



TOWN COUNCIL HEARING AND MEETING

1777 N Meadowlark Dr, Apple Valley
Tuesday, November 18, 2025 at 6:15 PM

AGENDA

Notice is given that a meeting of the Town Council of the Town of Apple Valley will be held on **Tuesday, November 18, 2025**, commencing at **6:15 PM** or shortly thereafter at **1777 N Meadowlark Dr, Apple Valley**.

Mayor | Michael Farrar

Council Members | Kevin Sair | Annie Spendlove | Scott Taylor | Richard Palmer

Please be advised that the meeting will be held electronically and broadcast via Zoom. Persons allowed to comment during the meeting may do so via Zoom. Login to the meeting by visiting:

<https://us02web.zoom.us/j/82661513795>

if the meeting requests a password use 1234

To call into meeting, dial (253) 215 8782 and use Meeting ID 826 6151 3795

CALL TO ORDER

PLEDGE OF ALLEGIANCE

PRAYER

ROLL CALL

DECLARATION OF CONFLICTS OF INTEREST

MAYOR'S TOWN UPDATE & REPORTS, RECOMMENDATIONS, AND ANNOUNCEMENTS

PUBLIC COMMENTS: 3 MINUTES EACH - DISCRETION OF MAYOR FARRAR

PUBLIC HEARING

1. Resolution R-2025-26, Fee Schedule Amendment: Residential Solid Waste Disposal Fee Increase and Building Permit Xpress Bill Pay Fees Update.
2. Ordinance O-2025-39, Amend Title 4.04.030 Municipal Energy Sales And Use Tax.
3. Ordinance O-2025-40, Amend Title 2.10.050 Town Council Compensation Schedule and 2.14.030 Establishment Of Municipal Planning Commission.
4. Resolution R-2025-28, Adoption of the Town of Apple Valley Water Conservation Plan.

DISCLOSURES AND COMPLIANCE STATEMENTS

5. Disclosure Statement.

DISCUSSION AND ACTION

6. Ordinance O-2025-41, Approving the Amended and Restated Master Development Agreement for Jepson Canyon.
*Planning Commission recommendation on November 18, 2025.
7. Ordinance O-2025-37, Zone Change from Open Space Transition Zone (OST) to Rural Estates 1 Acre Zone (RE-1) for parcel AV-1334-V-A.
*Planning Commission recommended approval on November 12, 2025.
8. Ordinance O-2025-38, Amend Title 10.02.050 Building Permit Required.
*Planning Commission recommended approval on November 12, 2025.

9. Approval of Add-on to Gateway Services Master Agreement for Xpress Bill Pay, Building Permit - City Inspect API Integration.

Staff Report: Staff recommends council approval of the Xpress Bill Pay Add-On to the Gateway Services Master Agreement to enable Rev Neutral integration for City Inspect building permit payments; this integration has no cost to the Town, and all processing fees are passed directly to the user.

10. Resolution R-2025-26, Fee Schedule Amendment: Residential Solid Waste Disposal Fee Increase and Building Permit Xpress Bill Pay Fees Update.
11. Ordinance O-2025-39, Amend Title 4.04.030 Municipal Energy Sales And Use Tax.
12. Ordinance O-2025-40, Amend Title 2.10.050 Town Council Compensation Schedule and 2.14.030 Establishment Of Municipal Planning Commission.
13. Resolution R-2025-27, Amend Apple Valley Policies and Procedures, Benefits and Salary Planning.
14. Resolution R-2025-28, Adoption of the Town of Apple Valley Water Conservation Plan.
15. Resolution R-2025-29, Adopt Apple Valley Policies and Procedures Holiday Gifts and Bonuses.
16. Certification of the Results from the General Election (Canvass).

CONSENT AGENDA

The Consent Portion of the Agenda is approved by one (1) non-debatable motion. If any Council Member wishes to remove an item from the Consent Portion of the agenda, that item becomes the first order of business on the Regular Agenda.

17. Disbursement Listing for September and October 2025.
18. Budget Report for Fiscal Year 2025 through September 2025 and October 2025.
19. September and October 2025 Water Usage Comparison.
20. Minutes: October 15, 2025 - Town Council Hearing and Meeting.

REQUEST FOR A CLOSED SESSION: IF NECESSARY

ADJOURNMENT

CERTIFICATE OF POSTING: I, Jenna Vizcardo, as duly appointed Recorder for the Town of Apple Valley, hereby certify that this Agenda was posted at the Apple Valley Town Hall, the Utah Public Meeting Notice website <http://pmn.utah.gov>, and the Town Website www.applevalleyut.gov.

THE PUBLIC IS INVITED TO PARTICIPATE IN ALL COMMUNITY EVENTS AND MEETINGS

In compliance with the Americans with Disabilities Act, individuals needing special accommodations (including auxiliary communicative aids and services) during this meeting should notify the Town at 435-877-1190 at least three business days in advance.