

KANAB CITY COUNCIL MEETING
JANUARY 10, 2017
KANE COUNTY COMMISSION CHAMBERS

PRESENT: Mayor Robert D. Houston, Council Members Byard Kershaw, Michael East, Jeff Yates, Brent Chamberlain and Joe B. Wright, Recorder Joe Decker, Attorney Jeff Stott and Treasurer RaeLene Johnson.

WORK MEETING: Lexi Little, Community Outreach Specialist, with the Healthy Kane County Coalition addressed the Council. She said that the Coalition needed an organization that would be in charge of finances. The Coalition would do their own budgeting. Council Member Wright explained that the finances could be managed like the 10-K fund. All expenses would be paid through Kanab City. Ms Little presented the Healthy Kane County Coalition By-Laws. She informed the Council that Fredonia, Arizona is included in the Coalition. The Council said that that they would have Legal review the request, and then make a decision at their next meeting.

Prayer was offered by Council Member Yates and the pledge was led by Mayor Houston. Mayor Houston called the regularly scheduled meeting to order and roll call was taken.

APPROVAL OF AGENDA: A motion was made by Council Member Wright and 2nd by Council Member Chamberlain to approve the agenda of the January 10, 2017 meeting. Motion passed unanimously.

APPROVAL OF MINUTES: A motion was made by Council Member Yates and 2nd by Council Member East to approve the minutes of the December 13, 2016 meeting. Motion passed unanimously.

APPROVAL OF VOUCHERS: A motion was made by Council Member Wright and 2nd by Council Member Chamberlain to approve the vouchers and check register dated December 22, 2016 in the amount of \$144,400.18. Motion passed unanimously. A motion was made by Council Member Wright and 2nd by Council Member East to approve the vouchers and check register dated January 10, 2017 in the amount of \$193,617.80. Motion passed unanimously.

PUBLIC COMMENT PERIOD: No comments were received.

APPROVAL OF 2017 ANTICIPATED MEETING SCHEDULE: A motion was made by Council Member Yates and 2nd by Council Member Wright to approve the 2017 anticipated meeting schedule with corrections. Motion passed unanimously. It was noted that meetings may be canceled due to Holidays or for lack of agenda or quorum.

APPOINTMENT TO BEAUTIFICATION BOARD: A motion was made by Council Member Kershaw and 2nd by Council Member Chamberlain to approve the appointment of Donna Huntsman and the re-appointment of Rich Csenge to serve on the Beautification Board with terms ending 12/31/2020.

APPOINTMENT TO LIBRARY BOARD: A motion was made by Council Member Wright and 2nd by Council Member Chamberlain to appoint Amy Gaskin to serve on the Library Board with a term ending 12/31/2020. Motion passed unanimously. It was noted that Pete King has served faithfully for many years and will not be re-appointed.

PUBLIC COMMENT/DISCUSS PROPOSED ORDINANCE CHANGES PERTAINING TO SHORT TERM RENTALS: Mayor Houston said that he had only received one written comment. It was from Tim Clarke. Mr. Clarke didn't want there to be a limit on short term rentals. Celeste Myers addressed the Council. She said she has a bed and breakfast. She doesn't feel that neighbors should get as much consideration as property owners of short term rentals. Neighbors shouldn't think that things are never going to change. Council Member Wright said he is all for protecting property owner's rights. He thinks the health, safety and welfare of people needs to be protected. People should be able to use their property as they see fit. He feels it is out of place limiting the number of short term rentals in each neighborhood. Council Member Chamberlain said that it is all about zoning. Residential property owners expect some sense of neighborhoods not a commercial venture. The City can't ignore homeowner's rights over property owners. It will have an adverse affect in a neighborhood where there are commercial ventures. There needs to be a balance. Otherwise the City isn't serving the entire community. There is zoning for a reason. Council Member Yates said there needs to be some regulations, but he is concerned with the 300 foot rule. There needs to be licenses and set back requirements. Council Member East isn't in favor of the ordinance as written. There needs to be TRT tax collected, but he doesn't feel there should be limits on how many short term rentals someone can have. He pointed out a couple of points that Virgin, Utah's draft ordinance had. He doesn't feel there is a need at the present time. The market will define the balance. Council Member Kershaw agrees with Council Member Chamberlain. He said a lot of problems can be taken care of by the nuisance ordinance. He looks at short term rentals as a business. Mayor Houston agreed with everything that was said. Kanab is becoming a destination city. It's appeal is its rural atmosphere. He said when he got elected he promised to try and keep the rural atmosphere and never narrow the streets. He is concerned about having a lot of empty homes in the winter in neighborhoods. He thinks the 300 foot rule is too restrictive. He suggested sending the ordinance back to the Planning Commission. Council Member Chamberlain felt the City needed to work on it because the Planning Commission has spent months on it already. Council Member Yates felt the City could make some simple changes and pass the ordinance. Attorney Stott explained that a lot of things in the Ordinance are already required. There are only four

new things. TRT is already required; business licensing is also already required. What would be the fair way to limit rentals?

Mayor had Sophia McCowan, Brooke Szymanski, McKenna Clarkson and Abby Brooks introduce themselves. They are candidates for Girls State.

A motion to adjourn was made by Council Member Yates and 2nd by Council Member Wright. Motion passed unanimously.

MAYOR ROBERT D. HOUSTON

RECORDER JOE DECKER