

WORK MEETING MINUTES
CITY COUNCIL
CITY COUNCIL CHAMBERS, EPHRAIM CITY HALL
5 SOUTH MAIN, EPHRAIM, UTAH
JANUARY 5, 2022
5:30 PM

CALL TO ORDER

The Ephraim City Council convened in a work meeting on Wednesday, January 5, 2022, in the City Council Room. Mayor Scott called the meeting to order at 5:30 p.m.

ROLL CALL

MEMBERS PRESENT

John Scott, Mayor
Margie Anderson, Mayor Pro Tem
Tyler Alder
Alma Lund
Lloyd Stevens
Richard Wheeler

STAFF PRESENT

Shaun Kjar, City Manager
Brian Page, City Attorney
Leigh Ann Warnock, City Recorder
Bryan Kimball, Community Dev.
Devan Fowles, Planner
Jon Knudsen, Financial Director
Jeff Jensen, Public Works Director
Cory Daniels, Power Director
Aaron Broomhead, Police Chief
Jeff Hermansen, Fire Chief
Michael Patton, Rec Director

AGENDA REVIEW

Whitestone Villas – Todd Alder has requested a Conditional Use Permit and a zone change from Residential Zone (R3) to High-Density Residential Zone (R4) which is just east of the four-plex. He plans to build affordable housing for young families. Current zoning allows for four units per parcel. The rezone would allow 24 small units on that property. Neighbors have expressed concerns regarding potential increased traffic and pedestrian safety, off-set intersection, buffers, etc. the frontage ditch would need to be re-piped. The road is narrow at 24' but as property develops, owners would be expected to improve their side of the road making it a full-sized road. Discussion also included which side of the road should be widened.

Planning Commission recommended approval unanimously. They felt this would not be a huge impact compared to what is existing.

Councilmember Alder entered the meeting at 5:43 p.m.

WARRANT REGISTER INQUIRIES

Mike Savio Impact Fee Payment – This is a reimbursement.

Ferguson Group – Our monthly fee to our lobbying firm.

MINUTES CORRECTIONS

Ephraim Electuary to Ephraim Elementary in the December 15, 2021 Council Meeting Minutes.

ADJOURN

There being no further discussion, Councilmember Wheeler moved the work meeting adjourn. The motion was seconded by Councilmember Anderson. The vote was unanimous. The motion carried.

MINUTES APPROVED:

John Scott, Mayor

Date

ATTEST:

Leigh Ann Warnock, City Recorder

Date