



June 16th, 2026

4:00 WORK SESSION & 5:00 REGULAR MEETING

PUBLIC NOTICE is hereby given that the MORGAN COUNTY COMMISSION will hold a regular Commission meeting in the Commission meeting room at 48 West Young Street, Morgan, Utah.

COUNTY COMMISSION

Commission Chair Matt Wilson
Commissioner Mike Newton (Remotely)
Commissioner Raelene Blocker
Commissioner Blaine Fackrell
Commission Vice Chair Vaughn Nickerson

OTHER EMPLOYEES

IT Director Jeremy Archibald
Administrative Manager Kate Becker (CAM)
County Attorney Garrett Smith (CA)
Recorder Shaun Rose
Clerk/ Auditor Leslie Hyde
Assessor Janell Walker
Deputy Clerk/Auditor Chloe Adams
Planning and Zoning Director Josh Cook
Planner Kent Page
Director of Public Works Bret Heiner

OTHERS IN ATTENDANCE

Debbie Sessions
Tina Kelley
Douglas Perkins
Cindy Carter
Jeff Mathews
Mark Miller
John Lanwefered
Rulon Gardner
Greg Wolbach

4:00 WORK SESSION

The Commission held a work session to hear a presentation from **Greg Wolbach of Summit County**, together with **Morgan County Recorder Shaun Rose** and **Assessor Janell Walker**, regarding long-standing boundary inconsistencies along the Morgan–Summit County line. Wolbach explained that historical ridge-line assumptions, outdated plats, and early GIS mapping resulted in several parcels in Pine Meadow Ranch, Stagecoach Estates, and The Preserve being split between both counties, causing taxation confusion and building-permit issues.

Greg Wolbach outlined a proposal to realign the county boundary to the nearest established taxation parcel lines, as allowed under state law, to ensure parcels fall fully within a single county. The group reviewed maps showing the affected parcels and discussed expected acreage shifts. **Shaun Rose** and **Janell Walker** addressed related assessment questions and past double-taxation concerns. Commissioners asked about emergency services, addressing, surveying history, and next steps. Staff confirmed that a public hearing will be scheduled and that the formal boundary adjustment process will proceed through state review in 2026.

5:00 COMMENCEMENT OF MEETING

(A) Opening Ceremonies

1. Welcome
2. Invocation and/or Moment of Reflection: **Hon. Commissioner Blocker**
3. Pledge of Allegiance
4. “*God Bless America*” sung by Kate Becker in honor of America 250

(B) Consent Agenda Items

1. Approval of the Morgan County Commission Minutes from June 2nd, 2026.
2. Notice of vacancy on the Morgan County Rifle Range Advisory Board – Open to Submissions
3. Notice of resignation of Chans McMillan from the Morgan County Planning Commission.
4. Notice of vacancy on the Morgan County Planning Commission representing Richville & Porterville – contact Commissioner Fackrell if interested in this vacated seat.

5. Approval of the Transportation Master Plan Service Agreement with METHODS
6. Approval of the Fun Run Agreement between Morgan County and On Hill Events.
7. Reauthorization of the Morgan County Acceptable Use Policy. (Required Annually)
8. Approval of the Morgan County Social Media and Official Communications Policy.
9. Approval of the Weed Abatement Board's publication, "A Guide to Identifying Noxious Weeds."
10. Acknowledgement of Utah Counties Indemnity Pool's member equity letter and 2025 financial report.

Commissioner Nickerson moved to remove items 4 and 6 from the consent agenda and move them to the action items.

Seconded by Commissioner Blocker

VOTE:

Commission Chair Wilson: Aye

Commissioner Newton: Aye

Commissioner Blocker: Aye

Commission Vice Chair Nickerson: Aye

Commissioner Fackrell: Aye

The vote was unanimous. The motion passed.

Commissioner Nickerson moved to approve consent agenda items, 1, 2, 3, 5, 7, 8, 9, 10, 11, and 12.

Seconded by Commissioner Blocker

VOTE:

Commission Chair Wilson: Aye

Commissioner Newton: Aye

Commissioner Blocker: Aye

Commission Vice Chair Nickerson: Aye

Commissioner Fackrell: Aye

The vote was unanimous. The motion passed.

(C) Commissioner Declarations of Conflict of Interest

There were none

(D) Public Comments (please limit comments to 3 minutes)

(E) Presentations

1. Hon. Shaun Rose, recap of UGIC Conference

Shaun Rose (Recorder) gave an update on the county's GIS modernization, noting that he recently presented Morgan County's progress at the UGIC conference and highlighted improvements made by transitioning from hand-drawn maps to a fully digital system. He explained that the office continues to correct old mapping errors and is still searching for missing historic townsite plats. **Commissioner Wilson** opened the floor for questions, after which **Commissioner Nickerson** expressed appreciation for the Recorder's Office and the accuracy of the new GIS tools. **Commissioner Blocker** asked where the missing plats were being searched for, and Shaun described outreach to archives and surveyors. **Commissioner Fackrell** suggested contacting longtime local families, and **Commissioner Wilson** recommended posting a notice on the county website to gather potential leads.

2. Hon. Shaun Rose, recap of Utah Recorder's Summer Conference hosted by Morgan County

Shaun Rose (Recorder) reported that the Recorder's Office successfully hosted the statewide Recorder Summer Conference in Morgan County for the first time. He explained that the event was held across four locations and was intended to showcase the county to attendees. Shaun noted that participation was strong, with all but three counties attending, and that the conference received substantial support from local businesses and the school district, which provided transportation and facilities. He emphasized that the event was a valuable opportunity for both the county and the Recorder's Office.

(F) Action Items

4. (4.F.A) Consent Agenda Item 4: Notice of vacancy on the Morgan County Planning Commission representing Richville & Porterville

Kate Becker (CAM) clarified that the Planning Commission seat vacated is assigned to **Commissioner Wilson**, representing the Stoddard and Milton areas. She noted that the county website was updated to reflect this correction and stated that any residents of Stoddard or Milton interested in filling the vacancy should contact Commissioner Wilson. Kate also stated that the posting on the website will be further corrected to ensure accuracy.

6. (6.F.A) Approval of the Fun Run Agreement between Morgan County and On Hill Events.

Kate Becker (CAM) explained that the Fun Run Agreement required correction because the version included in the packet still reflected an outdated event fee structure. She clarified that the updated language now aligns with the Commission Meeting Minutes dated May 5, 2026, specifying that the organizer must pay the county a flat event fee of \$500 within fourteen days after the event.

Commissioner Blocker moved to approve the Fun Run Agreement between Morgan County and On Hill Events as just corrected.

Seconded by Commissioner Fackrell

VOTE:

Commission Chair Wilson: Aye

Commissioner Newton: Aye

Commissioner Blocker: Aye

Commission Vice Chair Nickerson: Aye

Commissioner Fackrell: Aye

The vote was unanimous. The motion passed.

1. Bret Heiner – Discussion/Decision – Morgan County Public Works

Discussion and decision on awarding the Morgan County Airport Seal Coat project bid to Morgan Pavement in the amount of \$91,025. [ATF Grant will apply to some of these costs, 38-4550-260-000]

Bret Heiner (Public Works Director) reported on the airport runway resurfacing project, noting that Public Works completed extensive crack sealing earlier in the year and received three bids for the overlay work. Heiner explained that Morgan Pavement submitted the low bid of \$91,025, and that in-kind work performed by the county will reduce the final cost by approximately half. **Kate Becker (CAM)** added that up to \$200,000 has already been budgeted for the project and that a UDOT ATF grant will cover an undetermined portion of the cost.

Commissioner Nickerson moved to approve and award the airport overlay asphalt overlay to Morgan Pavement for the maximum amount of \$91,025

Seconded by Commissioner Fackrell

VOTE:

Commission Chair Wilson: Aye

Commissioner Newton: Aye

Commissioner Blocker: Aye

Commission Vice Chair Nickerson: Aye

Commissioner Fackrell: Aye

The vote was unanimous. The motion passed.

2. Hon. Leslie Hyde – Discussion/Decision – Morgan County Clerk/Auditor

Discussion and decision on a Resolution CR 26-23 adopting the 2026 Morgan County Final Tax Rates and Budget and CR 26-24 adopting the Assessing and Collecting Rate. [From PT-800]

Leslie Hyde (Clerk/ Auditor) presented the 2026 property tax rates, explaining that the certified rate increased slightly due to the Utah State Tax Commission's calculation needed to generate the revenue set in the county's budget. She noted that tax disclosure notices will be mailed around July 22. **Commissioner Blocker** asked about the health tax, and **Kate Becker (CAM)** clarified that it doubled from FY25 to FY26. At the Commission's request, **Janell Walker (Assessor)** provided additional explanation about rising taxable values, the impact of Wasatch Peaks Ranch on the tax base, and how assessments are determined. She also clarified the Board of Equalization appeal process and emphasized the importance of caution due to potential future adjustments requiring repayment. Commissioners discussed expectations regarding primary and secondary homes at Wasatch Peaks Ranch and the need to maintain fair, market-based assessments.

Commissioner Nickerson moved to approve Resolution CR 26-23 adopting the 2026 Morgan County Final Tax Rates and Budget and CR 26-24 adopting the Assessing and Collecting Rate.

Seconded by Commissioner Blocker

VOTE:

Commission Chair Wilson: Aye

Commissioner Newton: Aye

Commissioner Blocker: Aye

Commission Vice Chair Nickerson: Aye

Commissioner Fackrell: Aye

The vote was unanimous. The motion passed.

3. Hon. Shaun Rose – Discussion/Decision – Morgan County Recorder

Discussion and decision on a request to refund nine (9) years of erroneously assessed taxes on parcel number 74-6232. [10-4150-340-000 Non-Dept. Services not Otherwise Classified]

Shaun Rose (Recorder) explained that a small parcel included in a 2007 subdivision sale had been mistakenly left on the tax roll, resulting in the landowners being taxed on acreage that should not have been assessed. He requested approval to refund the erroneously collected amount of \$323.90

Commissioner Blocker moved to refund the amount of \$323.90 of erroneously assessed tax on parcel number 74-6232.

Seconded by Commissioner Fackrell

VOTE:

Commission Chair Wilson: Aye

Commissioner Newton: Aye

Commissioner Blocker: Aye

Commission Vice Chair Nickerson: Aye

Commissioner Fackrell: Aye

The vote was unanimous. The motion passed.

4. Hon. Shaun Rose – Discussion/Decision – Morgan County Recorder

Discussion and decision on a request for a temporary credit limit increase to \$7,000 for the month of July for expenses related to attending the ESRI Conference. No budget increase is necessary.

Shaun Rose (Recorder) requested a temporary increase to his credit card limit for July to cover travel expenses for himself and the GIS specialist to attend the ESRI conference, noting the budget already supports the cost. He described the conference as essential training for the county's new Enterprise GIS system.

Commissioner Blocker moved to that we approve the request of the morgan county recorder for a temporary credit limit increase to \$7,000 for the month of July for expenses related to attending the ESRI Conference.

Seconded by Commissioner Fackrell

VOTE:

Commission Chair Wilson: Aye

Commissioner Newton: Aye

Commissioner Blocker: Aye
Commission Vice Chair Nickerson: Aye
Commissioner Fackrell: Aye
The vote was unanimous. The motion passed.

5. Josh Cook – Discussion/Decision – County Planning & Zoning

Silverstone Subdivision Phase 6 Plat Amendment: A request to amend the plat for Silverstone Subdivision Phase 6.

Kent Page explained that the Silverstone Subdivision Phase 6 plat amendment was returned to the Planning Commission after the May 5 meeting for corrections related to flag lots and access. He reported that the Planning Commission reviewed the item on May 28, worked with the surveyor and the Recorder's Office to correct mapping and easement issues, and recommended approval to adjust the lot boundaries and create a new lot. **Commissioner Wilson** confirmed the amendment reflected what the Commission requested, and **Commissioner Fackrell** asked for clarification, with **Josh Cook (Planning and Zoning Director)** confirming that the changes incorporate a small remainder parcel, create legal frontage, and resolve prior nonconformities.

Commissioner Fackrell moved to approve the Silverstone Subdivision Phase 6 Plat Amendment to allow for the creation of the two lots to make it under conformity.

Seconded by Commissioner Blocker

VOTE:

Commission Chair Wilson: Aye
Commissioner Newton: Aye
Commissioner Blocker: Aye
Commission Vice Chair Nickerson: Aye
Commissioner Fackrell: Aye
The vote was unanimous. The motion passed.

6. Josh Cook – Discussion/ Public Hearing /Decision – County Planning & Zoning

P-C Zoning Code Text Amendment: A request to approve Ordinance **CO 26-08**, a code text amendment lowering the minimum acreage required in single-family residential development.

Kent Page presented a PC zoning code text amendment requesting a reduction in the minimum acreage required for single-family residential development within the PC zone. The applicant proposed reducing the requirement from 50 acres to 10 acres, with an option to reduce it to 7 acres, while staff recommended lowering it to 5 acres to provide greater flexibility. **Commissioner Blocker** asked why staff recommended dropping to five acres instead of ten, and **Josh Cook (Planning and Zoning Director)** explained that the original PC ordinance was drafted with a five-acre minimum to allow smaller property owners to utilize the zone while still requiring a comprehensive master plan with design standards, open space, and amenities. **Commissioner Wilson** expressed concern that lowering the acreage could allow more development than intended, and **Commissioner Nickerson** questioned whether changes should wait until completion of the general plan update. Additional discussion followed regarding the history of the PRUD ordinance and previous issues with small developments, the purpose of the current 50-acre threshold, and whether reducing the minimum acreage would conflict with prior policy decisions.

Commissioner Fackrell moved to enter Public Hearing

Seconded by Commissioner Nickerson

VOTE:

Commission Chair Wilson: Aye
Commissioner Newton: Aye
Commissioner Blocker: Aye
Commission Vice Chair Nickerson: Aye
Commissioner Fackrell: Aye
The vote was unanimous. The motion passed.

Public Hearing:

Tina Kelly (Mountain Green): stated that she does not support reducing the minimum acreage for the PC zone. She clarified that although the packet suggested otherwise, she opposes lowering the requirement to 10 or 5 acres. She explained that as a former council member involved in removing the PRUD ordinance, the concern at the time was that small developments were taking advantage of clustering in ways that did not benefit the county. She emphasized that larger acreage requirements create a better planning tool and noted that the primary issue with PRUD's was small-scale projects lacking meaningful amenities. Tina also questioned the benefit to the county of allowing PC applications on smaller acreages, expressing concern about how meaningful amenities and open space could be provided on as little as five acres.

Cindy Carter (Hardscrabble): stated she does not support reducing the minimum acreage for the PC zone and questioned why the zoning code is being changed before the county completes its ongoing general plan update. She expressed concern that the proposed amendment appears designed to benefit a developer and asked what will happen if the forthcoming general plan recommends against such a change. Cindy also referenced recent issues in Mountain Green, noting that a negotiated agreement tied to a prior development approval was never recorded, which has damaged public trust. She emphasized the impact on longtime resident Bonnie Brown and stated that residents deserve transparent and consistent decision-making. Cindy urged the Commission to wait for the general plan to be completed, listen to public input, and avoid making major zoning changes prematurely.

Jeff Mathews (Highway 66): stated that he does not support reducing the minimum acreage for the PC zone, agreeing with concerns raised by Commissioners about loosening zoning requirements and increasing the potential for additional development. He noted that the 50-acre minimum was established for a reason and should be preserved. Jeff emphasized that zoning changes should not be made until after the county completes its general plan update, which will provide clearer guidance on future land-use decisions. He urged the Commission to avoid making zoning changes in response to individual applications and recommended waiting for broader community input to ensure thoughtful, long-term planning.

Commissioner Nickerson moved to leave Public Hearing

Seconded by Commissioner Fackrell

VOTE:

Commission Chair Wilson: Aye

Commissioner Newton: Aye

Commissioner Blocker: Aye

Commission Vice Chair Nickerson: Aye

Commissioner Fackrell: Aye

The vote was unanimous. The motion passed.

Commissioner Newton stated that the Commission previously established a 50-acre minimum for the PC zone because smaller developments made it difficult to provide meaningful clustering, open space, and amenities, and he remained opposed to reducing the acreage requirement. **Josh Cook (Planning and Zoning Director)** noted that the application was submitted by an individual and recommended allowing the applicant to speak. **Rulon Gardner** argued that clustered developments like the Cottonwoods have been successful and that the PC zone allows for better planning, open space, and amenities than traditional zoning. **Commissioner Wilson** questioned his motivations, discussed the challenges of smaller parcels, and reiterated their concerns about significantly reducing acreage requirements. **Commissioner Fackrell** and **Commissioner Nickerson** emphasized the importance of large-scale planning, the need to maintain the integrity of the PC zone, and the value of waiting for the upcoming general plan before making major zoning changes. Commissioners also discussed the differences between PC zoning, Town Center zoning, and existing entitlements in the area. Throughout the discussion, commissioners expressed caution about lowering acreage thresholds and highlighted the importance of ensuring cohesive planning, adequate amenities, and alignment with the county's future land-use vision.

Commissioner Nickerson moved to deny CO-26-08 based on the discussion of the shrinking it so drastically and being able to work with multiple smaller landowners.

Seconded by Commissioner Fackrell

Discussion Continued: Commissioner Wilson asked Josh Cook (Planning and Zoning Director) to clarify the implications of denying the PC zoning text amendment. Josh Cook explained that if the Commission denied the amendment, the applicant would need to wait two years to reapply with the same proposal but could return sooner with a substantially modified version. He also clarified that the denial would invalidate the associated rezone application but would not prevent the applicant from seeking a different rezone in the future. Commissioners discussed whether to deny the amendment or continue the item until after the general plan update, noting that continuing a legislative item does not carry the same timing restrictions as land-use applications. Commissioner Nickerson reiterated that his reason for supporting denial was the desire to wait for the general plan to guide future code changes. Garrett Smith (CA) provided procedural clarification after Commissioner Fackrell stated he wanted to rescind his second. This was not an option and the second remained the same.

VOTE:

Commission Chair Wilson: Aye

Commissioner Newton: Aye

Commissioner Blocker: Nay

Commission Vice Chair Nickerson: Aye

Commissioner Fackrell: Nay

The vote was not unanimous. The motion still passed.

7. Josh Cook – Discussion/ Public Hearing /Decision – County Planning & Zoning

Geohazards Code Text Amendment: A request to approve Ordinance CO 26-10, a code text amendment amending multiple sections of the Morgan County Code defining average slope and designating buildable area as the area of interest of the geohazard section.

Josh Cook (Planning and Zoning Director) presented the Geohazards Code text amendment, explaining that the changes clarify how average slope is calculated, define buildable area, and standardize that slopes 25% or less require review down to 15%. Mark Miller added that the amendment does not expand buildable areas but simply provides a clear, defensible formula consistent with industry standards. Commissioners asked questions about natural grade, enforcement, and whether the amendment would allow construction on steeper slopes, and Garrett Smith (CA) clarified that removing the prior conditional-use allowance for slopes up to 30% tightens the code. Commissioner Fackrell and Commissioner Nickerson sought assurance that the clarified slope definitions align with geological guidance and protect against development on unstable ground, and staff confirmed that the amendment strengthens consistency without changing development thresholds.

Commissioner Fackrell moved to enter Public Hearing

Seconded by Commissioner Blocker

VOTE:

Commission Chair Wilson: Aye

Commissioner Newton: Aye

Commissioner Blocker: Aye

Commission Vice Chair Nickerson: Aye

Commissioner Fackrell: Aye

The vote was unanimous. The motion passed.

Public Hearing:

Tina Kelly (Mountain Green): noted that on page 200 of the packet, a line regarding the maximum slope for recreational dwellings had been struck out, but she stated the Planning Commission had asked for that line to remain.

Commissioner Fackrell moved to leave Public Hearing

Seconded by Commissioner Blocker

VOTE:

Commission Chair Wilson: Aye
Commissioner Newton: Aye
Commissioner Blocker: Aye
Commission Vice Chair Nickerson: Aye
Commissioner Fackrell: Aye
The vote was unanimous. The motion passed.

Josh Cook clarified that the Planning Commission did not request restoring the original recreational-dwelling language; instead, they wanted the section updated to specify slopes from 15% up to 25% while keeping the rest of the code consistent. **Garrett Smith (CA)** explained that the remaining language already limits recreational dwellings to slopes of 25% or less, making the struck line redundant. **Commissioner Fackrell** noted that all habitable structures, not just recreational dwellings, should adhere to the same slope standards, and staff confirmed that the geohazard ordinance applies accordingly. **Commissioner Nickerson** added that the code already defines anything over 25% as unbuildable, supporting the decision to remove the extra sentence.

Commissioner Blocker moved to approve the Geohazards County Text (Ordinance CO-26-10) defining average slope and designating buildable area as the area of interest of the geohazard section.

Seconded by Commissioner Newton

VOTE:

Commission Chair Wilson: Aye
Commissioner Newton: Aye
Commissioner Blocker: Aye
Commission Vice Chair Nickerson: Aye
Commissioner Fackrell: Aye
The vote was unanimous. The motion passed.

8. Hon. Mike Newton – Discussion/Decision – Morgan County Commissioner

Discussion and decision on awarding the RFQ for County Engineering and Surveying services.

Commissioner Newton moved to award Wasatch Civil for County Engineering and Surveying services.

Seconded by Commissioner Blocker seconded

Discussion continued: **Commissioner Nickerson** asked whether the county's upcoming engineering services agreement would include more detailed invoices and clearer cost expectations for applicants. **Kate Becker (CAM)** explained that the contract had not yet been finalized but confirmed that **Mark Miller** agreed to provide more detailed invoices. **Josh Cook (Planning and Zoning Director)** added that creating an average cost estimate for reviews would require a broader update to the county's fee schedule, which his staff is currently compiling. He described a proposed retainer-style system where applicants pay upfront for an average number of engineering and staff reviews, with refunds issued if fewer reviews are needed. **Garrett Smith (CA)** supported this approach as a fair way to ensure applicants cover their own review costs without burdening taxpayers. Commissioners agreed detailed billing should be included in the forthcoming engineering contract.

Commissioner Newton moved to award Wasatch Civil for County Engineering and Surveying services.

Seconded by Commissioner Blocker seconded

VOTE:

Commission Chair Wilson: Aye
Commissioner Newton: Aye
Commissioner Blocker: Aye
Commission Vice Chair Nickerson: Aye
Commissioner Fackrell: Aye
The vote was unanimous. The motion passed.

9. Morgan County Commission – Discussion/Decision

Discussion and decision on Resolution **CR 26-25** appointing the following to the Rifle Range Advisory Board:

Dave Olson, Fire Marshall

Allen Jacobsen, Morgan County Sheriff's Office Range Instructor

Martin Quinlan, nominated by Commissioner Nickerson

Justin Pentz, nominated by Commissioner Matthew Wilson

Commissioner Nickerson moved to approve the following for the rifle range advisory board: **Dave Olson** representing the Fire department, **Allen Jacobsen** representing the Sheriff's department, **Martin Quinlan** nominated by Commissioner Nickerson, and **Justin Pentz** nominated by Commissioner Matthew Wilson. Seconded by Commissioner Fackrell

VOTE:

Commission Chair Wilson: Aye

Commissioner Newton: Aye

Commissioner Blocker: Aye

Commission Vice Chair Nickerson: Aye

Commissioner Fackrell: Aye

The vote was unanimous. The motion passed.

10. Kate Becker – Discussion/Decision – Morgan County Administrative Manager

Discussion and decision on a three-year extension to the Student Resource Officer (SRO) Agreement between Morgan County and Morgan School District. The current agreement expires June 30th, 2026.

Kate Becker (CAM) explained that four nominations for the Rifle Range Advisory Board had been properly submitted before the deadline and were approved following a motion by **Commissioner Nickerson** and a second by **Commissioner Fackrell**. She clarified that additional nominations may still be submitted but will need to be noticed for a future meeting. Commissioners discussed the number of allowable board members, with **Kate** confirming the board may include five to seven members and should include representation from the fire department, sheriff's office, shooting sports, and at-large residents.

Commissioner Fackrell moved to approve the three-year extension to the Student Resource Officer (SRO) Agreement between Morgan County and Morgan School District according to the redlines from the county attorney's office.

Seconded by Commissioner Blocker

VOTE:

Commission Chair Wilson: Aye

Commissioner Newton: Aye

Commissioner Blocker: Aye

Commission Vice Chair Nickerson: Aye

Commissioner Fackrell: Aye

The vote was unanimous. The motion passed.

11. Kate Becker – Discussion/Decision – Morgan County 4H Request

Discussion and decision on a request from Morgan County 4H Program Coordinator Nicole Reed for \$2,243.79 towards the \$5,2543.79 purchase of 20 modular cage units for the small animal barn. \$3,000 was donated by C-A-L Ranch. [33-4620-340-000]

Kate Becker (CAM) explained that the Morgan County 4-H Program requested funding to help purchase 20 new modular cage units for the small animal barn, following a donation from C-A-L Ranch. **Commissioner Nickerson**, **Commissioner Wilson**, and **Commissioner Fackrell** discussed cage sizing, modular dividers, intended small-animal use, and shipping considerations during the clarification process.

Commissioner Newton moved to approve a request from Morgan County 4H Program Coordinator Nicole Reed for \$2,243.79 towards the \$5,2543.79 purchase of 20 modular cage units for the small animal barn.

Seconded by Commissioner Nickerson

VOTE:

Commission Chair Wilson: Aye

Commissioner Newton: Aye

Commissioner Blocker: Aye

Commission Vice Chair Nickerson: Aye

Commissioner Fackrell: Aye

The vote was unanimous. The motion passed.

12. Kate Becker – Discussion/Decision – Morgan County Tourism Tax Request

Discussion and decision on a request from Morgan County Library for \$1,000 in advertising funds for the “Chalk the Block” Festival in Morgan. [35-4510-409-000]

Kate Becker explained that the Tourism Tax Advisory Board has not been meeting and brought the request directly to the Commission for the Chalk the Block Festival. She noted that the tourism tax budget includes \$6,000 for advertising and that **Erin Bott**, the Library Director, submitted a request for \$1,000 in advertising funds through the UOT Co-op Grant.

Commissioner Fackrell moved to give the \$1,000 in advertising funds for the “Chalk the Block” Festival in Morgan. [35-4510-409-000]

Seconded by Commissioner Blocker

VOTE:

Commission Chair Wilson: Aye

Commissioner Newton: Aye

Commissioner Blocker: Aye

Commission Vice Chair Nickerson: Aye

Commissioner Fackrell: Aye

The vote was unanimous. The motion passed.

Kate Becker:

Kate Becker explained that the Tourism Tax Advisory Board has not been meeting and brought the request directly to the Commission for the Chalk the Block Festival. She noted that the tourism tax budget includes \$6,000 for advertising and that **Erin Bott**, the Library Director, submitted a request for \$1,000 in advertising funds through the UOT Co-op Grant.

Commissioner Newton moved to approve the expenditure on the Front Street Festival from the tourism budget.

Commissioner Nickerson seconded

Seconded by Commissioner Blocker

VOTE:

Commission Chair Wilson: Aye

Commissioner Newton: Aye

Commissioner Blocker: Aye

Commission Vice Chair Nickerson: Aye

Commissioner Fackrell: Aye

The vote was unanimous. The motion passed.

Kate Becker (CAM) informed the Commission that the county’s airport insurance is up for renewal and that recent legislation increased the required coverage cap for municipal airports from \$2 million to \$3.5 million. She explained that the county previously carried a \$2 million per-occurrence policy with no deductible and a cost of under \$900 for four years. Because of the new requirement, she asked whether the Commission wanted her to obtain pricing for the higher \$3.5 million coverage. **Commissioners Nickerson and Wilson** agreed that the Commission should review the cost difference, and the Commission directed Becker to gather the updated pricing and proceed with the higher coverage if the increase is less than double the previous premium.

Commissioner Comments:

Commissioner Blocker reported that she attended the Weber Human Services meeting and the Wild West Senior Picnic, noting it was a fun event with activities and prizes. She shared that, during the recent COG meeting, **Kate Becker** introduced the idea of creating a RAMP sign for RAMP-supported events. Blocker explained that the group discussed adding a QR code to the sign to help residents better understand how RAMP funds are used in Morgan County. She noted that the sign could be placed at activities such as youth soccer to show how recreation funds are being utilized.

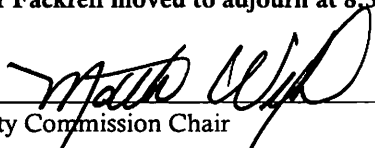
Commissioner Newton expressed concern about the growing number of townhomes already planned and approved of in the county, noting consistent public feedback opposing additional multifamily development. He suggested the Commission consider ways to limit or reduce such projects and asked whether staff could provide a summary of where these units are currently allowed. **Commissioner Wilson** agreed the issue should be discussed at an upcoming special work session, possibly starting earlier. **Kate Becker (CAM)** added that the school district is struggling to find housing for new teachers, with rents under \$1,600 being scarce, and encouraged anyone with affordable rentals to contact the schools.

Commissioner Fackrell reported that he and **Commissioner Nickerson** attended BOE training and encouraged commissioners to attend in person for better understanding. He also shared updates from a regional outdoor recreation meeting, noting that the county lacks a comprehensive recreation plan and suggesting that the RAMP Advisory Board continue developing one that goes beyond sports. **Kate Becker** added that the board has been discussing public engagement and identifying needed infrastructure, particularly in Mountain Green. **Commissioner Fackrell** highlighted regional efforts to expand recreation opportunities, including a proposed OHV trail connecting Bear Lake to Salt Lake County.

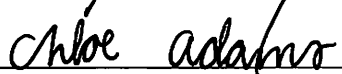
Commissioner Nickerson reported that he and **Commissioner Fackrell** attended BOE training and found it very beneficial, especially in person. He encouraged community support for Morgan Valley Days, which benefits high school rodeo students. **Commissioner Nickerson** also shared an update from the Weed Board, noting that residents may receive notices or citations for invasive weed issues and that educational materials are available. He mentioned learning that some counties have multiple planning commissions, though **Commissioner Newton** noted state code may no longer allow this. **Nickerson** also highlighted improvements at the fairgrounds, including upgraded lighting and electrical access, which reduced the need for generators during recent events.

Commissioner Wilson reported receiving complaints from food vendors who applied to participate in the fair but were denied due to concerns about competing with existing vendors, despite the Commission's prior direction to allow broader participation. He noted long food lines and expressed the need for more vendor options. **Commissioner Newton** explained that the application window had been brief and that some vendors likely applied after it closed. **Kate Becker (CAM)** added that a formal fair vendor policy is being drafted but was delayed due to timing and that the fair coordinator is currently out of the country; she will follow up with the treasurer for clarification. **Commissioner Wilson** also reminded residents to vote in the upcoming election. **Kate Becker (CAM)** and **Chloe Adams** clarified public questions about ballots, noting that Utah uses mail-in voting, that undeclared or unaffiliated voters may not have received a primary ballot due to party-specific rules, and that individuals can contact or visit the Clerk/Auditor's Office for assistance.

Commissioner Fackrell moved to adjourn at 8:34 PM

APPROVED: 
Morgan County Commission Chair

DATE: 7/7/26

ATTEST: 
Morgan County Deputy Clerk/Auditor

DATE: 7/7/26

June 16th, 2026 – County Commission Meeting

In compliance with the Americans with Disabilities Act, persons needing auxiliary services for these meetings should call Kate Becker at 435-800-8724 at least 24 hours prior to this meeting. This meeting is streamed live.

If you want to participate virtually in any public comment listed on this agenda, you need to contact Jeremy@morgancountyutah.gov at least 48 hours before the scheduled meeting.