



Hildale City Council Meeting

Wednesday, November 16, 2022 at 6:00 PM
320 East Newel Avenue, Hildale City, Utah 84784

Agenda

Notice is hereby given to the members of the Hildale City Council and the public, that the City Council will hold a public meeting on **Wednesday, November 16, 2022 at 6:00 p.m. (MST)**, at 320 East Newel Avenue, Hildale City, Utah 84784.

Councilmembers may be participating electronically by video or telephone conference. The meeting will be broadcast to the public on Facebook Live under Hildale's City page. Members of the public may also watch the City of Hildale through the scheduled Zoom meeting.

<https://www.facebook.com/hildalecity/live/>

Join Zoom Meeting

<https://zoom.us/j/95770171318?pwd=aUVSU0hRSFFHcGQvcUIPT3ZYK0p5UT09>

Meeting ID: 957 7017 1318

Passcode: 993804

Comments during the public comment or public hearing portions of the meeting may be emailed to manager@hildalecity.com or privately messaged to Hildale City's Facebook page. All comments sent before the meeting may be read during the meeting and messages or emails sent during the meeting may be read at the Mayor's discretion.

Roll Call of Council Attendees: Deputy City Recorder Barlow

Welcome, Introduction and Preliminary Matters: Mayor Jessop

Pledge of Allegiance: By Invitation of Mayor Jessop

Conflict of Interest Disclosures: Mayor and Council Members

Special Recognitions: (10 minutes)

1. Proclamation recognizing the Water Canyon High School Cross Country team as Utah State 1A Champion, the first team championship in Water Canyon High School history. (10 minutes Mayor Jessop)
2. Proclamation recognizing the Condor Mountain Bike team (local students) competing in the Utah High School Cycling League, the first mountain bike team in Short Creek history. (10 minutes Mayor Jessop)
3. Councilmember Lawrence Barlow presents Council award for October 2022.
4. Councilmember Terrill Musser presents Council award for November 2022.

Public Presentations:

Approval of Minutes of Previous Meetings: Council Members

- [5.](#) 10-12-2022 Regular Meeting Minutes

Public Comments: (3 minutes each - Discretion of Mayor Jessop)

Council Comments: For items not on the agenda (10 minutes total)

Oversight Items: (10 minutes - Mayor Jessop)

- [6.](#) Consideration, discussion, and possible approval of October 2022 Financial Reports and Invoice Register
- [7.](#) Reports

Public Hearing:

- [8.](#) Public Hearing to receive public comment on a possible amendment to the Hildale City Code Sec 152-39-4, concerning Lot creations. (No time limit)
- [9.](#) Public hearing to receive public comment on zoning map amendment to rezone Parcel HD-SHCR-10-8, commonly known as 1025 N Canyon Street, from Residential Agricultural 1 (RA-1) to Residential 1-8 (RM-1-8). (No time limit)
- [10.](#) Public hearing to receive public comment on zoning map amendment to rezone Parcel HD-SHCR-2-26, commonly addressed as 740 W Uzona, Hildale, Utah from the current Residential Agriculture Zone (RA-1) to Single-family Residential 8 R1-8.(No time limit)
- [11.](#) Public hearing to receive public comment on zoning map amendment to rezone Parcel HD-SHCR-8-14, commonly known as 320 E Field, from Residential Agricultural 1 (RA-1) to Residential 1-15. (No time limit)

Appointments to Boards or Commissions: NONE

Unfinished Council Business:

- [12.](#) Consideration, discussion, and possible adoption of Resolution 2022-11-01 revising Hildale Public Facility Usage and Event Standards. (10 minutes DCR Sirrene Barlow)

New Council Business:

- [13.](#) Consideration, discussion, and possible approval of Planning and Zoning Commission recommendation to amend Hildale City Code Sec 152-39-4, concerning Lot creations. (15 minutes DCMSP Johnson)
- [14.](#) Consideration, discussion, and possible approval of Planning and Zoning Commission recommendation to amend the Hildale City Zoning Map to rezone Parcel HD-SHCR-2-26, commonly addressed as Parcel HD-SHCR-10-8, commonly known as 1025 N Canyon Street, from Residential Agricultural 1 (RA-1) to Residential 1-8 (RM-1-8). (5 minutes DCMSP Johnson)
- [15.](#) Consideration, discussion, and possible approval of Planning and Zoning Commission recommendation to amend the Hildale City Zoning Map to rezone Parcel HD-SHCR-2-26, commonly addressed as 740 W Uzona, Hildale, Utah from the current Residential Agriculture Zone (RA-1) to Single-family Residential 8 (R1-8). (5 minutes DCMSP Johnson)
- [16.](#) Consideration, discussion, and possible approval of Planning and Zoning Commission recommendation to amend the Hildale City Zoning Map to rezone Parcel HD-SHCR-8-14, commonly known as 320 E Field, from Residential Agricultural 1 (RA-1) to Residential 1-15. (5 minutes DCMSP Johnson)
- [17.](#) Consideration, discussion, and possible approval of Resolution 2022-11-02 establishing Hildale City Council Outdoor Recreation Committee; And assign City Council member Stacy Seay as Chair. (10 minutes CM Duthie)
- [18.](#) Consideration, discussion, and possible adoption of Resolution 2022-11-03 naming the Upper Mesa Economic Development Group as a nonbinding representative of the City for economic development. (15 minutes CM Duthie)
- [19.](#) Consideration, discussion, and possible adoption of Resolution 2022-11-04, authorizing submission of a Rural Communities Grant, in the amount of up to six hundred thousand dollars (\$600,000), to the Utah Office of Economic Development. (10 minutes CM Duthie)

20. Discussion of draft Hildale City economic development narrative for inclusion in the 2023 "What's Up Down South Economic Summit" in February 2023. (5 minutes CM Duthie)

Calendar of Upcoming Events: (5 minutes - Mayor Jessop)

DOJ On-site visits Monday-Thursday 11/14-17/2022

City Council meeting 11/16/2022 6pm

MANDATORY Injunction/Fair Housing Training Thursday 11/17/2022 11am

Hildale Planning and Zoning mtg. Thursday 11/17/2022 6pm

UDOT Transportation Commission ZOOM Friday 11/18/2022 8am

Thanksgiving Day (OFFICE CLOSED) Thursday 11/24/2022

Friday after Thanksgiving (OFFICE CLOSED) Friday 11/25/2022

Hildale 2nd Annual Christmas Tree Lighting Friday 12/2/2022 5pm

UZONA Community Awards Black Tie Gala 12/3/2022 6pm

Hildale City Council Regular meeting Wednesday 12/7/2022 6pm

Executive Session:

Status of Washington County Fifth District Court case.

Discussion of Mohave County Superior Court case.

Scheduling: As needed

Adjournment: Mayor Jessop

Agenda items and any variables thereto are set for consideration, discussion, approval, or other action. Council Members may be attending by telephone. Agenda is subject to change up to 24 hours prior to the meeting. Individuals needing special accommodations should notify the City Recorder at 435-874-2323 at least three days prior to the meeting.



Hildale City Council Meeting

Wednesday, October 12, 2022 at 6:00 PM
320 East Newel Avenue, Hildale City, Utah 84784

Minutes

Welcome, Introduction and Preliminary Matters:

Mayor Jessop called meeting together at 6:02pm

Roll Call of Council Attendees:

PRESENT

Mayor Donia Jessop
Council Member Lawrence Barlow
Council Member JVar Dutson
Council Member Brigham Holm
Council Member Stacy Seay

ABSENT

Council Member Terrill Musser

Staff

Eric Duthie, Sirrene Barlow, Athena Cawley, Harrison Johnson, Attorney Shawn, Shanae Eidenier, Mariah La Corti, Roger Carter, Rob Radley, Weston Barlow

Public

Markay Barlow, Jen Hardy, Members of Cherished Family,
The list maybe incomplete.

Pledge of Allegiance:

Pledge lead by Council Member Holm.

Conflict of Interest Disclosures:

None currently.

Special Recognitions:

1. **Hildale City Council Community Award - postponed to November regular City Council meeting.**
2. **Issuance of Mayor Proclamation declaring October as Domestic Violence Prevention month. (10 minutes - Terra Sue Honey, DOVE Center)**

Mayor read into the record October as Domestic Violence Prevention month.

Public Presentations: None

3. **Introduction and discussion of potential cooperation with Bureau of Land Management (BLM) St. George Field Manager Jason West.**

City Manager Duthie introduced BLM new Field Manager Jason West.

Jason Spoke to Council his thankfulness for the hospitality he experienced today from the city official.

Council Members look forward to working with Jason in the Future.

Approval of Minutes of Previous Meetings:**4. Consideration, discussion, and possible approval of September 7, 2022 City Council meeting minutes.**

Council Members reviewed minutes.

Motion made by Council Member Holm to approve minutes for September 7, 2022, Seconded by Council Member Barlow.

Voting Yea: Council Member Barlow, Council Member Dutson, Council Member Holm, Council Member Seay

Motion Carries

Public Comments:

Caroline Hamlin would like to introduce herself as new hire with MCC.

Council Comments:

Council Member Barlow reported that MCC invited council members to their recent meeting.

Council Member Dutson would like to recognize the positive in the community.

Oversight Items:**5. Consideration, discussion, and possible approval of September 2022 Financial Reports and Invoice Register**

City Recorder Cawely discussed finances with Council Members.

Motion made by Council Member Dutson to pay bills as funds become available, Seconded by Council Member Holm.

Voting Yea: Council Member Barlow, Council Member Dutson, Council Member Holm, Council Member Seay

Motion Carries

6. Reports

City Manager Duthie reported to Council the Job Fair and the connections that were made there. He expressed the value of making connections.

City Manager Duthie gave a detailed update on other meetings and upcoming events.

Public Hearing: NONE

Appointments to Boards or Commissions: NONE

Unfinished Council Business:

None

New Council Business:

7. **Consideration, discussion, and possible approval of expenditure for administrative software in the amount of \$5,000 and \$100 additional dollars per month on existing agreement.**

Shanae presented to Council on the need to purchase document management to help the office go paperless.

Motion made by Council Member Barlow to approve expenditure for administrative software in the amount of \$5,000 and \$100 additional dollars per month per user. Seconded by Council Member Dutson.

Voting Yea: Council Member Barlow, Council Member Dutson, Council Member Holm, Council Member Seay

Motion Carries

8. **Discussion and report from staff and Council concerning the 2022 Fall Utah League of Cities and Towns Conference October 5-7.**

Council Member Seay reported on discussions that went on at ULCT Conference concerning Airbnb.

Council Member Barlow reported the contacts and communication that went on during this conference.

Mayor Jessop gave appreciation for all the effort that went into making this event happen.

Attorney Shawn spoke of networking with other cities and the benefits.

Calendar of Upcoming Events:

One Utah Summit @ Cedar City Oct 13

Utah Outdoor Adventure Commission Trails meeting @ Cedar City Oct 14

UZONA Chamber of Commerce monthly luncheon Oct 19

Planning and Zoning Commission meeting Oct 20

Special Utility Advisory Board meeting Oct 27

Hildale City Council meeting Nov 9

Utah Tech Oct. 18, 2022 @ 6:30

Executive Session: As needed

None

Scheduling: As needed

None

Adjournment:

Mayor Jessop adjourned meeting at 6:15 pm

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I verify that a copy of the notice and agenda was delivered to the Mayor and City Council members and posted at the City Hall, 320 E. Newel Avenue, Hildale, Utah and sent to the Utah State Public Meeting Notice coordinator.

Minutes were approved at the City Council Meeting on _____.

Athena Cawley, City Recorder

Pending For Approval

CITY OF HILDALE
REVENUES WITH COMPARISON TO BUDGET
FOR THE 4 MONTHS ENDING OCTOBER 31, 2022

Item 6.

GENERAL FUND

		PERIOD ACTUAL	YTD ACTUAL	BUDGET	UNEXPENDED	PCNT
<u>TAXES</u>						
11-31-100	PROPERTY TAX - CURRENT YEAR	.00	2,380.85	103,515.00	101,134.15	2.3
11-31-200	PROP TAX - DELINQUENT PR YR	.00	5,981.00	98,985.00	93,004.00	6.0
11-31-300	GENERAL SALES & USE TAX	24,960.87	94,191.04	450,800.00	356,608.96	20.9
11-31-301	RAP TAX	.00	7,065.92	45,000.00	37,934.08	15.7
11-31-401	ENERGY & USE TAX	8,204.44	26,594.88	113,868.00	87,273.12	23.4
11-31-402	TELECOM LICENSE TAX	466.94	2,023.89	5,732.00	3,708.11	35.3
11-31-403	TRANSIENT ROOM TAX	1,095.37	6,892.10	22,500.00	15,607.90	30.6
11-31-700	FEE-IN-LIEU TX - PERSONAL PROP	.00	5,455.00	18,500.00	13,045.00	29.5
11-31-900	PNLTY & INT ON DELINQ TAXES	.00	326.27	4,000.00	3,673.73	8.2
	TOTAL TAXES	34,727.62	150,910.95	862,900.00	711,989.05	17.5
<u>LICENSES AND PERMITS</u>						
11-32-100	BUSINESS LICENSE FEES	40.00	1,495.00	10,000.00	8,505.00	15.0
11-32-200	BUILDING PERMITS	1,514.38	17,319.27	45,000.00	27,680.73	38.5
11-32-300	LAND USE FEE'S	275.00	1,675.00	25,000.00	23,325.00	6.7
	TOTAL LICENSES AND PERMITS	1,829.38	20,489.27	80,000.00	59,510.73	25.6
<u>INTERGOVERNMENTAL REVENUE</u>						
11-33-411	FD BEMS GRANT	.00	.00	147,059.00	147,059.00	.0
11-33-421	FD ASSISTANCE GRANT	.00	.00	7,500.00	7,500.00	.0
11-33-433	UDOT SAFE ROUTES TO SCHOOL GRA	.00	.00	283,824.00	283,824.00	.0
11-33-436	CDBG SIDEWALK GRANT	.00	1,106.16	164,633.00	163,526.84	.7
11-33-437	CORONAVIRUS RELIEF FUNDS	.00	171,371.50	336,503.00	165,131.50	50.9
11-33-438	UDOT 2022 GRANT	.00	.00	200,000.00	200,000.00	.0
11-33-439	CDBG 2023 GRANT	.00	.00	300,000.00	300,000.00	.0
11-33-443	USEDA GRANT	.00	.00	750,000.00	750,000.00	.0
11-33-560	CLASS C ROAD FUND	.00	10,952.76	209,000.00	198,047.24	5.2
11-33-565	HIGHWAY/TRANSIT TAX	2,054.64	8,450.83	42,000.00	33,549.17	20.1
11-33-580	LIQUOR FUND ALLOTMENT	.00	.00	6,000.00	6,000.00	.0
	TOTAL INTERGOVERNMENTAL REVENUE	2,054.64	191,881.25	2,446,519.00	2,254,637.75	7.8
<u>CHARGES FOR SERVICES</u>						
11-34-120	GRAMA, COPYING, ETC.	4,152.71	4,157.71	3,000.00	(1,157.71)	138.6
11-34-252	SRO POLICE	.00	40,985.00	30,000.00	(10,985.00)	136.6
	TOTAL CHARGES FOR SERVICES	4,152.71	45,142.71	33,000.00	(12,142.71)	136.8

CITY OF HILDALE
 REVENUES WITH COMPARISON TO BUDGET
 FOR THE 4 MONTHS ENDING OCTOBER 31, 2022

Item 6.

GENERAL FUND

	PERIOD ACTUAL	YTD ACTUAL	BUDGET	UNEXPENDED	PCNT
<u>FINES AND FORFEITURES</u>					
11-35-110 COURT FINES	6,664.77	20,282.41	35,000.00	14,717.59	58.0
11-35-210 BAIL AND BOND FORFEITURE	.00	170.00	1,000.00	830.00	17.0
TOTAL FINES AND FORFEITURES	6,664.77	20,452.41	36,000.00	15,547.59	56.8
<u>MISCELLANEOUS REVENUE</u>					
11-36-100 INTEREST EARNINGS - GEN FUND	.00	787.06	4,000.00	3,212.94	19.7
11-36-210 RENTAL - OFFICES IN CITY BLDG	.00	.00	9,000.00	9,000.00	.0
11-36-600 SUNDRY REVENUES	20.00	125.00	.00	(125.00)	.0
11-36-800 LOT LEASES	.00	15,698.92	61,500.00	45,801.08	25.5
11-36-910 SUNDRY REV - GEN FUND	.00	7,600.00	5,000.00	(2,600.00)	152.0
TOTAL MISCELLANEOUS REVENUE	20.00	24,210.98	79,500.00	55,289.02	30.5
<u>CONTRIBUTIONS AND TRANSFERS</u>					
11-38-247 COST SHARE WITH PUBLIC WORKS	.00	.00	30,000.00	30,000.00	.0
11-38-248 EVENT FEES	.00	3,085.14	15,000.00	11,914.86	20.6
11-38-700 CONTRIBUTIONS-PRIVATE SOURCES	.00	.00	5,000.00	5,000.00	.0
11-38-702 CONTRIBUTIONS-COMM OUTREACH	.00	.00	15,000.00	15,000.00	.0
11-38-800 APPROP - BEGINNING CLASS "C"	.00	.00	100,000.00	100,000.00	.0
11-38-910 APPROP - GEN FUND BALANCE	.00	.00	40,700.00	40,700.00	.0
TOTAL CONTRIBUTIONS AND TRANSFERS	.00	3,085.14	205,700.00	202,614.86	1.5
TOTAL FUND REVENUE	49,449.12	456,172.71	3,743,619.00	3,287,446.29	12.2

CITY OF HILDALE
EXPENDITURES WITH COMPARISON TO BUDGET
FOR THE 4 MONTHS ENDING OCTOBER 31, 2022

Item 6.

GENERAL FUND

	PERIOD ACTUAL	YTD ACTUAL	BUDGET	UNEXPENDED	PCNT
<u>GEN GOVT ADMINISTRATION</u>					
11-41-110 SALARIES-PERMANENT EMPLOYEES	.00	1,787.75	126,327.00	124,539.25	1.4
11-41-112 MAYOR	1,153.85	8,769.26	30,000.00	21,230.74	29.2
11-41-113 MANAGER	.00	.00	86,426.00	86,426.00	.0
11-41-114 TREASURER	.00	.00	22,215.00	22,215.00	.0
11-41-115 RECORDER	.00	.00	48,875.00	48,875.00	.0
11-41-117 ATTORNEY	.00	10,000.00	60,000.00	50,000.00	16.7
11-41-130 PAYROLL TAXES	88.27	842.36	28,200.00	27,357.64	3.0
11-41-140 BENEFITS-OTHER	.00	200.00	25,000.00	24,800.00	.8
11-41-151 STIPENDS - CITY COUNCIL	.00	1,050.00	6,860.00	5,810.00	15.3
11-41-152 STIPENDS - PLANNING COMMISSION	.00	1,190.00	4,900.00	3,710.00	24.3
11-41-210 BOOKS, SUBSCR, & MEMBERSHIPS	.00	23,964.80	5,000.00	(18,964.80)	479.3
11-41-230 TRAVEL & TRAINING	.00	212.08	19,540.00	19,327.92	1.1
11-41-235 HEALTH & HYDRATION	.00	137.02	5,000.00	4,862.98	2.7
11-41-240 OFFICE EXPENSE & SUPPLIES	.00	164.05	12,000.00	11,835.95	1.4
11-41-241 COPIER & PRINTER	.00	325.80	6,000.00	5,674.20	5.4
11-41-242 SERVICE FEES	.00	597.69	1,000.00	402.31	59.8
11-41-244 PRINT & POSTAGE	.00	565.60	4,600.00	4,034.40	12.3
11-41-250 EQUIPMENT SUPPLIES & MAINT	.00	850.69	3,000.00	2,149.31	28.4
11-41-257 FUEL	.00	357.06	6,000.00	5,642.94	6.0
11-41-260 TOOLS & EQUIPMENT-NON CAPITAL	.00	2,135.00	.00	(2,135.00)	.0
11-41-271 MAINT & SUPPLY - BUILDING	.00	730.25	15,000.00	14,269.75	4.9
11-41-272 MAINT & SUPPLY - IT	.00	3,750.00	1,000.00	(2,750.00)	375.0
11-41-274 MAINT & SUPPLY EQUIPMENT	.00	50.00	.00	(50.00)	.0
11-41-280 UTILITIES	.00	544.00	6,000.00	5,456.00	9.1
11-41-285 POWER	.00	1,248.61	5,000.00	3,751.39	25.0
11-41-287 TELEPHONE	.00	1,193.82	10,000.00	8,806.18	11.9
11-41-310 PROFESSIONAL & TECHNICAL	.00	.00	80,000.00	80,000.00	.0
11-41-311 ENGINEER	.00	1,272.75	1,000.00	(272.75)	127.3
11-41-312 CONSULTANT	.00	7,756.75	12,000.00	4,243.25	64.6
11-41-313 AUDITOR	.00	.00	40,000.00	40,000.00	.0
11-41-315 INFORMATION TECHNOLOGY - SYSTE	.00	.00	1,000.00	1,000.00	.0
11-41-317 INFORMATION TECHNOLOGY - CONS	.00	1,174.44	2,000.00	825.56	58.7
11-41-318 INFORMATION TECHNOLOGY - SOFTW	.00	488.67	3,000.00	2,511.33	16.3
11-41-319 CONTINGENCY	.00	.00	150,903.00	150,903.00	.0
11-41-330 EDUCATION	.00	.00	5,000.00	5,000.00	.0
11-41-510 INSURANCE	.00	30,975.80	40,000.00	9,024.20	77.4
11-41-521 CREDIT CARD EXPENSE	.00	.00	1,500.00	1,500.00	.0
11-41-720 BUILDINGS	.00	152.58	150,000.00	149,847.42	.1
11-41-743 EQUIPMENT - VEHICLE	.00	.00	25,000.00	25,000.00	.0
11-41-914 TRANSFER TO FUND 63	.00	.00	48,000.00	48,000.00	.0
11-41-962 TRANSFER TO OTHER FUNDS	.00	.00	263,059.00	263,059.00	.0
TOTAL GEN GOVT ADMINISTRATION	1,242.12	102,486.83	1,360,405.00	1,257,918.17	7.5

CITY OF HILDALE
EXPENDITURES WITH COMPARISON TO BUDGET
FOR THE 4 MONTHS ENDING OCTOBER 31, 2022

Item 6.

GENERAL FUND

		PERIOD ACTUAL	YTD ACTUAL	BUDGET	UNEXPENDED	PCNT
<u>MUNICIPAL COURT</u>						
11-42-110	SALARIES-PERMANENT EMPLOYEES	433.50	3,411.24	28,718.00	25,306.76	11.9
11-42-130	PAYROLL TAXES & BENEFITS	33.17	261.00	2,200.00	1,939.00	11.9
11-42-310	PROFESSIONAL & TECHNICAL	.00	2,190.00	14,000.00	11,810.00	15.6
11-42-550	FINES, SURCHARGES - AOC	.00	3,954.85	10,000.00	6,045.15	39.6
11-42-551	RESTITUTION PAYMENTS	.00	.00	1,000.00	1,000.00	.0
11-42-552	BAIL, BOND PAYMENT RELEASE	.00	.00	2,000.00	2,000.00	.0
11-42-790	OTHER	.00	.00	7,500.00	7,500.00	.0
	TOTAL MUNICIPAL COURT	466.67	9,817.09	65,418.00	55,600.91	15.0
<u>POLICE DEPARTMENT</u>						
11-43-287	TELEPHONE	.00	155.86	900.00	744.14	17.3
11-43-310	PROFESSIONAL & TECHNICAL	.00	3,300.00	30,000.00	26,700.00	11.0
11-43-980	INTRA-GOVT CHARGES	.00	37,822.87	275,672.00	237,849.13	13.7
	TOTAL POLICE DEPARTMENT	.00	41,278.73	306,572.00	265,293.27	13.5
<u>FIRE DEPARTMENT</u>						
11-44-810	FD BEMS GRANT TRANSFER	.00	4,236.15	147,059.00	142,822.85	2.9
11-44-811	FD ASSISTANCE GRANT TRANSFER	.00	.00	7,500.00	7,500.00	.0
11-44-980	INTRA-GOVT CHARGES	.00	1,725.14	91,000.00	89,274.86	1.9
	TOTAL FIRE DEPARTMENT	.00	5,961.29	245,559.00	239,597.71	2.4
<u>BUILDING DEPARTMENT</u>						
11-45-110	SALARIES-PERMANENT EMPLOYEES	.00	.00	45,833.00	45,833.00	.0
11-45-153	STIPENDS - PLANNING COMMISSION	.00	.00	4,200.00	4,200.00	.0
11-45-210	BOOKS, SUBSCR, & MEMBERSHIPS	.00	.00	200.00	200.00	.0
11-45-330	EDUCATION	.00	.00	2,000.00	2,000.00	.0
	TOTAL BUILDING DEPARTMENT	.00	.00	52,233.00	52,233.00	.0
<u>PUBLIC SAFETY DISPATCH</u>						
11-46-980	INTRA-GOVT CHARGES	.00	9,428.00	113,130.00	103,702.00	8.3
	TOTAL PUBLIC SAFETY DISPATCH	.00	9,428.00	113,130.00	103,702.00	8.3

CITY OF HILDALE
EXPENDITURES WITH COMPARISON TO BUDGET
FOR THE 4 MONTHS ENDING OCTOBER 31, 2022

Item 6.

GENERAL FUND

	PERIOD ACTUAL	YTD ACTUAL	BUDGET	UNEXPENDED	PCNT
<u>PUBLIC WORKS - STREETS & ROADS</u>					
11-47-110 SALARIES-PERMANENT EMPLOYEES	.00	.00	38,424.00	38,424.00	.0
11-47-130 PAYROLL TAXES	.00	.00	2,950.00	2,950.00	.0
11-47-210 BOOKS, SUBSCR, & MEMBERSHIPS	.00	.00	500.00	500.00	.0
11-47-230 TRAVEL	.00	24.00	1,500.00	1,476.00	1.6
11-47-250 EQUIPMENT SUPPLIES & MAINT	.00	1,829.28	3,000.00	1,170.72	61.0
11-47-255 EQUIPMENT RENT OR LEASE	.00	.00	3,000.00	3,000.00	.0
11-47-257 FUEL	.00	1,379.88	17,000.00	15,620.12	8.1
11-47-258 BULK OIL	.00	192.36	15,000.00	14,807.64	1.3
11-47-260 TOOLS & EQUIPMENT-NON CAPITAL	.00	.00	1,000.00	1,000.00	.0
11-47-272 MAINT & SUPPLY - OTHER	.00	.00	1,000.00	1,000.00	.0
11-47-274 MAINT & SUPPLY EQUIPMENT	.00	223.15	2,000.00	1,776.85	11.2
11-47-286 STREET LIGHTS	.00	1,460.19	7,000.00	5,539.81	20.9
11-47-330 EDUCATION	.00	.00	500.00	500.00	.0
11-47-410 SPEC DEPT MATERIALS & SUPPLIES	.00	2,050.00	726,640.00	724,590.00	.3
11-47-850 DEBT SERVICE	.00	.00	15,200.00	15,200.00	.0
11-47-953 SAFE ROUTES TO SCHOOL	.00	.00	283,824.00	283,824.00	.0
11-47-990 CONTINGENCY	.00	.00	251,000.00	251,000.00	.0
TOTAL PUBLIC WORKS - STREETS & ROADS	.00	7,158.86	1,369,538.00	1,362,379.14	.5
<u>PUBLIC WORKS - PARKS</u>					
11-48-110 SALARIES-PERMANENT EMPLOYEES	1,417.85	13,345.54	52,093.00	38,747.46	25.6
11-48-120 SALARIES-TEMPORARY EMPLOYEES	.00	5,204.15	5,000.00	(204.15)	104.1
11-48-130 PAYROLL TAXES	136.99	1,476.12	4,370.00	2,893.88	33.8
11-48-140 BENEFITS-OTHER	37.50	262.50	7,990.00	7,727.50	3.3
11-48-240 OFFICE EXPENSE & SUPPLIES	.00	201.95	.00	(201.95)	.0
11-48-250 EQUIPMENT SUPPLIES & MAINT	.00	165.00	5,000.00	4,835.00	3.3
11-48-257 FUEL	.00	728.03	4,000.00	3,271.97	18.2
11-48-260 TOOLS & EQUIPMENT-NON CAPITAL	.00	487.45	4,000.00	3,512.55	12.2
11-48-272 MAINT & SUPPLY - OTHER	.00	533.19	20,000.00	19,466.81	2.7
11-48-274 MAINT & SUPPLY EQUIPMENT	.00	1,092.51	5,000.00	3,907.49	21.9
11-48-280 UTILITIES	.00	1,723.18	6,000.00	4,276.82	28.7
11-48-285 POWER	.00	332.89	8,000.00	7,667.11	4.2
11-48-287 TELEPHONE INET	.00	419.16	5,000.00	4,580.84	8.4
11-48-410 SPECIAL PROJECT	.00	8,850.00	25,000.00	16,150.00	35.4
11-48-790 OTHER	.00	.00	10,000.00	10,000.00	.0
11-48-850 DEBT SERVICE - VEHICLE & EQUIP	.00	.00	6,000.00	6,000.00	.0
TOTAL PUBLIC WORKS - PARKS	1,592.34	34,821.67	167,453.00	132,631.33	20.8

CITY OF HILDALE
 EXPENDITURES WITH COMPARISON TO BUDGET
 FOR THE 4 MONTHS ENDING OCTOBER 31, 2022

Item 6.

GENERAL FUND

	PERIOD ACTUAL	YTD ACTUAL	BUDGET	UNEXPENDED	PCNT
<u>COMMUNITY OUTREACH DEPARTMENT</u>					
11-49-110 SALARIES-PERMANENT EMPLOYEES	.00	.00	20,711.00	20,711.00	.0
11-49-130 PAYROLL TAXES	.00	.00	1,600.00	1,600.00	.0
11-49-230 TRAVEL, MEETINGS, AND TRAINING	.00	.00	1,000.00	1,000.00	.0
11-49-250 EQUIPMENT SUPPLIES & MAINT	.00	.00	5,000.00	5,000.00	.0
11-49-274 EQUIPMENT PURCHASE	.00	.00	5,000.00	5,000.00	.0
11-49-310 PROFESSIONAL & TECHNICAL	.00	.00	5,000.00	5,000.00	.0
11-49-410 SPECIAL PROJECT	.00	(4,567.44)	25,000.00	29,567.44	(18.3)
TOTAL COMMUNITY OUTREACH DEPARTME	.00	(4,567.44)	63,311.00	67,878.44	(7.2)
TOTAL FUND EXPENDITURES	3,301.13	206,385.03	3,743,619.00	3,537,233.97	5.5
NET REVENUE OVER EXPENDITURES	46,147.99	249,787.68	.00	(249,787.68)	.0

CITY OF HILDALE
 REVENUES WITH COMPARISON TO BUDGET
 FOR THE 4 MONTHS ENDING OCTOBER 31, 2022

Item 6.

GF DEBT SERVICE

	PERIOD ACTUAL	YTD ACTUAL	BUDGET	UNEXPENDED	PCNT
<u>DEBT SERVICE TRANSFER REVENUE</u>					
31-34-802 TRANS FOR CIB EQUIP BOND PMT	.00	.00	79,000.00	79,000.00	.0
31-34-803 2018 CIB DETENTION POND	.00	.00	29,500.00	29,500.00	.0
TOTAL DEBT SERVICE TRANSFER REVENUE	.00	.00	108,500.00	108,500.00	.0
TOTAL FUND REVENUE	.00	.00	108,500.00	108,500.00	.0

CITY OF HILDALE
EXPENDITURES WITH COMPARISON TO BUDGET
FOR THE 4 MONTHS ENDING OCTOBER 31, 2022

Item 6.

GF DEBT SERVICE

	PERIOD ACTUAL	YTD ACTUAL	BUDGET	UNEXPENDED	PCNT
<u>FIRE DEPT DEBT SERVICE</u>					
31-44-711 FIRE EQ 2015 BOND DEBT SERVICE	.00	75,000.00	73,000.00	(2,000.00)	102.7
31-44-712 FIRE EQ 2015 BOND INTEREST	.00	4,605.00	6,000.00	1,395.00	76.8
31-44-723 2018 CIB DETENTION POND	.00	19,000.00	19,000.00	.00	100.0
31-44-724 2018 CIB DETEN POND INTEREST	.00	9,875.00	10,500.00	625.00	94.1
TOTAL FIRE DEPT DEBT SERVICE	.00	108,480.00	108,500.00	20.00	100.0
TOTAL FUND EXPENDITURES	.00	108,480.00	108,500.00	20.00	100.0
NET REVENUE OVER EXPENDITURES	.00	(108,480.00)	.00	108,480.00	.0

CITY OF HILDALE
 REVENUES WITH COMPARISON TO BUDGET
 FOR THE 4 MONTHS ENDING OCTOBER 31, 2022

Item 6.

2017 JUDGMENT RESOLUTION FUND

		PERIOD ACTUAL	YTD ACTUAL	BUDGET	UNEXPENDED	PCNT
<u>REVENUES</u>						
63-38-101	TRANSFER FROM GENERAL FUND	.00	.00	24,000.00	24,000.00	.0
63-38-102	TRANSFER FROM WATER FUND	.00	.00	8,000.00	8,000.00	.0
63-38-103	TRANSFER FROM WASTEWATER	.00	.00	8,000.00	8,000.00	.0
63-38-105	TRANSFER FROM GAS FUND	.00	.00	8,000.00	8,000.00	.0
	TOTAL REVENUES	.00	.00	48,000.00	48,000.00	.0
	TOTAL FUND REVENUE	.00	.00	48,000.00	48,000.00	.0

CITY OF HILDALE
 EXPENDITURES WITH COMPARISON TO BUDGET
 FOR THE 4 MONTHS ENDING OCTOBER 31, 2022

Item 6.

2017 JUDGMENT RESOLUTION FUND

	PERIOD ACTUAL	YTD ACTUAL	BUDGET	UNEXPENDED	PCNT
<u>EXPENDITURES</u>					
63-41-310 PROFESSIONAL & TECHNICAL	.00	14,940.71	28,000.00	13,059.29	53.4
63-41-315 LEGAL - GENERAL	.00	.00	20,000.00	20,000.00	.0
TOTAL EXPENDITURES	.00	14,940.71	48,000.00	33,059.29	31.1
TOTAL FUND EXPENDITURES	.00	14,940.71	48,000.00	33,059.29	31.1
NET REVENUE OVER EXPENDITURES	.00	(14,940.71)	.00	14,940.71	.0

CITY OF HILDALE
 REVENUES WITH COMPARISON TO BUDGET
 FOR THE 4 MONTHS ENDING OCTOBER 31, 2022

Item 6.

JOINT ADMINISTRATION FUND

		PERIOD ACTUAL	YTD ACTUAL	BUDGET	UNEXPENDED	PCNT
<u>REVENUES</u>						
65-38-102	TRANSFER FROM WATER FUND	.00	.00	515,300.00	515,300.00	.0
65-38-103	TRANSFER FROM WASTEWATER	.00	.00	687,000.00	687,000.00	.0
65-38-105	TRANSFER FROM GAS FUND	.00	.00	343,500.00	343,500.00	.0
65-38-910	LANDFILL REVENUES	.00	6,000.00	20,000.00	14,000.00	30.0
65-38-915	GARKANE SERVICES	1,167.00	4,668.00	12,000.00	7,332.00	38.9
	TOTAL REVENUES	1,167.00	10,668.00	1,577,800.00	1,567,132.00	.7
	TOTAL FUND REVENUE	1,167.00	10,668.00	1,577,800.00	1,567,132.00	.7

CITY OF HILDALE
EXPENDITURES WITH COMPARISON TO BUDGET
FOR THE 4 MONTHS ENDING OCTOBER 31, 2022

Item 6.

JOINT ADMINISTRATION FUND

	PERIOD ACTUAL	YTD ACTUAL	BUDGET	UNEXPENDED	PCNT
<u>EXPENDITURES</u>					
65-41-110 SALARIES-PERMANENT EMPLOYEES	.00	.00	705,600.00	705,600.00	.0
65-41-120 SALARIES-TEMPORARY EMPLOYEES	.00	.00	66,000.00	66,000.00	.0
65-41-130 PAYROLL TAXES	.00	76.50	81,600.00	81,523.50	.1
65-41-140 BENEFITS-OTHER	.00	718.82	123,900.00	123,181.18	.6
65-41-144 PRINT AND POSTAGE	.00	1,677.40	19,500.00	17,822.60	8.6
65-41-150 STIPENDS - UTILITY BOARD	.00	1,000.00	12,600.00	11,600.00	7.9
65-41-160 MERCHANT PROCESSING	.00	.00	60,000.00	60,000.00	.0
65-41-165 CAPITAL BUILDING	.00	6,819.83	.00	(6,819.83)	.0
65-41-210 BOOKS, SUBSCR, & MEMBERSHIPS	.00	.00	3,800.00	3,800.00	.0
65-41-230 TRAVEL	.00	152.00	8,200.00	8,048.00	1.9
65-41-235 FOOD & REFRESHMENT	.00	120.00	11,600.00	11,480.00	1.0
65-41-240 OFFICE EXPENSE & SUPPLIES	.00	79.20	8,800.00	8,720.80	.9
65-41-242 SERVICE FEES	.00	15.84	1,200.00	1,184.16	1.3
65-41-250 EQUIPMENT SUPPLIES & MAINT	.00	8,332.82	73,500.00	65,167.18	11.3
65-41-257 FUEL	.00	7,665.44	39,700.00	32,034.56	19.3
65-41-260 TOOLS & EQUIPMENT-NON CAPITAL	.00	1,902.00	52,800.00	50,898.00	3.6
65-41-271 MAINT & SUPPLY - OFFICE	.00	613.46	8,900.00	8,286.54	6.9
65-41-280 UTILITIES	.00	771.35	19,800.00	19,028.65	3.9
65-41-285 POWER	.00	3,043.62	15,300.00	12,256.38	19.9
65-41-287 TELEPHONE	.00	1,284.27	12,000.00	10,715.73	10.7
65-41-310 PROFESSIONAL & TECHNICAL	.00	37,670.35	8,300.00	(29,370.35)	453.9
65-41-313 AUDITOR	.00	.00	40,000.00	40,000.00	.0
65-41-315 LEGAL - GENERAL	.00	.00	4,000.00	4,000.00	.0
65-41-317 INFORMATION TECHNOLOGY - CONS	.00	8,285.88	15,000.00	6,714.12	55.2
65-41-318 INFORMATION TECHNOLOGY - SOFTW	.00	2,134.16	20,000.00	17,865.84	10.7
65-41-330 EDUCATION	.00	.00	3,600.00	3,600.00	.0
65-41-510 INSURANCE	.00	54,834.78	85,500.00	30,665.22	64.1
65-41-580 RENT OR LEASE	(5,852.39)	17,852.39	3,000.00	(14,852.39)	595.1
65-41-720 BUILDINGS	.00	32.41	10,000.00	9,967.59	.3
65-41-741 EQUIPMENT - OFFICE	.00	.00	12,000.00	12,000.00	.0
65-41-850 DEBT SERVICE - VEHICLE & EQUIP	.00	15,757.04	21,000.00	5,242.96	75.0
65-41-900 AUTOMATIC PAYMENT INCENTIVE	.00	.00	300.00	300.00	.0
65-41-901 SURVEY INCENTIVE PROGRAM	.00	.00	100.00	100.00	.0
65-41-960 TRANSFERS TO RESERVE FUNDS	.00	.00	30,200.00	30,200.00	.0
TOTAL EXPENDITURES	(5,852.39)	170,839.56	1,577,800.00	1,406,960.44	10.8
TOTAL FUND EXPENDITURES	(5,852.39)	170,839.56	1,577,800.00	1,406,960.44	10.8
NET REVENUE OVER EXPENDITURES	7,019.39	(160,171.56)	.00	160,171.56	.0

CITY OF HILDALE
 REVENUES WITH COMPARISON TO BUDGET
 FOR THE 4 MONTHS ENDING OCTOBER 31, 2022

Item 6.

WATER FUND

		PERIOD ACTUAL	YTD ACTUAL	BUDGET	UNEXPENDED	PCNT
<u>OPERATING REVENUES</u>						
81-37-111	WATER SALES - METERED	(436.25)	145,230.15	501,900.00	356,669.85	28.9
81-37-121	WATER SALES - FLAT RATE	25.74	111,004.18	554,900.00	443,895.82	20.0
81-37-331	CONNECTION CHARGES	1,760.00	8,282.49	31,000.00	22,717.51	26.7
81-37-332	CONSTRUCTION & REPAIR	2,000.00	8,790.00	89,600.00	80,810.00	9.8
81-37-351	SUNDRY OPERATING REVENUE	52.85	82,385.85	.00	(82,385.85)	.0
81-37-411	INTEREST	.00	1,344.82	5,400.00	4,055.18	24.9
81-37-412	PENALTIES	.00	10,617.03	60,000.00	49,382.97	17.7
81-37-452	IMPACT FEE - AZ	.00	75.00	.00	(75.00)	.0
	TOTAL OPERATING REVENUES	3,402.34	367,729.52	1,242,800.00	875,070.48	29.6
<u>NON-OPERATING REVENUE</u>						
81-38-102	TRANSFERS FROM R&R RESERVE	.00	.00	180,000.00	180,000.00	.0
81-38-361	LOAN PROCEEDS	.00	.00	460,000.00	460,000.00	.0
81-38-440	SUNDRY NON-OPERATING REVENUE	40,000.00	40,000.00	20,000.00	(20,000.00)	200.0
81-38-999	CONTINGENCY	.00	.00	400,000.00	400,000.00	.0
	TOTAL NON-OPERATING REVENUE	40,000.00	40,000.00	1,060,000.00	1,020,000.00	3.8
	TOTAL FUND REVENUE	43,402.34	407,729.52	2,302,800.00	1,895,070.48	17.7

CITY OF HILDALE
EXPENDITURES WITH COMPARISON TO BUDGET
FOR THE 4 MONTHS ENDING OCTOBER 31, 2022

Item 6.

WATER FUND

	PERIOD ACTUAL	YTD ACTUAL	BUDGET	UNEXPENDED	PCNT
<u>OPERATING EXPENDITURES</u>					
81-41-210	BOOKS, SUBSCR, & MEMBERSHIPS	.00	125.00	3,000.00	2,875.00 4.2
81-41-230	TRAVEL	.00	.00	7,700.00	7,700.00 .0
81-41-235	FOOD & REFRESHMENT	.00	.00	1,000.00	1,000.00 .0
81-41-250	EQUIPMENT SUPPLIES & MAINT	.00	.00	49,000.00	49,000.00 .0
81-41-257	FUEL	.00	.00	400.00	400.00 .0
81-41-260	TOOLS & EQUIPMENT-NON CAPITAL	.00	90.21	17,000.00	16,909.79 .5
81-41-273	MAINT & SUPPLY - SYSTEM	.00	18,140.71	184,000.00	165,859.29 9.9
81-41-285	POWER	.00	48,378.52	160,800.00	112,421.48 30.1
81-41-311	ENGINEER	.00	15,024.00	50,000.00	34,976.00 30.1
81-41-314	LABORATORY & TESTING	.00	3,909.00	7,500.00	3,591.00 52.1
81-41-315	LEGAL - GENERAL	.00	.00	1,300.00	1,300.00 .0
81-41-330	EDUCATION	.00	.00	3,500.00	3,500.00 .0
81-41-340	SYSTEM CONSTRUCTION SERVICES	.00	13,450.00	60,000.00	46,550.00 22.4
81-41-341	CONST-CUSTOMER'S INSTALLATION	.00	.00	5,000.00	5,000.00 .0
81-41-431	COMMODITY SUPPLY	.00	4,888.35	.00	(4,888.35) .0
81-41-432	SPECIAL DEPT SUPPLIES	.00	6,045.26	20,000.00	13,954.74 30.2
	TOTAL OPERATING EXPENDITURES	.00	110,051.05	570,200.00	460,148.95 19.3
<u>NON-OPERATING EXPENDITURES</u>					
81-42-560	BAD DEBT EXPENSE	.00	2,338.44	8,000.00	5,661.56 29.2
81-42-730	IMPROVEMENTS OTHER THAN BLDGS	.00	.00	6,000.00	6,000.00 .0
81-42-742	EQUIPMENT - FIELD	.00	.00	15,000.00	15,000.00 .0
81-42-750	SP PROJECTS CAPITAL	.00	.00	460,000.00	460,000.00 .0
81-42-780	RESERVE PURCHASES	.00	.00	180,000.00	180,000.00 .0
81-42-815	PRINC. & INT W.RIGHTS LOAN	.00	.00	61,300.00	61,300.00 .0
81-42-911	TRANSFERS TO JOINT ADMIN FUND	.00	.00	515,300.00	515,300.00 .0
81-42-912	TRANSFERS TO LITIGATION	.00	.00	12,000.00	12,000.00 .0
81-42-914	TRANSFERS TO 2017 JMT RES FUND	.00	.00	8,000.00	8,000.00 .0
81-42-960	TRANSFERS TO RESERVE FUNDS	.00	.00	67,000.00	67,000.00 .0
81-42-999	CONTINGENCY	.00	.00	400,000.00	400,000.00 .0
	TOTAL NON-OPERATING EXPENDITURES	.00	2,338.44	1,732,600.00	1,730,261.56 .1
	TOTAL FUND EXPENDITURES	.00	112,389.49	2,302,800.00	2,190,410.51 4.9
	NET REVENUE OVER EXPENDITURES	43,402.34	295,340.03	.00	(295,340.03) .0

CITY OF HILDALE
REVENUES WITH COMPARISON TO BUDGET
FOR THE 4 MONTHS ENDING OCTOBER 31, 2022

Item 6.

WASTEWATER FUND

		PERIOD ACTUAL	YTD ACTUAL	BUDGET	UNEXPENDED	PCNT
<u>OPERATING REVENUES</u>						
82-37-160	CONSTRUCTION REVENUE	.00	695.00	9,000.00	8,305.00	7.7
82-37-311	SERVICE CHARGES	(15.02)	205,676.54	885,400.00	679,723.46	23.2
82-37-312	SERVICE CHARGES - CPMCWID	.00	45,353.92	178,000.00	132,646.08	25.5
82-37-331	CONNECTION CHARGES	.00	.00	3,000.00	3,000.00	.0
82-37-332	SERVICING CUSTOMER INSTALL	150.00	3,000.00	10,000.00	7,000.00	30.0
82-37-411	INTEREST	.00	2,188.08	5,000.00	2,811.92	43.8
82-37-451	IMPACT FEE	9,000.00	50,850.00	120,000.00	69,150.00	42.4
82-37-452	IMPACT FEE - CPMCWID	.00	12,925.00	48,500.00	35,575.00	26.7
	TOTAL OPERATING REVENUES	9,134.98	320,688.54	1,258,900.00	938,211.46	25.5
<u>NON-OPERATING REVENUES</u>						
82-38-102	TRANSFERS FROM R&R RESERVE	.00	.00	111,100.00	111,100.00	.0
82-38-361	LOAN PROCEEDS	.00	.00	500,000.00	500,000.00	.0
82-38-440	SUNDRY NON-OPERATING REVENUE	.00	.00	1,000.00	1,000.00	.0
82-38-901	APPROP - UTILITY FUND BALANCE	.00	.00	100,000.00	100,000.00	.0
82-38-999	CONTINGENCY	.00	.00	400,000.00	400,000.00	.0
	TOTAL NON-OPERATING REVENUES	.00	.00	1,112,100.00	1,112,100.00	.0
	TOTAL FUND REVENUE	9,134.98	320,688.54	2,371,000.00	2,050,311.46	13.5

CITY OF HILDALE
EXPENDITURES WITH COMPARISON TO BUDGET
FOR THE 4 MONTHS ENDING OCTOBER 31, 2022

Item 6.

WASTEWATER FUND

	PERIOD ACTUAL	YTD ACTUAL	BUDGET	UNEXPENDED	PCNT
<u>OPERATING EXPENDITURES</u>					
82-41-210 BOOKS, SUBSCR, & MEMBERSHIPS	.00	761.00	2,500.00	1,739.00	30.4
82-41-230 TRAVEL	.00	.00	4,600.00	4,600.00	.0
82-41-235 FOOD & REFRESHMENT	.00	.00	600.00	600.00	.0
82-41-250 EQUIPMENT SUPPLIES & MAINT	.00	25.62	19,000.00	18,974.38	.1
82-41-257 FUEL	.00	318.88	5,400.00	5,081.12	5.9
82-41-260 TOOLS & EQUIPMENT-NON CAPITAL	.00	1,270.74	18,500.00	17,229.26	6.9
82-41-273 MAINTENANCE & SUPPLY - SYSTEM	.00	9,838.29	158,000.00	148,161.71	6.2
82-41-285 POWER	.00	5,039.03	38,000.00	32,960.97	13.3
82-41-311 ENGINEER	.00	5,585.75	50,000.00	44,414.25	11.2
82-41-314 LABORATORY & TESTING	.00	.00	3,000.00	3,000.00	.0
82-41-315 LEGAL - GENERAL	.00	.00	1,000.00	1,000.00	.0
82-41-330 EDUCATION	.00	.00	5,300.00	5,300.00	.0
82-41-340 SYSTEM CONSTRUCTION SERVICES	.00	.00	520,000.00	520,000.00	.0
82-41-341 CONST-CUSTOMER'S INSTALLATION	.00	.00	10,000.00	10,000.00	.0
TOTAL OPERATING EXPENDITURES	.00	22,839.31	835,900.00	813,060.69	2.7
<u>NON-OPERATING EXPENSES</u>					
82-42-560 BAD DEBT EXPENSE	.00	1,919.10	10,000.00	8,080.90	19.2
82-42-710 LAND	.00	.00	90,000.00	90,000.00	.0
82-42-720 BUILDINGS	.00	.00	25,000.00	25,000.00	.0
82-42-742 EQUIPMENT - FIELD	.00	.00	20,000.00	20,000.00	.0
82-42-780 RESERVE PURCHASES	.00	87,288.00	73,000.00	(14,288.00)	119.6
82-42-812 PRINCIPAL ON BONDS - RDA B	.00	.00	42,000.00	42,000.00	.0
82-42-822 INTEREST ON BONDS - RDA - B	.00	.00	57,000.00	57,000.00	.0
82-42-911 TRANSFERS TO JOINT ADMIN FUND	.00	.00	687,000.00	687,000.00	.0
82-42-912 TRANSFERS TO LITIGATION	.00	.00	12,000.00	12,000.00	.0
82-42-914 TRANSFERS TO 2017 JMT RES FUND	.00	.00	8,000.00	8,000.00	.0
82-42-960 TRANSFERS TO RESERVE FUNDS	.00	.00	111,100.00	111,100.00	.0
82-42-999 CONTINGENCY	.00	.00	400,000.00	400,000.00	.0
TOTAL NON-OPERATING EXPENSES	.00	89,207.10	1,535,100.00	1,445,892.90	5.8
TOTAL FUND EXPENDITURES	.00	112,046.41	2,371,000.00	2,258,953.59	4.7
NET REVENUE OVER EXPENDITURES	9,134.98	208,642.13	.00	(208,642.13)	.0

CITY OF HILDALE
 REVENUES WITH COMPARISON TO BUDGET
 FOR THE 4 MONTHS ENDING OCTOBER 31, 2022

Item 6.

GAS FUND

		PERIOD ACTUAL	YTD ACTUAL	BUDGET	UNEXPENDED	PCNT
<u>OPERATING REVENUES</u>						
84-37-111	GAS SALES - METERED NAT GAS	.00	24,222.03	335,000.00	310,777.97	7.2
84-37-112	GAS SALES - METERED PROPANE	8,653.81	88,030.82	790,900.00	702,869.18	11.1
84-37-113	GAS SALES - CYLINDER	105.31	1,333.38	14,100.00	12,766.62	9.5
84-37-114	GAS SALES - CYLINDER EXCHANGE	59.98	299.91	3,700.00	3,400.09	8.1
84-37-121	NATURAL GAS SALES - FLAT RATE	.00	8,958.25	26,000.00	17,041.75	34.5
84-37-122	PROPANE GAS - FLAT RATE	(17.66)	11,589.83	34,000.00	22,410.17	34.1
84-37-160	CONSTRUCTION REVENUE	7,520.00	34,782.00	65,000.00	30,218.00	53.5
84-37-331	CONNECTION CHARGES	240.00	1,865.00	8,000.00	6,135.00	23.3
84-37-351	SUNDRY OPERATING REVENUE	.00	.00	47,000.00	47,000.00	.0
84-37-411	INTEREST	.00	1,651.30	3,200.00	1,548.70	51.6
84-37-412	PENALTIES	(.36)	2,243.93	19,000.00	16,756.07	11.8
	TOTAL OPERATING REVENUES	16,561.08	174,976.45	1,345,900.00	1,170,923.55	13.0
<u>NON-OPERATING REVENUES</u>						
84-38-102	TRANSFERS FROM R&R RESERVE	.00	.00	103,000.00	103,000.00	.0
84-38-316	INTRAGOVERNMENTAL GRANTS	.00	.00	250,000.00	250,000.00	.0
84-38-999	CONTINGENCY	.00	.00	400,000.00	400,000.00	.0
	TOTAL NON-OPERATING REVENUES	.00	.00	753,000.00	753,000.00	.0
	TOTAL FUND REVENUE	16,561.08	174,976.45	2,098,900.00	1,923,923.55	8.3

CITY OF HILDALE
EXPENDITURES WITH COMPARISON TO BUDGET
FOR THE 4 MONTHS ENDING OCTOBER 31, 2022

Item 6.

GAS FUND

	PERIOD ACTUAL	YTD ACTUAL	BUDGET	UNEXPENDED	PCNT
<u>OPERATING EXPENDITURES</u>					
84-41-140	BENEFITS-OTHER	.00	.00	3,000.00	3,000.00 .0
84-41-150	STIPENDS	.00	200.00	.00 (200.00)	.0
84-41-210	BOOKS, SUBSCR, & MEMBERSHIPS	.00	3,508.00	2,000.00 (1,508.00)	175.4
84-41-230	TRAVEL	.00	.00	4,000.00	4,000.00 .0
84-41-235	FOOD & REFRESHMENT	.00	.00	500.00	500.00 .0
84-41-250	EQUIPMENT SUPPLIES & MAINT	.00	569.23	10,000.00	9,430.77 5.7
84-41-257	FUEL	.00	491.23	3,500.00	3,008.77 14.0
84-41-260	TOOLS & EQUIPMENT-NON CAPITAL	.00	466.13	11,000.00	10,533.87 4.2
84-41-273	MAINT & SUPPLY SYSTEM	.00	12,541.25	47,500.00	34,958.75 26.4
84-41-285	POWER	.00	192.20	2,000.00	1,807.80 9.6
84-41-311	ENGINEER	.00	.00	1,000.00	1,000.00 .0
84-41-315	LEGAL - GENERAL	.00	.00	1,000.00	1,000.00 .0
84-41-330	EDUCATION	.00	.00	6,200.00	6,200.00 .0
84-41-340	SYSTEM CONSTRUCTION SERVICES	.00	.00	2,000.00	2,000.00 .0
84-41-341	CONST-CUSTOMER'S INSTALLATION	.00	10,273.56	.00 (10,273.56)	.0
84-41-431	NATURAL GAS COMMODITY SUPPLY	.00	7,864.70	151,000.00	143,135.30 5.2
84-41-432	PROPANE GAS COMMODITY SUPPLY	.00	94,230.32	540,000.00	445,769.68 17.5
84-41-434	NAT GAS COMMODITY TRANSPORT	.00 (42,774.16)	34,600.00	77,374.16 (123.6)
84-41-510	INSURANCE	.00	3,361.58	.00 (3,361.58)	.0
84-41-580	RENT OR LEASE	.00	300.00	4,700.00	4,400.00 6.4
84-41-610	MISC. SUPPLIES	.00	.00	5,000.00	5,000.00 .0
TOTAL OPERATING EXPENDITURES		.00	91,224.04	829,000.00	737,775.96 11.0
<u>NON-OPERATING EXPENDITURES</u>					
84-42-560	BAD DEBT EXPENSE	.00	2,483.45	6,000.00	3,516.55 41.4
84-42-710	LAND	.00	.00	6,900.00	6,900.00 .0
84-42-750	SP PROJECTS CAPITAL	.00	.00	284,000.00	284,000.00 .0
84-42-780	RESERVE PURCHASES	.00	.00	103,000.00	103,000.00 .0
84-42-911	TRANSFERS TO JOINT ADMIN FUND	.00	.00	343,500.00	343,500.00 .0
84-42-912	TRANSFERS TO LITIGATION	.00	.00	12,000.00	12,000.00 .0
84-42-914	TRANSFERS TO 2017 JMT RES FUND	.00	.00	8,000.00	8,000.00 .0
84-42-960	TRANSFERS TO RESERVE FUNDS	.00	.00	106,500.00	106,500.00 .0
84-42-999	CONTINGENCY	.00	.00	400,000.00	400,000.00 .0
TOTAL NON-OPERATING EXPENDITURES		.00	2,483.45	1,269,900.00	1,267,416.55 .2
TOTAL FUND EXPENDITURES		.00	93,707.49	2,098,900.00	2,005,192.51 4.5
NET REVENUE OVER EXPENDITURES		16,561.08	81,268.96	.00 (81,268.96)	.0

CITY OF HILDALE
 REVENUES WITH COMPARISON TO BUDGET
 FOR THE 4 MONTHS ENDING OCTOBER 31, 2022

Item 6.

89 FUND COLO CITY FIBER DEPT

		<u>PERIOD ACTUAL</u>	<u>YTD ACTUAL</u>	<u>BUDGET</u>	<u>UNEXPENDED</u>	<u>PCNT</u>
<u>NON-OPERATING REVENUES</u>						
89-38-101	TRANSFERS FROM OTHER FUNDS	.00	.00	5,000.00	5,000.00	.0
89-38-316	INTRAGOVERNMENTAL REVENUE	.00	.00	150,000.00	150,000.00	.0
89-38-999	CONTINGENCY	.00	.00	20,000.00	20,000.00	.0
	TOTAL NON-OPERATING REVENUES	<u>.00</u>	<u>.00</u>	<u>175,000.00</u>	<u>175,000.00</u>	<u>.0</u>
	TOTAL FUND REVENUE	<u>.00</u>	<u>.00</u>	<u>175,000.00</u>	<u>175,000.00</u>	<u>.0</u>

CITY OF HILDALE
 EXPENDITURES WITH COMPARISON TO BUDGET
 FOR THE 4 MONTHS ENDING OCTOBER 31, 2022

Item 6.

89 FUND COLO CITY FIBER DEPT

	PERIOD ACTUAL	YTD ACTUAL	BUDGET	UNEXPENDED	PCNT
<u>OPERATING EXPENDITURES</u>					
89-41-273 MAINT & SUPPLY SYSTEM	.00	.00	5,000.00	5,000.00	.0
89-41-340 SYSTEM CONSTRUCTION SERVICES	.00	.00	150,000.00	150,000.00	.0
TOTAL OPERATING EXPENDITURES	.00	.00	155,000.00	155,000.00	.0
<u>NON-OPERATING EXPENDITURES</u>					
89-42-999 CONTINGENCY	.00	.00	20,000.00	20,000.00	.0
TOTAL NON-OPERATING EXPENDITURES	.00	.00	20,000.00	20,000.00	.0
TOTAL FUND EXPENDITURES	.00	.00	175,000.00	175,000.00	.0
NET REVENUE OVER EXPENDITURES	.00	.00	.00	.00	.0

CITY OF HILDALE
 REVENUES WITH COMPARISON TO BUDGET
 FOR THE 4 MONTHS ENDING OCTOBER 31, 2022

Item 6.

90 FUND HILDALE CITY FIBER DEP

		PERIOD ACTUAL	YTD ACTUAL	BUDGET	UNEXPENDED	PCNT
<u>OPERATING REVENUES</u>						
90-37-111	FIBER SALES	.00	1,388.07	5,000.00	3,611.93	27.8
90-37-332	CONSTRUCTION	.00	.00	1,000.00	1,000.00	.0
	TOTAL OPERATING REVENUES	.00	1,388.07	6,000.00	4,611.93	23.1
<u>NON-OPERATING REVENUES</u>						
90-38-101	TRANSFERS FROM OTHER FUNDS	.00	.00	20,000.00	20,000.00	.0
90-38-316	INTRAGOVERNMENTAL GRANTS	.00	.00	150,000.00	150,000.00	.0
90-38-999	CONTINGENCY	.00	.00	20,000.00	20,000.00	.0
	TOTAL NON-OPERATING REVENUES	.00	.00	190,000.00	190,000.00	.0
	TOTAL FUND REVENUE	.00	1,388.07	196,000.00	194,611.93	.7

CITY OF HILDALE
 EXPENDITURES WITH COMPARISON TO BUDGET
 FOR THE 4 MONTHS ENDING OCTOBER 31, 2022

Item 6.

90 FUND HILDALE CITY FIBER DEP

	PERIOD ACTUAL	YTD ACTUAL	BUDGET	UNEXPENDED	PCNT
<u>OPERATING EXPENDITURES</u>					
90-41-260 TOOLS & EQUIPMENT-NON CAPITAL	.00	.00	4,000.00	4,000.00	.0
90-41-273 MAINT & SUPPLY SYSTEM	.00	8,458.84	20,000.00	11,541.16	42.3
90-41-580 RENT OR LEASE	.00	200.00	2,000.00	1,800.00	10.0
TOTAL OPERATING EXPENDITURES	.00	8,658.84	26,000.00	17,341.16	33.3
<u>NON-OPERATING EXPENDITURES</u>					
90-42-750 SP PROJECTS CAPITAL	.00	.00	150,000.00	150,000.00	.0
90-42-999 CONTINGENCY	.00	.00	20,000.00	20,000.00	.0
TOTAL NON-OPERATING EXPENDITURES	.00	.00	170,000.00	170,000.00	.0
TOTAL FUND EXPENDITURES	.00	8,658.84	196,000.00	187,341.16	4.4
NET REVENUE OVER EXPENDITURES	.00	(7,270.77)	.00	7,270.77	.0

Invoice	Seq	Type	Description	Invoice Date	Due Date	Total Cost	GL Activity	Period	GL Account
1155 ARIZONA STRIP LANDFILL CORP									
0922	1	Invoice	LANDFILL SERVICES	10/11/2022	11/10/2022	40,399.66	0	10/22	11-21312
Total 1155 ARIZONA STRIP LANDFILL CORP:						40,399.66			
1481 CHEMTECH-FORD LABORATORIES, INC.									
22G1572	1	Invoice	Water Tests	09/26/2022	10/26/2022	550.00	0	09/22	81-41-314
Total 1481 CHEMTECH-FORD LABORATORIES, INC.:						550.00			
1711 DELL MARKETING L. P.									
2008133563	1	Invoice	NEW LAPTOP FOR HARRISON	09/14/2022	10/14/2022	2,135.00	0	09/22	11-41-260
Total 1711 DELL MARKETING L. P.:						2,135.00			
2160 HILDALE CITY									
0822	1	Invoice	NATURAL GAS ENERGY AND USE TAX	09/12/2022	09/27/2022	536.95	0	09/22	84-21376
Total 2160 HILDALE CITY:						536.95			
2220 HOME DEPOT									
5611644	1	Invoice	TIE DOWNS	09/09/2022	10/31/2022	3.35	0	09/22	65-41-250
5612089	1	Invoice	GLOVES FITTING WIRE	09/09/2022	10/09/2022	311.17	0	09/22	65-41-250
Total 2220 HOME DEPOT:						314.52			
2671 LES OLSON COMPANY									
EA1186385	1	Invoice	MAINTENANCE CONTRACT - 75% UTILITIES	09/19/2022	10/19/2022	245.78	0	09/22	65-41-144
EA1186385	2	Invoice	MAINTENANCE CONTRACT - 25% ADMIN	09/19/2022	10/19/2022	81.93	0	09/22	11-41-241
Total 2671 LES OLSON COMPANY:						327.71			
3432 SEMI SERVICE									
100322	1	Invoice	Service body	10/03/2022	11/02/2022	13,258.68	0	10/22	65-41-250
Total 3432 SEMI SERVICE:						13,258.68			
3450 SCHOLZEN PRODUCTS COMPANY, INC.									
1023657	1	Invoice	CHLORINE	09/20/2022	10/20/2022	2,552.00	0	09/22	81-41-432
3038748	1	Invoice	CHLORINE CYLINER RENTAL	09/19/2022	10/19/2022	105.60	0	09/22	81-41-432
6688908	1	Invoice	2" POLY GAS LINE	09/26/2022	10/26/2022	4,860.00	0	09/22	84-41-273
Total 3450 SCHOLZEN PRODUCTS COMPANY, INC.:						7,517.60			
3930 TOWN OF COLORADO CITY									
9951	1	Invoice	GENERAL AND PROFESSIONAL LIABILITY AND AUTO INSURANCE PORTION	09/01/2022	09/16/2022	2,155.34	0	09/22	84-41-510
9951	2	Invoice	RISK MANAGEMENT FUND	09/01/2022	09/16/2022	658.82	0	09/22	65-41-510
9951	3	Invoice	TUITION REIMBURSEMENT	09/01/2022	09/16/2022	658.82	0	09/22	65-41-140
9951	4	Invoice	Propane Delivery	09/01/2022	09/16/2022	402.08	0	09/22	84-41-510
9953	1	Invoice	TOCC DOJ JIM KIETH	09/12/2022	09/27/2022	887.79	0	09/22	63-41-310
9955	1	Invoice	VERIZON WIRELESS	09/12/2022	09/27/2022	161.34	0	09/22	11-41-287
9956	1	Invoice	IT CONSULTING 50% UTILITIES	09/12/2022	09/27/2022	285.51	0	09/22	65-41-317
9956	2	Invoice	IT CONSULTING 50% ADMIN	09/12/2022	09/27/2022	285.52	0	09/22	11-41-317

Invoice	Seq	Type	Description	Invoice Date	Due Date	Total Cost	GL Activity	Period	GL Account
9963	1	Invoice	UTAH FIVER GRANT FIBER LINE INSTALLATION	09/19/2022	10/04/2022	5,658.84	0	09/22	90-41-273
WAT00822 P	1	Invoice	AZ SALES TAX WATER	08/31/2022	09/15/2022	2,093.58	0	09/22	81-21371
WAT00822 P	2	Invoice	AZ TAX PROPANE	08/31/2022	09/15/2022	1,786.51	0	09/22	84-21371
Total 3930 TOWN OF COLORADO CITY:						15,034.15			
4020 USPS									
101	1	Invoice	RECURRING INVOICE	10/01/2022	10/01/2022	300.00	0	10/22	11-41-244
101	2	Adjustmen	RECURRING INVOICE	10/01/2022	10/01/2022	300.00-	0	10/22	11-41-244
1022	1	Invoice	POSTAGE	10/20/2022	11/04/2022	700.00	0	10/22	65-41-144
Total 4020 USPS:						700.00			
4055 UNIFIRST CORPORATION									
0547687	1	Invoice	Uniforms	08/29/2022	09/28/2022	108.18	0	08/22	65-41-260
0548190	1	Invoice	Uniforms	09/05/2022	10/05/2022	108.18	0	09/22	65-41-260
0548671	1	Invoice	Uniforms	09/12/2022	10/12/2022	108.18	0	09/22	65-41-260
Total 4055 UNIFIRST CORPORATION:						324.54			
4220 UTAH STATE TREASURER									
TC 55 0922	1	Invoice	SURCHARGES	10/17/2022	11/16/2022	1,691.59	0	10/22	11-42-550
Total 4220 UTAH STATE TREASURER:						1,691.59			
4221 UTAH STATE TAX COMMISSION									
STC 083122	1	Invoice	SALES AND USE TAX	09/15/2022	10/15/2022	586.14	0	09/22	84-21375
STC 0922	1	Invoice	SALES AND USE TAX	09/15/2022	10/15/2022	586.14	0	09/22	84-21375
Total 4221 UTAH STATE TAX COMMISSION:						1,172.28			
4441 WHEELER MACHINERY CO.									
PS00138969	1	Invoice	WEAR PLATE FOR BLADE BRACKET	09/20/2022	10/20/2022	111.64	0	09/22	11-47-250
Total 4441 WHEELER MACHINERY CO.:						111.64			
4470 ZION'S BANK									
0422 1 IT	1	Invoice	STELLAR DATA SUPPORT AND UPGRADE VM BACKUP YEAR RENEWALL	03/10/2022	04/09/2022	208.25	0	13/22	11-41-272
0422 2 IT	1	Invoice	BATTERY BACKUP IN KITCHEN	03/16/2022	04/15/2022	39.99	0	13/22	11-41-272
0422 IT 3	1	Invoice	TRANSACTION FEE	03/16/2022	04/15/2022	1.20	0	13/22	11-41-242
0522 IT 1	1	Invoice	BROADCAST SOFTWARE FOR COURT	05/05/2022	06/04/2022	1,746.48	0	13/22	11-42-310
0722 1SB	1	Invoice	WALMART-PARADE FLOAT SUPPLIES	07/03/2022	08/02/2022	132.56	0	07/22	11-49-410
0722 2 SB	1	Invoice	SUBWAY	07/04/2022	08/03/2022	37.80	0	07/22	11-41-235
0722 3 SB	1	Invoice	BEES 4TH OF JULY SUPPLIES	07/04/2022	08/03/2022	99.22	0	07/22	11-41-235
0722 4 SB	1	Invoice	OFFICE SUPPLIES	07/14/2022	08/13/2022	56.29	0	07/22	11-41-240
0722 5 SB	1	Invoice	THE 1045-SC FESTIVITIES MEETING	07/28/2022	08/27/2022	300.00	0	07/22	11-49-410
0722 1 DJ	1	Invoice	CHEVRON-FUEL FOR CITY VEHICLE	07/14/2022	08/13/2022	90.69	0	10/22	11-41-257
0722 1 ED	1	Invoice	AMAZON	07/21/2022	08/20/2022	127.59	0	07/22	11-41-240
0722 1 HJ	1	Invoice	ZOOM	07/13/2022	08/12/2022	149.90	0	07/22	65-41-318
0722 1 NB	1	Invoice	TRACTOR SUPPLY	07/26/2022	08/25/2022	544.39	0	07/22	11-48-260
0722 1 NF	1	Invoice	MAVERIK-FUEL	07/21/2022	08/20/2022	144.84	0	07/22	65-41-257
0722 1 WB	1	Invoice	AMAZON	07/29/2022	08/28/2022	14.84	0	07/22	65-41-240

Invoice	Seq	Type	Description	Invoice Date	Due Date	Total Cost	GL Activity	Period	GL Account
0722 10 ED	1	Invoice	AMAZON	07/08/2022	08/07/2022	170.31	0	07/22	11-41-240
0722 11 ED	1	Invoice	AMAZON	07/08/2022	08/07/2022	63.25	0	07/22	11-41-240
0722 12 ED	1	Invoice	JENSEN PROPERTY MANAGEMENT	07/01/2022	07/31/2022	1,780.02	0	07/22	11-41-140
0722 2 AC	1	Invoice	UMCA Conference	07/01/2022	07/31/2022	180.00	0	07/22	11-41-230
0722 2 DJ	1	Invoice	MAVERIK-FUEL	07/13/2022	08/12/2022	76.95	0	10/22	11-41-257
0722 2 ED	1	Invoice	AMAZON	07/19/2022	08/18/2022	255.91	0	07/22	11-41-240
0722 2 HJ	1	Invoice	SERVICE FEE	07/08/2022	08/07/2022	1.50	0	07/22	11-41-242
0722 2 NB	1	Invoice	TRADERS DISCOUNT	07/24/2022	08/23/2022	56.04	0	07/22	11-48-260
0722 2 WB	1	Invoice	CHEVERON	07/24/2022	08/23/2022	131.78	0	07/22	65-41-257
0722 3 ED	1	Invoice	ALL AMERICAN DINER-CONFERENCE	07/15/2022	08/14/2022	77.40	0	07/22	11-41-235
0722 3 HJ	1	Invoice	WASHINGTON COUNTY FILING-PLANNING COMMISION	07/08/2022	08/07/2022	54.00	0	07/22	11-41-312
0722 3 NB	1	Invoice	UTAH NURSERY	07/13/2022	08/12/2022	200.00	0	07/22	11-48-274
0722 4 ED	1	Invoice	BEST WESTERN-NEPHI	07/15/2022	08/14/2022	131.07	0	07/22	11-41-230
0722 4 NB	1	Invoice	USU EVENT SERVICES-CONFERENCE	07/13/2022	08/12/2022	150.00	0	07/22	11-48-790
0722 5 ED	1	Invoice	BEST WESTERN-NEPHI	07/15/2022	08/14/2022	131.07	0	07/22	11-41-230
0722 6 ED	1	Invoice	MAVERIK-FUEL	07/14/2022	08/13/2022	50.00	0	07/22	11-41-257
0722 7 ED	1	Invoice	MAVERIK-FUEL	07/14/2022	08/13/2022	50.05	0	07/22	11-41-257
0722 8 ED	1	Invoice	LISAS COUNTRY KITCHEN	07/14/2022	08/13/2022	78.96	0	07/22	11-41-235
0722 9 ED	1	Invoice	PILOT-NEPHI	07/13/2022	08/12/2022	100.00	0	07/22	11-41-257
072201 AC	1	Invoice	UMCA CONFERENCE	07/27/2022	08/26/2022	225.00	0	07/22	11-41-230

Total 4470 ZION'S BANK: 7,657.35

4605 SUMMIT ENERGY, LLC

0922HILD	1	Invoice	Natural Gas Commodity	10/11/2022	10/25/2022	5,414.06	0	10/22	84-41-431
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Total 4605 SUMMIT ENERGY, LLC: 5,414.06

4694 PREFERRED PARTS

115289	1	Invoice	OIL FOR SXS HONDA	09/15/2022	10/30/2022	57.52	0	09/22	65-41-250
115732	1	Invoice	THERMOMETER	09/22/2022	10/30/2022	43.83	0	09/22	81-41-260
115753	1	Invoice	FLOOR MAT	09/22/2022	10/30/2022	508.88	0	09/22	65-41-250
116050	1	Invoice	HITCH	09/26/2022	10/30/2022	60.88	0	09/22	65-41-250
116087	1	Invoice	BRAKE CLEANER	09/27/2022	10/30/2022	6.98	0	09/22	65-41-250

Total 4694 PREFERRED PARTS: 678.09

4701 ZIONS FIRST NATIONAL BANK

080222	4	Adjustmen	SOCIAL SECURITY - FICA DEPOSIT 0822	08/02/2022	09/30/2022	681.07-	0	09/22	11-22211
080222	5	Adjustmen	MEDICARE - FICA DEPOSIT 0822	08/02/2022	09/30/2022	159.28-	0	09/22	11-22211
080222	6	Adjustmen	TAX WITHHOLDING - FICA DEPOSIT 0822	08/02/2022	09/30/2022	204.87-	0	09/22	11-22213
081522	4	Adjustmen	SOCIAL SECURITY - FICA DEPOSIT 0822	08/16/2022	08/16/2022	598.74-	0	09/22	11-22211
081522	5	Adjustmen	MEDICARE - FICA DEPOSIT 0822	08/16/2022	08/16/2022	140.03-	0	09/22	11-22211
081522	6	Adjustmen	TAX WITHHOLDING - FICA DEPOSIT 0822	08/16/2022	08/16/2022	211.60-	0	09/22	11-22213
EFTPS 1022	1	Invoice	SOCIAL SECURITY - FICA DEPOSIT 1022	10/28/2022	10/28/2022	915.87	0	10/22	11-22211
EFTPS 1022	2	Invoice	MEDICARE - FICA DEPOSIT 1022	10/28/2022	10/28/2022	214.20	0	10/22	11-22212
EFTPS 1022	3	Invoice	TAX WITHHOLDING - FICA DEPOSIT 1022	10/28/2022	10/28/2022	294.42	0	10/22	11-22213

Total 4701 ZIONS FIRST NATIONAL BANK: 571.10-

Invoice	Seq	Type	Description	Invoice Date	Due Date	Total Cost	GL Activity	Period	GL Account
4707 SENSIT TECHNOLOGIES									
0333087-IN	1	Invoice	Calibration gas	09/09/2022	10/30/2022	929.09	0	10/22	84-41-273
Total 4707 SENSIT TECHNOLOGIES:						929.09			
4750 DJB GAS SERVICES, INC.									
1381199	1	Invoice	SOLDER AND FLUX	09/19/2022	10/19/2022	91.08	0	09/22	65-41-250
1381200	1	Invoice	GAS CAP	09/19/2022	10/19/2022	15.92	0	09/22	65-41-250
Total 4750 DJB GAS SERVICES, INC.:						107.00			
4811 STEVE REGAN CO.									
1311015	1	Invoice	WEED SPRAY FOR PARKS AND ROADS %50 PARKS	09/08/2022	10/30/2022	143.00	0	09/22	11-47-274
1311015	2	Invoice	WEED SPRAY FOR PARKS AND ROADS %50 ROADS	09/08/2022	10/30/2022	142.99	0	09/22	11-48-274
Total 4811 STEVE REGAN CO.:						285.99			
5057 GARKANE ENERGY									
1684200 092	1	Invoice	MAXWELL PARK POWER	09/15/2022	10/05/2022	118.84	0	09/22	11-48-285
1709902 092	1	Invoice	POWER PLANT WELL	09/15/2022	10/05/2022	46.25	0	09/22	81-41-285
17112030922	1	Invoice	MULBERRY BUILDING	09/15/2022	10/05/2022	278.14	0	09/22	11-41-285
1717500 092	1	Invoice	LIFT STATION POWER	09/22/2022	10/12/2022	938.80	0	09/22	82-41-285
1734500 092	1	Invoice	EAST WATER TANKS	09/22/2022	10/12/2022	92.28	0	09/22	81-41-285
1763000 092	1	Invoice	RECIRC PUMP STATION	09/15/2022	10/05/2022	250.82	0	09/22	82-41-285
1763900 092	1	Invoice	SEWER HEADWORKS	09/15/2022	10/05/2022	1,269.53	0	09/22	82-41-285
1768100 092	1	Invoice	Well 8 POWER	09/22/2022	10/12/2022	315.33	0	09/22	81-41-285
1772300 092	1	Invoice	Well 10 POWER	09/22/2022	10/12/2022	296.49	0	09/22	81-41-285
1772400 092	1	Invoice	Well 4 POWER	09/22/2022	10/12/2022	798.39	0	09/22	81-41-285
1772500 092	1	Invoice	CITY HALL POWER 67%	09/15/2022	10/12/2022	419.91	0	09/22	65-41-285
1772500 092	2	Invoice	CITY HALL POWER 33%	09/15/2022	10/12/2022	206.82	0	09/22	11-41-285
1775500 092	1	Invoice	WATER PLANT POWER	09/22/2022	10/12/2022	4,448.35	0	09/22	81-41-285
1780600 092	1	Invoice	Well 19 POWER	09/22/2022	10/12/2022	2,064.69	0	09/22	81-41-285
1781000 092	1	Invoice	Well 17 power	09/22/2022	10/12/2022	178.38	0	09/22	81-41-285
1782300 092	1	Invoice	Lab Shop Power	09/15/2022	10/05/2022	576.45	0	09/22	65-41-285
1782501 092	1	Invoice	Well 22 Power	09/15/2022	10/05/2022	2,083.05	0	09/22	81-41-285
1787300 092	1	Invoice	PROPANE YARD POWER	09/15/2022	10/05/2022	63.64	0	09/22	84-41-285
1790000 092	1	Invoice	Street Light Power	09/15/2022	10/05/2022	487.21	0	09/22	11-47-286
1793900 092	1	Invoice	MILLION GALLON TANK	09/15/2022	10/05/2022	53.08	0	09/22	81-41-285
17945500 09	1	Invoice	ACADEMY AVE WELL	09/22/2022	10/12/2022	3,434.55	0	09/22	81-41-285
2026700 092	1	Invoice	Well power	09/22/2022	10/12/2022	813.34	0	09/22	81-41-285
Total 5057 GARKANE ENERGY:						19,234.34			
5181 RYAN D. STOUT									
090922	1	Invoice	PUBLIC DEFENDER FEES CASE#221100007	09/09/2022	10/30/2022	500.00	0	09/22	11-42-310
090922 2	1	Invoice	PUBLIC DEFENDER FEES CASE #201100010	09/09/2022	10/30/2022	295.00	0	09/22	11-42-310
091622	1	Invoice	PUBLIC DEFENDER FEES CASE #2251000449	09/16/2022	10/30/2022	425.00	0	09/22	11-42-310
Total 5181 RYAN D. STOUT:						1,220.00			
5401 SHRED NORTHWEST									
16332	1	Invoice	PAPER SHREDDING - 50% ADMIN	09/26/2022	10/30/2022	27.49	0	09/22	11-41-240
16332	2	Invoice	PAPER SHREDDING - 50% UTILITIES	09/26/2022	10/30/2022	27.48	0	09/22	65-41-271

Invoice	Seq	Type	Description	Invoice Date	Due Date	Total Cost	GL Activity	Period	GL Account
Total 5401 SHRED NORTHWEST:						54.97			
5415 ST. GEORGE WATER STORE									
133977	1	Invoice	BOTTLED WATER SERVICE - 4 BOTTLES	09/12/2022	10/12/2022	24.00	0	09/22	65-41-235
135156	1	Invoice	BOTTLED WATER SERVICE - 2 BOTTLES	09/26/2022	10/26/2022	12.00	0	09/22	65-41-235
Total 5415 ST. GEORGE WATER STORE:						36.00			
5530 INKBOXZ									
1637	1	Invoice	4X8 BANNER	09/20/2022	10/30/2022	158.24	0	09/22	11-41-244
Total 5530 INKBOXZ:						158.24			
5553 EXECUTECH UTAH, INC.									
EXEC-12582	1	Invoice	EXECUTECH MANAGED IT SERVICES-HILDALE CITY	09/01/2022	10/30/2022	3,750.00	0	09/22	11-41-272
Total 5553 EXECUTECH UTAH, INC.:						3,750.00			
5605 NGL SUPPLY CO. LTD									
NG429687	1	Invoice	Propane Commodity	09/13/2022	09/23/2022	18,160.15	0	09/22	84-41-432
Total 5605 NGL SUPPLY CO. LTD:						18,160.15			
5607 DOMINION ENERGY									
092822	1	Invoice	NATURAL GAS TRANSPORT	08/30/2022	10/11/2022	1,871.58	0	08/22	84-41-434
102722	1	Invoice	NATURAL GAS TRANSPORT	09/30/2022	10/30/2022	760.61	0	09/22	84-41-434
Total 5607 DOMINION ENERGY:						2,632.19			
5637 BASIC AMERICAN SUPPLY									
477142	1	Invoice	Fittings	09/14/2022	10/14/2022	91.21	0	10/22	81-41-273
477242	1	Invoice	BLACK TAPE, SAW BLADE	09/14/2022	10/14/2022	20.98	0	10/22	84-41-273
478578	1	Invoice	RAGS	09/21/2022	10/30/2022	27.99	0	10/22	65-41-250
479605	1	Invoice	GLOVES	09/26/2022	10/30/2022	35.96	0	10/22	65-41-260
4798869	1	Invoice	DUCT TAPE	09/27/2022	10/30/2022	11.99	0	10/22	84-41-273
Total 5637 BASIC AMERICAN SUPPLY:						188.13			
5646 XPRESS BILL PAY									
68537	1	Invoice	Bill Pay Transactions and Account Maintenance	09/30/2022	10/30/2022	589.37	0	09/22	65-41-318
Total 5646 XPRESS BILL PAY:						589.37			
5663 Johnson, Harrison									
091622	1	Invoice	DEPOSITS	09/16/2022	10/30/2022	48.84	0	09/22	11-41-230
Total 5663 Johnson, Harrison:						48.84			
5695 Advanced Network Consulting									
2589	1	Invoice	PROFESSIONAL IT SERVICES - WEEK SEPT 4-10% ADMIN NB LB	09/21/2022	09/21/2022	43.75	0	10/22	11-41-317
2589	2	Invoice	PROFESSIONAL IT SERVICES -WEEK SEPT 4-90% LB NB	09/21/2022	09/21/2022	393.76	0	10/22	65-41-317

Invoice	Seq	Type	Description	Invoice Date	Due Date	Total Cost	GL Activity	Period	GL Account
Total 5695 Advanced Network Consulting:						437.51			
5712 CATALYST CONSTRUCTION									
136	1	Invoice	Fiber Server Office Rent	09/01/2022	09/01/2022	100.00	0	09/22	90-41-580
137	1	Invoice	Fiber Server Office Rent	10/01/2022	10/01/2022	100.00	0	10/22	90-41-580
Total 5712 CATALYST CONSTRUCTION:						200.00			
5764 RURAL COMMUNITY CONSULTANTS									
0128923	1	Invoice	PROFESSIONAL SERVICES FROM AUGUST 1 TO AUGUST 31, 2022	09/21/2022	10/30/2022	2,941.00	0	09/22	11-41-312
Total 5764 RURAL COMMUNITY CONSULTANTS:						2,941.00			
5770 INTERIM PUBLIC MANAGEMENT, LLC									
3007	1	Invoice	SPECIAL PROJECT MANAGER	09/15/2022	09/25/2022	8,142.74	0	09/22	65-41-310
3011	1	Invoice	SPECIAL PROJECT MANAGER	09/28/2022	10/08/2022	6,333.24	0	09/22	65-41-310
3020	1	Invoice	SPECIAL PROJECT MANAGER	10/15/2022	10/25/2022	1,809.48	0	10/22	65-41-310
Total 5770 INTERIM PUBLIC MANAGEMENT, LLC:						16,285.46			
5781 ISCO INDUSTRIES, INC									
17070314	1	Invoice	gas pipe	09/23/2022	10/30/2022	10,273.56	0	09/22	84-41-341
Total 5781 ISCO INDUSTRIES, INC:						10,273.56			
5794 PAT WALKER CONSULTING LLC									
2022-041	1	Invoice	Professional financial assistance for preparation on FY21 AUDIT AND FINANCIAL ASSISTANCE	09/17/2022	10/30/2022	21,637.50	0	13/22	11-41-310
Total 5794 PAT WALKER CONSULTING LLC:						21,637.50			
5843 SINTONIA INC									
3	1	Invoice	CITY ATTORNEY	09/01/2022	09/01/2022	5,000.00	0	09/22	11-41-117
4	1	Invoice	CITY ATTORNEY	10/01/2022	10/01/2022	5,000.00	0	10/22	11-41-117
Total 5843 SINTONIA INC:						10,000.00			
5860 ARCHIVESOCIAL									
23509	1	Invoice	ANNUAL SOCIAL MEDIA ARCHIVING SUBSCRIPTION	07/15/2022	09/08/2022	2,988.00	0	07/22	11-41-210
Total 5860 ARCHIVESOCIAL:						2,988.00			
5861 SHANAE EIDENIER									
102422	1	Invoice	TRAVEL REIMBURSEMENT TRAINING CASELLE SOFTWARE IN SLC	10/24/2022	10/24/2022	346.50	0	10/22	11-41-230
Total 5861 SHANAE EIDENIER:						346.50			
Grand Totals:						209,756.56			

GL Period	Amount
13/22	23,633.42
09/22	103,794.76
08/22	1,979.76
07/22	8,481.79
10/22	71,866.83
Grand Totals:	209,756.56

Vendor number hash: 586476
 Vendor number hash - split: 661987
 Total number of invoices: 126
 Total number of transactions: 143

Terms Description	Invoice Amount	Discount Amount	Net Invoice Amount
Net 15	16,271.10	.00	16,271.10
NET 30	81,272.84	.00	81,272.84
Open Terms	112,212.62	.00	112,212.62
Grand Totals:	209,756.56	.00	209,756.56



To: Hildale City Mayor and Council
From: City Manager Eric Duthie
Date: November 1, 2022
Re: Monthly update and report

This is a general report of actions and administrative issues addressed during the previous month and advisory of actions and issues to address during the new month. If you have a specific question, please contact me directly.

General Information:

- City offices closed on October 10 (Holiday)
- Coordinated with UDOT for the Driver Feedback Signage project
- Coordinated the rate study process with consultant
- Reviewed and approved permit applications
- Conducted Planning & Zoning meeting
- Met with various residents to discuss issues and concerns
- Staff virtual training continuing
- Coordinated issues with financial consultant
- Addressed multiple Zoning inquiries
- Updated Facebook messaging
- Attended the Chamber monthly luncheon
- Attended the Colorado City Council meeting
- Continued developing the Roadway Master Plan
- Continued preparation of a Capital Asset Inventory
- Continued analysis of potential sales tax leakage
- Continued a review of industrial lot ownership
- Economic Development Master Plan development continuing

Actions taken:

- ✓ Participated in City Alliance program review
- ✓ Attended the ULCT Conference and coordinated logistics for Mayor/Council
- ✓ Participated in a meeting with Olympus Insurance to discuss issues
- ✓ Participated in a Mohave Community College Campus Strategic Plan meeting
- ✓ One Utah logistics coordinated for Councilmember attendance
- ✓ Coordinate community stakeholders meeting with Court Monitor
- ✓ Met with vendor to review phone cost reduction
- ✓ Met with new Utah Grants Administrator
- ✓ Utah Legislative Auditor General’s cybersecurity audit prepared
- ✓ Met with vendor to review Caselle Document Manager program



Mayor: Donia Jessop
Councilmembers: Lawrence Barlow, JVar Dutson, Brigham Holm, Terrill Musser, Stacy Seay
City Manager: Eric Duthie

- ✓ Hosted BLM Area Manager to site visit
- ✓ Issued a building security directive
- ✓ Participated in a state-wide Outdoor Adventure Commission Trails meeting
- ✓ Hosted the Governor's Office of Economic Development to a grant meeting
- ✓ Received a Notice of Claim concerning solid waste issue
- ✓ Hosted an economic development coordinating strategic meeting
- ✓ Attended a mandatory CDBG workshop
- ✓ Attended the 2022 Utah Land Use Institute Conference
- ✓ Attended a Governor's Office "Utah Growth" meeting
- ✓ Hosted an area school's mountain biking team (Condors) to discuss issues
- ✓ Invited to present at the 2023 What's Up Down South Economic Summit in St. George
- ✓ Conducted a Hildale Court site visit
- ✓ Met with vendor for insurance benefits options
- ✓ Attended a mandatory Rural Communities Opportunity Grant Information Webinar
- ✓ Attended the 2022 Casselle Software Conference
- ✓ Prepared project management training
- ✓ Attended an impromptu welcoming celebration for Water Canyon Cross Country Team for winning the first State Championship in school history
- ✓ Prepared logistics for DOJ site visit with Court Monitor and Town Manager Barlow
- ✓ Coordinated projects with zoning consultants
- ✓ Received notice of litigation dismissal
- ✓ Met with vendor discussed options for funding/bonding
- ✓ Met the new Mohave County Public Health Director and discussed service needs
- ✓ Accepted delivery of leased vehicle
- ✓ Coordinated grant preparation meetings
- ✓ Reviewed Utility Project update list from consultant
- ✓ Initiated invitations to the 2023 City Council Retreat

Future actions

- Finalize Event Standards policy for all events utilizing city property.
- Prepare grants for submission
- Establish a second City conducted annual event
- Impact Fee report review and prepare for adoption

HILDALE - COLORADO CITY FIRE DEPARTMENT

FIRE CHIEF'S REPORT TO THE BOARD

September 27, 2022

ADMINISTRATIVE ACTIONS: Kevin participated in one CISM debriefing during the month with the Utah team.

He attended a SWRRT All-Hazards Committee meeting in Hurricane on 9/4/22.

The third session of the Strategic Plan Internal Stakeholders Committee was held on 9/29/22. Work was done on developing goals and objectives. The next session is scheduled for 10/25/22. Final document formatting has been discussed with the consultant.

The Washington County LEPC meetings were held on 10/13/22, including the SGRH Trauma Committee, the Washington County Fire Chiefs and Washington County EMS groups.

Kevin attended a one-day Human Resource Law class in Flagstaff on 10/14/22 sponsored by the Arizona Fire Chiefs Association and taught by nationally known fire law attorney Curt Varone.

We received the formal Certificate of Necessity renewal from the Arizona Department of Health Services. This allows us to continue in the ambulance transport business for another three years.

We received notice from the

TRAINING REPORT: The October ALS Inservice covered a cardiac arrest case review. Other topics included an ECG review, a safety topic and a short team communications video. The training topic was end-tidal CO2 monitoring presented by Dan.

Regular fire training throughout the month included an evening of delivering fire safety information door-hangers. The special operations training was a review of medical group responsibilities at a hazmat incident, including rehab procedures.

Kevin spent a full week in Phoenix at a Blue Card train-the-trainer course. This will allow him to conduct recertification training for our officers in the Blue Card command system. The TtT program provides access to many simulations and refresher materials, including the transition from Offensive (interior) to Defensive (exterior) strategies. It includes resources for how to react to Mayday (firefighter lost or trapped) situations.

Samuel P. Barlow, Jr. attended a two-day UFRA Rural Command Training Center in Kanab on 10/14-15/22.

Several EMS providers took advantage of a virtual 8 hour NAEMT Trauma Symposium on 10/11/22 at Station 1. The seminar was part of the EMS World Conference being held in Orlando.

A PALS course was held on 10/1/22 and an ACLS course on 10/22/22 to recertify those who needed it.

MAINTENANCE REPORT: The new county ambulance is now in service. It still needs a few details finished up but is available for response. Arizona DHS has inspected and approved it and the Utah BEMS inspection is scheduled.

Minor repairs and services have been made to several of the Stryker brand gurneys (\$28,000 pieces of equipment). D.R. has applied for a Stryker repair school.

Several routine services have been completed on the fleet.

L1011 continues out-of-service but the crew will be reassembling it this month.

FIRE PREVENTION: 23 students took CPR, First-Aid, or PALS classes during September.

Crews canvassed much of the response area to deliver door-hangars containing fire safety information. The remaining homes will be covered in the next few weeks. The annual Fire Safety Awareness Drive made its way through Hildale, Colorado City, and Centennial Park on 10/11/22. Eighteen pieces of apparatus were in the lineup, with several of the fire trucks sporting fire safety slogan banners. Six drawing winners from the Uzona Chamber of Commerce Jobs Fair were allowed to ride in the parade.

An ambulance crew provided EMS standby for the two-day Medieval Renaissance Faire event on 9/30-10/1/22 in Maxwell Park.

We have covered two high school football games during October as the season is winding down.

OTHER:

RESPECTFULLY SUBMITTED:

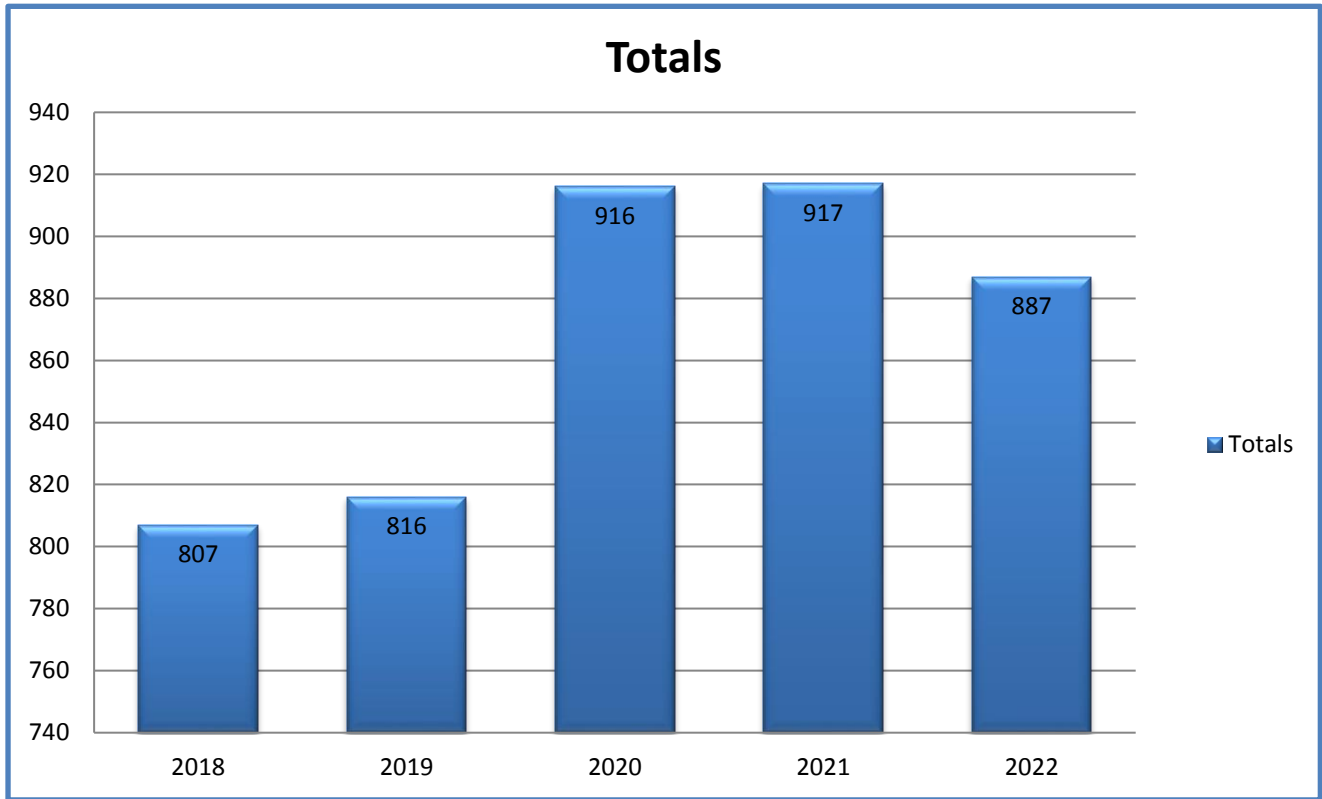


Kevin J. Barlow, Chief

**HILDALE - COLORADO CITY FIRE DEPARTMENT
Statistical Run Review
Five Year Comparison**

AS OF OCTOBER 22 - INCIDENT #887

Call Type	2018	2019	2020	2021	2022
Alarms	10	14	20	18	18
EMS	633	642	672	658	620
HazMat	10	7	6	13	9
Other	70	54	107	102	131
Public Service	35	39	43	60	84
Structure Fire	21	17	16	23	12
Wildland Fire	28	43	52	43	13
Totals	807	816	916	917	887



We are down by 30 calls from this time a year ago. The Other Fire category is up due to use of brush trucks for controlled burns (which may also explain a reduction in Wildland Fire). The Public Service category includes calls such as "assist PD", "cancelled enroute", "crashes without injury", "nothing found on arrival", "move-ups", etc.

ARIZONA DEPARTMENT OF HEALTH SERVICES

Item 7.

STATE OF ARIZONA

CERTIFICATE NO. - 22 -

County of Maricopa

} ss

DOCKET NO. EMS 01055

THE ARIZONA DEPARTMENT OF HEALTH SERVICES has found, under the authority of A.R.S. § 36-2232 et seq and Pursuant to Department of Health Services rules, that public necessity requires the operation of

COLORADO CITY FIRE DISTRICT dba COLORADO CITY FIRE DEPARTMENT

as a ground ALS and BLS ambulance service in the State of Arizona for the transportation of individuals who are sick, injured, wounded or otherwise incapacitated or helpless within the following service area, with the following central operations station and response times:

1. Service Area:

Colorado City Fire District and the Kaibab Indian Reservation which includes the communities of Moccasin, Kaibab Village, and the Pipe Springs National Monument.

2. Central Operating Station: *Colorado City, Arizona (40 South Pioneer Road).*

3. Response Times:

- a. Fifteen (15) minutes on seventy (70) percent of all ambulance calls.*
- b. Twenty (20) minutes on ninety (90) percent of all ambulance calls.*
- c. Forty-five (45) minutes on ninety-five (95) percent of all ambulance calls.*

4. Type of Service: *Immediate Response Transports, Interfacility Transports and Convalescent Transports.*

5. Hours of Operation: *24 hours per day – 7 days per week.*

Now, therefore, by virtue of the authority vested in the Arizona Department of Health Services, under the constitution and laws of the State of Arizona, does hereby grant this

RENEWAL

CERTIFICATE OF NECESSITY

authorizing the operation of the aforesaid ambulance service for a period ending November 30, 2025 unless for cause sooner amended, suspended, revoked or terminated subject to the decisions and orders, and rules of the Department.

PROVIDED, that this certificate shall not be assigned nor transferred unless authorized by the Arizona Department of Health Services.



BY THE ORDER OF THE ARIZONA DEPARTMENT OF HEALTH SERVICES, IN WITNESS WHEREOF, I DON HERRINGTON The Interim Director of the Arizona Department of Health Services, have hereunto set my hand and caused the official seal of the Arizona Department of Health Services to be affixed at Phoenix, Arizona on October 18, 2022

R. J. Garcia
DIRECTOR'S DESIGNEE



Utility Director's Report November 2022

Mayor and Council:

Utility Operations Summary:

We are finalizing the on-call engineering contracts. Working through the financial audit items. Working with RCAC on a water rate study. We will be juggling a little with staff leave time and the upcoming holidays, also with several multi-unit projects have broken ground, this stretches staff time here for the next several months.

Water Department:

There was an error found on the water impact fee plan that caused us to go back and reconsider our options. Cluff Drilling has completed Well 15 replacement, we will be equipping the well and doing a test pump. We spent some time winterizing well heads and piping.

Wastewater Department:

Our headworks project is still in engineering. Weston, Nathan and Mitch attended Wastewater Treatment College hosted by Ash Creek Sewer District. This was a Friday 12 week course, the tests were taken on November 3rd.

Gas Department:

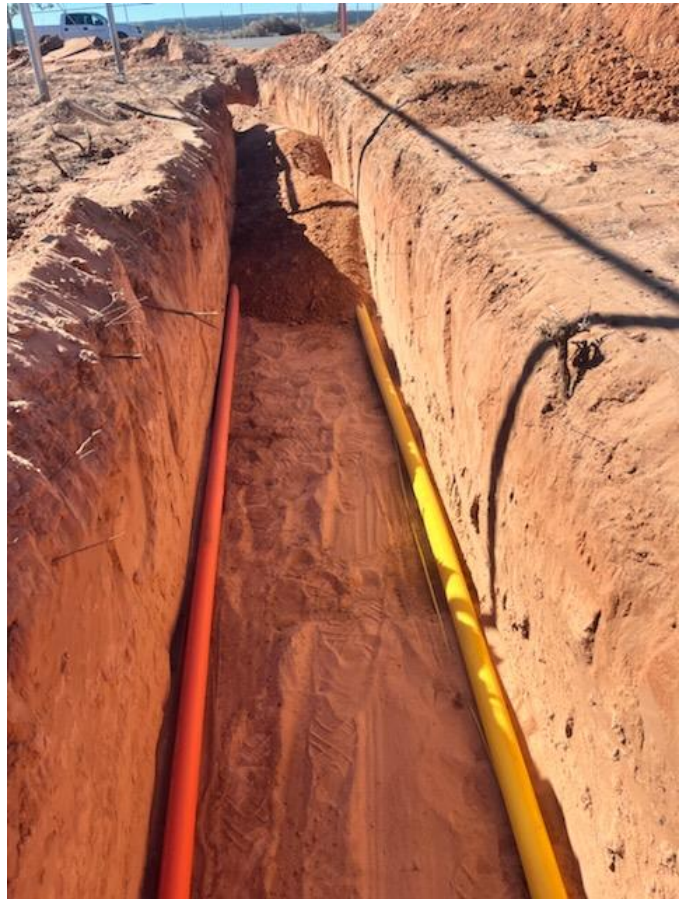
As reported last month, we have received that sign off for Colorado City to purchase gas from Hildale and transport natural gas to Colorado City customers in Arizona. We are constructing the gate station to facilitate this. Hildale Council will still need to approve the sale of bulk fuel. This month we will be prioritizing putting in the gate station. It will be a little more doing try to change overs in the high use time of year.

Several thousand feet of gas main and laterals have been installed for the "South Zion Estates" project.

Nonetheless, gas sales are picking up with the season heating. November is the start of our contract for propane, the contract will run until March.

Fiber Department:

The airport fiber project has been dug in, there is several pieces of conduit that will need fiber pulled in, and then connected up. I moved the crews from this project to focus on the gas items for the time being, we'll get back to it when the crews get freed up.



As Always, Yours to Serve,

Weston Barlow

Utility Director



435-874-2323
435-874-2603
www.hildalecity.com

TEXT AMENDMENT APPLICATION

Fee: \$100

<i>For Office Use Only:</i>	
File No.	_____
Receipt No.	128592514

Name: John Barlow Telephone: 801.824.4232 09/21

Address: 880 North Hildale Street, Hildale, UT 84784 Fax No. _____

Agent (If Applicable): N/A Telephone: _____

Email: johnroybarlow@gmail.com

The proposed text amendment would be to what Chapter and section of the current Land Use or City Code Sec 152-39-4 Necessity Of Plat; Exemption From Plat Requirements

The purpose this change would accomplish Allow for lot splits that make 2 more lots.

If request is to create a new zone applicant shall attach a purpose statement for this new zone as found in Chapter 11 for the existing zones. Purposed uses and standards shall be submitted as found in the appropriate zoning group; Residential, Residential Agricultural, Commercial, Industrial, or Open Space and Public Facility Zones.

Submittal requirements:

- Completed Applications
- Existing Land Use Ordinance or City Code
- Proposed change to Land Use Ordinance or City Code

Council 10/12
PZ 10/20
Council 11/9

Note: It is important that all applicable information noted above along with the fee is submitted with the application. An incomplete application will not be scheduled for Planning Commission consideration. Planning Commission meetings are held on the third thursday of each month at 6:30 p.m. The deadline, for application submissions, is 14 days before the scheduled meeting. Once your application is deemed complete, it will be put on the agenda for the next Planning Commission meeting. A deadline missed or an incomplete application could result in a month's delay.

(Office Use Only)

Date Received: _____ Application Complete: YES NO

Date application deemed to be complete: _____ Completion determination made by: _____

Sec 152-39-4 Necessity Of Plat; Exemption From Plat Requirements

All subdivisions shall be required to prepare and receive approval of a preliminary and final plat in accordance with the provisions of this chapter, except as follows:

1. A subdivision creating no more than two one-new lot may be approved by city staff without the necessity of preparing and filing a preliminary plat or final plat if:
 1. Notice is provided by city as required by this chapter.
 2. The proposed subdivision:
 1. Is not traversed by the mapped lines of a proposed street as shown in the general plan and does not require the dedication of any land for street or other public purposes.
 2. Does not impact an existing easement or right of way or, if it does have an impact, evidence is shown that the impact will not impair the use of any such easement or right of way.
 3. Has been approved by the culinary water authority and sanitary sewer authority.
 4. Is located in a zoned area, and conforms to all applicable land use ordinances or has properly received a variance from the requirements of an otherwise conflicting and applicable land use ordinance.
2. A lot or a parcel resulting from a division of agricultural land is exempt from the plat requirements of this chapter if the lot or parcel:
 1. Meets the minimum size requirement of applicable zoning; and
 2. Is not used and will not be used for any nonagricultural purpose.
3. The creation of a lot under subsection A of this section shall not be approved until a plan for providing utilities and other required improvements to the proposed lot has been reviewed and signed by members of the joint utility committee. No building permit will be issued for said lot until the approved improvements are constructed and accepted.
4. The boundaries of each lot or parcel exempted under subsection A or B of this section shall be described by deed and upon approval of city staff, shall be recorded with the county recorder.



☎ 435-874-2323
☎ 435-874-2603
🌐 www.hildalecity.com

ZONE CHANGE APPLICATION

Fee: Same as original plat fee 100.00

For Office Use Only:
File No. _____
Receipt No. 129432316

10/05

Name: John Barlow, UEP Project Manager Telephone: 801.824.4232

Address: 1155 N. Canyon Street #959, Hildale, UT 84784 Fax No. _____

Agent (If Applicable): Paul Wilson, Civil Science Telephone: 801.768.7200 ext 173

Email: john@ueptrust.com

Address/Location of Subject Property: 1025 North Canyon Street

Tax ID of Subject Property: HD-SHCR-10-8 Existing Zone District: RA-1

Proposed Zoning District and reason for the request (Describe, use extra sheet if necessary)
R1-8

Purpose of rezone application is to split the lot into three separate lots.

Submittal Requirements: The zone change application shall provide the following:

- a. The name and address of every person or company the applicant represents;
- b. An accurate property map showing the existing and proposed zoning classifications;
- c. All abutting properties showing present zoning classifications;
- d. An accurate legal description of the property to be rezoned;
- e. Stamped envelopes with the names and addresses of all property owners within 250 feet of the boundaries of the property proposed for rezoning.
- f. Warranty deed or preliminary title report or other document (see attached Affidavit) showing evidence that the applicant has control of the property

Note: It is important that all applicable information noted above along with the fee is submitted with the application. An incomplete application will not be scheduled for Planning Commission consideration. Planning Commission meetings are held on the third Monday of each month at 6:30 p.m. The deadline date to submit the application is 10 business days prior to the scheduled meeting. Once your application is deemed complete, it will be put on the agenda for the next Planning Commission meeting. A deadline missed or an incomplete application could result in a month's delay.

(Office Use Only)

Date Received: _____ Application Complete: YES NO

Date application deemed to be complete: _____ Completion determination made by: _____

AFFIDAVIT
PROPERTY OWNER

STATE OF UTAH)

COUNTY OF Washington

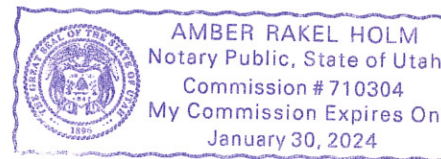
I (we), Jeff Barlow (VEP TRUST), being duly sworn, depose and say that I (we) am (are) the owner(s) of the property identified in the attached application and that the statements herein contained and the information provided identified in the attached plans and other exhibits are in all respects true and correct to the best of my (our) knowledge. I (we) also acknowledge that I have received written instructions regarding the process for which I am applying, and the Hildale City Planning staff have indicated they are available to assist me in making this application.

X Jeff Barlow EXEC. DIR.
(Property Owner)

N/A
(Property Owner)

Subscribed and sworn to me this 14th day of June 2022

Amber Rakel Holm
(Notary Public)



Residing in: Washington, Utah
county

My Commission Expires: 1-30-2024

Agent Authorization

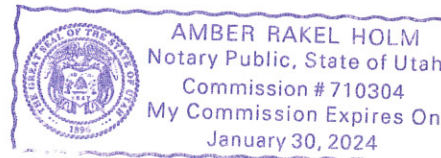
I (we), Jeff Barlow (VEP TRUST), the owner(s) of the real property described in the attached application, do authorize as my (our) agent(s) John Barlow to represent me (us) regarding the attached application and to appear on my (our) behalf before any administrative or legislative body in the City considering this application and to act in all respects as our agent in matters pertaining to the attached application.

X Jeff Barlow EXEC. DIR.
(Property Owner)

N/A
(Property Owner)

Subscribed and sworn to me this 14th day of June 2022

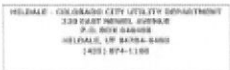
Amber Rakel Holm
(Notary Public)



Residing in: Washington, Utah
county

My Commission Expires: 1-30-2024

Item 9.



Hildale City
320 E.Newel Ave
Hildale, UT 84784
(435) 874-1160
ar@hildalecity.com

XBP Confirmation Number: 129432326

▶ Transaction detail for payment to Hildale City.		Date: 10/05/2022 - 2:27:27 PM MT	
Transaction Number: 183155327PT VisaXXXX-XXXX-XXXX-0312 Status: Successful			
Account #	Item	Quantity	Item Amount
Zone Change App	Land Use	1	\$100.00

TOTAL: \$100.00

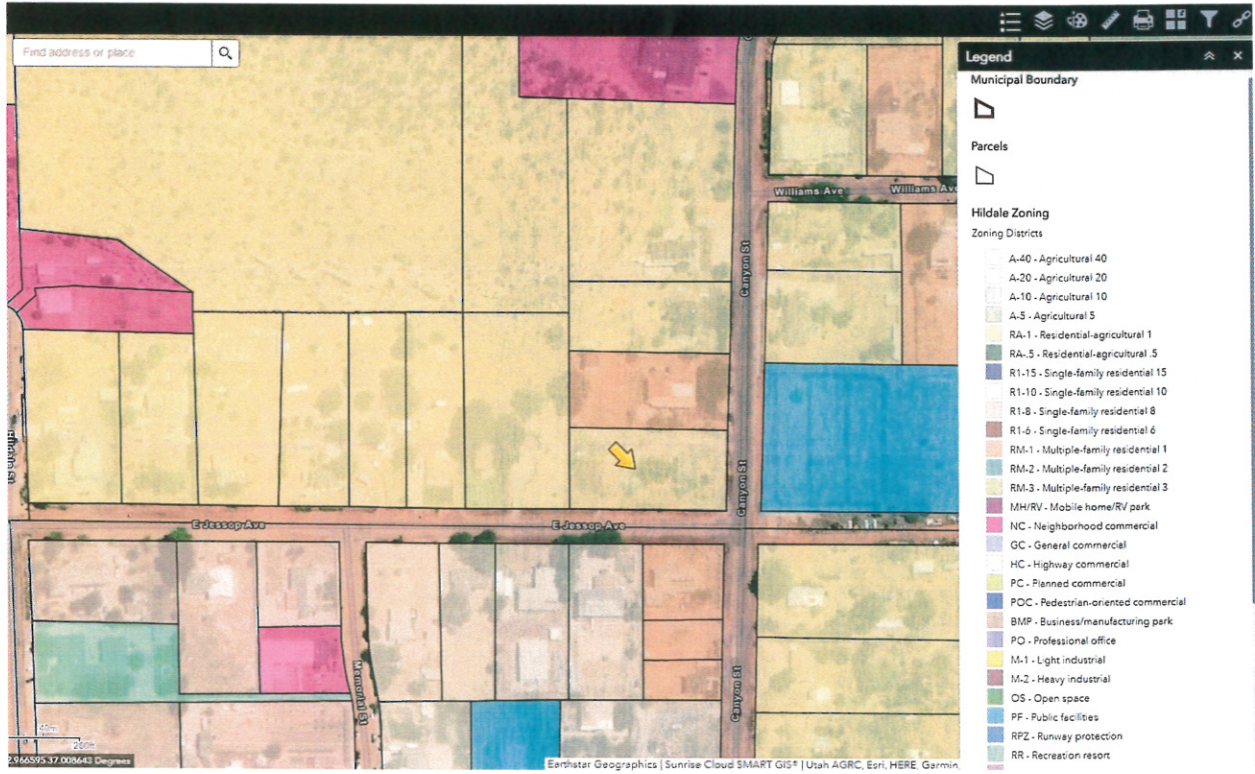
Billing Information
JOHN R BARLOW
1155 N CANYON ST
HILDALE, ST 84784

Transaction taken by: Admin AChatwin

TAX_ID	FIELDS	FIELD6	FIELD7	FIELD8	FIELD9	FIELD10
HD-SHCR-10-10	LAYTON MARTHA, LAYTON RODNEY	1065 N CANYON ST		HILDALE	UT	84784
HD-SHCR-9-19	JOHNSON CHARLES S	PO BOX 840846		HILDALE	UT	84784-0846
HD-SHCR-10-6	BARLOW CALEB	PO BOX 1885		HILDALE	UT	84784
HD-SHCR-10-A	SHORT CREEK OUTDOORS	570 N COLVIN ST	PO BOX 2742	COLORADO CITY	AZ	86021
HD-9	BARLOW JEFF J	PO BOX 843100		COLORADO CITY	AZ	86021-3100
HD-SHCR-9-10	CASTAGNA TROY J	PO BOX 841670		HILDALE	UT	84784-1670
HD-SHCR-9-11	JESSOP GLADE REX SR	455 E JESSOP AVE	PO BOX 3402	HILDALE	UT	84784
HD-SHCR-10-8	UNITED EFFORT PLAN	PO BOX 959		HILDALE	UT	84784
HD-SHCR-9-13-A	UNITED EFFORT PLAN	PO BOX 959		HILDALE	UT	84784
HD-SHCR-9-13-B	RED DIRT DEVELOPEMENT LLC	250 N RED CLIFFS DR	STE 9B # 370	SAINT GEORGE	UT	84790
HD-SHCR-9-12	UNITED EFFORT PLAN	PO BOX 959		HILDALE	UT	84784
HD-SHCR-9-18	JOHNSON RAYO SPENCER, JOHNSON LOIS BIP	PO BOX 840185		HILDALE	UT	84784-0185
HD-SHCR-10-9	GEMSTONE PROPERTIES INC	2608 W 510 N		HURRICANE	UT	84737
HD-SHCR-10-7	COOKE ROBIN E	PO BOX 840156		HILDALE	UT	84784-0156
HD-SHCR-10-21	SWEETROCK VENTURES LLC	34 W 810 S		HURRICANE	UT	84737

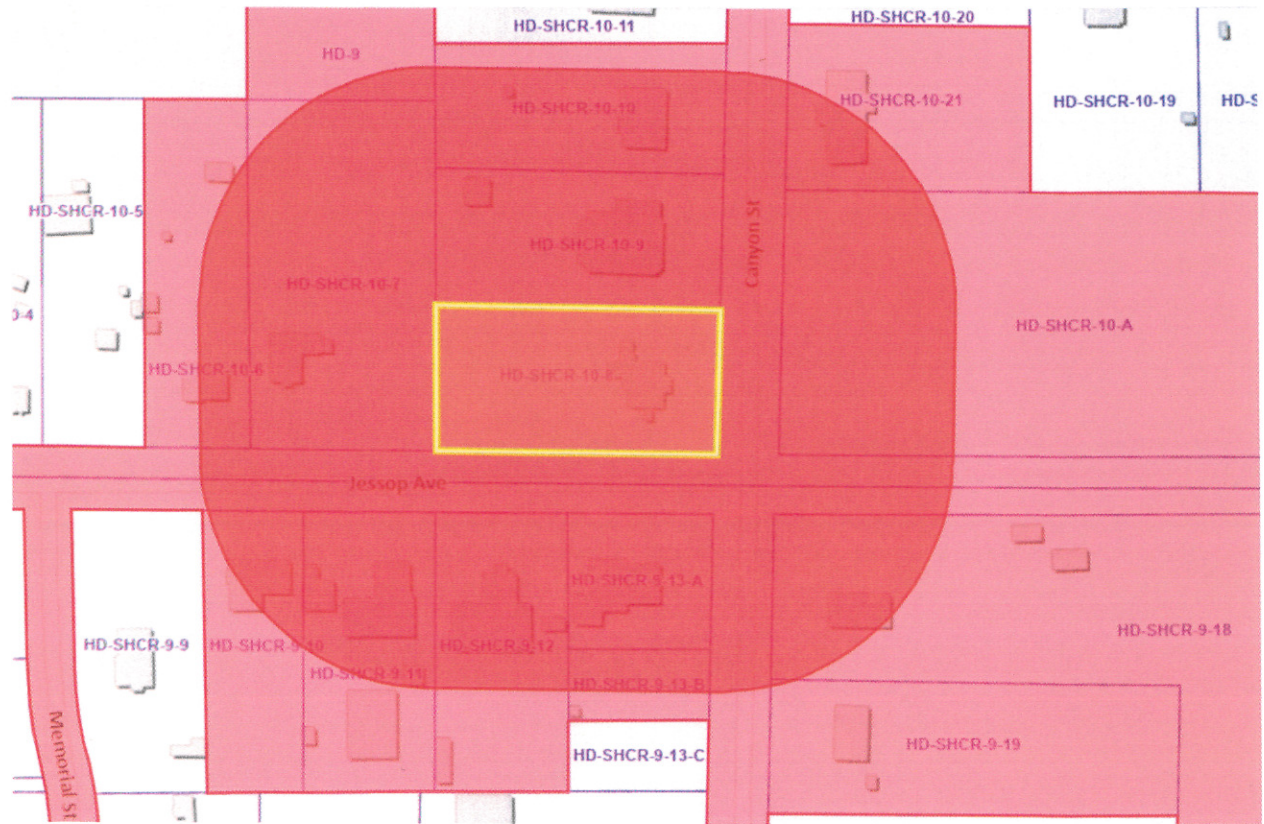
Property Map Showing Existing Use Classifications

Property: HD-SHCR-10-8



Map of Properties within 300 Feet:

Property: HD-SHCR-10-8



GeocoTax Viewer for HTML5 Results
http://eweb.washco.utah.gov:8080/recorder/taxweb/results.jsp?AccountNumID=928611
AZ UT AZ Con Zoom Apple Valley AV Payroll UEP Cities Allen QB Lucid LucidP LD LD Mr. Cooper DocuSign CPA TALEinSale Home town
Search | Help | About | Logout public

[Printer friendly view](#)

Query: AccountNumID = 0928611

Showing 1 result on 1 page

Account#	Summary
0928611	Parcel #: HD-SHCR-10-8 Situs: 1025 N CANYON ST HILDALE 847840000 Acres: 1.04 Version: 05/18/2022 01:10:21-663 AM to: MAX Owner: UNITED EFFORT PLAN Legal Subdivision: SHORT CREEK 10 AMD (HD) Lot: 8



☎ 435-874-2323
☎ 435-874-2603
🌐 www.hildalecity.com

ZONE CHANGE APPLICATION

Fee: Same as original plat fee

<i>For Office Use Only:</i>	
File No.	_____
Receipt No.	<u>129432419</u>

100.00
10/05

Name: John Barlow Telephone: 801.824.4232

Address: 725 North Willow PO BOX 2742, Hildale, UT, 84784 Fax No. _____

Agent (If Applicable): Paul Wilson, Civil Science Telephone: 801.768.7200 ext 173

Email: johnroybarlow@gmail.com

Address/Location of Subject Property: 740 West Uzona Avenue, Hildale, Utah 84784

Tax ID of Subject Property: HD-SHCR-2-26 Existing Zone District: RA-1

Proposed Zoning District and reason for the request (Describe, use extra sheet if necessary)
R1-8

Purpose of rezone application is to split the lot into three seperate lots.

Submittal Requirements: The zone change application shall provide the following:

- a. The name and address of every person or company the applicant represents;
- b. An accurate property map showing the existing and proposed zoning classifications;
- c. All abutting properties showing present zoning classifications;
- d. An accurate legal description of the property to be rezoned;
- e. Stamped envelopes with the names and addresses of all property owners within 250 feet of the boundaries of the property proposed for rezoning.
- f. Warranty deed or preliminary title report or other document (see attached Affidavit) showing evidence that the applicant has control of the property

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(Office Use Only)

Date Received: _____ Application Complete: YES NO

Date application deemed to be complete: _____ Completion determination made by: _____

**AFFIDAVIT
PROPERTY OWNER**

STATE OF UTAH)

COUNTY OF Washington

I (we), Richard Lee Barlow, being duly sworn, depose and say that I (we) am (are) the owner(s) of the property identified in the attached application and that the statements herein contained and the information provided identified in the attached plans and other exhibits are in all respects true and correct to the best of my (our) knowledge. I (we) also acknowledge that I have received written instructions regarding the process for which I am applying, and the Hildale City Planning staff have indicated they are available to assist me in making this application.

X [Signature]

(Property Owner)

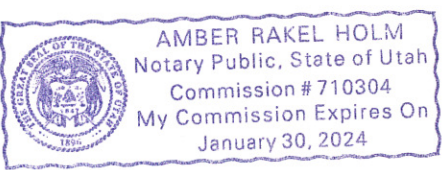
N/A

(Property Owner)

Subscribed and sworn to me this 16 day of June 2022

Amber Rakel Holm

(Notary Public)



Residing in: Washington County, Utah

My Commission Expires: 1-30-2024

Agent Authorization

I (we), Richard Lee Barlow, the owner(s) of the real property described in the attached application, do authorize as my (our) agent(s) John Barlow to represent me (us) regarding the attached application and to appear on my (our) behalf before any administrative or legislative body in the City considering this application and to act in all respects as our agent in matters pertaining to the attached application.

X [Signature]

(Property Owner)

N/A

(Property Owner)

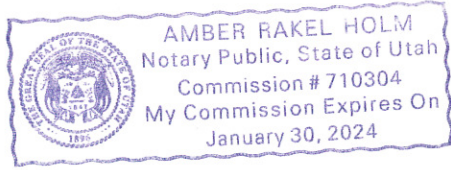
Subscribed and sworn to me this 16 day of June 2022

Amber Rakel Holm

(Notary Public)

Residing in: Washington County, Utah

My Commission Expires: 1-30-2024



Item 10.



Hildale City
320 E.Newel Ave
Hildale, UT 84784
(435) 874-1160
ar@hildalecity.com

XBP Confirmation Number: 129432419

▶ Transaction detail for payment to Hildale City.		Date: 10/05/2022 - 2:29:15 PM MT	
Transaction Number: 183155444PT VisaXXXX-XXXX-XXXX-0312 Status: Successful			
Account #	Item	Quantity	Item Amount
ZONE CHANGE APP	Land Use	1	\$100.00

TOTAL: \$100.00

Billing Information
JOHN R BARLOW
725 N WILLOW ST
HILDALE, UT 84784

Transaction taken by: Admin AChatwin

LEGEND

- EASEMENT LINE (SEE NOTES)
- P --- EXISTING POWER
- P --- PROPOSED POWER
- S --- EXISTING SEWER
- S --- PROPOSED SEWER
- W --- EXISTING WATER
- W --- PROPOSED WATER
- W --- PROPOSED 3/4" WATER LATERAL
- W --- FIRE HYDRANT
- W --- WATER GATE VALVE
- X --- EXISTING FENCE
- G --- EXISTING NATURAL GAS
- G --- PROPOSED NATURAL GAS
- (W) EXISTING WATER METER
- (W) PROPOSED WATER METER
- (G) EXISTING GAS METER
- (G) PROPOSED GAS METER
- (S) EXISTING SEWER MANHOLE
- (S) PROPOSED SEWER MANHOLE

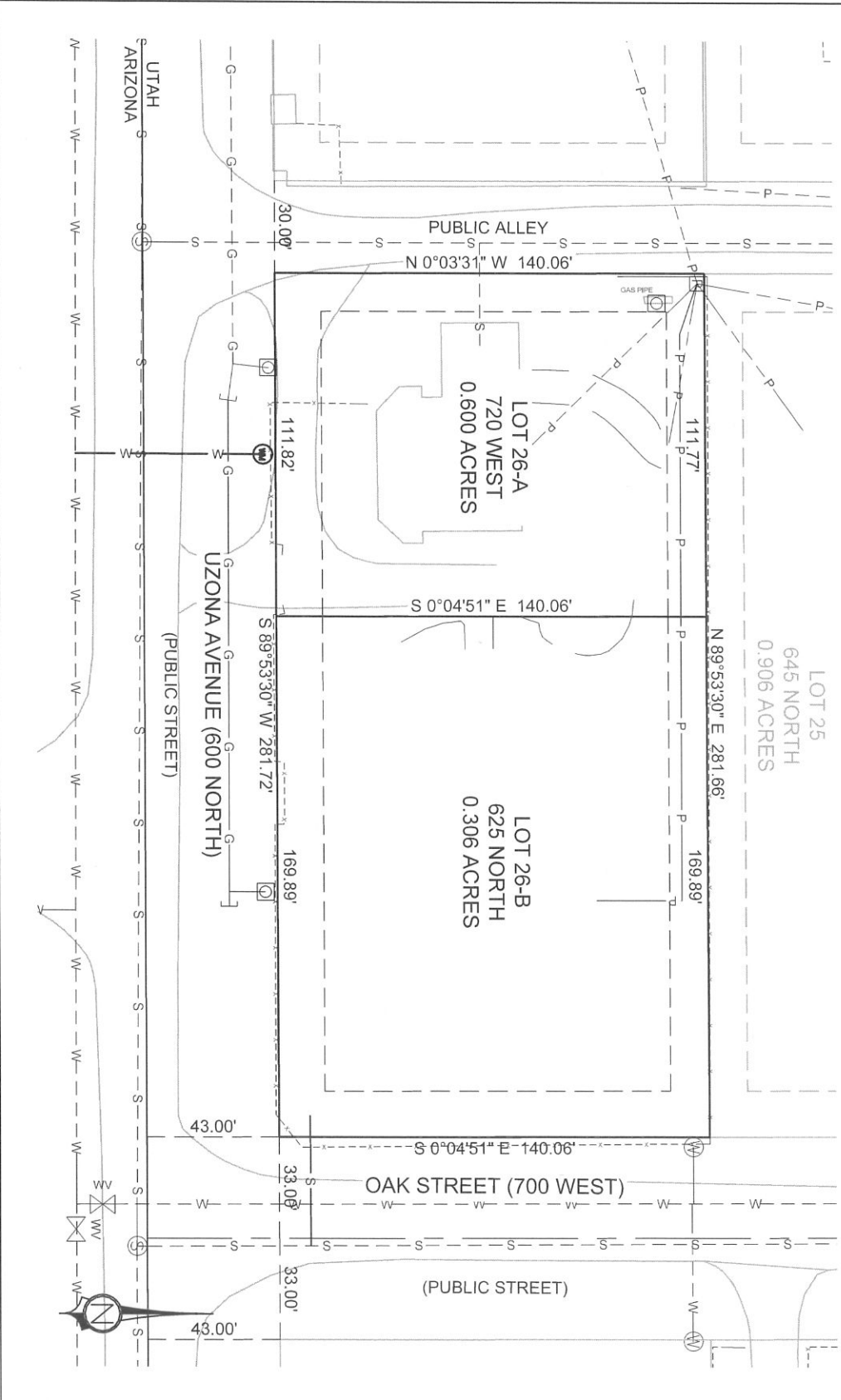


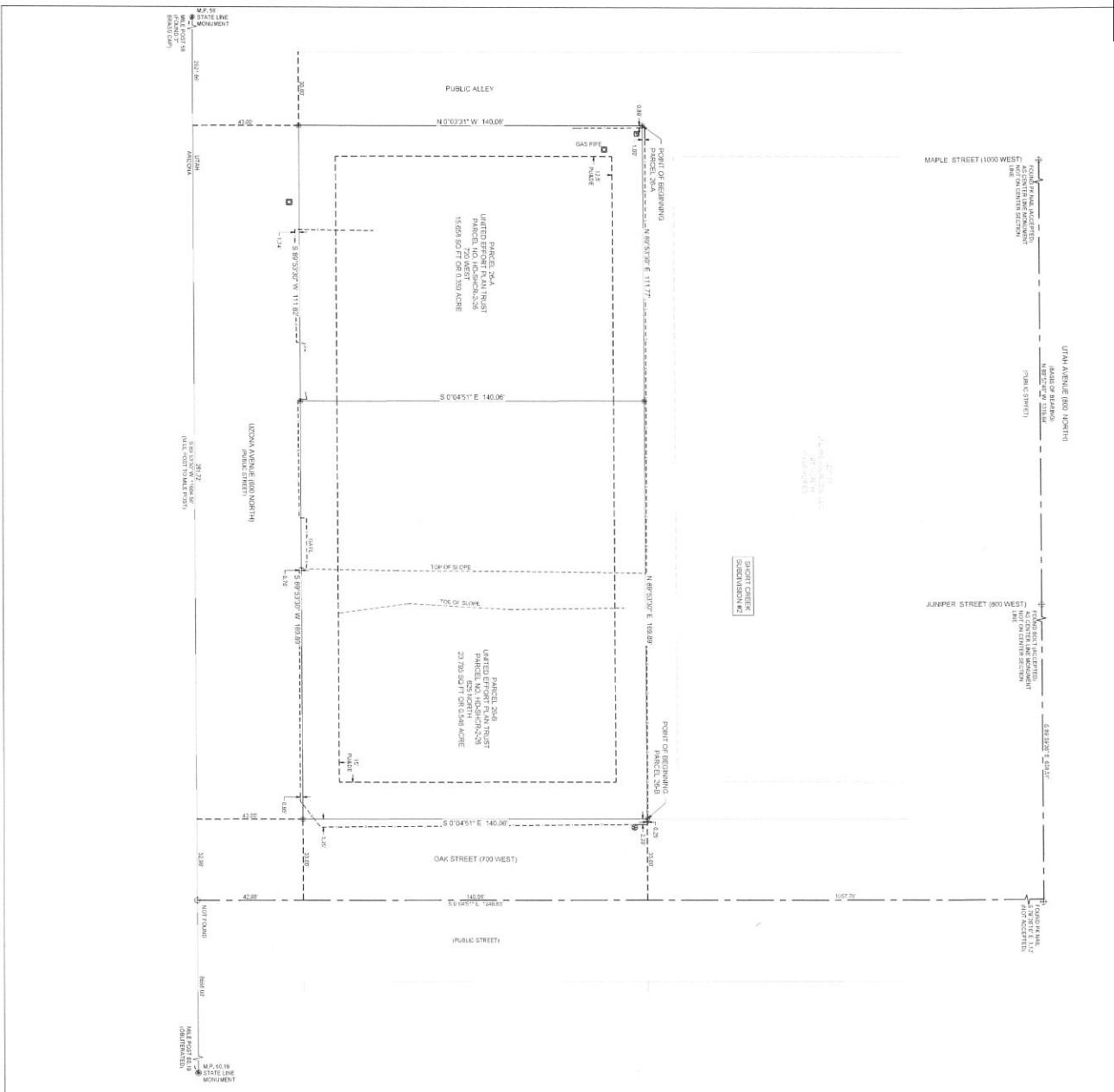
EXHIBIT B

LOT 26 PROPOSED UTILITIES

FF22223.002



1453 S. DIXIE DRIVE, SUITE 150
ST. GEORGE, UT 84770
435.986.0100



SURVEYORS CERTIFICATE

I, TRAVIS W. SANDERSON, SURVEYOR, AM A PROFESSIONAL LAND SURVEYOR AND HAVE FULL LICENSE UNDER STATUTE OF THE STATE OF UTAH. I HAVE PERSONALLY CONDUCTED THIS SURVEY AND HAVE FOUND THE RECORDS OF THE BUREAU OF LAND MANAGEMENT ON THIS PLAT AND RECORDS BELOW.

DATE: _____
 TRAVIS W. SANDERSON, SURVEYOR
 (Professional Seal)

FRANK SANDERSON P&S
 DRAFT COPY FOR RECORD
 (Professional Seal)

BOUNDARY DESCRIPTION

ALL OF LOT 26, SHORT CREEK SUBDIVISION #2, ACCORDING TO THE OFFICIAL PLAT THEREOF, ON FILE IN THE OFFICE OF THE RECORDER OF DEEDS, SALT LAKE COUNTY, UTAH, IS HEREBY RECORDED AS SHOWN ON THIS PLAT. THE BOUNDARY OF THE SUBJECT PROPERTY IS DESCRIBED AS FOLLOWS: BEGINNING AT THE NORTHEAST CORNER OF LOT 26, SHORT CREEK SUBDIVISION #2, RECORDED AND ON FILE IN THE OFFICE OF THE RECORDER OF DEEDS, SALT LAKE COUNTY, UTAH, AND THENCE S 45° 45' 17" E 177 FEET ALONG THE NORTH LINE OF SAID LOT 26, THENCE S 87° 17' 30" W 168 FEET ALONG THE WEST LINE OF SAID LOT 26, THENCE S 87° 17' 30" W 168 FEET ALONG THE WEST LINE OF SAID LOT 26 TO THE POINT OF BEGINNING. CONTAINING 0.395 ACRES OF LAND OR THEREABOUTS.

MAPRATIVE

THE PURPOSE OF THIS SURVEY IS TO ESTABLISH THE BOUNDARY OF THE ABOVE DESCRIBED PARCELS. THE SURVEY WAS CONDUCTED AT THE REQUEST OF THE OWNER OF THE SUBJECT PROPERTY. THE SURVEY WAS CONDUCTED ON THE DAY OF THE SURVEY. THERE MAY BE OTHER INFORMATION THAT IS NOT SHOWN ON THIS PLAT. THE SURVEYOR HAS REVIEWED THE RECORDS OF THE BUREAU OF LAND MANAGEMENT AND HAS FOUND THE RECORDS OF THE BUREAU OF LAND MANAGEMENT ON THIS PLAT AND RECORDS BELOW. THE SURVEYOR HAS FOUND THE RECORDS OF THE BUREAU OF LAND MANAGEMENT ON THIS PLAT AND RECORDS BELOW.

LEGEND

- BOUNDARY LINE AND PROPERTY LOT CORNER TO BE SET FROM 3/4" MARK AND CAP SHOWN ON THIS PLAT.
- ⊕ BENCH MARK FOUND (CONTROL POINT) AS SHOWN
- BOUNDARY LINE (SEE NOTES)
- EXISTING FENCE
- EXISTING WATER WELL
- EXISTING POWER POLE
- EXISTING GAS METER (OR OTHERWISE NOTED)
- EXISTING POWER BOX

NOTES

1. THE SURVEY WAS CONDUCTED ON THE DAY OF THE SURVEY.
2. THE SURVEYOR HAS REVIEWED THE RECORDS OF THE BUREAU OF LAND MANAGEMENT AND HAS FOUND THE RECORDS OF THE BUREAU OF LAND MANAGEMENT ON THIS PLAT AND RECORDS BELOW.
3. A 13' X 13' FOOT IRON NAIL OR IRON ROD WAS PLACED AT EACH CORNER OF ALL LOTS AND A 13' X 13' FOOT IRON NAIL WAS PLACED AT EACH CORNER OF ALL LOTS AND A 13' X 13' FOOT IRON NAIL WAS PLACED AT EACH CORNER OF ALL LOTS.
4. THE FIELD WORK WAS COMPLETED ON _____, 2023.



**LOT SPLIT
 RECORD OF SURVEY PLAT**

LOCATED IN
 SW 1/4 OF SECTION 33, TOWNSHIP 43 SOUTH, RANGE 10 WEST,
 SALT LAKE BASE AND MERIDIAN
 PREPARED FOR
 UNITED EFFORT PLAN TRUST

PLAT #	RECORDED
DATE	11/20/23
SCALE OF PLAT	AS SHOWN
SCALE OF SHEET	AS SHOWN
SHEET #	1 OF 1

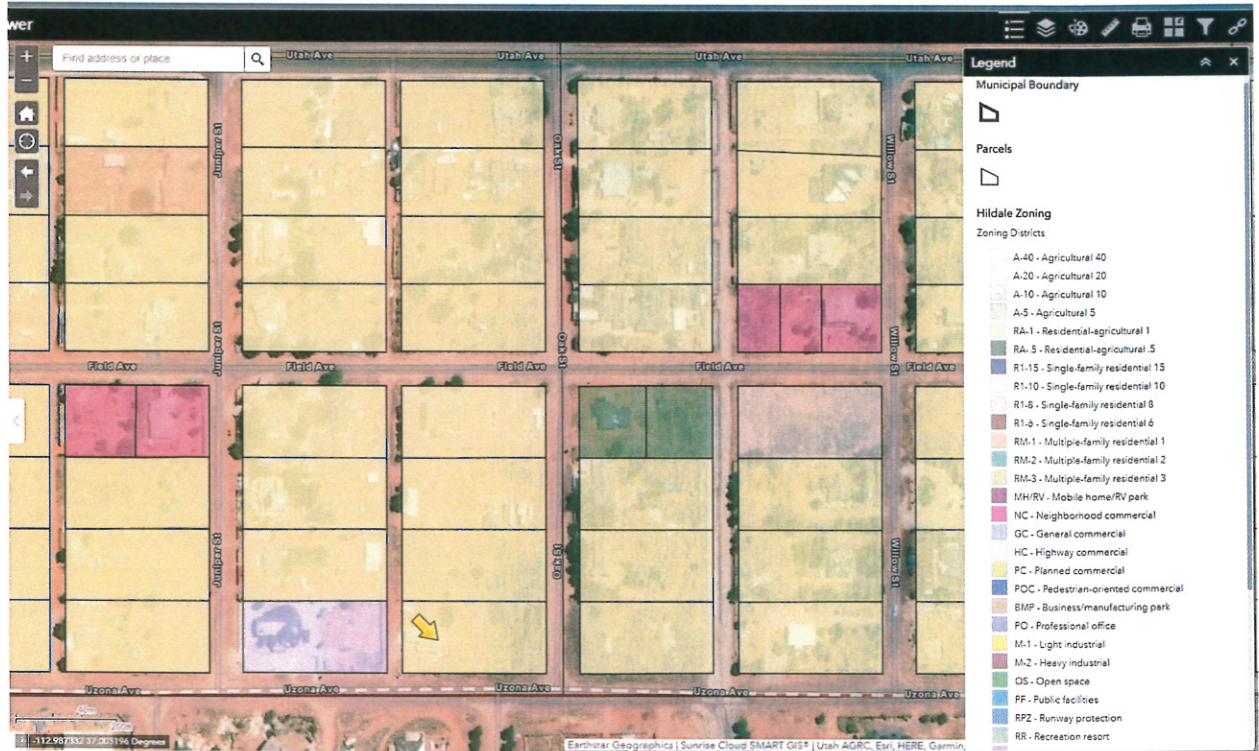
RECORD OF SURVEY PLAT
 LOCATED IN
 SW 1/4 OF SECTION 33, TOWNSHIP 43 SOUTH, RANGE 10 WEST,
 SALT LAKE BASE & MERIDIAN



1453 S. DIXIE DRIVE, SUITE 150
 ST. GEORGE, UT 84770
 435.986.0100

Zoning Map

Property: HD-SHCR-2-26



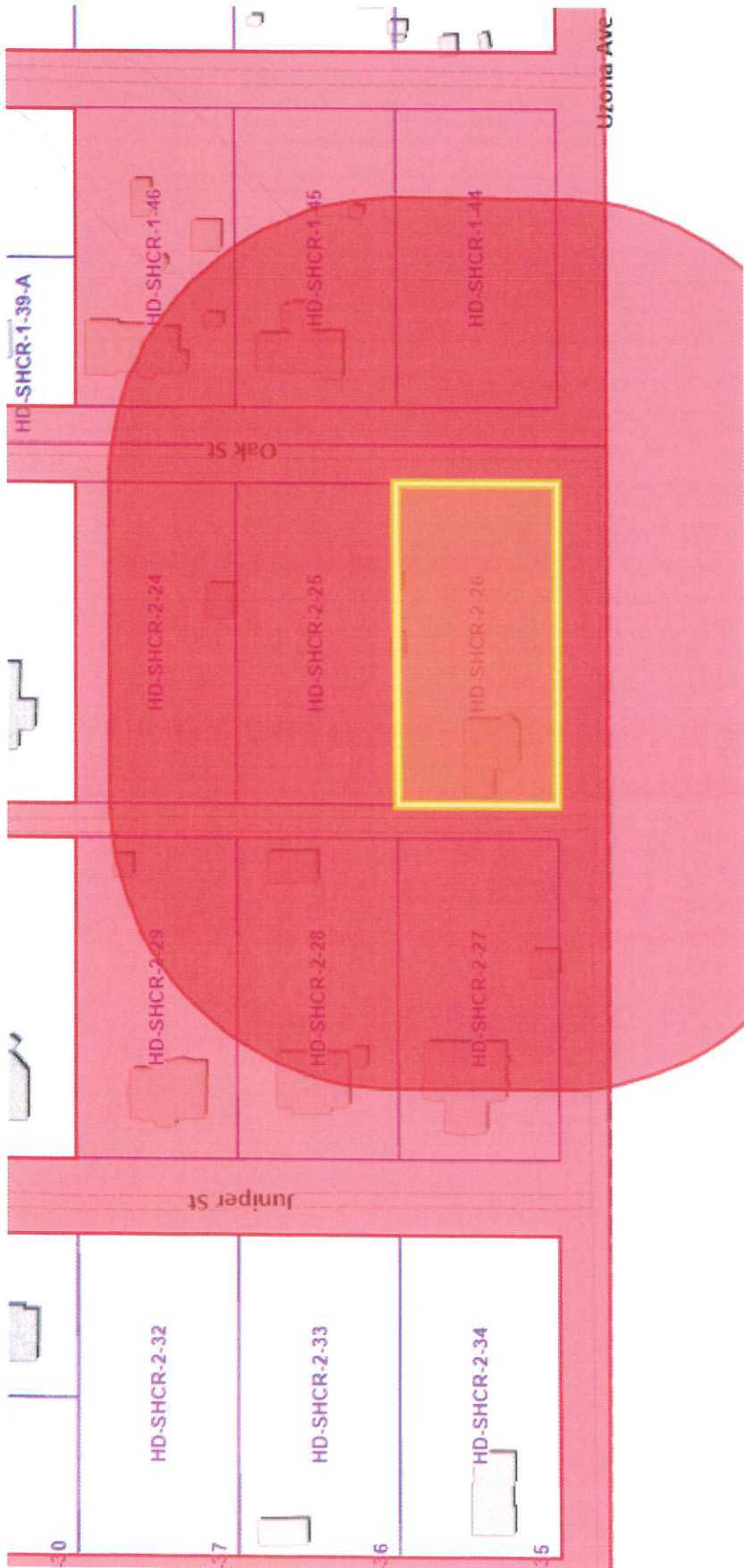


Query: AccountNumID = 0927795

Showing 1 result on 1 page

Account# Summary

0927795	Parcel # HD-SHCR-2-26	Owner: BARLOW RICHARD LEE
	Situs: 740 W UZOMA AVE HILDALE 847840000	Legal Subdivision: SHORT CREEK 2 (HD) Lot: 26
	Acres: 0.91	
	Version: 09/16/2021 04:17:13-915 PM to: MAX	



TAX_ID	FIELD5	FIELD6	FIELD7	FIELD8	FIELD9	FIELD10
HD-SHCR-1-44	JESSOP JASPER	PO BOX 971		BONNERS FERRY	ID	83805-0971
HD-SHCR-2-24	WILLIAMS DAVID L	PO BOX 6		COLORADO CITY	AZ	86021-0006
HD-SHCR-2-27	FISCHER SHEM	620 N JUNIPER ST	PO BOX 841919	HILDALE	UT	84784-1919
HD-SHCR-1-45	GRISWOLD CHRISTOPHER RUSSELL	25172 VIA LAS LOMAS		MURRIETA	CA	92562
HD-SHCR-2-25	JNJ RESOURCES LLC	PO BOX 840425		HILDALE	UT	84784-0425
HD-SHCR-1-46	UNITED EFFORT PLAN	PO BOX 959		HILDALE	UT	84784
HD-SHCR-2-26	BARLOW RICHARD LEE	PO BOX 841518		HILDALE	UT	84787-1518
HD-SHCR-2-29	BARLOW CALEB D, BARLOW NATHANIEL G	PO BOX 843376		HILDALE	UT	84784
HD-SHCR-2-28	CHATWIN RAY & TONI B	PO BOX 841464		HILDALE	UT	84784-1464

TAX_ID	FIELD5	FIELD6	FIELD7	FIELD8	FIELD9	FIELD10
HD-SHCR-1-44	JESSOP JASPER	PO BOX 971		BONNERS FERRY	CA	83805-0971
HD-SHCR-2-24	WILLIAMS DAVID L	PO BOX 6		COLORADO CITY	UT	86021-0006
HD-SHCR-2-27	FISCHER SHEM	620 N JUNIPER ST	PO BOX 8	HILDALE	UT	84784-1919
HD-SHCR-1-45	GRISWOLD CHRISTOPHER RUSSELL	25172 VIA LAS LOMAS		MURRIETA	CA	92562
HD-SHCR-2-25	JNJ RESOURCES LLC	PO BOX 840425		HILDALE	UT	84784-0425
HD-SHCR-1-46	UNITED EFFORT PLAN	PO BOX 959		HILDALE	UT	84784
HD-SHCR-2-26	BARLOW RICHARD LEE	PO BOX 841518		HILDALE	UT	84787-1518
HD-SHCR-2-29	BARLOW CALEB D, BARLOW NATHANIEL G	PO BOX 843376		HILDALE	UT	84784
HD-SHCR-2-28	CHATWIN RAY & TONI B	PO BOX 841464		HILDALE	UT	84784-1464



☎ 435-874-2323
☎ 435-874-2603
🌐 www.hildalecity.com

ZONE CHANGE APPLICATION

Fee: \$100

<i>For Office Use Only:</i>	
File No.	_____
Receipt No.	_____

Name: DAN + TILL PAULSEN / OP RETREAT Telephone: 435-313-3483

Address: 3246 So 2240 EAST ST GEORGE UT Fax No. _____
84790

Agent (If Applicable): _____ Telephone: _____

Email: OPENROADDAN@GMAIL.COM

Address/Location of Subject Property: 320 EAST FIELD AVE HILDALC, UT

Tax ID of Subject Property: HD-5HCR-8-14 Existing Zone District: RM-1

Proposed Zoning District and reason for the request (Describe, use extra sheet if necessary)

R1-15 To have the option to rent short term areas of the home

Submittal Requirements: The zone change application shall provide the following:

- ___ a. The name and address of every person or company the applicant represents;
- ___ b. An accurate property map showing the existing and proposed zoning classifications;
- ___ c. All abutting properties showing present zoning classifications;
- ___ d. An accurate legal description of the property to be rezoned;
- ___ e. Stamped envelopes with the names and addresses of all property owners within 250 feet of the boundaries of the property proposed for rezoning.
- ___ f. Warranty deed or preliminary title report or other document (see attached Affidavit) showing evidence that the applicant has control of the property

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(Office Use Only)

Date Received: _____ Application Complete: YES NO

AFFIDAVIT
PROPERTY OWNER

STATE OF UTAH)

COUNTY OF)

I (we), Dan & Jill Paulsen, being duly sworn, depose and say that I (we) am (are) the owner(s) of the property identified in the attached application and that the statements herein contained and the information provided identified in the attached plans and other exhibits are in all respects true and correct to the best of my (our) knowledge. I (we) also acknowledge that I have received written instructions regarding the process for which I am applying, and the Hildale City Planning staff have indicated they are available to assist me in making this application.

[Signature]
(Property Owner)

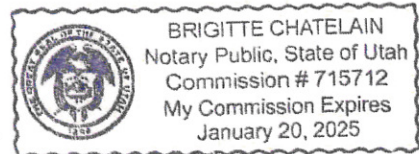
[Signature]
(Property Owner)

Subscribed and sworn to me this 6th day of July 2022

[Signature]
(Notary Public)

Residing in: St. George, Ut.

My Commission Expires: Jan. 20, 2025



Agent Authorization

I (we), _____, the owner(s) of the real property described in the attached application, do authorize as my (our) agent(s) _____ to represent me (us) regarding the attached application and to appear on my (our) behalf before any administrative or legislative body in the City considering this application and to act in all respects as our agent in matters pertaining to the attached application.

(Property Owner)

(Property Owner)

Subscribed and sworn to me this _____ day of _____ 20____.

(Notary Public)

Residing in: _____

My Commission Expires: _____

Request from Dan and Jill Paulsen for re-zoning of property in Hildale, Ut with Parcel ID of HD-SHCR-8-14 from Multiple Family Residential 1 to Neighborhood Commercial.

Attached please find the required items:

1. A Plat map
2. Property map and all abutting properties showing zoning classifications on second page of county profile page. Each property has been given a number on the plat map that corresponds with the county profile information page showing zoning classification on second page and is summarized below:
 - Subject Property HD-SHCR-8-14 currently zoned Multiple Family Residential 1 with a request to rezone to Neighborhood Commercial
 - Abutting property HD-SHCR-8-15 currently zoned Neighborhood Commercial
 - Abutting property HD-SHCR-8-13 currently zoned Multiple Family Residential 1
3. Legal description as outlined on Washington County Ownership page
 - SHORT CREEK 8 (HD)Lot 14
4. Stamped envelopes of names and addresses within 250 feet of subject property as well as a map showing the radius search
5. Evidence of ownership of Dan and Jill Paulsen



MAIL TAX NOTICE TO GRANTEE:
OP Retreat, L.L.C.
3246 S. 2240 E
St. George, UT 84790

WARRANTY DEED

Daniel Paulsen and Jill Paulsen

GRANTOR

for the sum of TEN DOLLARS and other good and valuable consideration hereby CONVEYS and WARRANTS to

OP Retreat, L.L.C., a Utah Limited Liability Company

GRANTEE

the following tract of land in Washington County, State of Utah, to-wit

Lot 14, SHORT CREEK SUBDIVISION #8, according to the official plat thereof, on file and of record in the office of the Washington County Recorder, State of Utah.

TAX ID NUMBER FOR PROPERTY: HD-SHCR-8-14

Subject to any easements, restrictions and rights of way appearing of record and enforceable in law and subject to general property taxes for the year 2022 and thereafter.

Effective as of this 6th day of July, 2022.

[Handwritten signature of Daniel Paulsen]
Daniel Paulsen
[Handwritten signature of Jill Paulsen]
Jill Paulsen

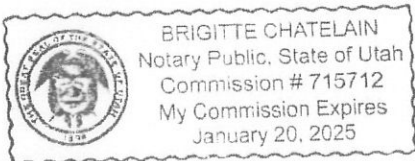
STATE OF: Utah

COUNTY OF: Washington

The foregoing instrument was acknowledged before me this 6th day of July, 2022 by **Daniel Paulsen and Jill Paulsen**

Notary Public

Commission Expires:



Hildale City Zoning districts



7/15/2022, 12:07:45 PM

Municipal Boundary
 Parcels

Zoning Districts

 A-10 - Agricultural 10	 A-5 - Agricultural 5	 R1-8 - Single-family residential 8	 GC - General commercial
 RA-1 - Residential-agricultural 1	 RM-1 - Multiple-family residential 1	 OS - Open space	 PF - Public facilities
 RA-.5 - Residential-agricultural .5	 RM-2 - Multiple-family residential 2	 NC - Neighborhood commercial	 OTH - Other
 R1-10 - Single-family residential 10			

0 0.04 0.08 0.16 mi
 0 0.05 0.1 0.2 km

1:4,514
 Esri Community Maps Contributor, Coconino County, Utah ADRG, © OpenStreetMap, Microsoft, Esri, HERE, Garmin, SwireGraph, GeoTechnology, Inc., METRANSA, USGS, Bureau of Land Management, EPA, NPS, US Census Bureau, USDA, Sunrise

Hildale, AZ
Sunrise Cloud SMART GIS®

320 E. Newell Ave.
Harrison Johnson



EAST 1/4 CORNER OF SECTION 34, TOWNSHIP 43 SOUTH, RANGE 10 WEST, SALT LAKE BASE AND MERIDIAN (NOT FOUND) (GLO PRORATED LOCATION)

(S 0°03'18" E 1247.33' GLO) (S 0°03'18" W 2827.27' GLO)

LOT 2 785 NORTH 1.07 ACRE
 S 89°46'13" E 290.77'
 160.17'

LOT 3 765 NORTH 1.01 ACRE
 N 87°28'00" E 293.40'
 143.95'

LOT 4 745 NORTH 0.99 ACRE
 N 85°00'59" E 296.01'
 142.24'

LOT 5 725 NORTH 1.09 ACRE
 N 89°08'55" E 298.91'
 158.97'

LOT 6 685 NORTH 1.11 ACRE
 N 86°18'20" E 301.82'
 148.79'

LOT 7 645 NORTH 1.02 ACRE
 N 86°18'20" E 301.82'
 145.28'

LOT 8 745 NORTH 0.99 ACRE
 N 88°11'19" E 484.85'
 171.11'

LOT 9 780 NORTH 0.97 ACRE
 S 89°59'33" E 293.62'
 148.59'

LOT 10 365 EAST 0.83 ACRES
 S 89°12'23" W 292.10'
 128.92'

LOT 11 385 EAST 1.51 ACRES
 R=240.00'
 L=132.92'
 Δ=31°43'55"
 T=68.21'

LOT 12 370 EAST 0.77 ACRES
 N 86°26'13" E 122.58'
 160.50'

LOT 13 340 EAST 0.37 ACRE
 S 71°57'24" E 144.59'
 122.58'

LOT 14 320 EAST 0.53 ACRE
 N 88°02'31" E 171.91'
 134.82'

LOT 15 760 NORTH 0.97 ACRE
 S 89°12'23" W 292.10'
 145.41'

LOT 16 335 EAST 345 EAST 0.99 ACRES
 N 89°58'46" E 290.98'
 144.22'

LOT 17 365 EAST 0.54 ACRES
 N 86°04'34" E 135.35'
 193.74'

LOT 18 650 NORTH 0.66 ACRES
 N 88°01'10" E 242.38'
 104.22'

LOT 19 680 NORTH 0.84 ACRES
 N 88°01'10" E 242.38'
 133.93'

LOT 20 685 NORTH 1.11 ACRE
 R=315.00'
 L=95.80'
 Δ=17°26'39"
 T=48.33'

LOT 21 365 EAST 0.54 ACRES
 R=485.00'
 L=89.06'
 Δ=10°31'17"
 T=44.66'

LOT 22 370 EAST 0.77 ACRES
 R=315.00'
 L=86.45'
 Δ=15°43'26"
 T=43.50'

LOT 23 365 EAST 0.54 ACRES
 R=485.00'
 L=89.06'
 Δ=10°31'17"
 T=44.66'

LOT 24 370 EAST 0.77 ACRES
 R=315.00'
 L=86.45'
 Δ=15°43'26"
 T=43.50'

LOT 25 685 NORTH 1.11 ACRE
 R=210.00'
 L=95.80'
 Δ=17°26'39"
 T=48.33'

LOT 26 645 NORTH 1.02 ACRE
 S 54°23'10" W 118.11'
 145.28'

LOT 27 745 NORTH 0.99 ACRE
 S 31°44'22" W 151.28'
 151.28'

LOT 28 385 EAST 1.51 ACRES
 S 31°44'22" W 151.28'
 151.28'

LOT 29 370 EAST 0.77 ACRES
 S 31°44'22" W 151.28'
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LOT 30 365 EAST 0.83 ACRES
 S 31°44'22" W 151.28'
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LOT 31 385 EAST 1.51 ACRES
 S 31°44'22" W 151.28'
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 S 31°44'22" W 151.28'
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LOT 33 365 EAST 0.83 ACRES
 S 31°44'22" W 151.28'
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LOT 34 385 EAST 1.51 ACRES
 S 31°44'22" W 151.28'
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LOT 35 370 EAST 0.77 ACRES
 S 31°44'22" W 151.28'
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LOT 36 365 EAST 0.83 ACRES
 S 31°44'22" W 151.28'
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LOT 37 385 EAST 1.51 ACRES
 S 31°44'22" W 151.28'
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LOT 38 370 EAST 0.77 ACRES
 S 31°44'22" W 151.28'
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LOT 39 365 EAST 0.83 ACRES
 S 31°44'22" W 151.28'
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LOT 40 385 EAST 1.51 ACRES
 S 31°44'22" W 151.28'
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LOT 41 370 EAST 0.77 ACRES
 S 31°44'22" W 151.28'
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LOT 42 365 EAST 0.83 ACRES
 S 31°44'22" W 151.28'
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LOT 43 385 EAST 1.51 ACRES
 S 31°44'22" W 151.28'
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LOT 44 370 EAST 0.77 ACRES
 S 31°44'22" W 151.28'
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LOT 45 365 EAST 0.83 ACRES
 S 31°44'22" W 151.28'
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LOT 46 385 EAST 1.51 ACRES
 S 31°44'22" W 151.28'
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LOT 47 370 EAST 0.77 ACRES
 S 31°44'22" W 151.28'
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LOT 48 365 EAST 0.83 ACRES
 S 31°44'22" W 151.28'
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LOT 49 385 EAST 1.51 ACRES
 S 31°44'22" W 151.28'
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LOT 50 370 EAST 0.77 ACRES
 S 31°44'22" W 151.28'
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LOT 51 365 EAST 0.83 ACRES
 S 31°44'22" W 151.28'
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LOT 52 385 EAST 1.51 ACRES
 S 31°44'22" W 151.28'
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LOT 53 370 EAST 0.77 ACRES
 S 31°44'22" W 151.28'
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LOT 54 365 EAST 0.83 ACRES
 S 31°44'22" W 151.28'
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LOT 55 385 EAST 1.51 ACRES
 S 31°44'22" W 151.28'
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LOT 56 370 EAST 0.77 ACRES
 S 31°44'22" W 151.28'
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LOT 57 365 EAST 0.83 ACRES
 S 31°44'22" W 151.28'
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LOT 58 385 EAST 1.51 ACRES
 S 31°44'22" W 151.28'
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LOT 59 370 EAST 0.77 ACRES
 S 31°44'22" W 151.28'
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LOT 60 365 EAST 0.83 ACRES
 S 31°44'22" W 151.28'
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LOT 61 385 EAST 1.51 ACRES
 S 31°44'22" W 151.28'
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LOT 62 370 EAST 0.77 ACRES
 S 31°44'22" W 151.28'
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LOT 63 365 EAST 0.83 ACRES
 S 31°44'22" W 151.28'
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LOT 64 385 EAST 1.51 ACRES
 S 31°44'22" W 151.28'
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LOT 65 370 EAST 0.77 ACRES
 S 31°44'22" W 151.28'
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LOT 66 365 EAST 0.83 ACRES
 S 31°44'22" W 151.28'
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LOT 67 385 EAST 1.51 ACRES
 S 31°44'22" W 151.28'
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LOT 68 370 EAST 0.77 ACRES
 S 31°44'22" W 151.28'
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LOT 69 365 EAST 0.83 ACRES
 S 31°44'22" W 151.28'
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LOT 70 385 EAST 1.51 ACRES
 S 31°44'22" W 151.28'
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LOT 71 370 EAST 0.77 ACRES
 S 31°44'22" W 151.28'
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LOT 72 365 EAST 0.83 ACRES
 S 31°44'22" W 151.28'
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LOT 73 385 EAST 1.51 ACRES
 S 31°44'22" W 151.28'
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LOT 74 370 EAST 0.77 ACRES
 S 31°44'22" W 151.28'
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LOT 75 365 EAST 0.83 ACRES
 S 31°44'22" W 151.28'
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LOT 76 385 EAST 1.51 ACRES
 S 31°44'22" W 151.28'
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LOT 77 370 EAST 0.77 ACRES
 S 31°44'22" W 151.28'
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LOT 78 365 EAST 0.83 ACRES
 S 31°44'22" W 151.28'
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LOT 79 385 EAST 1.51 ACRES
 S 31°44'22" W 151.28'
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LOT 80 370 EAST 0.77 ACRES
 S 31°44'22" W 151.28'
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LOT 81 365 EAST 0.83 ACRES
 S 31°44'22" W 151.28'
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LOT 82 385 EAST 1.51 ACRES
 S 31°44'22" W 151.28'
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LOT 83 370 EAST 0.77 ACRES
 S 31°44'22" W 151.28'
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LOT 84 365 EAST 0.83 ACRES
 S 31°44'22" W 151.28'
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LOT 85 385 EAST 1.51 ACRES
 S 31°44'22" W 151.28'
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LOT 86 370 EAST 0.77 ACRES
 S 31°44'22" W 151.28'
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LOT 87 365 EAST 0.83 ACRES
 S 31°44'22" W 151.28'
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LOT 88 385 EAST 1.51 ACRES
 S 31°44'22" W 151.28'
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LOT 89 370 EAST 0.77 ACRES
 S 31°44'22" W 151.28'
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LOT 90 365 EAST 0.83 ACRES
 S 31°44'22" W 151.28'
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LOT 91 385 EAST 1.51 ACRES
 S 31°44'22" W 151.28'
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LOT 92 370 EAST 0.77 ACRES
 S 31°44'22" W 151.28'
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LOT 93 365 EAST 0.83 ACRES
 S 31°44'22" W 151.28'
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LOT 94 385 EAST 1.51 ACRES
 S 31°44'22" W 151.28'
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LOT 95 370 EAST 0.77 ACRES
 S 31°44'22" W 151.28'
 151.28'

LOT 96 365 EAST 0.83 ACRES
 S 31°44'22" W 151.28'
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LOT 97 385 EAST 1.51 ACRES
 S 31°44'22" W 151.28'
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LOT 98 370 EAST 0.77 ACRES
 S 31°44'22" W 151.28'
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LOT 99 365 EAST 0.83 ACRES
 S 31°44'22" W 151.28'
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LOT 100 385 EAST 1.51 ACRES
 S 31°44'22" W 151.28'
 151.28'

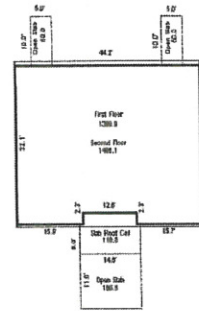
1- Subject Property

Property Report for Parcel HD-SHCR-8-14

Selected Assessor CAMA data below updated weekly.



0148125071
320 E. FIELD



Sketch by Aera P/Tekline™

Account Summary

Account Number: 0928123
Parcel ID: HD-SHCR-8-14
Account Type: Commercial
Owner Name: Paulsen Dan & Jill

Subdivision: Short Creek
Situs Address: 320 E Field Ave
Hildale, UT 84784

Building Characteristics

Building Number: 1
Property Type: Duplex
Year Built: N/A
Square Feet: 2875

Occupancy Type: N/A
Built-As Description: N/A
Units: N/A
Stories: N/A
Percent Complete: N/A
Exterior: N/A

Roof Type: N/A
Roof Cover: N/A
HVAC Desc: N/A
Bedrooms: N/A
Bathrooms: N/A
Garage Square Feet: N/A
Basement Sq. Ft.: N/A
Basement Sq. Ft. Finished: N/A
Swimming Pool: N/A
Fireplaces: N/A
Finished Attic: N/A

NOTE: The information shown on this map was compiled from different GIS sources. The land base and facility information on this map is for display purposes only and should not be relied upon without independent verification as to its accuracy. Washington County, Utah will not be held responsible for any claims, losses or damages resulting from the use of this map.

Report Generated 7/6/2022 by Washington County GIS

Washington County, Utah
County Administration Building
197 E. Tabernacle Street
St. George, UT 84770-3443
www.washco.utah.gov



Property Report for Parcel HD-SHCR-8-14

Selected Assessor CAMA data below updated weekly.

Property Information

Acres: 0.53
Zoning: Multiple-Family Residential 1
Is Property in a Special Flood Hazard Area? Yes
Is Property in a 0.2% Annual Chance Flood Area? No
Is Property in a Floodway? No

** Determination of flood zone information is based upon 2009 FEMA Digital Flood Insurance Rate Map Database but does not substitute for a Flood Verification letter. For more information, please visit the FEMA Flood Map Service Center website <https://msc.fema.gov/portal/home> or contact your municipal Engineering department.
 City zoning information is based on the best available information and should be independently verified by contacting each municipality directly.*

Voting Districts

Washington County Precinct: HIL01
U.S. Senate District: 27
U.S. Congressional District: 2
Utah House District: 72
Washington County School Board District: 5

** Visit Vote.Utah.gov or <https://geoprodm.washco.utah> for more voting information.*

Tax Information

Tax District: Hildale Town
Residential Classification: Non-primary
Book & Page: N/A
Reference Document: 20210035697

Community/Public Services

Law Enforcement: Hildale
Fire Protection: Colorado City Fire Dept
** In an emergency, ALWAYS dial 9-1-1!*

Schools:

Water Canyon Elementary
 Water Canyon High

** For more information, including bus routes, visit the Washington Co. School District at <https://www.washk12.org/> or Iron Co. School District at <https://irondistrict.org/>*

Utilities

Culinary Water: Hildale - Colorado City
Sewer: Hildale
Electricity: Garkane Energy Cooperative, Inc
Natural Gas: N/A
Internet Service Providers (Cable): AWI

** For more information on Internet services available in your area, see Decision Data.org.
<https://decisiondata.org/internet-providers-by-zip-code-plus-tv/>*

Solid Waste Collection Day: N/A

** For more information on solid waste and recycling services, visit the Washington County Solid Waste website at <http://www.wcsww.org/>*

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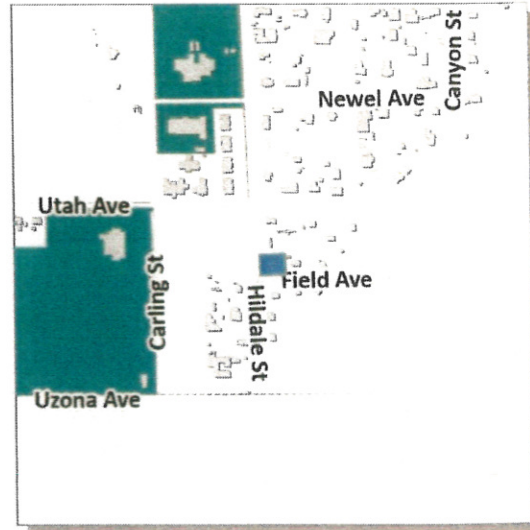


Property Report for Parcel HD-SHCR-8-14

Selected Assessor CAMA data below updated weekly.



Parcel highlighted in blue.



Overview Map

NOTE: The information shown on this map was compiled from different GIS sources. The land base and facility information on this map is for display purposes only and should not be relied upon without independent verification as to its accuracy. Washington County, Utah will not be held responsible for any claims, losses or damages resulting from the use of this map.

Report Generated 7/6/2022 by Washington County GIS

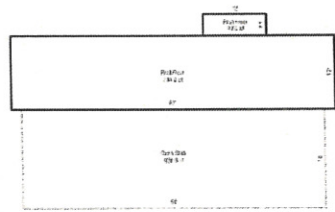
Washington County, Utah
County Administration Building
197 E. Tabernacle Street
St. George, UT 84770-3443
www.washco.utah.gov



2

Property Report for Parcel HD-SHCR-8-15

Selected Assessor CAMA data below updated weekly.



Account Summary

Account Number: 0928130
Parcel ID: HD-SHCR-8-15
Account Type: Residential
Owner Name: Knudson Joseph C

Subdivision: Short Creek
Situs Address: 760 N Hildale St
Hildale, UT 84784

Building Characteristics

Building Number: 1
Property Type: Mobile Home
Year Built: 1980
Square Feet: 786

Roof Type: Flat
Roof Cover: Metal
HVAC Desc: Forced Air
Bedrooms: 2
Bathrooms: 1
Garage Square Feet: N/A
Basement Sq. Ft.: N/A
Basement Sq. Ft. Finished: N/A
Swimming Pool: N/A
Fireplaces: N/A
Finished Attic: N/A

Occupancy Type: MH on Vacant Land
Built-As Description: Single Wide
Units: 1
Stories: 1
Percent Complete: 100
Exterior: Metal Siding

NOTE: The information shown on this map was compiled from different GIS sources. The land base and facility information on this map is for display purposes only and should not be relied upon without independent verification as to its accuracy. Washington County, Utah will not be held responsible for any claims, losses or damages resulting from the use of this map.

Report Generated 7/6/2022 by Washington County GIS

Washington County, Utah
County Administration Building
197 E. Tabernacle Street
St. George, UT 84770-3443
www.washco.utah.gov



Property Report for Parcel HD-SHCR-8-15

Selected Assessor CAMA data below updated weekly.

Property Information

Acres: 0.97
Zoning: Neighborhood Commercial
Is Property in a Special Flood Hazard Area? Yes
Is Property in a 0.2% Annual Chance Flood Area? No
Is Property in a Floodway? No

** Determination of flood zone information is based upon 2009 FEMA Digital Flood Insurance Rate Map Database but does not substitute for a Flood Verification letter. For more information, please visit the FEMA Flood Map Service Center website <https://msc.fema.gov/portal/home> or contact your municipal Engineering department.
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Voting Districts

Washington County Precinct: HIL01
U.S. Senate District: 27
U.S. Congressional District: 2
Utah House District: 72
Washington County School Board District: 5

** Visit Vote.Utah.gov or <https://geoprodv.washco.utah> for more voting information.*

Tax Information

Tax District: Hildale Town
Residential Classification: Primary
Book & Page: N/A
Reference Document: 20160045730

Community/Public Services

Law Enforcement: Hildale
Fire Protection: Colorado City Fire Dept
** In an emergency, ALWAYS dial 9-1-1!*
Schools:
 Water Canyon Elementary
 Water Canyon High

** For more information, including bus routes, visit the Washington Co. School District at <https://www.washk12.org/> or Iron Co. School District at <https://irondistrict.org/>*

Utilities

Culinary Water: Hildale - Colorado City
Sewer: Hildale
Electricity: Garkane Energy Cooperative, Inc
Natural Gas: N/A
Internet Service Providers (Cable): AWI

** For more information on Internet services available in your area, see Decision Data.org, <https://decisiondata.org/internet-providers-by-zip-code-plus-tv/>*

Solid Waste Collection Day: N/A

** For more information on solid waste and recycling services, visit the Washington County Solid Waste website at <http://www.wcsww.org/>*

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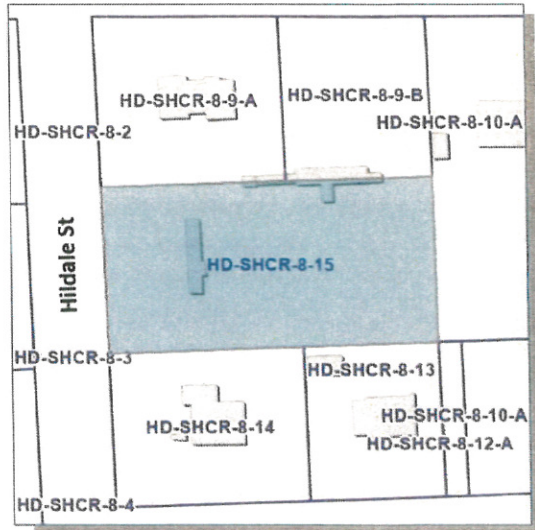
Report Generated 7/6/2022 by Washington County GIS

Washington County, Utah
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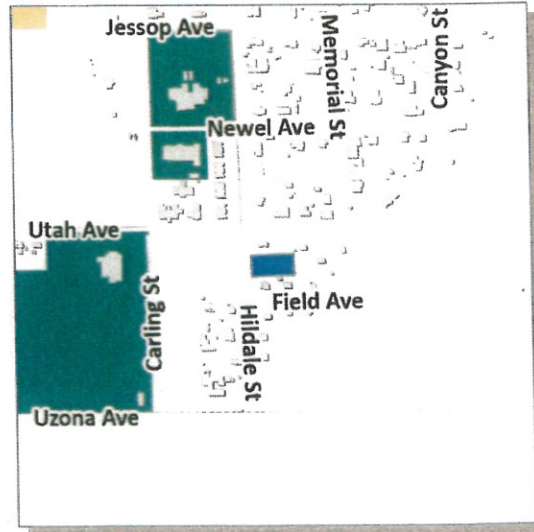


Property Report for Parcel HD-SHCR-8-15

Selected Assessor CAMA data below updated weekly.



Parcel highlighted in blue.



Overview Map

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Report Generated 7/6/2022 by Washington County GIS

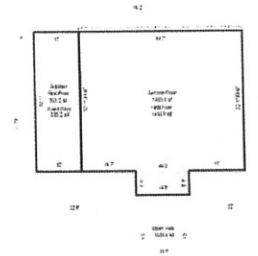
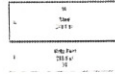
Washington County, Utah
County Administration Building
197 E. Tabernacle Street
St. George, UT 84770-3443
www.washco.utah.gov



3

Property Report for Parcel HD-SHCR-8-13

Selected Assessor CAMA data below updated weekly.



Account Summary

Account Number: 0928116
Parcel ID: HD-SHCR-8-13
Account Type: Residential
Owner Name: Barlow Nathaniel

Subdivision: Short Creek
Situs Address: 340 E Field Ave
 Hildale, UT 84784

Building Characteristics

Building Number: 1
Property Type: Residential
Year Built: 1969
Square Feet: 3369

Occupancy Type: Single Family Residential
Built-As Description: 2 Story
Units: 2
Stories: 2
Percent Complete: 100
Exterior: Frame Stucco

Roof Type: Gable
Roof Cover: Composition Shingle
HVAC Desc: Central Air to Air
Bedrooms: 6
Bathrooms: 5
Garage Square Feet: N/A
Basement Sq. Ft.: N/A
Basement Sq. Ft. Finished: N/A
Swimming Pool: N/A
Fireplaces: N/A
Finished Attic: N/A

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Report Generated 7/6/2022 by Washington County GIS

Washington County, Utah
 County Administration Building
 197 E. Tabernacle Street
 St. George, UT 84770-3443
www.washco.utah.gov



Property Report for Parcel HD-SHCR-8-13

Selected Assessor CAMA data below updated weekly.

Property Information

Acres: 0.37
Zoning: Multiple-Family Residential 1
Is Property in a Special Flood Hazard Area? Yes
Is Property in a 0.2% Annual Chance Flood Area? No
Is Property in a Floodway? No

** Determination of flood zone information is based upon 2009 FEMA Digital Flood Insurance Rate Map Database but does not substitute for a Flood Verification letter. For more information, please visit the FEMA Flood Map Service Center website <https://msc.fema.gov/portal/home> or contact your municipal Engineering department.
 City zoning information is based on the best available information and should be independently verified by contacting each municipality directly.*

Voting Districts

Washington County Precinct: HIL01
U.S. Senate District: 27
U.S. Congressional District: 2
Utah House District: 72
Washington County School Board District: 5

** Visit Vote.Utah.gov or <https://geoprodm.washco.utah> for more voting information.*

Tax Information

Tax District: Hildale Town
Residential Classification: Primary
Book & Page: N/A
Reference Document: 20200010269

Community/Public Services

Law Enforcement: Hildale
Fire Protection: Colorado City Fire Dept

** In an emergency, ALWAYS dial 9-1-1!*

Schools:

Water Canyon Elementary
 Water Canyon High

** For more information, including bus routes, visit the Washington Co. School District at <https://www.washk12.org/> or Iron Co. School District at <https://irondistrict.org/>*

Utilities

Culinary Water: Hildale - Colorado City
Sewer: Hildale
Electricity: Garkane Energy Cooperative, Inc
Natural Gas: N/A
Internet Service Providers (Cable): AWI

** For more information on Internet services available in your area, see Decision Data.org, <https://decisiondata.org/internet-providers-by-zip-code-plus-tv/>*

Solid Waste Collection Day: N/A

** For more information on solid waste and recycling services, visit the Washington County Solid Waste website at <http://www.wcsw.org/>*

NOTE: The information shown on this map was compiled from different GIS sources. The land base and facility information on this map is for display purposes only and should not be relied upon without independent verification as to its accuracy. Washington County, Utah will not be held responsible for any claims, losses or damages resulting from the use of this map.

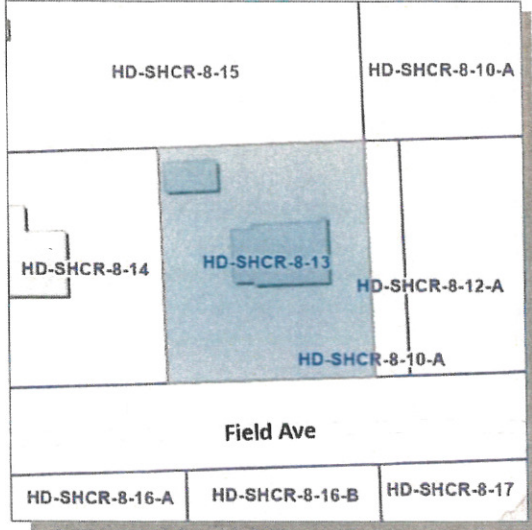
Report Generated 7/6/2022 by Washington County GIS

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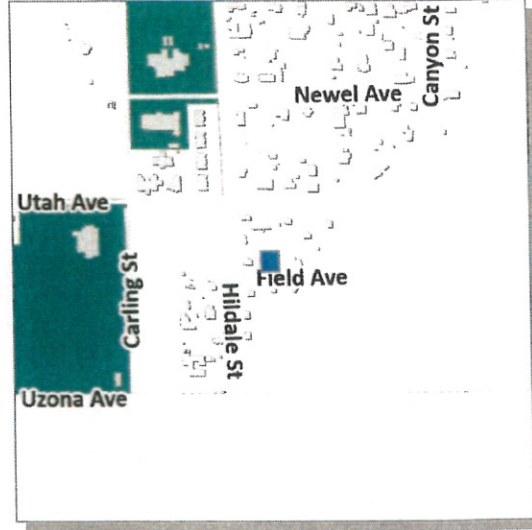


Property Report for Parcel HD-SHCR-8-13

Selected Assessor CAMA data below updated weekly.



Parcel highlighted in blue.



Overview Map

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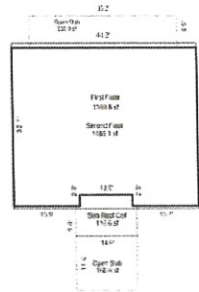
4

Property Report for Parcel HD-SHCR-8-16-A

Selected Assessor CAMA data below updated weekly.



10120111
E. FIELD



Account Summary

Account Number: 0928147
Parcel ID: HD-SHCR-8-16-A
Account Type: Commercial
Owner Name: Barlow Nathaniel B

Subdivision: Short Creek
Situs Address: 325 E Field Ave
Hildale, UT 84784

Building Characteristics

Building Number: 1
Property Type: Duplex
Year Built: N/A
Square Feet: 2875

Occupancy Type: N/A
Built-As Description: N/A
Units: N/A
Stories: N/A
Percent Complete: N/A
Exterior: N/A

Roof Type: N/A
Roof Cover: N/A
HVAC Desc: N/A
Bedrooms: N/A
Bathrooms: N/A
Garage Square Feet: N/A
Basement Sq. Ft.: N/A
Basement Sq. Ft. Finished: N/A
Swimming Pool: N/A
Fireplaces: N/A
Finished Attic: N/A

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Report Generated 7/6/2022 by Washington County GIS

Washington County, Utah
County Administration Building
197 E. Tabernacle Street
St. George, UT 84770-3443
www.washco.utah.gov



Property Report for Parcel HD-SHCR-8-16-A

Selected Assessor CAMA data below updated weekly.

Property Information

Acres: 0.60
Zoning: Multiple-Family Residential 1
Is Property in a Special Flood Hazard Area? Yes
Is Property in a 0.2% Annual Chance Flood Area? No
Is Property in a Floodway? No

** Determination of flood zone information is based upon 2009 FEMA Digital Flood Insurance Rate Map Database but does not substitute for a Flood Verification letter. For more information, please visit the FEMA Flood Map Service Center website <https://msc.fema.gov/portal/home> or contact your municipal Engineering department.
City zoning information is based on the best available information and should be independently verified by contacting each municipality directly.*

Voting Districts

Washington County Precinct: HIL01
U.S. Senate District: 27
U.S. Congressional District: 2
Utah House District: 72
Washington County School Board District: 5

** Visit Vote.Utah.gov or <https://geoprodm.washco.utah> for more voting information.*

Tax Information

Tax District: Hildale Town
Residential Classification: Non-primary
Book & Page: N/A
Reference Document: 20210076888

Community/Public Services

Law Enforcement: Hildale
Fire Protection: Colorado City Fire Dept

** In an emergency, ALWAYS dial 9-1-1!*

Schools:
Water Canyon Elementary
Water Canyon High

** For more information, including bus routes, visit the Washington Co. School District at <https://www.washk12.org/> or Iron Co. School District at <https://irondistrict.org/>*

Utilities

Culinary Water: Hildale - Colorado City
Sewer: Hildale
Electricity: Garkane Energy Cooperative, Inc
Natural Gas: N/A
Internet Service Providers (Cable): AWI

** For more information on Internet services available in your area, see Decision Data.org, <https://decisiondata.org/internet-providers-by-zip-code-plus-tv/>*

Solid Waste Collection Day: N/A

** For more information on solid waste and recycling services, visit the Washington County Solid Waste website at <http://www.wcsw.org/>*

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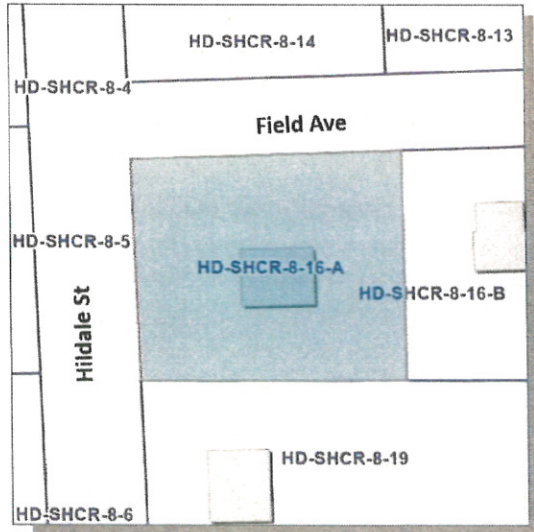
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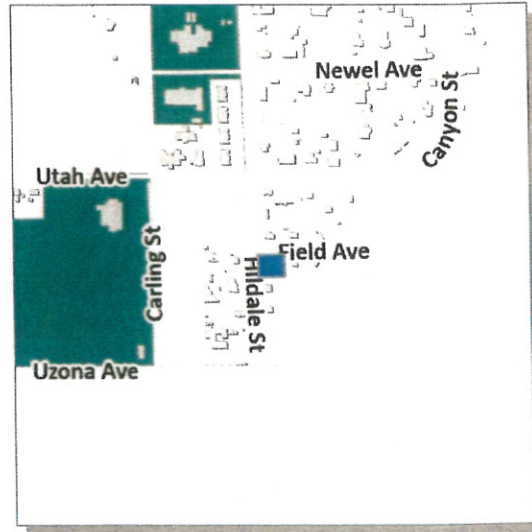


Property Report for Parcel HD-SHCR-8-16-A

Selected Assessor CAMA data below updated weekly.



Parcel highlighted in blue.



Overview Map

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5

Property Report for Parcel HD-SHCR-8-4

Selected Assessor CAMA data below updated weekly.



Account Summary

Account Number: 0928022
Parcel ID: HD-SHCR-8-4
Account Type: Residential
Owner Name: Short Creek Outdoors

Subdivision: Short Creek
Situs Address: 745 N Hildale St
 Hildale, UT 84784

Building Characteristics

Building Number: 1
Property Type: Mobile Home
Year Built: 1970
Square Feet: 924

Occupancy Type: MH on Vacant Land
Built-As Description: Single Wide
Units: 1
Stories: 1
Percent Complete: 100
Exterior: Metal Siding

Roof Type: Flat
Roof Cover: Metal
HVAC Desc: Forced Air
Bedrooms: 2
Bathrooms: 2
Garage Square Feet: 600
Basement Sq. Ft.: N/A
Basement Sq. Ft. Finished: N/A
Swimming Pool: N/A
Fireplaces: N/A
Finished Attic: N/A

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Washington County, Utah
 County Administration Building
 197 E. Tabernacle Street
 St. George, UT 84770-3443
www.washco.utah.gov



Property Report for Parcel HD-SHCR-8-4

Selected Assessor CAMA data below updated weekly.

Property Information

Acres: 0.99
Zoning: Public Facilities
Is Property in a Special Flood Hazard Area? No
Is Property in a 0.2% Annual Chance Flood Area? No
Is Property in a Floodway? No

** Determination of flood zone information is based upon 2009 FEMA Digital Flood Insurance Rate Map Database but does not substitute for a Flood Verification letter. For more information, please visit the FEMA Flood Map Service Center website <https://msc.fema.gov/portal/home> or contact your municipal Engineering department.
 City zoning information is based on the best available information and should be independently verified by contacting each municipality directly.*

Voting Districts

Washington County Precinct: HIL01
U.S. Senate District: 27
U.S. Congressional District: 2
Utah House District: 72
Washington County School Board District: 5

** Visit Vote.Utah.gov or <https://qeoprodivm.washco.utah> for more voting information.*

Tax Information

Tax District: Hildale Town
Residential Classification: Primary
Book & Page: N/A
Reference Document: 20210050317

Community/Public Services

Law Enforcement: Hildale
Fire Protection: Colorado City Fire Dept
** In an emergency, ALWAYS dial 9-1-1!*

Schools:
 Water Canyon Elementary
 Water Canyon High

** For more information, including bus routes, visit the Washington Co. School District at <https://www.washk12.org/> or Iron Co. School District at <https://irondistrict.org/>*

Utilities

Culinary Water: Hildale - Colorado City
Sewer: Hildale
Electricity: Garkane Energy Cooperative, Inc
Natural Gas: N/A
Internet Service Providers (Cable): AWI

** For more information on Internet services available in your area, see Decision Data.org, <https://decisiondata.org/internet-providers-by-zip-code-plus-tv/>*

Solid Waste Collection Day: N/A

** For more information on solid waste and recycling services, visit the Washington County Solid Waste website at <http://www.wcsw.org/>*

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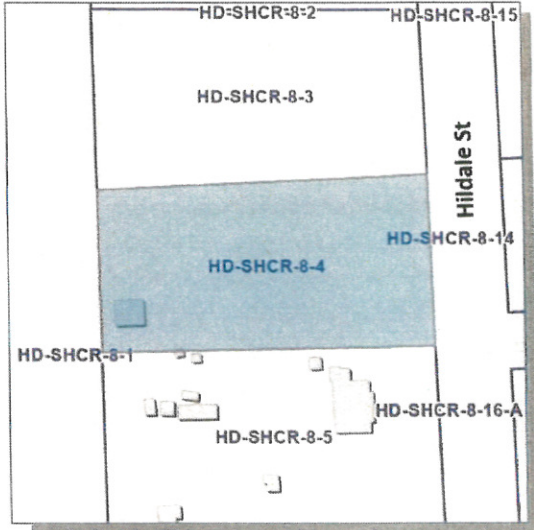
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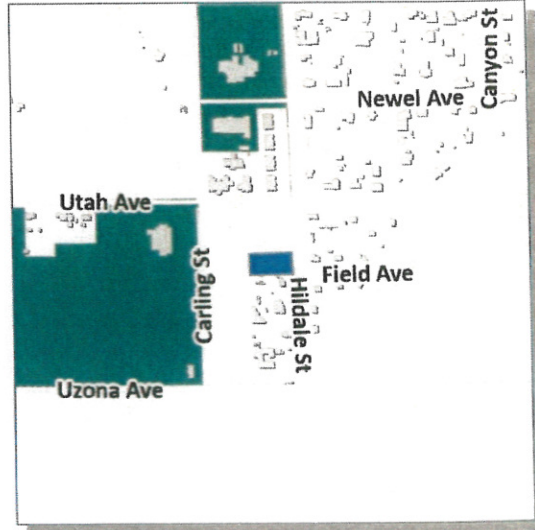


Property Report for Parcel HD-SHCR-8-4

Selected Assessor CAMA data below updated weekly.



Parcel highlighted in blue.



Overview Map

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Report Generated 7/6/2022 by Washington County GIS

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www.washco.utah.gov



Account 0928123

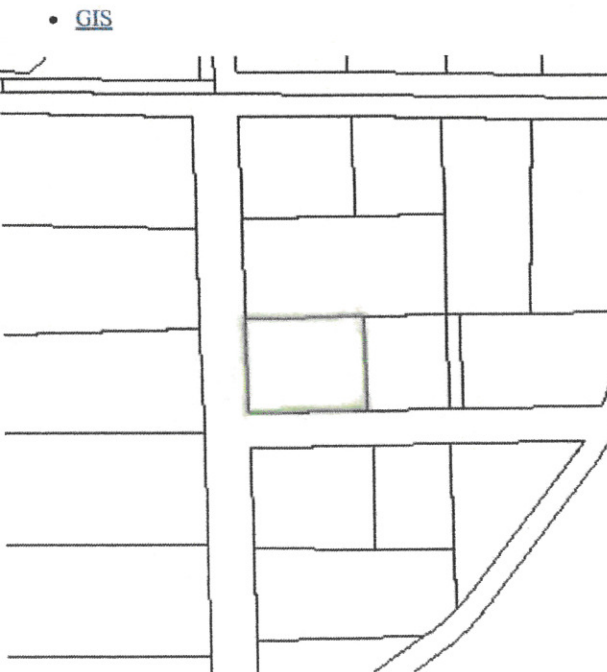
<u>Location</u>	<u>Owner</u>	<u>Value</u>		
Account Number 0928123	Name PAULSEN DAN & JILL	Market (2021)	\$112,100	
Parcel Number HD-SHCR-8-14	3246 S 2240 E	Taxable	\$112,100	
Tax District 02 - Hildale Town	WASHINGTON, UT 84780	Tax Area: 02	Tax Rate: 0.009859	
Acres 0.53		Type	Actual	Assessed Acres
Situs 320 E FIELD AVE , HILDALE		Non		
Legal Subdivision: SHORT CREEK 8 (HD)		Primary	\$112,100	\$112,100 0.530
Lot: 14		Improved		
Parent Accounts 0148125				
Parent Parcels HD-191				
Child Accounts				
Child Parcels				
Sibling Accounts				
Sibling Parcels				

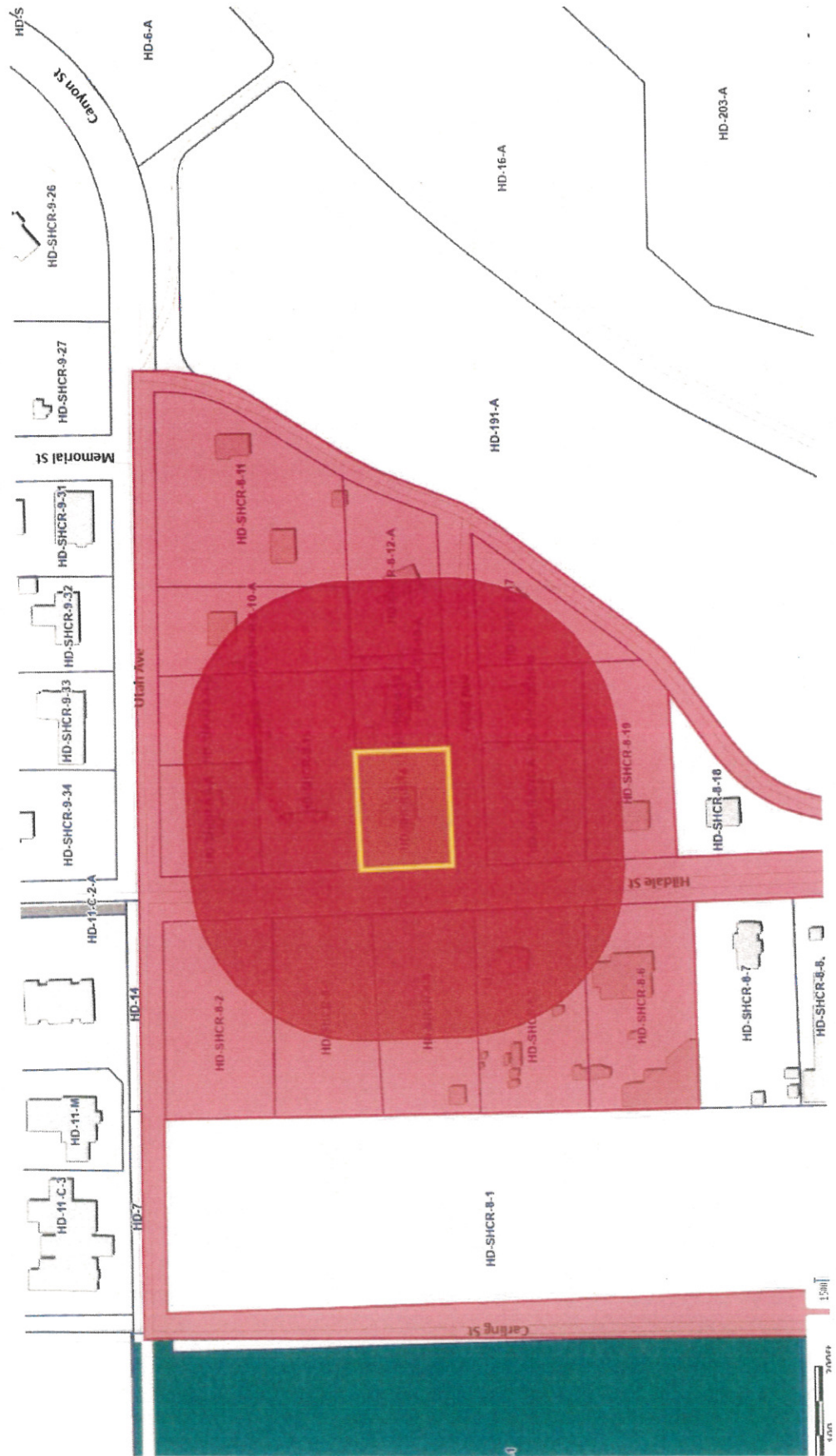
Transfers

<u>Entry Number</u>	<u>Recording Date</u>	
00952300	06/20/2005 01:58:00 PM	B: 1756 P: 2167
00953497	06/24/2005 02:22:00 PM	B: 1758 P: 2339
20090025382	06/30/2009 03:19:45 PM	
20090025437	07/01/2009 08:14:04 AM	
20140018759	06/23/2014 11:22:28 AM	
20170049314	12/05/2017 02:39:32 PM	
20210035697	05/18/2021 01:55:42 PM	
20220030144	06/08/2022 11:03:32 AM	

Images

<u>Tax Year</u>	<u>Taxes</u>
2021	\$1,105.19
2020	\$924.46





Account 0928123

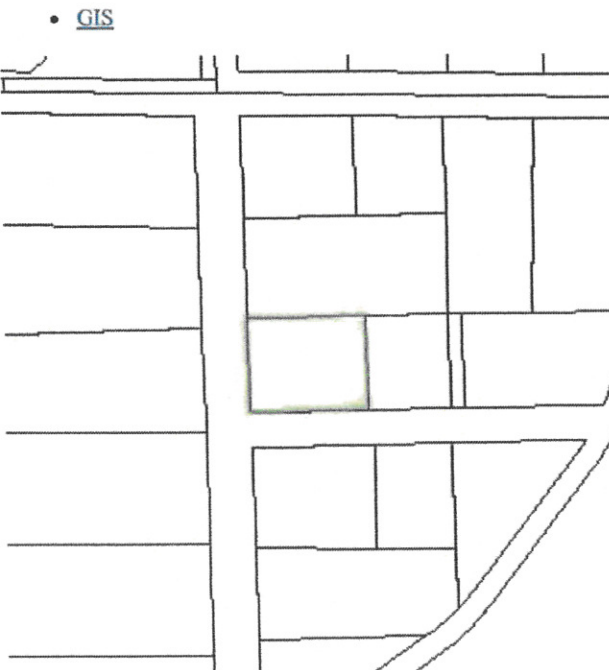
<u>Location</u>	<u>Owner</u>	<u>Value</u>
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Tax District 02 - Hildale Town	WASHINGTON, UT 84780	Tax Area: 02 Tax Rate: 0.009859
Acres 0.53		Type Actual Assessed Acres
Situs 320 E FIELD AVE , HILDALE		Non
Legal Subdivision: SHORT CREEK 8 (HD)		Primary \$112,100 \$112,100 0.530
Lot: 14		Improved
Parent Accounts 0148125		
Parent Parcels HD-191		
Child Accounts		
Child Parcels		
Sibling Accounts		
Sibling Parcels		

Transfers

<u>Entry Number</u>	<u>Recording Date</u>	
00952300	06/20/2005 01:58:00 PM	B: 1756 P: 2167
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20220030144	06/08/2022 11:03:32 AM	

Images

<u>Tax Year</u>	<u>Taxes</u>
2021	\$1,105.19
2020	\$924.46



Warranty Deed Page 1 of 2
Gary Christensen Washington County
Recorder
06/08/2022 11:03:32 AM Fee \$40.00 By
EAGLE GATE TITLE INSURANCE AGENCY, INC.

Recording requested by:
Eagle Gate Title Insurance Agency, Inc.

Mail Tax Notice To:
Daniel Paulsen and Jill Paulsen
3246 South 2240 East
St. George, UT 84780

File Number: STG-97225-LH
Parcel ID: HD-SHCR-8-14

Warranty Deed

RESPA

ZAKE HOLDINGS LLC, AN ARIZONA LIMITED LIABILITY COMPANY,

Grantor, hereby CONVEY(S) IN WARRANTY to

Dan Paulsen and Jill Paulsen, Husband and Wife as Joint Tenants

Grantees, for the sum of TEN AND NO/DOLLARS and other good and valuable consideration, the following tract of land in Washington County, State of Utah, to-wit

Lot 14, SHORT CREEK SUBDIVISION #8, according to the Official Plat thereof, on file and of record in the Washington County Recorder's Office, State of Utah.

APN: HD-SHCR-8-14

Subject to easements, restrictions and rights of way appearing of record and enforceable in law and subject to 2022 taxes and thereafter.

5725

WITNESS, the hand of said grantor, this 1st day of June, 2022

Zake Holdings LLC, an Arizona Limited Liability Company

By: [Signature]
Isaiah Barlow, Manger

By: [Signature]
Jacob L. Barlow, Manager
Hammon

STATE OF UTAH
COUNTY OF WASHINGTON

On this 1st day of June, 2022, before me [Signature], a notary public, personally appeared Isaiah Barlow, Manger of Zake Holdings LLC, an Arizona Limited Liability Company and Jacob L. Barlow, Manager of Zake Holdings LLC, an Arizona Limited Liability Company, proved on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to this instrument, and acknowledged he/she/they executed the same.

Witness my hand and official seal

[Signature]
Notary Public



Account 0928123

Location

Account Number 0928123
 Parcel Number HD-SHCR-8-14
 Tax District 02 - Hildale Town
 Acres 0.53
 Situs 320 E FIELD AVE , HILDALE
 Legal Subdivision: SHORT CREEK 8 (HD)
 Lot: 14

Owner

Name PAULSEN DAN & JILL
 3246 S 2240 E
 WASHINGTON, UT 84780

Value

Market (2021) \$112,100
 Taxable \$112,100
 Tax Area: 02 Tax Rate: 0.009859
 Type Actual Assessed Acres
 Non
 Primary \$112,100 \$112,100 0.530
 Improved

Parent Accounts 0148125

Parent Parcels HD-191

Child Accounts

Child Parcels

Sibling Accounts

Sibling Parcels

Transfers

Entry Number

Recording Date

- [00952300](#)
- [00953497](#)
- [20090025382](#)
- [20090025437](#)
- [20140018759](#)
- [20170049314](#)
- [20210035697](#)
- [20220030144](#)

- [06/20/2005 01:58:00 PM](#)
- [06/24/2005 02:22:00 PM](#)
- [06/30/2009 03:19:45 PM](#)
- [07/01/2009 08:14:04 AM](#)
- [06/23/2014 11:22:28 AM](#)
- [12/05/2017 02:39:32 PM](#)
- [05/18/2021 01:55:42 PM](#)
- [06/08/2022 11:03:32 AM](#)

[B: 1756 P: 2167](#)

[B: 1758 P: 2339](#)

Images

Tax Year

Taxes

2021 \$1,105.19
 2020 \$924.46

• [GIS](#)



Title



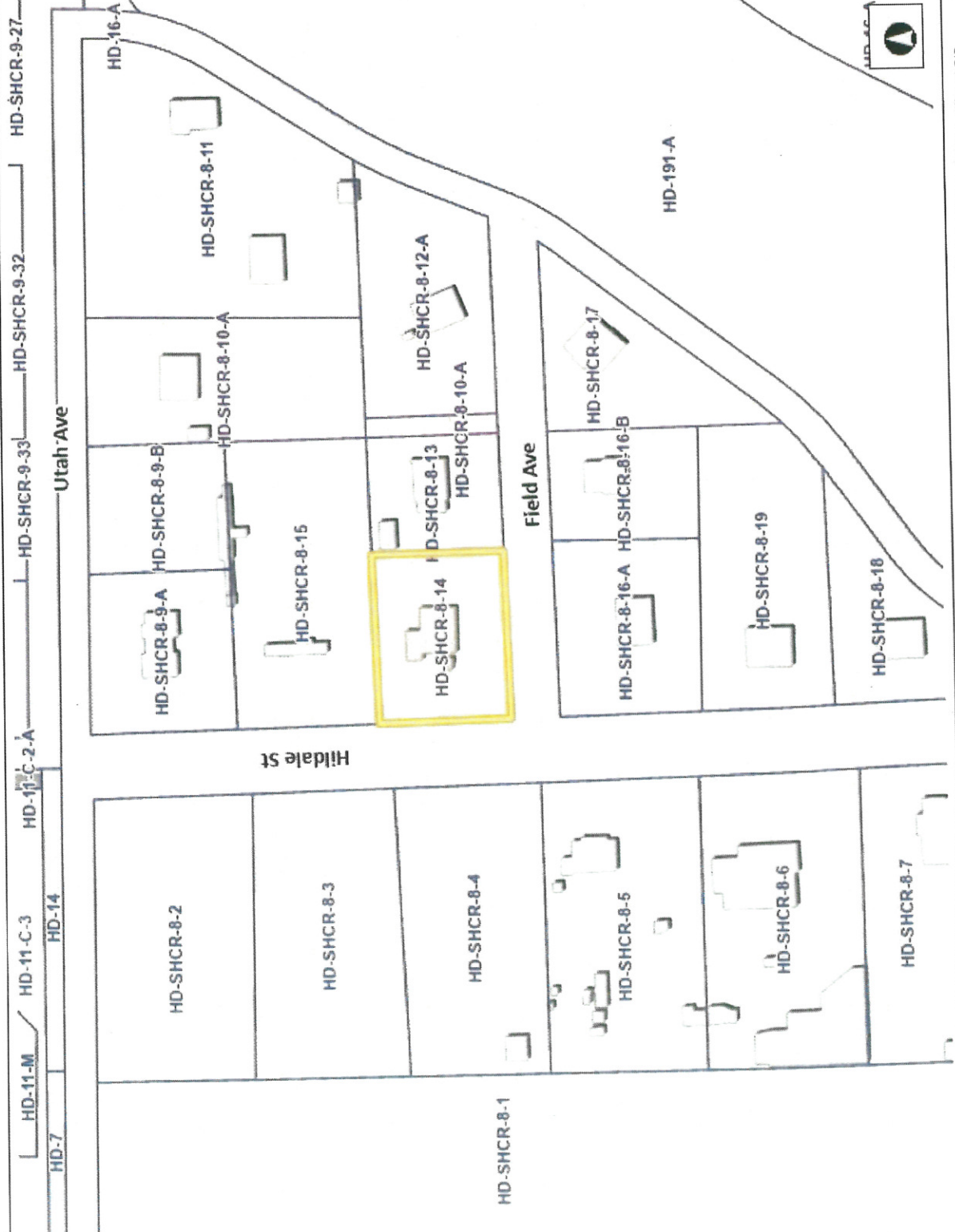
Legend

Parcels

Ownership

- U.S. Forest Service
- U.S. Forest Service Wilderness
- Bureau of Land Management
- Bureau of Land Management Wildlife
- National Park Service
- Shivwits Reservation
- Utah Division of Wildlife Resources
- Utah Division of Transportation
- State Park
- State of Utah
- Washington County
- Municipally Owned
- School District
- Privately Owned
- Water
- Water Conservancy District
- State Assessed Oil and Gas
- Mining Claim

Notes



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Special Event Standards

As we work to develop a more efficient, effective, and responsive local government, departments are focusing on streamlining processes to ensure accuracy and compliance, but most importantly, to ensure that we are meeting the needs of those we serve, our citizens. Part of this process includes the development of regulations when conducting public events held within the City limits. It is our goal to create a process that will assist event planners in keeping the community safe as they plan and conduct an event. Your event contributes greatly to the community, and we are grateful for all that you do to make our community a wonderful place to live, work, and play.

Hildale City has 2 different categories for events:

Master Festival Event and Special Event

Master Festival Event:

- Attracts a crowd of 200 participants or more
- Charge an Admission Fee
- Requires partial or full street closure
- Use of city park, building or public property
- Vendors or Food Trucks

Master Festival Events Requirements:

- Submit a completed application to Hildale City along with required fees
- Notify the Special Events Tax Commission at 1-800-662-4335, ext. 6303 where you will be issued a special event tax ID. You will be required to issue the correct information to your vendors so they can file their event taxes correctly. You will also be required to give a list of Vendors to Hildale City.
- Required to provide your own Security personal
- Obtain a mass gathering permit from Southwest Public Health Department (435) 986-2584
- Obtain and submit a copy of liability insurance
- Submit a site plan with application
- Required to pay addition cost for Police and EMS stand by. (These can be paid after the event with agreement)
- Provide Port-A-Potty in compliance with Mass Gathering requirements
- Leave event site in the same condition you found it. Each day the event is not cleaned up there will be a \$100 charge





☎ 435-874-2323
☎ 435-874-2603
🌐 www.hildalecity.com

Special Event:

- Significant public impacts via crowds, traffic, and or parking
- Wedding party with partial event closure
- Birthday parties or family reunions
- Open to the public with no admission fee
- Temporary structures, including inflatables

Special Event Requirements:

- Submit a completed application to Hildale City along with required fees
- Submit a site plan with application
- Review plans with Park Manager before setting up any structure including inflatables
- Leave event site in the same condition you found it. Each day the event is not cleaned up there will be a \$100 charge

All events will be required to be reviewed by Hildale City Department Heads and are subject to an on-site visit, if required.



☎ 435-874-2323
☎ 435-874-2603
🌐 www.hildalecity.com

Mayor: Donia Jessop
Councilmembers: Lawrence Barlow, JVar Dutson, Brigham Holm, Terrill Musser, Stacy Seay
City Manager: Eric Duthie

Hildale City
Business License Department



320 East Newel Avenue
 PO Box 840490
 Hildale, Utah 84784-0490
 Phone (435) 874-2323
 Fax (435) 874-2603
 Email recorder@hildalecity.com

OFFICE USE ONLY

Item 12.

Date Issued _____	Permit No. _____
Receipt No. _____	Code _____
Permit Fee _____	
Other Fee _____	
Total _____	

Master Festival & Special Event Application

Master Festival (MFL) & Special Event (SEL) applications **MUST** be complete and submitted to the Business License Department no less than **90 Days Prior** to a MFL and no less than **60 Days Prior** to a SEL.

Applications not submitted within the timeframe may not be approved. This application is not the final permit. A separate permit will be issued when City departments have approved.

If the event is to be held at a City Park, refer to the Municipal Park Rules for requirements.

APPLICATION FEES:

Applications require a \$30.00 non-refundable application processing fee.

MFL =\$500/day + \$100/day for set up/take down/clean up.

SEL =\$150 +\$100 for set up/take down/clean up.

Health, Fire, Police and other services fees will apply.

Fees for inflatables, mechanical rides, helicopters/aircrafts, fireworks, water activity, and others will apply.

Overnight Camping by special permit **ONLY**.

EVENT INFORMATION:

Name of event:					
Location of event:					
Overall event description (Briefly explain event & activities)					
Type of Event?	First Time Event? <input type="checkbox"/> Yes <input type="checkbox"/> No		Annual Event? <input type="checkbox"/> Yes <input type="checkbox"/> No (How many Years?)		
Master Festival Criteria (Public Event) If one box is checked the event is automatically an MFL	<input type="checkbox"/> Attraction of crowds over 200 participants and or spectators	<input type="checkbox"/> Requires Partial or Full Street Closure or use of Public Right of Way	<input type="checkbox"/> Use of City Park, buildings, or other public properties	<input type="checkbox"/> Admission Fee charged to enter the event	<input type="checkbox"/> Vendors or Food Trucks
Special Event Criteria (Public or Private Event)	<input type="checkbox"/> Significant public impacts via crowds, traffic, and or parking	<input type="checkbox"/> Wedding Party with Partial Park Closure	<input type="checkbox"/> Birthday Parties or Family Reunions	<input type="checkbox"/> Open to the public with NO admission fee	<input type="checkbox"/> Temporary structures, including inflatables

EVENT DATES AND TIMES

Event Date(s):	Event Hours –Start Time:	End Time:	<i>Item 12.</i>
Set-up Date(s):	Time(s):	Breakdown Date(s);	Time(s)

ESTIMATED PARTICIPANTS

Participants:	Volunteers:	Spectators:	Total:
---------------	-------------	-------------	--------

APPLICATION AND SPONSORING ORGANIZATION INFORMATION

Name:	Position:		
Street Address:			
City:	State:	Zip:	
Mailing address: City, State, Zip			
Telephone (work)	Mobile:	Home:	
Email:	Fax Number:		
Sponsoring Organization:	Is organization a registered non-profit? YES NO (If yes, provide verification)		
Onsite contact:	Mobile phone:		

HILDALE CITY CORPORATION OPERATIONAL PART A**PARADE/STREET CLOSURES/TRAFFIC IMPACT**

Will this be a complete road closure? <input type="checkbox"/> Yes <input type="checkbox"/> No	Will this be a partial road closure? <input type="checkbox"/> Yes <input type="checkbox"/> No	Will this be a rolling road closure? <input type="checkbox"/> Yes <input type="checkbox"/> No	
SITE MAP MUST BE INCLUDED WITH APPLICATION including streets to be closed /impacted and proposed route.			
Description of reason for closure:			
Days of Closure: (including setup and breakdown)	Start Date and Time:	End Date and Time:	Total Hours of Road Closure:

PARADE INFORMATION

Assembly Area:	Disbanding Area:	# of anticipated entrants:
Does the event cross over city boundaries? <input type="checkbox"/> Yes <input type="checkbox"/> No		
<input type="checkbox"/> Town of Colorado City	<input type="checkbox"/> Washington County	<input type="checkbox"/> Mohave County <input type="checkbox"/> BLM

PUBLIC FACILITY USE

Item 12.

SITE MAP MUST BE INCLUDED WITH APPLICATION

Additional fees may apply

Check any or all the Apply

<input type="checkbox"/> Maxwell Park	<input type="checkbox"/> City Hall/ Other	<input type="checkbox"/> Public School (name)
---------------------------------------	---	---

EVENT PARKING

SITE MAP MUST BE INCLUDED WITH APPLICATION

Additional fees may apply

Request for Closure or Access to any public parking. This includes any activity that will remove public parking. <input type="checkbox"/> Yes <input type="checkbox"/> No	
Will the event be on Private Property? <input type="checkbox"/> Yes <input type="checkbox"/> No Attach letter of permission from property owner.	
Will there be transportation services to and from parking lots? <input type="checkbox"/> Yes <input type="checkbox"/> NO	
If yes, who is the provider? Name:	Contact Information:

TEMPORARY STRUCTURES & IMPROVEMENTS

SITE MAP MUST BE INCLUDED WITH APPLICATION

Additional fees may apply

Hildale City Building Department (435-874-2323) & Hildale Fire Marshall (435-874-2240) must inspect and approve all temporary structures

What is the purpose of the structure(s)?	
Check all that apply	
<input type="checkbox"/> Bleachers	<input type="checkbox"/> Inflatables
<input type="checkbox"/> Canopies	<input type="checkbox"/> Stage(s)
<input type="checkbox"/> Temporary Lighting	<input type="checkbox"/> Trailers
<input type="checkbox"/> Structures over 6' in height	
Will you have electrical needs? <input type="checkbox"/> Yes <input type="checkbox"/> No	Do you propose to use generators? <input type="checkbox"/> Yes <input type="checkbox"/> No
Will you be using flammable material, including fuels and gasses? <input type="checkbox"/> Yes <input type="checkbox"/> No	
Will you be requesting permits for fireworks? <input type="checkbox"/> Yes <input type="checkbox"/> No	
If yes, you must contact the Hildale City Fire Department (435) 847-2400, and the Hildale City Records office (435) 874-2323	

FOOD & MERCHANDISE SALES

SITE MAP MUST BE INCLUDED WITH APPLICATION

Additional fees may apply

Will there be merchandise for sale? <input type="checkbox"/> Yes <input type="checkbox"/> No	Will there be food for sale or complimentary? <input type="checkbox"/> Yes <input type="checkbox"/> No
Describe items that will be for sale:	
Will food items be prepackaged? <input type="checkbox"/> Yes <input type="checkbox"/> No	
Will food items be cooked at the event? <input type="checkbox"/> Yes <input type="checkbox"/> No	
Will food items be prepared off site? <input type="checkbox"/> Yes <input type="checkbox"/> No	
Event coordinator will be required to contact Utah Special Events at 1-800-662-4335 for sales tax information to distribute to vendors. Food vendors must obtain a permit from Utah Public Health (435-986-2584)	
Event Coordinator will provide Hildale City a list of all vendors.	
Will there be beer, wine, and/ or liquor sales during the event? <input type="checkbox"/> Yes <input type="checkbox"/> No	
Will there be alcohol at the event? <input type="checkbox"/> Yes <input type="checkbox"/> No	
If yes, the applicant is required to obtain local consent from the Hildale City Council, a background check through the Utah Bureau of Criminal Identification (801-965-4445), and an On-Premises Alcohol permit through the Utah Department of Alcohol and Beverage Control (801-977-6800). A copy of a Surety Bond in the amount of \$2000.00 with Hildale City listed, must be attached with the local consent application.	

Toilet Facilities:

SOUTHWEST UTAH PUBLIC HEALTH DEPARTMENT may require additional permits/fees to ensure adequate public facilities. (435) 986-2584

SITE PLAN MUST INCLUDE PUBLIC FACILITIES

WASTE MANAGEMENT

SITE MAP MUST BE INCLUDED WITH APPLICATION

Additional fees may apply

Hildale City encourages sustainable efforts in Waste Management. Please indicate on the site map where garbage bins and containers will be. All applications must include a waste management plan that includes pre and post event details. Contact the Arizona Strip Land Fill office for Waste Management information on dumpsters, bins, and roll offs (435) 467-8175

ANIMALS AT EVENT

Will there be animals at the event? <input type="checkbox"/> Yes <input type="checkbox"/> No What type of animals?	If yes, you will be responsible to clean up after them.
---	---

SAFETY & SECURITY

SITE MAP MUST BE INCLUDED WITH APPLICATION

Additional fees may apply

An Operational Plan is required for all events outlining: Security and crowd control specifics, Fire District and Access Information, First Aid & EMT requirements.
Does the event require Law Enforcement services beyond routine periodic patrol? <input type="checkbox"/> Yes <input type="checkbox"/> No
Upon review the Hildale City Police Department may require additional onsite personnel for event approval.

INSURANCE REQUIREMENTS

Hildale City Corporation requires proof of liability insurance in the minimum amount of two million dollars (\$2,000,000.00) and the applicant shall name Hildale City Corporation, 320 East Newel Avenue, PO Box 840490, Hildale Utah 84784 as additionally insured.

AGREEMENT & SIGNATURES

I, the undersigned representative has read the rules and regulations with reference to this application and am duly authorized by the organization to submit the application on its' behalf. The information contained herein, including supporting documentation is complete and accurate. I understand that this application has to go through processing and does NOT guarantee approval.	
Name (Printed)	
Signature	Date:

WAIVER AND RELEASE

Waiver and Release: I, _____ as the applicant, hereby release and discharge Hildale City, its officers, employees, directors, and employees from and against any and all claims, actions and demands arising out of or in connection with participation in or use of City facilities, including, without limitation, any and all claims, cost liabilities, expenses, or judgments, including legal fees, penalties, interest and court costs incurred by Hildale City in defense of same, arising in favor of any party on account of claims, personal injuries, death, or damages to property and all other claims or demands, occurring or in any way incident to, in connection with, or arising directly or indirectly from user's participation in or use of any City facilities.

I hereby release Hildale City, its officers, employees, and agents from any liability, and clearly and unequivocally agree to defend, indemnify, and hold harmless Hildale City, its officers, employees, agents, and servants from any liability arising from activities associated with participation in or use of the Hildale City facilities whether caused by negligence or otherwise. I understand and agree that by signing this waiver I am freeing Hildale City, its employees, officers or agents from any liability resulting from participation in or use of City facilities. I also understand that no employee or agent is authorized to modify this waiver.

I certify that I have read the above authorization and release and I hereby state that I understand the contents, and that I know that in signing it I am signing away any right of claim for damages sustained to any user while participating in or using any City facilities.

I covenant and agree to indemnify, hold harmless and defend City, its agents, and employees from all fines, suits, claims, demands, and actions of any kind, including attorney's fees, by reason of any and all of its operations hereunder and agrees to assume all the risk in the operation of the event and is solely responsible and answerable in damages for any and all accidents or injuries to persons or property associated with the event. I, as the Applicant agree to maintain a comprehensive general liability insurance policy, naming City as an additional insured, satisfactory to City, protecting both Applicant and City against public liability, products liability, and property damage.

My signature acknowledges that I understand and agree to the above conditions, and that I sign this release of my own free will, and I represent and acknowledge that I do so with full authority or right as the Applicant or as a duly empowered agent or representative of said Applicant.

EVENT NAME _____

PRINT NAME _____

SIGNATURE _____

DATE _____

Engineering Department	<input type="checkbox"/> Approved <input type="checkbox"/> Denied	Date:	Signature:	Comment:
Police Department	<input type="checkbox"/> Approved <input type="checkbox"/> Denied	Date:	Signature:	Comment:
Building Department	<input type="checkbox"/> Approved <input type="checkbox"/> Denied	Date:	Signature:	Comment:
Zoning Department	<input type="checkbox"/> Approved <input type="checkbox"/> Denied	Date:	Signature:	Comment:
Southwest Utah Health Department	<input type="checkbox"/> Approved <input type="checkbox"/> Denied	Date:	Signature:	Comment:
Hildale City Fire Department	<input type="checkbox"/> Approved <input type="checkbox"/> Denied	Date:	Signature:	Comment:
Public Works	<input type="checkbox"/> Approved <input type="checkbox"/> Denied	Date:	Signature:	Comment:
Business Licenses	<input type="checkbox"/> Approved <input type="checkbox"/> Denied	Date:	Signature:	Comment:



RESOLUTION HILDALE CITY 2022-11-01

A RESOLUTION OF THE CITY COUNCIL OF HILDALE, UTAH, REVISING HILDALE PUBLIC FACILITY USAGE AND EVENT STANDARDS.

WHEREAS, Hildale City owns and maintains various public facilities for the use and enjoyment of its citizens and guests; and

WHEREAS, Hildale City encourages use of public facilities for events which contribute to the community; and

WHEREAS, Hildale City’s goal is to create a process that assists event planners in keeping the event, facilities, and guests safe as they conduct events through a process including the development of regulations when conducting public events held within the City limits; and

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF HILDALE as follows:

The City Council approves the Hildale City Special Event standards and application.

PASSED AND ADOPTED by the City Council of the City of Hildale (City), Hildale, Utah, November 16, 2022.

Name, Mayor

ATTEST:

Name, City Recorder

Resolution for Special Events Standards and Applications





435-874-2323
435-874-2603
www.hildalecity.com

TEXT AMENDMENT APPLICATION

Fee: \$100

<i>For Office Use Only:</i>	
File No.	_____
Receipt No.	128592514

Name: John Barlow Telephone: 801.824.4232 09/21
 Address: 880 North Hildale Street, Hildale, UT 84784 Fax No. _____
 Agent (If Applicable): N/A Telephone: _____
 Email: johnroybarlow@gmail.com

The proposed text amendment would be to what Chapter and section of the current Land Use or City Code Sec 152-39-4 Necessity Of Plat; Exemption From Plat Requirements

The purpose this change would accomplish Allow for lot splits that make 2 more lots.

If request is to create a new zone applicant shall attach a purpose statement for this new zone as found in Chapter 11 for the existing zones. Purposed uses and standards shall be submitted as found in the appropriate zoning group; Residential, Residential Agricultural, Commercial, Industrial, or Open Space and Public Facility Zones.

Submittal requirements:

- Completed Applications
- Existing Land Use Ordinance or City Code
- Proposed change to Land Use Ordinance or City Code

*Council 10/12
PZ 10/20
Council 11/9*

Note: It is important that all applicable information noted above along with the fee is submitted with the application. An incomplete application will not be scheduled for Planning Commission consideration. Planning Commission meetings are held on the third thursday of each month at 6:30 p.m. The deadline, for application submissions, is 14 days before the scheduled meeting. Once your application is deemed complete, it will be put on the agenda for the next Planning Commission meeting. A deadline missed or an incomplete application could result in a month's delay.

(Office Use Only)

Date Received: _____ Application Complete: YES NO

Date application deemed to be complete: _____ Completion determination made by: _____

Sec 152-39-4 Necessity Of Plat; Exemption From Plat Requirements

All subdivisions shall be required to prepare and receive approval of a preliminary and final plat in accordance with the provisions of this chapter, except as follows:

1. A subdivision creating no more than two one-new lot may be approved by city staff without the necessity of preparing and filing a preliminary plat or final plat if:
 1. Notice is provided by city as required by this chapter.
 2. The proposed subdivision:
 1. Is not traversed by the mapped lines of a proposed street as shown in the general plan and does not require the dedication of any land for street or other public purposes.
 2. Does not impact an existing easement or right of way or, if it does have an impact, evidence is shown that the impact will not impair the use of any such easement or right of way.
 3. Has been approved by the culinary water authority and sanitary sewer authority.
 4. Is located in a zoned area, and conforms to all applicable land use ordinances or has properly received a variance from the requirements of an otherwise conflicting and applicable land use ordinance.
2. A lot or a parcel resulting from a division of agricultural land is exempt from the plat requirements of this chapter if the lot or parcel:
 1. Meets the minimum size requirement of applicable zoning; and
 2. Is not used and will not be used for any nonagricultural purpose.
3. The creation of a lot under subsection A of this section shall not be approved until a plan for providing utilities and other required improvements to the proposed lot has been reviewed and signed by members of the joint utility committee. No building permit will be issued for said lot until the approved improvements are constructed and accepted.
4. The boundaries of each lot or parcel exempted under subsection A or B of this section shall be described by deed and upon approval of city staff, shall be recorded with the county recorder.

From: Harrison Johnson
To: Hildale City Planning & Zoning Commission; Hildale City Mayor
Date: October 7th, 2022
Subject: Text Amendment Staff Report

Applicant Name: John Barlow
Agent: N/A
Application Type: Text Amendment
Date: October 7th, 2022
Prepared by: Harrison Johnson

Summary

This text amendment recommendation was submitted along with two rezone applications that are partially predicated on the passage of this amendment. Staff reviewed this amendment as it was similar to an amendment that was suggested by staff earlier in 2022.

Analysis

The staff's analysis concludes that due the net property tax deficit that increased infill development will aide in providing necessary public services and allow residents to improve their properties while providing essential housing. Staff had previously recommended that Sec 152-39-4 be amended to allow for up to **three** (3) new lots created from just one, bringing the total to four lots, and this application suggests only creating **two** (2) new lots which would create a total of three.

At the time, members of the commission expressed concerns about issues of development including sidewalks and street construction that may arise by allowing property owners to skip the full requirements withing Chapter 39. Staff did not sit idly by, we have one of two possible solutions to this problem:

1. Special Assessment Deed Restrictions: Require property owners who would elect to apply under Sec 152-39-4 to record a restriction which would require them to support a Special Assessment Area designation if one were to come to a vote as per Utah Law. This way, the city could develop entire blocks or neighborhoods at a time when it best suited the residents and when the tax base could theoretically support it.
2. Property Improvement Agreement: Require property owners who would elect to apply under Sec 152-39-4 to agree to improve their property with necessary upgrades at the election of the city council or within an agreed upon time i.e. 10 years.

One of these two solutions may ease the objections that were raised by commission members when this type of change was first introduced.

Recommendation



Staff recommends approval of this application as it satisfies many of the city’s critical goals: need for higher density to increase public services, infill development to increase viability of the existing residential areas, and the opportunity to provide critical housing supply.



☎ 435-874-2323
☎ 435-874-2603
🌐 www.hildalecity.com

ZONE CHANGE APPLICATION

Fee: Same as original plat fee 100.00

For Office Use Only:
File No. _____
Receipt No. 129432316

10/05

Name: John Barlow, UEP Project Manager Telephone: 801.824.4232

Address: 1155 N. Canyon Street #959, Hildale, UT 84784 Fax No. _____

Agent (If Applicable): Paul Wilson, Civil Science Telephone: 801.768.7200 ext 173

Email: john@ueptrust.com

Address/Location of Subject Property: 1025 North Canyon Street

Tax ID of Subject Property: HD-SHCR-10-8 Existing Zone District: RA-1

Proposed Zoning District and reason for the request (Describe, use extra sheet if necessary)
R1-8

Purpose of rezone application is to split the lot into three seperate lots.

Submittal Requirements: The zone change application shall provide the following:

- a. The name and address of every person or company the applicant represents;
- b. An accurate property map showing the existing and proposed zoning classifications;
- c. All abutting properties showing present zoning classifications;
- d. An accurate legal description of the property to be rezoned;
- e. Stamped envelopes with the names and addresses of all property owners within 250 feet of the boundaries of the property proposed for rezoning.
- f. Warranty deed or preliminary title report or other document (see attached Affidavit) showing evidence that the applicant has control of the property

Note: It is important that all applicable information noted above along with the fee is submitted with the application. An incomplete application will not be scheduled for Planning Commission consideration. Planning Commission meetings are held on the third Monday of each month at 6:30 p.m. The deadline date to submit the application is 10 business days prior to the scheduled meeting. Once your application is deemed complete, it will be put on the agenda for the next Planning Commission meeting. A deadline missed or an incomplete application could result in a month's delay.

(Office Use Only)

Date Received: _____ Application Complete: YES NO

Date application deemed to be complete: _____ Completion determination made by: _____

**AFFIDAVIT
PROPERTY OWNER**

STATE OF UTAH)

COUNTY OF Washington

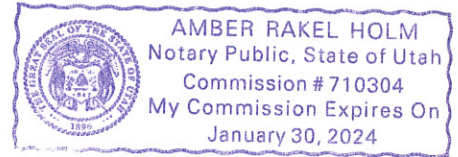
I (we), Jeff Barlow (VEP TRUST), being duly sworn, depose and say that I (we) am (are) the owner(s) of the property identified in the attached application and that the statements herein contained and the information provided identified in the attached plans and other exhibits are in all respects true and correct to the best of my (our) knowledge. I (we) also acknowledge that I have received written instructions regarding the process for which I am applying, and the Hildale City Planning staff have indicated they are available to assist me in making this application.

X Jeff Barlow EXEC. DIR.
(Property Owner)

N/A
(Property Owner)

Subscribed and sworn to me this 14th day of June 2022

Amber Rakel Holm
(Notary Public)



Residing in: Washington, Utah
County

My Commission Expires: 1-30-2024

Agent Authorization

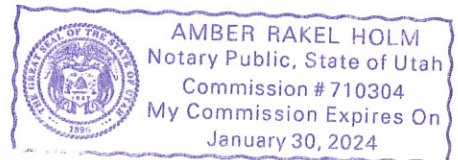
I (we), Jeff Barlow (VEP TRUST), the owner(s) of the real property described in the attached application, do authorize as my (our) agent(s) John Barlow to represent me (us) regarding the attached application and to appear on my (our) behalf before any administrative or legislative body in the City considering this application and to act in all respects as our agent in matters pertaining to the attached application.

X Jeff Barlow EXEC. DIR.
(Property Owner)

N/A
(Property Owner)

Subscribed and sworn to me this 14th day of June 2022

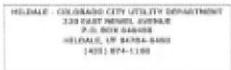
Amber Rakel Holm
(Notary Public)



Residing in: Washington, Utah
County

My Commission Expires: 1-30-2024

Item 14.



Hildale City
320 E.Newel Ave
Hildale, UT 84784
(435) 874-1160
ar@hildalecity.com

XBP Confirmation Number: 129432326

▶ Transaction detail for payment to Hildale City.		Date: 10/05/2022 - 2:27:27 PM MT	
Transaction Number: 183155327PT VisaXXXX-XXXX-XXXX-0312 Status: Successful			
Account #	Item	Quantity	Item Amount
Zone Change App	Land Use	1	\$100.00

TOTAL: \$100.00

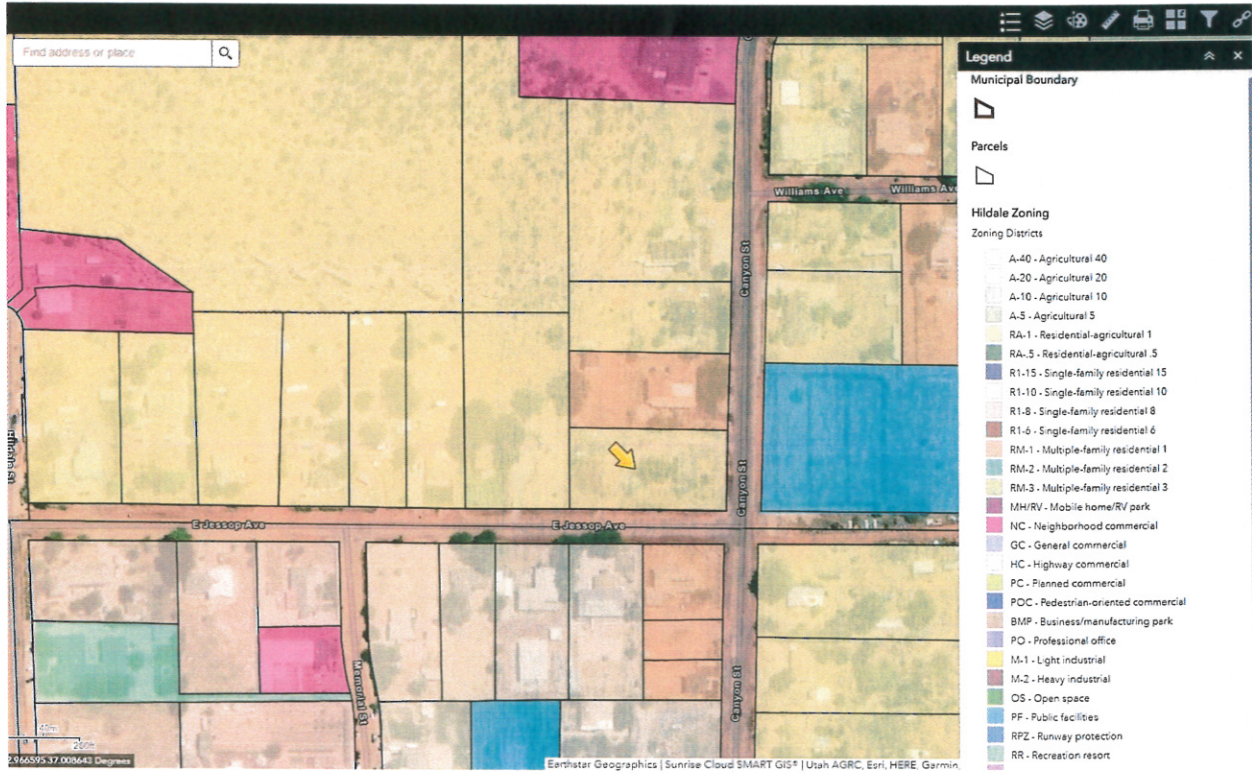
Billing Information
JOHN R BARLOW
1155 N CANYON ST
HILDALE, ST 84784

Transaction taken by: Admin AChatwin

TAX_ID	FIELDS	FIELD6	FIELD7	FIELD8	FIELD9	FIELD10
HD-SHCR-10-10	LAYTON MARTHA, LAYTON RODNEY	1065 N CANYON ST		HILDALE	UT	84784
HD-SHCR-9-19	JOHNSON CHARLES S	PO BOX 840846		HILDALE	UT	84784-0846
HD-SHCR-10-6	BARLOW CALEB	PO BOX 1885		HILDALE	UT	84784
HD-SHCR-10-A	SHORT CREEK OUTDOORS	570 N COLVIN ST	PO BOX 2742	COLORADO CITY	AZ	86021
HD-9	BARLOW JEFF J	PO BOX 843100		COLORADO CITY	AZ	86021-3100
HD-SHCR-9-10	CASTAGNA TROY J	PO BOX 841670		HILDALE	UT	84784-1670
HD-SHCR-9-11	JESSOP GLADE REX SR	455 E JESSOP AVE	PO BOX 3402	HILDALE	UT	84784
HD-SHCR-10-8	UNITED EFFORT PLAN	PO BOX 959		HILDALE	UT	84784
HD-SHCR-9-13-A	UNITED EFFORT PLAN	PO BOX 959		HILDALE	UT	84784
HD-SHCR-9-13-B	RED DIRT DEVELOPEMENT LLC	250 N RED CLIFFS DR	STE 9B # 370	SAINT GEORGE	UT	84790
HD-SHCR-9-12	UNITED EFFORT PLAN	PO BOX 959		HILDALE	UT	84784
HD-SHCR-9-18	JOHNSON RAYO SPENCER, JOHNSON LOIS BIP	PO BOX 840185		HILDALE	UT	84784-0185
HD-SHCR-10-9	GEMSTONE PROPERTIES INC	2608 W 510 N		HURRICANE	UT	84737
HD-SHCR-10-7	COOKE ROBIN E	PO BOX 840156		HILDALE	UT	84784-0156
HD-SHCR-10-21	SWEETROCK VENTURES LLC	34 W 810 S		HURRICANE	UT	84737

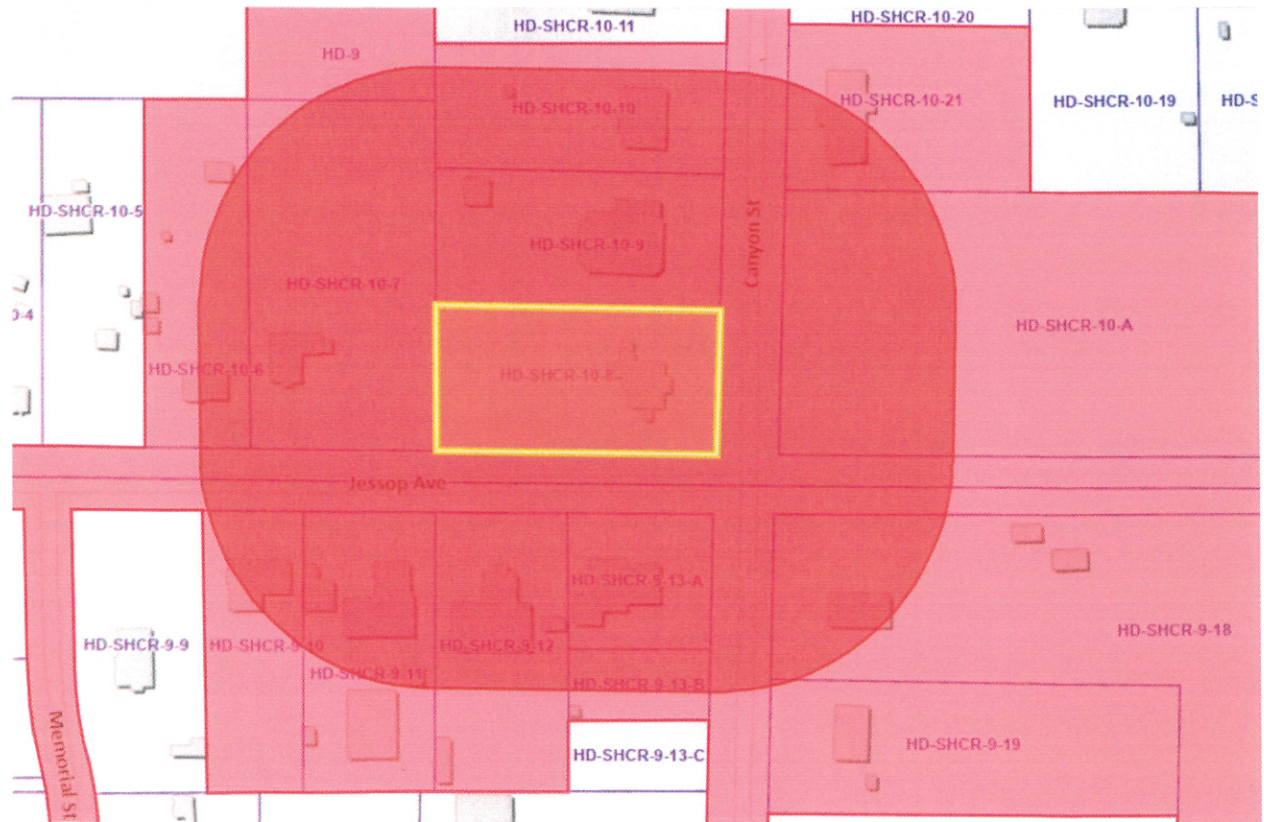
Property Map Showing Existing Use Classifications

Property: HD-SHCR-10-8



Map of Properties within 300 Feet:

Property: HD-SHCR-10-8



 [Printer friendly view](#)

Query: AccountNumID = 0928611

Showing 1 result on 1 page

Account#	Summary
0928611	Parcel #: HD-SHCR-10-8 Situs: 1025 N CANYON ST HILDALE 847840000 Acres: 1.04 Version: 05/18/2022 01:10:21-663 AM to: MAX Owner: UNITED EFFORT PLAN Legal Subdivision: SHORT CREEK 10 AMD (HD) Lot: 8

From: Harrison Johnson
 To: Hildale City Planning & Zoning Commission; Hildale City Mayor
 Date: October 7th, 2022
 Subject: Zone Change request

Applicant Name: United Effort Plan Trust
Agent: Paul Wilson, John Barlow
Application Type: Zone Change request
Project Address: 1025 N Canyon Street
Current Zoning: RA-1
Requested Zoning: R1-8
Date: October 7th, 2022
Prepared by: Harrison Johnson

Summary of Application

The Applicant is requesting approval of a Zone Change.

Request 1:

Amend the zoning map to re-zone Parcel HD-SHCR-10-8, commonly addressed as 740 N Uzona, Hildale, Utah from the current Residential Agriculture Zone (RA-1) to Single-family residential 8 R1-8. Should the zone change be approved, the applicant intends to submit an application for a subdivision on the same parcel.

Background

Below is a summary of actions taken in relation to this zone change application:

- The applicant submitted the application on October 5th, 2022 to the Hildale City offices and paid the fee of \$100.
- The applicant provided addressed, stamped envelopes for all property owners within the required boundary of the subject property.
- City staff prepared a Rezone Letter for Neighboring Properties and mailed the letters within the required notice time.
- The Public Hearing for this zone change request was noticed, as required.

General Plan and Zoning

The property is bounded on the North by HD-SHCR-10-8 On the East by Canyon Street; On the South by Jessop Ave; and on the West by HD-SHCR-10-7; Surrounding properties are zoned RA-1, Open Space, Residential Multi-family and RA-.5.

Analysis

The zone change request complies with required standards for approval, as identified in Hildale Planning and Zoning ordinance, section 152-13-3 Uses allowed; and Sec 152-13-4 Development Standards In Residential Zones, as follows:

Sec 152-13-3 Uses Allowed

1. Permitted And Conditional Uses:

Permitted and conditional uses allowed within residential zones shall be as set forth in table 152-13-1 of this section. Permitted and conditional uses are indicated by a "P" or "C", respectively, in the appropriate column. Uses not permitted are indicated by "N". Any use not shown on table 152-13-1 of this section shall be prohibited unless the zoning administrator determines the use is substantially the same as a permitted or conditional use as provided in subsection 152-7-18E4 of this chapter.

TABLE 152-13-1 PERMITTED AND CONDITIONAL USES ALLOWED IN RESIDENTIAL ZONES

PERMITTED AND CONDITIONAL USES ALLOWED IN RESIDENTIAL ZONES							
	Zones						
	R1-15	R1-10	R1-8	RM-1	RM-2	RM-3	MH/RV
Agricultural uses:							
Accessory building	P	P	P	P	P	P	P
Agricultural business	N	N	N	N	N	N	N

Agricultural industry	N	N	N	N	N	N	N
Agriculture	N	N	N	N	N	N	N
Agriculture residential	P	P	P	P	P	P	P
Animal specialties	P	P	N	N	N	N	N
Animals and fowl for recreation and family food production	P ³ /C	P ³ /C	P ³	N	N	N	N
Stable, private	N	N	N	N	N	N	N
Residential uses:							
Assisted living facility	C	C	C	N	N	N	N
Boarding house	N	N	N	N	N	N	N
Building, accessory	P	P	P	P	P	P	P
Dwelling, earth sheltered	P	P	P	P	P	P	N
Dwelling, multiple-family	N	N	N	P	P	P	N
Dwelling, single-family	P	P	P	P	P	P	P
Dwelling, single-family with accessory dwelling unit	P	P	P	N	N	N	N
Dwelling, temporary	P	P	P	P	P	P	P
Dwelling, two-family	N	N	N	P	P	P	N
Guesthouse or casita with direct access to main dwelling unit	P	P	P	N	N	N	N
Guesthouse or casita without direct access to main dwelling unit	C	C	C	N	N	N	N
Manufactured home	P	P	P	N	N	N	P
Manufactured/mobile home park	N	N	N	N	N	N	P
Manufactured/mobile home subdivision	N	N	N	N	N	N	P
Protective housing facility	N	N	N	N	N	N	N
Rehabilitation/treatment facility	N	N	N	N	N	N	N
Residential facility for elderly persons ¹	P	P	P	P	P	P	P
Residential facility for persons with a disability ¹	P	P	P	P	P	P	P
Residential facility for troubled youth	N	N	N	N	N	N	N
Short term rental ⁴	P	P	P	N	N	N	N
Transitional housing facility	N	N	N	N	N	N	N
Public and civic uses:							
Airport	N	N	N	N	N	N	N
Auditorium or stadium	N	N	N	N	N	N	N
Bus terminal	N	N	N	N	N	N	N
Cemetery	P	P	P	P	P	P	P
Church or place of worship	P	P	P	P	P	P	P
Club or service organization	N	N	N	N	N	N	N
College or university	N	N	N	N	N	N	N
Convalescent care facility	N	N	N	N	N	N	N
Correctional facility	N	N	N	N	N	N	N
Cultural service	N	N	N	N	N	N	N

Golf course	P	P	P	P	P	P	P
Government service	N	N	N	N	N	N	N
Hospital	N	N	N	N	N	N	N
Operations center	N	N	N	N	N	N	N
Park	P	P	P	P	P	P	P
Post office	N	N	N	N	N	N	N
Protective service	P	P	P	P	P	P	P
Reception center	N	N	N	N	N	N	N
School, elementary, middle, high or private	P	P	P	P	P	P	P
School, vocational	N	N	N	N	N	N	N
Stable, public	N	N	N	N	N	N	N
Utility, major	N	N	N	N	N	N	N
Utility, minor	P	P	P	P	P	P	P
Commercial uses:							
Agricultural sales and service	N	N	N	N	N	N	N
Animal hospital	N	N	N	N	N	N	N
Bail bond service	N	N	N	N	N	N	N
Bank or financial institution	N	N	N	N	N	N	N
Bed and breakfast, home (Less than or Equal to 2; Owner Occupied)	C	C	C	N	N	N	C
Bed and breakfast inn (Between 3 and 10)	C	C	C	N	N	N	C
Business equipment rental, services, and supplies	N	N	N	N	N	N	N
Camping Hosting Facility	N	N	N	N	N	N	N
Car wash	N	N	N	N	N	N	N
Club, private	N	N	N	N	N	N	N
Construction sales and service	N	N	N	N	N	N	N
Convenience store	N	N	N	N	N	N	N
Family child daycare facility ²	P	P	P	P	P	P	P
Licensed family child care ²	C	C	C	C	C	C	C
Residential certificate child care ²	P	P	P	P	P	P	P
Child care center	N	N	N	N	N	N	N
Funeral home	N	N	N	N	N	N	N
Garden center	N	N	N	N	N	N	N
Gas and fuel, storage and sales	N	N	N	N	N	N	N
Gasoline service station	N	N	N	N	N	N	N
Hostel	N	N	N	N	N	N	N
Hotel	N	N	N	N	N	N	N
Kennel, commercial	N	N	N	N	N	N	N
Kennel, residential	P	P	P	P	P	P	P

Laundry or dry cleaning, limited	N	N	N	N	N	N	N
Liquor store	N	N	N	N	N	N	N
Media service	N	N	N	N	N	N	N
Medical or dental laboratory	N	N	N	N	N	N	N
Medical service	N	N	N	N	N	N	N
Motel	N	N	N	N	N	N	N
Office, general	N	N	N	N	N	N	N
Off Road Recreational Vehicle Rental	C	C	C	N	N	N	N
Parking garage, public	N	N	N	N	N	N	N
Parking lot, public	N	N	N	N	N	N	N
Pawnshop	N	N	N	N	N	N	N
Personal care service, home based ²	P	P	P	P	P	P	P
Personal instruction service, home based ²	P	P	P	P	P	P	P
Printing and copying, limited	N	N	N	N	N	N	N
Printing, general	N	N	N	N	N	N	N
Produce stand	N	N	N	N	N	N	N
Recreation and entertainment, indoor	N	N	N	N	N	N	N
Recreation and entertainment, outdoor	N	N	N	N	N	N	N
Recreational vehicle park	N	N	N	N	N	N	P
Repair service	N	N	N	N	N	N	N
Research service	N	N	N	N	N	N	N
Residential hosting facility	P	P	P	N	N	N	N
Restaurant, fast food	N	N	N	N	N	N	N
Restaurant, general	N	N	N	N	N	N	N
Retail, general	N	N	N	N	N	N	N
Secondhand store	N	N	N	N	N	N	N
Shopping center	N	N	N	N	N	N	N
Tattoo establishment	N	N	N	N	N	N	N
Tavern	N	N	N	N	N	N	N
Temporary trailer	P	P	P	P	P	P	P
Transportation service	N	N	N	N	N	N	N
Vehicle and equipment rental or sale	N	N	N	N	N	N	N
Vehicle and equipment repair, general	N	N	N	N	N	N	N
Vehicle repair, limited	N	N	N	N	N	N	N
Veterinary service	N	N	N	N	N	N	N
Warehouse, self-service storage	N	N	N	N	N	N	N
Wireless telecommunication facility	See section 10-50-5, table 10-50-1 of this title						
Industrial uses:							
Automobile wrecking yard	N	N	N	N	N	N	N

Freight terminal	N	N	N	N	N	N	N
Heavy industry	N	N	N	N	N	N	N
Junk or salvage yard	N	N	N	N	N	N	N
Laundry services	N	N	N	N	N	N	N
Manufacturing, general	N	N	N	N	N	N	N
Manufacturing, limited	N	N	N	N	N	N	N
Mineral extraction	N	N	N	N	N	N	N
Wholesale and warehousing, general	N	N	N	N	N	N	N
Wholesale and warehousing, limited	N	N	N	N	N	N	N

2. Notes:

1. See chapter 46 of this chapter.
2. See chapter 42 of this chapter.
3. See section 152-37-15 of this chapter for permitted animals and fowl.
4. See licensing and operations requirements in title 11 of this code.

3. Accessory Uses:

Permitted and conditional uses set forth in table 152-13-1 of this section shall be deemed to include accessory uses and activities that are necessarily and customarily associated with and incidental and subordinate to such uses.

1. Accessory uses shall be subject to the same regulations that apply to permitted and conditional uses in the same zone except as otherwise expressly provided in this chapter.
2. No accessory use, building, or structure shall be allowed on a lot unless a permitted or conditional use has been established.
3. Accessory uses in residential zones shall include, but not be limited to, the following: Garage sales, subject to applicable standards of chapter 48, "Temporary Uses", of this chapter. Garages and off street parking areas, subject to applicable standards of chapter 34, "Off Street Parking And Loading", of this chapter. Hobby activities when conducted by an occupant of the premises solely for personal enjoyment, amusement, or recreation and which does not conflict with any other city ordinance. Home based businesses, subject to applicable standards of chapter 42, "Home Based Businesses", of this chapter. Household pets. Nurseries and greenhouses, when used for family food production. Playhouses, patios, porches, gazebos, and incidental storage buildings. Swimming pools and hot tubs for use by residents and their guests.
- 4.

Sec 152-13-4 Development Standards In Residential Zones

Development standards within residential zones shall be as set forth in table 152-13-2 of this section.

TABLE 152-13-2

DEVELOPMENT STANDARDS IN RESIDENTIAL ZONES							
	Zones						
Development Standard	R1-25	R1-15	R1-10	R1-8	RM-1	RM-2	RM-3
Lot standards:							
Average lot area ²	15,000 sq. ft.	15,000 sq. ft.	10,000 sq. ft.	8,000 sq. ft.	n/a	n/a	n/a
Minimum lot area or acreage	12,000 sq. ft.	12,000 sq. ft.	8,000 sq. ft.	6,400 sq. ft.	10,000 sq. ft.	1 acre	1 acre
Minimum lot width and/or project frontage	89 ft.	90 ft.	80 ft.	70 ft.	80 ft. project	100 ft. project	200 ft. project
					30 ft. unit	30 ft. unit	30 ft. unit
/	n/a	n/a	n/a	n/a	6 units/lots	10 units/lots	15 units/lots
Building standards:							
Maximum height, main building ³	34 ft.	35 ft.	35 ft.	35 ft.	35 ft.	35 ft.	35 ft.
Maximum height, accessory building ⁴	19 ft.	20 ft.	20 ft.	20 ft.	20 ft.	20 ft.	20 ft.
Maximum size, accessory building	1,200 sq. ft.	1,200 sq. ft.	1,200 sq. ft.	500 sq. ft.	1,000 sq. ft.	1,000 sq. ft.	500 sq. ft.
Building coverage: See subsection 10-37-12l of this title	50% of lot	50% of lot	50% of lot	50% of lot	50% of lot	50% of lot	50% of lot

Distance between buildings	No requirement	No requirement	No requirement	No requirement	20 ft.	20 ft.	20 ft.
Setback standards - front yard:							
Any building ⁵	24 ft.	25 ft.	25 ft.	25 ft.	25 ft.	25 ft.	25 ft.
Setback standards - rear yard:							
Main building	19 ft.	20 ft.	20 ft.	10 ft.	10 ft.	10 ft.	10 ft.
Accessory building, including private garage ⁶	19 ft.	20 ft.	20 ft.	10 ft.	10 ft.	10 ft.	10 ft.
Setback standards - interior side yard:							
Main building	9 ft.	10 ft.	10 ft.	10 ft.	10 ft.	10 ft.	10 ft.
Accessory building, including private garage	See note 6	See note 6	See note 6	See note 6	See note 6	See note 6	See note 6
Setback standards - street side yard:							
Main building ⁷	19 ft.	20 ft.	20 ft.	20 ft.	20 ft.	20 ft.	20 ft.
Accessory building	See note 6	See note 6	See note 6	See note 6	See note 6	See note 6	See note 6

Notes:

- Duplex only permitted on first 10,000 square feet. Any additional units must meet density per acre standards.
- "Average size" means the total acreage devoted to lots divided by the number of lots. Net density definition shall apply.
- Except as otherwise permitted by subsection 152-13-7C of this chapter.
- Except as otherwise permitted by subsection 152-13-7B of this chapter.
- Except as modified by the provisions of subsection 152-37-12F, "Setback Measurement", of this chapter.
- If located at least 10 feet from main building, 2 feet from the dripline of the roof. Otherwise, same as for main building.
- When this side setback is required, rear setback may be reduced to 10 feet.

Sec 152-13-5 Regulations Of General Applicability

The use and development of real property in residential zones shall conform to regulations of general applicability as set forth in the following chapters of this chapter:

- Design and compatibility standards:
See chapter 33 of this title.
- Landscaping and screening:
See chapter 32 of this title.
- Motor vehicle access:
See chapter 35 of this title.
- Natural resource inventory:
See chapter 31 of this title.
- Off street parking:
See chapter 34 of this title.
- Signs:
See chapter 36 of this title.
- Supplementary development standards:
See chapter 37 of this title.

Sec 152-13-6 Regulations For Specific Uses

To the extent that use and development of real property includes any matter encompassed by a regulation for a specific use as set forth in Article VI of this chapter, such regulation shall apply in addition to the requirements of this chapter and shall prevail over any conflicting provision of this chapter.

Sec 152-13-7 Special Regulations

- Animals:
Within R1, RM, and MH/RV zones, where permitted by the zone, the keeping of animals shall normally be simultaneous with occupied residential use.
- Larger Accessory Buildings:
Notwithstanding the maximum building size limitation shown on table 152-13-2 in section 152-13-4 of this chapter, the maximum size of an accessory building may be increased pursuant to a conditional use permit.
- Increased Height:
Notwithstanding the height limitations shown on table 152-13-2 in section 152-13-4 of this chapter a greater building height may be allowed in residential zones pursuant to a conditional use permit.

4. Visual Barriers:

Fencing or other method of providing privacy and a visual barrier to adjacent property shall be constructed around the perimeter of a multiple-family development.

1. The height of such barrier shall be at least six feet (6').
2. The barrier material and location shall be identified on an approved site plan.

5. Open Space:

In multiple-family residential zones, common open space should equal or exceed the ground floor area of all buildings on site. Projects greater than one story should provide common open space equivalent to the ground floor area plus fifty percent (50%) of all additional floor area.

Recommendation

Staff recommends approval of the zone change request as it is consistent with Hildale City' General Plan.

Sample Motions – ZONING CHANGE

1. I move to recommend approval of the zoning map amendment requested for Parcel HD-SHCR-10-8, commonly addressed as 1025 N Canyon Street Hildale, Utah from the current Residential Agriculture Zone (RA-1) to Single-family residential 8 R1-8

Attachments

- a. Zone Change Application
 - a. Warranty Deed
 - b. Affidavit
 - c. Check
 - d. Zoning Map
- b. Washington County Property Report for parcel HD-SHCR-2-26
- c. Draft copy Rezone Letter for Neighboring Properties
- d. Public Hearing Notice



☎ 435-874-2323
☎ 435-874-2603
🌐 www.hildalecity.com

ZONE CHANGE APPLICATION

Fee: Same as original plat fee

<i>For Office Use Only:</i>	
File No.	_____
Receipt No.	<u>129432419</u>

100.00
10/05

Name: John Barlow Telephone: 801.824.4232

Address: 725 North Willow PO BOX 2742, Hildale, UT, 84784 Fax No. _____

Agent (If Applicable): Paul Wilson, Civil Science Telephone: 801.768.7200 ext 173

Email: johnroybarlow@gmail.com

Address/Location of Subject Property: 740 West Uzona Avenue, Hildale, Utah 84784

Tax ID of Subject Property: HD-SHCR-2-26 Existing Zone District: RA-1

Proposed Zoning District and reason for the request (Describe, use extra sheet if necessary)
R1-8

Purpose of rezone application is to split the lot into three seperate lots.

Submittal Requirements: The zone change application shall provide the following:

- a. The name and address of every person or company the applicant represents;
- b. An accurate property map showing the existing and proposed zoning classifications;
- c. All abutting properties showing present zoning classifications;
- d. An accurate legal description of the property to be rezoned;
- e. Stamped envelopes with the names and addresses of all property owners within 250 feet of the boundaries of the property proposed for rezoning.
- f. Warranty deed or preliminary title report or other document (see attached Affidavit) showing evidence that the applicant has control of the property

Note: It is important that all applicable information noted above along with the fee is submitted with the application. An incomplete application will not be scheduled for Planning Commission consideration. Planning Commission meetings are held on the third Monday of each month at 6:30 p.m. The deadline date to submit the application is 10 business days prior to the scheduled meeting. Once your application is deemed complete, it will be put on the agenda for the next Planning Commission meeting. A deadline missed or an incomplete application could result in a month's delay.

(Office Use Only)

Date Received: _____ Application Complete: YES NO

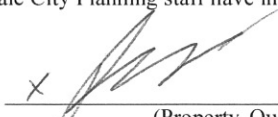
Date application deemed to be complete: _____ Completion determination made by: _____

**AFFIDAVIT
PROPERTY OWNER**

STATE OF UTAH)

COUNTY OF Washington

I (we), Richard Lee Barlow, being duly sworn, depose and say that I (we) am (are) the owner(s) of the property identified in the attached application and that the statements herein contained and the information provided identified in the attached plans and other exhibits are in all respects true and correct to the best of my (our) knowledge. I (we) also acknowledge that I have received written instructions regarding the process for which I am applying, and the Hildale City Planning staff have indicated they are available to assist me in making this application.

X 

(Property Owner)

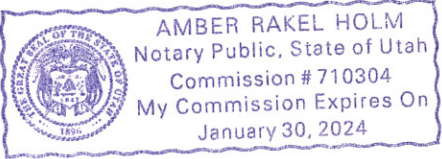
N/A

(Property Owner)

Subscribed and sworn to me this 16 day of June 2022

Amber Rakel Holm

(Notary Public)

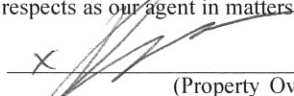


Residing in: Washington County, Utah

My Commission Expires: 1-30-2024

Agent Authorization

I (we), Richard Lee Barlow, the owner(s) of the real property described in the attached application, do authorize as my (our) agent(s) John Barlow to represent me (us) regarding the attached application and to appear on my (our) behalf before any administrative or legislative body in the City considering this application and to act in all respects as our agent in matters pertaining to the attached application.

X 

(Property Owner)

N/A

(Property Owner)

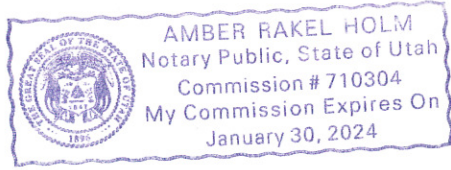
Subscribed and sworn to me this 16 day of June 2022

Amber Rakel Holm

(Notary Public)

Residing in: Washington County, Utah

My Commission Expires: 1-30-2024



Item 15.



Hildale City
320 E.Newel Ave
Hildale, UT 84784
(435) 874-1160
ar@hildalecity.com

XBP Confirmation Number: 129432419

▶ Transaction detail for payment to Hildale City.		Date: 10/05/2022 - 2:29:15 PM MT	
Transaction Number: 183155444PT VisaXXXX-XXXX-XXXX-0312 Status: Successful			
Account #	Item	Quantity	Item Amount
ZONE CHANGE APP	Land Use	1	\$100.00

TOTAL: \$100.00

Billing Information
JOHN R BARLOW
725 N WILLOW ST
HILDALE, UT 84784

Transaction taken by: Admin AChatwin

LEGEND

- EASEMENT LINE (SEE NOTES)
- P --- EXISTING POWER
- P --- PROPOSED POWER
- S --- EXISTING SEWER
- S --- PROPOSED SEWER
- W --- EXISTING WATER
- W --- PROPOSED WATER
- W --- PROPOSED 3/4" WATER LATERAL
- W --- FIRE HYDRANT
- W --- WATER GATE VALVE
- X --- EXISTING FENCE
- G --- EXISTING NATURAL GAS
- G --- PROPOSED NATURAL GAS
- (W) EXISTING WATER METER
- (W) PROPOSED WATER METER
- (G) EXISTING GAS METER
- (G) PROPOSED GAS METER
- (S) EXISTING SEWER MANHOLE
- (S) PROPOSED SEWER MANHOLE

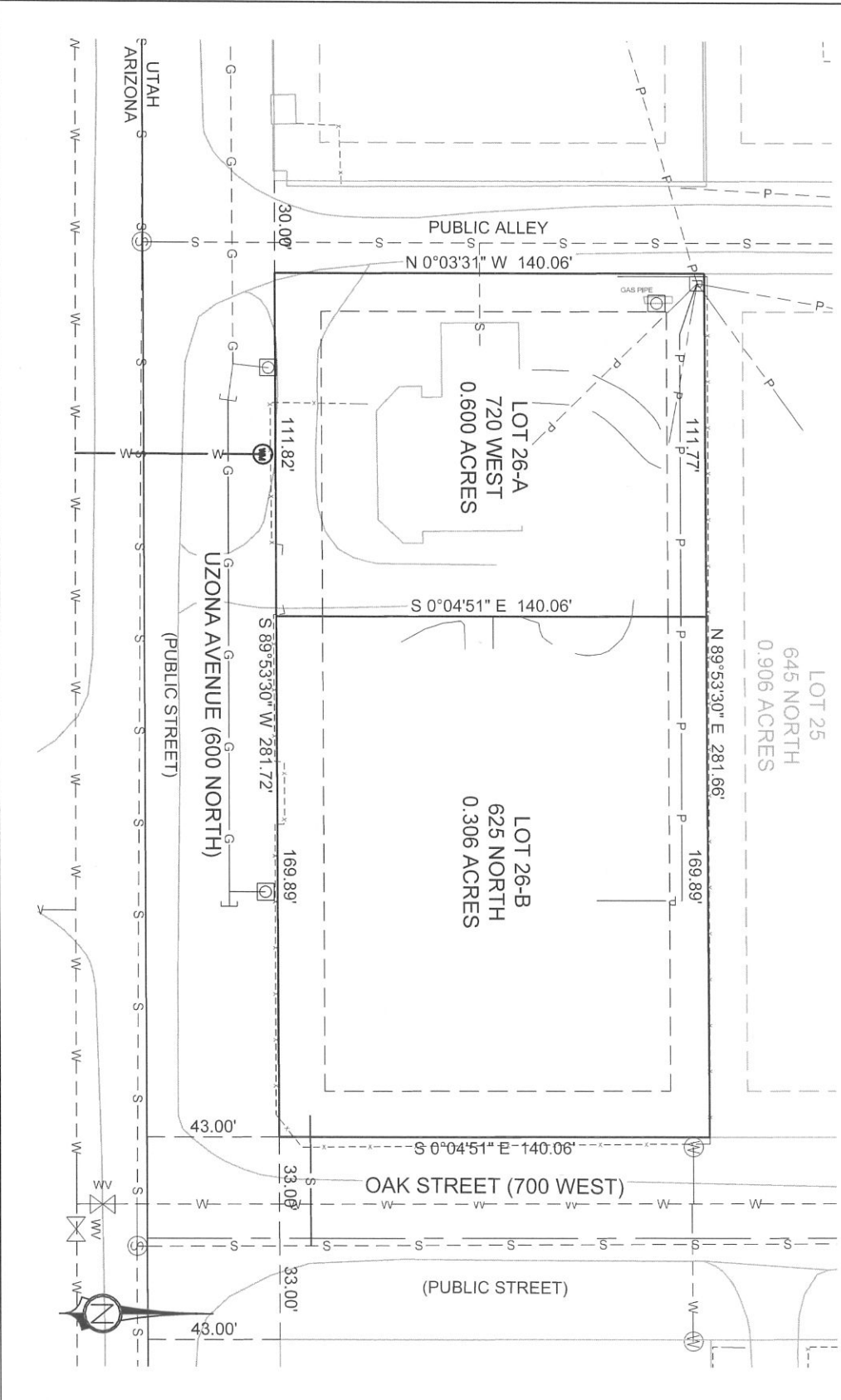


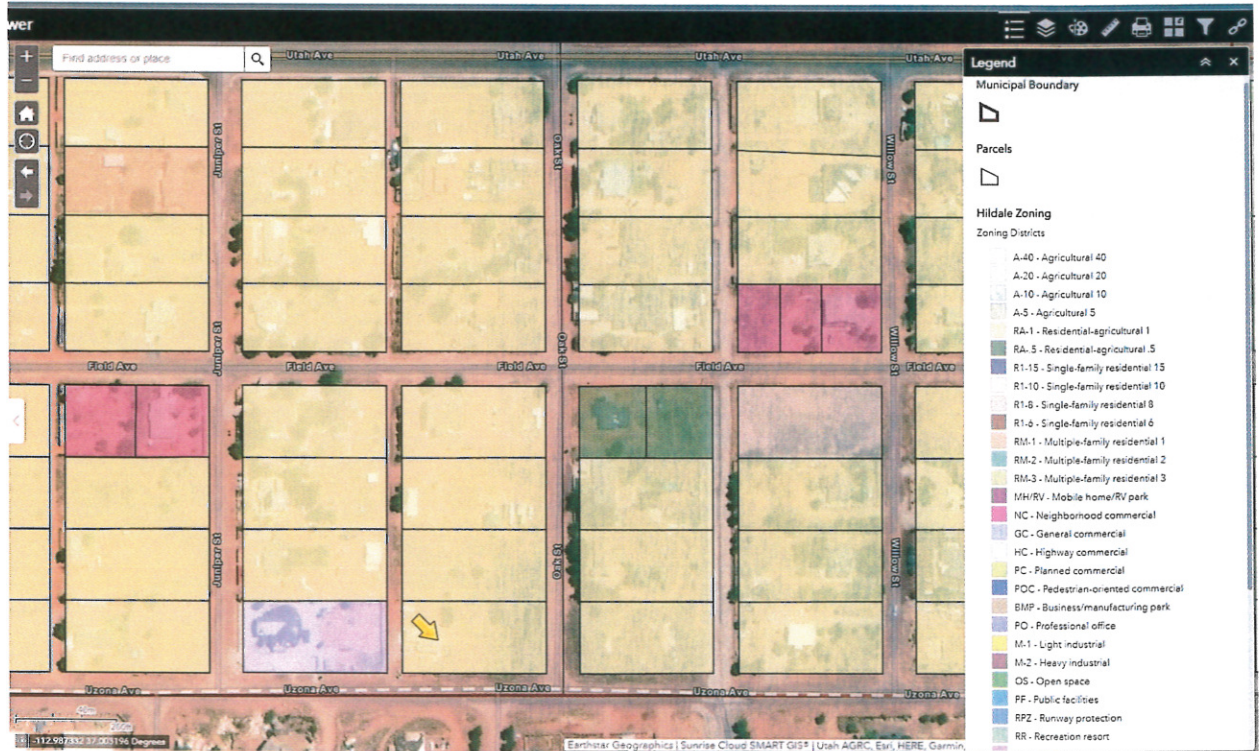
EXHIBIT B
 LOT 26 PROPOSED UTILITIES

FF22223.002

1453 S. DIXIE DRIVE, SUITE 150
 ST. GEORGE, UT 84770
 435.986.0100

Zoning Map

Property: HD-SHCR-2-26



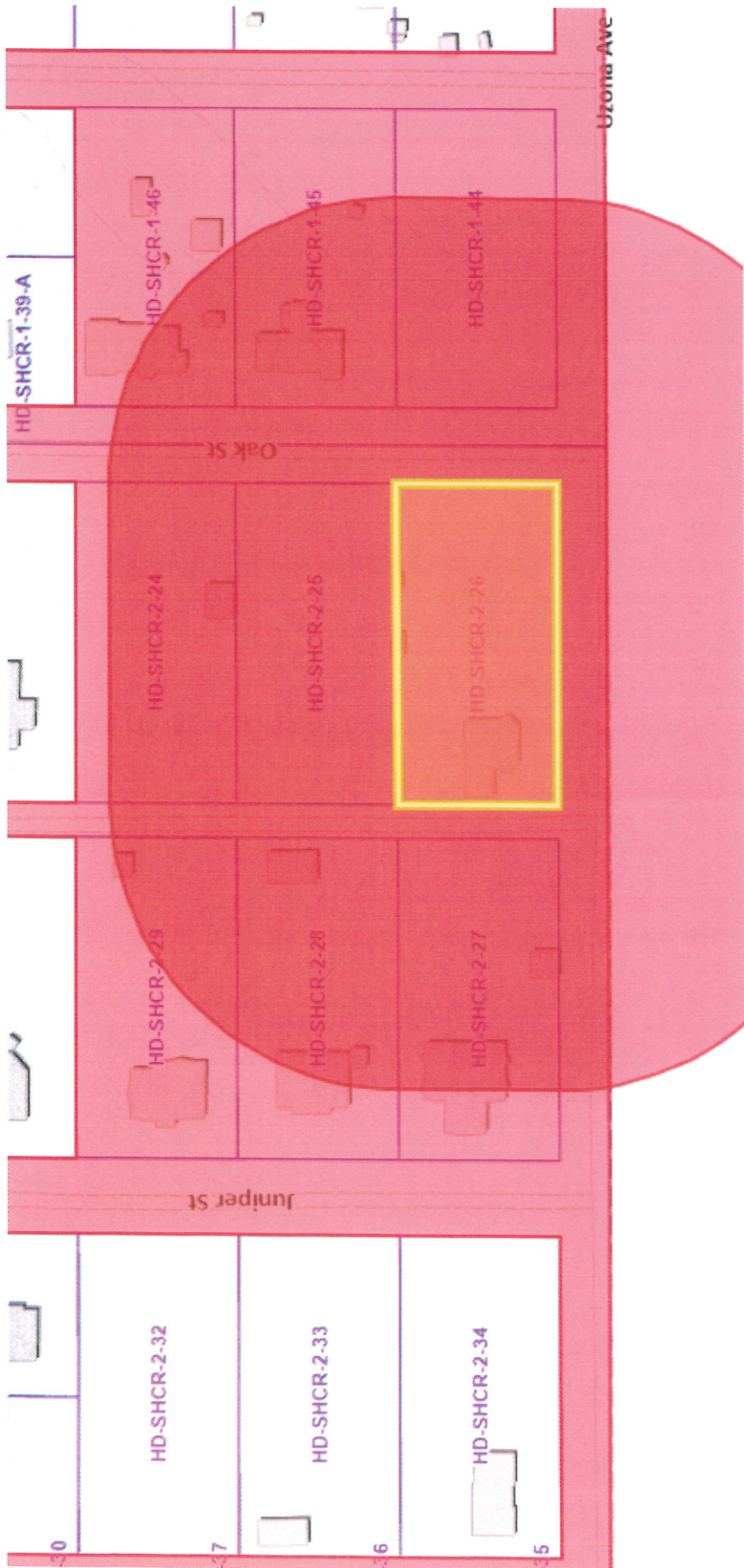


Query: AccountNumID = 0927795

Showing 1 result on 1 page

Account# Summary

0927795	Parcel # HD-SHCR-2-26	Owner: BARLOW RICHARD LEE
	Situs: 740 W UZOMA AVE HILDALE 847840000	Legal Subdivision: SHORT CREEK 2 (HD) Lot: 26
	Acres: 0.91	
	Version: 09/16/2021 04:17:13-915 PM to: MAX	



TAX_ID	FIELD5	FIELD6	FIELD7	FIELD8	FIELD9	FIELD10
HD-SHCR-1-44	JESSOP JASPER	PO BOX 971		BONNERS FERRY	CA	83805-0971
HD-SHCR-2-24	WILLIAMS DAVID L	PO BOX 6		COLORADO CITY	UT	86021-0006
HD-SHCR-2-27	FISCHER SHEM	620 N JUNIPER ST	PO BOX 841919	HILDALE	UT	84784-1919
HD-SHCR-1-45	GRISWOLD CHRISTOPHER RUSSELL	25172 VIA LAS LOMAS		MURRIETA	CA	92562
HD-SHCR-2-25	JNJ RESOURCES LLC	PO BOX 840425		HILDALE	UT	84784-0425
HD-SHCR-1-46	UNITED EFFORT PLAN	PO BOX 959		HILDALE	UT	84784
HD-SHCR-2-26	BARLOW RICHARD LEE	PO BOX 841518		HILDALE	UT	84787-1518
HD-SHCR-2-29	BARLOW CALEB D, BARLOW NATHANIEL G	PO BOX 843376		HILDALE	UT	84784
HD-SHCR-2-28	CHATWIN RAY & TONI B	PO BOX 841464		HILDALE	UT	84784-1464

TAX_ID	FIELD5	FIELD6	FIELD7	FIELD8	FIELD9	FIELD10
HD-SHCR-1-44	JESSOP JASPER	PO BOX 971		BONNERS FERRY	CA	83805-0971
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HD-SHCR-1-45	GRISWOLD CHRISTOPHER RUSSELL	25172 VIA LAS LOMAS		MURRIETA	CA	92562
HD-SHCR-2-25	JNJ RESOURCES LLC	PO BOX 840425		HILDALE	UT	84784-0425
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HD-SHCR-2-26	BARLOW RICHARD LEE	PO BOX 841518		HILDALE	UT	84787-1518
HD-SHCR-2-29	BARLOW CALEB D, BARLOW NATHANIEL G	PO BOX 843376		HILDALE	UT	84784
HD-SHCR-2-28	CHATWIN RAY & TONI B	PO BOX 841464		HILDALE	UT	84784-1464

From: Harrison Johnson
 To: Hildale City Planning & Zoning Commission; Hildale City Mayor
 Date: October 7th, 2022
 Subject: Zone Change request

Applicant Name: John Barlow
Agent: Paul Wilson
Application Type: Zone Change request
Project Address: 740 W Uzona
Current Zoning: RA-1
Requested Zoning: R1-8
Date: October 7th, 2022
Prepared by: Harrison Johnson

Summary of Application

The Applicant is requesting approval of a Zone Change.

Request 1:

Amend the zoning map to re-zone Parcel HD-SHCR-2-26, commonly addressed as 740 N Uzona, Hildale, Utah from the current Residential Agriculture Zone (RA-1) to Single-family residential 8 R1-8. Should the zone change be approved, the applicant intends to submit an application for a subdivision on the same parcel.

Background

Below is a summary of actions taken in relation to this zone change application:

- The applicant submitted the application on October 5th, 2022 to the Hildale City offices and paid the fee of \$100.
- The applicant provided addressed, stamped envelopes for all property owners within the required boundary of the subject property.
- City staff prepared a Rezone Letter for Neighboring Properties and mailed the letters within the required notice time.
- The Public Hearing for this zone change request was noticed, as required.

General Plan and Zoning

The property is bounded on the North by HD-SHCR-2-25 On the East by Oak Street; On the South by Uzona Ave; and on the West by HD-SHCR-2-27; Surrounding properties are zoned RA-1, and RA-.5.

Analysis

The zone change request complies with required standards for approval, as identified in Hildale Planning and Zoning ordinance, section 152-13-3 Uses allowed; and Sec 152-13-4 Development Standards In Residential Zones, as follows:

Sec 152-13-3 Uses Allowed

1. Permitted And Conditional Uses:

Permitted and conditional uses allowed within residential zones shall be as set forth in table 152-13-1 of this section. Permitted and conditional uses are indicated by a "P" or "C", respectively, in the appropriate column. Uses not permitted are indicated by "N". Any use not shown on table 152-13-1 of this section shall be prohibited unless the zoning administrator determines the use is substantially the same as a permitted or conditional use as provided in subsection 152-7-18E4 of this chapter.

TABLE 152-13-1 PERMITTED AND CONDITIONAL USES ALLOWED IN RESIDENTIAL ZONES

PERMITTED AND CONDITIONAL USES ALLOWED IN RESIDENTIAL ZONES							
	Zones						
	R1-15	R1-10	R1-8	RM-1	RM-2	RM-3	MH/RV
Agricultural uses:							
Accessory building	P	P	P	P	P	P	P
Agricultural business	N	N	N	N	N	N	N

Agricultural industry	N	N	N	N	N	N	N
Agriculture	N	N	N	N	N	N	N
Agriculture residential	P	P	P	P	P	P	P
Animal specialties	P	P	N	N	N	N	N
Animals and fowl for recreation and family food production	P ³ /C	P ³ /C	P ³	N	N	N	N
Stable, private	N	N	N	N	N	N	N
Residential uses:							
Assisted living facility	C	C	C	N	N	N	N
Boarding house	N	N	N	N	N	N	N
Building, accessory	P	P	P	P	P	P	P
Dwelling, earth sheltered	P	P	P	P	P	P	N
Dwelling, multiple-family	N	N	N	P	P	P	N
Dwelling, single-family	P	P	P	P	P	P	P
Dwelling, single-family with accessory dwelling unit	P	P	P	N	N	N	N
Dwelling, temporary	P	P	P	P	P	P	P
Dwelling, two-family	N	N	N	P	P	P	N
Guesthouse or casita with direct access to main dwelling unit	P	P	P	N	N	N	N
Guesthouse or casita without direct access to main dwelling unit	C	C	C	N	N	N	N
Manufactured home	P	P	P	N	N	N	P
Manufactured/mobile home park	N	N	N	N	N	N	P
Manufactured/mobile home subdivision	N	N	N	N	N	N	P
Protective housing facility	N	N	N	N	N	N	N
Rehabilitation/treatment facility	N	N	N	N	N	N	N
Residential facility for elderly persons ¹	P	P	P	P	P	P	P
Residential facility for persons with a disability ¹	P	P	P	P	P	P	P
Residential facility for troubled youth	N	N	N	N	N	N	N
Short term rental ⁴	P	P	P	N	N	N	N
Transitional housing facility	N	N	N	N	N	N	N
Public and civic uses:							
Airport	N	N	N	N	N	N	N
Auditorium or stadium	N	N	N	N	N	N	N
Bus terminal	N	N	N	N	N	N	N
Cemetery	P	P	P	P	P	P	P
Church or place of worship	P	P	P	P	P	P	P
Club or service organization	N	N	N	N	N	N	N
College or university	N	N	N	N	N	N	N
Convalescent care facility	N	N	N	N	N	N	N
Correctional facility	N	N	N	N	N	N	N
Cultural service	N	N	N	N	N	N	N

Golf course	P	P	P	P	P	P	P
Government service	N	N	N	N	N	N	N
Hospital	N	N	N	N	N	N	N
Operations center	N	N	N	N	N	N	N
Park	P	P	P	P	P	P	P
Post office	N	N	N	N	N	N	N
Protective service	P	P	P	P	P	P	P
Reception center	N	N	N	N	N	N	N
School, elementary, middle, high or private	P	P	P	P	P	P	P
School, vocational	N	N	N	N	N	N	N
Stable, public	N	N	N	N	N	N	N
Utility, major	N	N	N	N	N	N	N
Utility, minor	P	P	P	P	P	P	P
Commercial uses:							
Agricultural sales and service	N	N	N	N	N	N	N
Animal hospital	N	N	N	N	N	N	N
Bail bond service	N	N	N	N	N	N	N
Bank or financial institution	N	N	N	N	N	N	N
Bed and breakfast, home (Less than or Equal to 2; Owner Occupied)	C	C	C	N	N	N	C
Bed and breakfast inn (Between 3 and 10)	C	C	C	N	N	N	C
Business equipment rental, services, and supplies	N	N	N	N	N	N	N
Camping Hosting Facility	N	N	N	N	N	N	N
Car wash	N	N	N	N	N	N	N
Club, private	N	N	N	N	N	N	N
Construction sales and service	N	N	N	N	N	N	N
Convenience store	N	N	N	N	N	N	N
Family child daycare facility ²	P	P	P	P	P	P	P
Licensed family child care ²	C	C	C	C	C	C	C
Residential certificate child care ²	P	P	P	P	P	P	P
Child care center	N	N	N	N	N	N	N
Funeral home	N	N	N	N	N	N	N
Garden center	N	N	N	N	N	N	N
Gas and fuel, storage and sales	N	N	N	N	N	N	N
Gasoline service station	N	N	N	N	N	N	N
Hostel	N	N	N	N	N	N	N
Hotel	N	N	N	N	N	N	N
Kennel, commercial	N	N	N	N	N	N	N
Kennel, residential	P	P	P	P	P	P	P

Laundry or dry cleaning, limited	N	N	N	N	N	N	N
Liquor store	N	N	N	N	N	N	N
Media service	N	N	N	N	N	N	N
Medical or dental laboratory	N	N	N	N	N	N	N
Medical service	N	N	N	N	N	N	N
Motel	N	N	N	N	N	N	N
Office, general	N	N	N	N	N	N	N
Off Road Recreational Vehicle Rental	C	C	C	N	N	N	N
Parking garage, public	N	N	N	N	N	N	N
Parking lot, public	N	N	N	N	N	N	N
Pawnshop	N	N	N	N	N	N	N
Personal care service, home based ²	P	P	P	P	P	P	P
Personal instruction service, home based ²	P	P	P	P	P	P	P
Printing and copying, limited	N	N	N	N	N	N	N
Printing, general	N	N	N	N	N	N	N
Produce stand	N	N	N	N	N	N	N
Recreation and entertainment, indoor	N	N	N	N	N	N	N
Recreation and entertainment, outdoor	N	N	N	N	N	N	N
Recreational vehicle park	N	N	N	N	N	N	P
Repair service	N	N	N	N	N	N	N
Research service	N	N	N	N	N	N	N
Residential hosting facility	P	P	P	N	N	N	N
Restaurant, fast food	N	N	N	N	N	N	N
Restaurant, general	N	N	N	N	N	N	N
Retail, general	N	N	N	N	N	N	N
Secondhand store	N	N	N	N	N	N	N
Shopping center	N	N	N	N	N	N	N
Tattoo establishment	N	N	N	N	N	N	N
Tavern	N	N	N	N	N	N	N
Temporary trailer	P	P	P	P	P	P	P
Transportation service	N	N	N	N	N	N	N
Vehicle and equipment rental or sale	N	N	N	N	N	N	N
Vehicle and equipment repair, general	N	N	N	N	N	N	N
Vehicle repair, limited	N	N	N	N	N	N	N
Veterinary service	N	N	N	N	N	N	N
Warehouse, self-service storage	N	N	N	N	N	N	N
Wireless telecommunication facility	See section 10-50-5, table 10-50-1 of this title						
Industrial uses:							
Automobile wrecking yard	N	N	N	N	N	N	N

Freight terminal	N	N	N	N	N	N	N
Heavy industry	N	N	N	N	N	N	N
Junk or salvage yard	N	N	N	N	N	N	N
Laundry services	N	N	N	N	N	N	N
Manufacturing, general	N	N	N	N	N	N	N
Manufacturing, limited	N	N	N	N	N	N	N
Mineral extraction	N	N	N	N	N	N	N
Wholesale and warehousing, general	N	N	N	N	N	N	N
Wholesale and warehousing, limited	N	N	N	N	N	N	N

2. Notes:

1. See chapter 46 of this chapter.
2. See chapter 42 of this chapter.
3. See section 152-37-15 of this chapter for permitted animals and fowl.
4. See licensing and operations requirements in title 11 of this code.

3. Accessory Uses:

Permitted and conditional uses set forth in table 152-13-1 of this section shall be deemed to include accessory uses and activities that are necessarily and customarily associated with and incidental and subordinate to such uses.

1. Accessory uses shall be subject to the same regulations that apply to permitted and conditional uses in the same zone except as otherwise expressly provided in this chapter.
2. No accessory use, building, or structure shall be allowed on a lot unless a permitted or conditional use has been established.
3. Accessory uses in residential zones shall include, but not be limited to, the following: Garage sales, subject to applicable standards of chapter 48, "Temporary Uses", of this chapter. Garages and off street parking areas, subject to applicable standards of chapter 34, "Off Street Parking And Loading", of this chapter. Hobby activities when conducted by an occupant of the premises solely for personal enjoyment, amusement, or recreation and which does not conflict with any other city ordinance. Home based businesses, subject to applicable standards of chapter 42, "Home Based Businesses", of this chapter. Household pets. Nurseries and greenhouses, when used for family food production. Playhouses, patios, porches, gazebos, and incidental storage buildings. Swimming pools and hot tubs for use by residents and their guests.
- 4.

Sec 152-13-4 Development Standards In Residential Zones

Development standards within residential zones shall be as set forth in table 152-13-2 of this section.

TABLE 152-13-2

DEVELOPMENT STANDARDS IN RESIDENTIAL ZONES							
	Zones						
Development Standard	R1-25	R1-15	R1-10	R1-8	RM-1	RM-2	RM-3
Lot standards:							
Average lot area ²	15,000 sq. ft.	15,000 sq. ft.	10,000 sq. ft.	8,000 sq. ft.	n/a	n/a	n/a
Minimum lot area or acreage	12,000 sq. ft.	12,000 sq. ft.	8,000 sq. ft.	6,400 sq. ft.	10,000 sq. ft.	1 acre	1 acre
Minimum lot width and/or project frontage	89 ft.	90 ft.	80 ft.	70 ft.	80 ft. project	100 ft. project	200 ft. project
					30 ft. unit	30 ft. unit	30 ft. unit
/	n/a	n/a	n/a	n/a	6 units/lots	10 units/lots	15 units/lots
Building standards:							
Maximum height, main building ³	34 ft.	35 ft.	35 ft.	35 ft.	35 ft.	35 ft.	35 ft.
Maximum height, accessory building ⁴	19 ft.	20 ft.	20 ft.	20 ft.	20 ft.	20 ft.	20 ft.
Maximum size, accessory building	1,200 sq. ft.	1,200 sq. ft.	1,200 sq. ft.	500 sq. ft.	1,000 sq. ft.	1,000 sq. ft.	500 sq. ft.
Building coverage: See subsection 10-37-12l of this title	50% of lot	50% of lot	50% of lot	50% of lot	50% of lot	50% of lot	50% of lot

Distance between buildings	No requirement	No requirement	No requirement	No requirement	20 ft.	20 ft.	20 ft.
Setback standards - front yard:							
Any building ⁵	24 ft.	25 ft.	25 ft.	25 ft.	25 ft.	25 ft.	25 ft.
Setback standards - rear yard:							
Main building	19 ft.	20 ft.	20 ft.	10 ft.	10 ft.	10 ft.	10 ft.
Accessory building, including private garage ⁶	19 ft.	20 ft.	20 ft.	10 ft.	10 ft.	10 ft.	10 ft.
Setback standards - interior side yard:							
Main building	9 ft.	10 ft.	10 ft.	10 ft.	10 ft.	10 ft.	10 ft.
Accessory building, including private garage	See note 6	See note 6	See note 6	See note 6	See note 6	See note 6	See note 6
Setback standards - street side yard:							
Main building ⁷	19 ft.	20 ft.	20 ft.	20 ft.	20 ft.	20 ft.	20 ft.
Accessory building	See note 6	See note 6	See note 6	See note 6	See note 6	See note 6	See note 6

Notes:

- Duplex only permitted on first 10,000 square feet. Any additional units must meet density per acre standards.
- "Average size" means the total acreage devoted to lots divided by the number of lots. Net density definition shall apply.
- Except as otherwise permitted by subsection 152-13-7C of this chapter.
- Except as otherwise permitted by subsection 152-13-7B of this chapter.
- Except as modified by the provisions of subsection 152-37-12F, "Setback Measurement", of this chapter.
- If located at least 10 feet from main building, 2 feet from the dripline of the roof. Otherwise, same as for main building.
- When this side setback is required, rear setback may be reduced to 10 feet.

Sec 152-13-5 Regulations Of General Applicability

The use and development of real property in residential zones shall conform to regulations of general applicability as set forth in the following chapters of this chapter:

- Design and compatibility standards:
See chapter 33 of this title.
- Landscaping and screening:
See chapter 32 of this title.
- Motor vehicle access:
See chapter 35 of this title.
- Natural resource inventory:
See chapter 31 of this title.
- Off street parking:
See chapter 34 of this title.
- Signs:
See chapter 36 of this title.
- Supplementary development standards:
See chapter 37 of this title.

Sec 152-13-6 Regulations For Specific Uses

To the extent that use and development of real property includes any matter encompassed by a regulation for a specific use as set forth in Article VI of this chapter, such regulation shall apply in addition to the requirements of this chapter and shall prevail over any conflicting provision of this chapter.

Sec 152-13-7 Special Regulations

- Animals:
Within R1, RM, and MH/RV zones, where permitted by the zone, the keeping of animals shall normally be simultaneous with occupied residential use.
- Larger Accessory Buildings:
Notwithstanding the maximum building size limitation shown on table 152-13-2 in section 152-13-4 of this chapter, the maximum size of an accessory building may be increased pursuant to a conditional use permit.
- Increased Height:
Notwithstanding the height limitations shown on table 152-13-2 in section 152-13-4 of this chapter a greater building height may be allowed in residential zones pursuant to a conditional use permit.

4. Visual Barriers:

Fencing or other method of providing privacy and a visual barrier to adjacent property shall be constructed around the perimeter of a multiple-family development.

1. The height of such barrier shall be at least six feet (6').
2. The barrier material and location shall be identified on an approved site plan.

5. Open Space:

In multiple-family residential zones, common open space should equal or exceed the ground floor area of all buildings on site. Projects greater than one story should provide common open space equivalent to the ground floor area plus fifty percent (50%) of all additional floor area.

Recommendation

Staff recommends approval of the zone change request as it is consistent with Hildale City' General Plan.

Sample Motions – ZONING CHANGE

1. I move to recommend approval of the zoning map amendment requested for Parcel HD-SHCR-2-26, commonly addressed as 740 W Uzona Street Hildale, Utah from the current Residential Agriculture Zone (RA-1) to Single-family residential 8 R1-8

Attachments

- a. Zone Change Application
 - a. Warranty Deed
 - b. Affidavit
 - c. Check
 - d. Zoning Map
- b. Washington County Property Report for parcel HD-SHCR-2-26
- c. Draft copy Rezone Letter for Neighboring Properties
- d. Public Hearing Notice



☎ 435-874-2323
☎ 435-874-2603
🌐 www.hildalecity.com

ZONE CHANGE APPLICATION

Fee: \$100

<i>For Office Use Only:</i>	
File No.	_____
Receipt No.	_____

Name: DAN + TILL PAULSEN / OP RETREAT Telephone: 435-313-3483

Address: 3246 So 2240 EAST ST GEORGE UT Fax No. _____
84790

Agent (If Applicable): _____ Telephone: _____

Email: OPENROADDANCE@GMAIL.COM

Address/Location of Subject Property: 320 EAST FIELD AVE HILDALC, UT

Tax ID of Subject Property: HD-5HCR-8-14 Existing Zone District: RM-1

Proposed Zoning District and reason for the request (Describe, use extra sheet if necessary)

R1-15 To have the option to rent short term areas of the home

Submittal Requirements: The zone change application shall provide the following:

- ___ a. The name and address of every person or company the applicant represents;
- ___ b. An accurate property map showing the existing and proposed zoning classifications;
- ___ c. All abutting properties showing present zoning classifications;
- ___ d. An accurate legal description of the property to be rezoned;
- ___ e. Stamped envelopes with the names and addresses of all property owners within 250 feet of the boundaries of the property proposed for rezoning.
- ___ f. Warranty deed or preliminary title report or other document (see attached Affidavit) showing evidence that the applicant has control of the property

Note: It is important that all applicable information noted above along with the fee is submitted with the application. An incomplete application will not be scheduled for Planning Commission consideration. Planning Commission meetings are held on the third Monday of each month at 6:30 p.m. The deadline date to submit the application is 10 business days prior to the scheduled meeting. Once your application is deemed complete, it will be put on the agenda for the next Planning Commission meeting. A deadline missed or an incomplete application could result in a month's delay.

(Office Use Only)

Date Received: _____ Application Complete: YES NO

AFFIDAVIT
PROPERTY OWNER

STATE OF UTAH)

COUNTY OF)

I (we), Dan & Jill Paulsen, being duly sworn, depose and say that I (we) am (are) the owner(s) of the property identified in the attached application and that the statements herein contained and the information provided identified in the attached plans and other exhibits are in all respects true and correct to the best of my (our) knowledge. I (we) also acknowledge that I have received written instructions regarding the process for which I am applying, and the Hildale City Planning staff have indicated they are available to assist me in making this application.

[Signature]
(Property Owner)

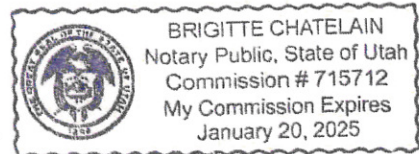
[Signature]
(Property Owner)

Subscribed and sworn to me this 6th day of July 2022

[Signature]
(Notary Public)

Residing in: St. George, Ut.

My Commission Expires: Jan. 20, 2025



Agent Authorization

I (we), _____, the owner(s) of the real property described in the attached application, do authorize as my (our) agent(s) _____ to represent me (us) regarding the attached application and to appear on my (our) behalf before any administrative or legislative body in the City considering this application and to act in all respects as our agent in matters pertaining to the attached application.

(Property Owner)

(Property Owner)

Subscribed and sworn to me this _____ day of _____ 20____.

(Notary Public)

Residing in: _____

My Commission Expires: _____

Request from Dan and Jill Paulsen for re-zoning of property in Hildale, Ut with Parcel ID of HD-SHCR-8-14 from Multiple Family Residential 1 to Neighborhood Commercial.

Attached please find the required items:

1. A Plat map
2. Property map and all abutting properties showing zoning classifications on second page of county profile page. Each property has been given a number on the plat map that corresponds with the county profile information page showing zoning classification on second page and is summarized below:
 - Subject Property HD-SHCR-8-14 currently zoned Multiple Family Residential 1 with a request to rezone to Neighborhood Commercial
 - Abutting property HD-SHCR-8-15 currently zoned Neighborhood Commercial
 - Abutting property HD-SHCR-8-13 currently zoned Multiple Family Residential 1
3. Legal description as outlined on Washington County Ownership page
 - SHORT CREEK 8 (HD)Lot 14
4. Stamped envelopes of names and addresses within 250 feet of subject property as well as a map showing the radius search
5. Evidence of ownership of Dan and Jill Paulsen



MAIL TAX NOTICE TO GRANTEE:
OP Retreat, L.L.C.
3246 S. 2240 E
St. George, UT 84790

WARRANTY DEED

Daniel Paulsen and Jill Paulsen

GRANTOR

for the sum of TEN DOLLARS and other good and valuable consideration hereby CONVEYS and WARRANTS to

OP Retreat, L.L.C., a Utah Limited Liability Company

GRANTEE

the following tract of land in Washington County, State of Utah, to-wit

Lot 14, SHORT CREEK SUBDIVISION #8, according to the official plat thereof, on file and of record in the office of the Washington County Recorder, State of Utah.

TAX ID NUMBER FOR PROPERTY: HD-SHCR-8-14

Subject to any easements, restrictions and rights of way appearing of record and enforceable in law and subject to general property taxes for the year 2022 and thereafter.

Effective as of this 6th day of July, 2022.

[Handwritten signature of Daniel Paulsen]
Daniel Paulsen
[Handwritten signature of Jill Paulsen]
Jill Paulsen

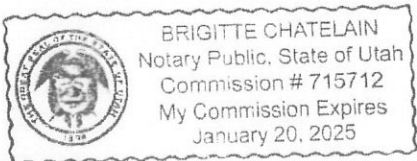
STATE OF: Utah

COUNTY OF: Washington

The foregoing instrument was acknowledged before me this 6th day of July, 2022 by **Daniel Paulsen and Jill Paulsen**

Notary Public

Commission Expires:



Hildale City Zoning districts



7/15/2022, 12:07:45 PM

Municipal Boundary
 Parcels

Zoning Districts

 A-10 - Agricultural 10	 A-5 - Agricultural 5	 R1-8 - Single-family residential 8	 GC - General commercial
 RA-1 - Residential-agricultural 1	 RM-1 - Multiple-family residential 1	 OS - Open space	 PF - Public facilities
 RA-.5 - Residential-agricultural .5	 RM-2 - Multiple-family residential 2	 NC - Neighborhood commercial	 OTH - Other
 R1-10 - Single-family residential 10			

Scale: 0 to 0.16 mi / 0 to 0.2 km

1:4,514

Esri Community Maps Contributor, Coconino County, Utah AGRIC, © OpenStreetMap contributors, Esri, HERE, Garmin, SwKcGraph, GeoTechnology, Inc., METRANSA, USGS, Bureau of Land Management, EPA, NPS, US Census Bureau, USDA, Sunrise

Hildale, AZ
Sunrise Cloud SMART GIS®

320 E. Newell Ave.
Harrison Johnson



SHORT CREEK SUBDIVISION #9

FRMA FLOOD ZONE A AS SHOWN ON
FIRM# 40068 C1180G, PANEL 1195
OF 1225, APRIL 2, 2008

DETAIL "B"
INTERSECTION OF
UTAH AVENUE AND
PUBLIC ALLEY,
NOT TO SCALE.

PUBLIC ALLEY
SOUTH OF
UTAH AVENUE AND
PUBLIC ALLEY,
N 0°00'27" E

FOUND
NAIL & WASHER

SEE DETAIL "B"
(CENTER LINE BEARING) 773.08'
(CENTER LINE BEARING) 640.55'
800 NORTH 335.00'
700 NORTH 193.74'
FIELD AVENUE 484.85'
300 EAST 732.11'

EAST 1/4 CORNER OF
SECTION 34, TOWNSHIP 43
SOUTH, RANGE 10 WEST,
SALT LAKE BASE AND
MERIDIAN (NOT FOUND)
(GLO PRORATED LOCATION)

U.E.P. TRUST PROPERTY
(S 0°03'18" E 1247.33' GLO)
(S 0°03'18" W 2827.27' GLO)



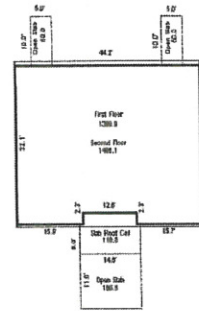
1- Subject Property

Property Report for Parcel HD-SHCR-8-14

Selected Assessor CAMA data below updated weekly.



0148125071
320 E. FIELD



Sketch by Aera P/10/04/05**

Account Summary

Account Number: 0928123
Parcel ID: HD-SHCR-8-14
Account Type: Commercial
Owner Name: Paulsen Dan & Jill

Subdivision: Short Creek
Situs Address: 320 E Field Ave
Hildale, UT 84784

Building Characteristics

Building Number: 1
Property Type: Duplex
Year Built: N/A
Square Feet: 2875

Occupancy Type: N/A
Built-As Description: N/A
Units: N/A
Stories: N/A
Percent Complete: N/A
Exterior: N/A

Roof Type: N/A
Roof Cover: N/A
HVAC Desc: N/A
Bedrooms: N/A
Bathrooms: N/A
Garage Square Feet: N/A
Basement Sq. Ft.: N/A
Basement Sq. Ft. Finished: N/A
Swimming Pool: N/A
Fireplaces: N/A
Finished Attic: N/A

NOTE: The information shown on this map was compiled from different GIS sources. The land base and facility information on this map is for display purposes only and should not be relied upon without independent verification as to its accuracy. Washington County, Utah will not be held responsible for any claims, losses or damages resulting from the use of this map.

Report Generated 7/6/2022 by Washington County GIS

Washington County, Utah
County Administration Building
197 E. Tabernacle Street
St. George, UT 84770-3443
www.washco.utah.gov



Property Report for Parcel HD-SHCR-8-14

Selected Assessor CAMA data below updated weekly.

Property Information

Acres: 0.53
Zoning: Multiple-Family Residential 1
Is Property in a Special Flood Hazard Area? Yes
Is Property in a 0.2% Annual Chance Flood Area? No
Is Property in a Floodway? No

** Determination of flood zone information is based upon 2009 FEMA Digital Flood Insurance Rate Map Database but does not substitute for a Flood Verification letter. For more information, please visit the FEMA Flood Map Service Center website <https://msc.fema.gov/portal/home> or contact your municipal Engineering department.
 City zoning information is based on the best available information and should be independently verified by contacting each municipality directly.*

Voting Districts

Washington County Precinct: HIL01
U.S. Senate District: 27
U.S. Congressional District: 2
Utah House District: 72
Washington County School Board District: 5

** Visit Vote.Utah.gov or <https://geoprodm.washco.utah> for more voting information.*

Tax Information

Tax District: Hildale Town
Residential Classification: Non-primary
Book & Page: N/A
Reference Document: 20210035697

Community/Public Services

Law Enforcement: Hildale
Fire Protection: Colorado City Fire Dept
** In an emergency, ALWAYS dial 9-1-1!*

Schools:

Water Canyon Elementary
 Water Canyon High

** For more information, including bus routes, visit the Washington Co. School District at <https://www.washk12.org/> or Iron Co. School District at <https://irondistrict.org/>*

Utilities

Culinary Water: Hildale - Colorado City
Sewer: Hildale
Electricity: Garkane Energy Cooperative, Inc
Natural Gas: N/A
Internet Service Providers (Cable): AWI

** For more information on Internet services available in your area, see Decision Data.org.
<https://decisiondata.org/internet-providers-by-zip-code-plus-tv/>*

Solid Waste Collection Day: N/A

** For more information on solid waste and recycling services, visit the Washington County Solid Waste website at <http://www.wcsww.org/>*

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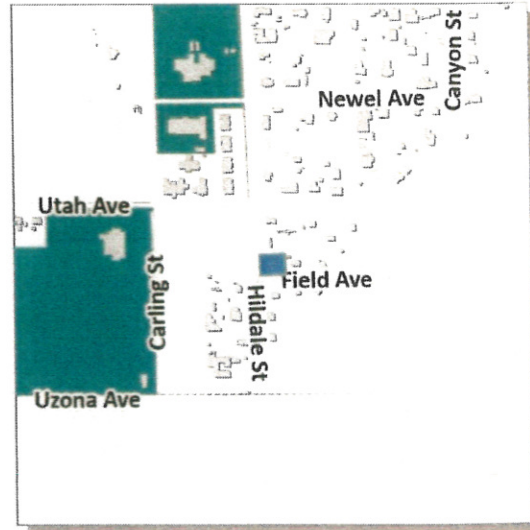


Property Report for Parcel HD-SHCR-8-14

Selected Assessor CAMA data below updated weekly.



Parcel highlighted in blue.



Overview Map

NOTE: The information shown on this map was compiled from different GIS sources. The land base and facility information on this map is for display purposes only and should not be relied upon without independent verification as to its accuracy. Washington County, Utah will not be held responsible for any claims, losses or damages resulting from the use of this map.

Report Generated 7/6/2022 by Washington County GIS

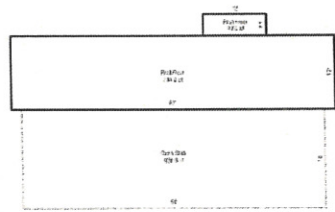
Washington County, Utah
County Administration Building
197 E. Tabernacle Street
St. George, UT 84770-3443
www.washco.utah.gov



2

Property Report for Parcel HD-SHCR-8-15

Selected Assessor CAMA data below updated weekly.



Account Summary

Account Number: 0928130
Parcel ID: HD-SHCR-8-15
Account Type: Residential
Owner Name: Knudson Joseph C

Subdivision: Short Creek
Situs Address: 760 N Hildale St
 Hildale, UT 84784

Building Characteristics

Building Number: 1
Property Type: Mobile Home
Year Built: 1980
Square Feet: 786

Roof Type: Flat
Roof Cover: Metal
HVAC Desc: Forced Air
Bedrooms: 2
Bathrooms: 1
Garage Square Feet: N/A
Basement Sq. Ft.: N/A
Basement Sq. Ft. Finished: N/A
Swimming Pool: N/A
Fireplaces: N/A
Finished Attic: N/A

Occupancy Type: MH on Vacant Land
Built-As Description: Single Wide
Units: 1
Stories: 1
Percent Complete: 100
Exterior: Metal Siding

NOTE: The information shown on this map was compiled from different GIS sources. The land base and facility information on this map is for display purposes only and should not be relied upon without independent verification as to its accuracy. Washington County, Utah will not be held responsible for any claims, losses or damages resulting from the use of this map.

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Washington County, Utah
 County Administration Building
 197 E. Tabernacle Street
 St. George, UT 84770-3443
www.washco.utah.gov



Property Report for Parcel HD-SHCR-8-15

Selected Assessor CAMA data below updated weekly.

Property Information

Acres: 0.97
Zoning: Neighborhood Commercial
Is Property in a Special Flood Hazard Area? Yes
Is Property in a 0.2% Annual Chance Flood Area? No
Is Property in a Floodway? No

** Determination of flood zone information is based upon 2009 FEMA Digital Flood Insurance Rate Map Database but does not substitute for a Flood Verification letter. For more information, please visit the FEMA Flood Map Service Center website <https://msc.fema.gov/portal/home> or contact your municipal Engineering department.
 City zoning information is based on the best available information and should be independently verified by contacting each municipality directly.*

Voting Districts

Washington County Precinct: HIL01
U.S. Senate District: 27
U.S. Congressional District: 2
Utah House District: 72
Washington County School Board District: 5

** Visit Vote.Utah.gov or <https://geoprodm.washco.utah> for more voting information.*

Tax Information

Tax District: Hildale Town
Residential Classification: Primary
Book & Page: N/A
Reference Document: 20160045730

Community/Public Services

Law Enforcement: Hildale
Fire Protection: Colorado City Fire Dept

** In an emergency, ALWAYS dial 9-1-1!*

Schools:

Water Canyon Elementary
 Water Canyon High

** For more information, including bus routes, visit the Washington Co. School District at <https://www.washk12.org/> or Iron Co. School District at <https://irondistrict.org/>*

Utilities

Culinary Water: Hildale - Colorado City
Sewer: Hildale
Electricity: Garkane Energy Cooperative, Inc
Natural Gas: N/A
Internet Service Providers (Cable): AWI

** For more information on Internet services available in your area, see Decision Data.org, <https://decisiondata.org/internet-providers-by-zip-code-plus-tv/>*

Solid Waste Collection Day: N/A

** For more information on solid waste and recycling services, visit the Washington County Solid Waste website at <http://www.wcsww.org/>*

NOTE: The information shown on this map was compiled from different GIS sources. The land base and facility information on this map is for display purposes only and should not be relied upon without independent verification as to its accuracy. Washington County, Utah will not be held responsible for any claims, losses or damages resulting from the use of this map.

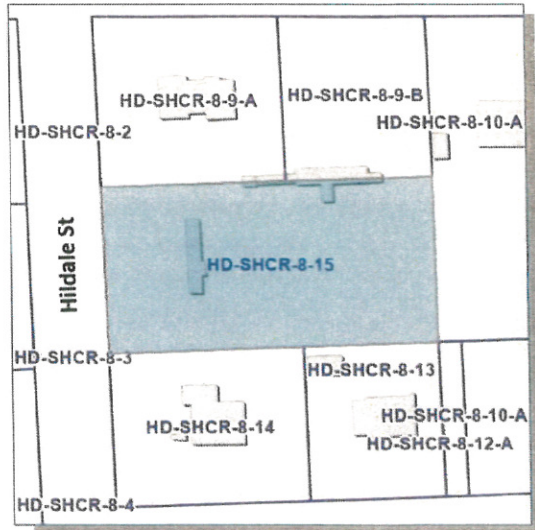
Report Generated 7/6/2022 by Washington County GIS

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www.washco.utah.gov

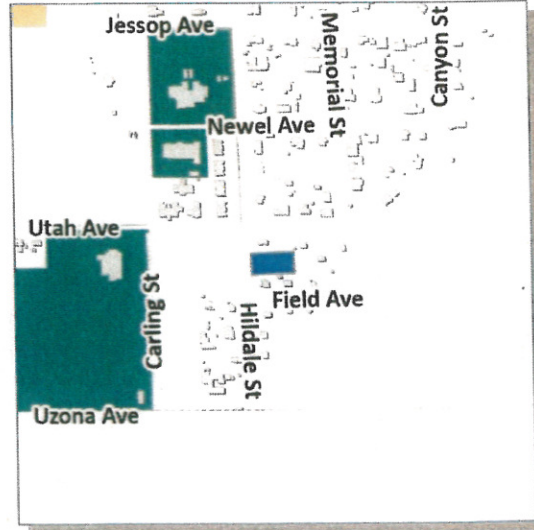


Property Report for Parcel HD-SHCR-8-15

Selected Assessor CAMA data below updated weekly.



Parcel highlighted in blue.



Overview Map

NOTE: The information shown on this map was compiled from different GIS sources. The land base and facility information on this map is for display purposes only and should not be relied upon without independent verification as to its accuracy. Washington County, Utah will not be held responsible for any claims, losses or damages resulting from the use of this map.

Report Generated 7/6/2022 by Washington County GIS

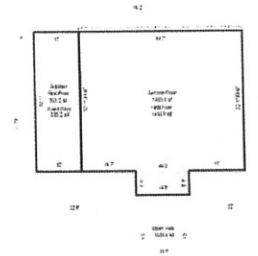
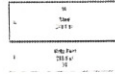
Washington County, Utah
County Administration Building
197 E. Tabernacle Street
St. George, UT 84770-3443
www.washco.utah.gov



3

Property Report for Parcel HD-SHCR-8-13

Selected Assessor CAMA data below updated weekly.



Account Summary

Account Number: 0928116
Parcel ID: HD-SHCR-8-13
Account Type: Residential
Owner Name: Barlow Nathaniel

Subdivision: Short Creek
Situs Address: 340 E Field Ave
 Hildale, UT 84784

Building Characteristics

Building Number: 1
Property Type: Residential
Year Built: 1969
Square Feet: 3369

Occupancy Type: Single Family Residential
Built-As Description: 2 Story
Units: 2
Stories: 2
Percent Complete: 100
Exterior: Frame Stucco

Roof Type: Gable
Roof Cover: Composition Shingle
HVAC Desc: Central Air to Air
Bedrooms: 6
Bathrooms: 5
Garage Square Feet: N/A
Basement Sq. Ft.: N/A
Basement Sq. Ft. Finished: N/A
Swimming Pool: N/A
Fireplaces: N/A
Finished Attic: N/A

NOTE: The information shown on this map was compiled from different GIS sources. The land base and facility information on this map is for display purposes only and should not be relied upon without independent verification as to its accuracy. Washington County, Utah will not be held responsible for any claims, losses or damages resulting from the use of this map.

Report Generated 7/6/2022 by Washington County GIS

Washington County, Utah
 County Administration Building
 197 E. Tabernacle Street
 St. George, UT 84770-3443
www.washco.utah.gov



Property Report for Parcel HD-SHCR-8-13

Selected Assessor CAMA data below updated weekly.

Property Information

Acres: 0.37
Zoning: Multiple-Family Residential 1
Is Property in a Special Flood Hazard Area? Yes
Is Property in a 0.2% Annual Chance Flood Area? No
Is Property in a Floodway? No

** Determination of flood zone information is based upon 2009 FEMA Digital Flood Insurance Rate Map Database but does not substitute for a Flood Verification letter. For more information, please visit the FEMA Flood Map Service Center website <https://msc.fema.gov/portal/home> or contact your municipal Engineering department.
 City zoning information is based on the best available information and should be independently verified by contacting each municipality directly.*

Voting Districts

Washington County Precinct: HIL01
U.S. Senate District: 27
U.S. Congressional District: 2
Utah House District: 72
Washington County School Board District: 5

** Visit Vote.Utah.gov or <https://geoprodm.washco.utah> for more voting information.*

Tax Information

Tax District: Hildale Town
Residential Classification: Primary
Book & Page: N/A
Reference Document: 20200010269

Community/Public Services

Law Enforcement: Hildale
Fire Protection: Colorado City Fire Dept

** In an emergency, ALWAYS dial 9-1-1!*

Schools:

Water Canyon Elementary
 Water Canyon High

** For more information, including bus routes, visit the Washington Co. School District at <https://www.washk12.org/> or Iron Co. School District at <https://irondistrict.org/>*

Utilities

Culinary Water: Hildale - Colorado City
Sewer: Hildale
Electricity: Garkane Energy Cooperative, Inc
Natural Gas: N/A
Internet Service Providers (Cable): AWI

** For more information on Internet services available in your area, see Decision Data.org, <https://decisiondata.org/internet-providers-by-zip-code-plus-tv/>*

Solid Waste Collection Day: N/A

** For more information on solid waste and recycling services, visit the Washington County Solid Waste website at <http://www.wcsw.org/>*

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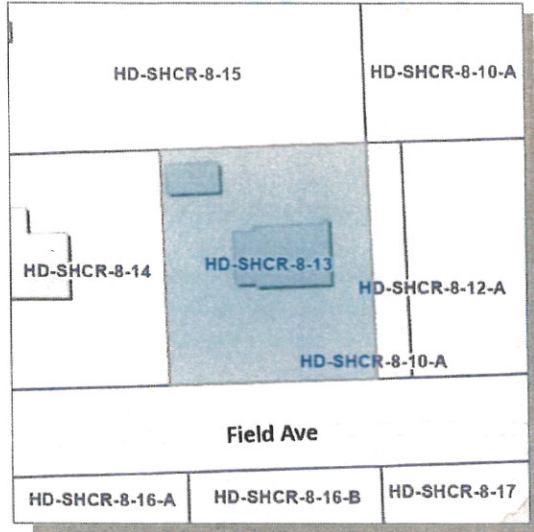
Report Generated 7/6/2022 by Washington County GIS

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www.washco.utah.gov

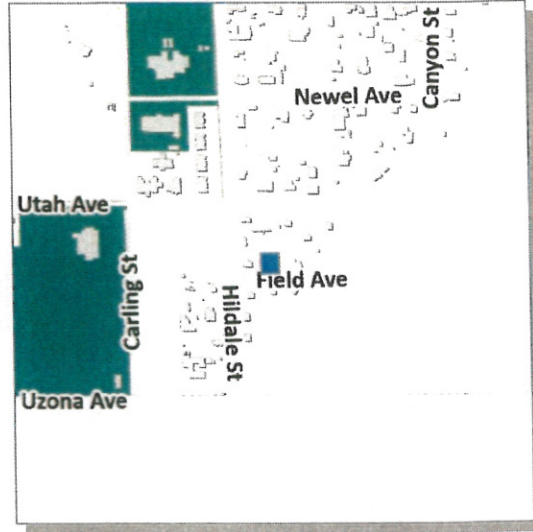


Property Report for Parcel HD-SHCR-8-13

Selected Assessor CAMA data below updated weekly.



Parcel highlighted in blue.



Overview Map

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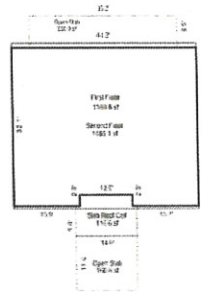
4

Property Report for Parcel HD-SHCR-8-16-A

Selected Assessor CAMA data below updated weekly.



10120111
E. FIELD



Account Summary

Account Number: 0928147
Parcel ID: HD-SHCR-8-16-A
Account Type: Commercial
Owner Name: Barlow Nathaniel B

Subdivision: Short Creek
Situs Address: 325 E Field Ave
Hildale, UT 84784

Building Characteristics

Building Number: 1
Property Type: Duplex
Year Built: N/A
Square Feet: 2875

Occupancy Type: N/A
Built-As Description: N/A
Units: N/A
Stories: N/A
Percent Complete: N/A
Exterior: N/A

Roof Type: N/A
Roof Cover: N/A
HVAC Desc: N/A
Bedrooms: N/A
Bathrooms: N/A
Garage Square Feet: N/A
Basement Sq. Ft.: N/A
Basement Sq. Ft. Finished: N/A
Swimming Pool: N/A
Fireplaces: N/A
Finished Attic: N/A

NOTE: The information shown on this map was compiled from different GIS sources. The land base and facility information on this map is for display purposes only and should not be relied upon without independent verification as to its accuracy. Washington County, Utah will not be held responsible for any claims, losses or damages resulting from the use of this map.

Report Generated 7/6/2022 by Washington County GIS

Washington County, Utah
County Administration Building
197 E. Tabernacle Street
St. George, UT 84770-3443
www.washco.utah.gov



Property Report for Parcel HD-SHCR-8-16-A

Selected Assessor CAMA data below updated weekly.

Property Information

Acres: 0.60
Zoning: Multiple-Family Residential 1
Is Property in a Special Flood Hazard Area? Yes
Is Property in a 0.2% Annual Chance Flood Area? No
Is Property in a Floodway? No

** Determination of flood zone information is based upon 2009 FEMA Digital Flood Insurance Rate Map Database but does not substitute for a Flood Verification letter. For more information, please visit the FEMA Flood Map Service Center website <https://msc.fema.gov/portal/home> or contact your municipal Engineering department.
City zoning information is based on the best available information and should be independently verified by contacting each municipality directly.*

Voting Districts

Washington County Precinct: HIL01
U.S. Senate District: 27
U.S. Congressional District: 2
Utah House District: 72
Washington County School Board District: 5

** Visit Vote.Utah.gov or <https://geoprodm.washco.utah> for more voting information.*

Tax Information

Tax District: Hildale Town
Residential Classification: Non-primary
Book & Page: N/A
Reference Document: 20210076888

Community/Public Services

Law Enforcement: Hildale
Fire Protection: Colorado City Fire Dept

** In an emergency, ALWAYS dial 9-1-1!*

Schools:
Water Canyon Elementary
Water Canyon High

** For more information, including bus routes, visit the Washington Co. School District at <https://www.washk12.org/> or Iron Co. School District at <https://irondistrict.org/>*

Utilities

Culinary Water: Hildale - Colorado City
Sewer: Hildale
Electricity: Garkane Energy Cooperative, Inc
Natural Gas: N/A
Internet Service Providers (Cable): AWI

** For more information on Internet services available in your area, see Decision Data.org, <https://decisiondata.org/internet-providers-by-zip-code-plus-tv/>*

Solid Waste Collection Day: N/A

** For more information on solid waste and recycling services, visit the Washington County Solid Waste website at <http://www.wcsw.org/>*

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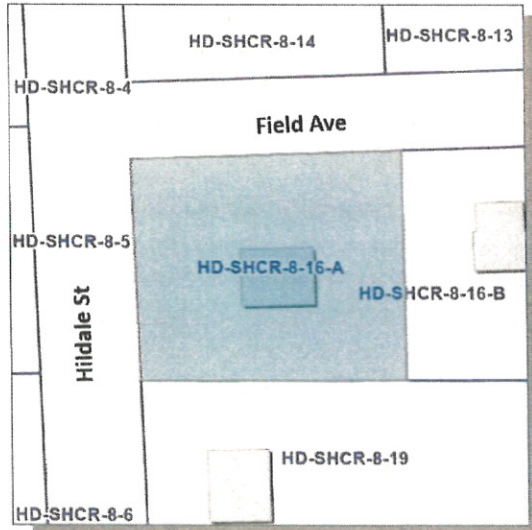
Report Generated 7/6/2022 by Washington County GIS

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www.washco.utah.gov



Property Report for Parcel HD-SHCR-8-16-A

Selected Assessor CAMA data below updated weekly.



Parcel highlighted in blue.



Overview Map

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www.washco.utah.gov



5

Property Report for Parcel HD-SHCR-8-4

Selected Assessor CAMA data below updated weekly.



Account Summary

Account Number: 0928022
Parcel ID: HD-SHCR-8-4
Account Type: Residential
Owner Name: Short Creek Outdoors

Subdivision: Short Creek
Situs Address: 745 N Hildale St
 Hildale, UT 84784

Building Characteristics

Building Number: 1
Property Type: Mobile Home
Year Built: 1970
Square Feet: 924

Occupancy Type: MH on Vacant Land
Built-As Description: Single Wide
Units: 1
Stories: 1
Percent Complete: 100
Exterior: Metal Siding

Roof Type: Flat
Roof Cover: Metal
HVAC Desc: Forced Air
Bedrooms: 2
Bathrooms: 2
Garage Square Feet: 600
Basement Sq. Ft.: N/A
Basement Sq. Ft. Finished: N/A
Swimming Pool: N/A
Fireplaces: N/A
Finished Attic: N/A

NOTE: The information shown on this map was compiled from different GIS sources. The land base and facility information on this map is for display purposes only and should not be relied upon without independent verification as to its accuracy. Washington County, Utah will not be held responsible for any claims, losses or damages resulting from the use of this map.

Report Generated 7/6/2022 by Washington County GIS

Washington County, Utah
 County Administration Building
 197 E. Tabernacle Street
 St. George, UT 84770-3443
www.washco.utah.gov



Property Report for Parcel HD-SHCR-8-4

Selected Assessor CAMA data below updated weekly.

Property Information

Acres: 0.99
Zoning: Public Facilities
Is Property in a Special Flood Hazard Area? No
Is Property in a 0.2% Annual Chance Flood Area? No
Is Property in a Floodway? No

** Determination of flood zone information is based upon 2009 FEMA Digital Flood Insurance Rate Map Database but does not substitute for a Flood Verification letter. For more information, please visit the FEMA Flood Map Service Center website <https://msc.fema.gov/portal/home> or contact your municipal Engineering department.
 City zoning information is based on the best available information and should be independently verified by contacting each municipality directly.*

Voting Districts

Washington County Precinct: HIL01
U.S. Senate District: 27
U.S. Congressional District: 2
Utah House District: 72
Washington County School Board District: 5

** Visit Vote.Utah.gov or <https://qeoprodivm.washco.utah> for more voting information.*

Tax Information

Tax District: Hildale Town
Residential Classification: Primary
Book & Page: N/A
Reference Document: 20210050317

Community/Public Services

Law Enforcement: Hildale
Fire Protection: Colorado City Fire Dept
** In an emergency, ALWAYS dial 9-1-1!*

Schools:
 Water Canyon Elementary
 Water Canyon High

** For more information, including bus routes, visit the Washington Co. School District at <https://www.washk12.org/> or Iron Co. School District at <https://irondistrict.org/>*

Utilities

Culinary Water: Hildale - Colorado City
Sewer: Hildale
Electricity: Garkane Energy Cooperative, Inc
Natural Gas: N/A
Internet Service Providers (Cable): AWI

** For more information on Internet services available in your area, see Decision Data.org, <https://decisiondata.org/internet-providers-by-zip-code-plus-tv/>*

Solid Waste Collection Day: N/A

** For more information on solid waste and recycling services, visit the Washington County Solid Waste website at <http://www.wcsw.org/>*

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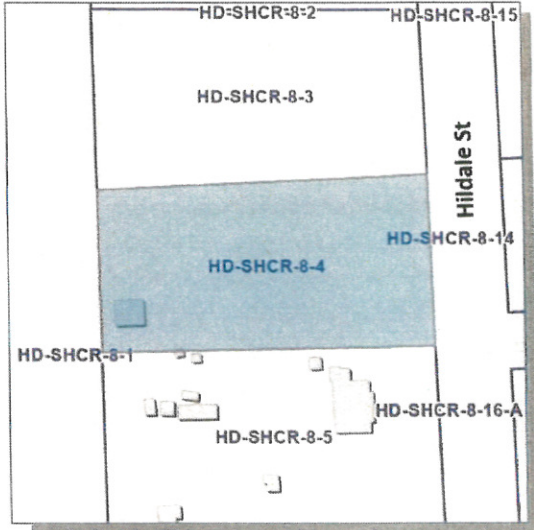
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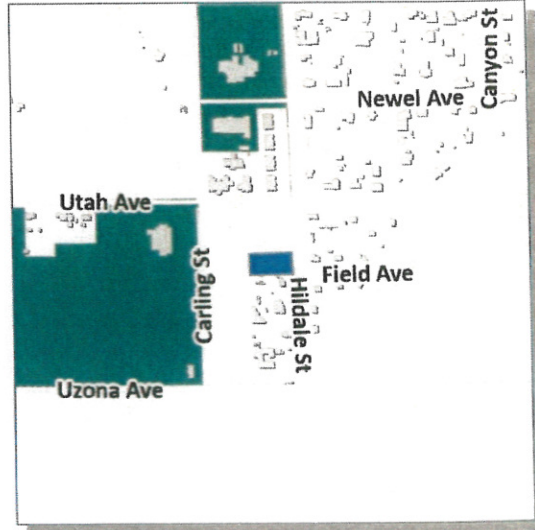


Property Report for Parcel HD-SHCR-8-4

Selected Assessor CAMA data below updated weekly.



Parcel highlighted in blue.



Overview Map

NOTE: The information shown on this map was compiled from different GIS sources. The land base and facility information on this map is for display purposes only and should not be relied upon without independent verification as to its accuracy. Washington County, Utah will not be held responsible for any claims, losses or damages resulting from the use of this map.

Report Generated 7/6/2022 by Washington County GIS

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Account 0928123

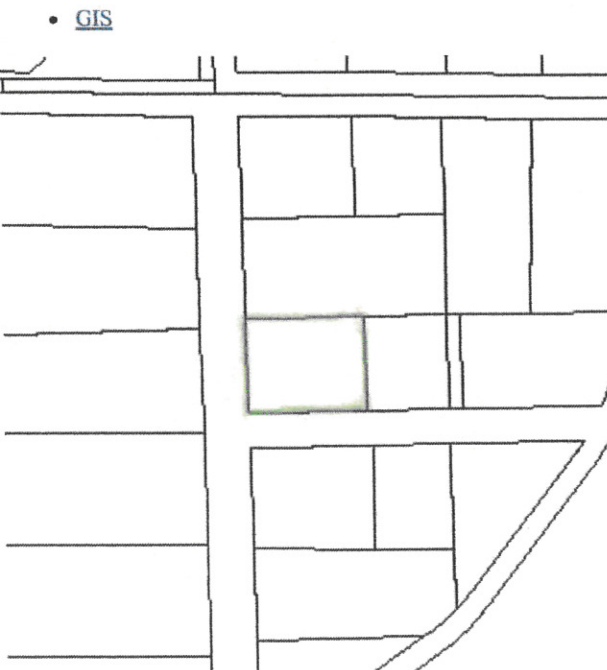
<u>Location</u>	<u>Owner</u>	<u>Value</u>
Account Number 0928123	Name PAULSEN DAN & JILL	Market (2021) \$112,100
Parcel Number HD-SHCR-8-14	3246 S 2240 E	Taxable \$112,100
Tax District 02 - Hildale Town	WASHINGTON, UT 84780	Tax Area: 02 Tax Rate: 0.009859
Acres 0.53		Type Actual Assessed Acres
Situs 320 E FIELD AVE , HILDALE		Non
Legal Subdivision: SHORT CREEK 8 (HD)		Primary \$112,100 \$112,100 0.530
Lot: 14		Improved
Parent Accounts 0148125		
Parent Parcels HD-191		
Child Accounts		
Child Parcels		
Sibling Accounts		
Sibling Parcels		

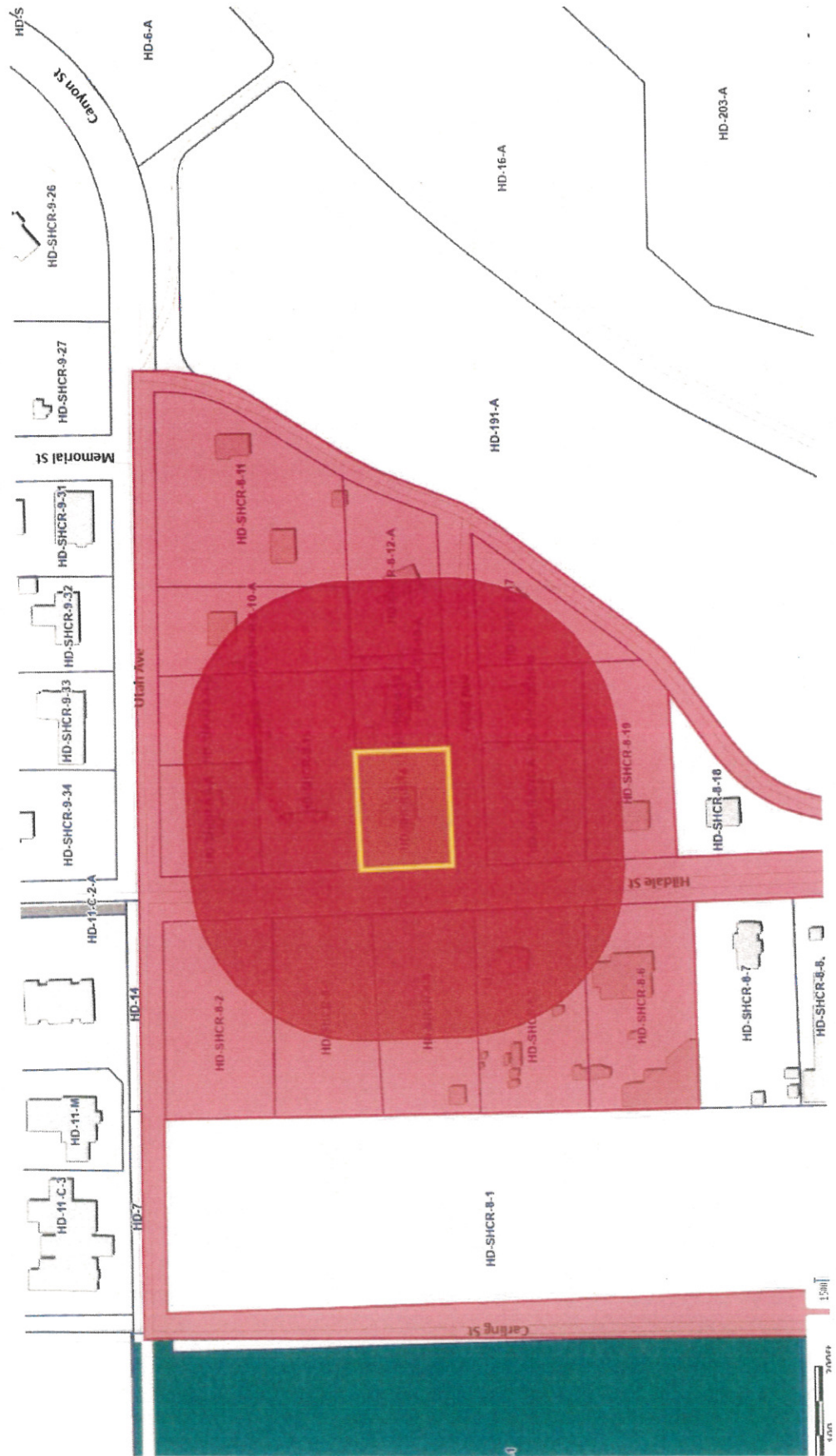
Transfers

<u>Entry Number</u>	<u>Recording Date</u>	
00952300	06/20/2005 01:58:00 PM	B: 1756 P: 2167
00953497	06/24/2005 02:22:00 PM	B: 1758 P: 2339
20090025382	06/30/2009 03:19:45 PM	
20090025437	07/01/2009 08:14:04 AM	
20140018759	06/23/2014 11:22:28 AM	
20170049314	12/05/2017 02:39:32 PM	
20210035697	05/18/2021 01:55:42 PM	
20220030144	06/08/2022 11:03:32 AM	

Images

<u>Tax Year</u>	<u>Taxes</u>
2021	\$1,105.19
2020	\$924.46





Account 0928123

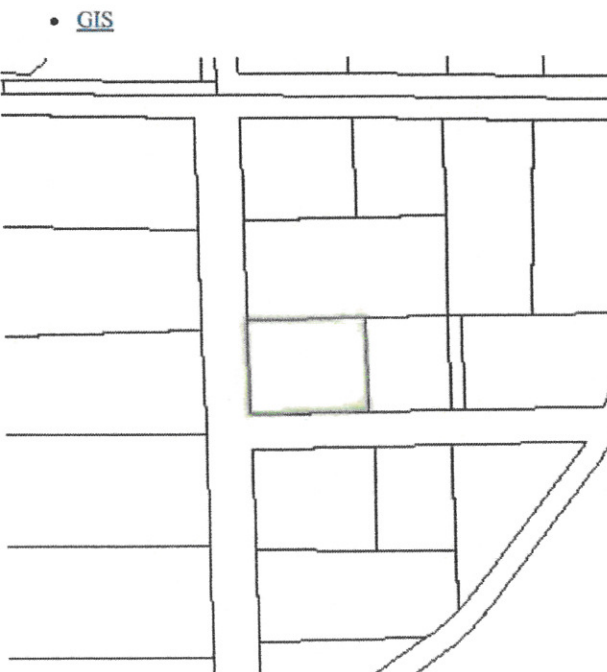
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Lot: 14		Improved
Parent Accounts 0148125		
Parent Parcels HD-191		
Child Accounts		
Child Parcels		
Sibling Accounts		
Sibling Parcels		

Transfers

<u>Entry Number</u>	<u>Recording Date</u>	
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20170049314	12/05/2017 02:39:32 PM	
20210035697	05/18/2021 01:55:42 PM	
20220030144	06/08/2022 11:03:32 AM	

Images

<u>Tax Year</u>	<u>Taxes</u>
2021	\$1,105.19
2020	\$924.46



Warranty Deed Page 1 of 2
Gary Christensen Washington County
Recorder
06/08/2022 11:03:32 AM Fee \$40.00 By
EAGLE GATE TITLE INSURANCE AGENCY, INC.

Recording requested by:
Eagle Gate Title Insurance Agency, Inc.

Mail Tax Notice To:
Daniel Paulsen and Jill Paulsen
3246 South 2240 East
St. George, UT 84780

File Number: STG-97225-LH
Parcel ID: HD-SHCR-8-14

Warranty Deed

RESPA

ZAKE HOLDINGS LLC, AN ARIZONA LIMITED LIABILITY COMPANY,

Grantor, hereby CONVEY(S) IN WARRANTY to

Dan Paulsen and Jill Paulsen, Husband and Wife as Joint Tenants

Grantees, for the sum of TEN AND NO/DOLLARS and other good and valuable consideration, the following tract of land in Washington County, State of Utah, to-wit

Lot 14, SHORT CREEK SUBDIVISION #8, according to the Official Plat thereof, on file and of record in the Washington County Recorder's Office, State of Utah.

APN: HD-SHCR-8-14

Subject to easements, restrictions and rights of way appearing of record and enforceable in law and subject to 2022 taxes and thereafter.

5725

WITNESS, the hand of said grantor, this 1st day of June, 2022

Zake Holdings LLC, an Arizona Limited Liability Company

By: [Signature]
Isaiah Barlow, Manger

By: [Signature]
Jacob L. Barlow, Manager
Hammon

STATE OF UTAH
COUNTY OF WASHINGTON

On this 1st day of June, 2022, before me [Signature], a notary public, personally appeared Isaiah Barlow, Manger of Zake Holdings LLC, an Arizona Limited Liability Company and Jacob L. Barlow, Manager of Zake Holdings LLC, an Arizona Limited Liability Company, proved on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to this instrument, and acknowledged he/she/they executed the same.

Witness my hand and official seal

[Signature]
Notary Public



Account 0928123

Location

Account Number 0928123
 Parcel Number HD-SHCR-8-14
 Tax District 02 - Hildale Town
 Acres 0.53
 Situs 320 E FIELD AVE , HILDALE
 Legal Subdivision: SHORT CREEK 8 (HD)
 Lot: 14

Owner

Name PAULSEN DAN & JILL
 3246 S 2240 E
 WASHINGTON, UT 84780

Value

Market (2021) \$112,100
 Taxable \$112,100
 Tax Area: 02 Tax Rate: 0.009859
 Type Actual Assessed Acres
 Non
 Primary \$112,100 \$112,100 0.530
 Improved

Parent Accounts 0148125

Parent Parcels HD-191

Child Accounts

Child Parcels

Sibling Accounts

Sibling Parcels

Transfers

Entry Number

Recording Date

[00952300](#)

[06/20/2005 01:58:00 PM](#)

[B: 1756 P: 2167](#)

[00953497](#)

[06/24/2005 02:22:00 PM](#)

[B: 1758 P: 2339](#)

[20090025382](#)

[06/30/2009 03:19:45 PM](#)

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[07/01/2009 08:14:04 AM](#)

[20140018759](#)

[06/23/2014 11:22:28 AM](#)

[20170049314](#)

[12/05/2017 02:39:32 PM](#)

[20210035697](#)

[05/18/2021 01:55:42 PM](#)

[20220030144](#)

[06/08/2022 11:03:32 AM](#)

Images

Tax Year

Taxes

2021

\$1,105.19

2020

\$924.46

• [GIS](#)



Title



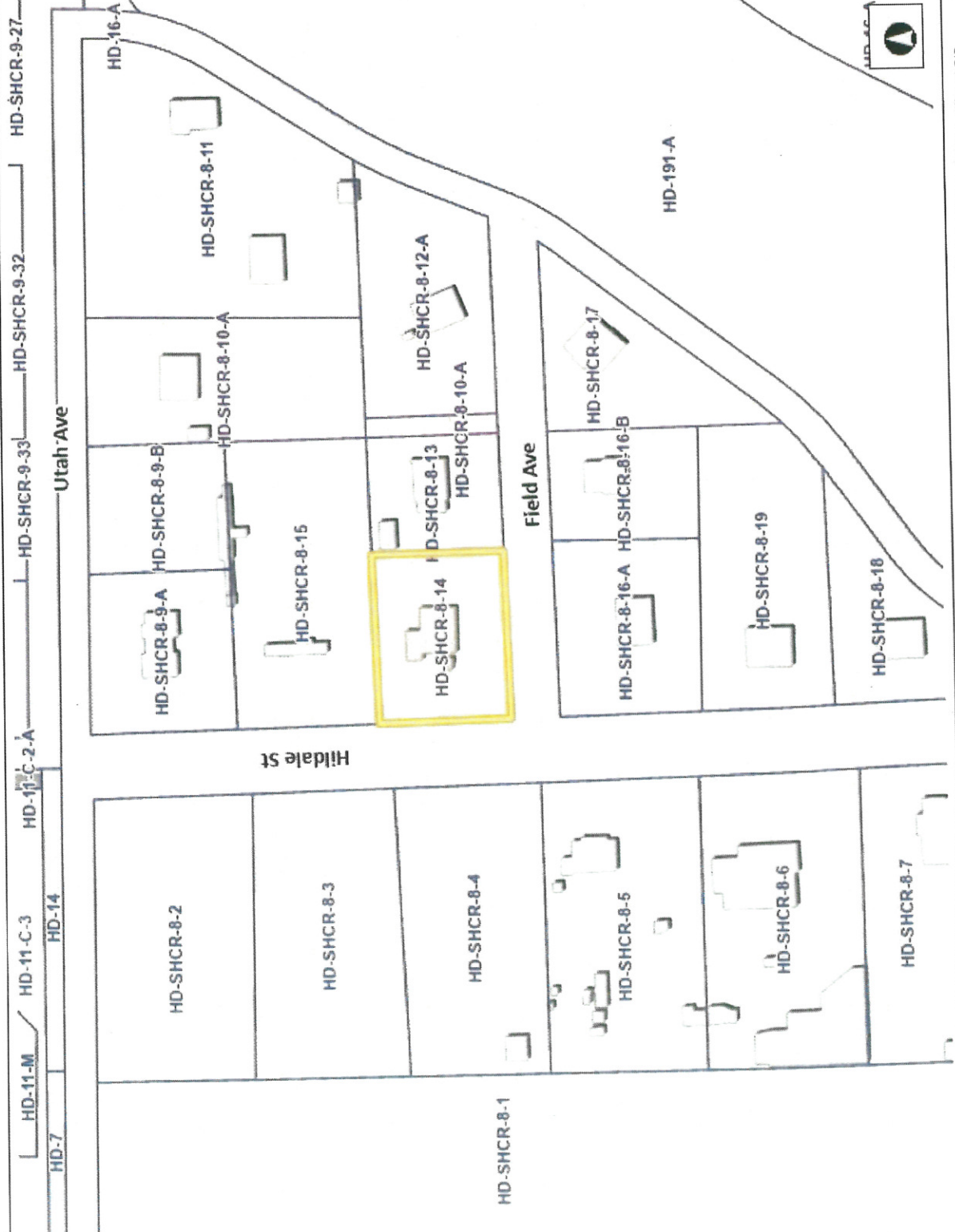
Legend

Parcels

Ownership

- U.S. Forest Service
- U.S. Forest Service Wilderness
- Bureau of Land Management
- Bureau of Land Management Wildlife
- National Park Service
- Shivwits Reservation
- Utah Division of Wildlife Resources
- Utah Division of Transportation
- State Park
- State of Utah
- Washington County
- Municipally Owned
- School District
- Privately Owned
- Water
- Water Conservancy District
- State Assessed Oil and Gas
- Mining Claim

Notes



376.2
188.08
0
376.2 Feet

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From: Harrison Johnson
 To: Hildale City Planning & Zoning Commission; Hildale City Mayor
 Date: October 7th, 2022
 Subject: Zone Change request

Applicant Name: Don and Jill Paulsen
Agent: N/A
Application Type: Zone Change request
Project Address: 320 E Field
Current Zoning: RM-1
Requested Zoning: R1-15
Date: October 7th, 2022
Prepared by: Harrison Johnson

Summary of Application

The Applicant is requesting approval of a Zone Change.

Request 1:

Amend the zoning map to re-zone Parcel HD-SHCR-8-14, commonly addressed as 320 E Field, Hildale, Utah from the current Residential Multi-Family-1 (RM-1) to Single-family residential 15 (R1-15). Should the zone change be approved, the applicant intends to apply for and install short-term rental units.

Background

Below is a summary of actions taken in relation to this zone change application:

- The applicant submitted the application on October 5th, 2022 to the Hildale City offices and paid the fee of \$100.
- The applicant provided addressed, stamped envelopes for all property owners within the required boundary of the subject property.
- City staff prepared a Rezone Letter for Neighboring Properties and mailed the letters within the required notice time.
- The Public Hearing for this zone change request was noticed, as required.

General Plan and Zoning

The property is bounded on the North by HD-SHCR-8-14 On the East by HD-SHCR-8-13;; On the South by Field Ave; and on the West by Hildale Street; Surrounding properties are zoned RM-1, Neighborhood Commercial, Open Space and RA-.5.

Analysis

The zone change request complies with required standards for approval, as identified in Hildale Planning and Zoning ordinance, section 152-13-3 Uses allowed; and Sec 152-13-4 Development Standards In Residential Zones, as follows:

Sec 152-13-3 Uses Allowed

1. Permitted And Conditional Uses:

Permitted and conditional uses allowed within residential zones shall be as set forth in table 152-13-1 of this section. Permitted and conditional uses are indicated by a "P" or "C", respectively, in the appropriate column. Uses not permitted are indicated by "N". Any use not shown on table 152-13-1 of this section shall be prohibited unless the zoning administrator determines the use is substantially the same as a permitted or conditional use as provided in subsection 152-7-18E4 of this chapter.

TABLE 152-13-1 PERMITTED AND CONDITIONAL USES ALLOWED IN RESIDENTIAL ZONES

PERMITTED AND CONDITIONAL USES ALLOWED IN RESIDENTIAL ZONES							
	Zones						
	R1-15	R1-10	R1-8	RM-1	RM-2	RM-3	MH/RV
Agricultural uses:							
Accessory building	P	P	P	P	P	P	P
Agricultural business	N	N	N	N	N	N	N

Agricultural industry	N	N	N	N	N	N	N
Agriculture	N	N	N	N	N	N	N
Agriculture residential	P	P	P	P	P	P	P
Animal specialties	P	P	N	N	N	N	N
Animals and fowl for recreation and family food production	P ³ /C	P ³ /C	P ³	N	N	N	N
Stable, private	N	N	N	N	N	N	N
Residential uses:							
Assisted living facility	C	C	C	N	N	N	N
Boarding house	N	N	N	N	N	N	N
Building, accessory	P	P	P	P	P	P	P
Dwelling, earth sheltered	P	P	P	P	P	P	N
Dwelling, multiple-family	N	N	N	P	P	P	N
Dwelling, single-family	P	P	P	P	P	P	P
Dwelling, single-family with accessory dwelling unit	P	P	P	N	N	N	N
Dwelling, temporary	P	P	P	P	P	P	P
Dwelling, two-family	N	N	N	P	P	P	N
Guesthouse or casita with direct access to main dwelling unit	P	P	P	N	N	N	N
Guesthouse or casita without direct access to main dwelling unit	C	C	C	N	N	N	N
Manufactured home	P	P	P	N	N	N	P
Manufactured/mobile home park	N	N	N	N	N	N	P
Manufactured/mobile home subdivision	N	N	N	N	N	N	P
Protective housing facility	N	N	N	N	N	N	N
Rehabilitation/treatment facility	N	N	N	N	N	N	N
Residential facility for elderly persons ¹	P	P	P	P	P	P	P
Residential facility for persons with a disability ¹	P	P	P	P	P	P	P
Residential facility for troubled youth	N	N	N	N	N	N	N
Short term rental ⁴	P	P	P	N	N	N	N
Transitional housing facility	N	N	N	N	N	N	N
Public and civic uses:							
Airport	N	N	N	N	N	N	N
Auditorium or stadium	N	N	N	N	N	N	N
Bus terminal	N	N	N	N	N	N	N
Cemetery	P	P	P	P	P	P	P
Church or place of worship	P	P	P	P	P	P	P
Club or service organization	N	N	N	N	N	N	N
College or university	N	N	N	N	N	N	N
Convalescent care facility	N	N	N	N	N	N	N
Correctional facility	N	N	N	N	N	N	N
Cultural service	N	N	N	N	N	N	N

Golf course	P	P	P	P	P	P	P
Government service	N	N	N	N	N	N	N
Hospital	N	N	N	N	N	N	N
Operations center	N	N	N	N	N	N	N
Park	P	P	P	P	P	P	P
Post office	N	N	N	N	N	N	N
Protective service	P	P	P	P	P	P	P
Reception center	N	N	N	N	N	N	N
School, elementary, middle, high or private	P	P	P	P	P	P	P
School, vocational	N	N	N	N	N	N	N
Stable, public	N	N	N	N	N	N	N
Utility, major	N	N	N	N	N	N	N
Utility, minor	P	P	P	P	P	P	P
Commercial uses:							
Agricultural sales and service	N	N	N	N	N	N	N
Animal hospital	N	N	N	N	N	N	N
Bail bond service	N	N	N	N	N	N	N
Bank or financial institution	N	N	N	N	N	N	N
Bed and breakfast, home (Less than or Equal to 2; Owner Occupied)	C	C	C	N	N	N	C
Bed and breakfast inn (Between 3 and 10)	C	C	C	N	N	N	C
Business equipment rental, services, and supplies	N	N	N	N	N	N	N
Camping Hosting Facility	N	N	N	N	N	N	N
Car wash	N	N	N	N	N	N	N
Club, private	N	N	N	N	N	N	N
Construction sales and service	N	N	N	N	N	N	N
Convenience store	N	N	N	N	N	N	N
Family child daycare facility ²	P	P	P	P	P	P	P
Licensed family child care ²	C	C	C	C	C	C	C
Residential certificate child care ²	P	P	P	P	P	P	P
Child care center	N	N	N	N	N	N	N
Funeral home	N	N	N	N	N	N	N
Garden center	N	N	N	N	N	N	N
Gas and fuel, storage and sales	N	N	N	N	N	N	N
Gasoline service station	N	N	N	N	N	N	N
Hostel	N	N	N	N	N	N	N
Hotel	N	N	N	N	N	N	N
Kennel, commercial	N	N	N	N	N	N	N
Kennel, residential	P	P	P	P	P	P	P

Laundry or dry cleaning, limited	N	N	N	N	N	N	N
Liquor store	N	N	N	N	N	N	N
Media service	N	N	N	N	N	N	N
Medical or dental laboratory	N	N	N	N	N	N	N
Medical service	N	N	N	N	N	N	N
Motel	N	N	N	N	N	N	N
Office, general	N	N	N	N	N	N	N
Off Road Recreational Vehicle Rental	C	C	C	N	N	N	N
Parking garage, public	N	N	N	N	N	N	N
Parking lot, public	N	N	N	N	N	N	N
Pawnshop	N	N	N	N	N	N	N
Personal care service, home based ²	P	P	P	P	P	P	P
Personal instruction service, home based ²	P	P	P	P	P	P	P
Printing and copying, limited	N	N	N	N	N	N	N
Printing, general	N	N	N	N	N	N	N
Produce stand	N	N	N	N	N	N	N
Recreation and entertainment, indoor	N	N	N	N	N	N	N
Recreation and entertainment, outdoor	N	N	N	N	N	N	N
Recreational vehicle park	N	N	N	N	N	N	P
Repair service	N	N	N	N	N	N	N
Research service	N	N	N	N	N	N	N
Residential hosting facility	P	P	P	N	N	N	N
Restaurant, fast food	N	N	N	N	N	N	N
Restaurant, general	N	N	N	N	N	N	N
Retail, general	N	N	N	N	N	N	N
Secondhand store	N	N	N	N	N	N	N
Shopping center	N	N	N	N	N	N	N
Tattoo establishment	N	N	N	N	N	N	N
Tavern	N	N	N	N	N	N	N
Temporary trailer	P	P	P	P	P	P	P
Transportation service	N	N	N	N	N	N	N
Vehicle and equipment rental or sale	N	N	N	N	N	N	N
Vehicle and equipment repair, general	N	N	N	N	N	N	N
Vehicle repair, limited	N	N	N	N	N	N	N
Veterinary service	N	N	N	N	N	N	N
Warehouse, self-service storage	N	N	N	N	N	N	N
Wireless telecommunication facility	See section 10-50-5, table 10-50-1 of this title						
Industrial uses:							
Automobile wrecking yard	N	N	N	N	N	N	N

Freight terminal	N	N	N	N	N	N	N
Heavy industry	N	N	N	N	N	N	N
Junk or salvage yard	N	N	N	N	N	N	N
Laundry services	N	N	N	N	N	N	N
Manufacturing, general	N	N	N	N	N	N	N
Manufacturing, limited	N	N	N	N	N	N	N
Mineral extraction	N	N	N	N	N	N	N
Wholesale and warehousing, general	N	N	N	N	N	N	N
Wholesale and warehousing, limited	N	N	N	N	N	N	N

2. Notes:

1. See chapter 46 of this chapter.
2. See chapter 42 of this chapter.
3. See section 152-37-15 of this chapter for permitted animals and fowl.
4. See licensing and operations requirements in title 11 of this code.

3. Accessory Uses:

Permitted and conditional uses set forth in table 152-13-1 of this section shall be deemed to include accessory uses and activities that are necessarily and customarily associated with and incidental and subordinate to such uses.

1. Accessory uses shall be subject to the same regulations that apply to permitted and conditional uses in the same zone except as otherwise expressly provided in this chapter.
2. No accessory use, building, or structure shall be allowed on a lot unless a permitted or conditional use has been established.
3. Accessory uses in residential zones shall include, but not be limited to, the following: Garage sales, subject to applicable standards of chapter 48, "Temporary Uses", of this chapter. Garages and off street parking areas, subject to applicable standards of chapter 34, "Off Street Parking And Loading", of this chapter. Hobby activities when conducted by an occupant of the premises solely for personal enjoyment, amusement, or recreation and which does not conflict with any other city ordinance. Home based businesses, subject to applicable standards of chapter 42, "Home Based Businesses", of this chapter. Household pets. Nurseries and greenhouses, when used for family food production. Playhouses, patios, porches, gazebos, and incidental storage buildings. Swimming pools and hot tubs for use by residents and their guests.
- 4.

Sec 152-13-4 Development Standards In Residential Zones

Development standards within residential zones shall be as set forth in table 152-13-2 of this section.

TABLE 152-13-2

DEVELOPMENT STANDARDS IN RESIDENTIAL ZONES							
	Zones						
Development Standard	R1-25	R1-15	R1-10	R1-8	RM-1	RM-2	RM-3
Lot standards:							
Average lot area ²	15,000 sq. ft.	15,000 sq. ft.	10,000 sq. ft.	8,000 sq. ft.	n/a	n/a	n/a
Minimum lot area or acreage	12,000 sq. ft.	12,000 sq. ft.	8,000 sq. ft.	6,400 sq. ft.	10,000 sq. ft.	1 acre	1 acre
Minimum lot width and/or project frontage	89 ft.	90 ft.	80 ft.	70 ft.	80 ft. project	100 ft. project	200 ft. project
					30 ft. unit	30 ft. unit	30 ft. unit
/	n/a	n/a	n/a	n/a	6 units/lots	10 units/lots	15 units/lots
Building standards:							
Maximum height, main building ³	34 ft.	35 ft.	35 ft.	35 ft.	35 ft.	35 ft.	35 ft.
Maximum height, accessory building ⁴	19 ft.	20 ft.	20 ft.	20 ft.	20 ft.	20 ft.	20 ft.
Maximum size, accessory building	1,200 sq. ft.	1,200 sq. ft.	1,200 sq. ft.	500 sq. ft.	1,000 sq. ft.	1,000 sq. ft.	500 sq. ft.
Building coverage: See subsection 10-37-12l of this title	50% of lot	50% of lot	50% of lot	50% of lot	50% of lot	50% of lot	50% of lot

Distance between buildings	No requirement	No requirement	No requirement	No requirement	20 ft.	20 ft.	20 ft.
Setback standards - front yard:							
Any building ⁵	24 ft.	25 ft.	25 ft.	25 ft.	25 ft.	25 ft.	25 ft.
Setback standards - rear yard:							
Main building	19 ft.	20 ft.	20 ft.	10 ft.	10 ft.	10 ft.	10 ft.
Accessory building, including private garage ⁶	19 ft.	20 ft.	20 ft.	10 ft.	10 ft.	10 ft.	10 ft.
Setback standards - interior side yard:							
Main building	9 ft.	10 ft.	10 ft.	10 ft.	10 ft.	10 ft.	10 ft.
Accessory building, including private garage	See note 6	See note 6	See note 6	See note 6	See note 6	See note 6	See note 6
Setback standards - street side yard:							
Main building ⁷	19 ft.	20 ft.	20 ft.	20 ft.	20 ft.	20 ft.	20 ft.
Accessory building	See note 6	See note 6	See note 6	See note 6	See note 6	See note 6	See note 6

Notes:

1. Duplex only permitted on first 10,000 square feet. Any additional units must meet density per acre standards.
2. "Average size" means the total acreage devoted to lots divided by the number of lots. Net density definition shall apply.
3. Except as otherwise permitted by subsection 152-13-7C of this chapter.
4. Except as otherwise permitted by subsection 152-13-7B of this chapter.
5. Except as modified by the provisions of subsection 152-37-12F, "Setback Measurement", of this chapter.
6. If located at least 10 feet from main building, 2 feet from the dripline of the roof. Otherwise, same as for main building.
7. When this side setback is required, rear setback may be reduced to 10 feet.

Sec 152-13-5 Regulations Of General Applicability

The use and development of real property in residential zones shall conform to regulations of general applicability as set forth in the following chapters of this chapter:

1. Design and compatibility standards:
See chapter 33 of this title.
2. Landscaping and screening:
See chapter 32 of this title.
3. Motor vehicle access:
See chapter 35 of this title.
4. Natural resource inventory:
See chapter 31 of this title.
5. Off street parking:
See chapter 34 of this title.
6. Signs:
See chapter 36 of this title.
7. Supplementary development standards:
See chapter 37 of this title.

Sec 152-13-6 Regulations For Specific Uses

To the extent that use and development of real property includes any matter encompassed by a regulation for a specific use as set forth in Article VI of this chapter, such regulation shall apply in addition to the requirements of this chapter and shall prevail over any conflicting provision of this chapter.

Sec 152-13-7 Special Regulations

1. Animals:
Within R1, RM, and MH/RV zones, where permitted by the zone, the keeping of animals shall normally be simultaneous with occupied residential use.
2. Larger Accessory Buildings:
Notwithstanding the maximum building size limitation shown on table 152-13-2 in section 152-13-4 of this chapter, the maximum size of an accessory building may be increased pursuant to a conditional use permit.
3. Increased Height:
Notwithstanding the height limitations shown on table 152-13-2 in section 152-13-4 of this chapter a greater building height may be allowed in residential zones pursuant to a conditional use permit.

4. Visual Barriers:

Fencing or other method of providing privacy and a visual barrier to adjacent property shall be constructed around the perimeter of a multiple-family development.

1. The height of such barrier shall be at least six feet (6').
2. The barrier material and location shall be identified on an approved site plan.

5. Open Space:

In multiple-family residential zones, common open space should equal or exceed the ground floor area of all buildings on site. Projects greater than one story should provide common open space equivalent to the ground floor area plus fifty percent (50%) of all additional floor area.

Recommendation

Staff recommends approval of the zone change request as it is consistent with Hildale City' General Plan.

Sample Motions – ZONING CHANGE

1. I move to recommend approval of the zoning map amendment requested for Parcel HD-SHCR-8-14, commonly addressed as 320 E Field Street Hildale, Utah from the current Residential Multi-Family-1 (RM-1) to Single-family residential 15 R1-15

Attachments

- a. Zone Change Application
 - a. Warranty Deed
 - b. Affidavit
 - c. Check
 - d. Zoning Map
- b. Washington County Property Report for parcel HD-SHCR-8-14
- c. Draft copy Rezone Letter for Neighboring Properties
- d. Public Hearing Notice



RESOLUTION HILDALE CITY 2022-11-02

A RESOLUTION OF THE CITY COUNCIL OF HILDALE, UTAH, ESTABLISHING THE HILDALE CITY OUTDOOR RECREATION COMMITTEE.

WHEREAS, Utah is well known as for outdoor recreational activities; and

WHEREAS, Hildale City has multiple outdoor recreation opportunities such as hiking, camping, bicycling, mountain biking, mechanized vehicle trails, scenic tours, water activities, and more; and

WHEREAS, Hildale City is supportive of continued development of safe, accessible, and openly available sites, facilities, and amenities to promote outdoor recreation; and

WHEREAS, Hildale City cooperates and coordinates outdoor recreation with community members, visitors, associations, schools, County, State, and Federal agencies for projects and grants; and

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF HILDALE as follows:

The City Council establishes the Hildale City Council Outdoor Recreation Committee; Delegates City Council member Stacy Seay to serve as Chair; and directs the committee to assess, develop, promote, and encourage outdoor recreational opportunities.

PASSED AND ADOPTED by the City Council of the City of Hildale (City), Hildale, Utah, November 16, 2022.

Name, Mayor

ATTEST:

Name, City Recorder

Resolution for City Council Outdoor Recreation Committee





RESOLUTION HILDALE CITY 2022-11-03

A RESOLUTION OF THE CITY COUNCIL OF HILDALE, UTAH NAMING THE UPPER MESA ECONOMIC DEVELOPMENT GROUP AS A NONBINDING REPRESENTATIVE OF THE CITY FOR ECONOMIC DEVELOPMENT.

WHEREAS, Hildale City acknowledges the need for improved and diversified economic development within the greater Hildale/Colorado City (AZ) region; and

WHEREAS, the Upper Mesa Economic Development Group (UMEDG) shares Hildale City’s concern for improved and diversified economic development within the greater Hildale/Colorado City (AZ) region; and

WHEREAS, Hildale City identifies the UMEDG service area to include Eastern Washington County Utah, and Northern Mohave County Arizona (North of Grand Canyon and the Arizona Strip area) to identify and implement regional economic development strategies; and

WHEREAS, Hildale City has developed a positive association with UMEDG and has collaborated to pursue public private funding for projects.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF HILDALE as follows:

The City Council approves an association with the Upper Mesa Economic Development Group to improve and diversify economic development and identify and implement regional economic development strategies within the greater Hildale/Colorado City region.

PASSED AND ADOPTED by the City Council of the City of Hildale (City), Hildale, Utah, November 16, 2022.

Name, Mayor

ATTEST:

Name, City Recorder

Resolution for Upper Mesa Economic Development Group collaboration





RESOLUTION HILDALE CITY 2022-11-04

A RESOLUTION OF THE CITY COUNCIL OF HILDALE, UTAH AUTHORIZING SUBMISSION OF A RURAL COMMUNITIES OPPORTUNITY GRANT TO THE UTAH OFFICE OF ECONOMIC DEVELOPMENT.

WHEREAS, Hildale City acknowledges the need for improved and diversified economic development; and

WHEREAS, the Utah Office of Economic Development has made available a grant for eligible rural communities to empower rural communities to take responsibility for economic development planning, projects, and activities, and to manage their unique opportunities; and

WHEREAS, the grant addresses the economic development needs of rural communities, which include business recruitment, development, and expansion; workforce training and development; and infrastructure and capital facilities improvements for business development; and

WHEREAS, the grant can be issued up to six hundred thousand dollars (\$600,000) with justified economic development need and ability to provide a small percentage of matching funds; and

WHEREAS, Hildale City is eligible for the grant.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF HILDALE as follows:

The City Council approves the submission of a Rrural Communities Opportunity Grant to the Utah Office of Economic Development.

PASSED AND ADOPTED by the City Council of the City of Hildale (City), Hildale, Utah, November 16, 2022.

Name, Mayor

ATTEST:

Name, City Recorder

Resolution for Rural Communities Opportunity Grant

