

**HEBER CITY CORPORATION
75 North Main Street
Heber City, UT 84032
Heber City Council Meeting
June 3, 2025**

APPROVED Minutes

**4:00 p.m. Work Meeting
6:00 p.m. Regular Meeting**

I. WORK MEETING - 4:00 P.M.

Mayor Franco called the meeting to order at 4:00 p.m. and welcomed everyone present.

City Council Present: Mayor Heidi Franco
Council Member Yvonne Barney
Council Member Aaron Cheatwood
Council Member Mike Johnston
Council Member Sid Ostergaard - remotely
Council Member Scott Phillips

Staff Present: City Manager Matt Brower
Assistant City Manager Mark Smedley
Community Development Director Tony Kohler
Planning Manager Jamie Baron
City Engineer Russ Funk
City Attorney Jeremy Cook
City Recorder Trina Cooke
Planner Jacob Roberts
Finance Manager Sara Jane Nagel
Chief of Police Parker Sever
Public Works Director Matthew Kennard

Staff Participating Remotely: IT Specialist Anthon Beales, Finance Manager Sara Jane Nagel, Planning Manager Jamie Baron, Engineering Administrative Assistant Desireé Muheim, Engineer Kyle Turnbow, Human Resources Manager Cherie Ashe, Public Works Director Matthew Kennard, City Engineer Russ Funk, Assistant City Manager J. Mark Smedley, Planning Admin Meshelle Kijanen, and Deputy City Recorder Robin Bond.

Also Present: Phil Jordan, Tori Broughton, Julie Franklin, Oakley Franklin, Mary Snyder, Elisha McKenzie, David Niban, Joshua Niban, Missy Luke, Larson Quick, Rance Echols, Brandon Healey, Brayden Luke, Joel Hicken, Justin Motley, Trudi Harter, Grace Doerfler, Kent Shelton, Rock Shutter, Brian Balls, David N. Johnson,

Adam Killpack, Del Barney, Aaron Taylor Hicken, and others who did not sign in or whose handwriting was illegible.

Also Attending Remotely: (names are shown as signed-in online) Aron G. APC Towers, Laurie Gagan, Zach Butterfield, Louise, MKohler, Ann, S, Jami Hewlett, Christen Thomson, Mike, Jill Watson, Grace Doerfler, H, SRH, C, Brandon Woodard, A, B, Deb, Shorty5, and Jonathan Crosswhite.

1. Central Heber Overlay Zone (CHOZ) Recommendation by Planning Commission (Tony Kohler, Community Development Director) - *60 min*

Community Development Director Tony Kohler introduced the agenda item. Planning Commission Chair Phil Jordan and Vice Chair Tori Broughton were in attendance to provide the presentation, as included in the meeting materials, and offer information regarding the proposed Central Heber Overlay Zone (CHOZ). Vice Chair Broughton described the intent of overlay zone was to improve the downtown corridor, promote walkability, increase safety, and to beautify and enhance the aesthetic of the corridor, while planning for the future at the same time. Planning Consultant John Janson reviewed lower density residential uses; flag lots; subordinate dwelling units; detached accessory dwelling units; duplexes; twin homes; mansion style apartments; commercial buildings; mixed-use buildings; and an infill option summary. An ordinance would be presented to Council at a future meeting to consider adoption of the CHOZ.

2. Ordinance 2025-05 Text Amendment: Body Art Facilities (Jacob Roberts, Planner) - *40 min*

Planner Jacob Roberts provided a presentation, as included in the attached meeting materials, offering background of the applicant's journey to obtain permission to operate a body-art facility in Heber City. He stated there were existing aesthetic facilities that offered cosmetic tattoos within the City. He shared the State's definition of tattoos was captured within the term "body-art" and provided an excerpt of State Code. Mr. Roberts shared proposed changes to the City Code, and the positive recommendation forwarded from the Planning Commission. Council discussion followed.

II. BREAK - 10 MIN

III. REGULAR MEETING - 6:00 P.M.

1. Call to Order

Mayor Franco called the meeting to order at 6:08 p.m. and welcomed everyone present.

2. Pledge of Allegiance (Heidi Franco, Mayor)

Mayor Franco led the recitation of the Pledge of Allegiance.

3. Prayer/Thought by Invitation (Yvonne Barney, Council Member)

Council Member Yvonne Barney shared a prayer.

IV. AWARDS, RECOGNITION, and PROCLAMATIONS:

1. Mayor's Award for Public Works Storm Drain Crew

Mayor Franco read the nomination from an observer in the community who had witnessed members of the Public Works Storm Drain crew Stephen LaFay, James Pedersen, Brandon Healey, and Brayden Luke attempt to rescue baby ducklings that had fallen into a storm drain.

2. Mayor's Award for Winners of the Heavy Equipment (Backhoe) Rodeo

Mayor Franco congratulated Kody Giles for winning the Trackhoe Rodeo, the Backhoe Rodeo, and on a team with Christian Payan and Justin Motley, had won the overall Heavy Equipment Rodeo events during Public Works Week.

V. CONFLICT OF INTEREST DISCLOSURE:

Council Member Johnston declared a conflict with Red Rock Annexation.

Council Member Cheatwood explained he worked with Red Rock but had nothing to do with the annexation and would receive no financial gain from the annexation.

VI. PUBLIC HEARINGS: (Council May Take Action on the Following Items Upon Conclusion of the Public Hearing)

1. Public Hearing on FY 2026 Tentative Budget (Sara Nagel, Finance Manager)

Finance Manager Sara Jane Nagel stated that tonight was the second public hearing for the 2026 Fiscal Year Budget adoption process. She outlined the budget process as included in the attached presentation in the meeting materials. She shared a list of projects included in the budget that could be deferred, if needed, as identified by staff, dependent upon the unknown amount of sales tax revenue the City received for the year.

City Engineer Russ Funk explained that the cost of the striping project would need to be increased in the budget. The bids returned were \$80,000.00 higher than in preceding years.

Mayor Franco opened the Public Hearing at 6:33 p.m.

Resident Jami Hewlett said she was very concerned about the increased utility rates. She said she was unable to afford her home any longer because of the raised rates for utilities, taxes, and insurance.

Ms. Hewlett asked why Zion's bank was doing a study for the City and said there had been a problem with someone at Zion's Bank trying to get on the school board. She was wondering why Zion's Bank got to do the study and was recommending that her utility rates be increased when she was already maxed out. Ms. Hewlett wanted to know how the increased density would affect the utility rates by raising them even more. She thought the sewer was maxed out and did not know how power could be provided to all the new density. She asked if Zion's bank was able to do a feasibility study for that and if she could get a copy. She was interested to know why the City would not be getting the \$250,000 dividend from Heber Light and Power any more. She said she did not understand the budget process being used and thought the City was spending all the money to get more. Ms. Hewlett continued to say that we did not know what the economy was going to do so felt the City should not spend all the money on the infrastructure and trails. She felt they were a liability and cost money. She wanted to see more scrutiny with the budget instead of finding more ways to spend money. She said the park was maxed out and there was no room to play anymore because there were no other parks. The City was adding all the costs to her and increasing her cost of living and she did not know how she was going to stay in Heber.

Mayor Franco addressed the questions posed by Ms. Hewlett. She explained the utility rate needed to be increased to cover the cost of infrastructure maintenance. City Manager Matt Brower added that the study had discovered that Heber City's water utility rate was far below the State average. The City was increasing utility rates incrementally to make the impact less stressful on the customers. Mr. Brower explained the zero-based budget was created to accommodate needs as outlined by each department. It was a more efficient process and did not encourage more spending by departments. He noted the City had cut millions of dollars budget in the prepared budget presented.

With no one else from the public coming forward to comment, the Public Hearing was closed at 6:46 p.m.

2. Public Hearing on Unbilled Services for Culinary Water, Sewer Water, Stormwater and Pressurized Irrigation Funds (Sara Nagel, Finance Manager)

Finance Director Sara Nagel explained the requirement within the State Code for the City to hold a Public Hearing to inform of the free services the City provided to itself. She disclosed the dollar amounts for each of the water, pressurized irrigation, sewer, and storm water utilities the City did not bill itself for, as included in the attached presentation.

Mayor Franco opened the Public Hearing at 6:50 p.m.

Jami Hewlett said there was inconsistency. A few years ago the Council created a public infrastructure district (PID) for Harvest Village with little or no public input. She asked how it would affect the culinary water.

With no one further coming forward from the public, the Public Hearing was closed at 6:51 p.m.

Mayor Franco explained that the unbilled services item was completely separate from the PID. It was the City not billing itself for the utilities it used at its buildings and to water the parks. Council Member Cheatwood suggested the public look at the meeting materials from May 6, 2025, to find additional details.

3. Public Hearing UT Code 10-3-818 Salaries in Municipalities Ordinance 2025-14 (Cherie Ashe, Human Resources Manager)

Human Resource Manager Cherie Ashe read the State Code requirement to hold a Public Hearing for salaries in municipalities as outlined in UCA 10-3-818. The City was required to disclose the wages, proposed increases, and vehicle allowances for all the elected and statutory officers employed by the City. Council Member Cheatwood asked Ms. Ashe to explain the Council and Mayor's compensation as well as lack of health benefits offered that were given to Council's elsewhere.

Mayor Franco opened the Public Hearing at 7:06 p.m.

Jami Hewlett said she was reading the code and did not see that the Council had to adopt anything that night. She questioned the vehicle allowance for select employees and said the City was raising her utility rates to add density and tax her out of her home. She felt that City Manager Matt Brower was promoting himself for a raise and she felt that was a conflict of interest. She said she did not know why the City was paying the airport manager. She thought the airport was a private entity. Ms. Hewlett said the Council and Mayor were not included in the visual. She found the minimum, mid-point, maximum wages difficult to understand. She did not remember a public hearing being held for this agenda item and questioned why it was now being voted on.

Mayor Franco explained that the disclosure of wage increases was required in the State Code and the State Auditor's Office required the City to approve it by ordinance.

With no one further from the public coming forward, the Public Hearing was closed 7:10 p.m.

Motion: Council Member Phillips made the motion to approve Ordinance 2025-14.

Second: Council Member Cheatwood made the second.

Voting Yes: Council Members Phillips, Ostergaard, Cheatwood, Barney, and Johnston.

Voting No: None.

The Motion Passed Unanimously, 5-0.

4. Public Hearing for Approval of Ordinance 2025-10, Red Rock Annexation
(Jamie Baron, Planning Manager) - 30 Min

Planning Manager Jamie Baron explained that the Red Rock annexation was where Delta Stone was located. The 31-plus acres of land was currently in unincorporated Wasatch County. He reviewed the annexation process requirements. The Planning Commission had forwarded a positive recommendation. Mr. Baron reviewed the recommended conditions forwarded by the Planning Commission as included in the Staff Report. The applicant had agreed to install a sidewalk on the east side of Daniel Road to fill a gap. It did not make sense to install a sidewalk on the side of the road where they were located because there was no other existing sidewalk on that side of the road. He described the exchange of land between the City and the applicant to retain a City easement for a future road. City Attorney Jeremy Cook clarified an agreement with an adjacent property owner. City Engineer Russ Funk had met with the Town of Daniel Mayor Scott Kohler, and the neighbors that would have a new sidewalk, and all were willing to have the sidewalk installed in front of their properties. He recalled the City policy to provide utility services to all residents.

Mayor Franco opened the Public Hearing at 7:24 p.m.

Jami Hewlett felt it was crazy that a Council Member was annexing property into Heber City and felt it was completely unethical. She did not know how Wasatch County could hook into the City utilities that Heber City had to pay for. She thought that Community Development Director Tony Kohler might be related to Daniel Mayor Scott Kohler and that would be a conflict of interest. She said nobody knew about this and the people in Wasatch County and Heber didn't know what was going on and the people in Daniel didn't know what was going on. She did not think Daniel Road should have increased traffic because everything was so dangerous these days. She said she lived downtown and her kids couldn't walk to Dairy Keen because everything was so dangerous. She did not want her utilities to go up because they were maxed out. She did not think it was legal for a Council Member to push an annexation. She said there had been no public notice.

Community Development Director Tony Kohler relayed the genealogy that made him and the Mayor of Daniel second Cousin's once removed. Mr. Kohler had no financial connection to Mayor Kohler or the project.

With no one further coming forward from the public, the Public Hearing was closed at 7:31 p.m.

Mayor Franco explained the Council Member representing the annexation did not own the property being annexed and that it was located in Wasatch County, not the Town of Daniel. Council Member Johnston was representing the property owner in the capacity of doing his job and had recused himself from the Council discussion and vote. If the property owner decided to develop, then they would connect to the City utilities.

City Engineer Russ Funk explained the transportation master plan did anticipate Daniel Road becoming a major collector road. He felt it was important for the public to understand that it was the developer that paid for all the improvements, the burden of the cost did not fall on the public.

Motion: Council Member Phillips moved to approve Ordinance 2025-10, Red Rock Annexation, with the findings and conditions as presented in the Staff Report.

Second: Council Member Cheatwood made the second.

Voting Yes: Council Members Phillips, Ostergaard, Cheatwood, and Barney.

Voting No: None.

Council Member Johnston had recused himself.

The **Motion Passed 4-0.**

VII. CONSENT AGENDA:

Trudy Harter, President of the Timpanogos Valley Theater that was located in the City-owned Social Hall, explained issues faced since the theater group had taken residency in the Social Hall. She described the failed efforts of the theater to repair and replace heating and air-conditioning units over the years, resulting in their request for the City to provide a new HVAC system. She further described the uncomfortable heat in the summer that the students endured. City Manager Matt Brower read from the Staff Report attached to Consent Agenda item two to provide further explanation of the request.

Motion: Council Member Phillips moved to approve the Consent Agenda.

Second: Council Member Barney made the second.

Voting Yes: Council Members Phillips, Ostergaard, Cheatwood, Barney, and Johnston.

Voting No: None.

The **Motion Passed Unanimously, 5-0.**

1. Approval of May 6, 2025, City Council Meeting Minutes (Trina Cooke, City Recorder)
2. Authorization to Commence work on HVAC replacement for Heber City Social Hall (TVT Building) (Matt Brower, City Manager)
3. Cemetery Columbarium Water Fountains (Matt Brower, City Manager) - 10 min

VIII. PUBLIC COMMENTS: (3 min per person/20 min max)

Dave Nelson wished to provide information regarding a recent meeting with UDOT's (Utah Department of Transportation) Craig Hancock. He owned two properties that would be greatly impacted by the bypass. He felt UDOT was unaware of the extent of the impact to Mr. Nelson's development project. He informed them of the impact on upwards of 18 potential businesses.

The revenue to the City from these businesses could reach \$900,000.00 to \$1,000,000.00. Mr. Nelson recognized that it was not the City that would decide the bypass route, but rather UDOT would decide. He was concerned about safety and wished to preserve the North Fields. He felt the Potter Road route would be the best option. He was present to ensure the City was aware of the impending project. He was concerned about the impact to the planned project including a hotel. He wanted the City to be aware of the economic impact to the City. He had more details if anyone wished to reach out to him to discuss further.

Christen Thompson asked if there would be a separated bike lane on the intended major collector on Daniel Road. City Engineer Russ Funk responded that there would be shoulder that could double as a bike lane.

Catherine More asked if there was a noise ordinance for the music at the park as the music was very loud on three nights a week. She had to close her windows and doors and could still hear the music. Mr. Brower responded that the band at the park the previous night had concluded by 8:00 p.m. He agreed to reach out to Ms. More to further discuss.

Jami Hewlett expressed appreciation for Dave Nelson's comments because she did not know what was going on. She stated that she was really confused when a zone was passed that the Planning Commission did not know what was allowed and why they didn't know it was an option there. She questioned the sewer capacity with the increased density. She felt the City was going to bulldoze historic homes and build townhomes. She questioned if anyone knew what was going on when the zone changes took place downtown. She said she had to go through UDOT to get a driveway approved for her home on Midway Lane. There were so many homes being funneled onto a highway and she thought that Planning should have put in a frontage road. She questioned putting a road through the North Fields and proposed expanding Highway 40 as much as needed. She said adding more roads did not mean less traffic. Ms. Hewlett asked if there was a way to look at the proposed incoming density with the coming zone changes and how traffic would flow. Someone had died the previous week because of the dangerous conditions. She did not know of anywhere that did not have a frontage road. She thought it was really surprising that nobody knew about this and asked why nobody knew what was going on, especially UDOT. She said UDOT was going to willy-nilly put a road through a field and take out six businesses, and Harvest Village. She felt the City was putting the cart before the horse and said they were deciding things before making decisions. Even with the tattoo in the Work Meeting. The Council had said they were going to change the C-2 zone and she didn't even know where that was. She didn't know where the lack of communication was and wanted to figure it out. She said that she knew Scott Phillips had a private meeting with UDOT and said that maybe he informed UDOT of the density going in without a plan. She said she also knew the City was bound by the General Plan to put in 14 acres of park per 1,000 people.

Additional public comments received by email are attached to the end of these meeting minutes.

IX. GENERAL BUSINESS ITEMS:

1. Annual Ethical Behavior Policy and Annual Ethical Behavior Pledge Form (Sara Nagel, Finance Manager, Trina Cooke, City Recorder) - *5 min*

Finance Director Sara Nagel described the Fraud Risk Assessment that the City was required to conduct annually. One of the boxes the City needed to check was an Ethical Behavior Pledge signed by the Mayor, Council, and Employees. She explained that this agenda item did not need an approval. It was not required in the State Code but provided additional points for the City on the Fraud Risk Assessment for the State Auditor's office. Council discussion followed.

X. ACTION ITEMS: (Council can discuss; table; continue; or approve items)

1. Ordinance 2025-05 Text Amendment: Body Art Facilities (Jacob Roberts, Planner) - *10 min*

Jacob Roberts reviewed the Staff Report as attached to the meeting materials and stated that staff recommended the approval of the proposed ordinance to permit body art facilities in certain areas of the City. Council Member Cheatwood was concerned about potential unintended consequences unforeseen by the Council.

Mayor Franco opened the discussion for public comment.

Julie Franklin, mother of the tattoo artist that was seeking the zone change, took offense to some of the Council comments that implied that her daughter's profession was of ill-repute and should only be permitted in industrial areas. She felt the City's prohibition was in violation of the State Code. She stated that permanent cosmetic makeup was defined the same as tattooing body art in the State Code. She urged the Council to follow the recommendation of the Planning Commission and vote that night. This was her daughter's sixth month paying for a lease she had gotten into before realizing tattoo businesses were prohibited in Heber. She said her daughter, Oakley, was an artist and made good money for her art.

Planning Commissioner Tori Broughton wished to speak as a citizen, not representing the Planning Commission. She wanted to address some of the concerns expressed by the Council. She felt that pushing body art facilities to the industrial area was what instilled a sense of seediness. She was concerned that the City would be inadvertently rewarding the businesses that had been offering cosmetic tattoo services illegally. She said tattoo parlors did not cause unsafe environments for kids.

Oakley Franklin was the tattoo artist asking for Council to permit her tattoo business on Main Street. She read from Heber City ordinance 2012-14 that had prohibited tattoo studios in all zones in 2012. She did not tattoo faces, necks, or hands in her studio. She explained that her clients usually came to her to get meaningful and personal tattoos. She said the industry in general would not give gang tattoos. She was not concerned about offensive tattoos. She was a realism artist that did tattoos of peoples pets or family members. A system had been developed to put a loved ones ashes in a tattoo to keep them with you. The State prohibited tattoos on miners. She felt the majority of tattoo clients were seeking something beautiful.

Jami Hewlett said she did not know why the Council was preventing these people from getting a business license. Tattoo parlors were everywhere. She read the State Code that listed the sexually oriented businesses and asked why it had been included in the Staff Report.

The public comment period was closed at 8:44 p.m.

Council Member Barney clarified that she had not intended to imply that a tattoo parlor was in any way seedy. She had family members with tattoos who did not feel that the C-3 zone was the appropriate location for tattoo parlors. She was concerned that the community be protected from others that did not have the good intentions that Ms. Franklin had. Council Member Johnston felt the discussion was much ado about nothing and felt that the Council should approve the ordinance as presented based on the information and recommendation forwarded by the Planning Commission. Discussion continued.

Motion: Council Member Barney moved to approve Ordinance 2025-05 for the proposed text amendment intended to permit body art facilities in all industrial, business, medical park, C-4, C-2, and C-3 zones, as written.

Second: Council Member Johnston made the second

Discussion: Council Member Cheatwood asked for the motion to be amended to include language in the ordinance indicating the City would require the tattoo artists to be licensed.

Amended Motion: Council Member Barney amended her motion to include that the City Code could require all body artists to be licensed by the applicable agencies to acquire a business license through the City.

The second stood.

Voting Yes: Council Members Phillips, Ostergaard, Cheatwood, Barney, and Johnston.

Voting No: None.

The **Motion Passed Unanimously, 5-0.**

2. Ordinance 2025-13 Text Amendment to Chapter 18.110
Telecommunications (Jamie Baron, Planning Manager) - 30 min

Planning Manager Jamie Baron shared the information as included in the meeting materials. He explained the lack of adequate cell service in areas of Heber and the applicant's request to increase the existing cell tower height and to permit mono-poles throughout the City to provide better cell phone coverage for users. He reviewed the proposed code modifications outlined in the attached materials. Applicants Rock Shutter and Larson Quick were present to answer questions and further explained why the taller mono-poles were needed to provide better service. Council discussion followed.

Mayor Franco opened the discussion for public comment at 9:46 p.m.

Mike Hewlett asked what the contractors stood to make from the towers. He felt satellite and internet-based phones would make the towers irrelevant in the near future. He thought that everyone was going to want to have the service that satellite phones would provide all the time.

Jami Hewlett said she was not notified and she asked why Jamie Baron would notify residents at Jordanelle if the poles weren't going there. She said she did not know exactly what was going on and read the proposed monopole heights for each zone. She did not feel anyone had been notified properly. She claimed that people were not concerned about health problems, they were concerned about the look and feel of Heber. She claimed a lot of people were concerned. She thought there was a lawsuit ongoing about this. She felt people were trying to hide things from the public. She said there was actually a lawsuit happening that was costing the City a lot of money because the City was required to be very transparent and it did not seem to her that there was transparency. She wanted to know who was notified because she had a business downtown and was not notified, and the person next to Wigglish was not notified.

Laurie Gagan felt there was still some confusion and asked why the towers couldn't be put in the mountains. She did not feel there was enough information to make a decision. She felt there was money in it for the guy that was speaking. She did not think the community wanted to see flag poles. She felt Ms. Hewlett had made a good comment. She thought some of the community was informed. She asked if the height was raised, would the City limit the number of poles and how many there would be. She commented on the ugly tower over Chick's Café. She said she was worried about the landscape of Heber.

The public comment period ended at 9:56 p.m.

Planning Manager Jamie Baron said that the ordinance proposed would permit one pole per mile but the location of each would be dependent on the provider and negotiations with the City. Mayor Franco read the proposed permitted height per zone as included in Staff Report.

Motion: Council Member Barney moved to extend the meeting to 10:30 p.m. and to move any remaining agenda items to the next agenda.

Second: Council Member Cheatwood made the second.

Voting Yes: Council Members Phillips, Ostergaard, Cheatwood, Barney, and Johnston.

Voting No: None.

The **Motion Passed Unanimously, 5-0.**

Rock Shutter addressed Mr. Hewlett's question about tower longevity and relevance in the future. He had been in the industry for over 25 years and the cell providers were spending billions of dollars every year. He did not think the towers would ever become obsolete but might work hand in hand with satellite and terrestrial systems. Council discussion continued.

Motion: Council Member Barney moved to continue the agenda item discussion to the next meeting on June 17, 2025.

Second: Council Member Cheatwood made the second.

Voting Yes: Council Members Phillips, Ostergaard, Cheatwood, Barney, and Johnston.

Voting No: None.

The **Motion Passed Unanimously, 5-0.**

3. Views on Main MDA (Master Development Agreement) (Tony Kohler, Community Development Director) - *45 min*

Mayor Franco provided a summary of the development agreement, and requested changes, as outlined in the attached Staff Report. Community Development Director Tony Kohler added that Staff would prefer that the design elevations be removed. Council further discussed the design elevations.

Mayor Franco opened the discussion for public comment. With no one from the public coming forward to comment, the public comment period was closed.

Motion: Council Member Phillips moved to approve the Views on Main with the findings and conditions as presented in the conclusion of the Staff Report, removing the design elevations.

Second: Council Member Johnston made the second.

Discussion: Council Member Cheatwood had a few additional concerns
Council Member Ostergaard felt the Council should let the code and the zone guide the design elevations and to allow staff to navigate the process. Council Member Cheatwood asked if the Council would be amenable to establishing design criteria for the pool and outdoor areas.

Voting Yes: Council Members Phillips, Ostergaard, and Johnston.

Voting No: Council Members Cheatwood and Barney.

The **Motion Passed 3-2.**

4. Ordinance 2025-07 Zoning Map Amendment: 1874 South Daniels Road (Jacob Roberts, Planner) - 10 min

Motion to approve included in agenda item five.

5. Contract Award for Parking and Street Striping (Russ Funk, City Engineer)

Motion: Council Member Barney moved to approve agenda item five for the contract award and street striping in the amount of \$137,225.45 for Donerite Lines. And to approve agenda item four, Ordinance 2025-07, Zoning Map Amendment, for 1874 South Daniels Road.

Second: Council Member Cheatwood made the second.

Voting Yes: Council Members Phillips, Ostergaard, Cheatwood, Barney, and Johnston.

Voting No: None.

The **Motion Passed Unanimously, 5-0.**

XI. COMMUNICATION:

1. Joint Meeting with Wasatch County (Matt Brower, City Manager)

Mayor Franco asked City Manager Matt Brower to send the communication items via email.

XII. CLOSED MEETING: (As Needed)

There was no Closed Meeting.

XIII. ADJOURNMENT:

Motion: Council Member Phillips made the motion to adjourn.

Second: Council Member Cheatwood seconded the motion.

The meeting adjourned at 10:30 p.m.




Trina Cooke, City Recorder

VII. PUBLIC COMMENTS: received by email for the June 3, 2025, Council Meeting

From: fran marentette [REDACTED]
Sent: Tuesday, June 3, 2025 4:49 PM
To: CC Public Comments <ccpublic@heberut.gov>
Subject: (EXTERNAL) Body Art

I am in support of allowing Body Art businesses to operate in Heber City

[Yahoo Mail: Search, Organize, Conquer](#)

From: Denise Harris [REDACTED]
Sent: Tuesday, June 3, 2025 4:54 PM
To: CC Public Comments <ccpublic@heberut.gov>
Subject: (EXTERNAL) public support for Body Art facilities

Hello,

I won't be able to comment in person at today's meeting but I am DEFINITELY in support for the zoning changes that will allow for body art services in our community, whether it is tattoo, microblading, piercings or permanent makeup. Sadly, many people have negative connotations regarding body art and that is certainly their right and choice. But many people would LOVE to see these options in Heber. It keeps the business local instead of driving 30-60 minutes outside the valley. It is not only about artistic expression, for some people, it is driven by a medical necessity. Please change the zoning to allow for body art.

Thanks for your time and support

Denise Harris

Heber City resident

From: Tim Harris [REDACTED]
Sent: Tuesday, June 3, 2025 4:58 PM
To: CC Public Comments <ccpublic@heberut.gov>
Subject: (EXTERNAL) support for body art zoning changes

Hello

I would like to show my support for the body art zoning changes. It would be nice to have options here in the valley instead of driving outside of our community. If other people don't want a tattoo or piercing, then they don't have to....it is that simple.

Thank you

Tim Harris

Heber City Resident