



HURRICANE CITY UTAH

Mayor

City Manager

Nanette Billings Kaden DeMille

City Council

*David Hirschi
Kevin Thomas
Clark Fawcett
Drew Ellerman
Joseph Prete*

Hurricane City Council Meeting Agenda

June 19, 2025

3:30 PM

City Council Chambers 147 N 870 W, Hurricane

Notice is hereby given that the City Council will hold a Regular Meeting in the City Council Chambers 147 N 870 W, Hurricane, UT. [Meeting Link on Webex](#) Meeting number: 2630 456 5376 Meeting password: HCcouncil Join from a video or application Dial 26304565376@cityofhurricane.webex.com. You can also dial 173.243.2.68 and enter your meeting number. Join by phone +1-415-655-0001 US Toll Access code:26304565376. A silent roll call will be taken, followed by the Pledge of Allegiance and prayer by invitation. **THOSE WISHING TO SPEAK DURING PUBLIC FORUM MUST SIGN IN WITH THE RECORDER BY 6:00 P.M.**

3:30 p.m. Work Meeting

1. Discussion regarding the zoning of Canyons RV
2. Agenda Summary

4:00 p.m. Joint Work Meeting with the Planning Commission

1. Discussion regarding the exterior designs and the amenities around the Civic Center public facilities and PDO Zone change recommendations

5:00 p.m. Pre-meeting

6:00 p.m. - Call to Order

Prayer

Thought

Pledge of Allegiance

Declaration of any conflicts of interest

Minutes of the Regular City Council Meeting for April 17, 2025 and Special Meeting April 21, 2025

Recognition of Scouts for the completion of their Eagle Scout projects

Public Forum – Comments from Public

Please Note: In order to be considerate of everyone attending the meeting and to more closely follow the published agenda, public comments will be limited to 3 minutes per person per item. A spokesperson representing a group to summarize their concerns will be allowed 5 minutes to speak. Repetitious commentary

will not be allowed. If you need additional time, please request agenda time with Cindy Beteag in writing before 12:00 p.m. the Tuesday one week before the Council meeting.

OLD BUSINESS

1. Consideration and possible approval of a **Development Agreement with the Zion Regional Medical Center** to allow, among other terms, an increased height limitation of 85 feet for a proposed hospital building on property zoned Highway Commercial (HC); Parcel Numbers H-3-2-6-1406-GS1, H-3-2-6-1407, and H-3-2-6-1408-GS2; ZRMC Operating LLC, Applicant; Jared Cox and Karl Rasmussen, Agents

NEW BUSINESS

1. Consideration and possible approval of an **appeal on the denial of a vacation rental license** - Lanelle Butterfield
2. Consideration and possible approval of a **Development and Power Line Extension Agreement** with WPP Hurricane Land, LLC.
3. Consideration and possible approval of **Resolution 2025-28 Approving Amendments to the Transmission Service Agreement** for the Central-St. George Transmission Project - Mike Johns
4. Consideration and possible approval of a **Reimbursement Agreement with Falcon Crest, LLC** for improvements made to 1500 South. -Arthur LeBaron
5. Consideration and possible approval of **adjusting City contributions** for Tier II Hybrid Employees' retirement - Sel Lovell
6. Consideration and possible approval of **Zone Change Amendment Ordinance ZC25-14**, a zone change request located at 2085 S 700 W from Single Family Residential R1-15 to General Commercial; parcel number H-3-2-10-2308; Michael and Aimee Carnell, Applicants
7. Consideration and possible approval of **Zone Change Amendment Ordinance ZC25-15**, a zone change request located near 3700 W Bash Parkway from Single Family Residential R1-8, Public Facility; parcel number H-4-2-12-1213-GS1; Western Mortgage and Realty Co - Tim Tippet, Applicant, Karl Rasmussen, Agent
8. Public Hearing to take comments on the following:
 - a. 2025-2026 Fiscal Year Budget
 - b. Proposed amendments to the 2024-2025 Fiscal Year Budget
9. **Public Hearing** to take comments on the following:
 - a. Wage increases within the 2025-2026 Fiscal Year Budget of up to 11% for all executive municipal officers as defined in Utah Code 10-3-818
10. Consideration and possible approval of **Resolution 2025-26 approving the 2025-2026 Fiscal Year Budget**
11. Consideration and possible approval of **Resolution 2025-27 approving and adopting amendments to the 2024-2025 Fiscal Year Budget**
12. Mayor, Council, and staff reports
13. Closed Meeting held pursuant to Utah Code section 52-4-205, upon request

Adjournment

I hereby certify that the above notice was posted to the city website, (www.cityofhurricane.com) posted to the state public notice website, and at the following locations:

1. City office – 147 North 870 West, Hurricane, UT
2. The Post Office – 1075 West 100 North, Hurricane, UT
3. The library – 36 South 300 West, Hurricane, UT

_____ for the City Recorder