

**TOQUERVILLE CITY
CITY COUNCIL MEETING MINUTES**

**August 5, 2026, at 6:00 pm
212 N. Toquer Blvd, Toquerville Utah**

Present: Mayor Dan Catlin; Councilmembers: Joey Campbell, Todd Sands, Wayne Olsen, Jenny Chamberlain, Val Preslar; Staff: Assistant City Manager Darrin LeFevre, Recorder/Planning & Zoning Administrator Emily Teaters, City Attorney Kayla Gothard.

A. CALL TO ORDER – 6:00 PM

https://www.youtube.com/live/_P-ZEORDtTk?si=VQpyPsuPcpFUa7W2&t=10

Mayor Catlin called the meeting to order at 6:00 p.m. Councilwoman Preslar led the Pledge of Allegiance. Invocation was led by Councilwoman Chamberlain.

B. APPROVAL OF AGENDA:

https://www.youtube.com/live/_P-ZEORDtTk?si=o1dUaiYU6nVf0IhB&t=96

1. The Council reviewed the agenda.

Councilwoman Preslar made a motion to approve the order of the agenda. Councilwoman Chamberlain seconded the motion. Motion carried 5-0. Val Preslar – aye, Jenny Chamberlain – aye, Todd Sands – aye, Wayne Olsen – aye, Joey Campbell – aye.

2. Disclosures and Declarations of Conflicts from Council Members and Mayor.
Councilwoman Chamberlain noted that she would not be participating in the discussion about business item #3.

C. CONSENT AGENDA:

https://www.youtube.com/live/_P-ZEORDtTk?si=7-OSamrrlu2NSnap&t=132

1. Review and possible approval of meeting minutes from July 15, 2026, City Council Meeting.

Councilwoman Chamberlain made a motion to approve the meeting minutes from July 15, 2026. Councilwoman Preslar seconded the motion. Motion carried 5-0. Val Preslar – aye, Jenny Chamberlain – aye, Todd Sands – aye, Wayne Olsen – aye, Joey Campbell – aye.

D. CITY DEPARTMENT REPORTS:

https://www.youtube.com/live/_P-ZEORDtTk?si=uLNSBpFy_SCxgIyF&t=161

1. Ash Creek Special Services District Representative – Mike Chandler
Mike Chandler provided updates on new pump stations and sewer lines being installed in Toquerville. He reported on a groundbreaking with the Washington County Water Conservancy District and invited the Council to visit the Confluence Park Treatment Plant. Mike also spoke about the annexation of Solara into Toquerville.

2. Hurricane Valley Fire District Representative – Chief Robert Hooper
Chief Robert Hooper reported that Station 3 responded to 130 calls in July, 30 of which were in Toquerville. He noted that additional staffing has been added to the station in Springdale. Chief Hooper also reported that there had been multiple heat-related calls and that the property for the new headquarters station had been finalized with the Washington County Water Conservancy District. He responded to questions from the Council regarding the WUI map.
3. Assistant City Manager – Darrin LeFevre
Darrin LeFevre provided photos showing updates on Westfield Park, Firelight Development, Chief Toquer Reservoir, IME Automations, and Boulder Ridge Development.
4. Planning & Zoning Administrator – Emily Teaters
Emily Teaters reminded the City Council of the Truth in Taxation public hearing and showed where information for the hearing can be found on the City's website. She also noted that there will be an option to participate virtually. Emily reported on the agenda for next week's Planning Commission meeting and spoke about the special Planning Commission meeting held for IME Automation's exterior lighting.
5. City Council Board Reports
Mayor Catlin reported on the Mayors Meeting that was hosted at the Toquerville City Office.

E. PUBLIC FORUM:

https://www.youtube.com/live/_P-ZEORDtTk?si=fxuGodb_4ONeCbPM&t=1440

Mayor Catlin opened the public forum. Mayor Catlin read a letter received from Anita Eaton regarding raising taxes and City events. Mayor Catlin closed the public forum.

F. BUSINESS:

1. **Discussion and possible action** on a Conditional Use Permit Application for the maximum height of an accessory building located at 83 N Toquer Blvd, submitted by Missy Kleinman. Tax ID: T-43-A-1, current zoning is Residential (R-1-12 District).
https://www.youtube.com/live/_P-ZEORDtTk?si=xS0qItIYR0iXotui&t=1529
Missy Kleinman spoke during this item regarding the conditional use application they submitted for a RV Garage. Missy answered questions from the Council regarding a casita in the building plans. Emily Teaters noted the allowed height is 18 feet, and the applicants are above that limit. The Council discussed the conditional use.

Councilman Campbell made a motion to approve the Conditional Use Permit for the maximum height of an accessory building located at 83 N Toquer Blvd. Councilwoman Chamberlain seconded the motion. Motion carried 5-0. Val Preslar – aye, Jenny Chamberlain – aye, Todd Sands – aye, Wayne Olsen – aye, Joey Campbell – aye.

2. **Discussion and possible action** on Change Order #005 in the amount of \$5,721.18 for electrical conduit and replacement of damaged concrete surrounding the existing playground.
https://www.youtube.com/live/_P-ZEORDtTk?si=DqN_zxLOfPQA6vMg&t=1902
Darrin LeFevre introduced this item elaborating on the work listed in the change order. Darrin answered questions from the Council regarding the concrete repair and cost.

Councilman Campbell made a motion to approve Change Order #005 as presented but not to exceed \$5,800. Councilman Olsen seconded the motion. Motion carried 5-0. Roll call vote: Joey Campbell – aye, Wayne Olsen – aye, Jenny Chamberlain – aye, Val Preslar – aye, Todd Sands – aye.

3. **Declaration** of Toquerville City's intent to dispose of public property (Tax ID: W-227-E). https://www.youtube.com/live/_P-ZEORDtTk?si=KDBdj2uhxFQcGb65&t=2257
Mayor Catlin explained there was a piece of property donated to Toquerville City and this statement is to notify the public that we plan to dispose of it following the process outlined in code. Attorney Gothard noted there will be a public hearing for the item.

G. WORK ITEMS:

1. Discussion regarding the addition of quiet hours to the City's Nuisance Ordinance. https://www.youtube.com/live/_P-ZEORDtTk?si=g6CbyRvZQCx2APwe&t=2361
Emily Teaters opened the discussion by asking Council whether quiet hours should be added to the nuisance ordinance following discussion related to the recently approved nightly rental. Mayor Catlin recommended that staff consult with the City Prosecutor regarding the matter. Attorney Gothard discussed enforcement of quiet hours, and Darrin LeFevre answered questions regarding exemptions for construction hours. Council discussed options for adding quiet hours to the nightly rental code while leaving the existing nuisance ordinance unchanged.

H. CALENDAR OF EVENTS:

https://www.youtube.com/live/_P-ZEORDtTk?si=ej-VkJiw0kZBInLc&t=2855
Mayor Catlin reviewed the calendar of events.

I. CLOSED SESSION:

The Council moved into a closed session at 6:55pm.

Councilman Campbell made a motion to move into a closed session to discuss litigation, security, property acquisition or sale or the character and professional competence or physical or mental health of an individual. Councilwoman Preslar seconded the motion. Motion carried 5-0. Val Preslar – aye, Jenny Chamberlain – aye, Todd Sands – aye, Wayne Olsen – aye, Joey Campbell – aye.

The Council moved out of a closed session at 7:45pm

Councilman Campbell made a motion to move out of a closed session. Councilwoman Preslar seconded the motion. Motion carried 5-0. Val Preslar – aye, Jenny Chamberlain – aye, Todd Sands – aye, Wayne Olsen – aye, Joey Campbell – aye.

J. ADJOURN:

Mayor Catlin adjourned the meeting at 7:45pm.

Councilman Campbell made a motion to adjourn the meeting. Councilman Olsen seconded the motion. Motion carried 5-0. Val Preslar – aye, Jenny Chamberlain – aye, Todd Sands – aye, Wayne Olsen – aye, Joey Campbell – aye.

Mayor – Dan Catlin

Date

Attest: City Recorder – Emily Teaters

DRAFT