



**PAGE CITY COUNCIL
REGULAR MEETING MINUTES
February 12, 2025**

A Regular Meeting of the Page City Council was held at 5:30 p.m. on the 12th day of February 2025, in the Council Chambers at City Hall in Page, Arizona. Mayor Steven Kidman presided. Vice Mayor Mike Farrow, and Councilors Amanda Hammond, Kenna Hettinger, Tom Preller, and Debi Roundtree were present. Councilor David Auge was excused. There was a moment of meditation. Vice Mayor Farrow led the Pledge of Allegiance.

Mayor called the meeting to order at 5:32 p.m.

Staff members present: City Manager, Darren Coldwell; City Attorney, Joshua Smith; IT Director, Kane Scott; Planning and Zoning Director, Zachary Montgomery; Public Works Director, Kyle Christiansen; Finance Director, Linda Watson, Police Chief, Tim Lange; Police Captain, Larry Jones; Police Executive Administrative Assistant, Alie Malnack; Management Analyst, Robin Crowther; Deputy City Clerk, Jennifer Lange; and City Clerk Cindy Scott.

PRIORITY LIST

City Council Strategic Priorities.

None.

City Councilors' individual Priorities.

None.

MINUTES

City Council Regular Minutes - January 22, 2025

City Council Work Session Minutes - January 29, 2025

City Council Work Session Minutes - February 5, 2025

Motion made by Councilor Preller to approve the Minutes. The motion was seconded by Councilor Hettinger and passed unanimously by all voting members. Councilor Roundtree abstained.

CONSENT AGENDA

INFORMATION

Monthly Cash Allocation Comparison - November 2024

Planning and Zoning Commission Minutes - October 1, 2024

Economic Development Advisory Board Minutes - October 22, 2024

Page Utility Enterprises Board Minutes - November 12, 2024

Parks and Recreation Advisory Board Minutes - January 6, 2025

Economic Development Advisory Board Minutes - January 27, 2025

MISCELLANEOUS ACTIONS

None.

Page City Council Regular Meeting – February 12, 2025

Motion made by Councilor Hammond to approve the items in the Consent Agenda. The motion was seconded by Councilor Preller and passed unanimously upon a vote.

PUBLIC HEARINGS

Liquor License - K-BBQ and Tofu House

Mayor Kidman opened the Public Hearing.

Proponents: None

Opponents: None

Mayor Kidman closed the Public Hearing.

HEAR FROM THE CITIZENS

Residents Tina Holman and Chuck Straub addressed the City Council.

REPORTS AND ANNOUNCEMENTS

MAYOR'S REPORTS AND ANNOUNCEMENTS

None.

CITY MANAGER'S CURRENT EVENTS SUMMARY

City Manager Coldwell presented information on the 50th Anniversary:

Update on Pera Club.

City Manager Coldwell presented an update on the Pera Club.

BOARDS AND COMMISSIONS

Discussion by the City Council pertaining to reports on board meetings by Board Liaisons

Vice Mayor Farrow, Councilor Hettinger, Mayor Kidman, and Councilor Hammond gave updates.

Economic Development Advisory Board Appointment Application

Councilor Hammond commented.

Motion made by Councilor Hammond to appoint Arden Redshirt to the Economic Development Advisory Board. The motion was seconded by Vice Mayor Farrow and passed unanimously upon a vote.

UNFINISHED BUSINESS

Chapman Mobile Home Park Conditional Use Permit Case #CUP 25-001 to allow RV Use in MHP Zoning.

City Attorney gave direction about how to proceed with a motion.

There was discussion.

Resident Chuck Straub addressed the City Council.

Discussion continued.

Aly Musgrove from Nestworthy Communities provided information.

Motion was made by Councilor Hammond to approve the Conditional Use Permit (CUP) Case #25-001 to add the RV Park Use to the existing Manufactured/Mobile Home Park (MHP) Zoning District within the confines of the existing Chapman Mobile Home Park. The approval is based upon the required findings 1-9 in section 152.09 of the Page City Code. In order to avoid detrimental environmental impact and to otherwise protect the

Page City Council Regular Meeting – February 12, 2025

best interest of the surrounding area or the community as a whole, the following are conditions of approval with which the Applicant must comply:

#1. RVs shall be rented for a “minimum” period of one month, so as to conform with the character and nature of the Mobile Home Parks where they will be located. Daily and Weekly Rentals are prohibited.

#2. In accordance with Page Zoning Codes Section 152.045 Specific Land Use & Development Standards – In establishing the temporary or seasonal nature of the RV Park, no single RV site shall be occupied by the same party for a period of time longer than nine continuous months in any 12-month period.

#3. RVs will only be permitted to occupy a maximum of 15% of spaces at any given time within the Mobile Home Park.

#4. The Mobile Home Park may not own or operate any of the RVs in the Park. All RVs shall be tenant owned.

The motion was seconded by Mayor Kidman.

The motion was amended by Vice Mayor Farrow to replace condition #4 in the original motion to The Mobile Home Park may own and operate a maximum of 5% of RVs within the Chapman Mobile Home Village Park.

The amendment was seconded by Councilor Hettinger. Mayor Kidman, Vice Mayor Farrow, Councilor Hettinger, and Councilor Roundtree voted in favor. Councilor Hammond and Preller opposed.

Mayor Kidman, Vice Mayor Farrow, Councilor Hettinger, and Councilor Roundtree voted in favor of the amended motion. Councilor Hammond and Preller opposed.

Lake Powell Mobile Home Village Conditional Use Permit Case #CUP 25-002 to allow RV Use in MHP Zoning.

Motion was made by Councilor Hettinger to approve the Conditional Use Permit (CUP) Case #25-002 to add the RV Park Use to the existing Manufactured/Mobile Home Park (MHP) Zoning District within the confines of the existing Lake Powell Mobile Home Park with the same findings and conditions as the previous agenda item. The motion was seconded by Vice Mayor Farrow.

Councilors Hammond, Preller, Roundtree, and Hettinger commented.

Motion proposed by Councilor Preller to adjust the number of spaces proposed in the original motion in condition #3 from 15% to 10%.

There was discussion.

Councilor Preller withdrew his amendment to the motion.

Page City Council Regular Meeting – February 12, 2025

Motion was made by Councilor Hammond to amend the original motion to adjust the number of spaces in condition #3 to 10% and condition #4 to 3%. The motion was seconded by Councilor Roundtree. Mayor Kidman, Councilor Preller, Councilor Hammond, and Councilor Roundtree voted in favor. Vice Mayor Farrow and Councilor Hettinger opposed.

Mayor Kidman, Councilor Preller, Councilor Hammond, Councilor Hettinger, and Councilor Roundtree voted in favor of the amended motion. Vice Mayor Farrow opposed.

NEW BUSINESS

Presentation of the FY 2024 Annual Comprehensive Financial Report

Finance Director, Linda Watson gave background information.

McKay Hall and Victorya Yahorava from HintonBurdick CPA & Advisors presented the financial report.

There was discussion.

Arizona Law Enforcement Accreditation Program (ALEAP) Presentation

City Manager Coldwell gave background information.

Rich Jessup, Director of the Arizona Law Enforcement Accreditation Program (ALEAP) presented the award.

Chief Lange, Captain Jones, Executive Administrative Assistant Alie Malnack, Dispatch Supervisor Jackie Lyons, and Lead Communications Specialist Taylor McNally were in attendance to accept the award.

A Presentation of the findings of Communications Audit by Zion and Zion

City Manager Coldwell gave background information.

Amanda Johnson from Zion and Zion marketing firm presented.

There was discussion.

Liquor License - K-BBQ and Tofu House

Motion was made by Councilor Preller to approve the liquor license for K-BBQ and Tofu House. The motion was seconded by Councilor Kidman and passed unanimously upon a vote.

Potential update to the City Council Strategic Priorities.

Mayor Kidman stated that this will be on a future agenda.

Councilor Hammond requested a short recess. Mayor called for a 5 minute recess at 7:18 p.m.

The meeting resumed at 7:24 p.m.

Page City Council Regular Meeting – February 12, 2025

BID AWARDS

Public Works Tenant Improvements Bid Award

Public Works Director Christiansen and City Manager Coldwell gave background information.

There was discussion.

Motion was made by Vice Mayor Farrow to award the Public Works Tenant Improvements contract to Mountain States Contractors, Inc in the amount of \$1,271,693.75 and authorize the Mayor to sign the contract. The motion was seconded by Councilor Preller and passed with Mayor Kidman, Vice Mayor Farrow, Councilors Hettinger, Preller, and Roundtree in favor. Councilor Hammond was opposed.

Page Splash Pad Bid Award

Public Works Director Christiansen and City Manager Coldwell gave background information.

There was discussion.

Motion was made by Mayor Kidman to award the bid of the Splash Pad to B4 Enterprises. The motion was seconded by Vice Mayor Farrow.

City Attorney Smith clarified that the final contract for the award would be brought back to Council with the design and numbers.

The motion passed unanimously upon a vote.

DEPARTMENTS

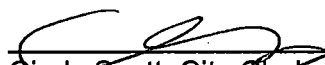
None.

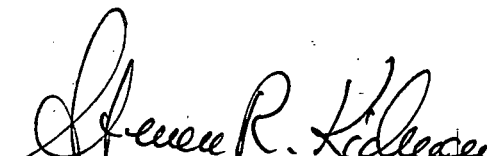
EXECUTIVE SESSIONS

None.

ADJOURN

The meeting was adjourned at 8:10 p.m.


Cindy Scott, City Clerk

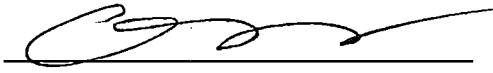

Steven Kidman, Mayor

CERTIFICATION

I hereby certify that the foregoing minutes are a true and correct copy of the minutes of the City Council Regular Meeting, held on the 12th day of February 2025. I further certify that the meeting was duly called and held and that a quorum was present.

Dated this 26th day of February
2025

Page City Council Regular Meeting – February 12, 2025

A handwritten signature in black ink, appearing to read 'Cindy Scott', is written over a horizontal line.

Cindy Scott, City Clerk