



EAGLE MOUNTAIN CITY COUNCIL MEETING MINUTES

JANUARY 20, 2026 4:00 PM
EAGLE MOUNTAIN CITY COUNCIL CHAMBERS
1650 E STAGECOACH RUN, EAGLE MOUNTAIN, UT 84005

ELECTED OFFICIALS PRESENT: Mayor Jared R. Gray; Councilmembers Craig Whiting, Melissa Clark, Rich Wood, Brett Wright and Zachory Huish.

CITY STAFF PRESENT: Benjamin Reeves, City Manager; Fionnuala Kofoed, Assistant City Manager; Carson Stapley, Information Systems Manager; John Magness, Legislative and Policy Analyst; Evan Berrett, Economic Development Director; Marcus Draper, City Attorney; Lacie Messerly, Interim City Recorder; Stephanie Allred, Deputy Recorder; Penny Vigil, Deputy Recorder; Kimberly Ruesch, Director of Administrative Services; Natalie Winterton, Assistant to the City Manager; Brandon Larsen, Planning Director; Steven Lehmitz, Planner; Mack Straw, Assistant Public Works Director; Vince Hogge, City Engineer; Jeff Weber, Fleet and Facilities/Operations Director; Zac Hilton, Assistant Public Works Director; Brad Hickman, Public Works Director; David Salazar, Assistant City Engineer; David Ulibarri, Public Safety Director; Embret Fossum, UFA Battalion Chief and Erik Knutzen, Chief Deputy Sheriff.

CITY STAFF PRESENT ELECTRONICALLY: Michele Graves, Library Director.

4:00 PM WORK SESSION – CITY COUNCIL CHAMBERS

Mayor Gray called the meeting to order at 4:02 PM.

1. DISCUSSION AND INFORMATION ITEMS

1.A. DISCUSSION - Justice Court - Jim Peters

[The recording of the discussion can be found online here at 00:00:59.](#)

Justice Court Administrator Jim Peters provided a detailed presentation to the City Council regarding options for the potential addition of a Justice Court in Eagle Mountain. Mr. Peters reviewed statutory requirements, administrative oversight, and operating standards applicable to each option under consideration. Mr. Peters also responded to questions from Council regarding operational feasibility, anticipated caseload and financial implications.

1.B. PRESENTATION - Energy Project for Meta in Coordination with Williams - Senior Project Manager Andrew Johns

[The recording of the discussion can be found online here at 00:29:54.](#)

Jimmie Hammontree, Director of State Government and Regulatory Affairs at Williams, presented an overview of Project Aquila, a behind-the-meter generation project proposed in Eagle Mountain to support the expansion of an existing digital infrastructure facility within the Regional Technology and Industry (RTI) Overlay Zone. He highlighted anticipated project benefits and discussed key project considerations, including noise, wall heights, setbacks, and aesthetics.

Economic Development Director Abby Ivory provided background information on the project and explained the basis for the item's recommendation to the City Council.

- 1.C. DISCUSSION - Street Renaming and Addressing Code Amendment - Planner David Stroud

[The recording of the discussion can be found online here at 00:53:40.](#)

Planner David Stroud explained that a citizen inquired about the possibility of renaming a street and that the Eagle Mountain Municipal Code does not contain standards or procedures for such requests. He noted that street renaming is uncommon and typically occurs in larger cities to recognize historically or culturally significant individuals.

Mr. Stroud requested direction from the City Council regarding potential procedures, criteria, and timeframes should the City choose to address future street renaming requests.

2. AGENDA REVIEW

[The recording of the discussion can be found online here at 01:05:17.](#)

- 13.A. ORDINANCE / PUBLIC HEARING - An Ordinance of Eagle Mountain City, Utah, Amending the Eagle Mountain Municipal Code Section 17.80.080 regarding directional signage related to data center/large-scale development projects.

[The recording of the discussion can be found online here at 01:06:29.](#)

Planner Steven Lehmitz proposed a code amendment to Eagle Mountain Municipal Code Section 17.80.080 to allow and establish standards for off-premises directional signage associated with data center and large-scale development projects. City Council requested that the proposed amendment include standards for signage design, location of sign placement, and a timeline for removal of the signage following project completion.

- 13.B. ORDINANCE / PUBLIC HEARING - An Ordinance of Eagle Mountain City, Utah, Amending the Eagle Mountain Municipal Code Sections 15.80, 17.10, 17.25, 17.100 regarding Slope Development.

[The recording of the discussion can be found online here at 01:14:39.](#)

Senior Planner Robert Hobbs presented a proposed code amendment to Eagle Mountain Code Sections 15.80, 17.10, 17.25, 17.100 which would add a definition, reformat the sections, and specify that properties with slopes exceeding 25% shall not be graded or altered. City Council provided feedback and direction regarding the proposed code amendment.

- 13.C. ORDINANCE - An Ordinance of Eagle Mountain City, Utah, Repealing and Replacing Eagle Mountain Municipal Code Section 2.10 regarding Power and Duties of Mayor.

- 13.D. ORDINANCE - An Ordinance of Eagle Mountain City, Utah, Repealing and Replacing Various Provisions of Title 2 of the Eagle Mountain Municipal Code Related to City Governance.

City Council determined that items 13.C. and 14.D. would be discussed during the Policy Session to provide community members with the opportunity to observe the discussion and offer public comments.

[The recording of the discussion can be found online here at 01:31:00.](#)

3. ADJOURN TO A CLOSED SESSION

MOTION: *Councilmember Clark moved to adjourn to a Closed Session for the purpose of discussion of pending or reasonably imminent litigation; the character, professional competence, or physical or mental health of an individual; the purchase, lease, sale, or exchange of real property; a proposed development agreement, project proposal, or financing proposal related to the development of land owned by the state or a political subdivision; and/or the deployment of security personnel, devices, or systems, pursuant to Section 52-4-205(1) of the Utah Code, Annotated. Councilmember Whiting seconded the motion.*

| | |
|---------------|-----|
| Melissa Clark | Yes |
| Craig Whiting | Yes |
| Rich Wood | Yes |
| Brett Wright | Yes |
| Zachory Huish | Yes |

The motion passed with a unanimous vote.

The Work Session was adjourned at 5:42 PM.

[The recording of the motion can be found online here at 01:39:44.](#)

7:00 PM POLICY SESSION – CITY COUNCIL CHAMBERS

4. CALL TO ORDER

Mayor Gray called the meeting to order at 7:05 PM.

[The recording of the discussion can be found online here at 01:41:32.](#)

5. PLEDGE OF ALLEGIANCE

Charlotte Ducos led the Pledge of Allegiance.

6. INFORMATION ITEMS/UPCOMING EVENTS

7. INTRODUCTION/ RECOGNITION

7.A. INTRODUCTION / RECOGNITION - Utah County Sheriff's Office

[The recording of the discussion can be found online here at 01:43:29.](#)

Chief Deputy Sheriff Erik Knutzen introduced Deputy Breunig and recognized her for life-saving efforts during three separate incidents. Chief Deputy Sheriff Knutzen also recognized Lieutenant BJ Eckles for his 18 years of service in Eagle Mountain. Lieutenant Eckles expressed appreciation for his time serving the community and thanked the citizens, City staff, and City Council for their support.

8. PUBLIC COMMENTS

Mayor Gray opened the public comment period at 7:26PM.

The following individuals spoke during the Public Comment period:

- Jill Jones - Requested that street signs be more descriptive, additional lighting be added to the divider of Pony Express, and a small community pool be considered near the new City Hall.
- Tiffany Walden - Spoke regarding taxpayer accountability.
- Anthony Castillo - Addressed concerns about elected officials blocking citizens on social media.

MOTION: *Councilmember Clark moved to table Public Comment to later in the meeting Councilmember Whiting seconded the motion.*

| | |
|---------------|-----|
| Melissa Clark | Yes |
| Craig Whiting | Yes |
| Rich Wood | Yes |
| Brett Wright | Yes |
| Zachory Huish | Yes |

The motion passed with a unanimous vote.

[The recording of the discussion can be found online here at 02:01:24.](#)

9. CITY COUNCIL/MAYOR ITEMS

The Mayor and Councilmembers offered comments to the public.

[The recording of the discussion can be found online here at 02:13:21.](#)

CONSENT AGENDA

10. BOND RELEASES

10.A. Scarlet Ridge Phase A, Plat 2 - Into Warranty

10.B. Sunset Flats Phase A, Plat 3 - Into Warranty

10. CHANGE ORDERS

11. MINUTES

12.A. January 7, 2025 Minutes - Regular City Council Meeting

12.B. February 4, 2025 Minutes - Regular City Council Meeting

12.C. January 6, 2026 Minutes - Regular City Council Meeting

MOTION: *Councilmember Clark moved to approve the Consent Agenda with a correction of a spelling error in the January 6, 2026, City Council Meeting Minutes. Councilmember Wright seconded the motion.*

| | |
|---------------|-----|
| Melissa Clark | Yes |
| Craig Whiting | Yes |
| Rich Wood | Yes |
| Brett Wright | Yes |

Zachory Huish Yes

The motion passed with a unanimous vote.

[The recording of the discussion can be found online here at 02:17:26.](#)

SCHEDULED ITEMS

13. ORDINANCES / PUBLIC HEARINGS

13.A. ORDINANCE / PUBLIC HEARING - An Ordinance of Eagle Mountain City, Utah, Amending the Eagle Mountain Municipal Code Section 17.80.080 regarding directional signage related to data center/large-scale development projects.

[The recording of the discussion can be found online here at 02:18:06.](#)

Planner Steven Lehmitz presented a proposed code amendment to Eagle Mountain Municipal Code Section 17.80.080, to allow and establish standards for off-premises directional signage associated with data center and large-scale development projects. Mr. Lehmitz highlighted the revisions to the proposed code amendment that were requested by City Council during the prior Work Session.

Mayor Gray opened the Public Hearing period at 7:45 PM. Seeing no one wished to speak Mayor Gray closed the Public Hearing at 7:45 PM.

[The recording of the public hearing can be found online here at 02:25:15.](#)

MOTION: *Councilmember Wood moved to adopt an Ordinance of Eagle Mountain City, Utah, Amending the Eagle Mountain Municipal Code Section 17.80.080 regarding directional signage related to data center/large-scale development projects with updated edits as presented. Councilmember Whiting seconded the motion.*

| | |
|---------------|-----|
| Melissa Clark | Yes |
| Craig Whiting | Yes |
| Rich Wood | Yes |
| Brett Wright | Yes |
| Zachory Huish | Yes |

The motion passed with a unanimous vote.

[The recording of the motion can be found online here at 02:22:30.](#)

13.B. ORDINANCE / PUBLIC HEARING - An Ordinance of Eagle Mountain City, Utah, Amending the Eagle Mountain Municipal Code Sections 15.80, 17.10, 17.25, 17.100 regarding Slope Development.

[The recording of the discussion can be found online here at 02:23:14.](#)

Senior Planner Robert Hobbs presented a proposed code amendment to Eagle Mountain Code Sections 15.80, 17.10, 17.25, 17.100 which would add a definition, reformat the sections and specify that any property whose slope exceeds 25% shall not be graded or altered. During a prior Work Session, City Council directed staff to further refine the proposal and return it for consideration at a future meeting.

Mayor Gray opened the Public Hearing period at 7:48 PM. Seeing no one wished to speak Mayor Gray closed the Public Hearing at 7:48 PM.

[The recording of the public hearing can be found online here at 02:25:15.](#)

MOTION: *Councilmember Wood moved to table an Ordinance of Eagle Mountain City, Utah, Amending the Eagle Mountain Municipal Code Sections 15.80, 17.10, 17.25, 17.100 regarding Slope Development. Councilmember Clark seconded the motion.*

| | |
|---------------|-----|
| Melissa Clark | Yes |
| Craig Whiting | Yes |
| Rich Wood | Yes |
| Brett Wright | Yes |
| Zachory Huish | Yes |

The motion passed with a unanimous vote.

[The recording of the motion can be found online here at 02:25:49.](#)

13.C. ORDINANCE - An Ordinance of Eagle Mountain City, Utah, Repealing and Replacing Eagle Mountain Municipal Code Section 2.10 regarding Power and Duties of Mayor.

[The recording of the discussion can be found online here at 02:26:31.](#)

Councilmembers Rich Wood and Brett Wright presented a proposed ordinance intended to restore executive powers to the six-member Council in accordance with State Code §§ 10-3b-303(1)(a)(ii) and 10-3b-303(1)(b)(i)(A). The ordinance would also clarify mayoral duties, establish a shared schedule with the Council, and address mayoral compensation. The item was placed on the agenda at the request of Councilmembers Wood and Wright.

City Attorney Marcus Draper provided legal clarification on the proposed changes, including the Mayor’s current responsibilities and ability to vote on the item. Councilmembers Wood and Wright explained the background, purpose, and intent of the ordinance, emphasizing concerns with existing code and the importance of discussion and consensus-building.

Mayor Gray expressed support for a path forward promoting unity and effective governance. Councilmembers offered comments and suggestions regarding the Mayor’s powers and duties and indicated interest in continued discussion to improve City processes. City Manager Ben Reeves voiced concerns about the proposed amendments and expressed a desire to work collaboratively with the Council to maintain a productive working relationship.

MOTION: *Councilmember Clark moved to table item 13.C. and reopen Public Comment Councilmember Whiting seconded the motion.*

Councilmembers clarified that the motion should specify that the item be tabled until later in the meeting.

AMENDED MOTION: *Councilmember Clark moved to table item 13.C. until later in the meeting to come back after public comment. Councilmember Whiting seconded the motion.*

| | |
|---------------|-----|
| Melissa Clark | Yes |
| Craig Whiting | Yes |
| Rich Wood | Yes |
| Brett Wright | Yes |
| Zachory Huish | Yes |

The motion passed with a unanimous vote.

Mayor Gray reopened the Public Comment period at 8:28 PM

The following individuals spoke during the Public Comment Period:

- Maryann Kline, read by Interim City Recorder, Lacie Messerly - Requested that City Council take additional time before making a decision.
- Sandy White, read by Interim City Recorder, Lacie Messerly - Expressed concern with changing the Mayor’s responsibilities so soon after an election.
- Charlotte Ducos - Stated that the proposed code is not ready for passage and raised concerns with changes to the powers and duties of the Mayor.
- Jeff Ruth - Requested that the item be tabled and considered at a later date.
- Laura Whitney - Requested that the City Council take additional time before making a decision.

- Adam Bradley - Opposed the manner in which the item was brought forward and requested a public hearing prior to any decision.
- Bryan Free - Requested the item be tabled and suggested a more detailed presentation showing the proposed changes.
- Gary Fewkes - Spoke regarding public comments on social media and emphasized that proper time should be taken before making a decision.
- Mackenzie Spaulding - Commented on proposed code changes relating to fiduciary duty and City employees
- Amanda Mendenhall - Shared suggestions for updating the current code
- Erica Douglas - Requested that sufficient time be taken before passing the item to allow for careful review.
- Melanie Castillo - Expressed concerns raised by other citizens regarding the potential removal of duties from the Mayor and suggested that if duties are removed from the mayor we might as well have a part time mayor.

Mayor Gray closed the public comment period at 8:53 PM and returned to item 13.C.

Councilmember Wood provided a general response to citizens regarding the public comments received.

MOTION: *Councilmember Clark moved to table item 13.C. an Ordinance of Eagle Mountain City, Utah, Repealing and Replacing Eagle Mountain Municipal Code Section 2.10 regarding Power and Duties of Mayor. Councilmember Wright seconded the motion.*

| | |
|---------------|-----|
| Melissa Clark | Yes |
| Craig Whiting | Yes |
| Rich Wood | Yes |
| Brett Wright | Yes |
| Zachory Huish | Yes |
| Jared Gray | No |

The motion passed with a 5:1 vote.

[The recording of the motion can be found online here at 03:37:41.](#)

13.D. ORDINANCE - An Ordinance of Eagle Mountain City, Utah, Repealing and Replacing Various Provisions of Title 2 of the Eagle Mountain Municipal Code Related to City Governance.

[The recording of the discussion can be found online here at 03:38:47.](#)

MOTION: *Councilmember Wood moved to table item 13.D. an Ordinance of Eagle Mountain City, Utah, Repealing and Replacing Various Provisions of Title*

*2 of the Eagle Mountain Municipal Code Related to City Governance.
Councilmember Wright seconded the motion.*

| | |
|---------------|-----|
| Melissa Clark | Yes |
| Craig Whiting | Yes |
| Rich Wood | Yes |
| Brett Wright | Yes |
| Zachory Huish | Yes |
| Jared Gray | Yes |

The motion passed with a unanimous vote.

[The recording of the motion can be found online here at 03:39:12.](#)

14. CITY MANAGER ITEMS

14.A. DISCUSSION - Community Enhancement Board - Ben Reeves, City Manager

[The recording of the discussion can be found online here at 03:39:55.](#)

City Manager Ben Reeves provided suggestions regarding City boards and committees and requested direction from the City Council on how they would like to proceed with the current boards and committees, including the potential creation of a RAP Tax board.

15. LEGISLATIVE ITEMS

15.A. UPDATE – Legislative Priorities List

[The recording of the discussion can be found online here at 03:46:50.](#)

Director of Legislative and Strategic Services Evan Berrett provided a brief legislative update, including the distribution of one-page summaries to state senators and representatives, and requested Councilmembers share any additional items for legislative consideration.

The City Council discussed the importance of member attendance at upcoming meetings and identified which members would attend.

Management and Policy Analyst John Magness noted he would meet with Councilmembers to provide ongoing updates to support informed decision-making.

16. CITY COUNCIL/MAYOR’S BUSINESS AND LIAISON REPORTS

Mayor Gray and the City Councilmembers offered comments and reports on committees to which they are assigned as liaisons.

[The recording of the discussion can be found online here at 04:04:49.](#)

17. COMMUNICATION ITEMS

18. ADJOURNMENT

MOTION: *Councilmember Clark moved to adjourn the meeting at 9:36 PM.
Councilmember Huish seconded the motion.*


| | |
|---------------|-----|
| Melissa Clark | Yes |
| Craig Whiting | Yes |
| Rich Wood | Yes |
| Brett Wright | Yes |
| Zachory Huish | Yes |

The motion passed with a unanimous vote.

[The recording of the motion can be found online here at 04:12:52.](#)

The meeting was adjourned at 9:36 PM.

Approved by the City Council on February 3, 2026.



Lacie Messerly
City Recorder

