

MIDWAY CITY COUNCIL REGULAR MEETING

Wednesday, 23 May 2018, 6:00 p.m.
Midway Community Center, City Council Chambers
160 West Main Street, Midway, Utah

Our vision for the City of Midway is to be a place where citizens, businesses and civic leaders are partners in building a city that is family-oriented, aesthetically pleasing, safe, walkable and visitor friendly. A community that proudly enhances its small town Swiss character & natural environment, as well as remaining fiscally responsible.

1. Call to Order

a. Pledge of Allegiance

b. Prayer and/or Inspirational Message

Any Midway resident interested in giving a prayer and/or an inspirational message may contact the City Recorder at bwilson@midwaycityut.org or 435-654-3223 x118.

2. Consent Calendar

Be it hereby moved that the following consent calendar items stand approved:

- a. Agenda for the 23 May 2018 City Council Regular Meeting.
- b. Warrants.
- c. Minutes of the 9 May 2018 City Council Work Meeting.
- d. Minutes of the 9 May 2018 City Council Closed Meeting.
- e. Minutes of the 9 May 2018 City Council Regular Meeting.
- f. The recommendation of the Midway Water Advisory Board for the Ryan Davis house and associated property.
- g. Reschedule the public hearing, on the FY 2019 Adopted Tentative Budget, to 13 June 2018, 6:00 p.m. at the Midway Community Center (160 West Main Street, Midway).

3. Announcements

4. Public Comment (Approximately 15 minutes)

This is the public's opportunity to comment on items not on the agenda. Please state your name and address.

5. Department Reports (Approximately 30 minutes)

- a. Heber Valley Tourism and Economic Development, Midway Business Alliance and Legislative.
- b. Midway Boosters, Ice Rink, Open Space, and the Swiss Days Committee.
- c. Heber Light & Power Company, Heber Valley Railroad, Heber Valley Special Service District, and the Midway Sanitation District.

6. TJ's Auto and Small Engine Repair / Non-Conforming Sign (City Planner – Approximately 20 minutes) – Discuss and Possibly Determine if a Non-Conforming Sign for TJ's Auto and Small Engine Repair (Formerly Midway Automotive), Located at 565 East Main Street, is of Historical Significance.

7. **Resolution 2018-15 / PTIF Authorizations** (City Treasurer – Approximately 5 minutes) – Discuss and possibly approve Resolution 2018-15 authorizing who can make changes to Public Treasurers Investments Fund accounts on behalf of Midway City.
8. **CDRA Meeting** – A meeting of the Community Development and Renewal Agency of Midway City (Please see separate agenda).
9. **Adjournment**

Published on the Utah Public Notice Website on 18 May 2018 at 10:00 a.m. by Becky Wood (Deputy City Recorder)
Posted on 18 May 2018 at 5:00p.m. by Brad Wilson (City Recorder)
Amended on 18 May 2018 at 11:50 p.m. by Brad Wilson (City Recorder)

The order of individual items on this agenda is subject to change up to 24 hours in advance.
All times are approximate.

For those individuals needing special assistance in accordance with the Americans with Disabilities Act, please contact Brad Wilson at the Midway City Office Building, at 75 North 100 West, Midway, UT 84049, 1-435-654-3223 x104, or by email at: bwilson@midwaycityut.org.

Midway City Council
23 May 2018
Regular Meeting

Warrants

Report Criteria:
Detail report.
Invoices with totals above \$0 included.
Paid and unpaid invoices included.

Vendor	Vendor Name	Invoice Number	Description	Invoice Date	Net Invoice Amount	Amount Paid	Date Paid	Voided
180								
180	BISCO	1598703	Darins Truck	05/01/2018	1,146.15	1,146.15	05/10/2018	
Total 180:					1,146.15	1,146.15		
270								
270	CASELLE INC	87453	Maintenance for June 2018	05/01/2018	358.27	358.27	05/10/2018	
270	CASELLE INC	87453	Maintenance for June 2018	05/01/2018	68.00	68.00	05/10/2018	
Total 270:					426.27	426.27		
460								
460	GREAT BASIN FIRE EQUIPMEN	8058	ANNUAL SERVICE & MAINTENA	05/11/2018	344.00	344.00	05/15/2018	
Total 460:					344.00	344.00		
505								
505	HEBER CITY CORPORATION	5102018	animal control (Jan 2018	05/10/2018	3,514.04	3,514.04	05/10/2018	
505	HEBER CITY CORPORATION	5102018	animal control (Feb 2018)	05/10/2018	3,636.45	3,636.45	05/10/2018	
505	HEBER CITY CORPORATION	5102018	animal control (Mar 2018)	05/10/2018	3,783.90	3,783.90	05/10/2018	
Total 505:					10,934.39	10,934.39		
845								
845	MOUNTAINLAND SUPPLY COM	S102593698.0	Supplies	04/26/2018	334.67	334.67	05/10/2018	
845	MOUNTAINLAND SUPPLY COM	S102593888.0	Telsco Gal Comp CPLG	04/26/2018	53.34	53.34	05/10/2018	
845	MOUNTAINLAND SUPPLY COM	S102593888.0	Telsco Gal Comp CPLG	04/30/2018	26.67	26.67	05/10/2018	
845	MOUNTAINLAND SUPPLY COM	S102593888.0	Supplies	05/14/2018	26.67	.00		
845	MOUNTAINLAND SUPPLY COM	S102601010.0	Supplies	05/07/2018	1,067.99	.00		
845	MOUNTAINLAND SUPPLY COM	S102605239.0	Solenoid	05/03/2018	314.64	314.64	05/10/2018	
845	MOUNTAINLAND SUPPLY COM	S102620958.0	Supplies	05/15/2018	355.02	.00		
845	MOUNTAINLAND SUPPLY COM	S102623184.0	Supplies	05/16/2018	741.16	.00		
845	MOUNTAINLAND SUPPLY COM	S102623582.0	Supplies	05/16/2018	530.11	.00		
Total 845:					3,450.27	729.32		
870								
870	NUTECH SPECIALTIES INC	170993	Odor Eliminator & Disinfectant, GI	05/09/2018	186.30	.00		
Total 870:					186.30	.00		
875								
875	OFFICE DEPOT	135000932001	PAPER, Linen	05/07/2018	17.11	.00		
Total 875:					17.11	.00		
930								
930	Dominion Energy	2731063797 05	2731063797 COMMUNITY CENT	05/03/2018	275.18	.00		
930	Dominion Energy	5770020000 05	5770020000 TOWN HALL	05/11/2018	374.37	.00		
930	Dominion Energy	6558550000 5/	6558550000 Maintenance Shop	05/11/2018	209.95	.00		
930	Dominion Energy	6801020000 05	6801020000 Admin Office	05/11/2018	70.79	.00		

Vendor	Vendor Name	Invoice Number	Description	Invoice Date	Net Invoice Amount	Amount Paid	Date Paid	Voided
Total 930:					930.29	.00		
945								
945	CENTURYLINK - 435-654-3223 2	3223 269B 05/	435-654-3223 269B	05/07/2018	434.52	.00		
Total 945:					434.52	.00		
1015								
1015	SAFETY SUPPLY & SIGN CO IN	163640	Darins Truck	04/06/2018	105.05	105.05	05/10/2018	
Total 1015:					105.05	105.05		
1150								
1150	HOME DEPOT Credit Services	3583083	Town Hall Key Pad	04/25/2018	119.00	119.00	05/10/2018	
1150	HOME DEPOT Credit Services	3583083	Garbage bags for City Clean Up D	04/25/2018	181.79	181.79	05/10/2018	
1150	HOME DEPOT Credit Services	3583083	Wood Blinds for Treasurers Office	04/25/2018	107.00	107.00	05/10/2018	
Total 1150:					407.79	407.79		
1170								
1170	TIMBERLINE ACE HARDWARE	117697	Valais Park	05/01/2018	9.98	9.98	05/10/2018	
1170	TIMBERLINE ACE HARDWARE	117733	SUPPLIES	05/02/2018	60.18	60.18	05/10/2018	
1170	TIMBERLINE ACE HARDWARE	117899	SUPPLIES	05/09/2018	23.14	.00		
1170	TIMBERLINE ACE HARDWARE	118069	GLoves for new employees	05/15/2018	94.96	.00		
Total 1170:					188.26	70.16		
1255								
1255	UTAH LOCAL GOVERNMENTS	124986-2	Trust Premium Relief Credit - Wor	05/10/2018	576.87-	576.87-	05/15/2018	
1255	UTAH LOCAL GOVERNMENTS	1566618	WORKERS COMP MONTHLY FE	05/10/2018	1,267.57	1,267.57	05/15/2018	
1255	UTAH LOCAL GOVERNMENTS	1566619	WORKERS COMP MONTHLY FE	05/10/2018	1,267.57	1,267.57	05/15/2018	
Total 1255:					1,958.27	1,958.27		
1290								
1290	UTAH STATE TAX COMMISSIO	12771506566	Taxes	04/30/2018	50.00	50.00	05/07/2018	
Total 1290:					50.00	50.00		
1305								
1305	VERIZON WIRELESS	9806308217	Credit	05/01/2018	.02-	.02-	05/10/2018	
1305	VERIZON WIRELESS	9806308217	385-224-8803 GM Jetpack	05/01/2018	45.19	45.19	05/10/2018	
1305	VERIZON WIRELESS	9806308217	435-315-5218 Ice Rink Jetpack	05/01/2018	45.19	45.19	05/10/2018	
1305	VERIZON WIRELESS	9806308217	435-315-5910 Wendy Tablet	05/01/2018	45.19	45.19	05/10/2018	
1305	VERIZON WIRELESS	9806308217	435-503-5612 S.Rhoads Phone	05/01/2018	53.51	53.51	05/10/2018	
1305	VERIZON WIRELESS	9806308217	435-503-5707 Steve Tablet	05/01/2018	40.01	40.01	05/10/2018	
1305	VERIZON WIRELESS	9806308217	435-503-5739 S. Owens Phone	05/01/2018	66.64	66.64	05/10/2018	
1305	VERIZON WIRELESS	9806308217	435-671-0501 C. Lott Jetpack	05/01/2018	40.15	40.15	05/10/2018	
1305	VERIZON WIRELESS	9806308217	435-671-6905 M.Henke Phone	05/01/2018	60.50	60.50	05/10/2018	
1305	VERIZON WIRELESS	9806308217	435-671-7205 C.Lott Phone	05/01/2018	66.64	66.64	05/10/2018	
1305	VERIZON WIRELESS	9806308217	435-671-7387 On call phone	05/01/2018	38.50	38.50	05/10/2018	
1305	VERIZON WIRELESS	9806308217	435-671-7762 D.Bunker Phone	05/01/2018	64.88	64.88	05/10/2018	
1305	VERIZON WIRELESS	9806308217	435-671-8855 W.Johnson Phone	05/01/2018	53.51	53.51	05/10/2018	
1305	VERIZON WIRELESS	9806326869	Cellular Service	05/01/2018	334.07	334.07	05/10/2018	

Vendor	Vendor Name	Invoice Number	Description	Invoice Date	Net Invoice Amount	Amount Paid	Date Paid	Voided
Total 1305:					953.96	953.96		
1310								
1310	WASATCH AUTO PARTS	140695	Blue Def 2.5 Gal	04/30/2018	40.00	40.00	05/10/2018	
Total 1310:					40.00	40.00		
1340								
1340	WASATCH COUNTY SHERIFFS	05162018	LAW ENFORCEMENT (April 201	05/16/2018	8,928.92	.00		
Total 1340:					8,928.92	.00		
1360								
1360	WASATCH COUNTY SOLID WA	90042 5/18	90042 Community Center	05/01/2018	75.00	75.00	05/10/2018	
1360	WASATCH COUNTY SOLID WA	90291 5/18	90291 Park & Offices	05/01/2018	145.00	145.00	05/10/2018	
1360	WASATCH COUNTY SOLID WA	90292 5/18	90292 Cemetery	05/01/2018	75.00	75.00	05/10/2018	
1360	WASATCH COUNTY SOLID WA	93287 5/18	93287 City Shop	05/01/2018	75.00	75.00	05/10/2018	
Total 1360:					370.00	370.00		
1365								
1365	WAVE PUBLISHING	L 16029	Public Notice	04/25/2018	138.74	138.74	05/10/2018	
1365	WAVE PUBLISHING	L 16033	Water Board Public Notice	04/25/2018	124.86	124.86	05/10/2018	
1365	WAVE PUBLISHING	L 16046	Public Notice	05/02/2018	83.24	.00		
Total 1365:					346.84	263.60		
1407								
1407	CHARLIE POWELL	04252018	Inspections	05/02/2018	216.00	.00		
Total 1407:					216.00	.00		
1542								
1542	STATE OF UTAH GASCARD/FU	NP53205356	FUEL	05/01/2018	1,337.48	1,337.48	05/15/2018	
Total 1542:					1,337.48	1,337.48		
1571								
1571	FASTENAL IND & CONST SUPP	UTHEB62024	SUPPLIES	05/03/2018	9.66	9.66	05/10/2018	
Total 1571:					9.66	9.66		
1818								
1818	CASH	05162018	Petty Cash Reimbursement	05/16/2018	31.76	31.76	05/17/2018	
Total 1818:					31.76	31.76		
1821								
1821	WEX BANK	54100495	FUEL	04/30/2018	469.34	469.34	05/17/2018	
1821	WEX BANK	54100495	LATE FEE	04/30/2018	75.00	75.00	05/17/2018	
Total 1821:					544.34	544.34		
1928								
1928	TRUCO ENTERPRISES, INC	183371	CEMETERY	05/01/2018	3,138.60	3,138.60	05/10/2018	
1928	TRUCO ENTERPRISES, INC	183376	Main Street Park Strips	05/01/2018	1,759.48	1,759.48	05/10/2018	

Vendor	Vendor Name	Invoice Number	Description	Invoice Date	Net Invoice Amount	Amount Paid	Date Paid	Voided
1928	TRUCO ENTERPRISES, INC	183377	Centennial Park	05/01/2018	921.92	921.92	05/10/2018	
1928	TRUCO ENTERPRISES, INC	183378	Hamlet Park	05/01/2018	1,339.68	1,339.68	05/10/2018	
1928	TRUCO ENTERPRISES, INC	183379	Michie Lane Park Strips	05/01/2018	440.56	440.56	05/10/2018	
1928	TRUCO ENTERPRISES, INC	183380	Alpinhoff Park	05/01/2018	533.00	533.00	05/10/2018	
1928	TRUCO ENTERPRISES, INC	183381	Round a bout	05/01/2018	200.00	200.00	05/10/2018	
1928	TRUCO ENTERPRISES, INC	183384	TOWN SQUARE	05/01/2018	1,244.08	1,244.08	05/10/2018	
1928	TRUCO ENTERPRISES, INC	183386	Valais Park	05/01/2018	1,807.28	1,807.28	05/10/2018	
Total 1928:					11,384.60	11,384.60		
1989								
1989	BANKCARD CENTER	4945 05/18	Photo Software	05/02/2018	128.69	128.69	05/10/2018	
1989	BANKCARD CENTER	4945 05/18	Amazon Prime Membership	05/02/2018	13.94	13.94	05/10/2018	
1989	BANKCARD CENTER	4945 05/18	Battery	05/02/2018	70.02	70.02	05/10/2018	
1989	BANKCARD CENTER	4945 05/18	Stamp (Ink)	05/02/2018	25.74	25.74	05/10/2018	
1989	BANKCARD CENTER	4945 05/18	Safety Glasses	05/02/2018	118.40	118.40	05/10/2018	
1989	BANKCARD CENTER	4945 05/18	Cleaning Supplies	05/02/2018	150.63	150.63	05/10/2018	
1989	BANKCARD CENTER	6014 5/18	Conference	05/02/2018	50.00	50.00	05/10/2018	
1989	BANKCARD CENTER	6014 5/18	Conference	05/02/2018	50.00	50.00	05/10/2018	
1989	BANKCARD CENTER	6014 5/18	Conference	05/02/2018	50.00	50.00	05/10/2018	
1989	BANKCARD CENTER	6014 5/18	Conference	05/02/2018	50.00	50.00	05/10/2018	
1989	BANKCARD CENTER	6014 5/18	Council Snacks	05/02/2018	20.58	20.58	05/10/2018	
1989	BANKCARD CENTER	6014 5/18	Conference	05/02/2018	50.00	50.00	05/10/2018	
1989	BANKCARD CENTER	6014 5/18	Computer Supplies	05/02/2018	68.60	68.60	05/10/2018	
1989	BANKCARD CENTER	6014 5/18	Computer Supplies	05/02/2018	310.01	310.01	05/10/2018	
1989	BANKCARD CENTER	6014 5/18	Postage	05/02/2018	10.25	10.25	05/10/2018	
1989	BANKCARD CENTER	6014 5/18	Council Snacks	05/02/2018	15.02	15.02	05/10/2018	
1989	BANKCARD CENTER	6014 5/18	Conference	05/02/2018	200.00	200.00	05/10/2018	
1989	BANKCARD CENTER	6215 05/18	Conference	05/02/2018	280.00	280.00	05/10/2018	
1989	BANKCARD CENTER	6215 05/18	City Clean Up	05/02/2018	53.30	53.30	05/10/2018	
1989	BANKCARD CENTER	MC 4717 0502	Park'N Jet Credit	05/02/2018	13.50	13.50	05/10/2018	
1989	BANKCARD CENTER	MC 4717 0502	Travel	05/02/2018	112.25	112.25	05/10/2018	
1989	BANKCARD CENTER	MC 4717 0502	Travel	05/02/2018	112.25	112.25	05/10/2018	
1989	BANKCARD CENTER	MC 4717 0502	Travel	05/02/2018	112.25	112.25	05/10/2018	
1989	BANKCARD CENTER	MC 4717 0502	Finance Charge	05/02/2018	38.69	38.69	05/10/2018	
1989	BANKCARD CENTER	MC 4717 0502	Symbol Arts Web	05/02/2018	150.00	150.00	05/10/2018	
Total 1989:					2,227.12	2,227.12		
2147								
2147	CHEMTECH-FORD LABORATO	18E0054	colilert	05/02/2018	100.00	100.00	05/10/2018	
Total 2147:					100.00	100.00		
2377								
2377	RIDLEY'S FAMILY MARKETS	05072018	SALES and Use Tax (February)	05/07/2018	3,096.64	3,096.64	05/10/2018	
2377	RIDLEY'S FAMILY MARKETS	05072018	RESORT TAX (February)	05/07/2018	1,636.32	1,636.32	05/10/2018	
2377	RIDLEY'S FAMILY MARKETS	05162018	Public Works Meeting	05/16/2018	13.87	.00		
Total 2377:					4,746.83	4,732.96		
2412								
2412	HEBER VALLEY LOCK AND SAF	9078-3	Office Door Handles other 50%	04/16/2018	606.50	606.50	05/07/2018	
Total 2412:					606.50	606.50		

Vendor	Vendor Name	Invoice Number	Description	Invoice Date	Net Invoice Amount	Amount Paid	Date Paid	Voided
2418								
2418	FINAL COMPLETION DEPOSIT	17-004 FCD	17-007 Final Completion Deposit	05/01/2018	1,500.00	1,500.00	05/10/2018	
2418	FINAL COMPLETION DEPOSIT	17-168 FCD	17-168 Final Completion Deposit	05/01/2018	1,500.00	1,500.00	05/10/2018	
Total 2418:					3,000.00	3,000.00		
2421								
2421	PUBLIC FACILITIES DEPOSIT	17-153-2 PFD	17-153 Public Facilities Deposit	05/10/2018	1,750.00	1,750.00	05/10/2018	
2421	PUBLIC FACILITIES DEPOSIT	INV CORRECT	Correction of 17-153	05/01/2018	1,750.00-	1,750.00-	05/10/2018	
Total 2421:					.00	.00		
2525								
2525	Kirk Neerings Construction, LLC	397	Trucking Deliver 1 load of road ba	03/26/2018	95.00	95.00	05/10/2018	
Total 2525:					95.00	95.00		
2530								
2530	Warner Landscaping	7562	SOD	04/25/2018	270.00	270.00	05/17/2018	
Total 2530:					270.00	270.00		
2539								
2539	Burton Lumber	2808170	Oak Base & Casing	05/02/2018	398.90	398.90	05/10/2018	
Total 2539:					398.90	398.90		
2561								
2561	CENTURYLINK -435-654-3924 4	3924 453B 05/	Phone Service	05/07/2018	134.78	.00		
Total 2561:					134.78	.00		
2562								
2562	CENTURYLINK 435-654-4204 77	4204 775B 05/	435-654-4204 775B	05/07/2018	46.14	.00		
Total 2562:					46.14	.00		
2563								
2563	CENTURYLINK 76612167	1439722542	Phone Service 435-654-3227	04/30/2018	26.32	26.32	05/10/2018	
Total 2563:					26.32	26.32		
2627								
2627	Gordon Law Group, P.C.	3576	Jones Farm Subdivision	05/01/2018	828.75	828.75	05/10/2018	
2627	Gordon Law Group, P.C.	3578	Midway Springs Subdivision	05/01/2018	253.50	253.50	05/10/2018	
2627	Gordon Law Group, P.C.	3580	Whitaker Farm Annexation	05/01/2018	214.50	214.50	05/10/2018	
2627	Gordon Law Group, P.C.	3604	Flat Fee (April)	05/01/2018	5,000.00	5,000.00	05/10/2018	
2627	Gordon Law Group, P.C.	3604	Additional Hours (April)	05/01/2018	2,027.00	2,027.00	05/10/2018	
2627	Gordon Law Group, P.C.	3605	Cascades at Soldier Hollow, Phas	05/01/2018	828.75	828.75	05/10/2018	
2627	Gordon Law Group, P.C.	3606	Saint-Prex Estates	05/01/2018	165.75	165.75	05/10/2018	
2627	Gordon Law Group, P.C.	3607	John Probst Litigation	05/01/2018	198.00	198.00	05/10/2018	
Total 2627:					9,516.25	9,516.25		
2635								
2635	LETS Corporation	INV-000079	Equipment	04/01/2018	2,590.00	2,590.00	05/07/2018	

Vendor	Vendor Name	Invoice Number	Description	Invoice Date	Net Invoice Amount	Amount Paid	Date Paid	Voided
Total 2635:					2,590.00	2,590.00		
2641								
2641	Crescent Electric Supply Compan	S504816446.0	Hex Washer	04/10/2018	5.96	5.96	05/10/2018	
2641	Crescent Electric Supply Compan	S504886553.0	Supplies	04/10/2018	1,070.76	1,070.76	05/10/2018	
Total 2641:					1,076.72	1,076.72		
2658								
2658	SIGNARAMA	1297	Signs	04/26/2018	129.54	129.54	05/10/2018	
2658	SIGNARAMA	1317	Signs	05/01/2018	40.25	40.25	05/10/2018	
2658	SIGNARAMA	1323	Signs	05/02/2018	113.00	113.00	05/10/2018	
Total 2658:					282.79	282.79		
2666								
2666	MARKETING VIDEOS CLUB	INV-0649	May 9th Live Stream for City Cou	05/12/2018	225.00	225.00	05/15/2018	
Total 2666:					225.00	225.00		
2704								
2704	Midway Mercantile	05092018	Reimbursement for pavement and	05/09/2018	3,000.00	3,000.00	05/09/2018	
Total 2704:					3,000.00	3,000.00		
2705								
2705	Earthtech Engineering	0025645	Midway Vehicle Storage Geotech	04/30/2018	1,700.00	1,700.00	05/10/2018	
Total 2705:					1,700.00	1,700.00		
2706								
2706	Intermountain Roofing Tech.	2018-630	50% down Roof Repairs on CC	05/14/2018	1,841.50	1,841.50	05/15/2018	
Total 2706:					1,841.50	1,841.50		
Grand Totals:					76,626.08	62,795.86		

Vendor	Vendor Name	Invoice Number	Description	Invoice Date	Net Invoice Amount	Amount Paid	Date Paid	Voided
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Dated: _____

Mayor: _____

City Council: _____

City Recorder: _____

City Treasurer: _____

Report Criteria:

Detail report.

Invoices with totals above \$0 included.

Paid and unpaid invoices included.

Midway City Council
23 May 2018
Regular Meeting

Minutes of the
9 May 2018
Work Meeting



Memo

Date: 17 May 2018
To:
Cc:
From: Brad Wilson, City Recorder/Financial Officer
RE: Minutes of the 9 May 2018 City Council Work Meeting

Please note that the following minutes are awaiting formal approval and are in draft or unapproved form.

**MINUTES OF THE
MIDWAY CITY COUNCIL
(Work Meeting)**

**Wednesday, 9 May 2018, 9:00 a.m.
Midway City Office Building, Old City Council Chambers
75 North 100 West, Midway, Utah**

Note: Notices/agendas were posted at 7-Eleven, Ridley's Express, the Midway City Office Building, and the Midway Community Center. Notices/agendas were provided to the City Council, City Engineer, City Attorney, Planning Director, Public Works Assistant Crew Chief, and The Wasatch Wave. The public notice/agenda was published on the Utah State Public Notice Website and the City's website. A copy of the public notice/agenda is contained in the supplemental file.

1. Call to Order

Mayor Johnson called the meeting to order at 9:00 p.m. She excused Council Member Drury.

Members Present:

Celeste Johnson, Mayor
Lisa Christen, Council Member (Arrived at
9:21 a.m.)
Bob Probst, Council Member
JC Simonsen, Council Member
Ken Van Wagoner, Council Member

Staff Present:

Corbin Gordon, Attorney
Michael Henke, Planning Director
Wes Johnson, Engineer
Brad Wilson, Recorder/Financial Officer

Members Excused:

Jeff Drury, Council Member

Note: A copy of the meeting roll is contained in the supplemental file.

2. Ordinance 2018-14 / Master Plan Water Rights (City Attorney – Approximately 15 Minutes) – Discuss Ordinance 2018-14 amending Section 16.16.4 of the Midway City Municipal Code regarding water rights to be tendered during master plan approval. Recommended without conditions by the Midway City Planning Commission.

Corbin Gordon made the following comments:

- The proposed ordinance had previously been considered by the Council.
- Concerns were raised with accommodating water shares used as a lender's security interest.
- Some lenders put their names on the water certificates for security.
- The proposal would hold the certificates in escrow by the City.

- The certificates would then be transferred into the City's name when each phase was recorded.
- In the future there would inevitably be issues with lenders.
- In case of a foreclosure, the proposal allowed certificates to be released for 14 days so that they could be transferred into the lenders name. If they were not returned within that time, then master plan approval would terminate. The time could be adjusted in an emergency.
- There were a lot of recent changes to water law.

The Council, staff and meeting attendees discussed the following items:

- Issues between a developer and their lender were not the City's problem.
- The City should not allow water credits.
- Would requiring the water, with master plan approval, discourage reducing density?
- Water shares would be returned to the developer if the project changed and less water was needed.

Note: Council Member Christen arrived at 9:21 a.m.

- 3. Lodges at Snake Creek / Plat Amendment** (Jeremy Clark – Approximately 20 Minutes) – Discuss a plat amendment for The Lodges at Snake Creek PUD located at the intersection of Cari Lane and Pine Canyon Road (Zoning is R-1-15). Recommended with conditions by the Midway City Planning Commission.

Michael Henke gave a presentation regarding the proposed amendment and reviewed the following items:

- Land use summary
- Recorded plat map
- Proposed plan
- Pictures of current units
- Representations of the proposed units
- Reasons for the amendment
- Ideas for consideration
- Possible conditions

Mr. Henke also made the following comments:

- A large portion of the project had already been built and parking was a problem.
- An existing hot water line and associated easement would be moved. The new location would provide more fall.
- The infrastructure was not complete.
- Some existing infrastructure was damaged.
- A construction and landscaping bond would be needed.
- The developer still controlled the HOA.

Note: A copy of Mr. Henke's presentation is contained in the supplemental file.

The Council, staff and meeting attendees discussed the following items:

- The concrete hot water line had been previously replaced with plastic which did not retain the heat as well.

4. The Corner Restaurant / Conditional Use Permit / Local Consent / Proximity Variance (Karl Probst – Approximately 15 Minutes) – Discuss a conditional use permit, local consent and a proximity variance for a liquor license for The Corner Restaurant located at 195 West Main Street (Zoning is C-2). Recommended with conditions by the Midway City Planning Commission.

Mr. Henke also made the following comments:

- The applicant requested a full liquor license which included beer, wine and liquor.
- A variance was needed because of the restaurant's proximity to the Town Square.
- A conditional use permit and local consent was also requested.
- A variance was granted to the Café Galleria because of its proximity to the Town Square.
- The restaurant would be on a visible corner and recommended limiting the alcohol related signage as had been done with Midway Mercantile.

Note: A copy of Mr. Henke's presentation is contained in the supplemental file.

Council Member Probst said that he needed to recuse himself.

Council Member Van Wagoner noted that the Council had denied a request for local consent from the Filler'up Coffee Station. He asked why the current request was different. Mr. Henke responded that the proposed restaurant would serve full meals and was not child oriented like Filler'up. Council Member Christen added that their needed to be a certain ratio of food to alcohol for this type of license.

5. Resolution 2018-13 / Whitaker Annexation Amendment (City Planner – Approximately 30 Minutes) – Discuss Resolution 2018-13 Adopting an Amended Agreement for the Whitaker Annexation.

Michael Henke gave a presentation regarding the request and reviewed the following items:

- Traffic study
- Possible entrances off River Road
- Intersections at 600 North and Memorial Hill

Mr. Henke also made the following comments:

- The annexation agreement established the improvements that the developer needed to

make to River Road.

- Wider roads promoted speeding.
- The applicant wanted to do something better which would maintain the rural feel and character of the area.
- The annexation agreement would have to be amended to change the improvements.
- The applicant had not submitted enough detail to consider approval.
- A third lane was not needed on River Road according to the traffic study.
- Neighbors wanted the traffic slowed.
- River Road was a bypass used to go between Summit County and Utah County.

Note: A copy of Mr. Henke's presentation is contained in the supplemental file.

Dan Luster, applicant, made the following comments:

- Went to the Wasatch County Council regarding the entrance to Memorial Hill. They raised concerns with parking, the entrance sign/gate and opposition from veterans. In the future, they would only consider something demonstrably better.

The Council, staff and meeting attendees discussed the following items:

- Roundabouts, especially the two that had been discussed, would slow traffic on River Road.
- A new entrance to Memorial Hill, coming off the road into the proposed subdivision, would be too steep.
- An oval roundabout did not provide parking for the Memorial Hill.
- Safety was reduced as more roads were added to an intersection.
- The Memorial Hill entrance sign/gate should not be disturbed.
- The entrance to the project, next to Memorial Hill, should be moved further to the north.
- The applicant should meet with the American Legion regarding the entrance.
- A veteran's statue could be put in the middle of the Memorial Hill roundabout.
- The Salazar family wanted the neighbors to approve of a roundabout at 600 North. The Duncan family preferred a roundabout, but it had to be as small as possible.
- The road profile, between the roundabouts, needed to be determined.
- Any money saved, by changing the required road improvements, should be used to extend the public trails in the area.
- The concerns of land owners, like the Salazar family, should not be disregarded.

Note: Mayor Johnson left at 10:09 a.m.

6. Whitaker Farm / Preliminary Approval (Dan Luster - Approximately 20 Minutes) – Discuss preliminary approval for the Whitaker Farm Subdivision located at 455 North River Road (Zoning is RA-1-43). Recommended with conditions by the Midway City Planning Commission.

Michael Henke gave a presentation regarding the development and reviewed the following items:

- Proposed plan
- Trails
- Entrances
- Discussion items
- Water Board recommendation

Mr. Henke also made the following comments:

- The project had been considered by the Midway Water Advisory Board.
- The applicant requested the rural cross-section for the roads.
- The project would not be phased.
- The Planning Commission recommended moving forward with the project while the road improvements were being determined.
- To change the road improvements the associated annexation agreement had to be amended.

Note: A copy of Mr. Henke's presentation is contained in the supplemental file.

Note: Mayor Johnson returned at 10:14 a.m.

The Council, staff and meeting attendees discussed the following items:

- Some residents did not want a road going south to Main Street from the project.
- There were a limited number of north to south roads in the City.
- Hylton Haueter now wanted the road going south to run through his property. Preliminary approval should not be granted until the location of this road, in the project, was determined.

Note: Council Member Christen left at 10:19 a.m.

- Could a bond be put in place to allow approval and ensure that the road improvements were finalized at a later date?
- There were too many questions to grant approval.

Note: Council Member Christen returned at 10:22 a.m.

- The locations of other roundabouts in the project needed to be determined.
- Changing the road improvements was a fundamental alteration.
- Some lots might be changed depending upon the location of the south traveling road.

7. ULCT / Annual Convention (Mayor Johnson - Approximately 15 Minutes) – Discuss

attending the annual convention of the Utah League of Cities and Towns.

Mayor Johnson wanted smaller municipalities to participate in the ULCT and its annual convention. She suggested that the Council attend the convention which conflicted with one of its meetings. The Council agreed that the meeting could be cancelled so that members could attend the convention.

8. Department Reports

Law Enforcement / Traffic Enforcement

Mayor Johnson reported that she met with Jared Rigby, Wasatch County Sheriff's Department Chief Deputy, and there would be additional traffic enforcement during critical times in the City.

Jerry Owens / Community Garden

Mayor Johnson reported that Jerry Owens, in conjunction with the Wasatch Center for Advanced Professional Studies program, wanted to have a community garden on his property.

Midway Lane and Michie Lane Intersection / Turn Lane

Mayor Johnson reported that the Utah Department of Transportation (UDOT) funded a turn lane on Midway Lane (Hwy 113) to enter onto Michie Lane.

River Road and Main Street Intersection / Traffic Signal

Mayor Johnson reported that funding for a traffic signal at the intersection of River Road and Main Street was delayed because of the turn lane for Michie Lane.

Town Hall / Treat Roof

Council Member Probst reported that he may have found someone who could treat the shingles on the Town Hall roof for less than the planned \$40,000.

9. Closed Meeting to Discuss Pending or Reasonably Imminent Litigation

Motion: Council Member Christen moved to go into a closed meeting.

Second: Council Member Probst seconded the motion.

Discussion: None

Vote: The motion was approved with the Council voting as follows:

Council Member Christen	Aye
Council Member Drury	Excused from the Meeting
Council Member Probst	Aye
Council Member Simonsen	Aye
Council Member Van Wagoner	Aye

Note: Closed meeting minutes are sealed and strictly confidential. Access to such minutes must be obtained through a court of law.

Motion: Council Member Van Wagoner moved to go out of the closed meeting.

Second: Council Member Christen seconded the motion.

Discussion: None

Vote: The motion was approved with the Council voting as follows:

Council Member Christen	Aye
Council Member Drury	Excused from the Meeting
Council Member Probst	Aye
Council Member Simonsen	Aye
Council Member Van Wagoner	Aye

Motion: Without objection, Mayor Johnson recessed the meeting at 10:56 a.m. She reconvened the meeting at 11:07 a.m.

10. Tentative FY 2019 Budget (Financial Officer) – Discuss the Proposed Fiscal Year 2019 Tentative Budget for Midway City.

Brad Wilson explained that the purchase of an additional Toolcat with several attachments had been added to the proposed budget. He added that the money for the equipment would come from reserves in the CIP Fund.

The Council, staff and meeting attendees discussed the following items related to the budget:

- The equipment could be used for parks and trails.
- The Toolcat could last 15 years with the attachments lasting 5 years.
- The Public Work Department might want to trade in the Toolcat each year for a new one. That cost would be \$6,000 a year. Was this a good deal?

Brad Wilson also indicated that general tax revenue, and not revenue from the cemetery, serviced the debt on the cemetery bond.

11. Adjournment

Motion: Council Member Van Wagoner moved to adjourn the meeting. Council Member Simonsen seconded the motion. The motion passed unanimously.

The meeting was adjourned at 11:39 p.m.

Celeste Johnson, Mayor

Brad Wilson, Recorder

DRAFT

Midway City Council
23 May 2018
Regular Meeting

Minutes of the
9 May 2018
Regular Meeting



Memo

Date: 18 May 2018
To:
Cc:
From: Brad Wilson, City Recorder/Financial Officer
RE: Minutes of the 9 May 2018 City Council Regular Meeting

Please note that the following minutes are awaiting formal approval and are in draft or unapproved form.

**MINUTES OF THE
MIDWAY CITY COUNCIL
(Regular Meeting)**

**Wednesday, 9 May 2018, 6:00 p.m.
Midway Community Center, City Council Chambers
160 West Main Street, Midway, Utah**

Note: Notices/agendas were posted at 7-Eleven, Ridley's Express, the Midway City Office Building, and the Midway Community Center. Notices/agendas were provided to the City Council, City Engineer, City Attorney, Planning Director, Public Works Assistant Crew Chief, and The Wasatch Wave. The public notice/agenda was published on the Utah State Public Notice Website and the City's website. A copy of the public notice/agenda is contained in the supplemental file.

1. Call to Order; Pledge of Allegiance; Prayer and/or Inspirational Message

Mayor Johnson called the meeting to order at 6:03 p.m. She excused Council Member Drury.

Members Present:

Celeste Johnson, Mayor
Lisa Christen, Council Member
Bob Probst, Council Member
JC Simonsen, Council Member
Ken Van Wagoner, Council Member

Staff Present:

Josh Jewkes, City Attorney's Office
Michael Henke, Planning Director
Wes Johnson, Engineer
Brad Wilson, Recorder/Financial Officer

Members Excused:

Jeff Drury, Council Member

Note: A copy of the meeting roll is contained in the supplemental file.

Mayor Johnson led the Council and meeting attendees in the pledge of allegiance. Jerry Owens gave the prayer and/or inspirational message.

2. Consent Calendar

- a. Agenda for the 9 May 2018 City Council Regular Meeting.
- b. Warrants.
- c. Minutes of the 25 April 2018 City Council Work Meeting.
- d. Minutes of the 25 April 2018 City Council Regular Meeting.
- e. Minutes of the 1 May 2018 City Council Work Meeting.
- f. Appoint Kevin Stickelman as a Full Member of the Midway City Open Space Advisory Committee to Replace Randy Gurule.

Note: Copies of items 2a through 2f are contained in the supplemental file.

Motion: Council Member Probst moved to approve the consent calendar.

Second: Council Member Van Wagoner seconded the motion.

Discussion: None

Vote: The motion was approved with the Council voting as follows:

Council Member Christen	Aye
Council Member Drury	Excused from the Meeting
Council Member Probst	Aye
Council Member Simonsen	Aye
Council Member Van Wagoner	Aye

3. Announcements

Mayor Johnson made the following announcements:

Law Enforcement / Traffic Enforcement

Mayor Johnson reported that she met with Jared Rigby, Wasatch County Sheriff's Department Chief Deputy, and there would be additional traffic enforcement during critical times in the City. She indicated that speed limit signs would be improved, and additional things done to raise awareness of speeding.

Jerry Owens / Community Garden

Mayor Johnson reported that Jerry Owens, in conjunction with the Wasatch Center for Advanced Professional Studies would have a community garden on his property. She added there would be an aquaponics component.

Midway Lane and Michie Lane Intersection / Turn Lane

Mayor Johnson reported that the Utah Department of Transportation (UDOT) funded a turn lane on Midway Lane (Hwy 113) to enter onto Michie Lane.

River Road and Main Street Intersection / Traffic Signal

Mayor Johnson reported that funding for a traffic signal at the intersection of River Road and Main Street would be reevaluated after the Michie Lane turn lane was completed.

Spring Clean-Up

Mayor Johnson thanked those who helped with the City's spring clean-up. She wanted to increase future participation.

4. Public Comment – Comments were taken for items not on the agenda.

Mayor Johnson asked if there were any comments from the public. No comments were offered.

5. Department Reports

Cemetery / Headstone Cleaning

Council Member Probst indicated that the headstones, at the City's cemetery, should be cleaned by Memorial Day.

Town Hall / Roof Treatment

Council Member Probst reported that he was trying to get another bid to treat the shingles on the Town Hall roof.

Community Center / Masonry Work

Council Member Probst showed pictures of masonry damage on the west side of the Community Center. He offered to repair the damage that summer.

Public Works Vehicle Building / Construction

Council Member Van Wagoner reported on the construction of the vehicle building at the City's maintenance yard. He indicated that the footings would be deeper because of the recently completed geotechnical study. He added that the additional cost would be \$2,000 instead of \$40,000.

Foreign Water / Policy

Council Member Van Wagoner recommended that the City adopt a policy regarding foreign water. He explained that issues with such water had arisen.

2018 Road and Water Improvements / Construction Begun

Council Member Simonsen reported that construction had begun on Probst Way as part of the 2018 road and water improvements.

Parking / Midway Mercantile

Council Member Simonsen reported that a resident requested that the City re-evaluate the parking near the Midway Mercantile restaurant. He said that specific concerns were the two crosswalks, parking too close to the intersections, and delivery trucks parking in the center turn lane next to the crosswalks. Wes Johnson responded that he would meet with the restaurant owner regarding the issues.

Parks / Playground Borders

Council Member Simonsen reported that borders were not required around park playground equipment. He indicated that the \$14,000 budget for borders would not be needed.

Valais Park / Concrete on Trails

Council Member Simonsen reported that the middle section of the trail, in the Valais Park, would not be pulverized. He said that pulverized concrete would be laid on top of it and compacted.

Animal Control / Calls

Council Member Simonsen reported that 11 calls were made to animal control the previous month.

ULCT Conference

Council Member Christen reported that the council meeting on September 12th had been cancelled so that the Council could attend the Utah League of Cities and Towns annual conference.

- 6. Wasatch County Open Lands Board / Presentation** (Approximately 15 Minutes) – Receive a presentation from the Wasatch County Open Lands Board regarding its efforts to preserve open space.

Courtland Nelson, Heidi Franco and Justin Keys, members of the Wasatch County Open Lands Board (WOLB), gave a presentation and reviewed the following items:

- Public interest in open space
- Benefits of open space
- Purchase of conservation easements
- What lands would WOLB focus on?
- WOLB organization and structure
- Snake Creek Canyon
- Wolf Creek Ranch
- Richins Ranch Heritage Preserve
- The Last Dollar Ranch
- Bonanza Flats
- Possible areas of interest
- Property owner benefits

- Considerations
- Draft bond text
- Open space proposal

Note: A copy of the presentation is contained in the supplemental file.

Council Member Christen asked Mr. Nelson's opinion of having two open space bonds on the ballot at the same time. Mr. Nelson responded that it was problematic but Midway City and Wasatch County could work together on open space.

7. Ordinance 2018-14 / Master Plan Water Rights (City Attorney - Approximately 20 Minutes)
 – Discuss and possibly adopt Ordinance 2018-14 amending Section 16.16.4 of the Midway City Municipal Code regarding water rights to be tendered during master plan approval. Recommended without conditions by the Midway City Planning Commission.

Michael Henke gave a presentation regarding the proposed ordinance and reviewed the following items:

- Current code
- Proposed code
- Possible findings

Mr. Henke also made the following comments:

- A public hearing on the ordinance was previously held.
- The ordinance was reviewed in the work meeting held that day.
- Water rights needed to be turned over to the City with entitlement.

Note: A copy of Mr. Henke's presentation is contained in the supplemental file.

Josh Jewkes made the following comments:

- The ordinance would be a net benefit for the City.
- It would insure that developments had the needed water.
- It would be onerous for a developer, but the Council's duty was to the residents.

Motion: Council Member Van Wagoner moved to adopt Ordinance 2018-14 with the recommendation of the Planning Commission and the following findings:

- Water rights for the entire master plan would be tendered to the City earlier in the approval process to assure that the developer owned sufficient water rights for the entire project.
- A developer would not be able to sell water off a property after the master plan agreement had been recorded.

Second: Council Member Christen seconded the motion.

Discussion: None

Vote: The motion was approved with the Council voting as follows:

Council Member Christen	Aye
Council Member Drury	Excused from the Meeting
Council Member Probst	Aye
Council Member Simonsen	Aye
Council Member Van Wagoner	Aye

- 8. Lodges at Snake Creek / Plat Amendment** (Jeremy Clark – Approximately 30 Minutes) – Discuss and possibly approve a plat amendment for The Lodges at Snake Creek PUD located at the intersection of Cari Lane and Pine Canyon Road (Zoning is R-1-15). Recommended with conditions by the Midway City Planning Commission. **Public Hearing.**

Michael Henke gave a presentation regarding the proposed amendment and reviewed the following items:

- Land use summary
- Location of the development
- Recorded plat map
- Easement for a private geothermal water line
- Proposed site plan
- Parking
- Unit sizes
- Proposed plat map with the new location of the water line easement
- Pictures of the current units
- Elevations of the proposed units
- Applicant's reasons for the amendment
- Items of consideration
- Possible findings
- Possible conditions

Mr. Henke also made the following comments:

- The applicant asked to move the water line, for the geothermal water, to another location.
- The applicant requested that the amendment be continued to another meeting so that he could meet with the neighbors regarding the water line easement.
- The amendment was a legislative decision and did not have to be granted.

Note: A copy of Mr. Henke's presentation is contained in the supplemental file.

The Council, staff and meeting attendees discussed the following items:

- Moving an easement did not always require the consent of the grantee.
- An eight-inch water line might have been stubbed to the north through the project. This line should be disconnected at the main line. The property to the north should connect to the water line on Pine Canyon Road.
- The Midway Irrigation Company might have an easement through the property to supply pressurized irrigation to Cari Lane. The Company needed to agree to any realignment of the line.

Public Hearing

Mayor Johnson opened the hearing and asked if there were any comments from the public.

Audrey Holocher

Ms. Holocher asked the price of the proposed units. Mayor Johnson responded that the units would be less expensive because they were smaller.

Jon Winget

Mr. Winget made the following comments:

- Was a partner in the home at 550 West Cari Lane.
- Had the easement for the geothermal water line.
- Wanted to protect that easement.
- Someone had tried to take the geothermal water in the last six years.
- A previous developer of the project asked to move the easement and an agreement was prepared. That agreement needed to be honored.
- The easement was 20 feet wide.
- The easement could not be altered without the permission of both parties.
- Wanted to be a good neighbor and did not want to be unreasonable.
- The water line needed to be accessible for maintenance.
- There would be pavement over some sections of the line.
- Had a meeting with the current developer that Monday.

Josh Jewkes said that the agreement was for an express easement and was standard. He said the he would need to review it in more detail.

Sharon Riley

Ms. Riley indicated that her children lived on Cari Lane, used the geothermal water line, and was concerned about the construction. She asked who would be responsible if the line was damaged. Wes Johnson responded that his office would oversee the construction and the water be off for an afternoon.

Jim Auitable

Mr. Avitable was concerned about the price and size of the proposed units and how that would affect the value of his existing unit in the project.

Mayor Johnson closed the public hearing when no further comments were made.

Council Member Simonsen asked if the parking, in the proposed section of the project, would be enough. Mr. Henke responded that the additional parking would be an improvement but did not know if it would solve the existing problem.

Motion: Council Member Van Wagoner moved to table consideration until a future meeting to be determined.

Second: Council Member Probst seconded the motion.

Discussion: None

Vote: The motion was approved with the Council voting as follows:

Council Member Christen	Aye
Council Member Drury	Excused from the Meeting
Council Member Probst	Aye
Council Member Simonsen	Aye
Council Member Van Wagoner	Aye

9. The Corner Restaurant / Conditional Use Permit / Local Consent / Proximity Variance (Karl Probst - Approximately 30 Minutes) – Discuss and possibly grant a conditional use permit, local consent and a proximity variance for a liquor license for The Corner Restaurant located at 195 West Main Street (Zoning is C-2). Recommended with conditions by the Midway City Planning Commission. **Public Hearing.**

Note: Council Member Probst recused himself from consideration of the item because he was related to the applicant. Council Member Probst left at 7:35 p.m.

Michael Henke gave a presentation regarding the requests and reviewed the following items:

- Location of the restaurant
- Site plan
- Open area
- Parking
- Building elevations
- Building layout
- Possible findings

Mr. Henke also made the following comments:

- A proximity variance was needed because the proposed restaurant was within 200 feet

of a public park.

- A restaurant was a permitted use in the zone if the requirements of the Municipal Code were met.
- The Council was only considering the items related to a liquor license.
- The restaurant was in the C-2 zone.
- A house on the property was raised after going through the required noticing process.
- The applicant tried to save the house, but it was too dilapidated.
- Pieces of the house would be incorporated into the new building.
- It was part of a three-lot subdivision.
- The Municipal Code had been amended to allow the parking as proposed.
- The building had been reviewed by the Vision Architecture Committee.
- The Council had broad discretion when considering a liquor license. It could add conditions to an approval.
- The proposed conditions were the same as those imposed on Midway Mercantile.

Note: A copy of Mr. Henke's presentation is contained in the supplemental file.

Public Hearing

Mayor Johnson opened the hearing and asked if there were any comments from the public. She closed the hearing when no public comment was offered.

Mayor Johnson noted that the same type of liquor license had been issued to other restaurants in the City. She said that the City's experience with these licenses had been positive.

Motion: Council Member Christen moved to grant The Corner Restaurant a conditional use permit, local consent for a liquor license and a proximity variance subject to the following condition:

- No alcohol related signage would be visible on the exterior of the building or on the inside, visible from the outside including from 200 West.

Discussion: Council Member Christen stated that she did not want to prohibit the serving of alcohol, after 10 p.m., because it would limit the restaurant when having special events. She also stated that the State prohibited serving alcohol after midnight.

Council Member Van Wagoner asked for comment from the applicant. Bentley Probst said that the restaurant would not be open after 10 p.m. but some events might go later.

Council Member Christen said that it was difficult to stop groups from drinking after 10 p.m. She also said that the City's nuisance ordinance limited activity at that time.

Second: Council Member Van Wagoner seconded the motion.

Discussion: Council Member Simonsen expressed concern that the Council recently prohibited Midway Mercantile from serving alcohol after 10 p.m. He said that the owner of that restaurant and bar could argue events, like a Jazz game, went past 10 p.m. Mr. Henke responded that the

owner could come back to the Council and request to serve alcohol after 10 p.m. He added that the State Code gave the Council broad discretion when considering alcohol licenses.

Mayor Johnson asked Council Member Christen if she wanted to set a time to stop serving alcohol. Council Member Christen responded that she did not and that a limit was already set by the State.

Note: The motion was approved with the Council voting as follows:

Council Member Christen	Aye
Council Member Drury	Excused from the Meeting
Council Member Probst	Excused
Council Member Simonsen	Aye
Council Member Van Wagoner	Aye

Note: Council Member Probst returned.

10. Resolution 2018-13 / Whitaker Annexation Amendment (City Planner – Approximately 30 Minutes) – Discuss and Possibly Approve Resolution 2018-13 Adopting an Amended Agreement for the Whitaker Annexation.

Michael Henke gave a presentation regarding the proposed amendment and reviewed the following items:

- Annexation requirements
- Traffic study
- Intersection concepts for River Road and 600 North
- Intersection concepts for River Road and the entrance near Memorial Hill

Mr. Henke also made the following comments:

- River Road needed to be a balance between rural and accommodating the volume of traffic.
- The traffic study showed that two lanes were sufficient for the road.
- Most of the intersection concepts required the participation of surrounding landowners.
- Roundabouts would reduce traffic speed and discourage River Road as a shortcut between Utah and Summit counties.
- The Whitaker annexation agreement required modifications to the Memorial Hill entrance.
- The City wanted safe intersections.
- Wasatch County, which owned the Memorial Hill, had to agree to any change to its entrance.
- If the County did not agree to a change then the entrance, to the proposed development, would have to be moved further north to meet spacing requirements.
- The City Council normally could grant an exception to access requirements. It probably could not in this case because of previous decisions.
- Driveway access at the intersection needed to be addressed.
- The project was discussed in the work meeting held that morning.

Note: A copy of Mr. Henke's presentation is contained in the supplemental file.

The Council, staff and meeting attendees discussed the following items:

- Midway loved the Memorial Hill and wanted to protect and enhance it.
- Several items with the proposed development needed to be resolved before approval should be granted.
- The applicant was trying to do what was best.
- An actual amended annexation agreement needed to be prepared.

11. Whitaker Farm / Preliminary Approval (Dan Luster - Approximately 30 Minutes) – Discuss and possibly grant preliminary approval for the Whitaker Farm Subdivision located at 455 North River Road (Zoning is RA-1-43). Recommended with conditions by the Midway City Planning Commission. **Public Hearing.**

Michael Henke gave a presentation regarding the request and reviewed the following items:

- Land use summary
- Location of the development
- Open space
- Water features
- Amenities
- Lot sizes
- Discussion items
- Whitaker annexation parcel
- Memorial Hill access
- Water Board recommendation
- Possible findings
- Conditions proposed to the Planning Commission
- Planning Commission recommendations
- Landscaping plan

Mr. Henke also made the following comments:

- The plan being presented had been reviewed by the Planning Commission.
- It had changed from what was approved with the annexation.
- The applicant asked for the rural cross-section for the roads in the project.
- The roads would be public.
- The Planning Commission recommended granting preliminary approval while the River Road improvements were being determined. This would encourage the developer to do something other than three lanes.
- Entitlement was granted with preliminary approval.

Note: A copy of Mr. Henke's presentation is contained in the supplemental file.

Public Hearing

Mayor Johnson opened the hearing and asked if there were any comments from the public.

Rene Holm

Ms. Holm made the following comments:

- Preferred roundabouts at the entrances to the development.
- They would reduce speeding on River Road.
- More parking was needed for the Memorial Hill.
- Roundabouts were on rural roads in Europe.
- Never thought that she would have to pull out of her driveway into a roundabout.
- Roundabouts could be pedestrian friendly.
- Construction traffic for the project was a concern and should be addressed.
- The entrances should be used equitably.

Mr. Henke responded that construction traffic had not yet been addressed.

Steve Farrell, Wasatch County Council

Mr. Farrell indicated that the applicant did not present, to the County Council, a roundabout as part of the Memorial Hill entrance.

Clara Norm

Ms. Norm asked where the additional parking for Memorial Hill would be.

Dan Luster, Applicant

Mr. Luster made the following comments:

- Moving the entrance to the development, next to Memorial Hill, had been discussed in the work meeting. It had been suggested that it be moved further north.
- Additional parking for Memorial Hill could be built in the development.
- Was trying to do the right thing.
- The various approvals for the project had taken one and a half years so far.

Mayor Johnson closed the hearing when no further public comment was offered.

The Council, staff and meeting attendees discussed the following items:

- Some issues like parking for the Memorial Hill still needed to be resolved.
- Wasatch County had to accept any changes to the Memorial Hill entrance.
- The Salazar family had to accept a roundabout at 600 North, because part of it would have to be on its property, if it was to be considered by the City Council.

- The roads and entrances needed to be done correctly.
- The Memorial Hill entrance gate was special and should not be affected.
- Mr. Luster should work with the City's staff before presenting any proposal to the County.
- The item should be continued so that Mr. Luster could work with the County.
- The item could be reconsidered when the outstanding issues were resolved.

Motion: Council Member Van Wagoner moved to table consideration, of the annexation agreement amendment and preliminary approval, to give the applicant the opportunity to redesign or clarify the roads and accesses with the effected parties and to meet the zoning requirements.

Second: Council Member Simonsen seconded the motion.

Discussion: None

Vote: The motion was approved with the Council voting as follows:

Council Member Christen	Aye
Council Member Drury	Excused from the Meeting
Council Member Probst	Aye
Council Member Simonsen	Aye
Council Member Van Wagoner	Aye

12. Tentative FY 2019 Budget / Adoption (Financial Officer - Approximately 15 Minutes) – Discuss and Possibly Adopt the Proposed Fiscal Year 2019 Tentative Budget for Midway City.

Brad Wilson explained that he would give a detailed presentation on the budget at the public hearing.

13. Adopted FY 2019 Budget / Set Public Hearing (Financial Officer - Approximately 5 Minutes) – Discuss and Possibly Set a Time and Place for a Public Hearing on the Adopted Fiscal Year 2019 Tentative Budget.

Motion: Council Member Van Wagoner moved to approve the FY 2019 tentative budget for Midway City and set a public hearing on the budget for May 23rd.

Second: Council Member Christen seconded the motion.

Discussion: None

Vote: The motion was approved with the Council voting as follows:

Council Member Christen	Aye
Council Member Drury	Excused from the Meeting
Council Member Probst	Aye

Council Member Simonsen Aye
Council Member Van Wagoner Aye

14. CDRA Meeting – A Meeting of the Community Development and Renewal Agency for Midway City (Please See Separate Agenda).

Motion: Council Member Van Wagoner moved to convene as the governing board of the Community Development and Renewal Agency of Midway City.

Second: Council Member Christen seconded the motion.

Discussion: None

Vote: The motion was approved with the Council voting as follows:

Council Member Christen	Aye
Council Member Drury	Excused from the Meeting
Council Member Probst	Aye
Council Member Simonsen	Aye
Council Member Van Wagoner	Aye

Note: Minutes of the Agency are maintained separately.

Motion: Board Member Christen moved to adjourn the board meeting of the Community Development and Renewal Agency and to continue the City council meeting.

Second: Board Member Van Wagoner seconded the motion.

Discussion: None

Vote: The motion was approved with the Board voting as follows:

Board Member Christen	Aye
Board Member Drury	Excused from the Meeting
Board Member Probst	Aye
Board Member Simonsen	Aye
Board Member Van Wagoner	Aye

15. Submission Policy

Council Member Van Wagoner recommended an official policy that all changes, to items being considered, had to be provided in a timely manner. He suggested a deadline of a week to ten days before a meeting. He noted that this would allow Council Members time to review the change and to visit a site proposed for development before approval was considered.

16. Adjournment

Motion: Council Member Van Wagoner moved to adjourn the meeting. Council Member Christen seconded the motion. The motion passed unanimously.

The meeting was adjourned at 8:50 p.m.

Celeste Johnson, Mayor

Brad Wilson, Recorder

DRAFT

Midway City Council
23 May 2018
Regular Meeting

Ryan Davis Residence /
Water Board Recommendation

Memo



Date: May 23, 2018
To: Midway City Council
From: Michael Henke
Re: Ryan Davis Property Water Requirement

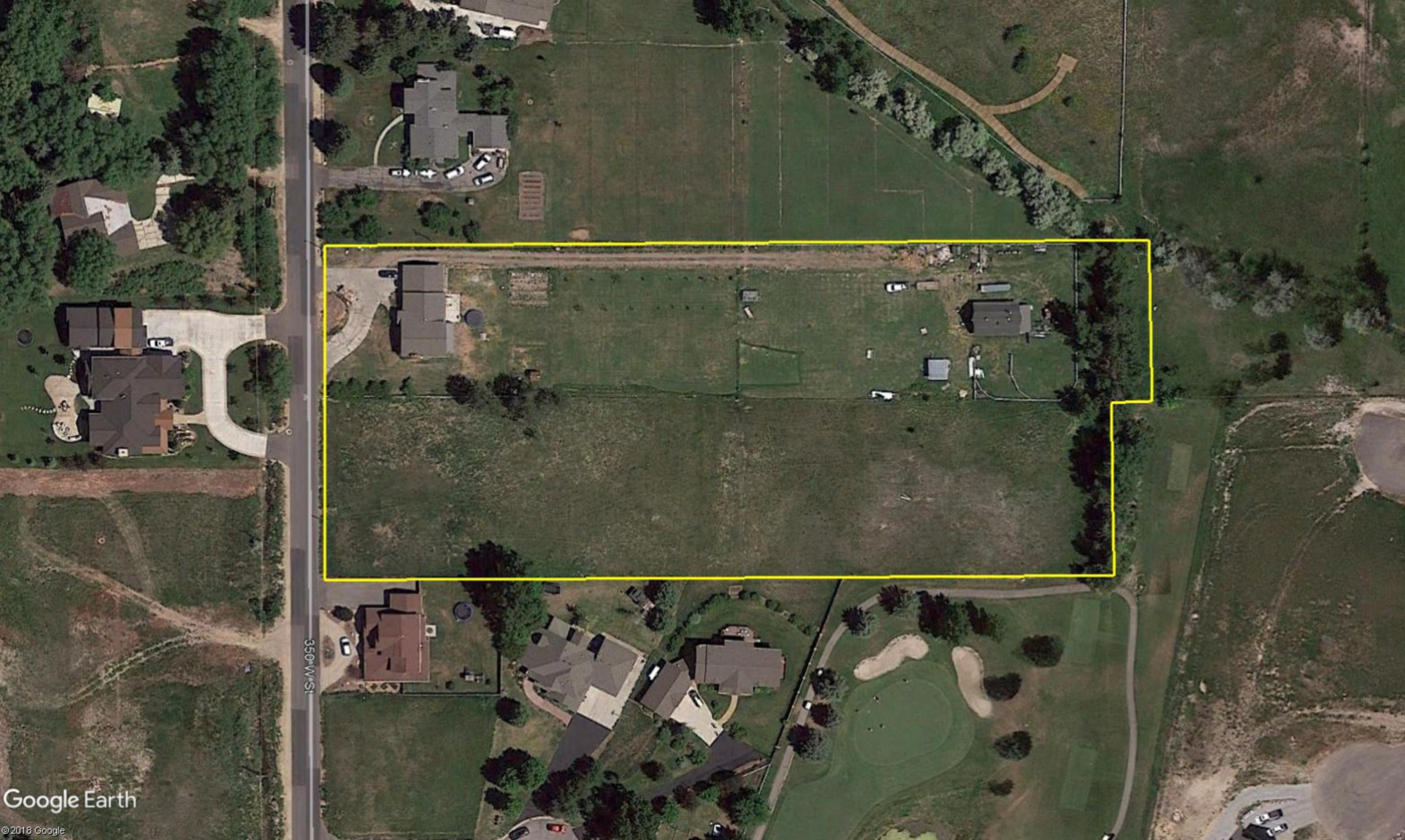
Ryan Davis owns 4.42 acres that is divided between three parcels. One parcel has an existing dwelling with a culinary connection. Another parcel is a lot of record and Ryan is building a new home on that lot. The third parcel is not a lot of record and can only be used for agricultural purposes and is not eligible for a building permit. Because Ryan is building a new home he was required to receive a recommendation from the Water Board regarding the quantity of water required for inside and outside water use. The Water Board made the following motion:

Irrigation Member Grant Kohler made a recommendation for the Ryan Davis Residence located at 228 West Farm Springs Lane, be required to turn in 6-acre feet of water (2 shares). With the understanding that 0.8-acre feet will go towards inside use, and the right to irrigate 1.7 acres. The water will need to be turned in prior to the residence receiving a Certificate of Occupancy from the building department. Councilman Bob Probst 2nd the motion.

*Chairman Farrell asked if there were further questions regarding this item?
There was not.*

Motion was carried unanimously for Recommendation to City Council

Please contact me if you have any questions about the proposal or the motion.
435-654-3223 ext. 105
mhenke@midwaycityut.org



350 W St

Midway City Council
23 May 2018
Regular Meeting

Reschedule Budget Hearing



Memo

Date: 18 May 2017
To: Mayor, City Council and Staff
Cc: File
From: Brad Wilson, City Recorder/Financial Officer
RE: Public Hearing on Adopted Tentative Budget

A public hearing was scheduled, for 23 May 2018, to receive public comment on the FY 2019 adopted tentative budget. I did not publish notice of the hearing. Therefore, I request that the hearing be rescheduled for the council meeting on 13 June 2018 so that notice can be given.

I am apologize for the mistake and inconvenience.