#### **CACHE COUNTY COUNCIL**

SANDI GOODLANDER, CHAIR
KATHRYN A. BEUS, VICE CHAIR
DAVID L. ERICKSON
KEEGAN GARRITY
NOLAN P. GUNNELL
MARK R. HURD
BARBARA Y. TIDWELL



199 NORTH MAIN STREET LOGAN, UT 84321 435-755-1840 www.cachecounty.gov

#### CACHE COUNTY COUNCIL

<u>PUBLIC NOTICE</u> is hereby given that the County Council of Cache County, Utah will hold a <u>REGULAR COUNCIL</u> <u>MEETING</u> at **5:00 p.m.** in the Cache County Historic Courthouse Council Chambers, 199 North Main Street, Logan, Utah 84321, on **Tuesday, October 14, 2025**.

Council meetings are live streamed on the Cache County YouTube channel at: https://www.youtube.com/@cachecounty1996

#### **CACHE COUNTY COUNCIL AGENDA**

#### **AMENDED**

#### **REGULAR COUNCIL MEETING** – 5:00 p.m.

- 1. Call To Order
- 2. Opening Councilmember Barbara Tidwell
- 3. Review and Approval of Agenda
- 4. Review and Approval of Minutes (Sept. 16, 2025, Sept. 23, 2025, Sept. 24, 2025 meetings)
- 5. Report of the County Executive
  - a. Appointments

#### 6. Items of Special Interest

- a. Lieutenant Governor's Office Follow Up Report
  - Office of Elections, Lieutenant Governor's Office

#### b. RAPZ & Restaurant Award Deadlines Clarification

- i. 2022 RAPZ and Restaurant Deep Canyon Trailhead October 1, 2026
- ii. 2022 RAPZ and Restaurant 800 West Regional Trail August 1, 2026
- -Alma Burgess, Grant Writer/Manager

#### c. Alcohol Local Consent Application

- i. Local Consent for the issuance of a Limited-Service Restaurant Alcohol License (JJH Holdings, Beaver Mountain)
- -Andrew Erickson, Council Policy Analyst

#### d. Update/Discussion on the Tentative Budget Formation

- George Daines, Cache County Executive

#### 7. Statement on Intent to Increase Property Taxes

- a. Intent to Levy a Tax Rate that Exceeds the Certified Rate
- b. Dollar Amount of Increase
- c. Purpose for the Increase
- d. Approximate Percentage of the Increase
- -Sandi Goodlander, Cache County Council Chair

#### 8. Board of Equalization

- a. Significant Adjustments-Parcel 02-065-0031 (Commercial Office Space at 95 West Golf Course Road)
  - -Dianna Schaeffer, Tax Administration Supervisor
- b. Decisions on 2025 Board of Equalization Recommendations
  - -Dianna Schaeffer, Tax Administration Supervisor

#### 9. Tax Relief

- a. Hardships
  - -Dianna Schaeffer, Tax Administration Supervisor

#### 10. Public Hearings

- a. Set Public Hearing for October 28th for:
  - i. Discussion on Community Development Block Grants (CDBG)
- b. Set Public Hearings for October 28th @ 5:30 PM for:
  - i. Ordinance 2025-34 Cache County Water Use & Preservation Element
  - ii. Ordinance 2025-35 Honey Solar Stone Project LLC Code Amendment
  - iii. Ordinance 2025-37 Adjustments to the Compensation of Cache County Executive Appointed/Deputy Officials
  - iv. Ordinance 2025-38 Auditor Fee Schedule Adjustments
  - v. Ordinance 2025-39 County Attorney's Office Fee Schedule Adjustments
- c. Set Public Hearing for November 18th @ 6:00 PM for:
  - i. Truth in Taxation Hearing for Proposed Property Tax Increase

#### 11. Initial Proposals for Consideration of Action

- a. Resolution 2025-39 Amendment to the Cache County Personnel Policy and Procedure Manual Section IX.B. Parental Leave Policy
  - -Amy Adams, Director of the Office of Personnel Management

#### 12. Pending Action

- a. Ordinance 2025-28 SBA UT24138-B Rezone
  - -Angie Zetterquist, Interim Director Development Services

b. Ordinance 2025-36 – Adjustments to the Compensation of Cache County Councilmembers -Amy Adams, Director of the Office of Personnel Management

#### 13. Other Business

a. USU Homecoming Parade

October 18th (Saturday), 2025 @ ~9:45 a.m.

#### **14. Council Member Reports**

#### 15. Adjourn

- Next Scheduled Regular Council Meeting: October 28, 2025 @ 5:00 p.m.

Sandi Goodlander, Council Chair

#### CACHE COUNTY COUNCIL

#### September 16, 2025 at 5:00 p.m. - Cache County Chamber at 199 North Main, Logan, Utah.

In accordance with the requirements of Utah Code Annotated Section 52-4-203, the County Clerk records in the minutes the names of all persons who appear and speak at a County Council meeting and the substance "in brief" of their comments. Such statements may include opinions or purported facts.

The County does not verify the accuracy or truth of any statement but includes it as part of the record pursuant to State law.

**MEMBERS PRESENT:** Chair Sandi Goodlander, Vice-Chair Kathryn Beus, Councilmember, Councilmember Barbara Tidwell, Councilmember Keegan Garrity, Councilmember Nolan Gunnell, Councilmember Mark Hurd.

#### **MEMBERS EXCUSED:**

**STAFF PRESENT:** Ginafer Low, Scott Bodily, Jason Sleight, Matthew Funk, Mike McGinnis, Dennis R. Gardner, Cory Yeattes, Brett Robinson, Chad Jensen, Alma Burgess, Sara Owen, Tonya Ryan, Amy Adams, Nathan Argyle

#### **OTHER ATTENDANCE:**

#### **Council Meeting**

- 1. Call to Order 5:00p.m. 0:11 Chair Goodlander opened council meeting.
- 2. Opening Remarks and Pledge of Allegiance 0:24 Councilmember Nolan Gunnell gave opening remarks and led audience in Pledge of Allegiance.
- 3. Review and Approval of Agenda 3:25

**Action:** Motion made by Vice Chair Kathryn Beus to move item 5 after 6A on the agenda; motion made by Councilmember Mark Hurd to remove item 7; seconded by Councilmember Keegan Garrity

Motion passes.

Aye: 6 Barbara Tidwell, Kathryn Beus, Nolan Gunnell, Sandi Goodlander, Keegan Garrity, Mark Hurd

Nay: 0

Absent: David Erickson

4. Review and Approval of Minutes (August 26 meeting) 4:17

Edit mentioned by Councilmember Keegan Garrity for typo of *Auditor*, and Chair Goodlander clarified typed *AG* report was meant as *Agri port*.

**Action:** Motion made by Vice Chair Kathryn Beus to approve amended minutes; seconded by Councilmember Nolan Gunnell

Motion passes.

Aye: 6 Barbara Tidwell, Kathryn Beus, Nolan Gunnell, Sandi Goodlander, Keegan Garrity, Mark Hurd

Nay: 0

Absent: David Erickson

- **5. Report of the County Executive** <u>7:46</u> Executive Daines introduced himself and expressed his passion for the county's work, and Cache Valley.
- 6. Items of Special Interest
  - A. Consideration and Appointment of Interim County Executive 5:22

**Action:** Motion made by Councilmember Nolan Gunnell to appoint George Daines as Executive; seconded by Barbara Tidwell.

Motion passes.

Aye: 6 Barbara Tidwell, Kathryn Beus, Nolan Gunnell, Sandi Goodlander, Keegan Garrity, Mark Hurd

Nay: 0

Absent: David Erickson

County Clerk Bryson Behm read Oath of Office statement to swear Executive Daines in to his position.

<u>9:38</u> Chair Goodlander thanked Dirk Anderson for his time and dedication to the county. Dirk shared his thanks for the time he worked for the county.

B. Presentation of Annual External Audit 12:38 Jason Slate from Jones Simkins provided an overview of audits and what is covered by their processes. He named county turnover as the primary reason for issues. 21:27 Councilmember Nolan Gunnell asked how fees are compared. Jason said they are based on compliance requirements from the state Auditors office. 22:11 Vice Chair Kathryn Beus asked if there was anything that had affected their positive bond rating. Jason answered no, the county is healthy from a financial perspective.

Action: Motion made by Councilmember Mark Hurd to accept external audit report; seconded by Nolan Gunnell.

Motion passes.

Aye: 6 Barbara Tidwell, Kathryn Beus, Nolan Gunnell, Sandi Goodlander, Keegan Garrity, Mark Hurd

Nay: 0

Absent: David Erickson

C. Budget Process Update 23:21 Not discussed.

- D. Proposed Property Tax Increase Timeline <a href="24:03">24:03</a> Policy Analyst Andrew Erickson provided a timeline for the requirements by law for the proposed tax increase. <a href="26:29">26:29</a> Cache County Treasurer Craig McAllister asked if this would change his cutoff for mailings. Chair Goodlander answered no.
- E. Consideration of the Granting of the Application for the removal of Land from the Jenson Agricultural Protection Zone Parcels 03-003-0020 and 03-003-0012. 27:37 Angie Zetterquist described the application as pretty simple and not a problem for the county. 29:49 Vice Chair Kathryn Beus inquired what an ag protection area was. Angie answered it protects the property owner from complying to certain zone standards. Councilmember Nolan Gunnel asked how long it had been in ag protection. Angie answered thirty years.

**Action:** Motion made by Councilmember Nolan Gunnell for removal of Land from the Jenson Agricultural Protection Zone – Parcels 03-003-0020 and 03-003-0012; seconded by Councilmember Keegan Garrity.

Motion passes.

Aye: 6 Barbara Tidwell, Kathryn Beus, Nolan Gunnell, Sandi Goodlander, Keegan Garrity, Mark Hurd

Nay: 0

Absent: David Erickson

#### 7. Public Hearings 32:25

- A. Schedule Public Hearings on September 23, 2025 @ 5:30 pm for:
  - i. Ordinance 2025-26-Lower Foods South Road Extension Rezone
  - ii. Ordinance 2025-28 SBA UT24138-B Rezone
  - iii. Ordinance 2025-29 Sparks Ventures Rezone
  - iv. Ordinance 2025-30 Greenfield Milling Industrial Warehouse Rezone
  - v. Ordinance 2025-31 Proposed Amendments to Compensation of Cache County Elected and Other Specified Officials
  - vi. Resolution 2025-33 3<sup>rd</sup> Quarter Budget Amendments

**Action:** Motion made by Councilmember Mark Hurd to set public hearings on September 23, 2025 for items i., ii., iii., i.v., v., vi.; seconded by Barbara Tidwell.

Motion passes.

Aye: 6 Barbara Tidwell, Kathryn Beus, Nolan Gunnell, Sandi Goodlander, Keegan Garrity, Mark Hurd

Nay: 0

Absent: David Erickson

33:15 Andrew Erickson added there should have been a public hearing scheduled at 5:30 pm. Vice Chair Beus and Chair Goodlander asked if there had been notice given and if the proponent was there. Andrew responded a motion was made last meeting. Angie Zetterquist said the applicant was not there. 33:56 Councilmember Mark Hurd clarified if there was

public notice given for the public hearing of the Lower Foods project. Amended motion to adjust date to September 23 made by Councilmember Mark Hurd.

#### 8. Initial Proposals for Consideration of Action

- A. Ordinance 2025-32 County Code Amendments for the Elimination of Duplicate Provisions Found in County Optional Plan Discussion combines 8A/8B. 35:10
- B. Resolution 2025-35 Non-Substantive and Technical Compliance Amendments to the County Optional Plan County Attorney Eric Davis explained updated revisions that were needed to the Optional Plan in order for it to be current. 38:55 Chair Goodlander clarified these changes were already in code and would need to be reflected in the optional plan. Eric answered yes. Chair Goodlander asked what action would be needed from council. 40:09 Attorney Taylor Sorenson added some of the changes would need council approval. He added the Executive would also like to review and offer changes. Eric commented Phase 1 and 2 are ready unless there are further comments and expressed there is no urgency. 41:33 Discussion of the redline document and changes made. 42:33 Executive Daines said the updates appeared to be more than housekeeping and wanted to see historic record of changes for him to review. Taylor said changes have been made and were substantive but harmonizing the two codes to appear in their most current form is the housekeeping referenced. Councilmember Keegan Garrity asked how changes would be implemented. Eric answered in the mentioned phases. Chair Goodlander clarified a vote on phase 1 and 2 would be just to make sure the two documents matched. Councilmember Mark Hurd confirmed organizational changes had been implemented and stated in two different places. Attorney Taylor Sorenson reminded council they have the authority to change the optional plan to reflect new powers. 48:18 Vice Chair Kathryn Beus clarified the two points that appeared to be the discussion. Executive Daines responded he didn't have time to review the draft yet and would like the matter to be continued. Taylor offered the Clerks office could provide the ordinances and minutes for those meetings. No action
- C. Resolution 2025-36 Providing Approval for the Filing Of Cross-Appeal(s) For 2025 Centrally Assessed Property Tax Appeals. 52:41 County Attorney Eric Davis updated council on an appeal of centrally assessed tax property filed by Pacific Core LLC. He read the foreseen outcomes if the appeal was granted. Chair Goodlander asked what the tax consequence would be. Eric answered \$263,892.98 in one tax year. 54:13 Councilmember Keegan Garrity inquired about third party legal counsel retained in the budget. Taylor answered there is a separate trial budget. Eric added the price is based on each county's interest in the tax appeal. Vice Chair Kathryn Beus asked if Pacific Core did this a lot. Chair Goodlander and Eric answered yes.

**Action:** Motion made by Vice Chair Kathryn Beus to suspend rules and approve Resolution 2025-36; seconded by Councilmember Nolan Gunnell.

Motion passes.

Aye: 6 Barbara Tidwell, Kathryn Beus, Nolan Gunnell, Sandi Goodlander, Keegan Garrity, Mark Hurd

Nay: 0

**Absent:** David Erickson

#### 9. Other Business 55:54

A. USU Homecoming Parade October 18th (Saturday), 2025 @9:45 a.m.

#### 10. Councilmember Reports

**David Erickson** – Absent

Sandi Goodlander – 1:07:39 Sandi reported on the Wellsville Founders Day and her attendance to an all-day retreat with Bear River Health Department. She talked about UAC and planning and commission meeting. She gave thanks to them for their time. She spoke about the Rec Steering Committee and the options to be proposed. She asked for council to consider filling a seat for Executive Daines. 1:11:55 Executive Daines suggested other elected officials to take some seats. Nolan asked HR Director Amy Adams if there was an update on interviews. Amy answered that process would move forward with Executive Daines. Sandi added USU would provide a written compensation agreement.

**Keegan Garrity** – 1:00:25 Keegan updated a reorganization of the Airport board with the resignation of David Zook. Mark asked who. Keegan answered Bob as Chair, and Brett as Vice Chair. Chair Goodlander and Vice Chair Beus questioned the

names. Attorney Taylor Sorenson clarified John Kerr as the chair. Keegan also provided an update Wayne's Loops would open at the earliest next Spring.

**Barbara Tidwell** – <u>56:20</u> Barbara started her report with America 250 celebration plans and shared a tribute to the founder of Hyclone Laboratories.

**Kathryn Beus** -1:03:12 Kathryn reported on the Fire District meeting with possible solutions for funding.

**Nolan Gunnell** – 1:01:29 Nolan urged participation in the water meeting September 24. 1:06:58 Nolan mentioned a different water meeting would be held September 22.

**Mark Hurd** -1:04:33 Mark reported on O&P meeting and outdoor rec committee for regional significant outdoor projects. He added his invitation to participate in the Cache Coalition. 1:14:19 Mark added the audit committee met as well.

1:15:04 Executive Daines expressed his views of how the budget should be met and the process for how discussions are held and decisions are made. Chair Goodlander suggested workshops as an option. Executive Daines said he anticipated to meet with most department heads within several days days.

Action: Motion made by Councilmember Nolan Gunnell to adjourn council meeting; seconded by Mark Hurd.

Motion passes.

Aye: 6 Barbara Tidwell, Kathryn Beus, Nolan Gunnell, Sandi Goodlander, Keegan Garrity, Mark Hurd

Nay: 0

Absent: David Erickson

Adjourn: 7:30 PM <u>1:21:51</u>

Next Scheduled Regular Council Meeting: September 23, 2025 @ 5:00 pm Upcoming Special County Council Meeting: September 24, 2025 at 3:00 pm

APPROVAL: Sandi Goodlander, Chair Cache County Council

ATTEST: Bryson Behm, Clerk Cache County Council



#### **CACHE COUNTY COUNCIL**

#### September 23, 2025 at 5:00 p.m. - Cache County Chamber at 199 North Main, Logan, Utah.

In accordance with the requirements of Utah Code Annotated Section 52-4-203, the County Clerk records in the minutes the names of all persons who appear and speak at a County Council meeting and the substance "in brief" of their comments. Such statements may include opinions or purported facts.

The County does not verify the accuracy or truth of any statement but includes it as part of the record pursuant to State law.

**MEMBERS PRESENT:** Chair Sandi Goodlander, Vice-Chair Kathryn Beus, Councilmember David Erickson, Councilmember Barbara Tidwell, Councilmember Keegan Garrity, Councilmember Nolan Gunnell, Councilmember Mark Hurd.

**MEMBERS EXCUSED:** Councilmember Barbara Tidwell, County attorney Taylor Sorenson, County Clerk Bryson Behm **STAFF PRESENT:** Michelle Stanger, Kyla Doyle, Matthew Funk, Jeris Kendall, Nathan Argyle, Bart Esplin, Amy Adams, Andrew Frickeson

**OTHER ATTENDANCE:** 

#### **Council Meeting**

- 1. Call to Order 5:00p.m. :04 Chair Sandi Goodlander opened meeting.
- 2. Opening Remarks and Pledge of Allegiance :27 Councilmember Keegan Garrity shared an article written by a friend about the innovations of America and their ties to the first amendment of free speech.
- 3. Review and Approval of Agenda 3:40

**Action:** Motion made by Councilmember David Erickson to approve the agenda; seconded by Councilmember Nolan Gunnell

Motion passes.

Aye: 6 David Erickson, Kathryn Beus, Nolan Gunnell, Sandi Goodlander, Keegan Garrity, Mark Hurd

Nay: 0

**Absent: 1 Barbara Tidwell** 

4. Review and Approval of Minutes 3:55

Action: Minutes had not been reviewed. No action.

Motion passes.

Aye: 6 David Erickson, Kathryn Beus, Nolan Gunnell, Sandi Goodlander, Keegan Garrity, Mark Hurd

Nay: 0

**Absent: 1 Barbara Tidwell** 

5. Report of the County Executive 4:08 Executive George Daines reported on his involvement in the budget and meeting with County Auditor Matt Funk to make revisions. 6:00 Chair Sandi Goodlander asked Executive if he had an appointment. Executive Daines nominated R. Kurt Webb for Deputy County Executive.

**Action:** Motion made by Councilmember Nolan Gunnell to approve recommendation for R. Kurt Webb as Deputy Executive; seconded by Vice Chair Kathryn Beus.

Motion passes.

Aye: 6 David Erickson, Kathryn Beus, Nolan Gunnell, Sandi Goodlander, Keegan Garrity, Mark Hurd

Nay: 0

**Absent: Barbara Tidwell** 

#### 6. Items of Special Interest

A. Budget Process Update 5:37 Chair Sandi Goodlander summarized the plan to work together while the budget is updated.

Action: None Motion passes.

Aye: 6 David Erickson, Kathryn Beus, Nolan Gunnell, Sandi Goodlander, Keegan Garrity, Mark Hurd

Nay: 0

**Absent: 1 Barbara Tidwell** 

**B. Brandon Bair, Parcel No. 09-080-0034, Bankruptcy Tax Release** <u>7:37</u> Attorney Jeris Kendall explained the reasons behind tax release. Chair Sandi Goodlander clarified the resolution could be passed without resolution number assignment. Jeris answered it could be passed without the number assignment.

**Action:** Motion made by Councilmember David Erickson to approve Resolution; seconded by Councilmember Mark Hurd. **Motion passes.** 

Aye: 6 David Erickson, Kathryn Beus, Nolan Gunnell, Sandi Goodlander, Keegan Garrity, Mark Hurd

Nay: 0

**Absent: 1 Barbara Tidwell** 

#### C. Logan Regional Hospital Total Community Gift Presentation

a. Brandon McBride, Logan Regional Hospital CEO/Administrator 10:09 Brandon presented the coverage Logan Regional provides and their contributions to the community. 16:37 Councilmember Keegan Garrity asked for examples of ways the investments are determined. Brandon briefly described the process for those eligible to receive assistance. Chair Sandi Goodlander asked what the difference is to what is covered by Medicaid and Medicare. Brandon answered the numbers are adjusted to what percentage to the dollar the payer is. 18:33 Logan Regional Hospital Communications Manager Emilio Rodriguez talked about the findings of the Community Health Needs assessment done with the Bear River Health Department. 21:07 Councilmember Nolan Gunnell added his participation as a board member and the value the hospital brings to the valley. Brandon thanked council for the partnership.

#### 7. Public Hearings

A. Ordinance 2025-26 – Lower Foods – South Road Extension Rezone 22:23 Development Services Interim Director Angie Zetterquist read the application location and description. Chair Sandi Goodlander opened for public comments. None. 26:04 Sunrise engineer Jake Leatham offered to answer questions. Vice Chair Kathryn Beus asked why the decision was made not to annex into Richmond City. Alan Lower answered to prevent the city from future surrounding of his business.

**Action:** Motion made by Councilmember David Erickson to close public hearing; seconded by Councilmember Mark Hurd. **Motion passes.** 

Aye: 6 David Erickson, Kathryn Beus, Nolan Gunnell, Sandi Goodlander, Keegan Garrity, Mark Hurd

Nay: 0

**Absent: 1 Barbara Tidwell** 

B. Ordinance 2025-28 – SBA UT24138-B Rezone 28:19 Angie read through the application to inform council. Chair Sandi Goodlander opened for public comments. None. 31:11 Councilmember David Erickson asked if there would be specifics for the area. Angie answered yes.

**Action:** Motion made by Councilmember Nolan Gunnell to close public hearing; seconded by Vice Chair Kathryn Beus. **Motion passes.** 

Aye: 6 David Erickson, Kathryn Beus, Nolan Gunnell, Sandi Goodlander, Keegan Garrity, Mark Hurd

Nay: 0

**Absent: 1 Barbara Tidwell** 

C. Ordinance 2025-29 – Sparks Ventures Rezone 32:05 Angie read through the application and included the vote for denial by planning and commission. Chair Sandi Goodlander opened for public comment. 34:38 Citizen Blake Sparks gave his reasons and understanding of the responsibilities for the rezone to industrial.

**Action:** Motion made by Councilmember Nolan Gunnell to close public hearing; seconded by Councilmember David Frickson.

Motion passes.

Aye: 6 David Erickson, Kathryn Beus, Nolan Gunnell, Sandi Goodlander, Keegan Garrity, Mark Hurd

Nay: 0

**Absent: 1 Barbara Tidwell** 

D. Ordinance 2025-30 – Greenfield Milling Industrial Warehouse Rezone 37:22 Angie read through the application and its details with the inclusion Richmond City had no issues with the rezone. Councilmember Keegan Garrity asked for the reason of the extension. Angie answered a property interest. Chair Sandi Goodlander opened for public comment. 40:25 Kirk Errands VP of Health and Safety with Greenfield explained the workload that has led to the rezone.

**Action:** Motion made by Councilmember Nolan Gunnell to close public hearing; seconded by Councilmember David Erickson.

Motion passes.

Aye: 6 David Erickson, Kathryn Beus, Nolan Gunnell, Sandi Goodlander, Keegan Garrity, Mark Hurd

Nay: 0

**Absent: 1 Barbara Tidwell** 

E. Ordinance 2025-31 – Proposed Amendments to Compensation of Cache County Elected and Other Specified Officials 41:27 HR Director Amy Adams presented the differences in rates for elected officials across counties and the proposed increases. Chair Sandi Goodlander opened for public comment. None.

**Action:** Motion made by Councilmember Nolan Gunnell to close public hearing; seconded by Vice Chair Kathryn Beus Erickson.

Motion passes.

Aye: 6 David Erickson, Kathryn Beus, Nolan Gunnell, Sandi Goodlander, Keegan Garrity, Mark Hurd

Nay: 0

**Absent: 1 Barbara Tidwell** 

F. Resolution 2025-33 – 3<sup>rd</sup> Quarter County Budget Amendments 48:23 County Auditor Matt Funk handed out a packet to council then explained the details included funds for the new County Deputy Executive. Councilmember Nolan Gunnell clarified inclusion of benefits. Matt asked if there was reason for benefits to be in question. 50:32 Executive Daines stated the position did not include benefits. Short discussion between councilmembers. 51:04 Matt continued with request for transfer of funds to use for America 250 event. Councilmember Keegan Garrity clarified the change in salary from the previous Deputy. Matt answered the previous occupant of the office was given severance and these funds would pay the new employee. 53:03 Chair Sandi Goodlander commented on a truck line item for the senior center and its lease buyout. 55:15 Councilmember Mark Hurd clarified the \$41,000 was already in the budget but needed to be in the budget opening to reallocate for this proposed purpose. Chair Sandi Goodlander confirmed yes. Chair Sandi Goodlander opened for public comment. None.

**Action:** Motion made by Councilmember Nolan Gunnell to close public hearing; seconded by Vice Chair Kathryn Beus Erickson.

Motion passes.

Aye: 6 David Erickson, Kathryn Beus, Nolan Gunnell, Sandi Goodlander, Keegan Garrity, Mark Hurd

Nay: 0

**Absent: 1 Barbara Tidwell** 

#### 8. Initial Proposals for Consideration of Action

A. Ordinance 2025-26 - Lower Foods – South Road Extension Rezone - <u>56:02</u> Chair Sandi Goodlander asked for vote and reminded council this was recommended for approval by planning commission.

**Action:** Motion made by Councilmember David Erickson to suspend rules and approve Ordinance 2025-26; seconded by Councilmember Nolan Gunnell.

Motion passes.

Aye: 6 David Erickson, Kathryn Beus, Nolan Gunnell, Sandi Goodlander, Keegan Garrity, Mark Hurd

Nay: 0

**Absent: 1 Barbara Tidwell** 

B. Ordinance 2025-28 – SBA UT24138-B Rezone 57:10 Chair Sandi Goodlander opened for discussion.

**Action:** Motion made by Councilmember Nolan Gunnell to suspend rules and approve Ordinance 2025-28; seconded by Vice Chair Kathryn Beus.

Motion passes.

Aye: 6 David Erickson, Kathryn Beus, Nolan Gunnell, Sandi Goodlander, Keegan Garrity, Mark Hurd

Nay: 0

**Absent: 1 Barbara Tidwell** 

C. Ordinance 2025-29 – Sparks Ventures Rezone 58:12 Chair Sandi Goodlander opened for discussion and added it was recommended for denial by planning commission. Vice Chair Kathryn Beus inquired about the mention of septic tanks. Angie said Hyde Park City brought up the concern and was their reason for opposition. Councilmember Keegan Garrity shared roads 4200 and 800 W would need substantial improvements and asked what other options there were for the owner. Angie responded A10 zone would allow for ag and a single family home if the water table issue was solved.

Action: Motion made by Councilmember Nolan Gunnell to suspend rules and deny Ordinance 2025-29; seconded by Councilmember David Erickson.

Motion passes.

Aye: 6 David Erickson, Kathryn Beus, Nolan Gunnell, Sandi Goodlander, Keegan Garrity, Mark Hurd

Nay: 0

Absent: 1 Barbara Tidwell

D. Ordinance 2025-30 – Greenfield Milling Industrial Warehouse Rezone 1:00:31

**Action:** Motion made by Vice Chair Kathryn Beus to suspend rules and approve Ordinance 2025-30; seconded by Councilmember David Erickson.

Motion passes.

Aye: 6 David Erickson, Kathryn Beus, Nolan Gunnell, Sandi Goodlander, Keegan Garrity, Mark Hurd

Nay: 0

**Absent: 1 Barbara Tidwell** 

E. Ordinance 2025-31 – Proposed Amendments to Compensation of Cache County Elected and Other Specified Officials 1:01:19 Brief discussion between Chair and Vice Chair what positions would receive the raise. Chair Sandi Goodlander mentioned Executive Daines wished to bypass his raise. 1:03:18 Executive Daines added his preference would be to receive a salary of \$125,000 with no benefits. Amy responded to consider future seats and the salary appeal for the positions to fill with skilled applicants. Vice Chair Kathryn Beus offered her perspective the Executive as compared to a CEO managing 400 employees should be paid more. 1:06:22 Chair Sandi Goodlander added the proposed rates are less than similar sized counties. Amy said she didn't have record with her of past raises for elected officials then added some second in line would not be inclined to take more responsibility with not equivalent increase in pay. Vice Chair Kathryn Beus clarified in order to keep the pay \$125,000 a separate resolution would be needed in 2026. 1:08:23 Jeris answered the law requires council hold a hearing before the budget closes whenever compensation for elected officials is raised. Councilmember Nolan Gunnell added he appreciated what the Executive desires with less pay however he would like to recognize the valuable people of the county. Chair Sandi Goodlander asked if a motion could be made to separate the Executive from the elected officials. Jeris answered the Resolution could be amended to read that way. 1:10:10 Amy asked Jeris if council passed a salary higher than what Executive Daines requested what the next steps would be. Jeris answered he would need to check and added the law doesn't necessarily cover scenarios like this and it would be up to the Executive to be creative in how he decided to use his pay. Councilmember Keegan Garrity shared feedback of

constituents he spoke to unfavorable of the raise. Vice Chair Kathryn Beus and Chair Sandi Goodlander gave their reasons behind the awareness intended. Amy added the position is full time and are these individuals' careers. 1:16:02 Executive Daines gave his support to the other elected officials compensation increase. Vice Chair Kathryn Beus read through the amounts proposed noting they were not the amounts she voted on. Councilmember Nolan Gunnell added he saw no problem with the compensation given to the chair but would agree from his stance with the Executive. Chair Sandi Goodlander commented the challenges that come with the position on council. Councilmember Keegan Garrity added the potential change in dynamic with a new Executive. Councilmember David Erickson said the pay discussion has brought the term public servant below the career individuals. Vice Chair Kathrn Beus commented a diverse council benefits the county and wages should attract more than those who can afford it. Amy added the last pay raise for elected officials was four years ago. Councilmember Keegan Garrity stated he was in favor of a 5% increase. 1:24:13 Policy Analyst Andrew Erickson added Cache county council was the only council in the state who does not receive benefits. Councilmember Nolan Gunnell asked if there were any other ways to customize the resolution. Jeris answered there is not a legal way to control how individual compensation is controlled. Executive Daines said to set the salary with allowance the recipient can choose the amount they receive. He added his ill feelings towards taking a pay increase after stating the budget needed to be cut.

Action: Motion made by Vice Chair Kathryn Beus to suspend rules and approve Ordinance 2025-31; seconded by None. **Motion dies.** 

Aye: 6 David Erickson, Kathryn Beus, Nolan Gunnell, Sandi Goodlander, Keegan Garrity, Mark Hurd

Nay: 0

**Absent: Barbara Tidwell** 

F. Resolution 2025-33 – 3<sup>rd</sup> Quarter County Budget Amendments 1:27:57

**Action:** Motion made by Councilmember Nolan Gunnell to suspend rules and approve Resolution 2025-33; seconded by Mark Hurd.

Motion dies.

Aye: 6 David Erickson, Kathryn Beus, Nolan Gunnell, Sandi Goodlander, Keegan Garrity, Mark Hurd

Nav: 0

**Absent: 1 Barbara Tidwell** 

G. Resolution 2025-37 – Adjustment to Apportionment Percentage of Sales and Use Tax for Public Safety and Transportation 1:28:53 Andrew Erickson provided council an overview of Resolution that amends rations from 75% public safety and 25% transportation to 60% public safety and 40% public transportation effective January 1, 2026. Councilmember Keegan Garrity clarified the reasons behind the change. Chair Sandi Goodlander answered the amount to public safety would be covered by the 60% for the entire year. 1:31:04 Councilmember David Erickson confirmed the ability still to adjust as needed. Chair Sandi Goodlander said yes this would go into a separate fund.

**Action:** Motion made by Vice Chair Kathryn Beus to approve Resolution 2025-37; seconded by Councilmember Nolan Gunnell.

Motion passes.

Aye: 6 David Erickson, Kathryn Beus, Nolan Gunnell, Sandi Goodlander, Keegan Garrity, Mark Hurd

Nay: 0

**Absent: 1 Barbara Tidwell** 

9.

**A. Pending Action** 1:31:36 Chair Sandi Goodlander stated items under pending action were removed from the agenda. Councilmember Mark Hurd asked if the interest was to move the items back to O&P. Chair Sandi Goodlander answered yes. Councilmember Mark Hurd said he supported more time given to the Executive to review items.

**Action:** Motion made by Councilmember David Erickson to strike items 9A and 9B from agenda; seconded by Councilmember Mark Hurd.

Motion passes.

Aye: 6 David Erickson, Kathryn Beus, Nolan Gunnell, Sandi Goodlander, Keegan Garrity, Mark Hurd

Nay: 0

**Absent: 1 Barbara Tidwell** 

1:33:33 Councilmember Nolan Gunnell asked if in 2022 the vote was only for council. Councilmember David Erickson said it was separate. Councilmember Nolan Gunnell stated he would like to give the elected officials the compensation but for council have a separate discussion. Councilmember Keegan Garrity agreed. Council discussion. 1:38:08 Executive Daines asked if that would remove him also. Councilmember David Erickson responded he wouldn't do that because this is a non-personal decision. Council discussion.

**Action:** Motion made by Councilmember David Erickson to suspend rules and amend Resolution 2025-31 with Councilmembers and Council Chairs removed; seconded by Councilmember Nolan Gunnell.

Motion passes.

Aye: 6 David Erickson, Kathryn Beus, Nolan Gunnell, Sandi Goodlander, Keegan Garrity, Mark Hurd

Nay: 0

**Absent: 1 Barbara Tidwell** 

10. Other Business

A. USU Homecoming Parade October 17, 2025 @ 9:45.

1:37:45

11. Councilmember Reports

**David Erickson** – None **Sandi Goodlander** – None

**Keegan Garrity** – 1:38:21 Keegan provided a COSAC update.

Barbara Tidwell – Absent Kathryn Beus – None

**Nolan Gunnell** – 1:38:51 Nolan announced open public meeting on water rights that night.

Mark Hurd -None

12. Executive Session – Per Utah Code 52-4-205(1)(d)- Strategy session to discuss the purchase exchange, or release of real property, including aay form of a waer right or water shares, or to discuss a proposed development agreement, project proposal, or financing proposal related to the development of land owned by the state or a political subdivision Action: Motion made by Councilmember David Erickson to enter Executive Session; seconded by Councilmember Nolan Gunnell.

Motion passes.

Aye: 6 David Erickson, Kathryn Beus, Nolan Gunnell, Sandi Goodlander, Keegan Garrity, Mark Hurd

Nay: 0

**Absent: Barbara Tidwell** 

Adjourn: 7:30 PM 1:41:41

APPROVAL: Sandi Goodlander, Chair

Cache County Council

ATTEST: Bryson Behm, Clerk

Cache County Council



#### **CACHE COUNTY COUNCIL**

#### DATE 09/24/2025 at 3:00 p.m. - Cache County Chamber at 199 North Main, Logan, Utah.

In accordance with the requirements of Utah Code Annotated Section 52-4-203, the County Clerk records in the minutes the names of all persons who appear and speak at a County Council meeting and the substance "in brief" of their comments. Such statements may include opinions or purported facts.

The County does not verify the accuracy or truth of any statement but includes it as part of the record pursuant to State law.

Gar ME STA OTI	MBERS PRESENT: Chair Sandi Goodlander, Vice-Chair Kathryn Beus, Councilmember David Erickson, Councilmember Keegan crity, Councilmember Nolan Gunnell, Councilmember Mark Hurd. MBERS EXCUSED: , Councilmember Barbara Tidwell AFF PRESENT: Andrew Crane HER ATTENDANCE: Representative Peterson, Chris Sans (of Cache County Planning Commission), Andrew, Richard orley (Bear River Health), Angie Zetterquist, Corbin, Eric (Utah Science Center USGS), Jason
Coi	uncil Meeting
	Call to Order 3:00p.m. – :03 Chair Sandi Goodlander asked for introductions by everyone in attendance, including the Planning Commission, turned time over to Councilmember Nolan Gunnell to run the meeting.
2.	Joint Workshop Meeting with Cache County Planning and Zoning Commission – Discussion on Water Subdivisions, Development & Related Issues
	2:03 Councilmember Nolan Gunnell explained his concern over increased size of approved subdivisions in Cache County. 4:12explained process of Box Elder water rights and well development, as well as exploration of septic tanks impacting water. Nate asked about the construction of a new well in Wellsville city and his concerns about contamination confirmed that larger wells deal with transmissivity and pose a larger threat to contamination 8:24 Eric from USGS explained purpose of their study on the large regional aquifer in Cache Valley. Councilmember Nolan Gunnell asked a question about the study. Eric clarified the role of the study and work with groundwater/canal flows. 12:19 asked follow up question about deep water recharge of canals. 13:39 Eric clarified caveats to the previous 1994 groundwater study explained that this is why they asked for a new study. 16:05 Councilmember Nolan Gunnell invited Richard Worley of Bear River Health to speak about septic tanks in the county. Richard explained that they are the permitting authority for septic tanks in the county. Stated that you need density studies to evaluate nitrate contamination in systems and that Millville has had significant problem with that as it is densely populated discussed complications of unincorporated areas. Matt Phillips (Public works director for Cache County) asked questions about permitting evaluations. Discussion continued about acreage/lot size. 25:54 Chair Sandi Goodlander that the overarching purpose of the meeting is to decide how they need to plan for development in unincorporated parts of the county—what requirements are they looking to implement in terms of septic and water. 28:36 Councilmember Nolan Gunnell inquired about the legality of denying requests to build. Attorney's Office Andrew Crane responded to questions and concerns 35:13. Conversation ensued on ethics of altering the law to allow for negation of permits based on personal preferences. 39:02 Jason is invited to speak

about potentially going through OMP and budgeting and potential grants. The council discussed holding monthly meetings to

continue conversations on this same topic, inquired on the status of Eric's water study. \_\_\_\_\_\_ asked Andrew about code updates. 1:32:03 Conversation about subdivision south of Hyrum Dam and fire safety concerns due to the construction followed. Councilmember Nolan Gunnell expressed his desire to place constraints on approving contractors plans to build based on environmental concerns. Follow up meeting is planned for Wednesday, October 22, 2025, at 6pm.

Adjourn: 4:40 PM

APPROVAL: Sandi Goodlander, Chair Cache County Council

ATTEST: Bryson Behm, Clerk Cache County Council





# A FOLLOW UP TO THE REVIEW OF CACHE COUNTY ELECTIONS

OFFICE OF THE LIEUTENANT GOVERNOR
DEIDRE M. HENDERSON - LIEUTENANT GOVERNOR

### STATE OF UTAH





#### DEIDRE M. HENDERSON LIEUTENANT GOVERNOR

October 10, 2025

Dear Cache County Clerk Bryson Behm:

I want to start this letter off by thanking you for your continued efforts to improve the administration of elections in Cache County. In December 2023, prior to your taking office, my staff conducted a thorough review of the Cache County municipal elections and issued a report titled "A Review of Cache County Elections." The report outlined a number of significant issues and violations of state law and gave recommendations for corrective action.

While these issues occurred before you took office, you and your staff have made outstanding efforts and meaningful progress in addressing the issues identified. These improvements demonstrate a strong commitment to your oath of office and responsibilities to administer elections in Cache County.

During the 2025 municipal election, members of my staff spent four days in Cache County observing nearly every aspect of your elections. They reviewed processes to see if and how the recommendations have been implemented. I am pleased to write that they were able to verify that every recommendation made in the report has been fully implemented. Their findings are detailed in the attached report.

We encourage you to continue fine-tuning your processes in the spirit of continuous improvement. Based on our observations, I have included a few suggestions that will support this continued improvement in your processes. With a solid foundation now in place, I encourage you to remain diligent in looking for new ways to strengthen Cache County Elections and to uphold your commitment to Utah election law, administrative rules and best practices.

I appreciate the hard work and the efforts your office has made to make Utah's elections more secure. My staff remains committed to support you with resources, training and guidance as you continue your work.

Sincerely,

Deidre Henderson Lieutenant Governor

#### **Summary of Findings and Recommendations**

#### **Section One Findings and Recommendations:**

**Finding 1.1:** The county clerk's office failed to maintain an equipment maintenance log as required by statute

**Recommendation 1.1** - The county clerk must create a maintenance log for each piece of equipment. This log should include the name and serial number at the top and the information required in the handbook and statute referenced above. These logs should be maintained in the area where the equipment is stored and updated each time that maintenance is performed.

#### Updated response from Cache County Clerk:

Fully Implemented – Maintenance logs created for each machine; stored in equipment area and updated after every service.

#### LGO Review:

The LGO agrees that the clerk's office fully implemented the recommendation. The LGO reviewed the maintenance log which was available for inspection at the ballot center. The maintenance log has been kept up to date with vendors signing in and logging their activity.

*Finding 1.2:* The county clerk's office failed to update its precinct boundaries.

**Recommendation 1.2** - The county should review all of its precinct boundaries and splits to understand why each of them was created. Municipalities and special district stakeholders should be involved in the process. This will aid in preventing ballot error #3 from occurring.

#### Updated response from Cache County Clerk:

Fully Implemented – Precinct boundary review completed & signed off by municipalities.

#### LGO Review:

The LGO agrees that the recommendation has been fully implemented. The clerk's office reported having met with both Cache and Logan City school districts and included GIS in order to ensure that all of the maps used by each entity are consistent and correct. The LGO reviewed correspondence between the clerk's office and the districts to verify that this recommendation has been fully implemented. After updating the maps for Logan City School District and the Cache Water District, the clerk's office reviewed the districts' websites for accuracy and noticed their online maps were not correct. The clerk's office followed up to ensure the correct maps are displayed to the public. This proactive approach sets a strong model for the rest of the state and should be adopted as a best practice ahead of every election cycle.

**Finding 1.3:** The county clerk's office and municipal recorders failed to properly proof their ballots. **Recommendation 1.3** - Develop written checklist(s) for ballot proofing that include sign-off and approval from other election officials who have races or propositions on the ballot. This checklist

should document approval from the vendor creating the ballots and the company who will be printing the ballots. The Lieutenant Governor's Office has already created and provided a basic checklist to all counties that they can refine and adjust to meet their needs.

Updated response from Cache County Clerk:

Fully Implemented – Written proofing checklists and sign-off procedures adopted; double approval required.

#### LGO Review:

The LGO agrees that the recommendation has been fully implemented. The LGO observed that the clerk's office keeps a binder containing copies of each filing form, voter certificate, and logs of all communication with the city recorders regarding ballot proofing and approval. The county clerk's office has implemented a liaison program where each city is assigned to a staff member who coordinates with them regarding election matters. During the 2025 municipal election, one county staff member even drove out to a city that had not approved their ballot proofs.

Finding 1.4 - The county clerk's office improperly deleted candidates out of VISTA.

**Recommendation 1.4** - The county should use the "candidate tools and status" in VISTA to manage candidates rather than deleting candidates and races.

Updated response from Cache County Clerk:

Fully Implemented – Staff trained on candidate status tools; no deletions performed.

#### LGO Review:

The LGO agrees that the recommendation has been fully implemented. Candidates have all been entered into and remain in VISTA, with their status changed as they withdraw, are disqualified, or are otherwise no longer a valid candidate. This ensures there is a record of all candidates and the actions taken regarding their status.

**Finding 1.5 -** The county clerk's office failed to utilize the resources provided by the Lieutenant Governor's Office for ballot proofing.

**Recommendation 1.5** - To prevent what happened in the general election from happening again, the county must review and utilize the resources the Lieutenant Governor's Office has provided, and develop processes and procedures internally to ensure that ballot proofing and exact reviews are performed properly.

Updated response from Cache County Clerk:

Fully Implemented – State-provided proofing templates integrated into internal workflow.

#### LGO Review:

The LGO agrees that the recommendation has been fully implemented. The clerk's office utilized resources and checklists to proof ballots.

Furthermore, the clerk's office created original checklists for each city recorder to complete as the cities proofread their ballots. The liaison program implemented by the county clerk ensured that there is active communication between each city and the clerk's office.

#### **Section Two Findings and Recommendations:**

*Finding 2.1:* The county clerk's office failed to perform a statutorily required L&A prior to election day. Falsified documents were presented to the Lieutenant Governor's Office in an attempt to certify the L&A had been performed.

**Recommendation 2.1** - A full internal L&A must be completed and documented in accordance with the election handbook and 20A-4-104 <u>before</u> any ballots are processed.

Updated response from Cache County Clerk:

Fully Implemented – Standardized L&A protocol; signed zero reports and verification logs required.

#### LGO Review:

The LGO agrees that the recommendation has been fully implemented. The LGO viewed documentation for an internal L&A and was present during a public L&A. The public L&A was properly done with two members of the public present. Part-time election workers led the L&A, briefly explaining each step in the process and then running the tests. The results of the L&A were presented in a single report which combined results from two scanners rather than in an individual report for each scanner

The LGO suggests that the clerk's office create separate reporting groups if the clerk wishes to have the ability to break results into different subgroups. This issue was minor in nature and did not affect the outcome of the L&A. The LGO spoke with one of the members of the public to see if they understood what the issue was. This individual expressed that they were comfortable with the test and its results.

*Finding 2.2* - The county clerk's office failed to perform a statutorily required public L&A prior to election day.

**Recommendation 2.2** - A public L&A must be completed and documented in accordance with the election handbook and 20A-4-104 <u>before</u> any ballots are processed.

Updated response from Cache County Clerk:

Fully Implemented – Public L&A calendar posted; logs signed and archived for every election.

LGO Review: The LGO agrees that the recommendation has been fully implemented. See recommendation 2.1.

#### **Section Three Findings and Recommendations:**

**Finding 3.1 -** The county clerk's office failed to properly log or document ballot retrieval. Ballot retrieval was performed by a single individual.

**Recommendation 3.1** - Ballot collection must be documented and involve two election officials in accordance with R623-8-5 and 20A-3a-401.1.

Updated response from Cache County Clerk:

Fully Implemented – Chain-of-custody logs and QR- coded tracking used for all routes.

#### LGO Review:

The LGO agrees that the recommendation has been fully implemented. Cache County staff were observed logging each bag of ballots that was received in the ballot center. Ballots were consistently collected and delivered by teams of 2-3 workers and were transported from pick up location to the clerk's office in sealed bags. The LGO reviewed the log at the ballot center where each ballot delivery is logged in and signed for and found it satisfactory.

**Finding 3.2 -** The county clerk's office failed to properly batch ballots or document ballot chain of custody on batch cards.

**Recommendation 3.2** - Ballots must be separated into batches when first received for processing and kept together in that batch for the duration of processing. When ballots are removed from a batch because they are diverted, or challenged, they must be logged and accounted for. The documentation must include the poll workers initials, date, time, and reason. No additional ballots should <u>ever</u> be introduced or commingled with ballots from another batch. At the end of processing, the number of ballots tabulated <u>must</u> be reconciled to the number of ballots that were initially in that batch (See 20A-3a-401.1(4)(5)).

Updated response from Cache County Clerk:

Fully Implemented – Batch card system implemented; each step signed by two staff.

#### LGO Review:

The LGO agrees that the recommendation has been fully implemented. Cache County has made significant progress in the areas of chain of custody and batching, and has created a process to document each step in the process and who performed it. Each batch was created immediately after being removed from a sealed retrieval bag or from the post office. Election workers accounted for and signed for the ballots in each batch at every step in the process. When ballots were removed, they were logged and tracked. Batches were placed into mail trays and processed one batch at a time so they were never commingled with other batches. As ballots were scanned, the number of ballots scanned in the batch was reconciled with the known number of ballots. This ensured that all ballots were scanned and that no new ballots were introduced.

**Finding 3.3 -** The county clerk's office failed to separate batches of ballots as required by law (Utah Code, 20A-3a-401.1(5)(a)) and Administrative Rule R623-8-6.

**Recommendation 3.3** - Ballots that are in Group 1 stage of signature review should be placed in a colored tray that is different from other ballots and stored in a location where they cannot be confused with other batches that have been reviewed (Utah Code, 20A-3a-401.1(5)(a), Administrative Rule R623-8-6)

Updated response from Cache County Clerk:

Fully Implemented – Color-coded trays and controlled storage used.

#### LGO Review:

The LGO agrees that the recommendation has been fully implemented. Election workers use colored dots on the batch cards to differentiate what step in the process the batch is. The processes observed at the ballot center adequately and properly addressed the concerns of finding 3.3.

**Finding 3.4 -** Ballots were processed in two locations: the county clerk's office and the ballot center. **Recommendation 3.4 -** Ballots should <u>never</u> be removed from the ballot center for any reason. Undeliverable ballots and challenged ballots should be processed at the ballot center. This may necessitate the purchase of additional computers to perform those functions on site.

Updated response from Cache County Clerk:

Fully Implemented – All processing is centralized in the ballot center with locked cages.

#### LGO Review:

The LGO agrees that the recommendation has been fully implemented. Ballots are processed and stored only at the ballot center. They are never taken back to the main office.

**Finding 3.5 -** Diverted ballots were not properly batched and handled according to statutorily required chain of custody procedures.

**Recommendation 3.5** - The process for handling diverted ballots should be documented with clear chain of custody and reconciliation procedures. Diverted ballots should be logged in new batches with new control numbers while maintaining the ability to trace them back to their original batch if necessary. They should <u>never</u> be added or commingled with the ballots of an existing batch (See 20A-3a-401.1(4)(5)).

Updated response from Cache County Clerk:

Fully Implemented – Diversion logged on batch cards; Diverted ballots logged & tracked.

#### LGO Review:

The LGO agrees that the recommendation has been fully implemented. Ballots that were diverted or removed from their initial batch were logged and tracked through the process. Ballots that were cured or reintroduced for counting are placed into a new batch that is tracked and initialed by election workers through each step in the process.

*Finding 3.6 -* The county clerk's office used a Google Sheet rather than VISTA to track challenged ballots. This exposed personal information and created greater potential for errors.

**Recommendation 3.6** - Use the built-in VISTA reporting tools to track and send challenged ballot notices instead of using a Google Sheet. If the sheet is used, access and security should be reviewed to ensure proper usage and control.

Updated response from Cache County Clerk:

Fully Implemented – All challenges processed through VISTA.

LGO Review: The LGO agrees that the recommendation has been fully implemented. Ballots were tracked through VISTA and on an internal spreadsheet. The internal spreadsheet is not accessible by temp workers, nor is it accessible outside of the ballot center.

**Finding 3.7 -** Ballots were improperly separated from their original batches and repeatedly handled by one election worker, violating statutorily required chain of custody procedures.

**Recommendation 3.7** - Ballots must remain together with their original batch. Two election workers should work on a single batch at a time as they prepare them for scanning (See 20A-3a-401.1(5)(e)).

Updated response from Cache County Clerk:

Fully Implemented – Dual-control enforced for all processing steps.

#### LGO Review:

The LGO agrees that the recommendation has been fully implemented. Ballots were kept in individual batches with proper documentation. Furthermore, election workers were observed working in pairs or in areas with other election workers. While election workers never handled ballots alone, the process for removing ballots from their envelopes could be strengthened. The area currently used is small with tables that face 4 foot high partitions. The LGO recommends ballots be removed from their envelopes in an area with more space where tables could be placed in a manner that workers could work next to each other at the same table or at tables that face each other.

**Finding 3.8 -** Ballots were damaged when stored because the rubber bands used were too small. The ballot batches were improperly labeled when stored.

**Recommendation 3.8** - Use larger rubber bands or card stock to divide the ballots in storage boxes. Each batch should be clearly labeled and separated in the box. This will organize the ballots without damaging them.

Updated response from Cache County Clerk:

Fully Implemented – Large bands and divider cards now standard; clear labeling applied.

#### LGO Review:

The LGO agrees that the recommendation has been fully implemented. Large rubber bands have been purchased and are used to keep scanned ballots together without damaging them. Batches were also observed being separated by cardstock divider cards.

**Finding 3.9 -** The county clerk's office failed to perform statutorily required reconciliation when processing ballots.

**Recommendation 3.9** - The number of ballots in a batch should be reconciled with the number of ballots counted by the tabulation machine.

No batch should be finalized until the difference between the number of ballots in a batch and the

number of ballots tabulated is zero. When the batch fully reconciles, the batch card should be signed and then retained with the other election materials.

Updated response from Cache County Clerk:

Fully Implemented – Mid-day and end- of-day reconciliations required; logs signed.

#### LGO Review:

The LGO agrees that the recommendation has been fully implemented. After each batch was scanned, the election worker compared the number of ballots scanned with the known number of ballots in the batch to ensure that all ballots were counted and that no new ballots were introduced to the batch. The staff had a button that they would push to announce to the entire ballot center when they reconciled. This added an element of fun for the workers and staff.

**Finding 3.10 -** The county clerk's office failed to properly label and store ballots after processing was complete.

**Recommendation 3.10** - Scanned ballots should be prepared for storage, placed in a storage tote, and sealed. Each county was offered sealable storage totes through Help America Vote Act (HAVA) grant funds available through the Lieutenant Governor's Office. The clerk's office should purchase these totes and seek reimbursement through the grant program. The totes should be clearly labeled with the batches, quantities, date processed, election, and destroy date. Once properly labeled, it should be sealed and securely stored for 22 months (Utah Code, 20A-4-202(1)).

#### Updated response from Cache County Clerk:

Fully Implemented – All ballots sealed in HAVA- approved totes with destroy dates.

#### LGO Review:

The LGO agrees that the recommendation has been fully implemented. After scanning was complete and the paperwork signed, ballots were rubber banded together in their batch and placed in a tote for storage. The tote had a label that indicates which election it is for, the retention period, and the contents. Once the tote was full, it was sealed and stored in the secure storage area at the ballot center. The LGO walked through the storage area and totes were observed from previous elections with seals in place and proper labels were on each tote.

*Finding 3.11 -* The county clerk's office failed to perform a statutorily required reconciliation after ballot processing was complete.

**Recommendation 3.11** - After each scanning session a reconciliation must be performed by the clerk to ensure that the number of individuals that received vote credit, the number of ballots prepared for scanning, and the number of ballots scanned match. This reconciliation was a point of failure during the primary election. As part of our review, the Lieutenant Governor's Office requested a copy of the reconciliations performed by Cache County; they were not sent in a timely manner and were incomplete. These reconciliations are paramount to ensuring that each verified ballot was scanned and that no batches were scanned multiple times (Utah Code, 20A-4-109).

Statute requires that these reconciliations be publicly available. A final reconciliation is required as part of the canvass report (20A-4-304(2)(g)).

Updated response from Cache County Clerk:

Fully Implemented – Final reconciliation published in canvass report.

#### LGO Review:

The LGO agrees that the recommendation has been fully implemented. Reconciliation is done at various points during processing and after ballots are scanned as required by statute. The staff has a button that when pushed signals to everyone that the reconciliation matched. The reconciliation of vote histories given exactly matched the number of ballots counted as reported on the Standardized Ballot Statistics Report which was submitted to the LGO following the 2025 Municipal Primary Election.

**Finding 3.12 -** County election staff were observed performing multiple tasks at the same time. This created unnecessary confusion and opportunities for error.

**Recommendation 3.12** - Each process should have a dedicated staff member assigned to oversee that process. These staff members should be free from other responsibilities and distractions while the process they oversee is performed.

Updated response from Cache County Clerk:

Fully Implemented – Role-specific assignments & 'teams' enforced; supervisors verify compliance.

#### LGO Review:

The LGO agrees that the recommendation has been fully implemented. Cache county assigns a staff member to oversee each process. The staff members are able to provide assistance and direction to election workers and are free from other distractions. Staff was able to help election workers and answer questions as needed.

**Finding 3.13 -** Based on observations during the review, the county election's office may be inadequately staffed and undertrained.

**Recommendation 3.13** - Cache County should review their election staffing plan to determine if more staff are needed, and whether more time should be dedicated to elections to build institutional knowledge and increase employee capacity to oversee processes.

Updated response from Cache County Clerk:

Fully Implemented – Full & PT staff expanded; seasonal staff trained extensively.

LGO Review: The LGO agrees that the recommendation has been fully implemented. Staffing during ballot processing was adequate. There was permanent staff available to manage processes, help workers, and collect ballots. The staff was knowledgeable, understanding how to best perform their duties and why the processes they employed were best practices. Perhaps more importantly, this understanding was shared by the election workers and seasonal help.

#### **Section Four Findings and Recommendations:**

**Finding 4.1 -** The county clerk's office failed to perform statutorily required signature audits as outlined in Utah Code.

**Recommendation 4.1** - Conduct signature audits regularly during ballot processing and complete these audits before separating any ballot from its envelope (Utah Code, 20A-3a-402.5).

Updated response from Cache County Clerk:

Fully Implemented – 1% audit per batch conducted by separate supervisor.

LGO Review: The LGO agrees that the recommendation has been fully implemented. During observation, signature audits were performed in real time before ballots moved on to the next step. The signature audits were performed by a staff member who was trained and had not done signature review or reviewed challenged ballots.

**Finding 4.2 -** When signature audits were performed, the individual performing the audit was auditing their own work.

**Recommendation 4.2** - Never allow an individual to conduct an audit on their own work (Utah Code, 20A-3a-402.5(2).

Updated response from Cache County Clerk:

Fully Implemented – Audits assigned only to staff not involved in initial review.

LGO Review: The LGO agrees that the recommendation has been fully implemented. See recommendation 4.1

**Finding 4.3 -** The county clerk's office has not submitted their audit policy to the Lieutenant Governor's Office.

**Recommendation 4.3** - Submit a written policy to the Lieutenant Governor's Office on randomly selecting signatures to audit in accordance with the Lieutenant Governor's Audit Policy - Signature Verification Audit Policy (4).

Updated response from Cache County Clerk:

Fully Implemented – Signature Audit Policy filed with LG's Office.

LGO Review: The LGO agrees that the recommendation has been fully implemented. The Cache County Clerk has a written policy that was submitted to the LGO as required by the LGO's Audit Policy.

**Finding 4.4** - The county clerk's office failed to properly document the signature audits performed. **Recommendation 4.4** - Document each signature audit that is performed. The log should include the date, time, ballots audited, who performed the audit, the findings of the audit, and remedial action. (20A-3a-402.5) and the Lieutenant Governor's Audit Policy.

Updated response from Cache County Clerk:

Fully Implemented – Detailed logs for each audit including date, batch, and findings.

LGO Review: The LGO agrees that the recommendation has been fully implemented. The clerk's office maintains a log of each ballot that was selected for auditing and recorded the audit finding for each ballot.

**Finding 4.5 -** The county clerk's office failed to properly batch envelopes after ballots were removed from them.

**Recommendation 4.5** - Once ballots are separated from an envelope, the envelopes should be bundled in batches that correspond to the ballot batches and stored for 22 months.

Updated response from Cache County Clerk:

Fully Implemented – Envelopes batched and labeled to match ballot batches.

LGO Review: The LGO agrees that the recommendation has been fully implemented. The clerk's office kept envelopes separated by batch. Once all of the ballots were removed, a zip tie was placed through the hole ensuring that each batch of envelopes remained intact. Completed envelopes were stored in sealed totes that are labeled with contents, election, and retention period on them. Once they were sealed, they were placed in the secure storage area.

#### **Section Five Findings and Recommendations:**

**Finding 5.1** - The instructions placed on the ballot explaining how a voter can remedy a mistake on their ballot may cause confusion.

**Recommendation 5.1** - The county should revise the instructions placed on the ballot explaining how a voter can correct an error or mistake.

Updated response from Cache County Clerk:

Fully Implemented – Updated ballot instructions for clarity and compliance.

LGO Review: The LGO agrees that the recommendation has been fully implemented. The LGO reviewed the updated instructions that are included with the ballot. The instructions are clear and well designed.

*Finding 5.2 -* The adjudication log used by the county clerk's office does not comply with statute. Adjudications performed by the county were not properly logged.

**Recommendation 5.2** - The county must create and use an adjudication log that is signed by the workers who performed the adjudications. The log should be stored where it is accessible and can be reviewed by the public (R623-8-6).

Updated response from Cache County Clerk:

Fully Implemented – Logs signed daily and stored for public access.

LGO Review: The LGO agrees that the recommendation has been fully implemented. While there was no adjudication to observe while the LGO was in the ballot center, the LGO did review the adjudication logs in binders next to the adjudication station.

**Finding 5.3 -** The Clerk's election staff may not have reviewed the voter intent guide before the election.

**Recommendation 5.3** - Workers performing adjudication should be required to review the voter intent guide before each election. A copy of the voter intent guide should be placed at each adjudication station.

Updated response from Cache County Clerk:

Fully Implemented – Training checklists & state training(s) mandated before adjudication.

LGO Review: The LGO agrees that the recommendation has been fully implemented. The voter intent guide is stored at the adjudication station and staff reviews it with workers prior to performing adjudication. Election workers took the required training provided by the LGO prior to adjudicating ballots as required by law.

**Finding 5.4 -** The county clerk's office failed to use the replication log created by the Lieutenant Governor's Office as required by statute.

**Recommendation 5.4** - Begin using the replication log provided by the Lieutenant Governor's Office in accordance with Utah Code, 20A-4-104(3).

Updated response from Cache County Clerk:

Fully Implemented – Replication log maintained; staff trained.

LGO Review: The LGO agrees that the recommendation has been fully implemented. The LGO observed the log for ballot remakes at the ballot center.

**Finding 5.5 -** The county clerk's office was unable to provide the replication log when requested during the review, but did so later.

**Recommendation 5.5** - Maintain the replication log where it is available to election workers, and to the public. At the end of each day, a digital copy of the log should be stored and maintained for 22 months 20A-4-104(3)(c).

Updated response from Cache County Clerk:

Fully Implemented – Logs scanned daily and archived.

LGO Review: The LGO agrees that the recommendation has been fully implemented. See recommendation 5.4

#### **Section Six Findings and Recommendations:**

**Finding 6.1 -** The county clerk's office failed to store ballots in accordance with Utah Code and administrative rule.

**Recommendation 6.1 -** Store scanned ballots in sealable totes. These totes should be clearly marked

with the batches, dates, and retention period. The totes should then be sealed and stored for 22 months following the canvass.

Updated response from Cache County Clerk:

Fully Implemented – Ballots sealed, labeled, and locked for 22 months.

LGO Review: The LGO agrees that the recommendation has been fully implemented. The ballot center has a locked ballot storage area where totes of ballots and envelopes are stored with seals in place. The area is organized and well-labeled.



## Set a Public Hearing Ordinance 2025-34 – Cache County Water Use & Preservation Element

**Agenda request submitted by:** Angie Zetterquist, Interim Director of Development

Services - Forwarded from the County Planning

Commission

**Assisting Department:** Development Services

**Requested Council meeting date:** October 14, 2025 & November 4, 2025

<u>Agenda Item Language</u>: Set a public hearing on October 14, 2025, to be held on November 4, 2025, for Ordinance 2025-34 – Cache County Water Use & Preservation Element – An amendment to the General Plan.

Action: Planning Commission – Recommendation of Approval (6-yea; 0-nay)

<u>Background</u>: In 2022, the State of Utah adopted S.B. 110, "Water as Part of the General Plan". The new legislation requires most municipalities and all counties to amend their General Plans to address the impact of land-use planning on water use. Per the legislation, counties must amend their general plan to include this new element by December 31, 2025.

Fiscal Impact: N/A

<u>Public Hearing Required</u>: As a legislative action to amend the County's General Plan, a public hearing is required before the County Planning Commission (PC). This hearing was held on 2 October 2025 and their recommendation to approval the amendment to the County's General Plan was made on 2 October 2025.

The County Council is the Land Use Authority for General Plan Amendments. See attached for additional information.

**County Staff Point of Contact:** Angie Zetterquist, Interim Director of Development Services

<u>Presentation Time</u>: The County's consultant, Landmark Design, who prepared the general plan amendment, will give a presentation to Council. It is anticipated the presentation will be 10-15 minutes.

Legal Review: N/A



## **CACHE COUNTY**

WATER USE & PRESERVATION ELEMENT

**Adopted DATE** 







#### **ACKNOWLEDGMENTS**

#### **COUNTY COUNCIL**

Sandi Goodlander

Kathryn A. Beus

David L. Erickson

**Keegan Garrity** 

Nolan Gunnell

Mark Hurd

Barbara Tidwell

#### PLANNING COMMISSION

Nolan Gunnell

**Brady Christensen** 

Kurt Bankhead

Val Jay Rigby

Jason Watterson

Chris Sands

Lane Parker

Nathan Daugs

#### CACHE COUNTY STAFF

Brandon Bell, Countywide Planner

Angie Zetterquist, Commission Secretary

#### CONSULTANTS



#### Landmark Design

Sam Taylor, PLA, ASLA – Principle-in-Charge and President Aubrey Larsen – Project Manager/Planner + Landscape Designer



#### Hansen, Allen & Luce

Easton Hopkins, MS - Civil Engineer



#### STEERING COMMITTEE

Nathan Daugs

Nolan Gunnell

**Brandon Bell** 

Angie Zetterquist

#### **TABLE OF CONTENTS**

Introduction	4
Setting the Stage: S.B. 110, "Water as Part of the General Plan"	
Guiding Principles for Water Planning in Unincorporated Cache County	5
Key Roles & Responsibilities	7
Water Planning Context	8
Regional Considerations	8
Land Use Considerations	9
A Note on County Zoning	9
Cache Agriculture: Implications on Water & Land Use	11
Residential Uses	15
Secondary Water	17
Water Supply & Demand Analysis	18
Water Supply	18
Water Demand	20
Existing Demand	20
Future Demand	23
Recommendations	25
Water Conservation-Specific Strategies	25
Additional Water Conservation Strategies From the Other Elements of the General Plan	26
Resources for Residents	27
Works Cited	29

### INTRODUCTION



We do not conserve water because we have a wet or dry year, we conserve because, as Utahns, we are not wasteful."

Utah's Regional M&I Water Conservation Goals Report (2019)

## SETTING THE STAGE: S.B. 110, "WATER AS PART OF THE GENERAL PLAN"

Utah's significant population growth, coupled with persistent drought conditions, has intensified concern regarding vital water resources, revealing a historic lack of coordination between land use development decisions and comprehensive water supply planning. In direct response to these challenges, the State of Utah adopted S.B. 110, "Water as Part of the General Plan," in 2022. This new legislation requires most municipalities and all counties to amend their General Plans to address the impact of land-use planning on water use.

Cache County is not a water provider, meaning the County does not supply culinary, secondary, or agricultural water to private property owners. Rather, culinary water services within the County, for some residents, are provided and managed by five small systems, each holding their own private water rights. The remainder of residents, and majority of unincorporated Cache County, are supplied culinary water through private, individual wells. While acknowledging the essential and interrelated roles of all water stakeholders and municipalities across Cache County, this element of the General Plan focuses specifically on the County's role, as the land use authority for unincorporated Cache County, and how land use decisions in these areas can support long-term water use and preservation strategies.



### GUIDING PRINCIPLES FOR WATER PLANNING IN UNINCORPORATED CACHE COUNTY

Cache County is committed to conserving and protecting its water resources, supporting the long-term resilience of its communities, local economy, and natural landscapes, and meeting current water needs. In unincorporated areas, where centralized water systems are limited or absent, effective water planning must be rooted in local values and realities. The guiding principles for water planning reflect the County's belief that respect for private property, agricultural heritage, and community-led action can go hand-in-hand with sustainable water use and responsible growth.



RESPECT FOR PRIVATE PROPERTY AND WATER RIGHTS.

Private property rights, especially water rights, are deeply valued in Cache County and the broader region. Cache County is committed to protecting these rights while encouraging grassroots, locally led, and voluntary initiatives for the wise use and stewardship of water resources (see also *Guiding Principle 3*). By simultaneously promoting respect for water rights and a strong ethic of stewardship, the County seeks to balance the needs of today's water users with those of future generations, affirming that exercising water rights and practicing conservation can and should go together.



PROTECT AND
CONSERVE
AGRICULTURAL
LANDS AS A
VITAL ECONOMIC
RESOURCE TIED TO
WATER.

Agriculture is foundational to life in, and the economy of, Cache County. As a vital economic and natural resource, Cache County's agricultural lands are sustained by the region's water supply. Water is essential to producing the crops, food, and local economy Cache County needs to thrive. The County's zoning framework prioritizes the continuation and preservation of agriculture and natural resources in unincorporated areas, and directs most non-agricultural settlement toward existing municipalities. This approach assists in sustaining local crop production and food supply, while encouraging higher-density growth to locate where culinary water systems are already established and better equipped to meet water demands for larger populations.

3

ENCOURAGE LOCALLY-LED, WISE STEWARDSHIP OF WATER USE AND WATER RESOURCES. Wise and efficient current water use is not at odds with securing availability of future water supplies; both priorities stand on equal footing for Cache County. The County seeks to empower its residents to improve water efficiency based on local values, priorities, resources, and needs. The County will encourage residents to take pride in being stewards of both the present and the future regarding water needs. Cache County believes addressing water challenges is best achieved at the local level through voluntary, community-led actions that promote responsible water stewardship (see also *Guiding Principle 1*).



ENSURE NEW
DEVELOPMENT
ALIGNS WITH
LONG-TERM WATER
SUSTAINABILITY
GOALS AND
REALITIES.

Cache County recognizes that effective land use planning plays a vital role in managing water resources. A key part of this approach is integrating water availability and infrastructure capacity into development decisions from the outset. Practically speaking, this means shaping land use policies that promote water-wise landscaping, incentivize efficient indoor water use, and guide growth toward areas where existing infrastructure can sustainably support it (see also *Guiding Principle 2*). To ensure responsible planning, decisions should be grounded in the best available data, to provide a clear view of water realities in Cache County.

# **KEY ROLES & RESPONSIBILITIES**

Effective water planning in Cache County depends on coordination among many stakeholders and partners. While each entity operates within its own scope, their combined efforts ensure that water resources are managed wisely. The following four roles reflect key stakeholders discussed in this Water Element.

- 1. The County serves as the regulatory body and strategic guide responsible for shaping growth, comprehensive land use planning, and code enforcement. While it doesn't directly supply water, the County plays a critical role in protecting water sources, aligning growth policies with available supply, providing guidance, policies, and encouragement regarding wise use and conservation of water, and ensuring the public is well-informed about water-related issues and water conservation methods and resources.
- 2. **Municipalities** absorb the majority of new growth within their established city and town boundaries. They are responsible for establishing visions, goals, objectives, policies, and land use regulations that govern their jurisdictional areas.
- 3. **Culinary water providers in unincorporated areas** provide essential water services to unincorporated Cache County residents. Protecting the quality of existing water sources and ensuring reliable delivery to shareholders are top priorities.
- Cache Water District protects Cache County's water future by managing resources efficiently, planning strategically, and representing local interests at the state level.

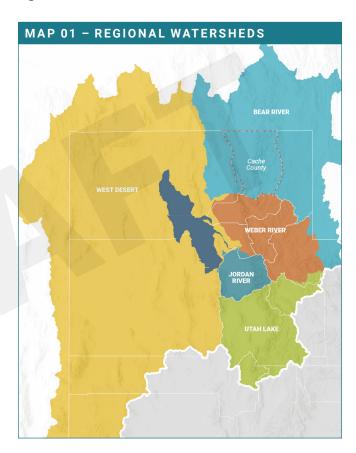
# WATER PLANNING CONTEXT

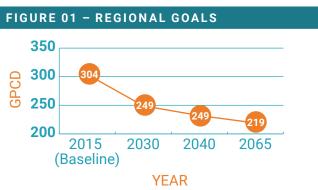
# **REGIONAL CONSIDERATIONS**

Considers applicable regional water conservation goals recommended by the Division of Water Resources. The County consulted with the Division to gather information and technical resources on how land use and water planning decisions may affect those goals.

Watersheds are a region's source of water and life. Cache County's water supply originates from the Bear River Watershed, one of five river basins that ultimately drain into the Great Salt Lake (*Map 01*). The State of Utah has established water conservation goals for each region to enhance conservation efforts around the state. The current goal for the Bear River region is an 18.1% reduction in gallons per capita per day (GPCD) by 2030 (*Figure 01*).¹ It should be noted that efforts to update the statewide regional goals are underway. While in the process of being updated, the current water use reduction goals can serve as a foundation for ongoing efforts.

The region's primary source of surface water is winter and spring snowfall. As high-elevation snowpack melts each year, it refills reservoirs and recharges aquifers.<sup>2</sup> In Cache County, nearly all culinary water comes from groundwater.<sup>3</sup> In 2025, limited data on the Valley's aquifers makes it difficult to determine how much water is available for new groundwater rights applications. There are also areas within the County where groundwater is less reliable, making consistent water delivery an issue.<sup>4,5,6</sup> While groundwater quantity is important, water quality is critical, as numerous wells may increase risk of source contamination.





To address these data gaps, a groundwater study is in the process of being conducted by a team of researchers from USU, U of U, and the U.S. Geological Survey. The study will provide forecasts under various climate and pumping scenarios, taking into account both municipal and agricultural demands. Its findings will inform near-term decisions about water allocation and source protection, while also providing a long-term planning tool for managing water availability as the region grows.<sup>7</sup>

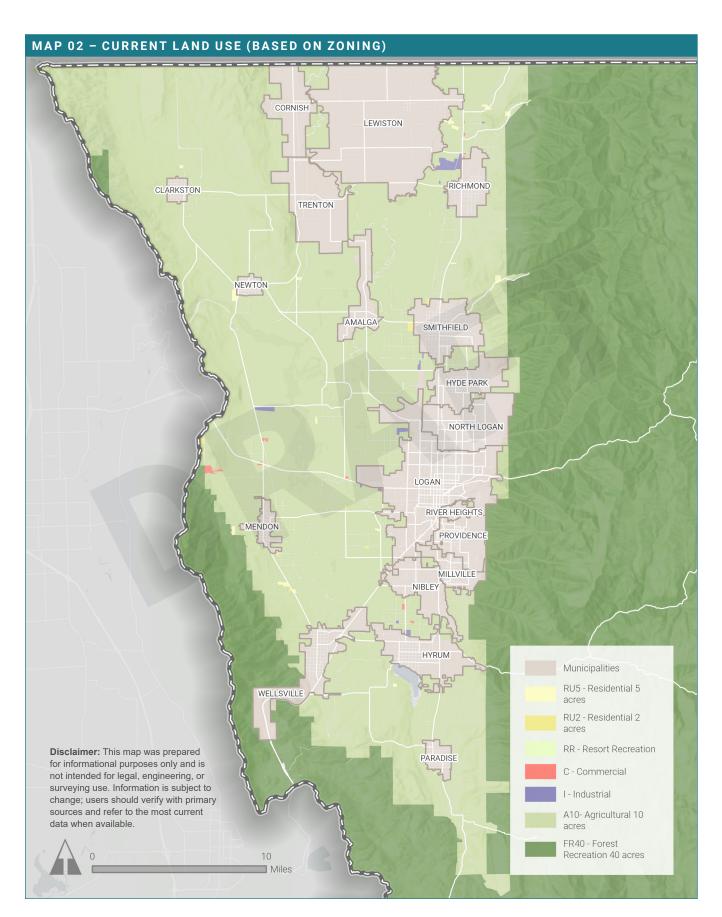
# LAND USE CONSIDERATIONS

Describes the effect of permitted development or patterns of development on water demand and water infrastructure.

Water played a central role in shaping both the settlement and land use patterns of Cache County. Drawn by the valley's streams and fertile land, early pioneers began settling Cache Valley, initially practicing subsistence farming with small farms. Farming required irrigation, leading to the construction of ditches and canals and as agriculture expanded, so did efforts to manage and store water, securing water rights through early infrastructure. Today, much of the County's unincorporated land remains forested or is still being farmed, reflecting and perpetuating the Valley's agricultural legacy.

# A NOTE ON COUNTY ZONING

In unincorporated Cache County, zoning is structured to limit higher density residential or commercial development and to preserve the County's rural and agricultural character (*Map 02*). The primary residential zones, Rural 2 (RU2), Rural 5 (RU5), and Agricultural (A10), allow only low to moderate density development and emphasize clustering and subdivision patterns that avoid conflicts with farming and municipal standards. Higher density residential and mixed-use development is not permitted in unincorporated areas, and such projects are instead encouraged to annex into incorporated cities where urban services and infrastructure can adequately support them. The analysis and recommendations in this Water Element reflect these zoning realities by focusing on agricultural and low-density, unincorporated residential water uses, while also recognizing their role within the broader, interconnected regional water system that includes incorporated areas.





# CACHE AGRICULTURE: IMPLICATIONS ON WATER & LAND USE

Addresses topics discussed with the Department of Agriculture and Food, the potential benefits of agricultural conservation easements, and the implementation of agricultural water optimization projects that support regional water conservation goals.

Cache County plays a significant role in Utah's agricultural economy, contributing 9.3% to the state's agricultural GDP in 2023—ranking third statewide.8 With the second-highest number of farms in Utah at nearly 1,400, the County's major crops include alfalfa, barley, winter and spring wheat, safflower, and corn.9 Much of this agricultural activity depends on water from the Bear River system, which supplies the majority of irrigation for the region's crop and livestock production.

The Bear River Basin, of which Cache County is an integral part, benefits from an estimated \$510 million in annual crop revenues and \$350 million in livestock sales generated basin-wide. 10 Flexible crop selection, rotation practices, and region-specific harvesting strategies enable Cache County farmers to respond to changing water availability, making agricultural land a critical part of the County's water conservation strategy and broader Bear River Basin sustainability. 11



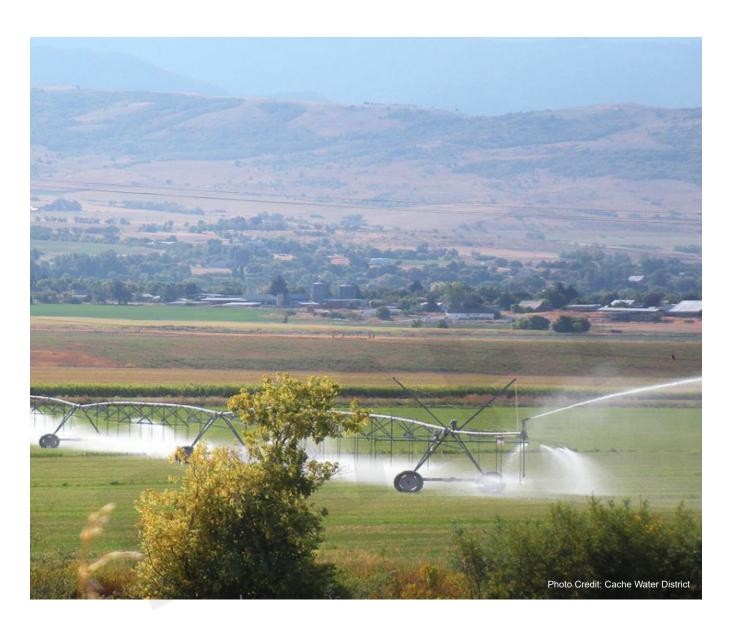
Cache County plays a significant role in Utah's agricultural economy, contributing 9.3% to the state's agricultural GDP in 2023—ranking third statewide



Alfalfa's deep roots, long growing season, and ability to rebound during drought make it uniquely suited to Western conditions.

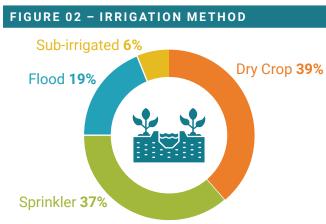
# Alfalfa: Misconceptions & Value

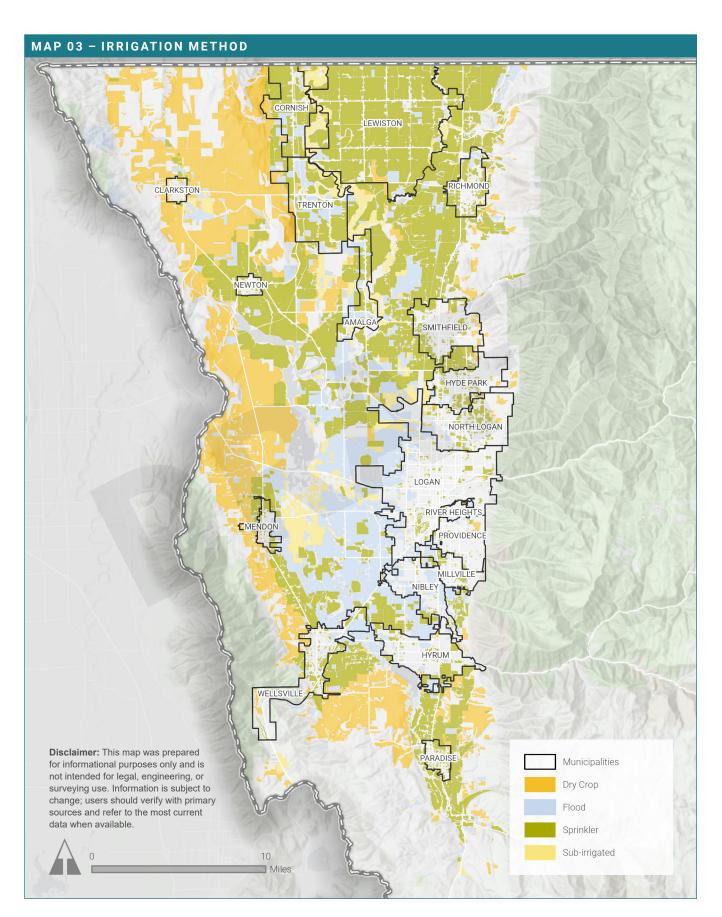
Despite being often criticized for high water use requirements, alfalfa is in fact one of the most water-efficient and resilient crops in the West. It plays a central role in the regional agricultural economy, grown on millions of acres across 11 states to support key industries like dairy and livestock. Alfalfa's deep roots, long growing season, and ability to rebound during drought make it uniquely suited to Western conditions. While it uses more total irrigation than some crops, its harvestable yield per unit of water is high, and requires fewer chemical inputs. Shifting away from alfalfa isn't simple—many farms are heavily invested in its production, and large-scale transitions could bring significant economic and environmental trade-offs. These factors are important considerations for agricultural water use.



# Irrigated vs. Non-irrigated: Key Differences

Understanding the difference between irrigated and non-irrigated (dry-farmed) agricultural lands is key to effective water management in Cache County (*Figure 02 & Map 03*). Irrigated lands rely on artificial water delivery systems such as diversions, flooding, or sprinklers to ensure consistent yields. In contrast, dry-farmed lands depend on natural rainfall and stored soil moisture, making them more susceptible to drought.







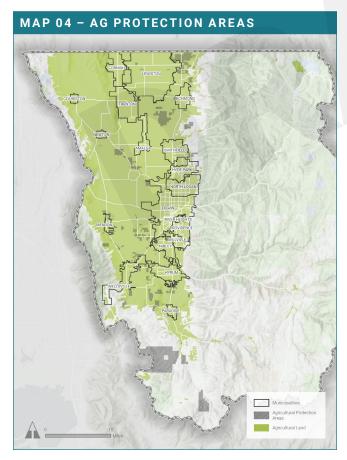
As agricultural land, especially irrigated acreage, is annexed into municipalities, and converted to residential, commercial, and other uses, the shift may reduce direct farm water usage, but often increases overall water consumption per acre. This is particularly true when development includes turf-heavy landscaping or high-density housing. As transitions occur from agriculture to these other uses, the source of water usage generally adjusts from surface water usage to groundwater-supplied sources. An awareness of these changes, and the trade-offs associated with them, is critical to supporting the region's long-term water sustainability.<sup>13</sup>

# **Agriculture Program Participation**

State-supported programs such as agricultural conservation easements and the Agricultural Water Optimization Program play an important role in supporting more efficient water use on farms. 

14 These initiatives help preserve agricultural land while promoting improved irrigation practices and on-farm technology upgrades. Cache County has seen strong participation in these programs—demonstrating local producers' willingness to adopt practices that sustain both agriculture and water resources. Notably, the majority of applications for these programs have come from Cache and Box Elder Counties. 

15



**Disclaimer:** This map was prepared for informational purposes only and is not intended for legal, engineering, or surveying use. Information is subject to change; users should verify with primary sources and refer to the most current data when available.

# Protecting Agricultural Land

Protecting agricultural lands provides significant water conservation and environmental benefits, including enhanced water return flows, natural water filtration, and overall watershed health, which directly contributes to both water quality and quantity. To preserve farmland, Cache County utilizes a variety of tools, including Agricultural Protection Areas (APAs) and agricultural conservation easements. While they both serve to protect farmland, they operate differently. An APA is a county-created land designation under state code that provides legal protections for agricultural activities (*Map 04*). This designation has a 20-year lifespan and is renewable.<sup>16</sup>



In contrast, an agricultural conservation easement is a long-term, legally binding agreement between a landowner and a conservation organization or government agency. The landowner voluntarily sells or donates the development rights of their property, permanently preventing the land from being subdivided or developed for non-agricultural uses while retaining ownership and the right to farm.

A key state program that helps fund these easements is the LeRay McAllister Working Farm and Ranch Fund, which purchases conservation easements to permanently protect agricultural lands from development. <sup>19</sup> In Cache County, thousands of acres are currently protected by agricultural easements or are in the process of being preserved through the easement program.

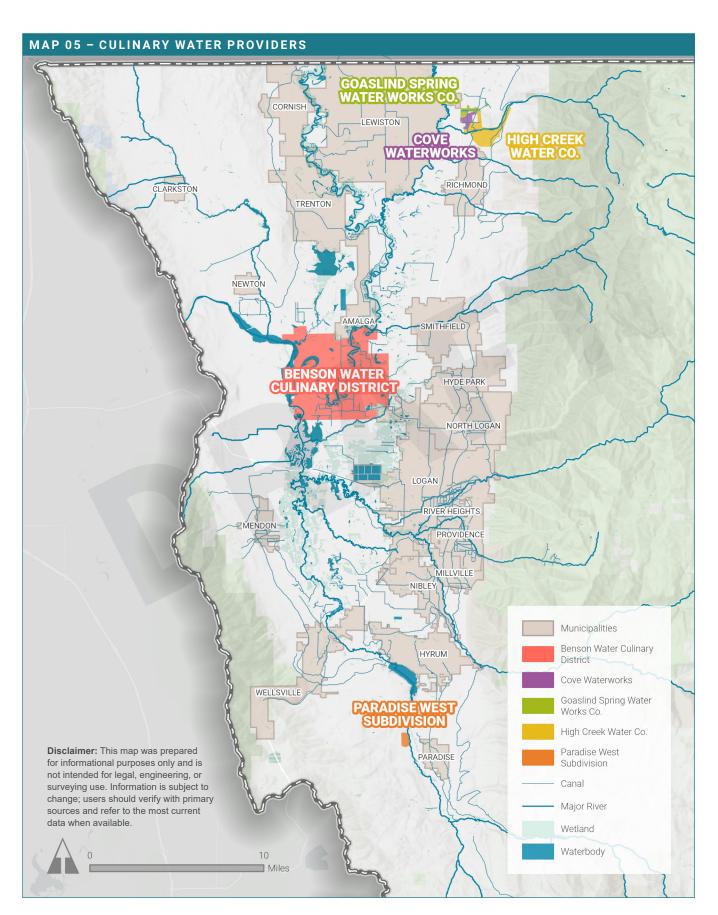
# RESIDENTIAL USES

Addresses coordination with community water systems to evaluate how the implementation of the land use and water use and preservation elements may affect water planning. The potential opportunities and benefits of planning for regionalization of public water systems were discussed.

Cache County includes a number of existing unincorporated communities, most of which are characterized by a mix of residential and agricultural land uses, with limited commercial or civic development. These areas generally serve local needs and do not require urban-level facilities and services.<sup>20</sup> The majority of unincorporated County residents use private wells, with the remainder supplied culinary water by five small systems (**Map 05**):

- Paradise West Subdivision (approx. population 31)
- Goaslind Spring (45)
- Cove Waterworks (60)
- High Creek Water Co. (120)
- Benson Culinary Improvement District (743)

In compliance with *S.B. 110:* Water as Part of the General Plan, each of the five community water system managers were contacted during the planning process. Representatives participated in brief interviews using a consistent set of questions aimed at better understanding the realities, challenges, and concerns of small, rural water systems. Topics included water supply planning, system management, infrastructure, water rights, and conservation. These interviews reflect the experiences and perspectives of individual water system operators, not the views of Cache County government or residents as a whole (see *Appendix A* for the full interview summary report).





While interviewee perspectives varied, several common themes consistently emerged regarding the need to balance future water needs with other valid concerns, specifically respect for private property rights and system-level autonomy:

- Rapid Growth & Development: Concerns about rapid growth and development, especially in areas without adequate water supply or infrastructure, were the most consistent and urgent theme across interviews.
- Water Quality & Source Protection: Protecting the quality of existing water sources and ensuring consistent, reliable delivery was a top priority.
- Local Autonomy: Interviewees emphasized the importance of local autonomy and agreed that
  private systems should have the ability to make their own decisions without added bureaucracy.
- Maxed-out or Limited Water Rights: Interviewees frequently stressed that their systems
  are constrained by fully allocated, or nearly fully allocated water rights, making it difficult to
  accommodate new development.
- Aging & Inadequate Infrastructure: Many small water systems report aging infrastructure as a major operational concern.
- Conservation Awareness, Limited Formal Implementation: Water conservation was widely
  acknowledged as important, though approaches varied; most interviewees rely on informal
  practices and observed limited resident interest in formal conservation programs.
- Agriculture & Outdoor Landscaping: Though not a primary focus for most interviewees, it was
  noted that reducing agricultural and other outdoor water use could offer meaningful water
  savings if supported by education or incentives.

# SECONDARY WATER

In March 2025, the County notified irrigation and canal companies within its boundaries to provide them the opportunity to be involved in protecting the integrity of their delivery systems.

While secondary water is not the primary focus of the Cache County Water Use & Preservation Element, it plays a critical role in the broader water system. There are over 100 irrigation companies currently registered or operating in Cache County, relying on a network of historic canals, many built more than a century ago. These aging systems face ongoing maintenance challenges, especially where development has encroached on canal corridors. Inadequate upkeep has led to overgrown, deteriorating banks and raised safety concerns in several areas. Despite these issues, the canals remain vital to sustaining agriculture, and may also support existing and future secondary water systems, extending the culinary water supply for new growth and helping recharge the aquifer (see Cache County Water Master Plan 2013, 2019 for more details).

# WATER SUPPLY & DEMAND ANALYSIS

Analyzes the effect of permitted development or patterns of development on water demand and water infrastructure.

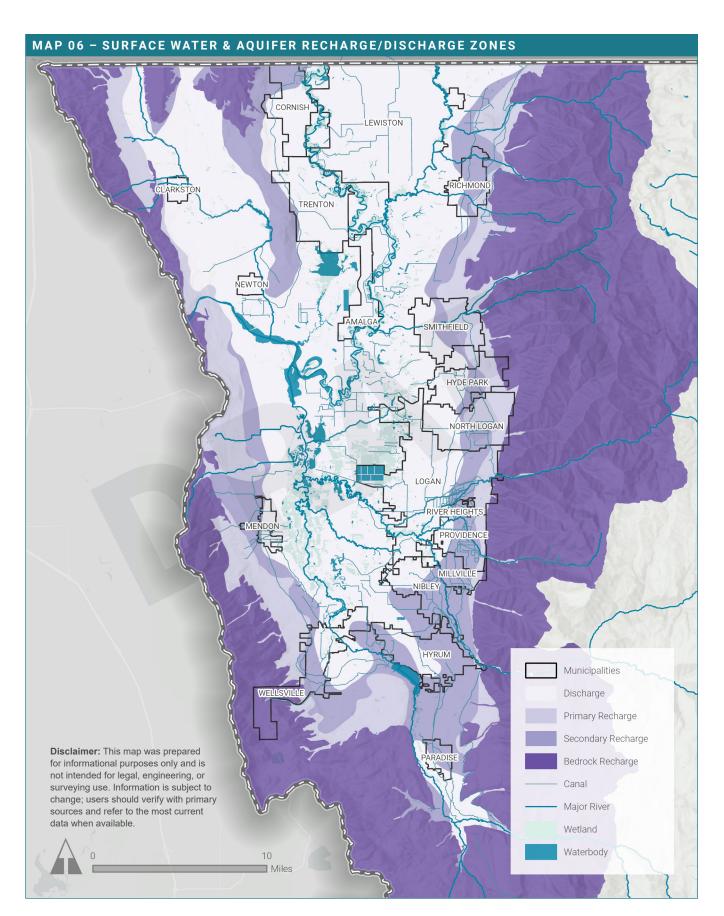
A high-level analysis was conducted to better understand water supply and demand in unincorporated Cache County. Given the size, complexity of available information, and the absence of a unified dataset, several methods were employed to ensure a thorough analysis. The results provide insight into recent water usage trends and help to inform future planning efforts, ensuring a sustainable and resilient water supply for Cache County.

# WATER SUPPLY

Cache County's available water supplies include a mix of surface and groundwater sources (**Map 06**). The availability of these supplies is limited by physical capacity, existing infrastructure, and attainable water rights.<sup>21</sup> Given the range of factors that can constrain water availability, proactive planning is essential to ensure long-term sustainability for all water uses.

As described, surface water originates from winter and spring snowpack, travels in rivers and streams, and is then stored in reservoirs. This supply is managed by hundreds of canal companies, making system-wide analysis complex. A more comprehensive analysis would be needed to fully quantify available surface water, taking into account factors such as canal infrastructure capacity, legal water rights, and reservoir storage volumes. **Currently, surface water is primarily used for agricultural purposes**. In order to use the surface water supply for future residential demands, significant investment in treatment infrastructure would be required to convert surface water into a viable source for drinking water. As development pressure increases, the difference between culinary water sources (groundwater and wells) and agricultural water sources (surface water flow) and the challenges in converting these sources to usable culinary water is important to keep in mind.

Groundwater is the primary source of culinary water for unincorporated Cache County and interviews with water providers, coordination with County staff, and other sources indicate that hundreds of individual wells are dispersed throughout the County. As with surface water, the availability of groundwater is influenced by several factors, which include well capacity, water rights, and aguifer levels.





Currently, groundwater supplies are sufficient to meet existing demands. However, continued residential growth will place increasing pressure on groundwater supplies. To avoid long-term depletion, a coordinated approach to groundwater management is critical. As mentioned, the concurrent groundwater study<sup>7</sup> will help to inform this effort by evaluating current aquifer conditions and estimating a safe yield. This information will provide a critical foundation for regional strategies aimed at preventing over-extraction.

# WATER DEMAND

# **EXISTING DEMAND**

Due to the size, volume, and amount of individual water users, several assumptions were necessary to estimate overall water demand. Preliminary water use estimates by land use type were developed using a combination of data sources. The chart below summarizes the estimated total annual water use in unincorporated Cache County divided between the two primary uses: agriculture and residential. An estimation of other M&I (incorporated) use is included for reference only.



Continued residential growth will place increasing pressure on groundwater supplies. To avoid long-term depletion, a coordinated approach to groundwater management is critical.





# Agricultural Use

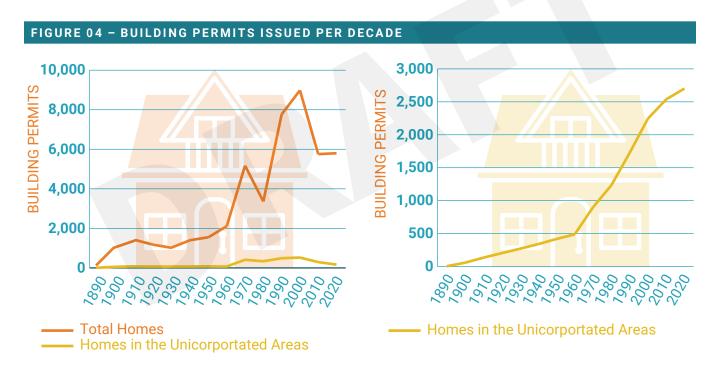
Agricultural water demand was evaluated to better understand recent trends. Estimates of diversion volumes were based on crop type, irrigation method, and consumptive use. A geospatial dataset developed by the Utah Division of Water Resources was used to quantify agricultural demand. This dataset includes water use by land use type, along with details on various irrigation methods (see previous sections). To calculate net irrigation requirements, this information was paired with crop-specific consumptive use estimates derived from regional evapotranspiration data.<sup>22</sup>



Approximately 60% of the total agricultural land is irrigated, suggesting that a large portion of crops don't need supplemental water. Of the land that is irrigated, most crops require less than the 22-inches (1.83 acre-feet per acre) of water. However, the available water supply limits the amount of water available for irrigation. Canal companies receive a variable water supply each year based on a number of factors. For this reason, it was assumed that approximately 18-inches (1.5 acre-feet per acre) is available for diversion. 18 inches is adjusted based on available water supply. Irrigation has already become more efficient, with the volume of water applied to crops decreasing by more than 3% since 2016.

# Residential Use

The majority of homes in Cache County are located within incorporated municipalities (*Figure 04*). Historically, only about 5% of the County's population lived in unincorporated areas, where growth remained modest until the 1960s, when it began to accelerate at a more sustained pace.



As established, most residential water use in unincorporated Cache County comes from individual groundwater wells, making it challenging to accurately quantify since individual homeowners are not required to report water usage to the Utah Division of Water Rights (DWRi). To identify broader trends, data from the five culinary water providers serving unincorporated communities was analyzed.<sup>23</sup> Each home on average uses approximately 1.28 acre-feet per year—a relatively high amount that may include some agricultural use but is more likely explained by outdoor irrigation of turfgrass (*Figure 05*). To validate these estimates, a spatial analysis was conducted which found that the average irrigated area per residential lot is about 0.2 acres, suggesting a total annual demand of 1.0 to 1.5 acre-feet per home (nearly 59 inches of water) including both indoor and outdoor uses. This represents the highest per-acre water use in the County.



# FIGURE 05 - ESTIMATED EXISTING RESIDENTIAL USAGE (UNINCORPORATED ONLY)





#### TYPICAL ANNUAL USE PER HOME

#### TOTAL ANNUAL RESIDENTIAL USE

**Note:** These estimates are derived from reported water use data for the five culinary systems, combined with GIS analysis of existing residential development in the region. The dataset represents only a small portion of the broader Cache County area and may include some incidental agricultural water use.

Because the County's rural zoning structure already limits residential densities, average outdoor water demand per household does not vary significantly between zones. However, any increase in the number of homes permitted in unincorporated areas would still raise overall outdoor water use, since each additional residence introduces a landscaped area with disproportionately high irrigation needs. This makes residential growth in unincorporated areas particularly impactful from a water-demand perspective.

When the estimated residential usage is generally applied across the dataset, it becomes clear that per-acre water use in residential areas exceeds that of agriculture in unincorporated Cache County. Given this reality, supporting, continuing, and preserving agriculture can be considered an important water preservation strategy. Residential landscapes consume more water from the groundwater supply and do not provide the same economic or community benefits as agriculture, which supports local food production and the County's economic base. Preserving agriculture and encouraging efficient landscape practices in residential development are therefore critical strategies for sustaining Cache County's groundwater supplies. Going forward, future development in unincorporated Cache County should aim to prioritize agriculture and the use of groundwater for indoor culinary and domestic needs, while increasing efficient domestic use of outdoor water.



When the estimated residential usage is generally applied across the dataset, it becomes clear that per-acre water use in residential areas exceeds that of agriculture in unincorporated Cache County. Given this reality, supporting, continuing, and preserving agriculture can be considered an important water preservation strategy.

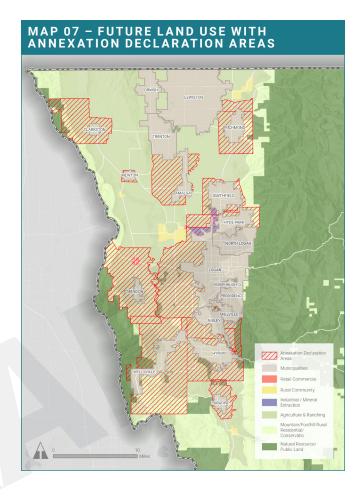


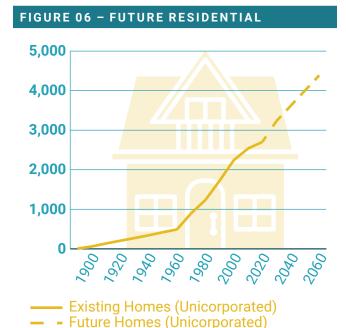
# **FUTURE DEMAND**

Agricultural water usage is expected to decline over time as farms continue to adopt more efficient practices, or are potentially converted to residential development. Most of this agricultural-to-municipal conversion is likely to occur near existing municipalities as they expand and extend their service areas (*Map 07*).

Quantifying future agricultural water use is challenging because growth is expected to occur sporadically throughout the County. It is reasonable to assume, however, that current agricultural water use has peaked and will continue to decline, especially given population growth projections. Consequently, future residential water usage will likely have a greater impact on the available water supply. Given the essential nature of agriculture, increased water usage efficiency achieved in agricultural uses may be seen as an opportunity to balance increasing crop and food production capacity (attainable as a result of reduced water usage per unit of crop and food production) and overall water usage conservation. Such an approach will address current and future needs simultaneously.

To forecast future residential water usage in unincorporated areas, historical trends were analyzed. A linear regression was applied to post-1960 growth patterns to project the number of homes by 2060 (*Figure 06*).







Projections indicate the potential addition of approximately 1,500 to 1,750 new homes by 2060.<sup>20</sup> This projected growth implies a reduction of roughly 1,000 acres of agricultural land and an increased demand of approximately 2,000 acre-feet of culinary water. It is important that the impact on the groundwater supply be coordinated with development in neighboring municipalities and informed by the concurrent groundwater study.<sup>7</sup> Doing so is likely to preserve both agricultural production capacity, as well as dramatically reduce infrastructure costs for new development, given proximity to existing water, higher capacity roads, and other utility infrastructure. These advantages are expected to be particularly significant, if such development is compact in nature, and designed to use land efficiently, with a well-organized mix of uses in proximity to one another and existing city and town centers.

# Water Budget

A water budget is a valuable tool to ensure that future growth does not exceed the limits of the available water supply. A potential water budget for Cache County could include two key components:

- 1. The difference between supply and demand, representing the available budget; and
- 2. The volume of water allocated to different land uses to ensure a sustainable balance that supports agriculture, residential growth, and the environment.

At present, Cache County's water supply is sufficient to meet existing demands. The concurrent groundwater study will further clarify any limitations of the drinking water supply. To promote long-term sustainability, a water budget should be based on current usage levels. Future development should aim to remain within the existing countywide demand.

Historical trends suggest that agricultural water use will continue to decline as land is converted to residential use and irrigation systems are modernized. In order to reduce depletion of the groundwater supply, surface water could be utilized as a drinking water source. More specifically, it could be used to supplement outdoor watering demands and preserve the drinking water supply. Implementation, however, requires careful consideration to avoid impacting agricultural production.

To maintain a balanced water budget, future residential water use should not exceed the current estimated average of 1.25 acre-feet per home, including both indoor and outdoor use. Reducing outdoor water use, or at minimum avoiding the use of groundwater for landscape irrigation, will be critical to preserving groundwater supplies and supporting a sustainable water future for Cache County.

# RECOMMENDATIONS

# WATER CONSERVATION-SPECIFIC STRATEGIES

Addresses recommendations for water conservation policies, low-water-use landscaping options for public streets and new developments, potential updates to land use ordinances that discourage inefficient water use, methods to reduce water demand and per capita consumption for both new and existing development, and opportunities for the County to modify operations to eliminate water waste.

The following recommended strategies are intended to guide the County in planning for a resilient water future.

- 1. Adopt the minimum required water efficient landscaping standards to qualify for State-sponsored rebate programs (see *Appendix B*).
- 2. Consider aligning with state standards to increase the number of service connections per well to increase the ability to manage water supplies and protect groundwater resources.
- 3. Consider requiring proof of water rights and usage, necessary to supply water to a property proposed for rezoning, at the time of the rezone application. This measure, or similar ones, would allow the available water supply to be evaluated as a factor for suitability before increased development potential is granted.
- 4. Once the groundwater study is completed, the County can explore flexible zoning and other planning methods to coordinate with cities in areas with an identified unreliable groundwater supply.
- 5. Support policies, planning tools, and potential funding sources that preserve agricultural lands for continued agricultural use, and optimize agricultural water usage, to maintain long-term water flexibility and economic resilience. This may include considering opportunities for including water optimization and conservation as part of conservation easement agreements, and conservation funding criteria.
- 6. Assess County properties for underutilized turf that could be converted to low-water-use landscaping.
- 7. Maintain active partnerships with the Cache Water District, municipalities, and other stakeholders to advance regional water sustainability efforts, and to promote these strategies.

- 8. Support and promote Cache Water District's currently-developing, countywide incentive program, when completed.
- 9. Explore potential outreach and education efforts specifically for residents in unincorporated areas of the County, collaborate with the Cache Water District (see Resources for Residents below).
- 10. Continue to support and increase compact, mixed-use growth adjacent to existing cities and town centers. As specified in the General Plan, this development should occur where existing water systems can be efficiently extended. This strategy minimizes water usage, system loss, and groundwater contamination. It can be viewed as a grassroots approach to regionalizing water systems by wisely expanding them to immediately adjacent areas for compact growth.
- 11. Seek additional opportunities to conserve water by preserving agricultural uses, in the unincorporated areas of the County.

# ADDITIONAL WATER CONSERVATION STRATEGIES FROM THE OTHER ELEMENTS OF THE GENERAL PLAN

The following strategies, included in Cache County's current General Plan (2023), also support the County's goals for water use and preservation, and may be considered additional water preservation strategies:

- Apply appropriate land use zoning to limit residential development in sensitive land areas such
  as floodplains, riparian corridors, groundwater recharge areas, wildlife corridors, wildfire risk
  areas, hillsides, and other environmentally sensitive features.
- Identify tools or resources that promote forms of development that prioritize and benefit the preservation and management of natural and cultural resources.
- Plan for long-term water needs through conservation and regional water supply projects.
- Encourage residential development to connect to municipal water systems when physically and economically feasible.
- Require the study of watershed areas associated with proposed development types to understand potential impacts to source water protection areas or other critical water recharge areas.
- Support the Bear River Comprehensive Management Plan objectives.
- Manage commercial and industrial development in the forest and canyon areas through updated development standards, especially when located within municipal watershed areas.



- Consider new regulatory tools and programs to protect working agricultural lands, such as
  conservation easements, direct acquisition, Transfer of Development Rights (TDRs) or Purchase
  of Development Rights (PDRs) programs, density bonus incentives, or clustered development
  subdivisions.
- Explore creative water management solutions to retain water rights on conserved agricultural lands.
- Evaluate opportunities for recreation-specific zoning that effectively results in desired land use patterns.
- Explore opportunities to expand commercial/industrial uses in the unincorporated County through the application of cluster development to also encourage agricultural land preservation.
- Consider new regulatory tools and programs to redirect development toward cities and towns, infrastructure, and urban-level services. This could include Transfer of Development Rights (TDRs), density bonus incentives, or clustered development subdivisions.
- Maximize existing infrastructure and improve standards and access to service and utility providers.

# RESOURCES FOR RESIDENTS

Considers principles of sustainable landscaping.

A water-wise landscape is functional, attractive, easily maintained in its natural surroundings, and helps to conserve water. Efficient use of water in community landscapes reduces water waste and enhances the community's environmental, economic, recreational, and aesthetic resources. Other benefits include better functionality, less maintenance, enhanced curb appeal, lower water bills, simpler irrigation, and phased installation. The following resource links (*Table 01*) are for residents who would like to learn more about specific water-wise landscape design principles, resources, programs, funding, and classes.

TABLE 01 - RESOURCES FOR RESIDENTS								
Resources	Planning & Design	Turfgrass	Soil/ Topsoil	Plant Selection	Mulch	Irrigation	Resources/ Programs/ Funding	Classes
Localscapes® Program	✓	✓	✓	✓	✓	✓	✓	✓
The Turfgrass Water Conservation Alliance		✓						
Utah State University Center for Water- efficient Landscaping	✓	<b>√</b>	<b>√</b>	✓	<b>√</b>	✓	✓	
Utah State University Extension Sustainable Turf		✓					✓	



TABLE 01 - RESOURCES FOR R	ESIDENT	S						
Resources	Planning & Design	Turfgrass	Soil/ Topsoil	Plant Selection	Mulch	Irrigation	Resources/ Programs/ Funding	Classes
Utah State University Cooperative Extension Tree Browser				✓				
Utah State University Climate Center		✓				✓	✓	
<u>Utah Water Savers Rebate Programs</u>		✓					✓	
Home Soil Test Utah State University			✓					
Topsoil Quality Guidelines for Landscaping			✓					
Water-Wise Plants for Utah Landscapes				✓				
USU Botanical Center	✓	✓	✓	✓	✓	✓	✓	✓
USDA Plant Hardiness Zone Map				✓				
Water-Wise Landscaping - Mulch					✓			
Example Plant List and Hydrozone Schedule 2013, Salt Lake City Public Utilities	<b>√</b>	<b>√</b>	<b>√</b>	<b>√</b>	~	~	~	
EPA Landscape Water Budget Tool – Download excel tool (xlsx)						✓	<b>✓</b>	
EPA Landscape Water Budget Tool – Additional links and narratives						✓	<b>✓</b>	
EPA Landscape Water Budget Data Finder – by Zip Code Peak Month ETo and Rainfall						✓	<b>√</b>	
EPA WaterSense – Weather-Based Irrigation Controllers, Soil Moisture-based Irrigation Controllers, Spray Sprinkler Bodies						<b>√</b>	<b>√</b>	
Hunter Irrigation – Link to design literature and technical guides						✓		
Rain Bird Irrigation - Link to design guides						✓		
Brigham Young University – Topsoil Parameters			✓					
The Morton Arboretum Online Tree and Plant Search Tool				✓				
Cornell University Woody Plants Database				✓				
J. Frank Schmidt and Son Tree Information Charts				✓				
Missouri Botanical Gardens Plant Finder Tool				✓				

# **WORKS CITED**

- 1. Utah Department of Natural Resources. (n.d.). Regional Water Conservation Goals. Conserve Water Utah. Retrieved August 4, 2025, from https://conservewater.utah.gov/regional-water-conservation-goals/.
- 2. Cache County Resource Management Plan. (2023).
- 3. Utah Division of Water Rights. "Water Use Systems List." Utah.gov. Retrieved from: https://waterrights.utah.gov/asp\_apps/generalWaterUse/WaterUseList.asp.
- 4. U.S. Environmental Protection Agency. "Ground Water Contamination." EPA.gov. Retrieved from: https://www.epa.gov/sites/default/files/2015-08/documents/mgwc-gwc1.pdf.
- 5. U.S. Environmental Protection Agency. "Private Drinking Water Wells." EPA.gov. Retrieved from: https://www.epa.gov/privatewells.
- 6. U.S. Geological Survey. "Domestic (Private) Supply Wells." USGS.gov. Retrieved from: https://www.usgs.gov/mission-areas/water-resources/science/domestic-private-supply-wells.
- 7. Research Team to Take Inventory of Cache Valley Groundwater. (2024). Retrieved from: https://www.usu.edu/today/story/research-team-to-take-inventory-of-cache-valley-groundwater.
- 8. Kem C. Gardner Policy Institute. (2025, January). The economic role of agriculture in Utah. University of Utah. https://d36oiwf74r1rap.cloudfront.net/wp-content/uploads/2025/02/ERG2025-Agricult-RB-Jan2025.pdf.
- 9. Size and Scope of Cache County Agriculture in 2018. 2019. Retrieved From: https://digitalcommons.usu.edu/cgi/viewcontent.cgi?article=3007&context=extension\_curall
- 10. Hjerpe, E., Aldrich, G., Buckley, M., Wirkkala, T., Jain, S., Taraghi, P., Walker, N., & Knapp, R. (2023, December). Regional Economic Values of the Bear River. Conservation Economics and ECONorthwest.
- 11. Yost, Matt, et al. "AG/Farmland/2019-02pr Defense Against Drought." USU Extension, May 2019. Retrieved from https://digitalcommons.usu.edu/cgi/viewcontent.cgi?article=3010&context=extension\_curall.
- 12. Putnam, D., Creech, C., Summers, C., Orloff, S., & Ates, S. (2022). Ten reasons why alfalfa is highly suitable for the West. Utah State University Extension. https://extension.usu.edu/crops/research/ten-reasons-why-alfalfa-is-highly-suitable-for-the-west
- 13. Li, E., Yu, D., & Li, F. (2019). Using landscape metrics and gradient analysis to assess agricultural landscape changes in the Wasatch Range Metropolitan Area. Applied Geography, 105, 58-72
- 14. KSL.com. (2025, June 25). How much water are Utah's agriculture optimization projects saving? KSL.com. Retrieved from https://www.ksl.com/article/51331406/how-much-water-are-utahs-agriculture-optimization-projects-saving

- 15. Division of Water Resources, Utah Department of Agriculture and Food, and Division of Water Rights. (2024, November 15). Agricultural Water Optimization Program 2024 Annual Report. Utah.gov. Retrieved from https://water.utah.gov/wp-content/uploads/2024/11/2024-Agricultural-Water-Optimization-Report.pdf
- 16. Utah Department of Agriculture and Food. (n.d.). Agricultural Protection Areas. Retrieved from https://ag.utah.gov/farmers/conservation-division/ag-land-preservation/.
- 17. Utah Open Lands. (n.d.). Conserve Your Land. Retrieved from https://www.utahopenlands.org/conserve-your-land.
- 18. Natural Resources Conservation Service. (2024, May 3). Conservation Easements in Northern Utah Preserve Sensitive Lands for Future Generations. U.S. Department of Agriculture. Retrieved from https://www.nrcs.usda.gov/state-offices/utah/news/conservation-easements-in-northern-utah.
- 19. Utah Department of Agriculture and Food. (n.d.). LeRay McAllister Working Farm and Ranch Fund. Retrieved from https://ag.utah.gov/leray-mcallister-working-farm-and-ranch-fund/
- 20. Cache County General Plan. 2023.
- 21. Hopkins, E. G., & Sowby, R. B. (2024). A Qualitative Definition of Reliable Water Supply for Public Water Systems. Water, 16(23), 3359. https://doi.org/10.3390/w16233359
- 22. Hill, R.W., Barker, J.B., & Lewis, C.S. 2011. Crop and Wetland Consumptive Use and Open Water Surface Evaporation for Utah, Appendix J. Utah State University https://extension.usu.edu/irrigation/files/Appendix\_J\_ET\_Electronic\_Stations.pdf
- 23. Water use systems list. (n.d.). Retrieved July 28, 2025, from https://waterrights.utah.gov/asp\_apps/generalWaterUse/WaterUseList.asp





# APPENDIX A INTERVIEW SUMMARY REPORT

UNINCORPORATED CACHE COUNTY CULINARY WATER SYSTEMS

**KEY THEMES, IDEAS, & TAKEAWAYS** 



# **INTRO & BACKGROUND**

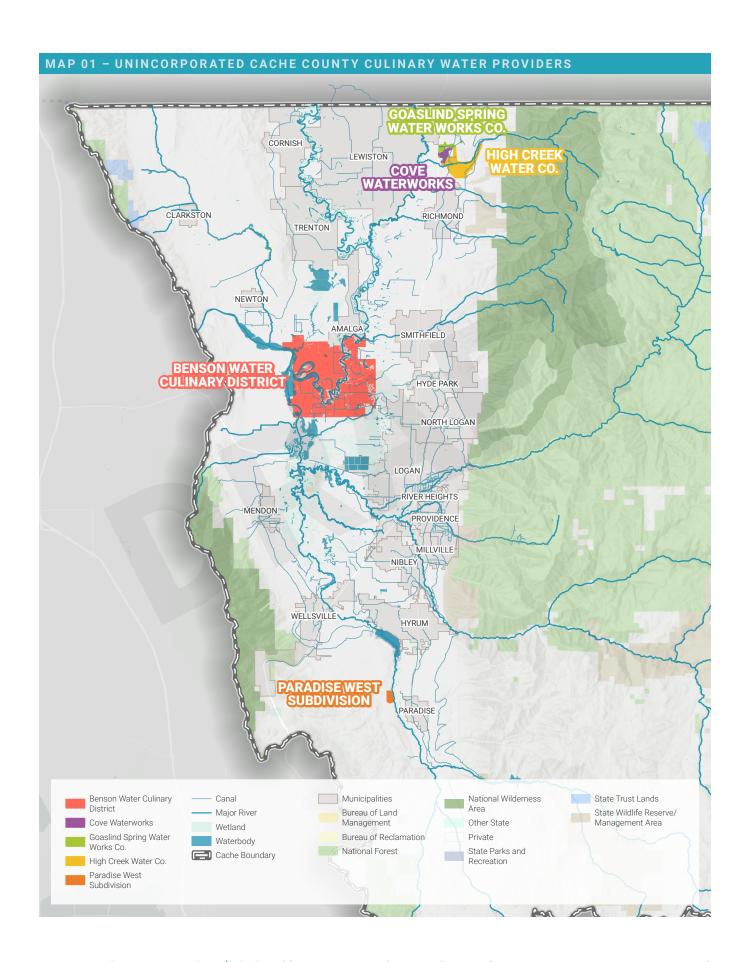


The western United States continues to experience rapid growth and development, with Utah being among the fastest-growing states. Growth has strained water resources and cast a spotlight on the historic disconnect between land-use decisions and water-supply planning. Recognizing these challenges, the state adopted *S.B. 110: Water as Part of the General Plan* in 2022. This new legislation requires most municipalities and all counties to amend their general plans to address the impact of land-use planning on water use. **Counties are asked to consult with all community culinary water systems in unincorporated areas as part of the process**.

Representatives from the five culinary water providers in unincorporated Cache County were contacted and invited to participate in brief interviews (see Table 01 & Map 01). During these interviews, providers were asked a consistent set of questions designed to foster dialogue around critical water issues in Cache County, reflecting their unique experiences and perspectives. Topics covered included water supply planning, system management, water usage, and potential policy recommendations.

This short report provides a summary of the information and perspectives gathered from the five culinary water providers in unincorporated Cache County. These findings will help to inform the development of the *Cache County Water Use & Preservation Element (2025)*.

TABLE 01 - UNINCORPORATED CACHE COUNTY CULINARY WATER PROVIDERS				
SYSTEM	APPROXIMATE POPULATION			
Paradise West Subdivision	31			
Goaslind Spring	45			
Cove Waterworks	60			
High Creek Water Co.	120			
Benson Culinary Improvement District	743			



# KEY THEMES, IDEAS, AND TAKEAWAYS

Interviews with culinary water providers in unincorporated Cache County highlighted perspectives on challenges and concerns regarding water use, management, and supply. While each provider operates in a unique context, several common themes emerged. Chief among them were concerns about rapid growth and development, the need to protect water quality and sources, a strong preference for maintaining local autonomy, limitations related to water rights, aging infrastructure, and evolving views on conservation. Although opinions varied, providers consistently highlighted the importance of balancing future water needs with respect for private property rights and system-level independence. The following themes reflect the most frequently discussed challenges and concerns, offering insights that can help guide the County's future planning and policy decisions related to water use and preservation.

# **COMMON THEMES**

# RAPID GROWTH & DEVELOPMENT

Concerns about rapid growth and development—especially in areas without adequate water supply or infrastructure—were the most consistent and urgent theme across interviews. Many providers feel that development is being approved without sufficient attention to long-term water availability, leading to unsustainable strain on already limited systems.

- Providers feel growth decisions are often made without full consideration of water constraints.
- Small providers are not always included in land use or subdivision decisions that affect them.
- Providers emphasized the need for stronger alignment between development approvals and the capacity of local water systems, including proactive protection of water sources.

# WATER QUALITY & SOURCE PROTECTION

Protecting the quality of existing water sources and ensuring consistent, reliable delivery was a top priority for all providers. Providers also shared a variety of concerns, particularly regarding contamination risks and the vulnerability of small systems to disruptions. While not all systems have backup sources in place, there was a shared understanding of the inherent risks of operating small, independent systems. Many emphasized the need for land use protections around springs and wells and saw a role for the County in supporting better source protection planning.

 Providers expressed significant concern over threats to their water sources, including contamination from nearby development, agricultural runoff, and the placement of new wells too close to existing sources.

- Many described how low risk, high impact events such as natural disasters (e.g., earthquakes)
   could compromise water sources and leave shareholders without culinary water.
- Some systems have backup sources, generators, and contingency plans in place, while others do not, increasing the risk of service interruptions during emergencies.
- Despite these concerns, providers and shareholders generally recognize and accept the limitations and risks that come with managing small, decentralized systems.

# LOCAL AUTONOMY

While some providers discussed the potential benefits of system consolidation to improve efficiency and resource sharing, opinions varied—some viewed consolidation as a viable option, while others did not. Across the board, providers emphasized the importance of local autonomy and agreed that small systems should have the ability to make their own decisions without added bureaucracy.

- All providers emphasized the importance of maintaining local autonomy.
- Views on system consolidation varied case by case; some providers saw it as a potential future option under the right circumstances, while others were firmly opposed to the idea.
- Concerns centered around avoiding increased regulation or loss of local control.

# MAXED-OUT OR LIMITED WATER RIGHTS

Providers frequently stressed that their systems are constrained by fully allocated water rights or nearly fully allocated rights, making it difficult to accommodate new development. Acquiring new rights is often not feasible, and transferring rights can be bureaucratically complex and expensive.

- Many systems have maxed-out or limited availability of water rights.
- State-level policies on water rights are often seen as barriers to local flexibility.
- Several providers feel that there are few viable options for sourcing additional water.

# AGING & INADEQUATE INFRASTRUCTURE

Small water systems report aging infrastructure as a major operational concern. Many of these systems were built decades ago and only receive maintenance on an as-needed basis. Financial and regulatory burdens exacerbate the challenge, especially when systems are held to standards similar to those of large cities, despite their small scale and limited resources.

- Upgrades such as chlorination or pressurization are often prohibitively expensive for small water systems.
- Smaller systems are burdened by state and federal compliance requirements, which some feel are disproportionate to their scale.
- Funding and technical assistance are often needed to maintain system reliability and meet regulatory standards.

# CONSERVATION AWARENESS BUT LIMITED FORMAL IMPLEMENTATION

Water conservation was widely acknowledged as important among providers, though their approaches and perspectives varied. While some actively promote conservation through pricing structures and watering restrictions, others view it as only part of the solution to larger challenges like growth and supply limitations. No providers reported having a formal conservation plan, but described a common, informal commitment to responsible use among shareholders. Most also noted low interest among shareholders in conservation incentive programs.

- Providers generally support water conservation, though approaches vary by system.
- Metering is common, but enforcement and tiered billing vary.
- Some shareholders do utilize secondary water for landscape irrigation, while others rely on culinary water.
- No systems reported having a formal conservation plan, but responsible use is encouraged and mutually understood.
- Based on anecdotal feedback, most providers sensed little to no interest among shareholders in programs such as turf removal rebates or landscaping incentives though this could be due to a lack of awareness or access to programs.

# CONSERVATION POTENTIAL IN AGRICULTURAL AND OUTDOOR USE

While not a primary focus for most interviewees, the potential for water savings through changes in agricultural and outdoor use added additional perspective. One provider noted that agriculture in Cache Valley is heavily centered around alfalfa, a highly water-intensive crop, and suggested that encouraging and incentivizing a shift towards less water-demanding crops could help meet future water needs. Outdoor watering, particularly for lawns and gardens, was also identified as a major component of residential use. The sentiment was expressed that reductions in landscape watering, supported through education or incentives, could result in meaningful water savings.

- Incentives to shift agriculture toward less water intensive crops could be an effective strategy to manage future water demands.
- Outdoor watering, especially for lawns and gardens, represents a substantial portion of residential water use, suggesting that even small, voluntary reductions and efficiency improvements could have a meaningful impact.
- Changes in both agricultural practices and landscape watering habits could contribute meaningfully to future water availability.

# APPENDIX B RURAL WATER EFFICIENCY STANDARDS

The following standards were provided by the Central Utah Water Conservancy District. It is recommended that the County consult with the District or the Utah Division of Water Resources regarding the most up-to-date recommended standards that apply to Cache County, as these are subject to change.



December 18, 2024

#### Water Efficiency Standards

#### 1. Purpose

The purpose of these Water Efficiency Standards is to conserve the public's water resources by establishing water conservation standards for outdoor landscaping and indoor plumbing fixtures.

#### 2. Applicability

- A. The following standards shall at a minimum be required for all <a href="new-developer">new-developer</a>, contractor, or owner installed landscaping for commercial, institutional, and industrial construction as applicable, and for all developer, contractor, or owner installed landscaping in front and side yards of all new residential construction. These standards shall apply to existing ordinances related to city required landscaping.
  - i. If the backyard is required to be landscaped for certificate of occupancy, the standards shall apply to the backyard as well.
- B. These outdoor standards are not intended to conflict with other landscaping requirements as defined by Utah law, including stormwater retention requirements and low-impact development guidelines. Notwithstanding these outdoor standards, whenever any requirement may conflict with Utah law, such conflicting requirements shall not apply.

# 3. Outdoor Landscaping Standards

All new landscaping for public agency projects, private development projects, developer-installed landscaping in multi-family and single-family residential projects within the front and side yards shall comply with the landscaping standards below:

#### **Definitions**

- A. Activity Zones: Portions of the landscape designed for recreation or function, such as storage areas, fire pits, vegetable gardens, and playgrounds.
- B. Active Recreation Areas: Areas of the landscape dedicated to active play where lawn may be used as the playing surface (ex. sports fields).
- C. Central Open Shape: An unobstructed area that functions as the focal point of a landscape and is designed in a geometric shape.
- D. Gathering Areas: Portions of the landscape dedicated to congregating, such as patios, gazebos, decks, and other seating areas.
- E. Hardscape: Durable landscape materials, such as concrete, wood, pavers, stone, or compacted inorganic mulch.



- F. Lawn: Ground that is covered with grass or turf that is regularly mowed.
- G. Mulch: Any material such as rock, bark, compost, wood chips or other materials left loose and applied to the soil.
- H. Park Strip: A typically narrow landscaped area located between the back-of-curb and sidewalk.
- I. Paths: Designed routes between landscape areas and features.
- J. Planting Bed: Areas of the landscape that consist of plants, such as trees, ornamental grasses, shrubs, perennials, and other regionally appropriate plants.
- K. Total Landscaped Area: Improved areas of the property that incorporate all the completed features of the landscape. The landscape area does not include footprints of buildings or structures, sidewalks, driveways, and other non-irrigated areas intentionally left undeveloped.

# 4. Landscaping Requirements

- A. Lawn shall not be less than 8 feet wide at its narrowest point.
- B. Lawn shall not be installed in park strips, paths, or on slopes greater than 25% or 4:1 grade.
- C. Lawn shall not exceed 50% of the total landscaped area in the front and side yards of new residential construction.
  - i. Small residential lots, which have no back yards, which the total landscaped area is less than 250 square feet, and which the front yard dimensions cannot accommodate the minimum 8 feet wide lawn area requirement, are exempt from the 8 feet minimum width lawn area requirement and maximum of 50% lawn requirement.
- D. In commercial, industrial, institutional, and multi-family development common area landscapes, lawn areas shall not exceed 20% of the total landscaped area, outside of active recreation areas.

#### 5. Landscaping Recommendations

- A. All irrigation shall be appropriate for the designated plant material to achieve the highest water efficiency. Drip irrigation shall be used except in lawn areas. Drip irrigation systems shall be equipped with a pressure regulator, filter, flush-end assembly, and any other appropriate components.
- B. Each irrigation valve shall irrigate landscaping with similar site, slope and soil conditions, and plant materials with similar watering needs. Lawn and planting beds shall be irrigated on separate irrigation valves. In addition, drip emitters and sprinklers shall be placed on separate irrigation valves.



- C. Landscaped areas shall be provided with a WaterSense labeled smart irrigation controller which automatically adjusts the frequency and/or duration of irrigation events in response to changing weather conditions. All controllers shall be equipped with automatic rain delay or rain shut-off capabilities.
- D. At least 3-4 inches of mulch, permeable to air and water, shall be used in planting beds to control weeds and improve the appearance of the landscaping.
- E. At maturity, landscapes are recommended to have enough plant material (perennials and shrubs) to create at least 50% living plant cover at maturity at the ground plane, not including tree canopies.

# 6. Landscaping Design Considerations

- A. If size permits, the landscaped areas of the front yard and back yard shall include a designed central open shape created by using lawn, hardscape, groundcover, or gravel.
- B. Gathering areas shall be constructed of hardscape and placed outside of the central open shape. In a landscape without lawn, gathering areas may function as the central open shape.
- C. Activity zones shall be located outside of the central open shape and shall be surfaced with materials other than lawn.
- D. Paths shall be made with materials that do not include lawn, such as hardscape, mulch, or other ground surface material.

#### 7. Additional Recommendations

A. It is recommended and encouraged that all new and future construction and future additions, remodels, or refurbishments install plumbing fixtures that have the WaterSense label, including lavatory faucets, shower heads, sink faucets, water closets (tank and flushometer-valve toilets), and urinals, to the extent Utah law allows municipalities or local districts to require these fixtures.



# Set a Public Hearing Ordinance 2025-35 – Honey Solar Stone Project LLC Code Amendment

**Agenda request submitted by:** Angie Zetterquist, Interim Director of Development

Services – Forwarded from the County Planning

Commission

Assisting Department: Development Services
Requested Council meeting date: October 14th, 2025

<u>Agenda Item Language</u>: Set a public hearing for Ordinance 2025-35 – Honey Solar Stone Project LLC Code Amendment – A request to amend County Codes §17.07.030, §17.09.030, and create Chapter 17.12 Commercial Solar and Battery Storage Facilities.

Action: Planning Commission – Recommendation of Approval (5-yea; 1-nay)

<u>Background</u>: A request has been made by Honey Stone Solar Project LLC to amend sections of Title 17 – Zoning Regulations to create and regulate solar farm projects.

Fiscal Impact: N/A

<u>Public Hearing Required</u>: Ordinance amendment requests require a public hearing before the County Planning Commission (PC). This hearing was held on August 7<sup>th</sup>, 2025 and their recommendation to approve was made on September 4<sup>th</sup>, 2025.

As this is a legislative item, an addition public hearing is required.

County Staff Presenter: Angie Zetterquist, Interim Director of Development Services

**Presentation Time:** 10 minutes.

County Staff Point of Contact: Conner Smith, Assistant Planner

**Legal Review:** N/A

1	Ord 2025-35
2	Honey Solar Stone Project LLC Code Amendment
3	Amending Title 17 – Zoning Regulations by amending County Codes §17.07.030,
4	§17.09.030, and creating
5	Chapter 17.12 Commercial Solar and Battery Storage Facilities
6	
7	County Council action
8	Set a public hearing on October 14 <sup>th</sup> , 2025, to be held on October 28 <sup>th</sup> , 2025.
9	If approved, the code amendment will take effect 15 days from the date of approval.
10	
11	Planning Commission action
12	Approval (5-yea; 1-nay).
13	Public hearing held on August 7 <sup>th</sup> , 2025, Approval given on September 4 <sup>th</sup> , 2025
14	
15	Staff Report review by Interim Director
16	Angie Zetterquist
17	
18	Staff Report by County Planner
19	Conner Smith
20	
21	General Description
22	This ordinance amends Title 17 – Zoning Regulations by amending County Codes §17.07.030,
23	§17.09.030, and creating Chapter 17.12 Commercial Solar and Battery Storage Facilities.
24	
25	Additional review materials included as part of Exhibit A
26	The draft of the ordinance amendment as approved by the Planning Commission.

# 1) Adding the following use definitions to Section 17.07.030, USE RELATED DEFINITIONS

PUBL	IC, INSTITUTIONAL, AND UTILITY USES:
5630	UTILITY FACILITY, SMALL SCALE SOLAR: A facility, located on more than one acre but not exceeding five acres, that uses photovoltaic panels to generate electricity from sunlight primarily for on-site use, limited off-site use, or in distributed generation programs. The facility may include solar panels and arrays; above or below ground electrical collection lines; transformers, inverters, and metering equipment, fencing, access roads, and minor maintenance infrastructure; and other accessory fixtures or equipment customarily incidental to the operation of the facility.
5640	UTILITY FACILITY, COMMUNITY SOLAR: A facility, located on more than five acres but not exceeding twenty acres, that uses photovoltaic panels to generate electricity from sunlight for off-site use, including service to multiple customers, participation in net metering, or community solar programs. The facility may include solar panels and arrays; above or below ground electrical collection lines and communication cables; transformers, inverters, and related electrical equipment; limited operation and maintenance structures; fencing, access roads, and other accessory fixtures or equipment customarily incidental to the operation of the facility.
5650	UTILITY FACILITY, COMMERCIAL SOLAR: A facility, located on more than twenty acres, that uses photovoltaic panels to generate electricity from sunlight for sale and off-site use, including solar panels and arrays; above and below ground electrical collection lines, communication lines, cables and towers; and transformers, inverters, switchyards and substations; operation, maintenance and control buildings and facilities; access and service roads, fences and gates; and other customarily incidental uses or accessory fixtures, equipment and facilities.
5660	UTILITY FACILITY, BATTERY STORAGE: A facility consisting of one or more electrochemical energy storage devices that collect, store, and discharge electricity generated from an on-site solar energy system. Battery storage facilities may charge from and discharge to the electrical grid or the associated solar energy system to provide electricity or grid support services. Such facilities must be accessory to, and located on the same parcel as, a permitted solar energy system, including Small Scale Solar, Community Solar, and Commercial Solar. Standalone battery storage facilities are not permitted.
5670	UTILITY FACILITY, CONCENTRATED SOLAR: A facility that uses mirrors, lenses, or similar technology to concentrate sunlight onto a small area to produce heat, which is then used to generate electricity for off-site distribution or sale. The facility may include solar concentrators (e.g., heliostats, parabolic troughs, or dish systems); thermal receivers and heat transfer systems; power generation equipment such as stream turbines or heat engines; above or below ground collection and transmission lines; transformers, inverters, and related electrical equipment; cooling systems; operation and maintenance buildings; access roads, fencing, and other accessory fixtures, equipment, and facilities customarily incidental to the operation of the facility.

### 2) Adding the following use definitions to Section 17.07.040, GENERAL DEFINITIONS

CONCENTRATING SOLAR THERMAL POWER SYSTEMS: Systems that use lenses or mirrors to focus or reflect a large area of sunlight into a small area. The concentrated energy is absorbed by a transfer fluid or gas and used as a heat source for conventional power plants or power conversion units.

PHOTOVOLTAICS (PV): A technology that converts light directly into electricity.

SOLAR ENERGY SYSTEM, ROOF-MOUNTED: A solar energy system mounted on a rack that is fastened to or ballasted on a structure roof.

SOLAR ENERGY SYSTEM, GROUND-MOUNTED: A solar energy system mounted on a rack or pole that rests or is attached to the ground.

SOLAR LAND COVERAGE: The land area that encompasses all components of the solar system including but not limited to mounting equipment, panels and ancillary components of the system. This definition does not include access roads or fencing and is not to be interpreted as a measurement of impervious surface.

## 3) Adding UTILITY FACILITY, COMMERCIAL SOLAR AND BATTERY STORAGE TO 17.09.030

Index	Description	Base Z	Base Zone				Overlay Zone			
		RU2	RU5	A10	FR40	RR	С	ı	ME	PI
5630	Utility Facility, Small Scale Solar	N	N	С	N	N	С	С	Z	N
5640	Utility Facility, Community Solar	N	N	С	N	N	С	С	N	N
5650	Utility Facility, Commercial Solar	N	N	N	N	N	N	С	N	N
5660	Utility Facility, Battery Storage	N	N	N	N	N	N	С	N	N
5670	Utility Facility, Concentrated Solar	N	N	N	N	N	N	N	Ν	N

## 4) Creating Chapter 17.12 COMMERCIAL SOLAR AND BATTERY STORAGE FACILITIES

#### 17.12.010: (RESERVED)

(Ord. 2009-07, 9-22-2009, eff. 2-1-2010)

#### 17.12.020: GENERAL REQUIREMENTS

The following are the general requirements for commercial solar and commercial solar with battery storage operations:

- A. Property shall be rezoned through the County rezone process (Section 17.02.030 of this title) prior to a Master Plan submittal as specified in this chapter.
- B. Design Standards:
  - a. The minimum lot size for any Commercial Solar or Commercial Solar and Battery Storage shall be no less than twenty (20) acres.
  - b. The maximum height for all structures is limited to thirty-five (35) feet.
  - c. The minimum setback for all structures is fifty (50) feet from exterior property lines or easements.
  - d. The interior property line, that being the property line that two or more parcels involved in the project share, will not have any setback requirements.
- C. Visual Appearance:
  - a. Solar power plant buildings and accessory structures shall, to the extent reasonably possible, use materials, colors, and textures that will blend the facility into the existing environment.
  - Appropriate landscaping and/or screening materials may be required to help screen the solar power plant and accessory structures from major roads and neighboring residences.
  - c. Lighting of the solar power plant and accessory structures must be dark sky compliant.
  - d. No glare that would constitute a nuisance to occupants of neighboring properties or persons traveling neighboring roads shall be permitted.
- D. All activities shall be maintained and operated in such a way as to minimize light, fume, dust, and smoke emissions.

#### 17.12.030: SCHEDULE OF USES

For a schedule of uses for the Public Infrastructure Overlay, refer to Chapter 17.09, "Schedule of Zoning Uses", of the title. All commercial solar and commercial solar with battery storage facility projects and associated uses shall be allowed with a conditional use permit in the Public Infrastructure (PI) Overlay in accordance with the procedures set forth in Section 17.06.050 of this title.

#### 17.12.040: SITE DEVELOPMENT STANDARDS

Site development standards for any commercial solar or commercial solar with battery storage operation shall conform to the base zoning district requirements as listed in Section 17.10.040

of this title. In the instance of conflicting or multiple base zoning districts on a single parcel, the more restrictive zone shall be applied across the entire parcel. Base zoning districts may be combined with an overlay zoning district on all or a portion of a parcel to alter, restrict, or allow specific development regulations.

#### 17.12.050: OPERATION CATEGORIES

All commercial solar and associated battery storage operations shall be classified as one of the following categories:

- A. Commercial Solar
- B. Commercial Solar + Battery Storage

## 17.12.060: COMMERCIAL SOLAR/COMMERCIAL SOLAR WITH BATTERY STORAGE FACILITY MASTER PLAN

All applications for a commercial solar and/or battery storage facility Master Plan shall be accompanied by the following materials:

- A. A completed application form for a conditional use permit;
- B. Evidence of ownership or control over the land and a legal description of the property where the operation will be located;
- C. Analysis:
  - a. Glint glare plan;
  - b. Habitat management plan;
  - c. Geotechnical report; and
  - d. Sensitive area analysis.
- D. A site plan showing the following:
  - a. Location and dimensions of any proposed buildings or structures;
  - b. Interior dimensions;
  - c. Locations of clearances, rights-of-way, easements, temporary easements, utility lines, existing watercourses and drainage;
  - d. Location of where site facilities connect to the main power grid;
  - e. Sensitive areas:
  - f. Property lines with names and parcel tax identification numbers of adjoining property owners; and
  - g. Proposed ingress and egress.
- E. Operations plan that outlines the following:
  - a. Traffic arrangements proposed on existing roads and streets adjoining the site;
  - b. The location, arrangement and dimensions of facilities; and
  - c. On site control of surface and storm water drainage.
- F. Incidental discovery plan that outlines the following:
  - a. Purpose and scope;
  - b. Regulatory framework;
  - c. Roles and responsibilities of staff (e.g. project manager, construction supervisor, cultural resource specialist); and

- d. Discovery procedures.
- G. Emergency Plan
- H. Large Generator Interconnection Application
- I. A reclamation plan addressing the following:
  - a. Closure of the operation stating the phasing, acreage, and duration of the operation.

#### 17.12.070: RESTORATION AGREEMENT

After the applicant has obtained approval of the respective master plan as described above, the approval shall be put in the form of a restoration agreement reviewed by the County Attorney and executed by the County Executive or his/her delegate. The agreement, which shall be executed prior to operations and/or on-site preparations for operations, shall include the following:

- A. A legal description of the land;
- B. A copy of the conditional use permit;
- C. A copy of the approved master plan;
- D. A financial guarantee for the rehabilitation and restoration of the land to be placed in incremental deposits commensurate with the phasing of the project; and
- E. Other specific requirements, rights, and peculiarities pertinent to the project as directed by the Planning Commission.



## AN ORDINANCE AMENDING THE FEE SCHEDULE OF CACHE COUNTY REGARDING THE COUNTY AUDITOR & COUNTY CLERK'S OFFICES

- (A) WHEREAS; the County Council may pass all ordinances and rules and make all regulations, not repugnant to law, necessary for carrying into effect or discharging its powers and duties pursuant to Utah Code § 17-53-223(1); and
- (B) WHEREAS, Utah Code Section 17-53-211, permits the County Council to adopt an ordinance that establishes fees for services provided by county officers, to include the County Auditor; and
- (C) WHEREAS, Cache County currently charges a fee for garbage and recycling pickup; and
- (D) WHEREAS, this fee, which is charged to homeowners and businesses in the unincorporated area, has remained unchanged since 2023, while the County's costs for this service have increased twice during that period;
- (E) WHEREAS, there is an outstanding need to separate the County Clerk and County Auditor in the Cache County Fee Schedule to reflect the split of the positon of County Clerk/Auditor;

NOW, THEREFORE, the County Legislative Body of Cache County ordains as follows:

<u>SECTION 1:</u> The Cache County Fee Schedule regarding the County Auditor and the County Clerk's Offices shall be amended to read:

#### **AUDITOR'S OFFICE**

General Auditor Fees				
Action	Fee	Utah State Code Reference		
GB 1 Pickup/week Res 60 Gal	\$18.78	17-34-1(2)(b)(ii)		
GB- 1 Pickup/week Res 90 Gal	\$19.88	17-34-1(2)(b)(ii)		
GB- 1 Pickup/week Com 90 Gal	\$19.88	17-34-1(2)(b)(ii)		



GB- 1 Pickup/week 2 Yard	\$62.19	17-34-1(2)(b)(ii)
GB- 1 Pickup/week 3 Yard	\$93.29	17-34-1(2)(b)(ii)
GB- 1 Pickup/week 4 Yard	\$124.38	17-34-1(2)(b)(ii)
GB- 1 Pickup/week 6 Yard	\$186.57	17-34-1(2)(b)(ii)
GB- 1 Pickup/week 8 Yard	\$248.76	17-34-1(2)(b)(ii)
GB- 2 Pickup/week 4 Yard	\$248.76	17-34-1(2)(b)(ii)
GB- 2 Pickup/week 6 Yard	\$373.14	17-34-1(2)(b)(ii)
GB- 3 Pickup/week 6 Yard	\$559.71	17-34-1(2)(b)(ii)
GB- 1 Pickup/week 2 Yard Split Dumpster	Minimum \$17.00	17-34-1(2)(b)(ii)
GB- 1 Pickup/week 3 Yard Split Dumpster	Minimum \$17.00	17-34-1(2)(b)(ii)
GB- 1 Pickup/week 4 Yard Split Dumpster	Minimum \$17.00	17-34-1(2)(b)(ii)
GB- 1 Pickup/week 6 Yard Split Dumpster	Minimum \$17.00	17-34-1(2)(b)(ii)
GB- 1 Pickup/week 8 Yard Split Dumpster	Minimum \$17.00	17-34-1(2)(b)(ii)
RC Pickup Every Other Res 90 Gal	\$5.53	17-34-1(2)(b)(ii)
RC Waived Charge 90 Gal	-\$5.53	17-34-1(2)(b)(ii)



Additional GB 1 Pickup/week Res 90 Gal	\$9.11	17-34-1(2)(b)(ii)
Additional Garbage 60 Gal Every Other	\$9.11	17-34-1(2)(b)(ii)
Additional RC can - Pickup every other week	\$3.31	17-34-1(2)(b)(ii)
GW Residential 90 Gal	\$11.60	17-34-1(2)(b)(ii)
Sewer Coll Res Flat	Logan Fee Schedule	17-34-1(2)(b)(ii)
Sewer Treat Res Flat	Logan Fee Schedule	17-34-1(2)(b)(ii)
911 - All Classes	\$3.30	17-50-301(1)(a)
Commercial 911 Processing Fee	\$2.00	17-50-301(1)(a)
Shared Dumpster Split fee	\$2.00	17-34-1(2)(b)(ii)
Container Exchange - Swap old with new	\$49.71	17-34-1(2)(b)(ii)
Container Delivery - New start & additional containers	\$27.62	17-34-1(2)(b)(ii)
Removal Charge	\$27.62	17-34-1(2)(b)(ii)
Contamination Charge	\$5.53	17-34-1(2)(b)(ii)
Overage Charge	\$5.00 Minimum	17-34-1(2)(b)(ii)
Resume Charge	\$5.53	17-34-1(2)(b)(ii)



Container Replacement if Damaged by Customer	\$82.86	17-34-1(2)(b)(ii)
Late Fee	1.50%	17-34-1(2)(b)(ii)

## **CLERK'S OFFICE**

General Clerk Fees			
Action	Fee	Utah State Code Reference	
Marriage License	\$50	62A-1-120	
Marriage Ceremony (In Office Only)	\$40		
Certified Copy	\$10		
Clerk Designee	\$10	30-1-6	
Uncertified Copy	\$5		
Signature Witnessing (Notary)	\$5 per signature		
Notary Acknowledgment (Notary)	\$5 per signature		
Electronic Copy	\$5		
Dog License	\$10 per license. Approval by land use authority is required if licensing more than six dogs.		
Voter Information Request			



Action	Fee	Utah State Code Reference
Setup Fee (In addition to other charges)	\$20	63-2-203 (10)
List of Registered Voters	\$0.005 Per Name for electronic copy \$0.01 Per Name for hard copy	63-2-203 (10)
Purchase USB	\$10	
Business	I	
Action	Fee	Utah State Code Reference
Home Occupation Business	\$10 Processing Fee	5.04.040
Alcohol Consent (Includes Winery Manufacturing or Type 5 Package Agency must also pay for commercial business license)	\$300	5.04.040
Contractors (Home is base of business but does contracting work away from home)	\$100	5.04.040
Commercial Business (less than 10 employees)	\$150	5.04.040
Commercial Business (more than 10 employees)	\$250	5.04.040
Fire Inspection Fee	\$45	5.04.040
Self-Inspection Fee	\$0	5.04.040



Late Fee	\$50	5.04.040
Late Fee (non-compliance after 45 days of notification)	\$500	5.04.040
Temporary Business (non-permanent basis or transit business person)	\$10 per calendar day of operation	5.04.040
Action	Fee	Utah State Code Reference
GRAMA Fees	The county shall charge a fee equivalent to the cost of services provided to an individual and any public or private agency for those individual's or agency's sole or personal use. Services or information provided to any individual or any agency for resale shall be charged at the fair market value of such services or information; provided, that such fee shall be never less than the full cost incurred by the county in the provision of such information or services.  Cache County, after the first quarter hour of staff time, may charge an hourly charge, in increments of 15 minutes. The fee may not exceed the salary of the lowest paid employee who, in the discretion of the custodian of records, has the necessary skill and training to perform the request.	CCC 2.64.100 63G- 2-203

## **SECTION 2**

This ordinance takes effect fifteen (15) days following its passage and approval by the County Council.



PASSED	AND APPROVED	BY THE COUNTY	COUNCIL	OF CACHE	COUNTY,	UTAH
THIS	DAY OF	, 2025.				

	In Favor	Against	Abstained	Absent
Kathryn Beus				
David Erickson				
Keegan Garrity				
Sandi Goodlander				
Nolan Gunnell				
Mark Hurd				
Barbara Tidwell				
Total				

CACHE COUNTY:	ATTEST:
By:	By:
Sandi Goodlander, Chair	Bryson Behm, County Clerk



## **ACTION OF THE COUNTY EXECUTIVE:**

Approved Disapproved (written statement of ob	iection attached)
Bv:	jection attached)
N. George Daines, County Executive	Date



## **EXHIBIT 1**

The redline version of the proposed ordinance to amend the Cache County Fee Schedule is below, and it shows the proposed changes to that schedule:

## **CLERK/**AUDITOR'S OFFICE

General Clerk/Auditor Fees		
Action	Fee	Utah State Code Reference
GB 1 Pickup/week Res 60 Gal	<del>\$17.00</del> \$18.78	17-34-1(2)(b)(ii)
GB- 1 Pickup/week Res 90 Gal	\$ <del>17.99</del> \$19.88	17-34-1(2)(b)(ii)
GB- 1 Pickup/week Com 90 Gal	\$ <del>17.99</del> \$19.88	17-34-1(2)(b)(ii)
GB- 1 Pickup/week 2 Yard	<del>\$56.29</del> -\$62.19	17-34-1(2)(b)(ii)
GB- 1 Pickup/week 3 Yard	<del>\$84.44</del> -\$93.29	17-34-1(2)(b)(ii)
GB- 1 Pickup/week 4 Yard	<del>\$112.58</del> \$124.38	17-34-1(2)(b)(ii)
GB- 1 Pickup/week 6 Yard	<del>\$168.87</del> \$186.57	17-34-1(2)(b)(ii)
GB- 1 Pickup/week 8 Yard	<del>\$225.16</del> -\$248.76	17-34-1(2)(b)(ii)
GB- 2 Pickup/week 4 Yard	<del>\$225.16</del> -\$248.76	17-34-1(2)(b)(ii)
GB- 2 Pickup/week 6 Yard	<del>\$337.74</del> \$373.14	17-34-1(2)(b)(ii)
GB- 3 Pickup/week 6 Yard	<del>\$506.61</del> \$559.71	17-34-1(2)(b)(ii)



GB- 1 Pickup/week 2 Yard Split Dumpster	Minimum \$17.00	17-34-1(2)(b)(ii)
GB- 1 Pickup/week 3 Yard Split Dumpster	Minimum \$17.00	17-34-1(2)(b)(ii)
GB- 1 Pickup/week 4 Yard Split Dumpster	Minimum \$17.00	17-34-1(2)(b)(ii)
GB- 1 Pickup/week 6 Yard Split Dumpster	Minimum \$17.00	17-34-1(2)(b)(ii)
GB- 1 Pickup/week 8 Yard Split Dumpster	Minimum \$17.00	17-34-1(2)(b)(ii)
RC Pickup Every Other Res 90 Gal	<del>\$5.00</del> \$5.53	17-34-1(2)(b)(ii)
RC Waived Charge 90 Gal	<del>-\$5.00</del> -\$5.53	17-34-1(2)(b)(ii)
Additional GB 1 Pickup/week Res 90 Gal	<del>\$8.25</del> \$9.11	17-34-1(2)(b)(ii)
Additional Garbage 60 Gal Every Other	<del>\$8.25</del> \$9.11	17-34-1(2)(b)(ii)
Additional RC can - Pickup every other week	<del>\$3.00</del> \$3.31	17-34-1(2)(b)(ii)
GW Residential 90 Gal	<del>5.00\$</del> \$11.60	17-34-1(2)(b)(ii)
Sewer Coll Res Flat	Logan Fee Schedule	17-34-1(2)(b)(ii)
Sewer Treat Res Flat	Logan Fee Schedule	17-34-1(2)(b)(ii)
911 - All Classes	<del>\$3.00</del> -\$3.30	17-50-301(1)(a)



Commercial 911 Processing Fee	\$2.00	17-50-301(1)(a)
Shared Dumpster Split fee	\$2.00	17-34-1(2)(b)(ii)
Container Exchange - Swap old with new	\$ <del>45.00</del> -\$49.71	17-34-1(2)(b)(ii)
Container Delivery - New start & additional containers	<del>\$25.00</del> -\$27.62	17-34-1(2)(b)(ii)
Removal Charge	<del>\$25.00</del> -\$27.62	17-34-1(2)(b)(ii)
Contamination Charge	<del>\$5.00</del> -\$5.53	17-34-1(2)(b)(ii)
Overage Charge	\$5.00 Minimum	17-34-1(2)(b)(ii)
Resume Charge	<del>\$5.00</del> -\$5.53	17-34-1(2)(b)(ii)
Container Replacement if Damaged by Customer	<del>\$75.00</del> \$82.86	17-34-1(2)(b)(ii)
Late Fee	1.50%	17-34-1(2)(b)(ii)

## **CLERK'S OFFICE**

General Clerk Fees		
Action	<u>Fee</u>	Utah State Code Reference
Marriage License	\$50	62A-1-120
Marriage Ceremony (In Office Only)	\$40	
Certified Copy	\$10	

Clerk Designee	\$10 30-1-6	
Uncertified Copy	\$5	
Signature Witnessing (Notary)	\$5 per signature	
Notary Acknowledgment (Notary)	\$5 per signature	
Electronic Copy	\$5	
Dog License	\$10 per license. Approval by land use authority is required if licensing more than six dogs.	
	Voter Information Request	1
Action	Fee	Utah State Code Reference
Setup Fee (In addition to other charges)	\$20	63-2-203 (10)
List of Registered Voters	\$0.005 Per Name for electronic copy \$0.01 Per Name for hard copy	
Purchase USB \$10		
	Business	
Action	Fee	Utah State Code Reference
Home Occupation Business	\$10 Processing Fee	5.04.040
Alcohol Consent (Includes Winery Manufacturing or Type 5 Package	3.0 1.0 10	

Agency must also pay for commercial business license)		
Contractors (Home is base of business but does contracting work away from home)	\$100	5.04.040
Commercial Business (less than 10 employees)	\$150	5.04.040
Commercial Business (more than 10 employees)	\$250	5.04.040
Fire Inspection Fee	\$45	5.04.040
Self-Inspection Fee	\$0	5.04.040
Late Fee	\$50	5.04.040
Late Fee (non-compliance after 45 days of notification)	\$500	5.04.040
Temporary Business (non-permanent basis or transit business person)	\$10 per calendar day of operation	5.04.040
Action	Fee	Utah State Code Reference
GRAMA Fees	The county shall charge a fee equivalent to the cost of services provided to an individual and any public or private agency for those individual's or agency's sole or personal use. Services or information provided to any individual or any agency for resale shall be charged at the fair market value of such services or information; provided, that such fee shall	CCC 2.64.100 63G- 2-203



be never less than the full cost incurred by the county in the provision of such information or services.

Cache County, after the first quarter hour of staff time, may charge an hourly charge, in increments of 15 minutes. The fee may not exceed the salary of the lowest paid employee who, in the discretion of the custodian of records, has the necessary skill and training to perform the request.



## AN ORDINANCE AMENDING THE FEE SCHEDULE OF CACHE COUNTY REGARDING THE COUNTY ATTORNEY'S OFFICE

- (A) WHEREAS; the County Council may pass all ordinances and rules and make all regulations, not repugnant to law, necessary for carrying into effect or discharging its powers and duties pursuant to Utah Code § 17-53-223(1); and
- (B) WHEREAS, Utah Code Section 17-53-211, permits the County Council to adopt an ordinance that establishes fees for services provided by county officers, to include the County Attorney; and
- (C) WHEREAS, the County Attorney's Office already has a discovery fee for documents that are part of discovery requests; and
- (D) WHEREAS, that Office provides discovery through various mediums, the costs for those mediums vary, and the Office is trying to recoup those costs from those attorneys and defendants requesting the services the Office provides;

NOW, THEREFORE, the County Legislative Body of Cache County ordains as follows:

<u>SECTION 1:</u> The Cache County Fee Schedule's section on the Attorney's Office fees shall be amended to read:

#### **ATTORNEY'S OFFICE**

Action	Fee	<b>Utah State Code Reference</b>
Discovery Fee – Electronic Delivery	\$25.00	17-53-211
Discovery Fee – USB Flash Drive	\$40.00	17-53-211
Discovery Fee – Portable Hard Drive 1TB	\$75.00	17-53-211
Discovery Fee – Printed, 25 pages or less	\$10.00	17-53-211
Discovery Fee – Printed, each additional copy	\$0.50	17-53-211
after 25 pages		

#### SECTION 2

This ordinance takes effect fifteen (15) days following its passage and approval by the County Council.



PASSED	AND APPROVED	BY THE COUNTY	COUNCIL OF	CACHE COUNTY,	UTAH
THIS	DAY OF	, 2025.			

	In Favor	Against	Abstained	Absent
Kathryn Beus				
David Erickson				
Keegan Garrity				
Sandi Goodlander				
Nolan Gunnell				
Mark Hurd				
Barbara Tidwell				
Total				

CACHE COUNTY:	ATTEST:
Ву:	Ву:
Sandi Goodlander, Chair	Bryson Behm, County Clerk



## **ACTION OF THE COUNTY EXECUTIVE:**

Approved Disapproved (written statement of ob	jection attached)
By:	
N. George Daines, County Executive	Date



## **EXHIBIT 1**

The redline version of the proposed ordinance to amend the Cache County Fee Schedule is below, and it shows the proposed changes to that schedule:

## **ATTORNEY'S OFFICE**

Action	Fee	<b>Utah State Code Reference</b>
Criminal Case Discharge	<del>\$25.00</del>	
Discovery Fee – Electronic Delivery	\$25.00	17-53-211
Discovery Fee – USB Flash Drive	\$40.00	17-53-211
Discovery Fee – Portable Hard Drive 1TB	\$75.00	17-53-211
Discovery Fee – Printed, 25 pages or less	\$10.00	17-53-211
Discovery Fee – Printed, each additional copy	\$0.50	17-53-211
after 25 pages		



## A RESOLUTION TO AMEND THE CACHE COUNTY PERSONNEL POLICY AND PROCEDURE MANUAL SECTION IX.B.

- (A) WHEREAS, the County Council may pass all ordinances and rules and make all regulations, not repugnant to law, necessary for carrying into effect or discharging its powers and duties pursuant to Utah Code 17-53-223(1); and
- (B) WHEREAS, Cache County desires to provide paid parental leave to employees following the birth of an employee's child or the placement of a child with an employee in connection with adoption or foster care; and

NOW THEREFORE, be it resolved by the County Council of Cache County, Utah, that the Cache County Personnel Policy & Procedure Manual be changed as follows:

#### SECTION 1

Cache County Policy and Procedure Manual Sections IX.B. is amended to add the following policy with a redline copy attached as "EXHIBIT 1":

#### **SECTION IX - EMPLOYEE BENEFITS**

#### **B.** Leaves of Absence

. . .

#### 6. Parental Leave

- a. Cache County will provide paid parental leave to employees following the birth of an employee's child or the placement of a child with an employee in connection with adoption or foster care. The purpose of paid parental leave is to enable the employee to care for and bond with a newborn or a newly adopted or newly placed child. This policy will run concurrently with the Family and Medical Leave Act, as applicable.
- b. Eligible employees include full-time employees who:
  - i. Are employed for at least 6 months;
  - ii. Give birth to a child;
  - iii. Are a parent to a newborn child, or
  - iv. Adopt a child or are placed with a foster child, age 17 or younger
- c. Eligible employees will receive a maximum of 2 weeks of paid parental leave per rolling calendar year for the birth, adoption, or placement of a child/children. Should there be multiple births (twins) or adoptions of siblings, the leave does not increase per child.



- d. Each week of paid parental leave is compensated at 100% of the employee's regular, straight-time weekly pay. Paid parental leave is paid on a regularly scheduled pay date.
- e. Approved paid parental leave may be taken any time during the 12 months immediately following the birth, adoption, or placement of a child with the employee. Paid parental leave may not be used or extended beyond this period.
- f. Employees may take paid parental leave in one continuous period or intermittently with Department Head approval. Any unused paid parental leave will be forfeited at the end of the 12 months. Parental leave time does not accrue balances or carry over, nor is it paid out upon termination.
- g. Paid parental leave will run concurrently with any leave time taken under the Family and Medical Leave Act. Cache County will maintain all employee benefits during the paid parental leave period.
- h. Should a holiday occur while the employee is on paid parental leave, the holiday will be charged as holiday pay; however, holiday pay will not extend the total paid parental leave entitlement.
- i. An employee who takes paid parental leave that does not qualify for FMLA will be afforded the same level of job protection for the period that the employee is on paid parental leave.
- j. Employees must complete the Leave of Absence Request Form at least 30 days before the proposed leave date (or, if the leave was unforeseeable, as soon as possible) and submit it to the Office of Personnel Management before taking leave. Documentation of the birth or adoption may be requested by the Department Head or Elected Official who supervises the employee and/or the Director of Personnel Management.



PASSED	AND APPROVED	BY THE COUNTY	COUNCIL OF	CACHE COU	NTY, UTAH
THIS	DAY OF	2025	) <u>.</u>		

	In Favor	Against	Abstained	Absent
David Erickson				
Sandi Goodlander				
Nolan Gunnell				
Barbara Tidwell				
Keegan Garrity				
Mark Hurd				
Kathryn Beus				
Total				

CACHE COUNTY:	ATTEST:	
By:	By:	
Sandi Goodlander, Chair	Bryson Behm, County Clerk	



#### **EXHIBIT 1**

#### REDLINE VERSION OF CHANGES TO SECTIONS IX.B.

#### **SECTION IX - EMPLOYEE BENEFITS**

#### **B.** Leaves of Absence

. . .

#### 6. Parental Leave

- a. Cache County will provide paid parental leave to employees following the birth of an employee's child or the placement of a child with an employee in connection with adoption or foster care. The purpose of paid parental leave is to enable the employee to care for and bond with a newborn or a newly adopted or newly placed child. This policy will run concurrently with the Family and Medical Leave Act, as applicable.
- b. Eligible employees include full-time employees who:
  - i. Are employed for at least 6 months;
  - ii. Give birth to a child:
  - iii. Area parent to a newborn child; or
  - iv. Adopt a child or are placed with a foster child, age 17 or younger
- c. Eligible employees will receive a maximum of 2 weeks of paid parental leave per rolling calendar year for the birth, adoption, or placement of a child/children. Should there be multiple births (twins) or adoptions of siblings, the leave does not increase per child.
- d. Each week of paid parental leave is compensated at 100% of the employee's regular, straight-time weekly pay. Paid parental leave is paid on a regularly scheduled pay date.
- e. Approved paid parental leave may be taken any time during the 12 months immediately following the birth, adoption, or placement of a child with the employee. Paid parental leave may not be used or extended beyond this period.
- f. Employees may take paid parental leave in one continuous period or intermittently with Department Head approval. Any unused paid parental leave will be forfeited at the end of the 12 months. Parental leave time does not accrue balances or carry over, nor is it paid out upon termination.



- g. Paid parental leave will run concurrently with any leave time taken under the Family and Medical Leave Act. Cache County will maintain all employee benefits during the paid parental leave period.
- h. Should a holiday occur while the employee is on paid parental leave, the holiday will be charged as holiday pay; however, holiday pay will not extend the total paid parental leave entitlement.
- i. An employee who takes paid parental leave that does not qualify for FMLA will be afforded the same level of job protection for the period that the employee is on paid parental leave.
- j. Employees must complete the Leave of Absence Request Form at least 30 days before the proposed leave date (or, if the leave was unforeseeable, as soon as possible) and submit it to the Office of Personnel Management before taking leave. Documentation of the birth or adoption may be requested by the Department Head or Elected Official who supervises the employee and/or the Director of Personnel Management.

# Ordinance No. 2025-28 Cache County, Utah

#### SBA UT24138-B Paradise Rezone

An ordinance amending the County Zoning Map by applying the Public Infrastructure (PI) Overlay to a portion of a 16.00-acre parcel.

**Whereas**, the "County Land Use Development and Management Act," Utah Code Ann. §17-27a-101 et seq., as amended (the "Act"), provides that each county may enact a land use ordinance and a zoning map establishing regulations for land use and development; and

**Whereas**, pursuant to the Act, the County's Planning Commission (the "Planning Commission") shall prepare and recommend to the county's legislative body, following a public hearing, a proposed land use ordinance and a zoning map, or amendments thereto, that represent the Planning Commission's recommendations for zoning the area within the county; and

**Whereas**, the Planning Commission caused notice of a public hearing for the rezone to be posted at least ten (10) days before the date of the public hearing; and

**Whereas**, on September 4<sup>th</sup>, 2025 the Planning Commission held a public hearing, accepted all comments, and recommended the approval of the proposed rezone (6-0) to the County council for final action; and

**Whereas**, the Act also provides certain procedures for the county legislative body to adopt or reject amendments to the land use ordinance and zoning map for the county; and

**Whereas**, on September 23<sup>rd</sup>, 2025, the County Council held a public hearing, to consider any comments regarding the proposed rezone. The County Council accepted all comments; and

**Whereas**, the Cache County Council has determined that it is both necessary and appropriate for the County to approve this ordinance.

**Now, therefore,** the County Legislative Body of Cache County ordains as follows:

#### 1. Statutory Authority

The statutory authority for enacting this ordinance is Utah Code Annotated Sections 17-27a Part 1 and Part 3, and 17-53 part 2(1953, as amended to date).

#### 2. Adoption of amended Zoning Map

The County Council hereby amends the County's Zoning Map to reflect the rezone of the property affected by this ordinance and hereby adopts the amended Zoning Map with the amendment identified as Exhibit B, of which a detailed digital or paper copy is available in the Development Services Department.

#### 3. Conclusions

- **A.** The subject property is reasonably consistent with the purpose of the Public Infrastructure (PI) Overlay:
  - **i.** "To provide for the siting and operation of public infrastructure in an environmentally sound and economically competitive manner."
  - **ii.** "To inform current and potential residents of the county of the possible location of future public infrastructure locations."
  - "To ensure that any public infrastructure be designed, constructed, and operated in a safe and efficient manner, and in compliance with all federal, state, and local laws and regulations for the protection of the general health, welfare, and safety of the citizens of the county."

### 4. Prior ordinances, resolutions, policies, and actions superseded

This ordinance amends and supersedes the Zoning Map of Cache County, and all prior ordinances, resolutions, policies, and actions of the Cache County Council to the extent that the provisions of such prior ordinances, resolutions, policies, or actions are in conflict with this ordinance. In all other respects, such prior ordinances, resolutions, policies, and actions shall remain in full force and effect.

#### 5. Exhibits

- A. Exhibit A: Rezone summary and information
- **B.** Exhibit B: Zoning Map of Cache County showing affected portion.

#### 6. Effective date

This ordinance takes effect on \_\_\_\_\_\_\_, 2025. Following its passage but prior to the effective date, a copy of the ordinance shall be deposited with the County Clerk and a short summary of the ordinance shall be published in a newspaper of general circulation within the County as required by law.

Council Vote and Final Action

Date://	<u>Council Votes</u>			
Council members	In Favor	Against	Abstain	Absent
Kathryn Beus				
Dave Erickson				
Sandi Goodlander				
Nolan Gunnell				
Mark Hurd				
Barbara Tidwell				
Keegan Garrity				
Total:				
Final action:	'	Adopt		Reject

Cache County Council:	Attest:
Sandi Goodlander, Chair	Bryson Behm, County Clerk

Action of the County Executive Regarding Ordinance 2025-28, SBA UT24138-	B Paradise Rezone	
Approve Disapprove (A Statement of Objection	is attached)	
George Daines, Executive Cache County	Date	



## **Development Services Department**

Building | GIS | Planning & Zoning

### **Staff Report:** SBA UT24138-B Rezone

4 September 2025

This staff report is an analysis of the application based on adopted county documents, standard county development practices, and available information. The report is to be used to review and consider the merits of the application. Additional information may be provided that supplements or amends this staff report.

Agent: Ben Feldman Parcel ID#: 01-093-0002

**Staff Recommendation:** Approval **Type of Action:** Legislative

Land Use Authority: Cache County Council

Location Reviewed by Conner Smith

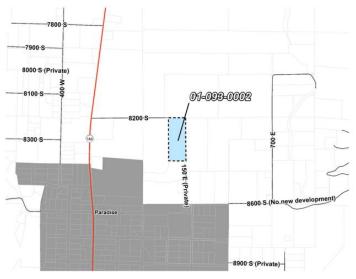
**Project Address:** Acres: 0.057 of 16 **Surrounding Uses:** 180 E. 8600 S., North – Agricultural

**Paradise** 

South – Agricultural/Residential/Paradise City **Current Zoning: Proposed Zoning:** East – Agricultural

**Public Infrastructure** 

West – Agricultural/Residential/Paradise City



(PI) Overlay



## **Findings of Fact**

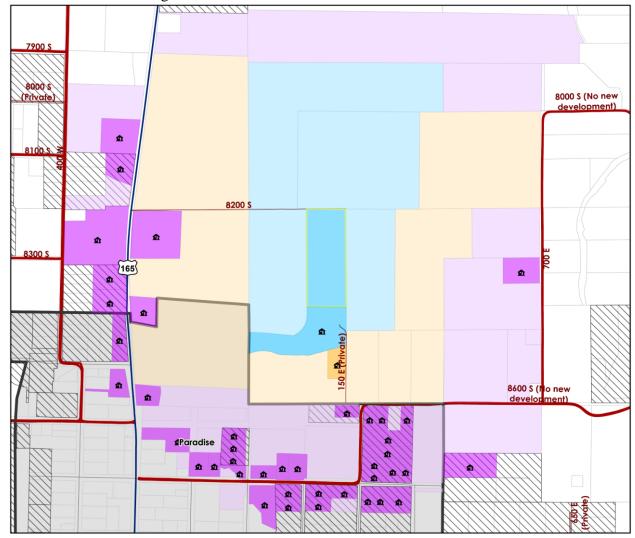
Agricultural (A10)

#### A. Request description

- 1. A request to approve the addition of the Public Infrastructure (PI) Overlay to a portion (0.057) acres) of a 16.00-acre parcel in the Agricultural (A10) Zone.
- 2. This rezone may allow the parcel to establish uses permitted in the Public Infrastructure (PI) Overlay. A rezone request is general in nature and is not tied to any proposed use. Any impacts related to permitted and conditional uses allowed within the Public Infrastructure (PI) Overlay will be addressed as part of each respective approval process required prior to site development activities.

4 September 2025 1 of 6

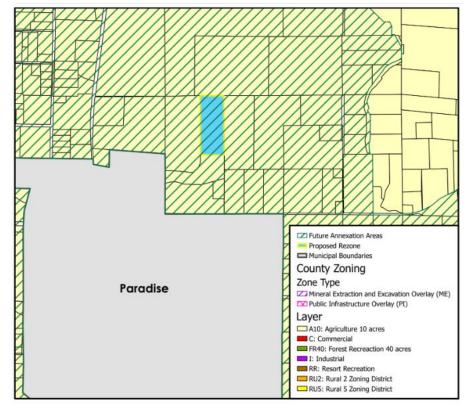
- **3.** Staff has identified general information as pertains to the subject property to assist the Planning Commission and County Council in arriving at a decision. This information is reflected in the attached map (Attachment A) and in the following text.
  - **a.** Land Use Context:
    - i. Parcel status: The property matches the configuration it had on August 8<sup>th</sup>, 2006 and is legal.
    - **ii.** Schedule of Zoning Uses: The Public Infrastructure (PI) Overlay allows for a variety of uses with the approval of a zoning clearance and/or conditional use permit. These uses include:
      - 1. Utility Facility, Transmission
      - 2. Utility Facility, Distribution
      - 3. Utility Facility, Service
      - 4. Telecommunication Facility, Major
      - 5. Telecommunication Facility, Minor
      - 6. Public Airport
      - 7. Solid Waste Facilities
    - iii. Average Lot Size:



4 September 2025 2 of 6

Average Parcel Size		
<b>Adjacent</b>	With a Home: 12 Acres (1 Parcel)	
Parcels	Without a Home: 36.4 Acres (5 Parcels)	
4/4 Mile	With a Home: 7.2 Acres (2 Parcels)	
Duffer	With a Home: 7.2 Acres (2 Parcels) Without a Home: 32 Acres (13 Parcels)	
Duller	Without a Home in Paradise Town: 38.8 Acres (1 Parcel)	
	With a Home: 6.1 Acres (11 Parcels)	
1/2 Mile	With a Home in Paradise Town: 1.8 Acres (32 Parcels)	
Buffer	Without a Home: 26.1 Acres (24 Parcels)	
	Without a Home in Paradise Town: 6.1 Acres (17 Parcels	

- **iv.** Adjacent Uses: Adjacent Uses: The parcels to the north and east are primarily agricultural while the parcels to the south and west are a mix of agricultural and residential. Paradise City limits are located to the south and west of the subject property.
- **v.** The nearest parcel, in the county, with the Public Infrastructure (PI) Overlay, is located five miles to the south of the subject parcel.
  - 1. The Ruby Pipeline rezone was a request to add the Public Infrastructure to a multitude of parcels and was approved on 21 September 2009 as Ordinance 2009-06.
- **vi.** Annexation Areas: The subject property is located in the Paradise City annexation area.



4 September 2025 3 of 6

### B. Ordinance—§12.02.010, §17.02.060; §17.08.030 [E]

- **4.** As per §17.02.060, Establishment of Land Use Authority, the County Council is authorized to act as the Land Use Authority for this application.
- 5. The current County Land Use Ordinance does not specify appropriate locations for the Public Infrastructure (PI) Overlay but does contain general guidelines for its implementation. County Land Use Ordinance §17.08.030 [E] identifies the purpose of the Public Infrastructure (PI) Overlay and includes the following:
  - **a.** "To provide for the siting and operation of public infrastructure in an environmentally sound and economically competitive manner."
  - **b.** "To inform current and potential residents of the county of the possible location of future public infrastructure locations."
  - **c.** "To ensure that any public infrastructure be designed, constructed, and operated in a safe and efficient manner, and in compliance with all federal, state, and local laws and regulations for the protection of the general health, welfare, and safety of the citizens of the county."
- **6.** Chapter 4: Future Land Use Plan of the Cache County General Plan states:
  - **a.** The use of land is one of the most important and fundamental values for landowners, residents, civic leaders, and elected officials. This determines, in large measure, the future of Cache County. The Future Land Use Map represents the County's collective vision of our desired future. It conveys the patterns and priorities of economic development and community character, the locations of neighborhoods and industries, and the preservation of natural, agricultural, and rural landscapes.
  - **b.** The Future Land Use Plan is advisory and does not change the existing zoning of any property or the ability of landowners to continue existing legal uses consistent with the existing zoning or nonconforming uses. It serves as a starting point for conversations about regional initiatives and development proposals by illustrating how sometimes separate and uncoordinated activities can help or harm our desired future. The timing of future development will depend on a number of factors including choices made by individual landowners, aspirations of the community, and future availability of facilities and services.
- 7. The future land use map (Attachment C) adopted as part of the Cache County General Plan identifies the area where the subject property is located as "Agriculture and Ranching." *Cache County General Plan, Chapter 4, Page 26.* This section states:
  - **a.** Location: Private agriculture landscapes in the Cache Valley outside of municipalities.
  - **b.** Example Areas: Most of the valley.
  - c. Purpose and Character: Agricultural and rangeland uses on private lands under conservation easements (no public access) are expected to continue in the Valley. Separation from dense residential developments is advantageous. The agricultural landscape provides separation between adjacent municipalities and protects suitable soils.
  - **d.** Preferred Land Uses: Agriculture, ranching, rural residential uses at densities of less than one unit per 10 acres, Conservation Easements (CEs) and conserved public lands, Agritourism.
  - **e.** Secondary Land Uses: Industrial and Commercial uses directly supportive of agriculture (Processing, Packaging, Distribution), clustered subdivision developments, outdoor recreation, farm worker housing.

4 September 2025 4 of 6

**f.** Discouraged Uses: Residential developments at densities of greater than one unit per 10 acres if not in a clustered subdivision development, commercial office, commercial retail, flex office/industrial, heavy industrial.

## C. Access—16.04.040 [A], 16.04.080 [E], Road Manual

- **8.** §12.02.010 adopts the Manual of Roadway Design and Construction Standards (Road Manual) for roadway improvement requirements.
- **9.** §16.02.010 Standards and Lot Size All subdivisions must meet the minimum lot and development standards as outlined in each base zone of the Cache County Zoning Ordinance and within this title.
- **10.** §17.07.040 General Definitions Lot/Parcel Frontage: that portion of a development site that abuts a public or private roadway. For the purposes of determining setback requirements on corner lots, all sides of a lot adjacent to a roadway shall be considered frontage
- **11.** §16.04.040 [A] Roads All roads must be designed and constructed in accordance with Title 12 of the County Code.
- **12.** §12.02.010 Roadway Standards Requirements for roadway improvement are provided in the current Manual of Roadway Design and Construction Standards (Road Manual).
- **13.** The Road Manual specifies the following:
  - a. Minor Local (L): Minor local roads serve almost exclusively to provide access to properties adjacent to the road. Minor local roads generally serve residential or other non-commercial land uses. Many minor local roads are cul-de-sacs or loop roads with no through continuity. The length of minor local roads is typically short. Because the sole function of local roads is to provide local access, such roads are used predominantly by drivers who are familiar with them.
- **14.** A basic review of the access to the subject property identifies the following:
  - **a.** The property has access to 8200 South.

#### **15.** 8200 South:

- **a.** North of the subject parcel, 8200 South is a County road and is classified as a Minor Local.
- **b.** Provides access to residential and agricultural properties.
- **c.** Is maintained by the County only in the summer.
- **d.** Is 20-feet wide and is a gravel road.

#### **D. Service Provisions:**

- **16.** §16.04.080 [C] Fire Control The County Fire District did not have any comments or concerns regarding this rezone. Any future development on the property must be reevaluated and may require improvements based on the location of the proposed access and development.
- **17.** §16.04.080 [F] Solid Waste Disposal Applicant must work with Waste Management for solid waste disposal.

#### E. Public Notice and Comment—§17.02.040 Notice of Meetings

- 18. Public notice was posted online to the Utah Public Notice Website on 22 August 2025.
- **19.** Notices were posted in three public places on 22 August 2025.
- **20.** Notices were mailed to all property owners within 300 feet on 22 August 2025.
- **21.** The meeting agenda was posted to the County website on 22 August 2025.
- **22.** At this time, no written public comment regarding this proposal has been received by the Development Services Office.

4 September 2025 5 of 6

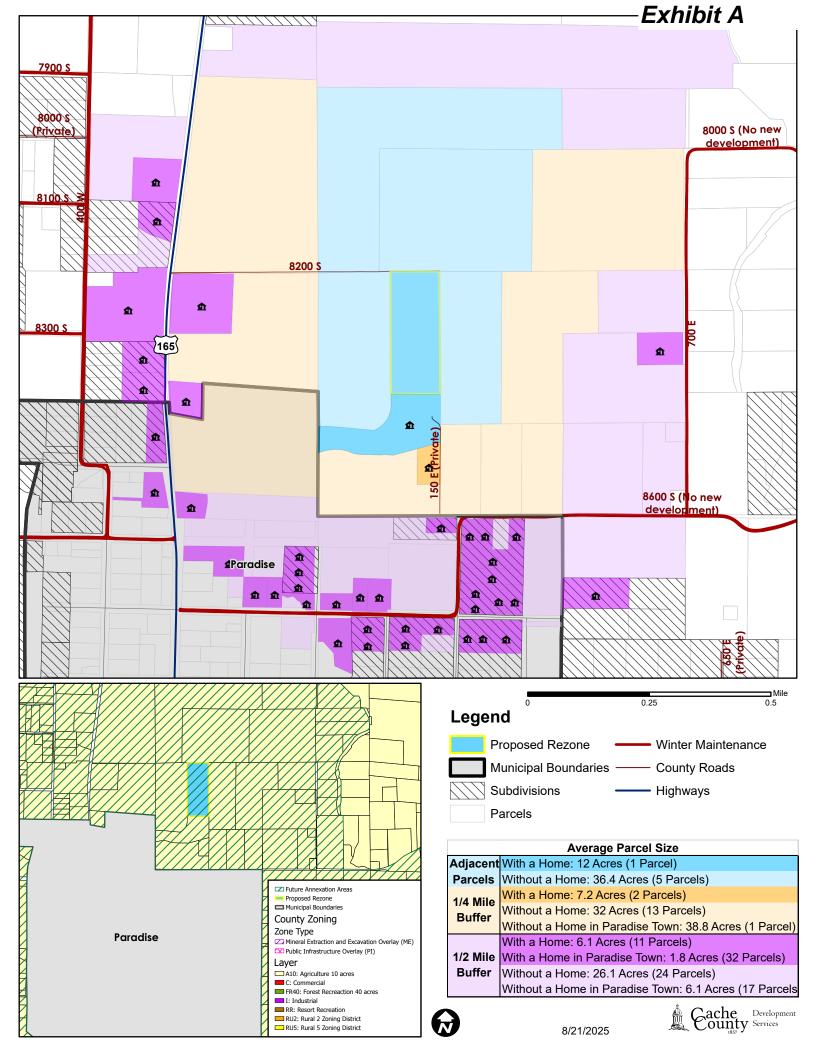
# **Planning Commission Conclusion**

Based on the findings of fact noted herein, the SBA UT24138-B rezone is hereby recommended for approval to the County Council as follows:

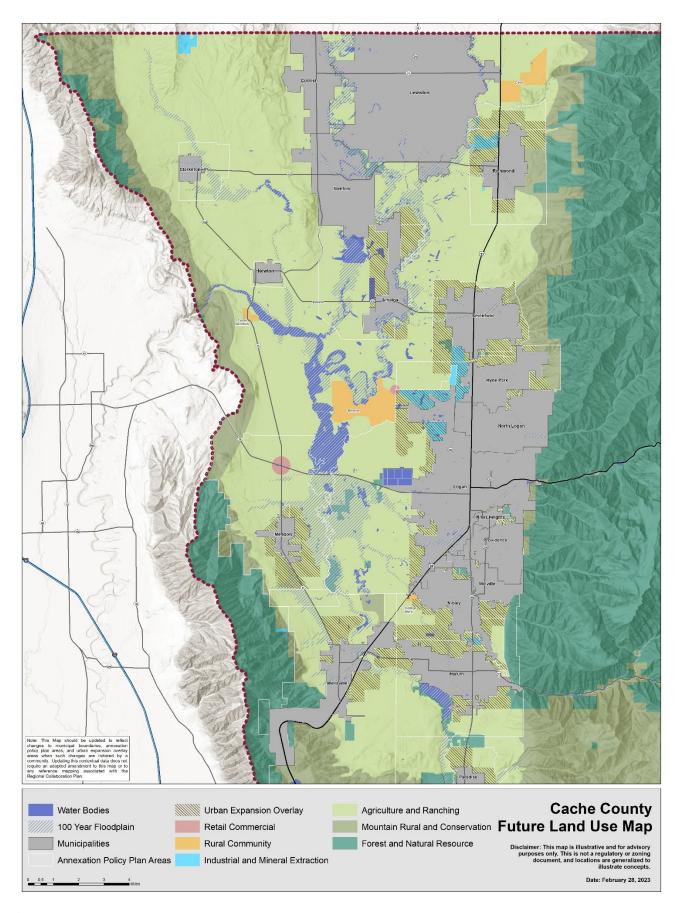
- **1.** The subject property is reasonably consistent with the purpose of the Public Infrastructure (PI) Overlay:
  - **a.** "To provide for the siting and operation of public infrastructure in an environmentally sound and economically competitive manner."
  - **b.** "To inform current and potential residents of the county of the possible location of future public infrastructure locations."
  - **c.** "To ensure that any public infrastructure be designed, constructed, and operated in a safe and efficient manner, and in compliance with all federal, state, and local laws and regulations for the protection of the general health, welfare, and safety of the citizens of the county."

4 September 2025 6 of 6

# ATTACHMENT A



# ATTACHMENT B





# PUBLIC COMMENTS

# Exhibit A



August 27, 2025

Conner Smith, Conner.smith@cachecounty.gov

Cache County Planning Commission devservices@cachecounty.gov

Dear Cache County Planning Commission and Staff Members,

Thank you for your efforts in keeping us informed of land-use applications that may affect Paradise Town.

Chapter 16 of Paradise Town Zoning Ordinances addresses Wireless Telecommunications Facilities. Paradise Town requires a stealth monopole with a maximum height of 40' situated on Public Property. Antennas mounted on existing buildings are preferred over new monopoles because they are more easily hidden or less conspicuous.

The purpose of Chapter 16 is to protect Paradise Town's aesthetic resources and community character and to assure compatibility with Paradise Town Master Plan. The location and design of telecommunication facilities have the potential to have long-term negative effects on surrounding properties. The intent of the regulations is to reduce those effects by locating wireless telecommunication facilities where they are least visible from public streets and public areas, and to the best extent possible, provide screening from adjacent property owners.

The proposed site is within Paradise Town's annexation plan and is within 800 feet of current corporate limits. Paradise Towns Master Plan and Zoning Ordinances project growth in that area will be residential or agricultural, not commercial. Paradise Towns General Plan encourages joint cooperation with Cache County to ensure that proper impact review and analysis are performed before approval.

Paradise Town has concerns about selective or "spot" zoning as it deviates from Paradise's General Plan and specifically benefits an individual property owner.

Thank you for your consideration,

Paradise Town Council

Paradise Town Corporation PO Box 286, Paradise UT 84328 435-245-6737

www.paradise.utah.gov



#### A Portion of Parcel 01-093-0002

Situated in the County of Cache and State of Utah. Known as being a part of the Northwest Quarter of Section 27, Township 10 North, Range 1 East of the Salt Lake Base and Meridian, and being a 2,500 square foot Proposed Lease Area over and upon a parcel of land now or formerly conveyed to Steven Gunnell as recorded in Book 1899 at Page 0291, of Cache County Records and being more particularly described as follows:

COMMENCING at the Northwest Corner of said Section 27; Thence along the northerly line of said Section 27, North 89°51'38" East a distance of 780.00 feet; Thence continuing North 89°51'38" East a distance of 12.00 feet; Thence South 00'08'22" East a distance of 1,258.00 feet to the POINT OF BEGINNING;

Thence North 89°51'38" East a distance of 50.00 feet; Thence South 00'08'22" East a distance of 50.00 feet; Thence South 89°51'38" West a distance of 50.00 feet; Thence North 00°08'22" West a distance of 50.00 feet to the POINT OF BEGINNING. The Proposed Lease Area contains 0.057 acres, or 2,500 square feet, of land.



# AN ORDINANCE AMENDING THE COMPENSATION OF CACHE COUNTY COUNCIL MEMBERS

- (A) WHEREAS, the County Council may pass all ordinances and rules and make all regulations, not repugnant to law, necessary for carrying into effect or discharging its powers and duties pursuant to Utah Code § 17-53-223(1);
- (B) WHEREAS, the Cache County Council holds the power to enact ordinances necessary and appropriate to facilitate the discharge of any powers and responsibilities of Cache County pursuant to Cache County Code 2.12.120.A;
- (C) WHEREAS, to incentivize the retention of competent elected officials and to attract qualified candidates to seek elected office in Cache County, it is advantageous to adjust the salaries of the Elected Officials;
- (D) WHEREAS; the Cache County Council held a public hearing on September 23, 2025 in accordance with Utah Code §17-16-14(2)(b) & (c), regarding the proposed adjusted compensation;
- (D) WHEREAS, the Cache County Council approved the adjustment of compensation of other elected Cache County officials, and elected to split the question from the compensation of members of the Cache County Council to consider as a separate ordinance proposal; and
- (E) WHEREAS, the Cache County Council finds that this ordinance is in the best interest of Cache County and its citizens;

NOW, THEREFORE, the County Legislative Body of Cache County ordains as follows:

#### SECTION 1:

Cache County Code 2.28.030 is amended to read as follows, with a redline version attached as **Exhibit A**:

## 2.28.030: COUNTY OFFICERS

A. The annual salaries for county officers, which shall be effective as of January 1, 2026 shall be as follows:



Position	Fixed Salary	Frequency	Budgeted Christmas Bonus	Safety Incentive Bonus
<b>Elected Officials</b>				
Council Member	\$36,000.00	Annual		
Council Chair	\$43,200.00	Annual		
County Executive/Surveyor	\$149,085.36	Annual		up to \$120/yr.
County Assessor	\$132,870.07	Annual		up to \$120/yr.
County Attorney	\$200,280.00	Annual		up to \$120/yr.
County Auditor	\$121,130.14	Annual		up to \$120/yr.
County Clerk	\$121,130.14	Annual		up to \$120/yr.
County Recorder	\$121,130.14	Annual		up to \$120/yr.
County Sheriff	\$140,512.75	Annual		up to \$120/yr.
County Treasurer	\$121,130.14	Annual		up to \$120/yr.
<b>County Officers</b>	Fixed Salary Range	Frequency	Budgeted Christmas Bonus	Safety Incentive Bonus
Chief Deputy Executive	\$101,104- \$145,590	Annual	up to \$379.00	up to \$120/yr.
Chief Deputy Assessor	\$71,574- \$103,067	Annual	up to \$379.00	up to \$120/yr.
Chief Deputy Attorney	\$149,314- \$215,012	Annual	up to \$379.00	up to \$120/yr.
Chief Deputy Clerk	\$54,145- \$77,968	Annual	up to \$379.00	up to \$120/yr.
Chief Deputy Auditor	\$58,555- \$84,320	Annual	up to \$379.00	up to \$120/yr.
Chief Deputy Recorder	\$70,413- \$101,395	Annual	up to \$379.00	up to \$120/yr.
Chief Deputy Sheriff	\$101,104- \$145,590	Annual	up to \$379.00	up to \$120/yr.



Chief Deputy Treasurer	\$52,500- \$75,168	Annual	up to \$379.00	up to \$120/yr.
Chief Building Official	\$94,369- \$135,891	Annual	up to \$379.00	up to \$120/yr.
Managing Public Defender	\$139,045- \$200,255	Annual	up to \$379.00	up to \$120/yr.
Director of Public Works	\$121,703- \$175,252	Annual	up to \$379.00	up to \$120/yr.
Director of Information Technology	\$121,703- \$175,253	Annual	up to \$379.00	up to \$120/yr.
Director of Development Services	\$117,687- \$169,469	Annual	up to \$379.00	up to \$120/yr.
Fire Chief	\$116,388- \$167,599	Annual	up to \$379.00	up to \$120/yr.
Director of Personnel Management	\$104,801- \$150,913	Annual	up to \$379.00	up to \$120/yr.
Fire Deputy Chief	\$92,452- \$133,131	Annual	up to \$379.00	up to \$120/yr.
Senior Center Director	\$77,215- \$111,190	Annual	up to \$379.00	up to \$120/yr.
Tourism Director	\$74,616- 107,447	Annual	up to \$379.00	up to \$120/yr.
Airport Director	\$64,730- \$93,212	Annual	up to \$379.00	up to \$120/yr.

- B. The County Council, consistent with subsection 2.12.120C of this title, may adjust the foregoing elected official salaries from full time salaries to part time salaries, or from part time salaries to full time salaries as the Council in its discretion may deem appropriate. This includes adjustments to existing salaries made at any time during the current or subsequent pay periods within the current term of office, consistent with subsection 2.12.120C2 of this title; and it applies to adjustments to future salaries for pay periods during a term of office after the current term of office, consistent with subsection 2.12.120C3 of this title.
- C. An elected official will be paid a part time salary if the County Council finds that the elected official, in fact, works less than thirty (30) hours per week, in which case the part time salary will be an hourly wage based upon the prorated amount of the full time salary and the elected official may not receive other compensatory benefits unless approved by the County Council.



D. Per Utah State Code 17-16-14 as amended, executive county officers, which includes elected officials, shall not receive additional compensation from the County, including but not limited to special project pay, and special assignment pay, beyond the salary set forth in this chapter, other than as set forth by ordinance approved by the County Council.

# Section 2:

This ordinance will take effect 15 days following its passage and approval by the County Council.



PASSED	AND APPROVED BY	THE COUNTY COUNCIL	OF CACHE COUNTY, UTAH
THIS	DAY OF	2025.	

	In Favor	Against	Abstained	Absent
Kathryn Beus				
David Erickson				
Keegan Garrity				
Sandi Goodlander				
Nolan Gunnell				
Mark Hurd				
Barbara Tidwell				
Total				

CACHE COUNTY:	ATTEST:
By:	By:
Sandi Goodlander, Chair	Bryson Behm, County Clerk



# **ACTION OF THE COUNTY EXECUTIVE:**

Approved	
Disapproved (written statement of o	objection attached)
By:	
N. George Daines, County Executive	Date



# **EXHIBIT A**

# 2.28.030: COUNTY OFFICERS

A. The annual salaries for county officers, which shall be effective as of January 1, 2026 shall be as follows:

Position	Fixed Salary	Frequency	Budgeted Christmas Bonus	Safety Incentive Bonus
<b>Elected Officials</b>				
Council Member	\$24,000.00 \$36,000.00	Annual		
Council Chair	\$30,000.00 \$43,200.00	Annual		
County Executive/Surveyor	\$149,085.36	Annual		up to \$120/yr.
County Assessor	\$132,870.07	Annual		up to \$120/yr.
County Attorney	\$200,280.00	Annual		up to \$120/yr.
County Auditor	\$121,130.14	Annual		up to \$120/yr.
County Clerk	\$121,130.14	Annual		up to \$120/yr.
County Recorder	\$121,130.14	Annual		up to \$120/yr.
County Sheriff	\$140,512.75	Annual		up to \$120/yr.
County Treasurer	\$121,130.14	Annual		up to \$120/yr.
<b>County Officers</b>	Fixed Salary Range	Frequency	Budgeted Christmas Bonus	Safety Incentive Bonus
Chief Deputy Executive	\$101,104- \$145,590	Annual	up to \$379.00	up to \$120/yr.
Chief Deputy Assessor	\$71,574- \$103,067	Annual	up to \$379.00	up to \$120/yr.
Chief Deputy Attorney	\$149,314- \$215,012	Annual	up to \$379.00	up to \$120/yr.



Chief Deputy Clerk	\$54,145- \$77,968	Annual	up to \$379.00	up to \$120/yr.
Chief Deputy Auditor	\$58,555- \$84,320	Annual	up to \$379.00	up to \$120/yr.
Chief Deputy Recorder	\$70,413- \$101,395	Annual	up to \$379.00	up to \$120/yr.
Chief Deputy Sheriff	\$101,104- \$145,590	Annual	up to \$379.00	up to \$120/yr.
Chief Deputy Treasurer	\$52,500- \$75,168	Annual	up to \$379.00	up to \$120/yr.
Chief Building Official	\$94,369- \$135,891	Annual	up to \$379.00	up to \$120/yr.
Managing Public Defender	\$139,045- \$200,255	Annual	up to \$379.00	up to \$120/yr.
Director of Public Works	\$121,703- \$175,252	Annual	up to \$379.00	up to \$120/yr.
Director of Information Technology	\$121,703- \$175,253	Annual	up to \$379.00	up to \$120/yr.
Director of Development Services	\$117,687- \$169,469	Annual	up to \$379.00	up to \$120/yr.
Fire Chief	\$116,388- \$167,599	Annual	up to \$379.00	up to \$120/yr.
Director of Personnel Management	\$104,801- \$150,913	Annual	up to \$379.00	up to \$120/yr.
Fire Deputy Chief	\$92,452- \$133,131	Annual	up to \$379.00	up to \$120/yr.
Senior Center Director	\$77,215- \$111,190	Annual	up to \$379.00	up to \$120/yr.
Tourism Director	\$74,616- 107,447	Annual	up to \$379.00	up to \$120/yr.
Airport Director	\$64,730- \$93,212	Annual	up to \$379.00	up to \$120/yr.

B. The County Council, consistent with subsection 2.12.120C of this title, may adjust the foregoing elected official salaries from full time salaries to part time salaries, or from part time salaries to full time salaries as the Council in its discretion may deem appropriate. This includes adjustments to existing salaries made at any time during the current or subsequent pay periods within the current term of office, consistent with subsection 2.12.120C2 of this title; and it applies to adjustments to future salaries for pay periods during a term of office after the current term of office, consistent with subsection 2.12.120C3 of this title.



- C. An elected official will be paid a part time salary if the County Council finds that the elected official, in fact, works less than thirty (30) hours per week, in which case the part time salary will be an hourly wage based upon the prorated amount of the full time salary and the elected official may not receive other compensatory benefits unless approved by the County Council.
- D. Per Utah State Code 17-16-14 as amended, executive county officers, which includes elected officials, shall not receive additional compensation from the County, including but not limited to special project pay, and special assignment pay, beyond the salary set forth in this chapter, other than as set forth by ordinance approved by the County Council.