

**MINUTES OF THE REGULAR MEETING OF THE
MAYOR AND TOWN COUNCIL
CENTRAL VALLEY TOWN, SEVIER COUNTY, UTAH
July 15, 2026**

A regular meeting of the mayor and town council of Central Valley Town were held on Wednesday, July 15, 2026 at the Central Valley Town Hall, 50 West Center Street, Central Valley, Utah at the hour of 7:00 pm after due and timely notice had been provided pursuant to Section 52-4-2, UCA, 1953 as amended.

Mayor & Councilmembers Present:

Mayor: Gary Barney

Council members: David Nielson, Susan Outzen, Joe Reynolds, Ron Cropper

Staff Members Present:

Town Clerk: Emma Jo Cadwalader

Water/Maintenance: Brandon Barney

Town Attorney Present:

Josh Christner

Public Present:

Tyler Timmons, Cameron Peterson, Pam Snedeger, Terri Sorensen, Robyn Ames

1. Meeting Called to Order: Mayor Barney welcomed everyone to the July 15, 2026, Town Council Meeting at 7:00 pm. The mayor led the Pledge of Allegiance and Brandon Barney gave the invocation.

2. Review, Discuss & Approve: Minutes – June 24, 2026.

Minutes were reviewed by the council for the June 24, 2026 town council meeting. A motion was made by Joe Reynolds to approve the minutes of May 20, 2026, town council meeting as written. Ron Cropper seconded the motion. Voting: David Nielson voted yes; Susan Outzen voted yes; Joe Reynolds voted yes; Ron Cropper voted yes. Motion carried. Minutes from June 24, 2026, town council meeting was approved.

3. Review, Discuss & Approve: June 2026 Monthly Financial Reports

Susan Outzen made a comment that when reviewing the percentages on the Operational Budget Analysis, she felt we were on track for the FY 2026-2027 Budget. David Nielson made a motion to approve June 2026 Monthly Financial Reports as written. Susan Outzen seconded the motion. Voting: David Nielson voted yes; Susan Outzen voted yes; Joe Reynolds voted yes; Ron Cropper voted yes. Motion carried. The financial reports for June 2026 were approved.

4. Department and Council Member Reports:

David Nielson (Roads) David said he had nothing new to report.

Susan Outzen (Planning & Zoning) Susan reported the www.civicing.com on the internet is working well. There are just a few items needing to be added in the applications section. She will follow up with Kendal. Susan also distributed books she had produced to each council member, the clerk and mayor. The ordinance books have a wealth of information and each person receiving one was very appreciative.

Ron Cropper (Parks) Ron said he felt the 4th of July went well. He commented on the high quality of the meat. He said Brenda would like to take the event to the next level and have bounce houses and a water slide.

Joe Reynolds (Water) Joe reported good water samples for the month. The Downtown well is running 3-4 times a week. Last year it ran only about once a week.

Mayor Barney – The meeting with CIB has now been scheduled the first week in September. He thought the 4th of July celebration went well. We had a little extra meat, and this was sold. He also expressed appreciation for all those who worked on the celebration.

5. Review & Discuss: Farm water meter hook-up – Cameron Peterson

Cameron wanted to inquire about a farm water hookup on his property located on 100 South. The mayor referred to 13.1.8 Other Water System Requirements from the town municipal code. The town ordinance says that “new water hookups are available only for lots where a primary dwelling exists or is planned as evidenced by a current building permit.” The mayor explained that the ordinance was written in 2005 and the reference to farm meters was to accommodate three individuals who already had water for corrals on property where there was no primary dwelling. Cameron argued that the ordinance doesn’t specify that it only applied to corrals established prior to 2005. He questioned why a farm meter was listed under new hookups. Cameron said he had previously had a discussion with Councilman David Nielson and wanted to know who interprets the ordinance. Dave said he could understand the confusion, and he felt there needed to be an adjustment to the wording in the ordinance, but he agreed with the mayor in his interpretation of the ordinance. Cameron said he wanted an official letter from the town stating the reason for declining his request to have a new meter put on his property. He said he may take his property out of town if the council wasn’t willing to work with him.

6. Review & Discuss: Water rate tiers

Parker was unable to be at the meeting, but he provided the mayor with sample rate/tier examples for the council’s review. Tyler Timmons presented a brief review of the water rate structure. It was decided that after the council has time to review the information, a meeting with Parker at Jones & DeMille will be scheduled to discuss the rates and the structure.

7. Review, Discuss & Approve: Updates with Josh Christner, Town Attorney

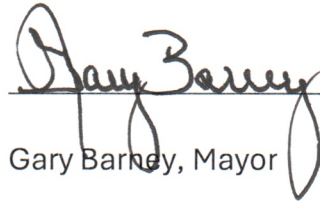
a. Canal conversion – status

Josh said not much has changed. The Sevier Valley letter came back with a bad address and was re-sent with a new address. He said Brooklyn Canal 120-day period has started. Richfield Canal is still unwilling to disclose their information to the Division of Water Rights. He said he was trying to see if there was a way to get them to comply.

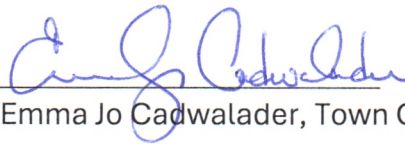
b. Honus Busk – Josh said he was ready go in spite of the Central Valley Town ordinance which does not align with the County. It will be a criminal complaint, and he plans to file it on Monday or Tuesday next week.

8. A motion to adjourn was made by Joe Reynolds. Seconded by Susan Outzen. Meeting adjourned at 8:41 pm.




Gary Barney, Mayor

Attest:


Emma Jo Cadwalader, Town Clerk

VOTING: (circle one)

DAVID NIELSON		SUSAN OUTZEN		JOE REYNOLDS		RON CROPPER	
YES	NO	YES	NO	YES	NO	YES	NO

