

MINUTES OF A CITY COUNCIL SPECIAL MEETING HELD JUNE 18, 2026 AT THE HYRUM CITY COUNCIL CHAMBERS, 60 WEST MAIN, HYRUM, UTAH.

CONVENED: 5:30 P.M.

CONDUCTING: Mayor Pro Tempore Michael Nelson arrived at 6:00 p.m.

ROLL CALL: Councilmembers Rebecca Foulger, Michael Nelson, NaLyn Nelson, Craig L. Rasmussen, and Mont Wright.

EXCUSED: Mayor Steve Miller

CALL TO ORDER: There being five members present and five members representing a quorum, Mayor Pro Tempore Michael Nelson called the meeting to order.

OTHERS PRESENT: City Administrator Daniel Ferris, City Planner Tony Ekins, Power Superintendent Larry Coleman, and one citizen. City Recorder Stephanie Fricke recorded the minutes.

AGENDA ADOPTION: A copy of the notice and agenda for this meeting was emailed to The Herald Journal, posted on the Utah Public Notice Website and Hyrum City's Website, provided to each member of the governing body, and posted at the City Offices more than forty-eight hours before meeting time.

ACTION

Councilmember Rasmussen made a motion to approve the agenda for the special meeting on June 18, 2026 as published. Councilmember Foulger seconded the motion and Councilmembers Foulger, Michael Nelson, NaLyn Nelson, Rasmussen, and Wright voted aye. The motion passed.

5. AGENDA ITEMS:

- A. Staff would like to discuss Accessory Buildings at the upcoming City Council Workshop. The discussion will include the current zoning regulations that are regulating accessory building location and height, and how the current code will relate to recent State of Utah legislation for detached accessory buildings.
- B. Discussion on power connections southwest of Hyrum Reservoir.

6. ADJOURNMENT

AGENDA ITEMS:

STAFF WOULD LIKE TO DISCUSS ACCESSORY BUILDINGS AT THE UPCOMING CITY COUNCIL WORKSHOP. THE DISCUSSION WILL INCLUDE THE CURRENT ZONING REGULATIONS THAT ARE REGULATING ACCESSORY BUILDING LOCATION AND HEIGHT, AND HOW THE CURRENT CODE WILL RELATE TO RECENT STATE OF UTAH LEGISLATION FOR DETACHED ACCESSORY BUILDINGS.

City Planner Tony Ekins reviewed the requirements of Utah Code § 10-9a-204(2)(b) regarding accessory dwelling units (ADUs). He explained that the ordinance must include a process for property owners to apply for an accessory dwelling unit. The City may establish a maximum size for an accessory dwelling unit. He explained that an ADU of 650 square feet or less would require one off-street parking space, while an ADU of 651 square feet or larger would require two off-street parking spaces. He explained lot coverage requirements, and open space requirements.

DISCUSSION ON POWER CONNECTIONS SOUTHWEST OF HYRUM RESERVOIR.

Power Superintendent Larry Coleman opened a discussion regarding electric service connections outside Hyrum City limits, particularly for properties located across Hyrum Dam. He explained that Hyrum City's existing power line is located within Rocky Mountain Power's service territory; however, Rocky Mountain Power does not currently have distribution facilities close enough to serve several customer requests south of Hyrum Dam. Hyrum City allowed power line extensions and connections to property owners south of Hyrum Dam since it has an existing power line that is closer to properties being developed than Rocky Mountain Power. However, Hyrum City has an ordinance that restricts connections or extensions outside of Hyrum City limits. Property owners outside city limits that are near Hyrum City's power line are being denied a connection. With improvements to the City's electrical infrastructure and increased system capacity, those concerns may no longer be as significant.

Councilmember Michael Nelson explained that the Federal Energy Regulatory Commission (FERC) and existing service agreements regulate utility service territories. He stated that electrical service responsibilities cannot be transferred without the required approvals, contractual agreements, and notification to Rocky Mountain Power identifying the utility responsible for providing service. The City has previously discussed selling or trading the lines outside City limits with Rocky Mountain Power

for those customers and lines that Rocky Mountain Power owns inside Hyrum City limits.

Power Superintendent Larry Coleman said he has had conversations with Rocky Mountain Power regarding trading of power lines and customers. However, this could take several years to complete the transaction. He explained that there have been three requests for connections to the City's electrical line, but the City denied those requests due to the properties being located within Rocky Mountain Power's assigned service territory. Rocky Mountain Power has an obligation to provide electrical service within its service territory and may be subject to penalties if service is unavailable. As a result, Rocky Mountain Power has expressed interest in purchasing a portion of the City's electrical distribution line to provide service to those customers and accommodate future requests.

Councilmember Wright asked what option would provide the greatest benefit to both Hyrum City and the affected property owners.

Power Superintendent Larry Coleman stated that selling the line would eliminate the City's responsibility for denying future connection requests while allowing customers to obtain electrical service through Rocky Mountain Power. He added that the City would also receive revenue from the sale of the asset. Much of the infrastructure has limited value, portions of the line may have some value. He clarified that Rocky Mountain Power is not interested in purchasing the entire electrical system, only the section necessary to serve the affected customers.

Councilmember Rasmussen said the proposal to trade with Rocky Mountain Power could benefit both the City and the utility by generating revenue for the City while providing service to customers.

ADJOURNMENT:

ACTION

**There being no further business before the City Council,
the Council Meeting adjourned at 6:30 p.m.**

ATTEST:

Steve J. Miller
Mayor

Stephanie Fricke
City Recorder

Approved: July 16, 2026
As Written