

**HUNTINGTON
CITY COUNCIL MINUTES
September 16, 2026**

Huntington City Council met in its regularly scheduled council meeting September 16, 2026 at the city office building located at 20 South Main Street. Meeting started at 6:30 p.m. with Mayor Leonard Norton presiding.

The following were in attendance:

Mayor: Leonard Norton
Council: Judd Beagley, Tom Kay, Lesa Miller, Gloria Wilson
Recorder: Brandy Wagner
Treasurer: Ronni Torre
Zoning Administrator/Code Enforcement: Jessica Lee
Fire Chief: Chase Majors (excused)
Maintenance Dept.: Scott Gordon Animal Control: Robert Baker

Council member Wilson extended a word to open the meeting, Council member Kay led those present in the pledge of allegiance.

Agenda Item 1. Appointment of new Council Member

Mayor Norton thanked those who applied and submitted applications for the Councilmember position and explained the process the City Council would follow to fill the vacancy.

The following individuals submitted applications for the City Council position:

- Theron Lee
- Josh Wagner

The Mayor and City Council reviewed the applications prior to the meeting. City Councilmembers also prepared a selection of questions to ask each applicant and determined the order in which the questions would be asked. Each applicant introduced themselves and answered questions from the Councilmembers.

City Councilmembers Judd Beagley, Tom Kay, Lesa Miller, and Gloria Wilson voted by paper ballot. Treasurer Ronni Torre collected the ballots and announced the results to Recorder Brandy Wagner. The vote was three (3) votes for Theron Lee and one (1) vote for Josh Wagner.

Mayor Norton announced that Theron Lee received the majority of the votes.

IN ACCORDANCE WITH UTAH STATE LAW, THERON LEE WAS SELECTED TO FILL THE VACANT CITY COUNCIL POSITION.

MAYOR NORTON THANKED BOTH APPLICANTS AND WELCOMED THERON LEE TO THE CITY COUNCIL.

Agenda Item 2. Oath of Office

Recorder Brandy Wagner administered the Oath of Office to Theron Lee

Agenda Item 3. MOTION: CONSENT AGENDA

- **Approval of August 19, 2026 City Council Minutes**
- **City Claims and Review of Financials**

COUNCIL MEMBER BEAGLEY MOVED TO APPROVE THE CONSENT AGENDA; MOTION SECONDED BY COUNCIL MEMBER MILLER. ROLL CALL VOTE: COUNCIL MEMBER BEAGLEY – YES, COUNCIL MEMBER KAY – YES, COUNCIL MEMBER LEE – YES, COUNCIL MEMBER MILLER – YES, AND COUNCIL MEMBER WILSON - YES. MOTION CARRIED.

Mayor Norton excused Council Member Lesa Miller at 6:48 pm to leave the meeting.

Agenda Item 4. Discuss/approve/deny: Ordinance O-2026-9 Short-Term & Vacation Rentals

COUNCIL MEMBER BEAGLEY MOVED TO APPROVE ORDINANCE O-2026-9; MOTION SECONDED BY COUNCIL MEMBER KAY. ROLL CALL VOTE: COUNCIL MEMBER BEAGLEY – YES, COUNCIL MEMBER KAY – YES, COUNCIL MEMBER LEE – YES, AND COUNCIL MEMBER G WILSON – YES.

Agenda Item 5. Discuss/approve/deny: Resolution R-2026-15 Setting City Cap on Short-Term & Vacation Rentals

COUNCIL MEMBER WILSON MOVED TO APPROVE RESOLUTION R-2026-15; MOTION SECONDED BY COUNCIL MEMBER BEAGLEY. ROLL CALL VOTE: COUNCIL MEMBER BEAGLEY – YES, COUNCIL MEMBER KAY – YES, COUNCIL MEMBER LEE – YES, AND COUNCIL MEMBER G WILSON – YES.

Agenda Item 6. Discuss/approve/deny: Ordinance O-2026-10 Rezoning

COUNCIL MEMBER KAY MOVED TO APPROVE ORDINANCE O-2026-10; MOTION SECONDED BY COUNCIL MEMBER LEE. ROLL CALL VOTE: COUNCIL MEMBER BEAGLEY – YES, COUNCIL MEMBER KAY – YES, COUNCIL MEMBER LEE – YES, AND COUNCIL MEMBER G WILSON – YES.

Agenda Item 7. Discuss/approve/deny: Resolution R-2026-16 Water Share Value

COUNCIL MEMBER WILSON MOVED TO APPROVE RESOLUTION R-2026-16; MOTION SECONDED BY COUNCIL MEMBER BEAGLEY. ROLL CALL VOTE: COUNCIL MEMBER BEAGLEY – YES, COUNCIL MEMBER KAY – YES, COUNCIL MEMBER LEE – YES, AND COUNCIL MEMBER G WILSON – YES.

Agenda Item 8. Discuss/approve/deny: BUSINESS LICENSE

1. COUNCIL MEMBER BEAGLEY MOVED TO APPROVE THE BUSINESS LICENSE FOR EMERY EMERGENCY MEDICAL SPECIAL SERVICE DISTRICT; MOTION SECONDED BY COUNCIL MEMBER WILSON AND CARRIED.
2. COUNCIL MEMBER WILSON MOVED TO APPROVE THE BUSINESS LICENSE FOR BRYDEE'S BEAUTY BAR; MOTION SECONDED BY COUNCIL MEMBER KAY AND CARRIED.
3. COUNCIL MEMBER BEAGLEY MOVED TO APPROVE THE BUSINESS LICENSE FOR EFFORTLESS BY DESIGN; MOTION SECONDED BY COUNCIL MEMBER LEE AND CARRIED.
4. COUNCIL MEMBER KAY MOVED TO APPROVE THE BUSINESS LICENSE FOR LOS AVILES AUTO SALES LLC; MOTION SECONDED BY COUNCIL MEMBER WILSON AND CARRIED.

Agenda Item 9. Discuss/approve/deny: Donation Wee Bit Wicked – Michelle Anderson

COUNCIL MEMBER BEAGLEY MOVED TO DONATE \$300.00 TO WEE BIT WICKED; MOTION SECONDED BY LEE. ROLL CALL VOTE: COUNCIL MEMBER BEAGLEY – YES, COUNCIL MEMBER KAY – YES, COUNCIL MEMBER LEE – YES, AND COUNCIL MEMBER G WILSON – YES.

Agenda Item 10. Discuss/approve/deny: Rosa Salazar interesting in purchase city property

Rosa Salazar expressed interest in purchasing a piece of City property located at the corner of 300 South and Main Street. She is interested in relocating her current business, Lamy's, to a permanent location in order to continue serving the community.

Mayor Norton explained that the City would need to establish a value for the property and advertise the property for sale.

No action was taken at this time.

Agenda Item 11. Discuss/approve/deny: Update security at fire station and city hall – Bryan Christensen

Treasurer Ronni Torre explained that the current security system at the fire station has been experiencing issues. The Commission discussed the possibility of updating the system. The estimated cost exceeds the City's purchasing policy threshold and would therefore need to be put out for bid.

Bryan Christensen explained that the current system is outdated and that the manufacturer is no longer interested in maintaining it. Bryan recommended that the City update the security system at the fire station.

While discussing the fire station security system, the possibility of updating the security system at City Hall was also discussed, including adding additional doors to the system.

Mayor Norton thanked Bryan for his input and stated that the City would gather bids from other security companies.

Agenda Item 12. Discuss/approve/deny: Secret Santa with Castle Country Radio

Mayor Norton explained that this is the mail box in front of City Hall during the Christmas season. We are splitting the cost with Mr. Automotive and we will use our half for advertising during Heritage Days.

COUNCIL MEMBER KAY MOVED TO SPLIT THE COST FOR THE SECRET SANTA MAILBOX; MOTION SECONDED BY COUNCIL MEMBER BEAGLEY. ROLL CALL VOTE: COUNCIL MEMBER BEAGLEY – YES, COUNCIL MEMBER KAY – YES, COUNCIL MEMBER LEE – YES, AND COUNCIL MEMBER WILSON - YES. MOTION CARRIED.

Agenda Item 13. Discuss/approve/deny: Sidewalk Project FY2027 bid

Two bids were presented for the Sidewalk Project FY2027 bid. **COUNCIL MEMBER KAY MOVED TO ACCEPT THE BID FROM B HANSEN CONSTRUCTION IN THE AMOUNT OF \$116,898.00; MOTION SECONDED BY COUNCIL MEMBER LEE. ROLL CALL VOTE: COUNCIL MEMBER BEAGLEY – YES, COUNCIL MEMBER KAY – YES, COUNCIL MEMBER LEE – YES, AND COUNCIL MEMBER WILSON - YES. MOTION CARRIED.**

Agenda Item 14. Discuss/approve/deny: Janitorial contract

One bid was presented for the Janitorial contract from Jessica Lee's Cleaning and Landscaping. **COUNCIL MEMBER BEAGLEY MOVED TO ACCEPT THE BID FROM JESSICA LEE'S CLEANING AND LANDSCAPING AT \$425.00 A MONTH; MOTION SECONDED BY COUNCIL MEMBER WILSON. ROLL CALL VOTE: COUNCIL MEMBER BEAGLEY – YES, COUNCIL MEMBER KAY – YES, COUNCIL MEMBER LEE – ABSTAIN, AND COUNCIL MEMBER WILSON - YES. MOTION CARRIED.**

Agenda Item 15. Update on Pickleball court

Council Member Beagley informed the Council that GRIT arrived on Monday and began work on the pickleball courts. Prior to GRIT beginning the work, City employees used the City dump truck to prepare the area.

Council Member Beagley expressed concern about the recent rainstorm and its potential impact on the project; however, no issues were reported as a result of the rain.

GRIT has formed the pads and plans to pour them on Thursday.

Agenda Item 16. Discuss/approve/deny: New Utility account deposit

Treasurer Ronni Torre informed the Council that she had contacted surrounding cities and found that they require a utility deposit for new accounts. She proposed that the City require a deposit for all new utility accounts going forward.

Mayor Norton recommended a \$200.00 deposit for new utility accounts.

**COUNCIL MEMBER LEE MOVED TO PUT A \$200.00 DEPOSIT ON NEW UTILITY ACCOUNTS;
MOTION SECONDED BY COUNCIL MEMBER WILSON AND CARRIED.**

Agenda Item 17. Mayors Report

Mayor Norton reported on the drainage issues experienced following the recent rainstorms. He explained that the City's drainage system has been overwhelmed in some areas. Mayor Norton apologized for the issues and noted that when the drainage system was originally installed, the roads, gutters, and curbs were different. He stated that the City appears to be experiencing more drainage issues on the east side of town. Addressing these issues will be expensive and will take time. Mayor Norton encouraged residents to remove items and vehicles from curbs and gutters so they do not obstruct the flow of water and create dams. He thanked the City employees for their continued efforts to clean out the drains. Mayor Norton reported that secondary water service will continue through the 28th or 29th. The last day the pond will receive water will be the 24th, and once the pond is empty, secondary water service will end for the year. Mayor Norton thanked residents for their water conservation efforts throughout the year and stated that the conservation efforts allowed the water supply to last longer than expected. Mayor Norton thanked the Fire Department for filling sandbags during the storm three weeks ago. He stated that residents in need of sandbags should contact the City. Sandbags are available at the City shop, and additional bags can be filled if needed. Mayor Norton welcomed Theron Lee to the City Council and noted that he has work ahead of him. Mayor Norton reminded residents that the holiday season is approaching and encouraged everyone to help residents who may be in need. Mayor Norton reported that fall cleanup has begun. He asked residents, if possible, to refrain from placing branches out at this time to help prevent drains from becoming clogged or branches from being washed away.

Agenda Item 18. Departmental Reports (Fire Department, Maintenance Department)

Fire Department: *Fire report given during council reports*

Maintenance Department: Scott Gordon there are sandbags at the shop and they can fill more if needed. There were a couple of trucks that the tires had gone bald, so they replaced two sets of tires. They helped Council Member Beagley at the pickleball courts. Scott mentioned that they have been going around after each storm and clearing the drains, but with the hail knocking all the leaves down they will go around in the morning to clear the drains again.

Agenda Item 19. Youth City Council Report

Youth City Council is resting.

Agenda Item 20. Council's Report

Gloria thanked Josh Wagner and Theron Lee for submitting their applications for the vacant City Council position. Gloria reported that the cemetery project has been completed and that

she has received positive feedback regarding the project. She thanked Council Member Kay for his help and input. Gloria also reported that only one cemetery plot has been sold this month. **Judd** thanked Josh Wagner and Theron Lee for stepping up and applying for the City Council position. Judd reported that the Emery Emergency Medical Special Service District (EEMSSD) worked with the County Commissioners to reach an agreement to allocate funds to the district for the next five years. The funding will assist with maintaining EMT staffing by allowing EMTs to receive increased compensation over the next several years. Judd reported that the Emery Recreation Special Service District is also having a successful year. He expressed appreciation for the work that went into getting the pickleball courts installed for the City. Judd reported that the recent rainstorm damaged the flowers and that the season has ended. He will contact the workers to begin removing the flowers. Judd encouraged residents to follow the Recreation Department's Facebook page for updates. He reported that an adult whiffle ball league will be starting. The Recreation Department has also identified an age gap in the recreation soccer program between the time children participate in youth soccer and when they are eligible to join the high school team. The department is looking into ways the recreation program can help address this gap. Judd also reported that a men's basketball league will be starting.

Theron stated that he had nothing to add at this time.

Tom thanked the Fire Department for its work during the storm three weeks ago and noted that the department was called out to assist with flooding. He also thanked the City employees, members of the public, and Desert Edge Church for their efforts in filling sandbags.

Tom reported that he currently has two community service workers. He also thanked Josh Wagner and Theron Lee for submitting their applications for the City Council position.

Agenda Item 21. Zoning Administrator Report

Zoning Administrator Jessica Lee reported that there were no zoning clearances issued this month. Jessica reported that a truck with expired registration and tags had been parked in the City and has since been moved. She also addressed several questions regarding property setbacks and zoning regulations. Jessica reported that she spent several hours working with **Recorder Brandy Wagner** to obtain information related to a business license. She also attended a sidewalk walkthrough with the Mayor. Jessica has been working with a resident to develop a plan of action for cleanup of the resident's property. Jessica also reported on the four business licenses that were approved.

Agenda Item 22. Adjournment

COUNCIL MEMBER WILSON MOVED TO ADJOURN; MOTION SECONDED BY COUNCIL MEMBER KAY AND CARRIED. MEETING ENDED AT 7:41 P.M.

Brandy Wagner
Huntington City Recorder