

Lake Point City Council Business Meeting Minutes

Date: Wednesday, February 11, 2026

Place: Lake Point Fire Station 1528 Sunset Rd Lake Point, UT 84074

Time: 6:00 PM

1. Opening Formalities

- A. Call to Order-6:01 pm
- B. Prayer- Ryan Zumwalt
- C. Pledge of Allegiance- Lori Chigbrow
- D. Presiding Officer- Kathleen VonHatten
- E. Attendance Roll Call-

Lake Point Council & Staff (C=Council)	Public	Public
Kathleen VonHatten (Chair)	Gino Garcia	
Kirk Pearson (Vice Chair) absent	Kevin Nunn (NTFD)	
Kirk Trimble (C.) online		
Ryan Zumwalt (C.)	Chris Bradley	
Lori Chigbrow (C.)	Jonathan Garrard	
Jamie Olson (RCDR)		
Jay Springer (Attorney) excused at 6:38 pm		

2. Legal Training/Clarification

- A. Discussion regarding on maximum building coverage (roofline vs footprint)
- B. Legal counsel advised that the plain language of the ordinance controls and ambiguities should be interpreted in favor of the property owner unless amended through ordinance.

3. Staff Updates

- A. Blue Moon Road is scheduled for repair in April.

4. Public Comment

- A. Motion Lori to open Public Comment. Ryan 2nd
 - i) Vote was unanimously approved
- B. Jonathan Garrard
 - i) Spoke regarding proposed membership in the Utah League of Cities and Towns (ULCT).
 - ii) Expressed concern that dues support lobbying efforts that may not align with Lake Point priorities.
 - iii) Acknowledged value of training but encouraged careful review of legislative positions.
- C. Chris Bradley
 - i) Raised concerns about a property on Highline Drive appearing to operate as a commercial business in a residential area.
 - ii) He had heard people have ordered items from the business.
 - iii) Asked about construction timelines for residential dwellings and enforcement of CC&Rs.
 - 1) Kathleen responded
 - 2) Matter is under review by the City.
 - 3) CC&Rs are private agreements enforced by HOAs or private parties; the City does not enforce them.

- D. Motion- Kathleen to close Public Comment. Lori 2nd
 - i) Motion passed unanimously
- 5. **Approve the Minutes** (11:13 recording)
 - A. 1.28.2026
 - B. Motion- Lori to approve the minutes 01.28.2026 as amended. Kathleen 2nd
 - i) Motion passed unanimously
- 6. **Reports/Presentations**
 - A. Tooele County Sheriff's Office (12:48 recording)
 - i) Deputy Harris gave a summary of the January citations and significant incidents.
 - 1) 73 total calls for service
 - 2) 7 arrests
 - 3) 64 citations
 - 4) 0 impounded animals
 - ii) Speed trailer expected to be deployed again in Lake Point.
 - B. North Tooele Fire District (14:48 recording)
 - i) Chief Nunn gave a summary of the last months incidents
 - 1) 129 total calls district-wide; 24 calls in Lake Point (18% of total).
 - 2) I-80 responses remain significant due to Lake Point serving as a response corridor.
 - 3) County funding does not currently support I-80 response costs, placing burden on local taxpayers.
 - 4) Council discussed potential coordination with UDOT and regional planning entities for funding opportunities.
- 7. **Action/Business Items**
 - A. Consider membership in the Utah League of Cities and Towns (ULCT) and authorization of payment for annual dues. (21:23 recording)
 - i) FY26 dues are \$1,463.54 and would be \$2,234.38 for FY27 (FY27 starts July 1, 2026)
 - ii) Benefits discussed:
 - 1) Access to Local Administrator Advisor (LAA) program.
 - 2) Technical assistance and consultant pool.
 - 3) Grant support and networking with small communities.
 - iii) Concerns raised
 - 1) Potential lobbying positions not aligned with City priorities.
 - 2) Question of value.
 - iv) Motion-Lori that we approve membership in the Utah League of Cities and Towns, so we have access to the technical adviser program that they offer for free. Kathleen 2nd
 - 1) Roll Call Vote-[Trimble-Nay] [Ryan-Yea] [Lori-Yea] [Kathleen-Yea] [Pearson-Absent]
 - (a) Motion passed 3 to 1 with those present
 - B. Consider and addendum to the ACE contracted services allowing Ace to be responsible for disposal costs regardless of disposal facility and invoice Lake Point for the consolidated tonnage fee (30:34 recording)
 - i) Addendum allows ACE to dispose at any facility and invoice the City for consolidated tonnage.
 - ii) Eliminates City bond requirement with Salt Lake facility.
 - iii) No additional fuel surcharge permitted under existing contract.
 - iv) Motion- Ryan to support the addendum to the ACE contracted services. Lori 2nd
 - 1) Roll Call Vote-[Trimble-Yea] [Ryan-Yea] [Lori-Yea] [Kathleen-Yea] [Pearson-Absent]
 - (a) Motion passed unanimously
- 8. **Council Updates** (33:29 recording)
 - A. Committee Updates
 - i) Ryan updated on Ordinances Committee
 - 1) Parking ordinance draft to be circulated before next meeting.
 - 2) Enforcement ordinance revisions in progress; legal feedback incorporated.
 - B. Kirk Pearson

- i) absent
- C. Lori Chigbrow
 - i) No updates
- D. Kathleen VonHatten
 - i) She will send an update on the name tags
 - ii) Welcomed new home-based businesses
 - 1) Jensen Auto Repair
 - 2) Untamed Services LLC (lawn care, handyman, cleanup services)
 - 3) Ammons Mobile Detailing
 - 4) All business details can be found on the city website <https://lakepoint.gov/>
 - iii) Planning & Zoning interviews: nine applicants; scheduling and process discussed.
 - iv) Grant reimbursement process: staff wages deducted from transportation plan funds prior to reimbursement.
- E. Kirk Trimble
 - i) No updates
- F. Ryan Zumwalt
- 9. Public Comment**
 - A. Motion- Kathleen to open Public Comment. Lori 2nd
 - i) Motion passed unanimously by those present
 - B. No public Comment
 - C. Motion- Kathleen to close Public Comment. Ryan 2nd
 - i) Motion passed unanimously by those present
- 10. Closed Session-** if needed for purposes listed under Utah Code 52-4-205
- 11. Adjournment** 6:54 pm

Note- The minutes may include a summary of what was discussed and are not intended to be verbatim. All public meetings have an audio recording, time stamps are included in the minutes to help the public find where certain topics were discussed. Please see the audio recording of this meeting for a full audio record of the meeting.

Note- Additional information concerning meetings including but not limited to agendas, minutes, recordings, written/typed public comment, other distributed materials, ordinances, resolutions, public notices, and how to sign up for notifications on the Public Notification Website, can be found at <https://lakepoint.gov> under Departments-Recorder.

Note- Any "For the Record" statements included in these minutes represent the individual Council Members who made them. They do not reflect official findings or the position of the city unless adopted by majority vote.

Note – These minutes may have been prepared using AI tools (ChatGPT and Otter.ai); all facts have been reviewed and verified.

Note- This meeting may have included public comment that was written and given to the City Recorder for the record. To find the complete record please visit lakepoint.gov Departments-Recorder-Downloaded Forms- Meeting Minutes.

PASSED AND APPROVED but the Council this 11th day of March, 2026


Chair

ATTEST:


Jamie Olson, City Recorder