

TOQUERVILLE CITY COUNCIL
Regular Work Meeting Minutes
July 20, 2022 at 6:00 pm
212 N. Toquer Blvd, Toquerville Utah



Present: Mayor Keen Ellsworth Councilmembers: Justin Sip, Chuck Williams, Rachel Peart, Ty Bringhurst; Staff: City Manager Afton Moore, Planning & Zoning Administrator Darrin LeFevre, Recorder Daisy Fuentes, Attorney Heath Snow; Via Zoom: Conflict City Attorney Bruce Jenkins; Absent: Councilman Gary Chaves

A. CALL TO ORDER:

The Pledge of Allegiance was led by Councilman Justin Sip. Invocation was led by Councilman Chuck Williams.

B. APPROVAL OF AGENDA:

Councilman Williams motioned to amend the agenda of public hearing items 1 and 2 while they are still in public hearing with the planning and zoning committee, along with business items G 1 and 2 for the same reason. Councilman Bringhurst seconded the motion. Motion carried 4-0. Ty Bringhurst – aye, Justin Sip – aye, Chuck Williams – aye, Rachel Peart – aye.

City Attorney Heath Snow is representing Firelight meaning Conflict City Attorney Bruce Jenkins will be representing the city for any item involving Firelight.

C. CONSENT AGENDA:

1. Review and possible approval of meeting minutes from June 1st Work Meeting, June 15th Business Meeting and June 21st Special Business Meeting.

Councilman Bringhurst motioned approve item C1. Councilman Sip seconded the motion. Motion carried, 4-0. Justin Sip – aye, Chuck Williams – aye, Rachel Peart – aye, Ty Bringhurst – aye.

2. Review and possible approval of City Expenditures from May 2022 and June 2022.

Councilman Williams motioned to approve item C2. Councilman Bringhurst seconded the motion. Motion carried 4-0. Justin Sip – aye, Chuck Williams – aye, Rachel Peart – aye, Ty Bringhurst – aye.

D. CITY DEPARTMENT REPORTS:

1. Ash Creek Special Services District Representative
Not in attendance.
2. Hurricane Valley Fire District Representative – Merlin Spendlove
Not in attendance.
3. Planning Commission Chair – Joey Campbell
Commissioner Campbell did not have anything to report on other than items on the agenda.
4. City Manager- Afton Moore
Afton gave reports on financial, roads, parkways, the Anderson junction waterlines, economic growth, the general plan survey, business licenses, pioneer day, and the famers market.
5. City Attorney – Heath Snow
Attorney Snow did not have anything to report on other than items on the agenda.

E. Presentations:

1. Anthony Munson – Eagle Project TRE Frisbee Golf – Returned to this item after item G3 due to absence while on this item.

Anthony spoke about the possible Trail Ridge Estates Park frisbee golf course. The additions would be signage, a 9th basket and tee boxes. Council and staff spoke about locations, signage size, materials and funding.

Councilman Sip made a motion to approve the eagle scout project to rebuild the frisbee golf at TRE Park and to not exceed \$3,000. Councilman Peart seconded the motion. Motion carried 4-0. Justin Sip – aye, Chuck Williams – aye, Rachel Peart – aye, Ty Bringhurst – aye.

Council returned to item G4.

2. Stephanie Maloney – St George Regional Hospital Update

Terry gave a hospital update, played a YouTube video, and answered questions from council and staff.

F. PUBLIC HEARING:

1. Public input is sought on a Final Plat application for Sun River Firelight Phases 1 and 2 submitted by Firelight Development. Tax ID #T-128-PV1/T-141-PV1. Current zoning is R-1-20 with development agreement.
2. Public input is sought on final approval of the Firelight MPDO Zone/Plan and an Ordinance amending the City’s Official Zoning Map to designate the Firelight Subject Property as having MPDO Zoning.

Items 1 and 2 were removed from the agenda.

3. Public input is sought on the final Firelight Development Agreement.

Dan Catlin

Dan spoke about the distance between the houses in the new development.

Todd Sands

Todd spoke about the possible approval of this subdivision and the impact fees retroactive to firelight.

Stacey Eaton

Stacey spoke about density catch up and the PID financing.

G. BUSINESS:

1. Discussion and possible action on Final Plat application for Sun River Firelight Phases 1 and 2 submitted by Firelight Development. Tax ID #T-128-PV1/T-141-PV1. (Planning Commission tabled this item. Vote: 4-0)
2. Discussion and possible action on final approval of the Firelight MPDO Zone/Plan and an Ordinance amending the City’s Official Zoning Map to designate the Firelight Subject Property as having MPDO Zoning (Planning Commission tabled this item because of the deficiencies of 10-15C-10, A 1-2. Vote: 4-0).

Business items 1 and 2 were removed from agenda.

3. Discussion and possible action on the final Firelight Development Agreement. (Planning Commission recommended approval with conditions of permitted uses to remain the same as city code. Vote 4-0).

Councilmembers discussed how Firelight would be able to use their land if this item were to be approved along with the issue of water. They also talked on the topic of commercial ERUs.

Councilman Bringhurst motioned to table this item. Councilman Williams seconded the motion. Motion carried, 4-0. Justin Sip – aye, Chuck Williams – aye, Rachel Peart – aye, Ty Bringhurst – aye.

Council went back to item E1.

4. Discussion and possible action on Resolution 2022.XX – Uniform Fee Schedule to include the Street Identification Change fee. (9-2-9 Toquerville City Code).

Councilman Bringhurst moved to approve this item. Councilman Sip seconded this motion. Motion carried, 4-0. Justin Sip – aye, Chuck Williams – aye, Rachel Peart – aye, Ty Bringhurst – aye.

5. Discussion and possible action on Resolution 2022.XX – PTIF Designation.

Councilman Bringhurst motioned to approve this item. Councilman Williams seconded this motion. Motion carried, 4-0. Justin Sip – aye, Chuck Williams – aye, Rachel Peart – aye, Ty Bringhurst – aye.

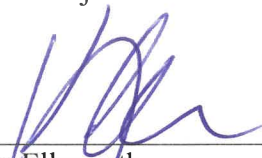
H. CALENDAR OF EVENTS:

1. Pioneer Day Celebration – Saturday July 23, 2022, at Center Street Park Parade begins at 8:00 AM. Line up is at 7:30 AM.
2. Farmers Market – Saturday, August 20, 2022, at City Hall 9 AM – 1PM (Every 3rd Saturday through October 2022).

Councilman Bringhurst mentioned:
August 2nd is a Toquerville Secondary Water System meeting at 5:00 PM at City Hall. Council discussed park sizes.

I. ADJOURN:

Mayor Ellsworth adjourned the meeting at 7:23 PM.



Mayor – Keen Ellsworth

9/7/22

Date



Attest: City Recorder – Daisy Fuentes-Loera