BRIGHTON TOWN COUNCIL

WORK SESSION AND REGULAR MEETING MINUTES

Tuesday, July 14th, 2026, at 6:30 pm

**Approved at the Town of Brighton Council Meeting on August 11th, 2026*

WORK SESSION

ATTENDANCE
Council: Scotty John (Mayor and Meeting Chair)
Council Members**:** Keith Zuspan, Lise Brunhart, Jeff Bossard, Carolyn Keigley
Staff: Polly McLean, Nate Rockwood, Heinrich Deters, Jane Martain, Kara John
Public: Wendy and Chad Smith, Barbara Cameron

DISCUSSION AND RANKING OF COUNCIL PRIORITIES

Mayor Scotty John called the Work Session to order and outlined the purpose of the discussion. The Council's intent is to identify and prioritize key areas of focus based on the Town's General, and Strategic Plans as well as relay feedback received from residents and community members.

The goal for establishing clear priorities as a group is to determine where to focus efforts and resources. Scotty noted the General and Strategic plans provide direction; some areas may need further discussion and refinement.

Priorities: shared by the council and their constituents.

Mayor John's priorities:
- Transportation
- Wildland Urban Interface (WUI)
- Fiber Project

Carolyn Keigley:
- Land acquisition for preservation and potential future use
- Package delivery solution,
- Constituents say: corrections to RMP road pavement
- Identify updates to make in the General Plan.

Lise Brunhart, constituents are asking for
- Trash enclosures at the trash and recycle bins in Silver Fork
- Micro transit for traveling within the town.
- Fire Mitigation Crews to bid on large sections of land for defensible space

Keith Zuspan:

- Packages, options for Silver Fork given including potential purchase of 12 boxes for $12,000 and they may fit in the current package shed, which should be for USPS packages only. UPS and FED Ex should continue delivering to residences.
- Electronic Sign replacement
- F-250 Truck replacement for Kyle with towing capabilities

Jeff Bossard:

- Wildfire Emergency Management Plan Review regarding coordination with UFA, Forest Service, and Utah Forest Fire and State Lands
- Neighborhood Nodes Trail
- Additional Installation of No Parking Signs on Guardsman Pass Road

Kara John:

- Plowing neighborhood roads
- Permitting STRs by Zones
- Dogs

Barbara Cameron:

- Vault Toilets at Cardiff
- Land for snowplow parking

In preparation of the discussion, Scotty read the entire General and Strategic Plans. He noticed the need to simplify how to act on goals. He prompted ChatGPT to create themes based on the documents. He compared the results to the plans for accuracy. All priorities identified in this session can fit into the following themes and can be passed through the decision filter of "Preserving Brighton's Mountain Character," as highlighted for its importance numerous times within the plans.

Themes: Mayor's notes

1. **Transportation & Visitor Experience**
    - Micro-transit for residents and visitors within the town boundaries (Lise)
    - Neighborhood Nodes (Jeff)
    - Guardroad parking in the summer (Jeff)
    - Partner with UDOT to consult on how the mobility hub project should look (Scotty
    - Partner with ski areas to improve / add dedicated locker space for transit takers (Scotty)

2. **Watershed, Wildfire & Environmental Stewardship**
    - Emergency / communication plan specific to wildfire (Jeff)
    - Fuels mitigation contracting (creating economies of scale) (Lise)
    - Dogs (Kara)
    - Zoning for Nightly rental areas rather than "how we've been doing it" (Kara)
    - Zoning for square footage regulations depending on neighborhood (Chad Smith);

- Eliminating Vault toilets at Cardiff (Barbara)
- Tabletop emergency management exercise (Amber Broadaway)
- Dark sky / exterior light ordinance (Bob Barr)

3. **Digital Infrastructure (Fiber)**
    - Clarification of what to expect from Fiber project (Carolyn)
    - Another digital programmable sign (Keith)

4. **Community Gathering & Resident Services**
    - Acquisition of Land (Carolyn)
    - Package Delivery (Carolyn)
    - Potential compactor / fences around bins at Silver Fork (Lise)
    - Upgraded mailboxes with dedicated building / shed (Keith)
    - New truck – F-250 – for Kyle to be able to pull people out more easily (Keith)
    - Plowing of roads (Kara)
    - Land for snowplows "to live" (Barbara)

Scotty's objective for the work session was to announce ideas for the public in hopes that they'll respond with additional ideas. The council will then focus in on the things that can be done first. He recommended the council review the list and take time to consider how they would stack rank each item. At a future meeting, they can compare notes and decide how best to act upon these initiatives. Many of these actions can't be done unilaterally but require working with our stakeholders and residents.

Jeff noted some of these priorities may have challenges that are out of our control. For instance, we don't own the roads or much of the land. The council will need to prioritize what is realistic. Scotty noted there may be opportunities to work with our stakeholders to accomplish some of these things. Carolyn added, the general plan emphasizes the importance of our relationships with stakeholders, and she highlighted the resorts as one of our important partners. Scotty relayed Amber Broadaway's interest in a tabletop exercise focused on the emergency plan. Jane added that our county emergency manager Bengamin Gustafson, will review our jurisdictional annex plan within the emergency plan to help identify things to add that are unique to us. He may help facilitate the tabletop, but Jane noted the resorts have their own emergency plans. It would be good to coordinate with them.

Nate Rockwood explained municipalities generally review their General Plan every 5-7 years and can use a score sheet to examine the things that have been accomplished, worked on, need to be prioritized, etc. and then make updates to the plan. Scotty noted the town's achievements to date and acknowledged the council's hard work in seeing things through.

1. PUBLIC INPUT. RECORDING 0:47:43.

1) Chad Smith elaborated on the uniqueness of the various community areas within the town and noted the general plan calls them Character Areas. Each area has different features and could have different regulations for things such as STRs and building size limits. To include the garage in the 5,000 square foot maximum is not essential in an area that is mostly built out and already has a history of homes larger than this. Preserving the mountain feel means different things in different areas. Chad would like to be deliberate in defining how we become interconnected in the nodes network. He appreciated Carolyn's comments on being proactive and targeting action items. He appreciates that the General Plan is adaptable if needed.

Scotty closed the work session and allowed a five-minute break before the regular meeting.

REGULAR MEETING

Scotty John called the meeting to order at 6:32 PM.

ATTENDANCE

Council: Scotty John (Mayor and meeting chair)
Council Members: Keith Zuspan, Lise Brunhart, Jeff Bossard, Carolyn Keigley
Staff: Polly McLean, Cameron Platt, Nate Rockwood, Jane Martain, Kara John, Laura Bossard, MSD – Daniel Hoffman, Richard Stephens
Partners: UPD- Anna Walker, UFA- Craig Ellingson, Brighton Resort- Mike Doyle, Solitude Resort- Amber Broadaway, BCCA- Barbara Cameron
Public: Philip Mervis, Mark Callahan, Bob Barr, Katherine Anderson, Mark Callahan, Don, Amy Kelley, Angus, Sarah Langridge, Brian Reynolds, Jonathan Owens, Sheryl Facktor

ANNOUNCEMENTS

a. Chipper Days: July 20-30!
Sign up by July 19th at Chipper Days Sign Up

PUBLIC INPUT. RECORDING 0:1:55.

1) **Ryan Anderson** randerson@slcounty.gov
Ryan Anderson, representing Salt Lake County's Regional Planning and Transportation team, announced a vacancy on the **Mountainous Planning District Planning Commission**. She explained that the Commission is seeking a resident of Brighton, Alta, or the surrounding Wasatch Canyons to serve on the Commission.

Ms. Anderson described the Commission's role in providing recommendations to the Salt Lake County Council on legislative land use matters and making decisions on certain administrative land use issues. She encouraged interested residents from a variety of backgrounds to apply and noted that applications are available through the Salt Lake County website.

Ms. Anderson highlighted several recent Commission initiatives, including review of the County's Resource Management Plan, adoption of a Forest Management Program ordinance related to vegetation removal for wildfire mitigation, and work on general plan policies addressing water use and preservation in the canyons.

In response to a question regarding eligibility, Ms. Anderson stated that applicants must be permanent residents of Brighton or Alta and registered voters. Anyone interested can find the application on the county website or contact Ryan Anderson by email.

2) **Bob Barr** wondered if there is a dark skies ordinance in the town. A neighboring cabin has automatic lights that are quite bright and strobe all night long.

RECORDING 0:10:58. Polly McLean confirmed the town has a dark sky ordinance, Title 19.54. Noncompliance can be pursued under Code Enforcement. Someone can report the incident to the MSD Planning Director who would give notice to the person violating to help educate them. If the issue continues, it's a civil penalty of $50 per day.

1) **Chad Smith** commented on the package shed priority that was brought up in the work session. As a member of his HOA, they'd be interested in helping to facilitate a delivery shed in the Brighton Loop area, similarly to how the Silver Fork shed was imitated.

Jeff Bossard will follow up with Chad Smith because he's been working on this.

WRITTEN COMMENT

1) **Don Despain**

On the Brighton Town Council Meeting Agenda for July 14, 2026, a business item (8) is listed concerning a Real Estate Purchase for Land. Also, a proposed resolution to adopt a land acquisition program (NOI) is also listed.

In the discussion notes of the NOI, evaluation criteria are presented for adoption.
An excerpt from the discussion reads; "Evaluation will consider factors such as community need, recreation and transportation benefits, environmental value, cost and feasibility, and overall public benefit".

The purchase contract between the Town of Brighton and Save the Lake Farm LLC. does not meet these criteria outlined in the NOI. Members of the community are aware of this property that does not have water availability, has no clear access adjacent to a public road, and has slope issues prohibited by FCOZ. This parcel is undevelopable by the owner. A purchase by the Town serves no public benefit.

The Salt Lake County Assessor has valued the parcel at $82,000. The proposed offer to the seller is $99,000. Prudence would suggest that the assessed value would be an adequate offer. The seller most likely does not have competing offers. In addition, this seller has made adverse demands from the Town to address these deficient obstacles to development. The seller has made nuisance claims from adjacent properties and Town jurisdiction.

The Town's offer is generous in the extreme but smacks of appeasement to a nuisance owner.

Residents of the town should consider the precedence this contract would set for future land acquisition opportunities. Town Council offering the assessed valuation could be palatable to the community.

MINUTES. RECORDING 0:16:09.
Carolyn Keigley moved to approve the minutes for the Town Council Meeting on June 12th, 2026, with corrections on typos: Herriman, Jolley, the Strategic Plan was adopted in 2025, not 2024. Lise Brunhart seconded the motion. The minutes were approved unanimously.

Lise Brunhart moved to approve the minutes from the Special Meeting on June 29th, 2026. Jeff Bossard seconded the motion, and the minutes were approved unanimously.

Unified Police Department Report (UPD). RECORDING 0:18:59.
Dispatch 801-840-4000
Property checks 385-468-9920
Detective Anna Walker reported that Unified Police officers responded to **196 calls for service** within the Town of Brighton during June 2026. Significant incidents included the apprehension of two individuals with felony warrants, investigation of one incident of lewdness near Lake Mary, and one domestic violence investigation.

Traffic enforcement activity included **11 traffic accidents**, **28 parking complaints**, numerous parking citations, and more than **50 traffic stops**, with enforcement focused on reckless driving and speeding violations.

Detective Walker also highlighted a significant emergency response during which a visitor suffered a medical emergency, lost consciousness, and fell into Big Cottonwood Canyon Creek. A bystander immediately entered the water to assist and called 911. Brighton officers responded, entered the creek, and, together with the bystander, rescued the individual before providing emergency medical care until Unified Fire Authority personnel arrived. Detective Walker recognized the coordinated efforts of the bystander, Unified Police officers, and Unified Fire Authority personnel, noting that their training, preparedness, and familiarity with the canyon contributed to successful emergency responses and lifesaving efforts throughout the month.

Scotty announced that Lieutenant Ackerman was recently promoted to Chief. He recognized his hard work. Chief Hoyal was promoted as well and will continue to be somewhat involved.

Unified Fire Authority, UFA
Chief Craig Ellingson reported that Unified Fire Authority has experienced a very busy month due to increased wildfire activity throughout the Salt Lake Valley and across the state. He noted that UFA resources have been deployed to assist with structural protection efforts on several wildfires.

Chief Ellingson reported that UFA's Information Outreach Bureau has also been active with community events, including Brighton Town Days and Wildflower Days. He expressed appreciation for the community's support and participation in these events.
Regarding activity within Brighton, Chief Ellingson stated that summer operations have been typical, with responses involving injured hikers and bikers, vehicle accidents, and reports of smoke in the area. He noted that smoke investigations to date have not resulted in significant incidents. Chief Ellingson thanked Brighton residents for remaining vigilant and encouraged continued awareness and wildfire preparedness as hot and dry conditions continue.

Carolyn Keigley noted two Apps to learn about current wildfires fires: Watch Duty, and FEMA.

SKI RESORTS. RECORDING 0:24:29.
Solitude Mountain Resort
Jeff Wood, Director of Building Maintenance at Solitude Mountain Resort, provided updates on behalf of Amber Broadaway, who was unable to attend. Mr. Wood also noted that he is a canyon resident.

Mr. Wood thanked everyone involved in the Fourth of July celebration and expressed appreciation for the opportunity for Solitude to participate in the community event.

Mr. Wood reported that Solitude recently partnered with Unified Fire Authority and the U.S. Forest Service to conduct wildfire preparedness training for resort employees. He stated that the training was well attended and informative. In response to current fire conditions, Solitude has implemented **Stage 2 fire restrictions throughout the resort property** for employees and guests, following the Town's approach despite not being required to do so by fire officials.
Mr. Wood also reported that Solitude is working with homeowners and the community on water conservation efforts in response to dry summer conditions.

Regarding mountain improvements, Mr. Wood provided an update on the resort's ongoing snowmaking infrastructure project, including installation of additional pipeline, hydrants, and fixed snowmaking equipment. The improvements will expand snowmaking capabilities in the Easy Street, Link, and Main Street areas and are intended to support more reliable early-season operations in future years. He also noted that Solitude plans to partner with the Cottonwood Canyons Foundation to revegetate areas impacted by the construction.

Mr. Wood provided an overview of summer activities and events, including weekly music, outdoor movies, yoga, twilight mountain biking, and upcoming downhill mountain bike races. He also announced the upcoming Summer Fest event and the return of wine pairing dinners beginning in August.

Mr. Wood reminded residents of available community benefits, including the Canyon Locals breakfast discount at St. Bernard's and dining credits available to Ikon Pass holders. He concluded by expressing appreciation for the community's support and excitement for the upcoming winter season.

Brighton Resort

Mike Doyle provided updates from Brighton Resort and thanked the Town and community members for their participation in recent events, including the Fourth of July parade, Brighton Days, and the Wasatch Wildflower Festival. He also noted that the Big Cottonwood Canyon flea market was held in conjunction with Brighton Days and provided an opportunity for visitors and residents to experience the community events.

Brighton Resort will host the U.S. Women's National Disc Golf Championship Thursday through Sunday. Due to the event, normal mountain biking and scenic lift operations will be suspended on Saturday and Sunday to accommodate disc golf participants and spectators.

Mike announced upcoming summer events, including the women's epic race, campfire cookouts at Wasatch Mountain Lodge, the Majestic Scramble family obstacle course event, and the Not Oktoberfest event series beginning in August.

Mike also provided an update on upcoming infrastructure improvements by the Silver Lake Water Company. The project will include upgrades extending from the vehicle maintenance driveway across the parking lot toward the church and is expected to improve fire protection within the Brighton Circle area.

Mike expressed appreciation for the continued community support and highlighted Brighton Resort's ongoing summer activities and events.

BUSINESS

a. **Consider Approval for a Real Estate Purchase Contract for Land. Presented by Heinrich Deters. For discussion and possible action. PACKET PAGES 22-30. RECORDING 0:31:40.**

Heinrich Deters provided a digital presentation of a proposed real estate acquisition opportunity for Council consideration. Mr. Deters noted that the discussion aligned with topics addressed during the Work Session and with priorities identified in the Town's General Plan and Strategic Plan, particularly regarding potential land conservation efforts.

The proposed acquisition involves an approximately **2.81-acre parcel** owned by Save the Lake Farms. The Town entered a Real Estate Purchase Contract (REPC) for the property on June 30, 2026. The proposed purchase price is **$99,000**. The purpose of the acquisition would primarily be land conservation, and the purchase opportunity provides the Council with an opportunity to advance goals identified in Town planning documents.

Mr. Deters reviewed valuation information included in the staff report, noting that the Salt Lake County assessed value of the property is approximately **$82,600**. He explained that assessed

values typically lag behind competitive market conditions and that comparable property analysis can be difficult for canyon properties due to limited available sales data and Utah's non-disclosure status.
Mr. Deters provided an update on the due diligence process. He explained that the Town is currently within the due diligence period and may terminate the contract if significant concerns arise or if satisfactory information cannot be obtained. He reported that the title company identified discrepancies involving recent warranty deeds and ownership documentation associated with the property. While the issues appear resolvable, additional documentation and corrective actions will be required to establish clear title prior to closing.

Due to the title concerns, options for Council consideration:

1. Terminate the purchase contract; or
2. Approve the purchase contract while amending the agreement to extend the due diligence period, allowing additional time for the title company, seller, and Town representatives to resolve title requirements before closing.
3. Move forward with due diligence but make the purchase decision later.

Council discussed the status of the earnest money deposit and whether termination during the due diligence period would result in a loss of funds. Mr. Deters explained that the Town's $500 earnest money deposit would be refundable if the contract were terminated within the due diligence period. He further explained the title resolution process, noting that the title company must verify clear ownership and legal descriptions before issuing title insurance. Outstanding requirements may include recording additional deeds, resolving discrepancies in legal descriptions, and ensuring the seller's corporate status is active and in good standing with the State of Utah.

Jeff has heard from residents who think the council shouldn't move forward with the purchase. The public comment from Don Despain was reread to revisit his concern.

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> *The Salt Lake County Assessor has valued the parcel at $82,000. The proposed offer to the seller is $99,000. Prudence would suggest that the assessed value would be an adequate offer. The seller most likely does not have competing offers. In addition, this seller has made adverse demands from the Town to address these deficient obstacles to*

development. The seller has made nuisance claims from adjacent properties and Town jurisdiction.

The Town's offer is generous in the extreme but smacks of appeasement to a nuisance owner.
Residents of the town should consider the precedence this contract would set for future land acquisition opportunities. Town Council offering the assessed valuation could be palatable to the community.

Scotty considered some of the comment may be based on assumptions. Scotty recounted a 12.5-acre parcel that recently sold for $1.1M, which equates to $88,000 per acre. It was also an unbuildable parcel in a recreation zone with no water. In hindsight, the town may have preferred to purchase this land when there was an opportunity. This could be a similar situation. The town has an opportunity to purchase the parcel at $45,000 per acre and put a conservation easement in. It's not a buildable parcel today, but the concern is if another buyer has deep enough pockets to arrange a variance or easement.

Lise Brunhart commented that the land meets our environmental requirements because it's watershed and can function as watershed and preserved open space. This is valuable to SLC Public Utilities and could be a parcel they would consider in the future as a land exchange.

Jeff Bossard addressed the concern of setting a precedent. It could appear like the purchase is a kind of appeasement based on the person attached to the land.
Additionally, despite the value the state has assigned to the property, he doesn't think anyone would be willing to pay that much for it. Jeff prefers to walk away from it.

Keith Zuspan discussed the council's intent in looking at property over the last year has been for land preservation. Land is a finite resource. The value is what someone will pay, and he referenced the property listed for $1.3M with a 600 square foot structure. SLC Public Utilities was looking at the parcel the town is considering because they were interested in purchasing it for watershed preservation, however, they couldn't agree to the seller's covenants. The council has historically discussed the importance of protecting wildlife corridors, which is another reason to make the purchase as well as overall preservation. Scotty agreed and added that it preserves Brighton's Mountain character. It doesn't set a precedent unless we buy everything that comes our way.

Carolyn agreed with protecting the water shedding off the scree-field and animal migration. Jeff anticipates it will be watershed no matter who owns it. There was disagreement whether anyone would be able to build on that property or whether the current owner would be able to carry out the plans they've considered.

Lise Brunhart moved to extend the due diligence period to August 13th for the purpose of clearing the title. Keith Zuspan seconded the motion, which passed unanimously. The council

understood that if the due diligence requirements are met, they may determine whether to move forward with the contract at the next council meeting.
Lise Brunhart: Aye
Keith Zuspan: Aye
Scotty John: Aye
Jeff Bossard: Aye
Carolyn Keigley: Aye

b. Consideration of a Resolution Adopting the Town of Brighton Land Acquisition Notice of Interest (NOI) Program and Authorizing its Implementation. Presented by Heinrich Deters. For discussion and possible action. PACKET PAGES 31-39. RECORDING 1:03:06.

Heinrich Deters presented a proposed **Land Acquisition Notice of Interest (NOI) Program** for Council consideration. Mr. Deters explained that the program would provide the Town with a voluntary process for private landowners to notify the Town of potential interest in selling property that may support Town goals. The NOI Program as a tool to help the Town identify potential properties for a variety of purposes, including land conservation, community infrastructure, recreation, public safety improvements, and other future Town needs. He noted that the program would allow interested property owners to submit information to the Town rather than requiring the Town to actively search for available parcels.

The proposed program would include a webpage, outreach to stakeholders and members of the real estate community, and a submission form for interested landowners. Submitted notices would be reviewed by Town staff and presented to the Town Council for consideration.

Mr. Deters emphasized that submitting a Notice of Interest would not obligate either the property owner or the Town to complete a transaction. Rather, the program would provide a consistent process for gathering information, evaluating opportunities, and allowing the Council to consider potential acquisitions on a case-by-case basis.

Potential evaluation criteria include:

- preservation of open space and viewsheds
- land conservation
- forest health and wildfire mitigation within the wildland-urban interface
- community infrastructure and utilities
- recreation and transportation needs; and
- public safety investments.

Land acquisition may provide opportunities for the Town to conduct wildfire mitigation or other management activities on Town-owned property while reducing potential liability associated with work on privately owned land. If a property were acquired through this process, it would become part of the Town’s property inventory and would require consideration of long-term responsibilities, including insurance, maintenance, environmental stewardship, watershed considerations, wildlife impacts, and other management needs.

Scotty noted this item is different but related to the previous agenda item. The program would allow the Town to evaluate opportunities as they arise while maintaining discretion to approve or decline individual acquisitions. Ideally, opportunities will arise more often since landowners will know to initiate an offer.

Heinrich noted that appraisals are generally required for acquisitions with an estimated value greater than $100,000 and that valuing open space properties can present unique challenges. He stated that the Town would continue to evaluate acquisition opportunities carefully while considering input from residents and community members. Valuation includes quantitative, qualitative, and subjective aspects.

Jeff Bossard moved to approve Resolution 2026-R-7-1, adopting the Town of Brighton Land Acquisition Notice of Interest Program and authorizing its implementation. Carolyn seconded the motion, and the motion passed unanimously.
Jeff Bossard: Aye
Carolyn Keigley: Aye
Scotty John: Aye
Lise Brunhart: Aye
Keith Zuspan: Aye

c. Update on Brighton Trails Grant. Presented by Heinrich Deters. Informational. RECORDING 1:14:04.

Heinrich explained the town applied for the Utah Outdoor Recreation Grant for planning assistance with the Neighborhood Nodes and Brighton Trail project. We did not get the funding, but Heinrich would like to continue to pursue the project in regular public council meetings rather than through events provided through the grant such as open house meetings designated specifically for the project.

d. Authorize the Mayor to Reimburse the Mill D HOA for Conduit and Installation Costs Associated with the Fiber Internet Infrastructure in the amount of $39,837.98. For discussion and possible action. RECORDING 1:16:58.

Scotty John explained that Mill D was proactive in getting their fiber conduit underground by coordinating directly with Rocky Mountain Power and covering the payment through the HOA. Keith Zuspan asked if the scope fits with the overall infrastructure design plan since the project scope wasn't included. Mayor John expects the conduit placement fits with the overall design plan because any Mill D homeowner interested in connecting to their cabin will have the ability to do so. A town infrastructure plan has not been finalized so there isn't anything to match the

work to. Ralph Becker has the documentation of the work that was done, and it will be relayed to the contractors when one is selected for the town wide project.
Keith Zuspan moved to Authorize the Mayor to Reimburse the Mill D HOA for Conduit and Installation Costs Associated with the Fiber Internet Infrastructure in the amount of $39,837.98 Lise Brunhart seconded the motion and it passed unanimously.
Keith Zuspan: Aye
Lise Brunhart: Aye
Scotty John: Aye
Jeff Bossard: Aye
Carolyn Keigley: Aye

e. **Consider amending language in Ordinance 2026-O-7-1, Stage 2 Fire Restrictions to fix typos. For discussion and possible action. PACKET PAGES 40-41. RECORDING 1:20:52.**

Polly McLean explained that the error was corrected, and two words were added in bold to illustrate the original intent of what is allowed under the ordinance that was adopted last month.

Jeff Bossard moved to approve Ordinance 2026-O-7-1, adopting the fire restrictions matching the State of Utah Stage 2 fire restrictions within the town of Brighton. Lise Brunhart seconded the motion, and it passed unanimously.
Jeff Bossard: Aye
Lise Brunhart: Aye
Scotty John: Aye
Carolyn Keigley: Aye
Keith Zuspan: Aye

f. **Consideration of a Resolution for the 2026 Emergency Interim Succession for Brighton. Presented by Polly McLean. For discussion and possible action. RECORDING 1:22:55.**

Polly McLean and Jane Martain were able to determine that we've already given the state notice of our succession. They will coordinate with the new Emergency Manager with the MSD, Benjamin Gustafson, to determine if any additional action needs to be taken at the August meeting. They will also coordinate a tabletop discussion with him to help us become more familiar and get questions answered regarding specific scenarios.

g. **Consideration of a Resolution Designating the Town Administrator as the Chief Administrative Officer for Purposes of the Government Records Access and Management Act. Presented by Polly McLean. For discussion and possible action. PACKET PAGE 42. RECORDING 1:31:34.**

Polly McLean explained that Nate Rockwood is the Town Administrator, and this would designate him as the Chief Administrative Officer and appeal authority for GRAMA requests. It was previously assigned to the mayor. It is a usual role for the Town Administrator, and it removes any impropriety between the Town Clerk and Mayor.

Jeff Bossard moved to adopt Resolution 2026-R-7-2, a resolution Designating the Town Administrator as the Chief Administrative Officer for Purposes of the Government Records Access and Management Act. Lise Brunhart seconded the motion which passed unanimously.
Jeff Bossard: Aye
Lise Brunhart: Aye
Scotty John: Aye
Keith Zuspan: Aye
Carolyn Keigley: Aye

PUBLIC INPUT
None

REPORTS
Mayor's Report
Mayor Scotty John recognized Representative John Arthur of the Utah State Legislature, who was in attendance, and expressed appreciation for his service and continued engagement with the Town.

Mayor John thanked the individuals who helped organize the Fourth of July parade and celebration, noting the success of the event and the strong community participation. He specifically recognized the contributions of Barbara Cameron and Laura Bossard, among others, for their efforts in making the celebration successful.

Scotty reported that he had spent significant time reviewing the Town's General Plan and preparing for the Council Work Session discussion on priorities. He thanked Council members for their preparation and participation and stated that the discussion was a positive step toward identifying future areas of focus for the Town.

He expressed appreciation for the community, recent events, and the ongoing work of the Council.

Council Members' Reports
Keith Zuspan reported in June, we received April revenue. The resort community tax revenue totaled **$51,155**, municipal transient room tax revenue totaled **$4,709**, and the State remittance totaled **$55,064**. He noted that revenues were lower compared to prior years due primarily to the early closure of the ski resorts. Compared to Fiscal Year 2024, revenues were down approximately **18.6%**, and

compared to Fiscal Year 2025, revenues were down approximately **14.8%**. The decrease is not expected to represent a long-term trend. Revenue performance will continue to be monitored.
The Town's PTF account currently has approximately **$8.2 million in savings**. He noted that funds were recently moved to cover reimbursements, including approximately **$60,000 for the Forest Ranger payment** and approximately **$40,000 for reimbursement to the Mill D HOA related to fiber infrastructure installation**.

Regarding potential grant opportunities for the Town's fiber project. He stated that he has been working with Leah Kingsley, MSD Grant Manager, to identify applicable grant programs that may help offset project costs. Additional grant opportunities are anticipated in September, with continued monitoring of larger BEAD grant funding opportunities expected later in the year.

The MSD recently conducted interviews for the Strategic and Economic Development position. The applicant pool has been narrowed to two finalists, with final presentations and selection expected at the next MSD meeting. He noted that the position has expanded to include broader strategic planning and economic development responsibilities intended to support municipalities throughout the MSD service area.
Keith also provided an update regarding Salt Lake County's action authorizing the mayor to terminate the interlocal agreement with MSD. He explained that the authorization would not become effective until **July 1, 2027**, allowing approximately one year for transition planning. The termination is not expected to significantly impact Brighton, as many services currently provided through MSD would continue through contractual arrangements. He noted that Animal Services would also be addressed separately through existing contractual arrangements.

MSD Financial Presentation, Daniel Hoffman presented the MSD financial report based on May 2026 financials, noting that June financials were not yet finalized due to staff transition responsibilities related to year-end closing. MSD remains financially stable, with approximately **$30,000 in direct cash assets** and a **fund net position of approximately $238,000**. He emphasized the importance of maintaining positive cash flow and a positive fund position. Mr. Hoffman reviewed revenue information and reported that, as of the end of May, MSD had collected approximately **$1.7 million in revenue**. He explained that additional sales tax revenue remained outstanding due to the normal collection delay between businesses, the State Tax Commission, and municipalities. Mr. Hoffman reminded residents that Brighton operates on a fiscal year beginning July 1 and ending June 30, and that the financial report represented the status of the prior fiscal year before all revenues had been received and year-end processes completed. MSD's revenues exceeded expenses by approximately **$8,000**, resulting in a positive change in net position. He noted that while some organizations may intentionally spend more than revenue collected for planned projects, maintaining positive cash and fund balances remains an important financial indicator.

Council Member Zuspan thanked Mr. Hoffman and Nate Rockwood, noting that the Town's financial planning and forecasting efforts continue to align closely with actual financial performance.
Keith is also working to secure a new truck for Kyle through the State's fleet management.

Lise Brunhart thanked the many volunteers who contributed to the Town's Fourth of July celebration, including Barbara Cameron, Laura Bossard, Jane, Kara, and the Boy Scouts, noting that their efforts contributed to the success of the community event.

Council Member Brunhart reported on recent meetings of the Wasatch Front Waste and Recycling District (WFWRD). She noted that the district has implemented postcard billing and the new Point & Pay payment system. She explained that customers must re-enter their banking information due to system limitations and reported that the new payment system is expected to reduce administrative costs by approximately **$140,000**.

Lise also reported that she has been working with WFWRD to address refuse collection needs at Silver Fork Lodge, including repair of an existing refuse bin and improvements to the enclosure. She noted that discussions are continuing regarding long-term solutions for refuse collection in the Silver Fork area, including the possibility of providing electrical service for a future trash compactor to improve waste management and reduce windblown debris.

Lise reported on an Association of Municipal Councils (AMC) meeting focused on water conservation. She shared information presented by Salt Lake County Sustainability Coordinator Emily Paskett, including that the Great Salt Lake receives approximately **1.6 million acre-feet** of annual inflow, has a healthy elevation of approximately **4,198 feet**, and is currently down by 7 feet at approximately **4,191 feet**, indicating continued concern regarding lake levels.

Lise reported on a Watershed Restoration Initiative meeting held at Fire Station 108 with District Ranger Adam Shaw and other U.S. Forest Service representatives. She stated that the Forest Service is planning a multi-year forest health project involving slash pile burning and vegetation management to reduce wildfire risk. Initial work is anticipated to begin in the Mill Creek area near Dog Lake and Desolation before progressing into Mineral Fork as funding becomes available. She noted that the Forest Service intends to communicate project schedules and activities with the public.

Council Member Brunhart shared additional discussions with residents regarding transportation and wildfire mitigation, including concepts for expanded ski shuttle service to reduce canyon traffic and exploration of neighborhood-scale fuels mitigation projects. She also noted that ideas were discussed regarding potential future short-term rental policy considerations for properties located along SR-190.

Jeff Bossard reported on the recent Mosquito Abatement District meeting. West Nile virus activity has appeared earlier than normal this year. While relatively few cases have been reported to date, he encouraged residents to remain vigilant and use insect repellent as a precaution. He also observed that mosquito activity in Brighton has been relatively light this season.

Jeff expressed appreciation to the many volunteers who helped organize the Fourth of July celebration, Brighton Days, and the Wasatch Wildflower Festival, recognizing the success of each community event.

Jeff provided an update about ongoing discussions regarding package delivery and mailbox facilities in Brighton and Silver Fork. Following discussions with the local U.S. Postal Service representative, he explained that the proposed approach is to establish dedicated facilities for U.S. Postal Service mail, with separate structures available for other package delivery services if pursued by the Town. The old fire station property may provide adequate space for a Brighton facility, while identifying an appropriate location in Silver Fork may require additional evaluation.

Carolyn Keigley shared information related to parking enforcement, noting that Bonanza Flat assesses a $200 fine for parking violations and that the community employs multiple personnel to administer parking enforcement. She offered the information as a point of comparison during the Town's ongoing discussions regarding parking management.

Carolyn will meet with representatives from UPD and the Revel Big Cottonwood Marathon to discuss matters related to the annual marathon event.

Carolyn reflected on the Town's General Plan, noting that many of the goals identified in the plan are already being advanced through the efforts of community organizations and volunteers. She expressed appreciation for the work of the Brighton Institute (BI), the Brighton Community Association (BCCA), Town staff, and community volunteers whose efforts support events such as the Fourth of July celebration and Brighton Days.

Regarding recent actions involving Salt Lake County and regional special service districts, including MSD and Unified Fire Service Area (UFSA). She noted that the County has adopted resolutions related to its participation in those districts and stated that discussions regarding those actions are ongoing.

BCCA Report
Barbara Cameron reported on the success of the Town's recent community events, including the Fourth of July celebration, Brighton Days, and the Wasatch Wildflower Festival. She expressed appreciation to the many volunteers and organizations that contributed to the events, including Laura Bossard for coordinating the parade, Ed Twohill, Detective Anna Walker, Chief Craig Ellingson, Callie Peters, Kim Doyle and her team, Brighton Resort, Solitude Mountain Resort, and numerous community volunteers whose efforts helped make the celebrations successful. Approximately 1,100 attendees participated in Brighton Days at Brighton Resort and approximately 800 attendees attended the Wildflower Festival activities at Solitude. She noted that favorable weather, vibrant wildflower displays, live music, and strong community participation contributed to the success of the events.

Barbara thanked the Council, volunteers, community organizations, and residents for their continued support. She noted that the BCCA did not hold a formal meeting during the month due to the many community events and activities.

ADJOURN

Lise Brunhart moved to adjourn the meeting Keith Zuspan seconded the motion. The meeting was adjourned at 8:33PM

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Submitted by Kara John, Town Clerk