council Member Coats	Aye
Council Member Henderson	Aye
Council Member Ivie	Aye

11.APPOINTMENTS

a. Consideration to confirm the appointment of a member to the Planning Commission. Mayor Kress Staheli

<https://youtube.com/live/e5KvOcWIKpQ?t=17117>

Mayor Kress Staheli recommended the reappointment of James Ure to serve as an alternate member of the Planning Commission for an additional three-year term.

Council Member Ivie made a motion to confirm the reappointment of James Ure to serve as an alternate member of the Planning Commission for an additional three-year term. Council Member Casperson seconded the motion; which passed with the following role call:

Council Member Belliston	Aye
Council Member Casperson	Aye
Council Member Coats	Aye
Council Member Henderson	Aye
Council Member Ivie	Aye

b. Consideration to confirm the appointment of the 2026 Planning Commission Chair. Mayor Kress Staheli

<https://youtube.com/live/e5KvOcWIKpQ?t=17162>

Mayor Kress Staheli made the recommendation to appoint Pete Bulloch to continue serving as the Planning Commission Chair for 2026.

Council Member Casperson made a motion to confirm the appointment of Pete Bulloch as Planning Commission Chair for 2026. Council Member Coats seconded the motion; which passed with the following role call:

Council Member Belliston	Aye
Council Member Casperson	Aye
Council Member Coats	Aye
Council Member Henderson	Aye
Council Member Ivie	Aye

c. Consideration to confirm the appointment of members to the Power Board. Mayor Kress Staheli

<https://youtube.com/live/e5KvOcWIKpQ?t=17183>

Mayor Kress Staheli recommended the appointment of Noel Jackson to serve on the Washington City Power Board, filling the unexpired term which runs through December 31, 2027.

Council Member Coats made a motion to confirm the appointment of Noel Jackson to serve on the Washington City Power Board, filling the unexpired term which runs through December 31, 2027. Council Member Ivie seconded the motion; which passed with the following role call:

Council Member Belliston	Aye
Council Member Casperson	Aye
Council Member Coats	Aye
Council Member Henderson	Aye
Council Member Ivie	Aye

<https://youtube.com/live/e5KvOcWIKpQ?t=17234>

Mayor Kress Staheli recommended the reappointment of Dick Saunders and Todd Spriggs to the Washington City Power Board for an additional three-year term, beginning January 1, 2026, and ending December 31, 2028.

Council Member Coats made a motion to confirm the reappointment of Dick Saunders and Todd Spriggs to serve as Washington City Power Board members for additional three-year terms. Council Member Belliston seconded the motion; which passed with the following role call:

Council Member Belliston	Aye
Council Member Casperson	Aye
Council Member Coats	Aye
Council Member Henderson	Aye
Council Member Ivie	Aye

d. Consideration to confirm the appointment of the 2026 Power Board Chair. Mayor Kress Staheli

<https://youtube.com/live/e5KvOcWIKpQ?t=17267>

Mayor Kress Staheli made the recommendation to appoint Michael Dinsmore to continue serving as the Chair of the Power Board for 2026 calendar year.

Council Member Coats made a motion to confirm the appointment of Michael Dinsmore as Power Board Chair for the 2026 calendar year. Council Member Belliston seconded the motion; which passed with the following role call:

Council Member Belliston	Aye
Council Member Casperson	Aye
Council Member Coats	Aye
Council Member Henderson	Aye

e. Consideration to confirm the appointment of a member to the Historic Preservation Commission. Mayor Kress Staheli

<https://youtube.com/live/e5KvOcWIKpQ?t=17286>

Mayor Kress Staheli recommended the reappointment of Jason Bright and Rich Levin to serve as an City Historic Preservation Commission for an additional three-year term, beginning January 1, 2026, and ending December 31, 2028.

Council Member Ivie made a motion to confirm the reappointment of Jason Bright and Rich Levin to serve as an City Historic Preservation Commission for an additional three-year term. Council Member Casperson seconded the motion; which passed with the following role call:

Council Member Belliston	Aye
Council Member Casperson	Aye
Council Member Coats	Aye
Council Member Henderson	Aye
Council Member Ivie	Aye

f. Consideration to confirm the appointment of the 2026 Historic Preservation Commission Chair. Mayor Kress Staheli

<https://youtube.com/live/e5KvOcWIKpQ?t=17315>

Mayor Kress Staheli made the recommendation to appoint Kenneth Neilson to continue serving as the Historic Preservation Commission Chair for 2026 calendar year.

Council Member Henderson made a motion to confirm the appointment of Kenneth Neilson as Historic Preservation Commission Chair for the 2026 calendar year. Council Member Coats seconded the motion; which passed with the following role call:

Council Member Belliston	Aye
Council Member Casperson	Aye
Council Member Coats	Aye
Council Member Henderson	Aye
Council Member Ivie	Aye

12. REPORT OF OFFICERS FROM ASSIGNED COMMITTEE

<https://youtube.com/live/e5KvOcWIKpQ?t=17330>

Council Members reported on their assigned committees.

13. CITY MANAGER REPORT

<https://youtube.com/live/e5KvOcWIKpQ?t=17486>

14. CLOSED SESSION

<https://youtube.com/live/e5KvOcWIKpQ?t=17498>

- a. Purchase, exchange, or lease of property;
- b. Pending or potential litigation;
- c. Character or professional competence of an individual.

Council Member Ivie made a motion to move into closed session to discuss purchase, exchange, or lease of property and pending or potential litigation. Council Member Coats seconded the motion; which passed unanimously.

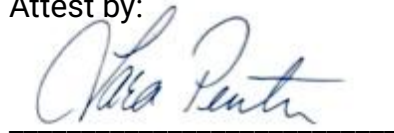
15. ADJOURNMENT

Council Member Coats made a motion to adjourn the meeting. Council Member Belliston seconded the motion; which passed unanimously.

Meeting adjourned at 9:11 P.M.

Passed and approved on the 28th day of January, 2026.

Attest by:


Tara Pentz, City Recorder



Washington City



Kress Staheli, Mayor