

Kanab City Council Meeting
July 27, 2021
City Council Chambers
26 North 100 East Kanab, Utah
6:30 PM

Work Meeting: Treasurer Katherine Ohlwiler presented MeriLyn Oblad with the Employee of the Month for July:

“MeriLyn Oblad began working for the City Library as a Part Time Children’s Librarian one year ago... on July 27, 2020. She took on the role, from the beginning, with positivity and continues to put forth the effort to learn new information in order to grow in her job as a librarian. MeriLyn did an amazing job with the Summer Reading program this year. She went into the community and was able to ensure our patrons had incredible prizes from local businesses, while also creating weekly crafts to hand out for young readers. She’s a great asset to Kanab. The library and city are grateful to have her and want her to know how appreciative we are of her efforts. Thank you MeriLyn, for all you do for the Kanab City Library!”

The prayer was offered by Arlon Chamberlain and the pledge was led by Jeff Yates. Mayor Houston called the meeting to order and roll call was taken.

In Attendance: Mayor Robert D Houston, Council Members Arlon Chamberlain, Celeste Meyeres, Jeff Yates and Byard Kershaw, Attorney Jeff Stott and Treasurer Katherine Ohlwiler. Council Member Michael East and Recorder Joe Decker were excused.

Approval of Agenda: Mayor Houston explained item number nine on the agenda cannot be discussed or voted on as there was misinformation sent to the council on that item. A motion was made by Jeff Yates and 2nd by Byard Kershaw to approve the July 27, 2021 meeting agenda with omitting item number nine. Motion passed.

Approval of Minutes: A motion was made by Byard Kershaw and 2nd by Celeste Meyeres to approve the July 13, 2021 Kanab City Council meeting minutes. Motion passed.

Approval of Accounts Payable Vouchers and Check Registers: A motion was made by Byard Kershaw and 2nd by Jeff Yates to approve the accounts payable vouchers and check registers dated July 20, 2021 in the amount of \$153,551.04 and for July 27, 2021 in the amount of \$52,180.21. Motion passed.

Public Comment: Jeff Stott invited everyone to the musical play comedy, Montezuma and the Petticoats, it is fictional but based on Kanab history. Debuting August 5, 6, 7 and 9 at 6:30PM at the Kanab High School auditorium.

Morgan Wood, the new seminary teacher for Kanab High School wanted to introduce himself and say hello.

Bruce Davis, a resident of Vermillion Cliffs out East of town was concerned about the rumors of annexation. He asked what it would take to annex into the City, explained he has lived there for five years and doesn't want to see it change.

Mayor Houston explained the annexation discussion of a prior meeting. Jeff Stott then explained the process of annexation. Bruce Davis also wondered how prepared the City is to take care of everything the City would need to take care of if they were to annex out East.

Public Hearing on a Plat Amendment to the Kanab Creek Ranchos Subdivision to remove the existing lot lines between parcels 72-1259, 72-1260, & 72-1261 creating a single parcel; all properties located in the approximate area of 504 West Aspen Drive.

[Applicant: George & Nancy Bauer]: A motion was made by Jeff Yates and 2nd by Byard Kershaw to go in and out of Public Hearing at the call of the Mayor. Motion passed. Into Public Hearing. No comments. Out of Public Hearing.

Discuss – Vote on a Plat Amendment to the Kanab Creek Ranchos Subdivision to remove the existing lot lines between parcels 72-1259, 72-1260, & 72-1261 creating a single parcel; all properties located in the approximate area of 504 West Aspen Drive.

[Applicant: George & Nancy Bauer]: Arlon Chamberlain explained this is joining three lots out of the five the owners own. They received notice from Garkane and South Central that they are vacating the easements and there are no issues. The Planning Commission recommended this amendment unanimously. Mike Reynolds expressed that the Planning Commission added the condition that the owners remove the existing modular double-wide and replace it with a new double-wide.

A motion was made by Arlon Chamberlain and 2nd by Jeff Yates to approve the amendment to the plat in the Kanab Creek Ranchos subdivision to remove the existing lot lines between parcels 72-1259, 72-1260 and 72-1261 creating a single parcel. With the conditions that they remove the existing modular home within six months and with the findings that neither the public nor any person will be materially injured by the proposed vacation, alteration or amendment and that there is good cause for the vacation, alteration or amendment. Motion passed.

Discuss – Vote on Final Plat for Creekside Subdivision Phase 4: Arlon Chamberlain explained with the final plat there has been a condition attached to the lots that are on the creek to be soil tested so that the City will not be liable. Mike Reynolds explained that the Planning Commission expressed that the whole phase should be Geotech-tested and the lots on the creek need to at least have a soils test done on each lot. Janae Chatterley explained during the phase two approval, the City Council approved it with the condition that lots 17-23, which is on the creek side of phase two, follow the Geotech Report that was done on September 18, 2017. Phase three didn't have any conditions added but those lots were on the upper level of Creekside with one lot that was on the east side of Creekside. There were general conditions with five notes which reference the Geotech report that was done for phase two only. No soils tests or checking the slopes of the lots that are apart of phase four have been done. She suggested wanting another Geotech report done for the lots in Phase four.

A motion was made by Arlon Chamberlain and 2nd by Jeff Yates to approve the final plat for Creekside Subdivision Phase 4 with the conditions: 1. A Geotech Report be done on all of Phase 4. 2. A standard soils test be done on the lots facing the creek, #24-41, and the interior lots have a representative soils test done. 3. That Engineers inspect and approve the infrastructure before a building permit is given. Motion passed.

A motion was made by Jeff Yates and 2nd by Byard Kershaw to adjourn the meeting. Motion passed.

Mayor

Recorder