



MINUTES

April 8, 2026

Administrative Land Use Authority
Kane County Land Use Office
76 N. Main Street, Kanab, Utah

STAFF PRESENT: Shannon McBride, Administrative Land Use Administrator;
Kresta Blomquist, Land Use Administrative Assistant.

4:00 PM Meeting Called to Order by Shannon McBride

Introduction of Agenda Items

1. Approval of Minutes January 14, 2026

Action: Approved

2. R-CUP for 5 Glamping sites: Lincoln Bradshaw Approve / Deny: **Parcel:** 3-5-35-8 **Zoned:** AG **Acreage:** 10 **Acreage occupied by new use:** 5 acres

The Administrative Land Use Authority reviewed a residential CUP renewal for Lincoln Bradshaw to operate five glamping sites. She decided to treat the application as a residential CUP due to an earlier commercial approval. She set conditions that initial development is limited to one glamping unit until infrastructure upgrades and health-department approval for septic use are completed, and required a 24/7 on-site manager as part of the CUP conditions.

Action: A residential CUP renewal for five glamping sites will be approved conditionally, limiting initial construction to one site until infrastructure and health-department approval are completed

3. RUS: Old Meadow RUS Approve / Deny: **Parcel:** 8-9-8-5 **Zoned:** AG **Acreage:** 96.53 **Number of Lots:** 6 **Min lot size:** 10

The Administrative Land Use Authority reviewed the proposed Old Meadow Rural Subdivision, consisting of 96.0 acres to be divided into six agricultural lots with a 10-acre minimum. The Administrator noted that the application requires a third review and that outstanding engineering revisions from Jay Adams still need to be addressed.

Action: Approved contingent upon completion of the final review and submission of documentation confirming that all revisions from prior reviews have been resolved.

4. Damm's Bryce Gateway: Gary Gilbert & Dawn Marie Damm

Approve / Deny:

Parcel: 8-6-12-6

Zoned: R-5

Acreage: 18.85

Number of Lots: 2

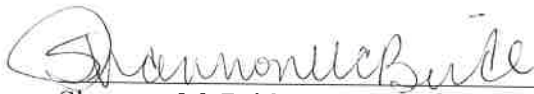
Min lot size: 9.42

The Administrative Land Use Authority also reviewed the Damm two-lot subdivision on parcel 8-6-12-6 (9.42 acres) that Civil Science reviewed and approved.

Action: The Administrative Land Use Authority gave approval for the project contingent on the completion of several items that she requested be addressed by the applicant.

4:02 PM

Meeting Adjourned



Shannon McBride

Administrative Land Use Authority



Kresta Blomquist

Administrative Assistant