



Beaver City Council Meeting Minutes

September 22, 2026 – 5:00 PM

Beaver City Council Chambers

30 West 300 North, Beaver, Ut 84713

Elected Officials Present: Mayor Matt Robinson; Council Members Hunter Holt; Lance Cox; Tyler Schena; David Albrecht; and Randy Hunter joined us on the phone.

City Staff Present: City Manager Monte Hawkins; City Attorney Justin Wayment; City Recorder Meranda Martin; Executive assistant Taylor Gillins;

Others Present: Lane and Tara Tucker, Mark Whittlesey, Desiree Castillo, Dacie Derbidge,

Mayor Matt Robinson offered the opening prayer and pledge.

Conflict of Interest Statement:

No other conflicts of interest were voiced at this time.

Public Comment:

George Low addressed the Council with a question regarding the cost of the PI disconnection. Manager Hawkins explained the cost of labor, equipment, and supplies. He also explained the associated costs are for disconnecting from the PI service and then reconnecting to the PI service. George also suggested the council post the meetings notice on social media to increase public awareness. Mayor Robinson clarified that Council meetings are posted on the Beaver City website, on the state-required public notice website, and on the city office bulletin board and that the nature of a regular Council meeting differs from a community-wide informational meeting.

Tara Tucker informed the council that the BIG chamber had an individual that donated large concrete blocks for use in flood mitigation efforts in the Grove. The council approved storing them temporarily in the corner near the south side of the tennis court at the rodeo grounds, with the intent that community members in need could come and collect them.

BIG Chamber -Tara Tucker:

Tara Tucker with them BIG chamber of commerce and Lane Tucker with Utah Independent Bank presented to the council a collaboration idea for the upcoming Halloween festivities. The Proposed includes activities such as a haunted house, scary movie screening in the scout cabin, a pumpkin carving contest, costume contest, hayride, and local food vendors. The event would run 3:00 PM to 10:00 PM on the Saturday of Halloween. The trunk-or-treat will be held at its traditional route along Main Street, from 300 N to 100 South, running from 5:30 to 7: PM with a main street closure. Vendor fees and other proceeds would benefit flood relief funds. The City confirmed the reservation for the park.

Small Business Administration -Chastity Rogers:

Chasity Rogers, Public Affairs Specialist with the SBA Office of Disaster Recovery, introduced herself and colleague Nicole Ennis. She outlined SBA disaster loan programs available to Beaver County Homeowners, renters, businesses, and nonprofit organizations, with interest rates as low as 2.875% for residential applicants, 3.625% for nonprofits, and 4% for businesses, with no payment or interest in the first 12 months. She requested community outreach assistance to amplify awareness and noted that applicants are being processed at the County Building. Mayor Robinson arranged for SBA representatives to tour flood-damaged areas on Friday morning at 10:00 AM. Additional outreach opportunities discussed included attendance at the upcoming home football game on Thursday evening and contact with local media outlets.

Festival of Trees Donation:

Sharee Atkin on behalf of the festival of trees committee came to council to ask for a donation for the festival of trees which is a fundraiser for Primary Children's. The Council confirmed the standard contribution of up \$400.00, to be provided via reimbursement upon submission of receipts, consistent with prior years.

Motion to approve \$400 in reimbursement for Festival of Trees expenditures was made by Council Member Lanc Cox, Second by Council Member David Albrecht. The motion passed unanimously.

City Council Minutes Approved:

Minutes of the previous **regular council meeting** were presented. Council Member David Albrecht motioned, and Council Member Hunter Holt seconded to approve the minutes from **September 8, 2026**. The motion passed unanimously.

Bills Approval:

Bills were presented and reviewed by the City Council Members Hunter Holt and David Albrecht. Council Member Hunter Holt motioned, and Council Member David Albrecht seconded to approve the proposed bills for **September 6 to September 21, 2026**, as presented. The motion passed unanimously.

Youth City Council, Mayor, and Assistant Approval:

Mayor Robinson presented the following Beaver High School students as applicants for the Beaver Youth City Council: Marli Wheatley, Macy White, Trey Vasques, Drake Blackner, Indee Schena, Mason Eyre, Tristen Jenson, and Klein Brown

Motion to approve the applicants for Youth City Council was made by Council Member Schena, Second by Council Member Cox. The motion passed unanimously.

The Council then discussed the selection of a Youth Mayor and Assistant Mayor. Historically the Youth Mayor is a senior and this year we have three senior applicants. The Council agreed

they would do an application process for the Youth Mayor and then pick an underclassman for the Assistant Mayor so that the assistant could progress to the mayor role the following year.

Ordinance 12.4.10 Amendment:

Manager Hawkins presented an amendment to section 12.4.10 of the Beaver City Code, previously discussed at the September 8th Council meeting. The amendment removes the fire-year acre-feet water usage calculation and replaces it with Equivalent Residential Connection (ERC) requirement in accordance with state statute. The change is intended to better align city code with state law and simplify the process for office staff when advising developers on water-related requirements.

Motion to approve Ordinance 9222026 amendment to section 12.4.10 of the Beaver City Code, was made by Council Member Tyler Schena, Second by Council Member David Albrecht. The motion passed unanimously by roll call vote.

PI Disconnection in Fee Schedule:

With the Pressurized irrigation system inconsistencies this year the office has had multiple residents contacted the city to inquire about the possibility of disconnecting from the PI system. Currently the fee schedule does not have a fee established for the disconnect. Manager Hawkins presented the cost of the water department disconnecting a resident's home from the PI system. According to the current fee schedule and after consulting with the Water Department staff the rate would be as follows. Three hours of labor at \$100 per hour, for an estimated labor cost of \$300. The estimated equipment cost for use of the City's mini excavator is approximately \$435, with an additional \$5 for the required plug, resulting in total cost of \$740 per disconnect. In addition to reconnecting to the PI system the associated cost would be equivalent to disconnect costs.

Manager Hawkins acknowledged community frustration, noting that the inconsistency in PI service is directly tied to the ongoing flood damage to the diversion infrastructure, and that city crews have been working continuously to maximize the availability of PI water.

The Council agreed to add this to the fee schedule. City Attorney Justin Wayment advised that amending the fee schedule would be required by ordinance and a public hearing. It was added to the next agenda.

Barker/ Leavitt Discussion:

City Manager Hawkins provided a follow-up to the prior Council discussion regarding retaining the firm Barker/ Leavitt to pursue federal funding, at the proposed cost of \$8,000/month to be shared equally with Beaver County. Staff reported that Beaver County has declined to participate in retaining Barker Leavitt and has instead chosen to pursue a proposal submitted by Jones & DeMille involving a subcontractor firm called DRMP, based in Florida, which specializes exclusively in FEMA-related projects.

The firm is paid only upon successful delivery of federal funding rather than paying monthly. Hawkins also noted that DRMP has indicated the ability to pursue upfront funding advances rather than reimbursements, which would be beneficial given the City's growing out-of-pocket expenditures. DRMP would operate as a subcontractor under Jones & DeMille.

The Council expressed support for pursuing the DRMP option over the Barker/Leavitt arrangement, given the favorable payment structure and Jones & DeMille endorsement.

Bone Hollow Development Agreement:

City Manager Hawkins updated the council on an inquiry from the owners of 240 acres in Bone hollow regarding a 1997 development agreement, noting the owners seek to confirm future water service to market the property rather than develop it themselves. The 1997 agreement granted the City 1.71 acres for well and tank, utility easements, \$71,000 for line installation, and 28 acre-feet of water rights, in exchange for upsized lines and a \$170 per unit impact fee credit for up to 607 units. The agreement carried over to current owners based in St George, who recently requested a meeting with staff. The current owners indicated their intent to sell the property and inquired whether Beaver City would honor the original development agreement.

The Council discussed the water supply and what “providing water” means under the agreement. City Attorney Justin Wayment noted that the agreement references “current fees” and it was agreed that further clarification with the property and agreement.

City Manager Hawkins indicated that the existing culinary water line and power infrastructure already run through the property, but that pressurized irrigation, gas, and communication lines are absent. He suggested the situation presents a potential opportunity for the City to consider purchasing the land rather than assuming a long-term water service obligation. The Council agreed to continue exploratory discussions and to seek additional details on the property's market value and the owners' intentions.

Board of Adjustments:

City Manager Hawkins brought up to the council issues with our current board of adjustment members. After conversations with some of the members they feel pressure to approve variance requests for city ordinances creates a difficult and uncomfortable experience for them. Those requesting variances are often neighbors, close friends, or family members. Manager Hawkins proposed to the council to simplify adjusting our Board of Adjustment/ Appeal Authority requirements and process. Specifically, propose following Utah code 10-20-11, where the City Manager or Mayor appoints an Appeals Hearing officer with the advice and consent of the City Council.

Council members acknowledged that many previous approved variances must meet five specific criteria and that most requests do not meet those criteria. A more appropriate remedy would have been to amend the underlying ordinance rather than grant a variance. The Council supported the proposal to amend the ordinance sections to implement the new appeal hearing officer.

Reports, Updates, Old Business Follow Up: Elected Officials and Staff:

City Manager Hawkins: Provided an update to council on the city center and on the flood mitigation. The City Center project is moving forward. The design and planning work is advancing with Jones & DeMille. Funding through the CIB is expected to be finalized on October 1st. As far as the flood mitigation goes Manager Hawkins shared that the hydro stations are being cleaned out. Riverside will be here next week to remove the generators for repair. The

return on the generator is expected to be one year. Baker Canyon is temporarily fixed with a permanent solution plan in place with expectation to be funded through NRCS. There was a break in the culinary line in Holley Lane. Crews temporarily fixed the break. A permanent solution with HDPE pipe and proper casing beneath the river is planned. Lastly the irrigation companies along with the city have been working to create a temporary diversion at the Grizzly. A permanent engineered structure will require additional time and funding.

Council Member Schena: Noted that we should start working on a flyer for the trunk or treat event.

Council Member Cox: Reported that he would be meeting with Brady Fails on Thursday to discuss plans for the Veterans Day celebration. The council agreed to do the same program they did last year with adding the 5th grade into the program so the Veterans could stay all in one place.

Closed Session:

Council Member Tyler Schena motioned, and Council Member Lance Cox seconded to move into closed session to discuss pending or imminent litigation. Council Members Holt, Cox, Schena, Albrecht and Hunter voted yea by roll call vote. Motion passed with a unanimous vote. The Council moved into closed session at 6:35 p.m. and moved out at 6:55 p.m.

Present in the above closed session: Mayor Matt Robinson, Council Members Hunter Holt, Lance Cox, Tyler Schena, David Albrecht, and City Manager Monte Hawkins, City Recorder Meranda Martin, and City Attorney Justin Wayment.

Council Member Lance Cox motioned, and Council Member Tyler Schena seconded to move into closed session to discuss the character, professional competence, or physical or mental health of an individual. Council Members Holt, Cox, Schena, Albrecht and Hunter voted yea by roll call vote. Motion passed with a unanimous vote. The Council moved into closed session at 6:55 p.m. and moved out at 7:16 p.m.

Present in the above closed session: Mayor Matt Robinson, Council Members Hunter Holt, Lance Cox, Tyler Schena, David Albrecht and City Manager Monte Hawkins, City Recorder Meranda Martin, and City Attorney Justin Wayment.

Council Member Tyler Schena motioned, and Council Member Lance Cox seconded to move into closed session to discuss pending or imminent litigation. Council Members Holt, Cox, Schena, Albrecht and Hunter voted yea by roll call vote. Motion passed with a unanimous vote. The Council moved into closed session at 7:16 p.m. and moved out at 7:27 p.m.

Present in the above closed session: Mayor Matt Robinson, Council Members Hunter Holt, Lance Cox, Tyler Schena, David Albrecht, and City Manager Monte Hawkins, City Recorder Meranda Martin, and City Attorney Justin Wayment.

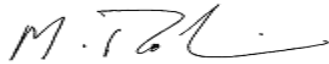
Action:

No actions resulting from the closed session discussions.

Adjournment:

Council Member Tyler Schena motioned, and Council Member Lance Cox seconded to adjourn the meeting. All voted in favor. None opposed.

The Council Meeting was adjourned at 7:27 p.m. The next scheduled regular Council meeting will be held October 13, 2026, at 5:00 p.m.



APPROVED:

MATTHEW ROBINSON

MAYOR



ATTEST:

MERANDA MARTIN

CITY RECORDER