

AGENDA FOR SALINA CITY CORPORATION
at the Salina City Hall
370 West Main Street, Salina, Utah
7:00 P.M. July 22, 2026

COUNCIL AND STAFF PRESENT:

Mayor Brent Beach
Earl Taylor
Kevin Mickelsen
Randy Christiansen
Allen Tietjen, excused
Tammy Hales

Ashlee Larsen, City Recorder
Maintenance Supervisor
Jorgen Mickelson, Brad Allen
Al Taylor, Chief of Police

Visitors:

Lora Fielding- Salina Sun	Jerrae Blake
Kevin Johnson	David Blake
James Neil	Doug Nicol
Kristina Chavis	Yancy Snyder

Mayor Brent Beach called the City Council meeting to order at 7:00 p.m. led the pledge of allegiance and Earl Taylor offered the opening prayer.

Recurring Business:

Approval of City Council meeting on July 8, 2026, was approved by **Earl Taylor**. **Randy Christiansen** seconded. **Kevin Mickelsen** abstained. Motion carried 3 to 1.

Approval of Bills Submitted for Payment was approved by **Tammy Hales**. **Earl Taylor** seconded. Motion carried 4 to 0.

AGENDA TOPIC

Mayor
Brent Beach
Visitors:

James Niel – Living in a Camp Trailer on Property Within City Limits **James Niel** addressed the Mayor and City Council regarding his request to continue living in a camp trailer on Kevin Johnson's property located on Sunset Drive within the city limits. **Mr. Niel** explained that his wife has been diagnosed with cancer and, due to the financial burden on her medical treatment, they are unable to afford both rent and her healthcare expenses. He requested permission to remain on the property while his wife undergoes treatment. The Mayor and City Council discussed the City's ordinance, noting that it had recently been updated to allow a property owner to live on a parcel while a residence is under construction for 1 year. **Mayor Beach** stated that the current ordinance does not permit individuals to live in a camp trailer within city limits unless it is in a licensed trailer park or they're under construction.

Mr. Niel explained that Police Chief Al Taylor had received a complaint regarding their living arrangement on Kevin Johnson's property and had suggested he present his request to the City Council. **Kevin Mickelsen** asked how Mr. Niel was managing water and sewer services. Mr. Niel responded that they haul water in 5-gallon buckets and rent a portable toilet from White's Sanitation. The Mayor and City Council encouraged Kevin Johnson to have water service connected to the property as soon as possible. **Chief Taylor** stated that he had received two complaints from neighboring property owners. **Tammy Hales** asked what the complaints involved. **Chief Taylor** responded that the complaints consisted of noise, additional trailers on the property, and the portable toilet. **Earl Taylor** suggested postponing a long-term decision until the Council could review the ordinance to determine whether a hardship exception should be considered. **Kevin Mickelsen** agreed that the ordinance should be reviewed, but voiced concerns of others following the current ordinance. **Mayor Beach** stated that Salina City would need to determine whether such an exception would be legally allowable under state law and the City's ordinances. After considering Mr. Niel's circumstances, the Mayor and City Council reached a consensus to allow Mr. Niel to reside in the camp trailer on Kevin Johnson's property for a couple months while the Council reviews the ordinance and explores whether a hardship provision may be appropriate. No formal ordinance amendment was approved at this meeting.

Jerrae Blake- Discuss sidewalk adjacent to her property David and Jerrae Blake expressed concerns regarding the lack of a sidewalk adjacent to their property, noting that many children walk home from the elementary school along that route. David Blake stated he was told that City policy required sidewalks, curb, and gutter on any street located on the same block as a school. Mr. Blake also expressed concerns that the lack of a sidewalk has contributed to flooding on his property. The Blake's asked why sidewalks were constructed at 300 North and 400 North and not on their street. **Ashlee Larsen** explained that Salina City received a Safe Routes Sidewalk Grant, and the project locations were determined through a pedestrian traffic study conducted by UDOT. The study identified 300 North and 400 North as having the highest volume of pedestrian traffic near the City's three schools, making those locations eligible for the grant-funded sidewalk improvements. **Larsen** further stated that Salina City recognizes the need for additional sidewalks near the schools and is hopeful that future grant funding will become available to continue expanding the sidewalk network and improving pedestrian safety throughout the community. The Mayor and City Council stated that the Blakes may construct a sidewalk adjacent to their property, and Salina City would pay for one-half of the cost of the materials. Mr. Blake stated that he would investigate the project and get back to the city. **Mrs. Blake** commented that more than 25 years ago she had been told Salina City would eventually install a sidewalk in front of their property and nothing has been done. **Doug Nicol** stated that he installed a sidewalk many years ago and that Salina City paid for one-half of the material costs. Mr. Blake asked what would be required to match the existing sidewalks. Mayor Brent Beach explained that an engineer would need to ensure the new sidewalk matched the existing sidewalk and grade.

Mr. Blake asked whether the Sevier County Code Enforcement Officer had inspected his neighboring property. **Mayor Beach** responded that the property had been inspected and was found to be in compliance. **Mr. Blake** expressed concerns regarding a power pole located within the middle of the neighboring addition and stated he believed there could be a code violation. **Mayor Beach** stated that the building inspector would continue working with the homeowner to ensure the project remains in compliance before issuing final approval. **Mr. Blake** described the location of the addition and the power pole. **Earl Taylor** stated that, to be in compliance, the power pole must be located no more than three feet from the roofline. **Mr. Blake** stated he would be happy to further investigate this matter. Mayor and Council agreed to apply for additional grant funding and Mayor Beach said he could contact the engineer to shoot the sidewalk elevations.

AGENDA TOPIC

Mayor

Brent Beach Approval of City employee ID cards Mayor Beach explained that it is important for city employees to carry identification cards when attending training and conducting official business outside the city. **Chief Taylor** reported that he has been working with Spencer Redden to locate the best-priced printer capable of producing employee ID cards and programming key fobs for the City Office. **Kevin Mickelsen** motioned to approve the purchase of a printer for producing city employee ID cards and key fobs in the amount of **\$1,481.00**. **Randy Christiansen** seconded motion. Motion carried **4 to 0**.

Blackhawk Arena
Director Jake Van:

Police Chief
Al Taylor:

Planning and Zoning
Chairperson:

Maint. Supervisor
Jorgen Mickelson
Brad Allen:

Brad Allen reported that the Salina City Maintenance Department needs a new lawnmower. He explained that the newest mower in the City's fleet was purchased in 2021, and all three existing mowers are currently out of service. Replacement parts have been ordered to get the mowers operational. Maintenance Supervisor **Jorgen Mickelson** reviewed two bids received for a new lawn mower. The bid from Mountain Land Power Equipment totaled **\$45,345.00**, while the bid from Wilkinson Supply totaled **\$45,495.00**, a difference of **\$150.00**. Mickelsen explained that the Wilkinson Supply bid includes a blower and provides weekly service visits if maintenance or repairs are needed. He also noted that the proposed mower is larger than the City's current equipment, allowing maintenance staff to complete mowing more efficiently and reduce mowing time. **Earl Taylor** motioned to approve the purchase of the new lawnmower from Wilkinson Supply in the amount of **\$45,495.00**. **Kevin Mickelsen** seconded the motion. The motion carried 4 to 0.

COUNCIL MEMBER BUSINESS

Earl Taylor:

Approval of new concessionaire for Blackhawk Arena Kevin Mickelsen motioned to approve Anastasia Mickelson as the new Blackhawk Arena Concessionaire. **Tammy Hales** seconded. Motion carried 4 to 0.

Approval of Tractor & Skid Steer Services – Mayor Beach reported that he received a call from Mason Machinery regarding the scheduled maintenance for two tractors and a skid steer used at the Blackhawk Arena. The equipment was overdue for service. **Earl Taylor** motioned to approve servicing the two tractors and the skid steer at the Blackhawk Arena through Mason Machinery in the amount of **\$4,872.06**. **Tammy Hales** seconded. Motion carried **4 to 0**.

Approval of tractor & skid steer services Mayor Beach stated he received a call from Mason Machinery regarding the lease equipment service for 2 tractors and a skid steer at the Blackhawk Arena the service is overdue **Earl Taylor** motioned to service the Skid Steer, and tractors at the Blackhawk Arena in the amount of \$4,872.06 **Tammy Hales** seconded. Motion carried 4 to 0.

Kevin Mickelsen: Approval of Fire Department Tires: Kevin Mickelsen reported that the Salina Fire Department's Duramax fire truck requires six new tires due to extensive use on wildland fire assignments. He explained that replacing the tires is necessary and that the expense will be covered using a portion of the Wildland Fire funds. The Fire Department obtained several bids from local vendors before making its recommendation. **Kevin Mickelsen** motioned to approve the purchase of six new tires for the Duramax fire truck from Southern Tire Mart in the amount of **\$1,207.92**. **Randy Christiansen** seconded Motion carried 4 to 0.

Approval of Blackhawk Arena Kitchen Items: Kevin Mickelsen- reported that work has been underway to remodel the kitchen at the Blackhawk Arena in preparation for the new concessionaire. He explained that the kitchen had been in poor condition and shared a video with the City Council highlighting the progress of the renovations. **Mickelsen** reviewed the maintenance and improvements that have been completed and stated that the project was expected to be finished soon. He expressed hope that the updated kitchen would provide a more appealing facility for the events scheduled for the upcoming weekend. **Mickelsen** also noted that the kitchen flooring still needs to be replaced. **Mayor Beach** stated that the kitchen remodel and equipment purchases had previously been approved by the Council but requested formal approval to continue the remodeling project. **Randy Christiansen** motioned to approve continuing the remodel of the kitchen at the Blackhawk Arena. **Tammy Hales** seconded. Motion carried 4 to 0.

Randy Christiansen:

Approval of Ordinance 197-2026 Randy Christiansen stated this ordinance is adding a zoning ordinance amending title 17 zoning; to amend chapter 17.44.020 by adding automobile parts sales as a permitted use. Whereas a recommendation was made to the Mayor and City Council to consider a change to Title 17. **Randy Christiansen** motioned to approve Ordinance 197-2026

Kevin Mickelsen seconded. Motion carried 4 to 0.

Approval of Ordinance 198-2026 Randy Christiansen Approval of Ordinance 198-2026 – Zoning Change Randy Christiansen presented Ordinance 198-2026, which proposes changing the zoning designation of Assessor's Parcel No. 1-S5-8, located within Salina City, from Agricultural Zone (A-1) to Community Commercial Zone (C-2). **Christiansen** stated that, pursuant to a citizen request, the Planning and Zoning Commission made a recommendation to the Mayor and City Council to consider amending the City's Zoning Ordinance to change the zoning designation of the property.

The ordinance states that the property is to be changed from its current zoning designation to Commercial Zone (C-2), with no other sections or provisions of the City Code affected. **Mayor Beach** stated that changing the property from an A-1 zone to a C-2 zone requires water to be provided. He explained that the intent of the request is to change the property from an agricultural zone back to a commercial zone. After further discussion, Mayor Beach and the City Council agreed to table Ordinance 198-2026 pending further review.

Approval of Ordinance 199-2026: Doug Nicol, 379 N 100 W, addressed the City Council regarding a requested zone change from R-1 Single-Family Residential to R-2 Two-Family Residential. **Nicol** stated that the current R-1 zoning does not allow for the future development of a duplex. He expressed concerns regarding the potential impact of the proposed duplex on his property, including obstructing his backyard view of children playing at the school and potentially decreasing the value of his home. **Randy Christiansen** stated that three residents were not in favor of the proposed zone change and that 18 letters had been sent to surrounding property owners. **Randy Christiansen** motioned to approve Ordinance 199-2026, changing the zoning from R-1 and R-2 zones rather than commercial zoning. **Kevin Mickelsen** seconded. Motion carried 4 to 0.

Allen Tietjen, excused

Tammy Hales:

Kevin Mickelsen motioned to adjourn the City Council at 8:29 pm. **Randy Christiansen** seconded. Motion carried 4 to 0.

Date 9/9/2026 Mayor B. Beach
Date 9/9/2026 City Recorder Chloe Larsen