



Municipal Building Authority / City Council Meeting

Minutes

Tuesday, April 14, 2026 at 7:00 pm

Attendees: Mayor Kevin Dunn, Councilmember Kirk Crowley, Councilmember Ron Skinner, Councilmember Nathan Chamberlain, Councilmember Shane Brewer, Councilmember Todd Westcott, City Manager Kaeden Kulow, Assistant City Manager Megan Gallegos (Excused), City Recorder Melissa Gill

Meeting Location: Hideout Community Center 648 S Hideout Way

Monticello City Council Meeting

1. Call to Order

Minutes:

Mayor Dunn called the Monticello City Council meeting to order at 7:00 pm. The following visitors were present: Scott Major, Public Works Director Chris Baird, Community Development Coordinator Jasmine Nielson

2. Invocation/Opening Remarks/Pledge of Allegiance

Minutes:

Mayor Dunn invited any members of the audience or Council to offer an invocation. An invocation was given by Councilmember Skinner. Mayor Dunn led all present in the Pledge of Allegiance.

3. Consider Minutes Review / Approval (action)

Minutes:

MOTION to approve the minutes of March 10, 2026, March 21, 2026, and March 24, 2026, was made by Councilmember Crowley and seconded by Councilmember Skinner. The motion passed unanimously.

Vote results:

Ayes: 5 / Nays: 0 / Abstains: 0

4. Consider Payment of Bills (action)

Minutes:

MOTION to approve the bills as paid was made by Councilmember Chamberlian and seconded by Councilmember Skinner. The motion passed unanimously.

Vote results:

Ayes: 5 / Nays: 0 / Abstains: 0

5. Public Comment (discussion)

Minutes:

There was no public comment.

6. Councilmember Comments (discussion)

Minutes:

Councilmember Brewer informed the Council that a citizen contacted him inquiring if the water usage system flags high users automatically. City Recorder Gill explained the human process of flagging high usage. City Manager Kulow explained how a citizen can keep track of their water usage throughout the season and stated people come into the office to learn how to read their meter on a regular basis.

7. Community Development Block Grant (CDBG) Second Public Hearing

Minutes:

MINUTES OF MONTICELLO CITY SECOND CDBG PUBLIC HEARING PUBLIC HEARING HELD April 14, 2026 at 7:00 pm The Monticello City Council second CDBG public hearing was held on Tuesday, April 14, 2026, in the Hideout Community Center, 648 S Hideout Way meeting commenced at 7:10 pm.

Present: Mayor Kevin Dunn, Councilmember Kirk Crowley, Councilmember Ron Skinner, Councilmember Nathan Chamberlain, Councilmember Shane Brewer, Councilmember Todd Westcott City Manager Kaeden Kulow, City Recorder Melissa Gill, Public Works Director Chris Baird, and Community Development Coordinator Jasmine Nielson Public Attending: Scott Major

City Recorder: Melissa Gill, City Clerk: N/A,

City Attorney: Hayes Godfrey Bell, PC (Not Present),

COMMUNITY DEVELOPMENT BLOCK GRANT (CDBG) PUBLIC HEARING: Mayor

Dunn opened the second public hearing for the CDBG Grant at 7:10 pm. He stated that this hearing was called to allow all citizens to provide input concerning the project that was awarded under the 2026 Community Development Block Grant Program. The city has amended its capital investment plan and decided to apply for funds on behalf of the Monticello City Fire Department. I would like to introduce Jasmine Nielson as the project representative for the purchase of a Brush Truck for the Monticello City Volunteer Fire Department. The application was successful in the regional rating and ranking process and the City was awarded \$257,000 with the requirement that Monticello City provide a \$25,000 match for the purchase of a fully equipped brush truck purchase. The scope of work is as follows: The City of Monticello will utilize CDBG funds to purchase one (1) heavy-duty wildland fire response vehicle. The vehicle shall be a Ram 5500 4x4 diesel truck or Ford F-550 (or approved equivalent) meeting the following minimum specifications: crew cab configuration, diesel engine, four-wheel drive (4x4), dually-to-single rear wheel conversion for improved off-road performance, high ground clearance suitable for rural and wildland terrain, off-road tires, and adequate towing capacity for equipment transport. The vehicle will be configured to support fire suppression operations and must be capable of safely accommodating a 400–500-gallon water tank and a 10–14-gallon foam tank. Required equipment and features shall include a brush guard, emergency warning lights, reflective striping for visibility and safety, and electric rewind hose reel. This purchase will replace an existing 2005 truck that is outdated, unreliable, and requires ongoing maintenance. The new

vehicle will provide a purpose-built apparatus designed for wildland and rural firefighting operations. It will improve emergency response times, enhance firefighter safety, and increase the City's overall fire suppression capabilities. Additionally, it will allow safe access to off-road and brush areas without causing damage to equipment, which is critical due to the City's rural environment and high seasonal drought conditions. Copies of the capital investment plan are available if anyone would like a copy. Do we have any comments, questions and concerns from the audience. Chris Baird (representing the Monticello City Fire Department) expressed great gratitude for the efforts made in pursuing the grant. Hearing no further comments, Mayor Dunn closed the public hearing at 7:14 pm.

8. Consider for Approval: Resolution 2026-06: Consolidated Fee Schedule Update (discussion/action)

Roll Call Vote

Minutes:

MOTION to approve Resolution 2026-06: Consolidated Fee Schedule Update was made by Councilmember Brewer and seconded by Councilmember Crowley. Councilmember Brewer, Aye Councilmember Westcott, Aye Councilmember Crowley, Aye Councilmember Chamberlain, Aye Councilmember Skinner, Aye. The motion passed unanimously.

Vote results:

Ayes: 5 / Nays: 0 / Abstains: 0

9. Consider for Approval: Resolution 2026-07: Lloyds Lake Operational Limits (discussion/action)

Roll Call Vote

Minutes:

There was a great deal of discussion among the Council, Public Works, and Administration regarding the current level of Lloyds Lake and water usage at the golf course and parks. City Manager Kulow recommended setting a resolution so if circumstances with water became extreme, the City would have a plan in place for conservation along with a year's reserve. The Council decided to table the discussion on Lloyds Lake Operational Limits to a later date.

10. Consider for Approval: Resolution 2026-08: A Resolution of Monticello City Council Adopting Fire Risk Levels to Implement Fire Restrictions (discussion/action)

Roll Call Vote

Minutes:

Kulow introduced proposed fire and fireworks restrictions for the City of Monticello stating that the agenda item was only up for recommendations. He reminded the Council that in the former year the City was unable to impose fire restrictions because they had not informed the State Fire Inspector of the intent to implement restrictions before May 1st. There was discussion about how far fireworks and fires should be from residential and agricultural areas. The Council provided input and requested there be a stipulation in the resolution to allow the City to rescind the restrictions if future weather permitted.

11. Consider for Approval: Free Dump Days for Monticello City Garbage Account

Holders During the Month of May 2026 (discussion/action)

Minutes:

MOTION to approve free dump days during the month of May was made by Councilmember Crowley and seconded by Councilmember Westcott. The motion passed unanimously.

Vote results:

Ayes: 5 / Nays: 0 / Abstains: 0

12. Fraud Risk Assessment Review (discussion)

Minutes:

Kulow informed the Council that the City of Monticello was considered a low fraud risk, scoring a 325 out of 395 points. He reviewed the scoring system with the Council.

13. Monticello City Wells (discussion/action)

Minutes:

Public Works Director Baird informed the Council that repairs had been completed at the Ball Fields and Circle Park wells coming in much under bid. He requested the Council allow him to use the remaining approved funds to bring the Second East well back online and troubleshoot the deep well at the golf course. The Council consensus was to continue working to bring all the City's wells online.

14. Main and Center Street Lights (discussion/action)

Minutes:

Kulow informed the Council that the City is in the process of upgrading the streetlights to LED bulbs, estimating a cost of \$300.00 per pole for 38 poles. He clarified maintenance responsibilities stating Center Street was the City's responsibility and Main Street was Empire Electrics responsibility.

15. Water Wise Solar Solutions Discussion (discussion)

Minutes:

The Council revisited a presentation from the previous meeting by Water Wise Solar Solutions. There was a great deal of discussion regarding the project. Concerns were raised regarding the interference of the treatment process. It was determined that the project would not be pursued at the time. They did agree to revisit it in the future.

16. Truth in Taxation (discussion/action)

Minutes:

Kulow recommended against raising property taxes the current year stating there were no definitive capital projects in place to justify the process. The Council agreed.

17. Follow Up Items

Minutes:

Councilmember Westcott asked if the secondary water rate could be adjusted if environmental conditions allowed. Kulow informed them that because all tier rates had been approved with the consolidated fee schedule update, they could change the tier rate as they wished. He further informed the Council that the base rate for secondary

water would not be charged for the month of April, but the water usage would so the April and May water usage would not be billed at the same time. There was a discussion on charging the secondary system before a projected freeze. Kulow informed all present that the Spring Creek Environmental Study was set to be complete by the end of June.

18. Governing Body / Administrative Communications

Minutes:

Kulow reported that Veterans Park was currently closed for renovation stating the project should be complete mid-May. He further stated that the Lloyds Lake recreational area would close early June for maintenance to begin.

19. Upcoming Agenda Items

Minutes:

Enterprise Funds Review – Budget Review – General Plan Elements Review

20. Adjournment (action)

Minutes:

MOTION to adjourn was made by Councilmember Chamberlain and seconded by Councilmember Skinner. The motion passed unanimously and Mayor Dunn adjourned the Monticello City Council meeting at 8:41 pm.

Vote results:

Ayes: 5 / Nays: 0 / Abstains: 0

Municipal Building Authority Meeting

21. Call to Order

Minutes:

Mayor Dunn called the Monticello City Municipal Building Authority to order at 8:42 pm. The following visitors were present: Scott Major, Public Works Director Chris Baird

22. Consider MBA Minutes Review / Approval (action)

Minutes:

MOTION to approve the minutes of March 10, 2026, was made by Councilmember Chamberlain and seconded by Councilmember Crowley. The motion passed unanimously.

Vote results:

Ayes: 5 / Nays: 0 / Abstains: 0

23. Consider Payment of MBA Bills (action)

Minutes:

MOTION to approve the bills as presented was made by Councilmember Chamberlian and seconded by Councilmember Skinner. The motion passed unanimously.

Vote results:

Ayes: 5 / Nays: 0 / Abstains: 0

24. Adjourn (action)

Minutes:

MOTION to adjourn was made by Councilmember Chamberlian and seconded by Councilmember Skinner. The motion passed unanimously and Mayor Dunn adjourned the MBA meeting at 8:43 pm.

Vote results:

Ayes: 5 / Nays: 0 / Abstains: 0

Notice of Special Accommodations

THE PUBLIC IS INVITED TO ATTEND ALL CITY MEETINGS In accordance with the Americans with Disabilities Act, anyone needing special accommodations to attend a meeting may contact the City Office, 587-2271, at least three working days prior to the meeting. City Council may adjourn to closed session by majority vote, pursuant to Utah Code §52-4-4 & 5. The order of agenda items may change to accommodate the needs of the City Council, the staff, and the public.

Audio File

<https://soundcloud.com/user-250815044/2026-04-14-city-council>

Contact: Melissa Gill, Recorder (melissa@monticelloutah.gov 435-587-2271) | Minutes published on 05/14/2026, adopted on 05/12/2026