

TOQUERVILLE CITY
SPECIAL CITY COUNCIL MEETING MINUTES
August 11, 2026, at 6:00 pm
212 N. Toquer Blvd, Toquerville Utah

Present: Mayor Dan Catlin; Councilmembers: Joey Campbell, Todd Sands, Wayne Olsen, Jenny Chamberlain; Staff: City Manager Ben Billingsley, Assistant City Manager Darrin LeFevre, Recorder/Planning & Zoning Administrator Emily Teaters, Deputy Recorder Mary Dockstader, Treasurer Ruth Evans.

A. CALL TO ORDER – 6:00 PM

<https://www.youtube.com/live/aMGDObpOLVg?si=aqmpUeIGHTf3sO4N&t=31>

Mayor Catlin called the meeting to order at 6:00 p.m. Councilman Olsen led the Pledge of Allegiance. Councilwoman Chamberlain shared a statement of belief.

Mayor Catlin stated that Toquerville City is requesting \$98,000 of additional ad valorem tax revenue that would be generated each year by the proposed increase in the certified tax rate. The reasons and intended use for the requested tax increase are as follows. 1 - \$62,000 is requested to provide funding necessary for the City to continue defending against active land use litigation for costs not covered under the City's commercial general liability insurance policy as well as rising costs of general legal representation. 2 - \$20,000 is requested to support ongoing street repair and maintenance efforts, which helps the City address deteriorating infrastructure. This amount covers 20% of the cost of this year's chip seal project. 3 - \$16,000 is requested to provide small adjustments to support multiple departments, as property tax revenue does not keep pace with inflation. This funding will help offset rising costs for goods, services, and wages, allowing the City to maintain current service levels across several departments. This hearing is intended to allow interested parties who desire to present oral testimony regarding the proposed tax increase to address the City Council. Anyone who wishes to speak will be allowed up to three (3) minutes to ensure everyone has an opportunity to provide comment. The Mayor and Council may answer clarifying questions for public understanding. Public comments will also be allowed from anyone attending the meeting virtually via Zoom. If you have a comment, please use the "Raise Hand" feature and wait until recognized to give your comment. As a reminder, this public hearing is an opportunity to hear from the public and for the Council to contemplate their remarks. If you wish to have your comment addressed beyond this, please contact City Staff to schedule a follow-up meeting. The Council will discuss and take action at the next City Council meeting, August 19th, at 6:00 PM.

B. PUBLIC HEARING:

<https://www.youtube.com/live/aMGDObpOLVg?si=A0b0rWxS4tOaZzJW&t=278>

1. Public input is sought on a proposed tax rate increase.

Ben Billingsley gave a presentation on Truth in Taxation, including a breakdown of what the proposed increase would cover. Councilwoman Chamberlain asked for input regarding community events and attracting certain businesses to Toquerville. Councilman Sands addressed the Culture and Recreation portion of the budget and asked residents to share their Toquerville property tax bills, if they were comfortable doing so.

Mayor Catlin opened the public hearing. Emily Teaters addressed the participants attending via Zoom. Mayor Catlin read a written comment submitted by Dave Esquer.

Anita Eaton spoke during this time regarding City events being attended by non-residents and taxes related to Firelight Development. Councilman Sands addressed Anita's comments. Paul Heidman spoke about Westfield Park and the increases in his property tax bill. Claudia Young spoke to Councilwoman Chamberlain's request about community events. Dean Haymore spoke about new development in Toquerville and sales tax. Lynn Williams commented on the legal expenses in the property tax impact schedule. Leslie Campbell asked if the City is writing grants. Ben Billingsley addressed Leslie's comments, stating that the City does apply for grants as they become available. Mila Allinson shared her concerns with legal expenses and future growth. Ben addressed Mila's concerns noting that the expenses are based on the prior year.

DC Young complimented the City and spoke about funding for growth. Scott Wingard addressed previous comments and suggested the City have a small fee for events. Pratt Call shared his concerns with property taxes being raised every year. Brian McNary shared his concerns with the tax increase and spending problems, also addressing legal expenses. Mayor Catlin addressed Brian's concerns noting that 2 of the 4 current lawsuits are covered by insurance.

Kelly Thomas asked that the Council look at alternative options for funding. Mayor Catlin spoke about items that have already been cut out of the budget. Councilman Sands asked that residents share their concerns in the beginning of the budget process. Hailey Benson shared her concerns with City vehicles, website navigation, and City events. Ben addressed Hailey's comments noting that the fleet has been reduced by two vehicles so far, and a third in the process.

Stacey Eaton commented on the City legal expenses and current lawsuits. Kathy and Ray Bence responded to previous comments regarding their lawsuit with the City. Councilman Campbell noted that the legal fees in the property tax increase are related to the Bence lawsuit. Alex Chamberlain shared his concerns with the proposed tax increase and City events.

Emily stated that there were no comments from participants attending online. Mayor Catlin closed the public hearing.

Mayor Catlin thanked those who shared their testimony and feedback regarding the proposed property tax increase. The City Council will consider budgeting the additional ad valorem tax revenue at the next regularly scheduled meeting on August 19 at 6:00 p.m. at Toquerville City Hall.

C. ADJOURN:

<https://www.youtube.com/live/aMGDObpOLVg?si=IyTmF9s-oS0K5DdR&t=5015>

Mayor Catlin adjourned the meeting at 7:25pm.

Councilman Campbell made a motion to adjourn the meeting. Councilwoman Chamberlain seconded the motion. Motion carried 4-0. Jenny Chamberlain – aye, Todd Sands – aye, Wayne Olsen – aye, Joey Campbell – aye.

Mayor – Dan Catlin

Date

Attest: City Recorder – Emily Teaters

DRAFT