



HURRICANE CITY UTAH

City Council

*Drew Ellerman
Joseph Prete
Dave Imlay
Lynn Excell
Amy Werrett*

Mayor

City Manager

Clark Fawcett

Kaden DeMille

Hurricane City Council Meeting Agenda

February 19, 2026

5:00 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.**

5:00 p.m. Pre-meeting

1. Agenda Summary

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 January 15, 2026, and February 5, 2026, and special meetings January 5, 2026, and January 29, 2026

Presentation by the HHS Robotics Team

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 **Zone Change Amendment Ordinance No. ZC25-16**, a proposed zone change located at approximately 2241 S 5400 W from Agricultural A-5 to Single Family Residential R1-6 and R1-8; Parcel number H-4138-J; Andrew Hall, Applicant; Ryan Lay, Agent

2. Consideration and possible approval of a request for **amendments to the Sky Rim Development Agreement** entered into on December 2, 2022; File No. GA26-01; Steward Land Company, Applicant; Clark Conway, Agent.

NEW BUSINESS

1. Consideration and possible approval of an **appeal of the business license denial** for Rizerin LLC - Samuel Elam
2. Consideration and possible approval of **Ordinance 2026-02 Amending Title 3, Chapter 1** regarding background checks - Cindy Beteag
3. Consideration and possible approval of a **Supplemental Watershed Plan Agreement #10** with NRCS - Arthur LeBaron
4. Consideration and possible approval of a **request for a General Plan Amendment** from "Single Family" to "Multifamily" for a property located at 1015 N 200 W; File No. GPA26-01; Parcel number H-3-1-27-2106; Adam Nielson, Applicant; Karl Rasmussen, Agent
5. Consideration and possible approval of **Zone Change Amendment Ordinance No. ZC26-01** to rezone a property located at 1015 N 200 W from Single Family Residential R1-10 to Multiple Family Residential RM-1; File No. ZC26-01; Parcel No. H-3-1-27-2106; Adam Nielson, applicant; Karl Rasmussen, agent
6. Consideration and possible approval of **Ordinance 2026-03, a Land Use Code Amendment to Title 10 Chapter 7** regarding conditional use permits for metal buildings; File No. LUCA26-01; Hurricane City, Applicant. -Gary Cupp
7. Consideration and possible approval of the **Municipal Advisor Agreement** with Zions Public Finance - Kaden DeMille
8. Consideration and possible approval of **awarding the bid for the chip seal project** - Arthur LeBaron
9. Consideration and possible approval of **awarding the bid for the slurry seal project** - Arthur LeBaron
10. Discussion regarding **creating an Affordable Housing Committee** - Mayor Fawcett
11. Mayor, Council, and staff reports
12. Closed Meeting held pursuant to Utah Code section 52-4-205, upon request

Adjournment

The undersigned City Recorder does hereby certify that the agenda was posted to the city website, posted to the state public notice website, and at the following locations: the City office, the post office, and the library on February 18, 2026. Cindy Beteag, City Recorder

REASONABLE ACCOMMODATION: Hurricane City will make efforts to provide reasonable accommodations to disabled members of the public in accessing City programs, please contact the City Recorder, 435-635-2811 x 106, at least 24 hours in advance if you have special needs.

