

**REGULAR SESSION OF THE
BRIGHAM CITY COUNCIL
October 1, 2026
6:00 p.m.**

PRESENT:	Dave Hipp Matthew Jensen Robin Troxell	Mayor Pro-Tem Councilmember Councilmember
ALSO PRESENT:	Kevin Garlick Jared Glover Tom Kotter Derek Oyler Jeff Schmitt	Interim Power Director Police Commander Community and Economic Development Director City Administrator Finance Director
EXCUSED:	D.J Bott Dave Jeffries Ryan Smith	Mayor Councilmember Councilmember

At 6:00 PM Mayor Pro-Tem Hipp called the meeting to order. The prayer was given by Bishop mark Judkins, BC 3rd Ward and the pledge of allegiance followed.

CONSENT ITEMS

Mayor Pro-Tem Hipp presented the Consent Agenda, consisting of one item:

1. Approval of the September 17, City Council Meeting Minutes

MOTION: Councilmember Jensen made a motion to approve the consent item. Councilmember Troxell seconded the motion. Motion passed unanimously.

RECOGNITION

Mayor Pro-Tem Hipp recognized the following new hires:

Abbie Hardy - Cemetery Equipment Operator/Grounds Maintenance
Lindsey Young - Museum Aide
Oakly Dalebout- English Learning Language Teacher
Tiffanee Hauptman - Activities Coordinator
Nash Christensen- Cemetery Equipment Operator/Grounds Maintenance

PUBLIC COMMENT

Sheila Hassett referenced the previous month's public hearing regarding the proposed recreation facility and shared suggestions she believed could address concerns raised about the project. She proposed that the facility be City-owned rather than affiliated with the School District; include sports courts, meeting rooms, and an indoor walking track; replace the existing community center and house

its staff; operate 24/7 with member key access and camera oversight; and allow the School District free use without ownership.

Chirlane Leavitt expressed concern about the removal of lilacs from the cemetery and suggested expanding the existing cemetery or considering a second cemetery if additional burial space is needed. She also suggested charging nonresidents higher fees for City recreation facilities and programs because Brigham City taxpayers help fund those services. She expressed concern about rising taxes and utility costs and stated that City administrators making decisions affecting taxpayers should have a personal investment in the community by living in Brigham City.

Julie Thurgood Johnson supported the concerns regarding the cemetery lilacs and raised concerns about early-morning noise from the gravel pit near her home and difficulty obtaining information about applicable noise exemptions. Regarding the proposed recreation facility, she stated that existing facilities and services should be adequately funded and maintained before adding another taxpayer-supported facility. She encouraged greater use of existing City, school, and other community facilities and said needs such as emergency shelter for homeless families should receive greater priority. She also emphasized the long-term staffing, utility, maintenance, and operating costs of a new facility and requested that the City identify those costs, anticipated user-fee recovery, staffing needs, and the potential impact on other City priorities before committing construction funds.

Carlos Benitez spoke on behalf of local skateboarders and expressed concern about deteriorating conditions at the Brigham City Skate Park, including sinking concrete, damaged coping, and difficult-to-use features. He questioned pursuing a new recreation facility while existing recreational amenities need improvement and referenced Hyrum's skate park as an example of a successful facility built at a fraction of the proposed recreation facility's cost. He encouraged the City to consider available skate park resources and designers and said an improved facility could better serve local youth while attracting skateboarders from surrounding areas.

Wendy Kano referenced the Council's previous decision to table the proposed FY 2026-27 budget amendment for 60 days and hold work sessions regarding the proposed gymnasium. She stated that she contacted local school principals and learned that several school gymnasiums have availability after school, during evenings, and on Saturdays. She also noted that church gymnasiums may be available under certain conditions and stated that, given the availability of existing facilities, she did not believe additional gymnasium space was necessary.

COUNCILMEMBER COMMENTS

Councilmember Jensen thanked those who attended the meeting and shared their opinions, stating that public participation is an important part of the process and that the Council hears the concerns being expressed. He acknowledged that the public comment portion of a Council meeting does not allow for back-and-forth discussion but explained that upcoming work sessions would provide an opportunity for more open dialogue. He encouraged residents to attend those sessions and participate in the discussion

ACTION ITEMS

Consideration of Ordinance Amending Brigham City Code Chapter 156 Zoning, Multiple Use, Agricultural and Rural Residential Districts. Modify Use Categories and Use Types

Community Development Director Tom Kotter presented a proposed amendment to Brigham City Code Chapter 156, explaining that it was part of the City's ongoing effort to modernize and simplify the zoning code. The amendments remove outdated terminology and uses that are not appropriate within the Multiple Use Agricultural and Rural Residential districts, with the intent of keeping these zones focused on agricultural and rural residential purposes. Uses being removed include certain daycare facilities, forestry industries, assisted living centers, boarding houses, dude ranches, educational institutions, hospitals, and homeless shelters, which may be appropriate in other zoning districts.

Mr. Kotter explained that the changes would also prevent agricultural zones from accommodating businesses that may be agricultural in nature but generate industrial-level traffic, noise, or other impacts. He noted that the Planning Commission reviewed the amendments on September 15 and unanimously recommended approval by a 7-0 vote. Council discussion supported the amendments as part of the ongoing effort to streamline the City's ordinances and make them more consistent with current zoning practices.

MOTION: Councilmember Jensen made a motion to approve the ordinance amending Brigham City Code 156 for zoning and multiple use agriculture in rural residential districts. Councilmember Troxell seconded the motion. Motion passes unanimously.

Consideration of Resolution approving the sale of approximately 13.53 acres of Real Property to Box Elder School District and authorizing the Mayor to execute the Real Estate Purchase Agreement and related closing documents

City Administrator Derek Oyler presented a resolution authorizing the sale of approximately **13.53 acres** of City-owned property to the Box Elder School District for \$1,528,889 and authorizing the Mayor to execute the purchase agreement and related closing documents. The property is located within the previously approved Brigham City School Subdivision near the City's sports complex and is intended for a future elementary school.

Mr. Oyler explained that the City and School District had been working on the transaction for more than a year and that the School District had previously approved the purchase. He noted that approximately 2,700 residential units are in various stages of development in the area and discussed the need to plan for additional school capacity as the west side of Brigham City grows. He also expressed appreciation for the cooperative relationship between the City and School District.

MOTION: Councilmember Troxell made a motion to approve the resolution approving the sale of approximately 13.53 acres of Real Property to Box Elder School District and authorizing the Mayor to execute the Real Estate Purchase Agreement and related closing documents. Councilmember Jensen seconded the motion.

ROLL CALL: Councilmember Jensen – Aye; Mayor Pro Tem Hipp – Aye; Councilmember Troxell – Aye

DISCUSSION ITEM

Schedule upcoming work session to discuss proposed Action Item that was tabled on September 17, 2026 for a budget amendment to the FY 2026-27 budget to reflect an increase in expenditures in the Capital Projects Fund for new gym space

The Council discussed scheduling the first of at least two work sessions regarding the FY 2026-27 budget amendment for proposed new gymnasium space, which had been tabled at the September 17, 2026

meeting. Because two Council Members were absent, the Council agreed to schedule the first work session and determine the second date when more members were present.

City Administrator Derek Oyler stated that staff was compiling information presented during the previous meetings into one presentation, anticipated to take approximately 30 minutes, followed by Council discussion and public input.

After discussing potential dates and times, the Council agreed to hold the first work session on Thursday, October 8, 2026, at 6:00 p.m. A second work session will be scheduled at a later date.

At 7:44 PM Councilmember Jensen made a motion to adjourn. Councilmember Troxell seconded the motion.

Roll Call:

Councilmember Troxell– Aye; Councilmember Jensen – Aye; Mayor Pro Tem Hipp – Aye

The undersigned duly appointed Recorder for Brigham City Corporation hereby certifies that the foregoing is a true, accurate and complete record of the October 1, 2026 City Council Meeting.

Dated this 16th^h of October, 2026.

Kristina Rasmussen

Kristina Rasmussen, City Recorder

** These meeting minutes were generated with the assistance of artificial intelligence and have been reviewed, edited and approved by Brigham City Staff.