



**BOARD OF COMMISSIONERS WORK SESSION MEETING**  
117 South Main Street, Monticello, Utah 84535. Commission Chambers  
January 20, 2026 at 9:00 AM

---

**MINUTES**

*The public will be able to view the meeting on San Juan County's Facebook live and Youtube channel*

**AUDIO:** <https://www.utah.gov/pmn/files/1379877.mp3>

**VIDEO:** <https://www.youtube.com/watch?v=S5e6VgR7sGI>

**CALL TO ORDER**

**Time Stamp 0:00:01 (audio) & 0:02:03 (video)**

Commission Chair Lori Maughan called the meeting to order at 9:04 am.

**ROLL CALL**

**Time Stamp 0:00:09 (audio) & 0:02:11 (video)**

Commission Chair Lori Maughan called for attendance:

**COMMISSION:**

Chair Lori Maughan  
Commission Vice-Chair Jamie Harvey  
Commissioner Silvia Stubbs

**STAFF**

Mack McDonald, County Administrator  
Lyman W. Duncan, Clerk/Auditor  
Mitch Maughan, County Attorney  
Jens Nielson, Deputy County Attorney

**PUBLIC**

Kaden Kulow, Monticello City Administrator

## AGENDA ITEMS

1. Analysis on the Merging of the Monticello City Justice Court. Mitchell Maughan, County Attorney

**Time Stamp 0:00:20 (audio) & 0:02:22 (video)**

Mitch Maughan presented his analysis of the prospective justice court merger with the commission. He believes the city should pay an upfront fee of \$42,000 before the 70/30 split. Kaden Kulow, Monticello City Administrator, wants the 70/30 split to remain in place. The proposal means the county will receive all the operating or net revenue and the full expense for running the courts, and then at year end, if there is any remaining revenue, the 70/30 split occurs. He feels that the county can increase their operating budget as needed. The commission will hold a public hearing later for the county attorney's compensation adjustment for the 12-14 hours required for working in the justice court.

2. Regional Housing Discussion. Una Wirkebau, Economic Recovery Corps

**Time Stamp 1:04:22 (audio) & 1:05:24 (video)**

Una Wirkebau, Economic Recovery Corps, provided additional information regarding the housing grant which the county was awarded by the Economic Recovery Corp (ERC). The county had received an intern who was assigned to work on the project, but the grant has ended, so now, the ERC will allow South-East Regional Development Agency (SERDA) to take the lead. SERDA will continue addressing the myriad of housing issues faced by seniors, low income, and others.

On February 13, 2026, SERDA will hold a housing roundtable at USU Blanding campus to discuss county housing issues and concerns. The commissioners agreed that the housing grant award and the ongoing roundtable discussion will benefit the stakeholders and the county residents.

Jade Powell, Deputy Director for SERDA, discussed the housing toolbox and how the multi-county communication process was going to be put together.

Chris Allred (SERDA) spoke about his office and their on-going work in the housing area. He has a goal to bring in the USDA Self Help program into San Juan County for 2027. He stated that the funding is highly competitive, but unfortunately, it has been tied up on the federal level.

Una invited everyone to participate in a NACO tour to the county on March 19<sup>th</sup>-21<sup>st</sup>. She felt this would be a valuable forum to express the information regarding the significant housing needs that our county residents face continually.

3. Discussion of the Draft Policies and Procedures of the San Juan County Commission. Mitchell Maughan, County Attorney

**Time Stamp 0:40:23 (audio) & 0:42:25 (video)**

Mitchell Maughan, County Attorney, presented the draft policies & procedures for the commission to review and discuss. He stated there are two sections: 206 (administrative) & 207 (meeting policy). He had Johnny Miller, legal counsel for UCIP provide input in the refinement of the document. The red lines indicate what Johnnie felt was the best flow for the policy. Mitch felt the commission should focus their attention on the duties and responsibilities for the Chair and Co-Chair. Mitch will consult with Johnnie and see which parts belong in one document and which parts belong in the other document.

4. Discussion of the San Juan Resolution Policy 206 Rules of Order. Mitch Maughan, County Attorney

See #3 above

## **ADJOURNMENT**

**Time Stamp 1:37:58 (audio) & 1:40:00 (video)**

Motion to adjourn:

Motion made by Commissioner Stubbs, Seconded by Commission Vice-Chair Harvey.  
Voting Yea: Commission Vice-Chair Harvey, Commissioner Stubbs

\*The Board of San Juan County Commissioners can call a closed meeting at any time during the Regular Session if necessary, for reasons permitted under UCA 52-4-205\*

All agenda items shall be considered as having potential Commission action components and may be completed by an electronic method \*\*In compliance with the Americans with Disabilities Act, persons needing auxiliary communicative aids and services for this meeting should contact the San Juan County Clerk's Office: 117 South Main, Monticello or telephone 435-587-3223, giving reasonable notice\*\*

APPROVED: \_\_\_\_\_  
San Juan County Board of County Commissioners

DATE: \_\_\_\_\_

ATTEST: \_\_\_\_\_  
San Juan County Clerk/Auditor

DATE: \_\_\_\_\_