



**COPPERTON COUNCIL
MEETING MINUTES
May 20, 2026**

Bingham Canyon Lions Club
8725 Hillcrest St.
Copperton, Utah 84006

Council Members Present: Mayor Sean Clayton, Council Member Tessa Stitzer, Council Member Kathleen Bailey, Council Member Linda McCalmon, Council Member Jonathan Pratt

Staff Present: Chief Nathan Bogenschutz (UFA), Lt. Chris Benedict (UPD), Daniel Hoffman (Accounting Manager), Diana Baun (Town Clerk), Nathan Bracken (Town Attorney), Daniele Benigni (Long Range Planner), Matt Starley (Long Range Planner – via Zoom), Sarah Leavitt (Deputy Town Clerk – via Zoom)

Others Present: Laura Ingersoll (Rio Tinto Kennecott), Sean Daly (Rio Tinto Kennecott)

1. REGULAR MEETING

a. Call to Order

Mayor Clayton called the meeting to order at 6:30 PM.

b. Determine Quorum

All Council Members were present in person, constituting a quorum.

c. Pledge of Allegiance

2. COMMUNITY INPUT

a. Recognize Visiting Officials

Presentation on Salt Lake County Accomplishments. Council Member Carlos Moreno of the Salt Lake County Council delivered a presentation on County accomplishments, demographics in his district, budget decisions, public safety investments, infrastructure work, cultural initiatives, and his community engagement efforts. He emphasized representation of diverse west-side communities, his work on law enforcement funding, jail capacity concerns, and recent County resolutions. He also highlighted his vote opposing a tax increase due to constituent hardship and expressed appreciation for Copperton's identity and civic involvement.

A representative from Congressman Burgess Owens' office, Ms. Maddie Clements, introduced herself and stated she looks forward to assisting Copperton throughout the remainder of the congressional term.

b. Unified Fire Authority (UFA)

Chief Nathan Bogenschutz reviewed the quarterly UFA report included in the published meeting documents. Copperton received fifteen incidents during the quarter, a slight increase from the previous year. Chief Bogenschutz described the recent pancake breakfast event, upcoming wildfire town hall on June 11, and updated the Council on the fireworks restriction map. He reminded residents that Copperton does not allow fireworks and explained that the online interactive map will be active June 1. Council Member Stitzer asked for the location of the wildfire town hall, and Chief Bogenschutz confirmed it would be held at the Emergency Operations Center at 380 South 900 West.

c. Unified Police Department (UPD)

Lieutenant Chris Benedict reviewed April statistics, reporting twenty-two calls for service and noting an annual trend of increased public-peace-related calls as weather improves. He announced that Sergeant Harry Holt would return as Community-Oriented Policing (COP) Sergeant serving Magna, Kearns, and Copperton. The Council expressed appreciation and humor regarding participation in the Fourth of July pancake breakfast, and Lieutenant Benedict confirmed future introductions from Sergeant Holt.

3. CONSENT AGENDA (Discussion/Motion)

- a. Approve Council Meeting Minutes
 - i) April 15, 2026

Council Member Stitzer moved to approve the April 15, 2026 Town Council Meeting Minutes as published. Council Member McCalmon seconded the motion; vote was 4-0, unanimous in favor with Mayor Clayton abstaining from the vote due to his absence at the above meeting.

- b. Fiscal Items - *Mayor Sean Clayton*
 - i) Approval of expenditures

Two invoices for legal services for \$3,457.00 and \$868.50 presented for approval.

Council Member Bailey moved to approve the invoice amounts as discussed above. Council Member Stitzer seconded the motion; vote was 5-0, unanimous in favor.

4. WORKSHOP DISCUSSION

- a. Rep. Teuscher Annexation Bill Discussion

Nathan Bracken, Town Attorney summarized the prior legislative proposal related to annexation coordination among west-side unincorporated communities. Due to the proposal's relevance to potential real-property issues, he recommended addressing the discussion during Closed Session.

- b. Town Council Donation Request Policy – Council Member Stitzer

Council Member Tessa Stitzer described the need for a formal process for receiving and evaluating community donation requests, referencing the recurring request from the volunteer Bingham Firefighters for Fourth of July race funding. She noted confusion caused by routing requests between the Town and MSD, particularly after changes to the community council structure.

Nathan Bracken updated the Council on best-practice discussions with the State Auditor's Office and explained reporting requirements for donations, especially those exceeding \$25,000. He advised developing a written policy, application form, and simple agreement consistent with other MSD-supported communities. He noted an increasing volume of funding requests throughout Salt Lake County and the importance of objective criteria and documentation. The Council agreed that equity and transparency must guide donation-related decisions.

The Council discussed interim needs for July 4 race funding. Mr. Bracken confirmed they may approve the request at the June meeting subject to the required documentation. Diana Baun, Town Clerk will supply Council Member Stitzer with the form for follow-up with the requesting organization.

5. PRESENTATION ITEMS

- a. Rio Tinto Kennecott Annual Business Update – *Laura Ingersoll, Sean Daly and Randy Naeve*

Rio Tinto representatives Laura Ingersoll and Sean Daly presented their annual operational, environmental, dust-mitigation, safety, and community-engagement update. They reviewed mine components, current copper production levels, weed and vegetation management around Copperton, fire-break maintenance, tailings

monitoring, dust mitigation technologies, onsite water-truck dispatching, and new Trigger Action Response Plans (TARPs) for concentrator dust events.

Council Members, particularly Council Member Tessa Stitzer and Council Member Kathleen Bailey, raised questions about dust patterns, sulfur-like odors, particulate monitoring at Copperton and High Country Estates, access to monthly air-quality reports, and communication channels for complaints. Rio Tinto agreed to provide monthly particulate data and a comparative graph showing regional monitoring trends. They also discussed causes of recent dust events, including talc-rich material moving through the concentrator.

Representatives provided information on the community hotline, described improvements in staffing and response, and encouraged residents to continue reporting dust sightings and submitting photos. They also shared information about the Local Voices Survey and thanked the Council for community participation.

b. Quarterly Financial Reports – *Daniel Hoffman, Accounting Manager*

Daniel Hoffman reviewed the quarterly financial statements, summarized fund balances, and identified highlighted revenue and expenditure items (**Attachment A**). He explained Copperton's four funds, including the general fund, Copperton Cemetery Fund, beer tax fund, and designated fund. He noted that Copperton currently has approximately \$332,000 in unassigned fund balance available for discretionary use, and that about three to six months of reserves should be maintained.

The Council discussed property-tax limitations, CARES Act flexibility, and the process for assignment of excess fund balance. Mr. Hoffman reviewed revenue sources, noting that sales tax comprises approximately 75 percent of revenue, and presented expenditure trends indicating responsible budget performance. He also acknowledged an earlier error where a chart for a different community (Emigration Canyon) had been included and agreed to send corrected charts.

6. PUBLIC HEARING ITEMS - None

7. COUNCIL BUSINESS (Discussion/Motion)

- a. Discussion and Potential Action Regarding **Resolution R2026-07**, Approving the Town of Copperton's Tentative Budget for FY2026-2027 – *Daniel Hoffman, Accounting Manager*

Daniel Hoffman presented the Tentative Budget for FY2026–2027 (**Attachment A**) and confirmed that requested updates had been incorporated. Nathan Bracken reviewed statutory requirements for approving a Tentative Budget and setting a public hearing.

Council Member Bailey moved to approve Resolution R2026-07, Approving the Town's tentative budget and setting the public hearing for the final budget approval on June 17, 2026 at 6:30 pm. Council Member Stitzer seconded the motion; vote was 5-0, unanimous in favor.

- b. Updates on Transfer of Copperton Park from the County to the Town – *Nathan Bracken, Town Attorney*

Nathan Bracken reported on discussions with Salt Lake County regarding transfer of Copperton Park to the Town, including County proposals for reversionary clauses requiring perpetual park use. He recommended discussing negotiation strategy during Closed Session.

Daniele Benigni and Matt Starley provided an overview (**Attachment B**) of MSD's regional Parks Master Plan effort and how it builds upon Copperton's existing arborist plan, general plan, and active transportation plan. They explained capital-planning, level-of-service analysis, and future grant positioning. The Council expressed interest in public workshops, community outreach at July 4 activities and Town Days, and avoiding redundant committees due to limited volunteer capacity. The Council designated Council Member Kathleen Bailey as the primary point of contact for MSD planning staff.

Council Member Stitzer moved to authorize Council Member Bailey's appointment as the Council's Liaison with staff regarding parks. Council Member McCalmon seconded the motion; vote was 5-0, unanimous in favor.

c. Discussion and Potential Action Regarding Policy for Agenda Creation – *Mayor Sean Clayton*

The Council discussed improving the agenda-preparation timeline to ensure adequate review of materials. Council Member Tessa Stitzer emphasized the need for timely packet delivery for effective deliberation.

The Council and staff agreed to adopt a structured timeline: agenda-item requests must be submitted to the Clerk by 5:00 PM the Tuesday before the meeting; supporting documents must be submitted by 5:00 PM Wednesday; the draft agenda will be reviewed by the Mayor and finalized on Thursday; and agendas will be posted by end of day Thursday barring emergencies. A shared digital workspace will be created for Council review.

Mayor Clayton moved to instruct Legal Counsel to draft the formal policy as discussed. Council Member Stitzer seconded; vote was 5-0, unanimous in favor.

8. COMMITTEE/BOARD UPDATES (Discussion/Motion)

a. Legal Updates – *Nathan Bracken, Attorney*

Nathan Bracken provided brief updates on Title 14 engineering standards and upcoming code reviews.

b. Bingham Cemetery Board – *Council Member Stitzer*

Council Member Tessa Stitzer reported that the cemetery is being prepared for Memorial Day, including trash removal and flag replacement.

c. Copperton Community Council – *Council Member Stitzer*

Council Member Tessa Stitzer requested that this item be removed from future agendas. The Council agreed.

d. Planning Commission – *Council Member McCalmon*

The Planning Commission did not meet in May but is expected to meet in June.

9. COPPERTON COUNCIL REPORTS (Discussion/Motion)

a. Mayor Clayton

- i) Greater Salt Lake Municipal Services District (GSLMSD)
- ii) Council of Governments (COG)

The Mayor reported on MSD budget discussions, cybersecurity issues encountered by staff, and the importance of multifactor authentication and security protocols.

- b. Council Member McCalmon
 - i) Unified Police Department (UPD)
 - ii) Salt Lake Valley Law Enforcement Service Area (SLVLESA)

Chief Del Craig and Lieutenant Benedict provided a detailed presentation of the UPD tentative budget (**Attachment C**), including efforts to control cost increases, adjustments within SLVLESA, and innovative revenue partnerships with Intermountain Health and school districts. The Council expressed strong support. When polled by the Mayor, all Council Members supported Council Member McCalmon voting in favor of the budget at the UPD Board meeting.

- c. Council Member Bailey
 - i) Unified Fire Authority (UFA)
 - ii) Unified Fire Service Area (UFSA)
 - iii) South Salt Lake Valley Mosquito Abatement District

Council Member Bailey reported that Eagle Mountain had voted to separate from UFA, which may reduce regional cost burdens. She also discussed upcoming UFA training center improvements. She noted ongoing challenges regarding representation on the mosquito-abatement board and will continue monitoring service responsiveness.

- d. Deputy Mayor Stitzer
 - i) Wasatch Front Waste and Recycle (WFWRD)

Council Member Stitzer reported on the WFWRD retreat, billing-system improvements, the transition to postcards for paper billing, and ongoing evaluation of alternatives to the current dumpster-cleanup program, including curbside models and liability concerns.

- e. Council Member Jonathan Pratt
 - i) Salt Lake County Animal Services

Council Member Pratt noted difficulty receiving confirmation of his appointment as liaison. Council Member Stitzer will coordinate with contacts from other communities to obtain updated information.

10. OTHER ANNOUNCEMENTS (Discussion/Motion)

- a. Public Comment

No members of the public offered comment.

- b. Announcements
- c. Future Agenda Items

The Council noted the need to include discussion on dissolving the community council and clarifying Town Days organization on the June agenda.

Council Member Bailey moved to recess the Town Council Meeting and move to Closed Session for the reasons indicated below. Council Member McCalmon seconded the motion; vote was 5-0, unanimous in favor.

11. CLOSED SESSIONS IF NEEDED AS ALLOWED PURSUANT TO UTAH CODE §52-4-205

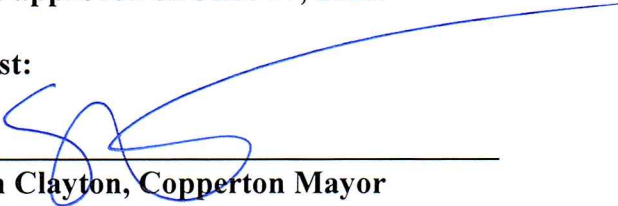
- a. Discuss the character, professional competence, or physical or mental health of an individual (§ 52-4-205(1)(a))
- b. **Discuss pending or reasonably imminent litigation (§ 52-4-205(1)(c))**
- c. **Discuss the purchase, exchange, or lease of real property (§ 52-4-205(1)(d))**
- d. Discuss the deployment of security personnel, devices, or systems (§ 52-4-205(1)(f))

12. ADJOURN

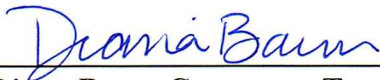
The Town Council Meeting adjourned immediately following the adjournment of the Closed Session at 9:33 pm.

This is a true and correct copy of the May 20, 2026 Copperton Town Council Meeting Minutes, which were approved on June 17, 2026.

Attest:



Sean Clayton, Copperton Mayor



Diana Baun, Copperton Town Clerk