

MIDWAY CITY COUNCIL REGULAR MEETING

Tuesday, 16 July 2019, 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 16 July 2019 City Council Regular Meeting
- b. Warrants
- c. Minutes of the 18 June 2019 City Council Work Meeting
- d. Minutes of the 18 June 2019 City Council Closed Meeting #1
- e. Minutes of the 18 June 2019 City Council Regular Meeting
- f. Minutes of the 18 June 2019 City Council Closed Meeting #2
- g. Kameron Kieffer as a Full Member of the Midway City Trails and Parks Advisory Committee
- h. Laron Turley as an Alternate Member of the Midway City Trails and Parks Advisory Committee

3. 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.

4. 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.

5. Farmers Market / Presentation (Chris Pyper – Approximately 10 minutes) – Receive a presentation on the farmers market held at the Town Square.

6. Open Space Committee / Report (Courtland Nelson – Approximately 10 minutes) – Receive a report from the Midway City Open Space Advisory Committee.

7. Corner Restaurant / Temporary Beer Event Permit (Berkley Probst – Approximately 20 minutes) – Discuss and possibly grant a temporary beer event

permit for the Corner Restaurant, located at 195 West Main Street, for August 30th and 31st.

8. **Urban Deer / Population Control Program** (Chris Crittenden – Approximately 20 minutes) – Receive a presentation on and discuss a population control program for the deer population within Midway City.
9. **Elmer Mixed-Use Development / Conditional Use Permit** (Debbie Elmer – Approximately 20 minutes) – Discuss and possibly grant a conditional use permit for the Elmer Mixed-Use Development located at 65 South Center Street (Zoning is C-2). Recommended with conditions by the Midway City Planning Commission. **Public Hearing**
10. **Pot Rock Place / Plat Amendment** (Summit Engineering – Approximately 10 minutes) – Discuss and possibly amend the plat map for the Pot Rock Place Subdivision located at approximately 255 East 600 North (Zoning is R-1-22). **Public Hearing**
11. **Cowboy Poetry / Presentation** (Diane Pope – Approximately 15 minutes) – Receive a report on the Heber Valley Western Music & Cowboy Poetry Gathering and possibly approve a donation for the event.
12. **Zoning Map Amendment** (Summit Engineering – Approximately 30 minutes) – Discuss and possibly amend the Midway City Zoning Map to change the zone for a property, located at 875 West 650 North, from Resort to R-1-22. Recommended for Denial by the Midway City Planning Commission. **Public Hearing**
13. **Midway Farms / Plat Amendment** (Tom Hansen – Approximately 30 minutes) – Discuss and possibly amend the plat map for the Midway Farms Subdivision, located at 180 West Farm Road, to remove 0.89 acres from Lot #11 (Zoning is R-1-22). **Public Hearing**
14. **Swiss Farm / Plat Amendment** (Tom Hansen – Approximately 5 minutes) – Discuss and possibly amend the plat map for the Swiss Farm Subdivision, located at 846 North Swiss Farm Court, to add 0.89 acres to Lot #13 (Zoning is R-1-22). **Public Hearing**
15. **Cozens Subdivision / Preliminary & Final Approval** (Albert Cozens – Approximately 15 minutes) – Discuss and possibly grant preliminary and final approval for the Cozens Subdivision located at 840 South Stringtown Road (Zoning is RA-1-43). Recommended for approval without conditions by the Midway City Planning Commission. **Public Hearing**
16. **Resolution 2019-22 / Cozens Subdivision Development Agreement** (City Attorney – Approximately 5 minutes) – Discuss and possibly approve Resolution 2019-22 adopting a development agreement for the Cozens Subdivision located at 840 South Stringtown Road (Zoning is RA-1-43).
17. **Saddle Creek Ranch, Phase 1 / Preliminary Approval** (Berg Engineering – Approximately 20 minutes) – Discuss and possibly grant preliminary approval for Phase 1 of the Saddle Creek Ranch Subdivision located at 970 South 250 West (Zoning is R-1-22). Recommended with conditions by the Midway City Planning Commission. **Public Hearing**

18. **Scotch Fields, Phases 3 & 4 / Final Approval** (Berg Engineering – Approximately 15 minutes) – Discuss and possibly grant final approval for Phases 3 and 4 of the Scotch Fields PUD located west of Valais (Zoning is RA-1-43). Recommended without conditions by the Midway City Planning Commission.
19. **Resolution 2019-23 / Scotch Fields, Phases 3 & 4 Development Agreement** (City Attorney – Approximately 5 minutes) – Discuss and possibly approve Resolution 2019-23 adopting a development agreement for Phases 3 and 4 of the Scotch Fields PUD located west of Valais (Zoning is RA-1-43).
20. **Lime Canyon Meadows / Preliminary Approval** (Brett Walker – Approximately 20 minutes) – Discuss and possibly grant preliminary approval for the Lime Canyon Meadows Subdivision located at 960 West Lime Canyon Road (Zoning is R-1-22). Recommended with conditions by the Midway City Planning Commission. **Public Hearing**
21. **Closed Meeting to Discuss Pending or Reasonably Imminent Litigation**
22. **Settlement Agreement / John Probst Lawsuit** (City Attorney – Approximately 15 minutes) – Consider and possibly approve a settlement agreement in the John Probst lawsuit.
23. **Adjournment**

Published on the Utah Public Notice Website on 12 July 2019 at 6:00 p.m. by Brad Wilson (City Recorder)
Posted on 12 July 2019 at 6:30 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
16 July 2019
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
125								
125	AMERICAN PLANNING ASSOCI	193313-1947	APA MEMBERSHIP July2019 to J	06/14/2019	431.00	.00		
Total 125:					431.00	.00		
180								
180	BISCO	1615694	Impact wrench & batter - for shop	06/13/2019	863.12	863.12	07/01/2019	
180	BISCO	1616013	Carharts and fuel impact tool (Sha	06/20/2019	180.72	180.72	07/01/2019	
Total 180:					1,043.84	1,043.84		
200								
200	Blue Stakes of Utah 811	UT20191535	BILLABLE E-MAIL NOTIFICATIO	06/30/2019	61.38	.00		
Total 200:					61.38	.00		
240								
240	BUSINESS SOLUTIONS GROUP	14885	Laser Postcard (utility bills)	07/01/2019	750.19	.00		
Total 240:					750.19	.00		
270								
270	CASELLE INC	95899	Contract AND MAINTENANCE 0	07/01/2019	68.00	.00		
270	CASELLE INC	95899	Contract AND MAINTENANCE 0	07/01/2019	358.27	.00		
Total 270:					426.27	.00		
305								
305	COLONIAL FLAG & SPECIALTY	0195880-IN	Administrative Rotations	06/24/2019	112.00	112.00	07/01/2019	
305	COLONIAL FLAG & SPECIALTY	0195881-IN	Town Hall Rotations	06/24/2019	45.00	45.00	07/01/2019	
305	COLONIAL FLAG & SPECIALTY	0195882-IN	Cemetery Flag Rotations	06/24/2019	45.00	45.00	07/01/2019	
305	COLONIAL FLAG & SPECIALTY	0195883-IN	Hamlet Park Rotations	06/24/2019	118.00	118.00	07/01/2019	
Total 305:					320.00	320.00		
545								
545	HICKEN OXYGEN @ PLAZA	R043019-57	OXYGEN	04/30/2019	24.00	.00		
545	HICKEN OXYGEN @ PLAZA	R053119-51	OXYGEN	05/31/2019	48.00	.00		
Total 545:					72.00	.00		
565								
565	HORROCKS ENGINEERS INC	51540	Deer Creek Estates (Construction	06/14/2019	86.95	86.95	07/01/2019	
565	HORROCKS ENGINEERS INC	51540	Indian Summer (Construction)	06/14/2019	485.70	485.70	07/01/2019	
565	HORROCKS ENGINEERS INC	51540	Scotch Fields, Phase 2 (Construct	06/14/2019	2,956.10	2,956.10	07/01/2019	
565	HORROCKS ENGINEERS INC	51540	Lucerne Estates (Planning)	06/14/2019	62.50	62.50	07/01/2019	
565	HORROCKS ENGINEERS INC	51540	Whitaker Farm Subdivisn(Plannin	06/14/2019	5,340.00	5,340.00	07/01/2019	
565	HORROCKS ENGINEERS INC	51540	CAscades at Soldier Hollow2 (Co	06/14/2019	88.90	88.90	07/01/2019	
565	HORROCKS ENGINEERS INC	51540	Remund Farms, Phase 1(Const)	06/14/2019	4,693.35	4,693.35	07/01/2019	
565	HORROCKS ENGINEERS INC	51540	Appenzell, Phase 2 (Const)	06/14/2019	2,632.40	2,632.40	07/01/2019	
565	HORROCKS ENGINEERS INC	51540	Lodges at Snake Creek, Amende	06/14/2019	90.20	90.20	07/01/2019	
565	HORROCKS ENGINEERS INC	51540	CAnyon View, Plat B (Const)	06/14/2019	2,222.40	2,222.40	07/01/2019	

Vendor	Vendor Name	Invoice Number	Description	Invoice Date	Net Invoice Amount	Amount Paid	Date Paid	Voided
565	HORROCKS ENGINEERS INC	51540	Homestead Master Plan (Planning	06/14/2019	3,572.00	3,572.00	07/01/2019	
565	HORROCKS ENGINEERS INC	51540	Scotch Fields, Phase 2&3 (Planni	06/14/2019	525.00	525.00	07/01/2019	
565	HORROCKS ENGINEERS INC	51540	Attend Council Meetings	06/14/2019	918.00	918.00	07/01/2019	
565	HORROCKS ENGINEERS INC	51540	General Engineering Tasks	06/14/2019	1,531.50	1,531.50	07/01/2019	
565	HORROCKS ENGINEERS INC	51540	10 yr road and water plan	06/14/2019	765.00	765.00	07/01/2019	
565	HORROCKS ENGINEERS INC	51540	Update Trail Plan	06/14/2019	1,224.00	1,224.00	07/01/2019	
565	HORROCKS ENGINEERS INC	51540	CARI To Park Trail (Design)	06/14/2019	2,433.00	2,433.00	07/01/2019	
565	HORROCKS ENGINEERS INC	51540	350 S to 970 S Trail (Design)	06/14/2019	4,446.90	4,446.90	07/01/2019	
565	HORROCKS ENGINEERS INC	51540	CEMETERY ROADS (DESIGN)	06/14/2019	858.35	858.35	07/01/2019	
565	HORROCKS ENGINEERS INC	51540	TATE LANE WATER LINE (Desig	06/14/2019	459.00	459.00	07/01/2019	
565	HORROCKS ENGINEERS INC	51540	600 N (Design & Const)	06/14/2019	8,936.50	8,936.50	07/01/2019	
565	HORROCKS ENGINEERS INC	51540	CEMETERY ROAD (Const)	06/14/2019	365.45	365.45	07/01/2019	
565	HORROCKS ENGINEERS INC	51540	TATE LANE WATER LINE (Const	06/14/2019	525.15	525.15	07/01/2019	
565	HORROCKS ENGINEERS INC	51540	Homestead to River Rd Trail (Desi	06/14/2019	114.00	114.00	07/01/2019	
565	HORROCKS ENGINEERS INC	51540	Remund Farms - Loughlin Water	06/14/2019	2,039.40	2,039.40	07/01/2019	
Total 565:					47,371.75	47,371.75		
715								
715	LANCE EXCAVATING, INC	1480	Recycling old cement pads	06/19/2019	64.72	64.72	07/01/2019	
Total 715:					64.72	64.72		
845								
845	MOUNTAINLAND SUPPLY COM	S103104015.0	Water blue staking supplies	06/12/2019	241.44	241.44	07/01/2019	
845	MOUNTAINLAND SUPPLY COM	S103107961.0	600 North waterline	06/13/2019	858.90	858.90	07/01/2019	
845	MOUNTAINLAND SUPPLY COM	S103110585.0	600 North waterline	06/14/2019	244.09	244.09	07/01/2019	
845	MOUNTAINLAND SUPPLY COM	S103113208.0	Sprinkler supplies	06/18/2019	1,283.88	.00		
845	MOUNTAINLAND SUPPLY COM	S103113208.0	Water parts	06/18/2019	6,449.58	6,449.58	07/01/2019	
845	MOUNTAINLAND SUPPLY COM	S103118026.0	Bolt pack, etc	06/20/2019	170.14	.00		
845	MOUNTAINLAND SUPPLY COM	S103118328.0	Yard hydrant, repair couplings, etc	06/20/2019	598.11	.00		
845	MOUNTAINLAND SUPPLY COM	S103118328.0	Ground rod	06/20/2019	30.83	.00		
845	MOUNTAINLAND SUPPLY COM	S103118328.0	Cemetery parts	06/20/2019	4.50	.00		
845	MOUNTAINLAND SUPPLY COM	S103118733.0	Nuts and bolts, etc	06/20/2019	17.19	.00		
845	MOUNTAINLAND SUPPLY COM	S103118738.0	Non-asbestos ring gasket	06/24/2019	20.56	.00		
845	MOUNTAINLAND SUPPLY COM	S103124799.0	Bolt packs	06/25/2019	16.25	.00		
845	MOUNTAINLAND SUPPLY COM	S103125353.0	Water misc supplies	06/25/2019	1,508.63	.00		
845	MOUNTAINLAND SUPPLY COM	S103126317.0	Valve box w/lid - park supplies	06/25/2019	22.40	.00		
845	MOUNTAINLAND SUPPLY COM	S103128211.0	Misc supplies	06/26/2019	96.79	.00		
845	MOUNTAINLAND SUPPLY COM	S103133347.0	MISC PARTS	07/01/2019	266.48	.00		
845	MOUNTAINLAND SUPPLY COM	S103134604.0	MISC PARTS	07/01/2019	70.69	.00		
845	MOUNTAINLAND SUPPLY COM	S103135481.0	MISC PARTS	07/01/2019	333.10	.00		
845	MOUNTAINLAND SUPPLY COM	S103135938.0	Parts	07/02/2019	12.20	.00		
845	MOUNTAINLAND SUPPLY COM	S103137503.0	Misc parts	07/02/2019	38.96	.00		
845	MOUNTAINLAND SUPPLY COM	S103144527.0	MISC PARTS	07/09/2019	75.22	.00		
Total 845:					12,359.94	7,794.01		
875								
875	OFFICE DEPOT	307494551001	SuperSpeed USB 3.0 extension	04/26/2019	12.17	12.17	07/01/2019	
875	OFFICE DEPOT	307494552001	Cables to USB cable	04/25/2019	8.90	8.90	07/01/2019	
Total 875:					21.07	21.07		
930								
930	Dominion Energy	2731063797 06	COMMUNITY CENTER 2731063	06/13/2019	160.17	160.17	07/01/2019	
930	Dominion Energy	5770020000 06	town hall 5770020000	06/13/2019	264.37	264.37	07/01/2019	

Vendor	Vendor Name	Invoice Number	Description	Invoice Date	Net Invoice Amount	Amount Paid	Date Paid	Voided
930	Dominion Energy	655855000 061	6558550000 New Public Works B	06/13/2019	62.00	62.00	07/01/2019	
930	Dominion Energy	655855000 061	6558550000 Maintenance Shop	06/13/2019	63.12	63.12	07/01/2019	
930	Dominion Energy	6801020000 06	6801020000 Admin Office	06/13/2019	40.62	40.62	07/01/2019	
Total 930:					590.28	590.28		
945								
945	CENTURYLINK - 435-654-3223 2	4356543223 06	City of Midway 435-654-3223 269	06/07/2019	444.39	444.39	07/01/2019	
Total 945:					444.39	444.39		
955								
955	REAMS	076793	Eric Mecham work gloves & boots	05/31/2019	250.00	250.00	07/01/2019	
955	REAMS	335012	Kelton Webb (boots, coat, jeans)	07/06/2019	740.00	.00		
955	REAMS	335012	Darin Bunker (Jeans, coat, 2 cove	07/06/2019	573.26	.00		
955	REAMS	335012	TY VANWAGONER (work shirts,	07/06/2019	487.72	.00		
Total 955:					2,050.98	250.00		
1015								
1015	SAFETY SUPPLY & SIGN CO IN	169352	Paint & caution tape	07/02/2019	176.80	.00		
Total 1015:					176.80	.00		
1045								
1045	STANDARD PLUMBING SUPPLY	JRNM48	Hose, adapters, etc - watering flo	06/13/2019	263.91	263.91	07/01/2019	
1045	STANDARD PLUMBING SUPPLY	JRNN34	2Male Connector - Watering flowe	06/13/2019	11.98	11.98	07/01/2019	
1045	STANDARD PLUMBING SUPPLY	JTPK38	PVC parts	06/26/2019	3.98	.00		
1045	STANDARD PLUMBING SUPPLY	JTRY00	Gazebo	06/27/2019	32.45	.00		
1045	STANDARD PLUMBING SUPPLY	JVB749	Parts	07/02/2019	16.22	.00		
1045	STANDARD PLUMBING SUPPLY	JVBJ09	Parts	07/02/2019	62.25	.00		
1045	STANDARD PLUMBING SUPPLY	JVKZ70	Parts	07/08/2019	20.75	.00		
1045	STANDARD PLUMBING SUPPLY	JVLM97	Parts	07/08/2019	201.04	.00		
1045	STANDARD PLUMBING SUPPLY	JVLX70	Parts (refund)	07/08/2019	63.87-	.00		
1045	STANDARD PLUMBING SUPPLY	JVMM66	Parts	07/09/2019	78.10	.00		
1045	STANDARD PLUMBING SUPPLY	JVMR61	Parts	07/09/2019	19.00	.00		
1045	STANDARD PLUMBING SUPPLY	JVN368	Parts	07/09/2019	58.10	.00		
1045	STANDARD PLUMBING SUPPLY	JVNZ25	Parts	07/09/2019	10.53	.00		
Total 1045:					714.44	275.89		
1150								
1150	HOME DEPOT Credit Services	44070184176	Wood	06/11/2019	70.68	.00		
1150	HOME DEPOT Credit Services	44070184176	dewalt 11/64"	06/11/2019	18.16	.00		
1150	HOME DEPOT Credit Services	44070184176	Grinder tool	06/11/2019	119.00	.00		
1150	HOME DEPOT Credit Services	44075123302	Flower fertilizer & cemetery stake	06/17/2019	397.06	.00		
1150	HOME DEPOT Credit Services	44150101212	Plymetal Teks (40 pcs) etc	06/26/2019	74.25	.00		
Total 1150:					679.15	.00		
1170								
1170	TIMBERLINE ACE HARDWARE	126865	glue, nuts and bolts for gazebo	06/24/2019	9.29	9.29	07/01/2019	
1170	TIMBERLINE ACE HARDWARE	126937	Wood filler, sandpapr, etc	06/26/2019	77.92	.00		
1170	TIMBERLINE ACE HARDWARE	126989	gazebo stain	06/27/2019	45.95	.00		
Total 1170:					133.16	9.29		

Vendor	Vendor Name	Invoice Number	Description	Invoice Date	Net Invoice Amount	Amount Paid	Date Paid	Voided
1255								
1255	UTAH LOCAL GOVERNMENTS	060319	Exposure Recap addtl due 2018 a	06/03/2019	6,917.45	.00		
1255	UTAH LOCAL GOVERNMENTS	1575579	Auto Physical Damage	06/11/2019	12,248.03	.00		
1255	UTAH LOCAL GOVERNMENTS	1575580	12370-Liability	06/11/2019	32,018.00	.00		
1255	UTAH LOCAL GOVERNMENTS	1575581	WORKERS COMP Policy - Month	06/11/2019	1,709.11	.00		
1255	UTAH LOCAL GOVERNMENTS	1576131	12370-Property	06/11/2019	13,343.66	.00		
Total 1255:					66,236.25	.00		
1265								
1265	UTAH MUNICIPAL CLERKS ASS	071019	annual Dues (BRAD wILSON)	07/10/2019	100.00	.00		
Total 1265:					100.00	.00		
1305								
1305	VERIZON WIRELESS	9833127911	Kelton Webb	07/01/2019	43.88	.00		
1305	VERIZON WIRELESS	9833127911	Georgia McGuire Jetpack	07/01/2019	45.19	.00		
1305	VERIZON WIRELESS	9833127911	Ice Rink jetpack	07/01/2019	45.19	.00		
1305	VERIZON WIRELESS	9833127911	MONICIA ECHOLS tablet	07/01/2019	45.19	.00		
1305	VERIZON WIRELESS	9833127911	Steven Rhoads	07/01/2019	43.88	.00		
1305	VERIZON WIRELESS	9833127911	Steven (tablet)	07/01/2019	440.00	.00		
1305	VERIZON WIRELESS	9833127911	SHANE OWENS Phone	07/01/2019	60.78	.00		
1305	VERIZON WIRELESS	9833127911	CORY LOTT Jetpack	07/01/2019	40.05	.00		
1305	VERIZON WIRELESS	9833127911	MICHAel Henke phone	07/01/2019	50.87	.00		
1305	VERIZON WIRELESS	9833127911	CORY LOTT Phone	07/01/2019	47.08	.00		
1305	VERIZON WIRELESS	9833127911	ON CALL PHONE	07/01/2019	31.60	.00		
1305	VERIZON WIRELESS	9833127911	Darin Bunker phone	07/01/2019	52.06	.00		
1305	VERIZON WIRELESS	9833127911	MONICa Echols phone	07/01/2019	51.88	.00		
Total 1305:					997.65	.00		
1310								
1310	WASATCH AUTO PARTS	173243	2.5 def (Cory Lott signed)	06/19/2019	67.38	67.38	07/01/2019	
Total 1310:					67.38	67.38		
1340								
1340	WASATCH COUNTY SHERIFFS	INV0619	LAW ENFORCEMENT June2019	07/05/2019	13,776.42	.00		
Total 1340:					13,776.42	.00		
1360								
1360	WASATCH COUNTY SOLID WA	105256	Dump Fee 6/6/19	06/06/2019	7.00	.00		
1360	WASATCH COUNTY SOLID WA	105594	Dump Fee 6/10/19	06/10/2019	25.00	.00		
1360	WASATCH COUNTY SOLID WA	76091 070119	76091 Midway Valais & Alpinhoff	07/01/2019	192.00	.00		
1360	WASATCH COUNTY SOLID WA	80293 070119	80293 Centennial park	07/01/2019	220.00	.00		
1360	WASATCH COUNTY SOLID WA	90042 070119	90042 Community Center	07/01/2019	75.00	.00		
1360	WASATCH COUNTY SOLID WA	90291 070119	90291 Park & Offices	07/01/2019	145.00	.00		
1360	WASATCH COUNTY SOLID WA	90292 070119	90292 Cemetery	07/01/2019	75.00	.00		
1360	WASATCH COUNTY SOLID WA	93287 070119	93287 City Shop	07/01/2019	75.00	.00		
Total 1360:					814.00	.00		
1365								
1365	WAVE PUBLISHING	L16496	NOTICE OF PUBLIC Mtg PC 6.5.	06/05/2019	85.56	85.56	07/01/2019	
1365	WAVE PUBLISHING	L16498	NOTICE OF PUBLIC HEARING C	06/05/2019	74.00	74.00	07/01/2019	
1365	WAVE PUBLISHING	L16502	NOTICE OF PUBLIC HEARING 6	06/05/2019	111.00	111.00	07/01/2019	

Vendor	Vendor Name	Invoice Number	Description	Invoice Date	Net Invoice Amount	Amount Paid	Date Paid	Voided
1365	WAVE PUBLISHING	L16522	Candidates for election 6/19 6/26	06/19/2019	55.50	.00		
1365	WAVE PUBLISHING	L16526	Ordinance Adoption BldgCodes 6/	06/26/2019	25.43	.00		
1365	WAVE PUBLISHING	L16528	Public Notice 6/26/7/3	06/26/2019	27.74	.00		
1365	WAVE PUBLISHING	L16529	Public Notice 6/26 7/3	06/26/2019	27.74	.00		
1365	WAVE PUBLISHING	L16530	Planning-Notice of PublicMtg 6/26	07/03/2019	185.00	.00		
1365	WAVE PUBLISHING	L16535	Ordinance Adoption 6/26	06/26/2019	30.06	.00		
1365	WAVE PUBLISHING	L16536	Resolution Adoptions 6/26	06/26/2019	27.75	.00		
Total 1365:					649.78	270.56		
1421								
1421	HEBER LIGHT & POWER	062819	18153001 Gerber Water Tank	06/28/2019	86.28	.00		
1421	HEBER LIGHT & POWER	062819	18153002 75 N 100 W	06/28/2019	346.44	.00		
1421	HEBER LIGHT & POWER	062819	18153003 Cemetery FG PL Light	06/28/2019	93.91	.00		
1421	HEBER LIGHT & POWER	062819	18153004 Cottages 3 Pump	06/28/2019	1,602.62	.00		
1421	HEBER LIGHT & POWER	062819	18153006 Maintenance Shop	06/28/2019	210.75	.00		
1421	HEBER LIGHT & POWER	062819	18153007 850 E Main-Hamlet	06/28/2019	14.55	.00		
1421	HEBER LIGHT & POWER	062819	18153008 Town Hall	06/28/2019	355.59	.00		
1421	HEBER LIGHT & POWER	062819	18153009 Ice Rink TS Lights	06/28/2019	57.26	.00		
1421	HEBER LIGHT & POWER	062819	18153010 Ice Rink Chiller	06/28/2019	8.48	.00		
1421	HEBER LIGHT & POWER	062819	18153012 ROUNDABOUT	06/28/2019	16.66	.00		
1421	HEBER LIGHT & POWER	062819	18153013 Community Center	06/28/2019	202.14	.00		
1421	HEBER LIGHT & POWER	062819	18153014 Valais Park	06/28/2019	9.07	.00		
1421	HEBER LIGHT & POWER	062819	18153015 Centenial Park	06/28/2019	12.36	.00		
1421	HEBER LIGHT & POWER	062819	18153016 Ball Park Lights	06/28/2019	8.48	.00		
1421	HEBER LIGHT & POWER	062819	18153017 Swiss Days Trailer	06/28/2019	8.48	.00		
1421	HEBER LIGHT & POWER	062819	18153018 Alpinhof Tank	06/28/2019	9.79	.00		
1421	HEBER LIGHT & POWER	062819	18153019 Town Square Shelter	06/28/2019	109.76	.00		
1421	HEBER LIGHT & POWER	062819	18153021 Restrooms	06/28/2019	9.43	.00		
1421	HEBER LIGHT & POWER	062819	18153022 Mahogany Well	06/28/2019	111.20	.00		
1421	HEBER LIGHT & POWER	062819	18153033 Pedestal for Swiss Day	06/28/2019	15.17	.00		
1421	HEBER LIGHT & POWER	062819	18153034 1295 W 310 N	06/28/2019	1,676.57	.00		
1421	HEBER LIGHT & POWER	062819	18153035 New Maint. Building (C)	06/28/2019	183.83	.00		
1421	HEBER LIGHT & POWER	062819	18153036-250 EAST MICHIE LN-	06/28/2019	8.11	.00		
1421	HEBER LIGHT & POWER	164	Street light work	07/05/2019	4,460.86	.00		
Total 1421:					9,617.79	.00		
1429								
1429	ALSCO / AMERICAN LINEN	LSAL2223766	Building janitorial supplies	07/01/2019	1,226.36	.00		
Total 1429:					1,226.36	.00		
1440								
1440	POSTMASTER	07012019	3rd Quarter of 2019 water billings	07/01/2019	608.85	608.85	07/01/2019	
Total 1440:					608.85	608.85		
1542								
1542	STATE OF UTAH GASCARD/FU	NP56455933	FUEL	07/01/2019	1,781.51	.00		
Total 1542:					1,781.51	.00		
1571								
1571	FASTENAL IND & CONST SUPP	UTHEB70251	GAZEBO misc parts	06/10/2019	49.72	49.72	07/01/2019	
1571	FASTENAL IND & CONST SUPP	UTHEB70329	GAZEBO misc parts	06/12/2019	43.20	43.20	07/01/2019	
1571	FASTENAL IND & CONST SUPP	UTHEB70400	GAZEBO misc parts	06/17/2019	61.44	61.44	07/01/2019	

Vendor	Vendor Name	Invoice Number	Description	Invoice Date	Net Invoice Amount	Amount Paid	Date Paid	Voided
1571	FASTENAL IND & CONST SUPP	UTHEB70452	GAZEBO misc parts	06/19/2019	22.03	22.03	07/01/2019	
Total 1571:					176.39	176.39		
1574								
1574	STEVE REGAN CO	1044730	Spray gun	06/13/2019	94.63	94.63	07/01/2019	
Total 1574:					94.63	94.63		
1593								
1593	TWIN D INC ENVIRONMENTAL	17846	Municipal flushing - Tate Lane cul	05/31/2019	500.00	500.00	07/01/2019	
Total 1593:					500.00	500.00		
1603								
1603	ROCKY MOUNTAIN POWER	52369498-002	868 W GOLF COURSE DR.	06/20/2019	12.29	12.29	07/01/2019	
Total 1603:					12.29	12.29		
1917								
1917	HOSE & RUBBER SUPPLY LLC	693633-001	MiniExcavator repair parts	06/22/2019	167.13	.00		
Total 1917:					167.13	.00		
1933								
1933	SNOW, CHRISTENSEN & MARTI	455362	John Probst Lawsuit (June 2019)	06/19/2019	5,838.20	5,838.20	07/01/2019	
Total 1933:					5,838.20	5,838.20		
1989								
1989	BANKCARD CENTER	070919	Sonesta - LNOA Lodging (Russell	07/09/2019	580.25	.00		
1989	BANKCARD CENTER	070919 ROSE	Sonesta - LNOA Lodging (Rose)	07/09/2019	971.93	.00		
1989	BANKCARD CENTER	070919 RUSS	Delta - LNOA Airfare (Russell, Ro	07/09/2019	833.20	.00		
1989	BANKCARD CENTER	4717 070219	TRAVel	07/02/2019	158.20	.00		
1989	BANKCARD CENTER	4717 070219	TRAVel	07/02/2019	316.40	.00		
1989	BANKCARD CENTER	4717 070219	TRAVel	07/02/2019	316.40	.00		
1989	BANKCARD CENTER	4717 MAY2019	CafeRio board mtg food	06/04/2019	252.18	252.18	06/20/2019	
1989	BANKCARD CENTER	4717 MAY2019	Ridleys - drinks for mtg	06/04/2019	37.19	37.19	06/20/2019	
1989	BANKCARD CENTER	4717 MAY2019	Ace hardware Kamas - board mtg	06/04/2019	41.70	41.70	06/20/2019	
1989	BANKCARD CENTER	4717 MAY2019	Lets Corp - equipment	06/04/2019	1,895.00	1,895.00	06/20/2019	
1989	BANKCARD CENTER	5219 070219	Water timer	07/02/2019	135.39	.00		
1989	BANKCARD CENTER	5219 070219	Equipment Rental	07/02/2019	690.00	.00		
1989	BANKCARD CENTER	5219 MAY2019	USU Extension weed cert	06/04/2019	20.00	20.00	06/20/2019	
1989	BANKCARD CENTER	5219 MAY2019	USU extension weed cert	06/04/2019	20.00	20.00	06/20/2019	
1989	BANKCARD CENTER	5219 MAY2019	USU Extension weed cert3	06/04/2019	20.00	20.00	06/20/2019	
1989	BANKCARD CENTER	5219 MAY2019	USU extension weed cert4	06/04/2019	20.00	20.00	06/20/2019	
1989	BANKCARD CENTER	5219 MAY2019	USU extension weed cert5	06/04/2019	45.00	45.00	06/20/2019	
1989	BANKCARD CENTER	5219 MAY2019	Wasatch campus weed cert	06/04/2019	40.00	40.00	06/20/2019	
1989	BANKCARD CENTER	5219 MAY2019	Ace hardware chop saw	06/04/2019	16.57	16.57	06/20/2019	
1989	BANKCARD CENTER	5219 MAY2019	Dept of ag weed cert	06/04/2019	20.00	20.00	06/20/2019	
1989	BANKCARD CENTER	5219 MAY2019	Dept of Ag weed cert2	06/04/2019	20.00	20.00	06/20/2019	
1989	BANKCARD CENTER	6014 070219	Postage	07/02/2019	70.00	.00		
1989	BANKCARD CENTER	6014 070219	Membership	07/02/2019	75.00	.00		
1989	BANKCARD CENTER	6014 070219	Supplies	07/02/2019	53.67	.00		
1989	BANKCARD CENTER	6014 070219	Supplies	07/02/2019	45.14	.00		
1989	BANKCARD CENTER	6014 070219	Food (council)	07/02/2019	38.08	.00		
1989	BANKCARD CENTER	6014 070219	Bldg safety computer	07/02/2019	349.00	.00		

Vendor	Vendor Name	Invoice Number	Description	Invoice Date	Net Invoice Amount	Amount Paid	Date Paid	Voided
1989	BANKCARD CENTER	6014 070219	Bldg safety computer	07/02/2019	349.00	.00		
1989	BANKCARD CENTER	6014 070219	Wood	07/02/2019	1,167.10	.00		
1989	BANKCARD CENTER	6014 070219	Website domain names	07/02/2019	399.98	.00		
1989	BANKCARD CENTER	6014 MAY2019	iPad for work	06/04/2019	372.71	372.71	06/20/2019	
1989	BANKCARD CENTER	6014 MAY2019	Conference Hotel	06/04/2019	312.69	312.69	06/20/2019	
1989	BANKCARD CENTER	6014 MAY2019	Membership UBLA	06/04/2019	40.00	40.00	06/20/2019	
1989	BANKCARD CENTER	6014 MAY2019	Conference registration	06/04/2019	160.00	160.00	06/20/2019	
1989	BANKCARD CENTER	6014 MAY2019	Membership UBLA	06/04/2019	10.00	10.00	06/20/2019	
1989	BANKCARD CENTER	6014 MAY2019	Recycle service monthly service	06/04/2019	41.00	41.00	06/20/2019	
1989	BANKCARD CENTER	6014 MAY2019	Lt Governor online Entity Registra	06/04/2019	50.00	50.00	06/20/2019	
1989	BANKCARD CENTER	6014 MAY2019	Lt Gov online - Entity registr2	06/04/2019	50.00	50.00	06/20/2019	
1989	BANKCARD CENTER	6014 MAY2019	Lt Gov online - Entity reg3	06/04/2019	50.00	50.00	06/20/2019	
1989	BANKCARD CENTER	6014 MAY2019	Apt US&C Conf registration	06/04/2019	470.00	470.00	06/20/2019	
1989	BANKCARD CENTER	6014 MAY2019	USPS mailing	06/04/2019	6.50	6.50	06/20/2019	
1989	BANKCARD CENTER	6014 MAY2019	APT US&C conf refund	06/04/2019	395.00-	395.00-	06/20/2019	
1989	BANKCARD CENTER	6215 070219	Training	07/02/2019	250.00	.00		
1989	BANKCARD CENTER	6215 070219	Janitorial supplies	07/02/2019	9.18	.00		
1989	BANKCARD CENTER	6215 MAY2019	Lee's Mrkt spring cleanup	06/04/2019	116.49	116.49	06/20/2019	
1989	BANKCARD CENTER	6215 MAY2019	Lee's mkt - spring cleanup items	06/04/2019	36.96	36.96	06/20/2019	
1989	BANKCARD CENTER	6215 MAY2019	Little ceasars pizza-spring cleanu	06/04/2019	85.92	85.92	06/20/2019	
1989	BANKCARD CENTER	6215 MAY2019	Lee's mkt council refreshments	06/04/2019	17.70	17.70	06/20/2019	
1989	BANKCARD CENTER	6215 MAY2019	Lt Gov online - Entity reg4	06/04/2019	50.00	50.00	06/20/2019	
1989	BANKCARD CENTER	6215 MAY2019	Lee's mkt flowers	06/04/2019	46.79	46.79	06/20/2019	
1989	BANKCARD CENTER	6215 MAY2019	Amazon Trash can	06/04/2019	85.60	85.60	06/20/2019	
1989	BANKCARD CENTER	6215 MAY2019	Int'l code council Manual	06/04/2019	296.00	296.00	06/20/2019	
1989	BANKCARD CENTER	8789 070219	CDL Physical	07/02/2019	75.00	.00		
1989	BANKCARD CENTER	8789 070219	EquipRental	07/02/2019	690.00	.00		
1989	BANKCARD CENTER	8789 070219	Fence	07/02/2019	348.48	.00		
1989	BANKCARD CENTER	8789 070219	Training	07/02/2019	250.00	.00		
1989	BANKCARD CENTER	8789 070219	Training	07/02/2019	16.25	.00		
1989	BANKCARD CENTER	8789 070219	Gas	07/02/2019	10.00	.00		
1989	BANKCARD CENTER	8789 070219	IntermtnBobcat Equip Parts	07/02/2019	44.45	.00		
1989	BANKCARD CENTER	8789 070219	Ridleys supplies	07/02/2019	13.96	.00		
1989	BANKCARD CENTER	8789 MAY2019	Walmart - cooler	06/04/2019	73.42	73.42	06/20/2019	
1989	BANKCARD CENTER	8789 MAY2019	PC Lock - keys made	06/04/2019	138.78	138.78	06/20/2019	
1989	BANKCARD CENTER	8789 MAY2019	Walmart supplies	06/04/2019	51.90	51.90	06/20/2019	
1989	BANKCARD CENTER	8789 MAY2019	Tractor Supply weed pump	06/04/2019	127.55	127.55	06/20/2019	
1989	BANKCARD CENTER	8789 MAY2019	Smith&Ed rope	06/04/2019	15.00	15.00	06/20/2019	
1989	BANKCARD CENTER	8789 MAY2019	RuralWaterAssoc registration	06/04/2019	200.00	200.00	06/20/2019	
1989	BANKCARD CENTER	8789 MAY2019	Rural Water regist2	06/04/2019	250.00	250.00	06/20/2019	
1989	BANKCARD CENTER	8789 MAY2019	Walmart - flowers	06/04/2019	202.84	202.84	06/20/2019	
1989	BANKCARD CENTER	8789 MAY2019	Rural water seminar	06/04/2019	100.00	100.00	06/20/2019	
1989	BANKCARD CENTER	8789 MAY2019	AllThatStuffInBarn shelf	06/04/2019	21.48	21.48	06/20/2019	
1989	BANKCARD CENTER	8789 MAY2019	OfficeDepot - Pens	06/04/2019	59.81	59.81	06/20/2019	
Total 1989:					13,847.84	5,591.78		
2037								
2037	EWING IRRIGATION	360464-A-1	valve decoder	07/02/2019	294.00	.00		
Total 2037:					294.00	.00		
2075								
2075	MIDWAY CITY	100002 070119	Midway City Office 100002	07/01/2019	84.00	.00		
2075	MIDWAY CITY	100004 070119	Town Hall Kitchen 100004	07/01/2019	84.00	.00		
2075	MIDWAY CITY	100005 070119	Town Square Shelter 100005	07/01/2019	84.00	.00		
2075	MIDWAY CITY	100007 070119	100007 South Side Park Strip on	07/01/2019	84.00	.00		

Vendor	Vendor Name	Invoice Number	Description	Invoice Date	Net Invoice Amount	Amount Paid	Date Paid	Voided
2075	MIDWAY CITY	100010	Cemetery Restrooms 100010	07/01/2019	84.00	.00		
2075	MIDWAY CITY	100013 070119	100013 Shop Wash Room	07/01/2019	84.00	.00		
Total 2075:					504.00	.00		
2080								
2080	NATIONAL BENEFIT SERVICES	704360	FSA PLAN ADMIN May2019	05/31/2019	75.00	75.00	06/25/2019	
2080	NATIONAL BENEFIT SERVICES	707596	FSA PLAN ADMIN June2019	06/30/2019	75.00	.00		
Total 2080:					150.00	75.00		
2147								
2147	CHEMTECH-FORD LABORATO	19F0077	Nitrate & pesticides - samples	06/13/2019	2,254.00	2,254.00	07/01/2019	
2147	CHEMTECH-FORD LABORATO	19G0151	Monthly Bacteriological Samples	07/03/2019	100.00	.00		
Total 2147:					2,354.00	2,254.00		
2165								
2165	INTERMOUNTAIN FARMERS AS	1011865309	Dye weed sprayer	06/12/2019	48.25	48.25	07/01/2019	
Total 2165:					48.25	48.25		
2302								
2302	DIAMOND K WASTE	25072	30 YD CONTAINER-CEMETERY	07/01/2019	490.00	.00		
Total 2302:					490.00	.00		
2330								
2330	NORTHWEST FENCE & SUPPL	46008A	Gazebo repairs	06/11/2019	348.48	348.48	07/01/2019	
Total 2330:					348.48	348.48		
2377								
2377	RIDLEY'S FAMILY MARKETS	0166 061919	Purified drinking water	06/19/2019	18.80	18.80	07/01/2019	
2377	RIDLEY'S FAMILY MARKETS	062619	SALES tax (April 2019)	06/26/2019	3,169.11	3,169.11	07/01/2019	
2377	RIDLEY'S FAMILY MARKETS	062619	RESORT TAX (April 2019)	06/26/2019	1,625.56	1,625.56	07/01/2019	
Total 2377:					4,813.47	4,813.47		
2399								
2399	RC ENTERPRISE SWEEPING S	2152	STREET SWEEPING	06/16/2019	5,900.00	5,900.00	07/01/2019	
Total 2399:					5,900.00	5,900.00		
2409								
2409	HEBER VALLEY TOURISM AND	991	2019 Assessment	07/09/2019	25,000.00	.00		
Total 2409:					25,000.00	.00		
2417								
2417	Utility Refunds	06182019	OVERPAYMENT FOR UTILITIES	06/18/2019	18.00	18.00	06/19/2019	
Total 2417:					18.00	18.00		
2418								
2418	FINAL COMPLETION DEPOSIT	15-172 FCD 20	15-172 FINAL COMPLETION DE	06/03/2019	1,500.00	.00		
2418	FINAL COMPLETION DEPOSIT	18-057 FCD	18-057 FINAL COMPLETION DE	06/14/2019	1,500.00	1,500.00	07/01/2019	

Vendor	Vendor Name	Invoice Number	Description	Invoice Date	Net Invoice Amount	Amount Paid	Date Paid	Voided
2418	FINAL COMPLETION DEPOSIT	18-067 FCD	18-067 FINAL COMPLETION DE	07/01/2019	1,500.00	.00		
2418	FINAL COMPLETION DEPOSIT	18-157 FCD	18-157 FINAL COMPLETION DE	06/27/2019	1,500.00	.00		
Total 2418:					6,000.00	1,500.00		
2422								
2422	STATE OF UTAH	070219	BUILDING PERMIT FEE surcharg	07/02/2019	904.22	.00		
Total 2422:					904.22	.00		
2539								
2539	Burton Lumber	3838490	Gazebo repairs	06/27/2019	18.70	.00		
2539	Burton Lumber	3839380	Gazebo repairs	06/27/2019	9.02	.00		
2539	Burton Lumber	768078	Gazebo repairs - T&G pine	06/11/2019	535.60	535.60	07/01/2019	
2539	Burton Lumber	768098	Gazebo repairs	06/11/2019	60.77	60.77	07/01/2019	
2539	Burton Lumber	771514	Gazebo repairs	06/17/2019	140.65	.00		
2539	Burton Lumber	771525	Bullnose finger joint stop for gaze	06/17/2019	4.97	.00		
2539	Burton Lumber	771676	Gazebo repairs	06/18/2019	39.76	.00		
2539	Burton Lumber	775037	Gazebo repairs	06/24/2019	469.86	.00		
2539	Burton Lumber	775053	Gazebo repairs	06/24/2019	4.97	.00		
Total 2539:					1,284.30	596.37		
2561								
2561	CENTURYLINK -435-654-3924 4	4356543924 06	Phone Internet balance due June	06/07/2019	.14	.14	07/01/2019	
Total 2561:					.14	.14		
2562								
2562	CENTURYLINK 435-654-4204 77	4356544204 06	435-654-4204 775B	06/07/2019	48.21	48.21	07/01/2019	
Total 2562:					48.21	48.21		
2563								
2563	CENTURYLINK 76612167	1471630104	435-654-3227	06/30/2019	26.50	.00		
Total 2563:					26.50	.00		
2582								
2582	WEST COAST CODE CONSULT	UT19-504-005	Various code reviews (4)	07/08/2019	340.00	.00		
Total 2582:					340.00	.00		
2598								
2598	IIMC	062419	Annual Membership	06/24/2019	170.00	.00		
Total 2598:					170.00	.00		
2614								
2614	Executech Utah, Inc.	131582	Monthly Licenses and Subscriptio	04/30/2019	590.46	590.46	07/01/2019	
2614	Executech Utah, Inc.	132821	CREDIT MEMO	05/31/2019	2,730.00-	2,730.00-	07/01/2019	
2614	Executech Utah, Inc.	132993	Monthly Licenses and Subscriptio	05/31/2019	706.56	706.56	07/01/2019	
2614	Executech Utah, Inc.	134189	SonicWall Security Suite (3 years)	06/30/2019	1,050.00	.00		
2614	Executech Utah, Inc.	EXEC-62327	Monthly Maintenance Agreement	04/30/2019	4,095.00	4,095.00	07/01/2019	
2614	Executech Utah, Inc.	EXEC-63003	Monthly Maintenance Agreement	05/31/2019	1,365.00	1,365.00	07/01/2019	

Vendor	Vendor Name	Invoice Number	Description	Invoice Date	Net Invoice Amount	Amount Paid	Date Paid	Voided
Total 2614:					5,077.02	4,027.02		
2627								
2627	Gordon Law Group, P.C.	6132	Canyon view, Phase 2	06/01/2019	136.50	136.50	07/01/2019	
2627	Gordon Law Group, P.C.	6429	MONTHLY FLAT FEE	06/01/2019	4,700.00	4,700.00	07/01/2019	
2627	Gordon Law Group, P.C.	6429	MONTHLY FLAT FEE	06/01/2019	300.00	300.00	07/01/2019	
2627	Gordon Law Group, P.C.	6430	HOMESTEAD DEVELOPMENT	06/01/2019	2,671.50	2,671.50	07/01/2019	
2627	Gordon Law Group, P.C.	6431	PELO SUBDIVISION	06/01/2019	292.50	292.50	07/01/2019	
2627	Gordon Law Group, P.C.	6433	Saddle Creek Subdivision	06/01/2019	975.00	975.00	07/01/2019	
2627	Gordon Law Group, P.C.	6434	Deer Creek Estates Subdivision	06/01/2019	585.00	585.00	07/01/2019	
2627	Gordon Law Group, P.C.	6435	Lime Canyon Subdivision	06/01/2019	624.00	624.00	07/01/2019	
2627	Gordon Law Group, P.C.	6436	John Probst Litigation	06/01/2019	3,861.00	3,861.00	07/01/2019	
2627	Gordon Law Group, P.C.	6437	Whitaker Farm	06/01/2019	2,145.00	2,145.00	07/01/2019	
2627	Gordon Law Group, P.C.	6443	Walker Ranch Subdivision	06/01/2019	97.50	97.50	07/01/2019	
Total 2627:					16,388.00	16,388.00		
2636								
2636	CenturyLink 435-654-4120	1470256458	435-654-4120 Phone Services 5/2	06/11/2019	939.48	939.48	07/01/2019	
Total 2636:					939.48	939.48		
2658								
2658	SIGNARAMA	INV-3953	Gazebo Base Skirt	07/02/2019	2,010.00	.00		
2658	SIGNARAMA	INV-4326	5 minute park & drop zone signs	06/28/2019	77.00	.00		
Total 2658:					2,087.00	.00		
2701								
2701	Colette Caldwell	15	June 2019 Janitorial Service	06/24/2019	1,000.00	1,000.00	06/25/2019	
Total 2701:					1,000.00	1,000.00		
2728								
2728	MONICIA ECHOLS	061219	BEEHIVE Chapter mtg - Mileage	06/12/2019	26.16	26.16	07/01/2019	
2728	MONICIA ECHOLS	070119	Reimburse for bday treats	07/01/2019	23.36	.00		
2728	MONICIA ECHOLS	070219	Reimburse for car wash	07/02/2019	15.00	.00		
Total 2728:					64.52	26.16		
2757								
2757	BORDER STATES INDUSTRIES	918052158	AC-MC strap	07/09/2019	7.54	.00		
Total 2757:					7.54	.00		
2758								
2758	SPECTRUM Landscaping Service	9505	Monthly landscaping contract CE	07/01/2019	2,326.00	.00		
2758	SPECTRUM Landscaping Service	9506	Parks (9 locations) Monthly contra	07/01/2019	8,107.16	.00		
Total 2758:					10,433.16	.00		
2764								
2764	POWER EQUIPMENT RENTAL	1-511684	Generator for floor restore project	06/14/2019	156.00	156.00	07/01/2019	
2764	POWER EQUIPMENT RENTAL	1-512813	STIHL 20" 72 3/8" P	07/08/2019	74.00	.00		

Vendor	Vendor Name	Invoice Number	Description	Invoice Date	Net Invoice Amount	Amount Paid	Date Paid	Voided
Total 2764:					230.00	156.00		
2765								
2765	PRESTON BROADHEAD	070919	Reimburse for parts (per Cory)	07/09/2019	13.88	.00		
Total 2765:					13.88	.00		
2767								
2767	XACT DATA DISCOVERY	46-22363	Data hosting for Probst Lawsuit	05/31/2019	973.28	973.28	07/01/2019	
Total 2767:					973.28	973.28		
2773								
2773	RIVER HOLLOW ENTERPRISES	808	Michie Lane Park 1st Draw - East	06/12/2019	50,000.00	50,000.00	07/01/2019	
Total 2773:					50,000.00	50,000.00		
2774								
2774	RAY QUINNEY & NEBEKER PC	601511	50% of John Probst Lawsuit Medi	06/18/2019	4,093.91	4,093.91	07/01/2019	
Total 2774:					4,093.91	4,093.91		
2775								
2775	CHRISTOPHER LARNEY	0001	Floor restoration for shelter	06/24/2019	483.18	483.18	07/01/2019	
Total 2775:					483.18	483.18		
Grand Totals:					324,708.37	165,034.27		

Dated: _____

Mayor: _____

City Council: _____

City Recorder: _____

City Treasurer: _____

Vendor	Vendor Name	Invoice Number	Description	Invoice Date	Net Invoice Amount	Amount Paid	Date Paid	Voided
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Report Criteria:

- Detail report.
 - Invoices with totals above \$0 included.
 - Paid and unpaid invoices included.
-

Midway City Council
16 July 2019
Regular Meeting

Minutes of the
18 June 2019
Work Meeting



Memo

Date: 12 July 2019
To:
Cc:
From: Brad Wilson, City Recorder/Financial Officer
RE: Minutes of the 18 June 2019 City 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)**

**Tuesday, 18 June 2018, 9:00 a.m.
Midway City Office Building, Upstairs Conference Room
75 North 100 West, Midway, Utah**

Note: Notices/agendas were posted at 7-Eleven, Ridley's Express, the United States Post Office, 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 9:02 a.m.

Members Present:

Celeste Johnson, Mayor
Jeff Drury, Council Member
Lisa Orme, Council Member (Left at 10:38
a.m.)
Bob Probst, Council Member
JC Simonsen, Council Member
Ken Van Wagoner, Council Member

Staff Present:

Corbin Gordon, Attorney (Arrived at 10:30
a.m.)
Dan Matthews, Attorney's Office
Michael Henke, Planning Director
Wes Johnson, Engineer
Brad Wilson, Recorder/Financial Officer

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

2. Resolution 2019-15 / Carriage Agreement (City Attorney – Approximately 10 minutes) – Discuss Resolution 2019-15 adopting a carriage agreement between Midway City and the Midway Irrigation Company. The agreement formalizes the exchange program for secondary irrigation water.

Dan Matthews explained the agreement and that it formalized an existing practice. Mayor Johnson added that no one would be added to the exchange program. She indicated that the secondary system would be expanded to eventually eliminate the program.

3. Pelo Subdivision / Culinary Water Will Serve Letter (Brad Pelo – Approximately 30 minutes) – Discuss a letter stating that Midway City will provide culinary water service to the Pelo Subdivision located at 520 South 500 East.

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

- Approvals from other entities
- Proposed site plan
- Hughes parcel
- Discussion items
- Trail location and type
- Connecting road
- New elementary school

Mr. Henke also made the following comments:

- Wasatch County issued the building permit for the Hughes' house which was almost finished.
- Wanted the Hughes' property annexed into the City which would facilitate needed road and trail easements and accesses.

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

Wes Johnson explained how the City and Wasatch County would coordinate the development and inspection of the project.

Brad Pelo, applicant, made the following comments:

- Supported the trail through his property but asked that it be delayed as long as possible because it would go through a pasture used for agriculture. He worried that the pasture would turn into a public park.
- Was willing to post a bond for the construction of the trail.
- Wanted the Hughes' property to be part of the eventual annexation.
- The Hughes' property should be accessed from 300 East.
- Should not have to pay the park fees during annexation because he would pay for the trail and there would only be five homes in the project.

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

- The Whites, who owned property by the proposed subdivision, opposed the trail going through their land.
- It was a short distance for the trail to go to property developed by the Calvin Probst family.
- The necessary easements should be acquired even if the trail was not immediately built.
- Other annexation petitioners had to pay the park fee.

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

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

- Land use summary
- Location
- Landscaping plan
- Roads
- Views
- Trails
- Parking lot for Memorial Hill
- Final plat map
- Sensitive lands
- Roads cross-section
- Landscaping
- Memorial Hill roundabout
- Discussion items
- Recommendation of Water Board
- Conditions of preliminary approval
- Access options “A” and “B”
- Locations of crosswalks

Mr. Henke also made the following comments:

- The City would maintain the interior of the roundabouts.
- There would be bike lanes along each side of River Road.

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

Mike Johnston, Summit Engineering and representing the applicants, made the following comments:

- The City preferred moving the entrance to the north side of the cowboy museum (Option “B”) if a roundabout was not possible at the entrance to the Memorial Hill (Option “A”).

Note: Corbin Gordon arrived at 10:30 a.m.

Dan Luster, applicant, made the following comments:

- Requested flexibility with the entrance.
- The development promoted a rural experience and protected the view from River Road.
- Did not want to go back to the proposal for three lanes on River Road.
- Needed approval that night or his investors would walk away.

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

- The existing parking at the Memorial Hill was not good.
- The roundabout would include restrooms near the entrance to Memorial Hill.
- The applicant should have no more than six months to get a decision from Wasatch County on the roundabout at the entrance to Memorial Hill.
- There needed to be a 300-foot separation of entrances if there was no roundabout.
- It was troubling to approve a development without the entrances finalized and engineered. What message would this send to other developers?
- There would be more pressure on the roundabout at 600 North than the one at Memorial Hill.
- Was there a need for a turn lane if the entrance was moved away from Memorial Hill?
- There was earnest money down on all but 17 lots in the development.
- The developer would install the restrooms.
- Wasatch County should maintain the restrooms.
- There had been no public input on Option “B”.
- Should the applicant have to come back for approval if Option “A” was not possible?
- The annexation agreement would have to be amended for Option “B”.
- Liked the development but there was concern about how it was being approved.
- This would be the last chance to improve the parking at the Memorial Hill.

5. Homestead Resort / Master Plan Amendment (Berg Engineering – Approximately 5 minutes) – Receive an update on the amendment to the master plan for the Homestead Resort located at 700 North Homestead Drive (Zoning is Resort).

Russ Watts, applicant, made the following comments:

- As a courtesy he wanted to update the Council on the purchase of the Homestead Resort.
- Water and other issues had been resolved.
- There was a property in the middle of the resort that was not owned by the seller. It was in the location of proposed roads. This would affect the funding and layout of the proposal.
- Had spent considerable amounts of money preparing for the purchase.
- If the issue with the independently owned property could not be resolved in the next few weeks, then the purchase would fail.

Mayor Johnson offered to help with the sale in any way that she could.

6. Resolution 2019-12 / Whitaker Farm Development Agreement (City Attorney – Approximately 10 minutes) – Discuss Resolution 2019-12 adopting a development agreement for the Whitaker Farm Subdivision located at 455 North River Road.

Corbin Gordon reviewed the proposed development agreement.

Motion: Without objection, Mayor Johnson recessed the meeting at 11:16 a.m. She reconvened the meeting at 11:25 a.m.

Mr. Gordon made the following comments:

- The City Council would have to approve an amendment to the annexation agreement if Option “A” was not possible.
- The Council could grant approval with both options.

Note: Council Member Orme left at 11:38 a.m.

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

- Another road or driveway, by the entrance to Memorial Hill, was not an option without a roundabout.
- The exact location of the entrance had to be determined before a plat map could be recorded.
- Wasatch County should sign the plat map.
- The actual entrance should be determined and engineered before the annexation agreement was amended again.
- 25 years was too long for a development agreement. If a project was not built within a certain time, then it should go through the approval process again. A time limit of five to seven years was common.

7. Closed Meeting to Discuss Pending or Reasonably Imminent Litigation

Motion: Council Member Van Wagoner 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 Drury	Aye
Council Member Orme	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 Probst moved to go out of the closed meeting.

Second: Council Member Simonsen seconded the motion.

Discussion: None

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

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

Note: Council Member Drury left at 11:55 a.m. during the closed meeting.

8. Resolution 2019-17 / FY 2019 Budget Amendment (Financial Officer – Approximately 10 minutes) – Discuss Resolution 2019-17 amending the Fiscal Year 2019 Budget.

Brad Wilson gave a presentation on the proposed amendment. The meeting attendees discussed each department in each fund.

Note: A copy of Mr. Wilson’s presentation is contained in the supplemental file.

9. Resolution 2019-18 / FY 2020 Budget (Financial Officer – Approximately 60 minutes) – Discuss Resolution 2019-18 adopting the Fiscal Year 2020 Budget.

Brad Wilson gave a presentation on the proposed budget. The meeting attendees discussed each major fund and specifically discussed capital projects.

Note: A copy of Mr. Wilson’s presentation is contained in the supplemental file.

10. Adjournment

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

The meeting was adjourned at approximately 1:10 p.m.

Celeste Johnson, Mayor

Brad Wilson, Recorder

Midway City Council
16 July 2019
Regular Meeting

Minutes of the
18 June 2019
Regular Meeting



Memo

Date: 12 July 2019
To:
Cc:
From: Brad Wilson, City Recorder/Financial Officer
RE: Minutes of the 18 June 2019 City 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)**

**Tuesday, 18 June 2019, 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 United States Post Office, 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 6:01 p.m.

Members Present:

Celeste Johnson, Mayor
Jeff Drury, Council Member
Lisa Orme, Council Member (Left at 7:40
p.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

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. Council Member Simonsen gave the prayer and/or inspirational message.

2. Consent Calendar

- a. Agenda for the 18 June 2019 City Council Regular Meeting
- b. Warrants for the 21 May 2019 Meeting
- c. Warrants for the 18 June 2019 Meeting
- d. Minutes of the 7 May 2019 City Council Work Meeting
- e. Minutes of the 7 May 2019 City Council Closed Meeting
- f. Minutes of the 7 May 2019 City Council Regular Meeting
- g. Minutes of the 9 May 2019 City Council Meeting
- h. Minutes of the 9 May 2019 City Council Closed Meeting
- i. Minutes of the 21 May 2019 City Council Work Meeting
- j. Minutes of the 21 May 2019 City Council Regular Meeting

- k. Minutes of the 21 May 2019 City Council Closed Meeting
- l. Conclude the warranty period and release the remainder of the bond for the Deer Creek Estates Subdivision located at 300 East Michie Lane subject to the payment of all fees due to Midway City
- m. Stuart Waldrip as the administrative law judge for Midway City
- n. Ordinance 2019-10 adopting various international and national building codes

Note: Copies of items 2a, 2b, 2c, 2d, 2f, 2g, 2i, 2j, 2l, 2m, and 2n are contained in the supplemental file.

Wes Johnson indicated that all the items necessary, to conclude the warranty period for Deer Creek Estates, had been completed except the financial contribution for the Michie Lane Park. He said that contribution would be made the following morning.

Mayor Johnson explained that the appeal had been withdrawn and an administrative law judge was no longer needed.

Brad Wilson explained Ordinance 2019-10 and the need to periodically adopt revised building codes.

Motion: Council Member Drury moved to approve the consent calendar excluding item “m” and concluding the warranty period, for Deer Creek Estates, when payment was received for the park.

Second: Council Member Van Wagoner seconded the motion.

Discussion: None

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

Council Member Drury	Aye
Council Member Orme	Aye
Council Member Probst	Aye
Council Member Simonsen	Aye
Council Member Van Wagoner	Aye

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

Mayor Johnson asked if there were any comments from the public for items not on the agenda.

Corner Restaurant / Temporary Beer Event Permit

Seija Surr supported the permit because she thought it would attract more people to Swiss Days which was a homogeneous event.

No further comments were offered.

4. Department Reports

No department reports were given.

5. Parking Requirements (Cecil Duvall – Approximately 5 minutes) – Receive comments on proposed parking requirements from the owner of the Café Galleria.

Mayor Johnson explained that Mr. Duvall asked that the item not be considered that night.

6. Ordinance 2019-06 / Parking Requirements for Commercial and Mixed-Use Developments (City Planner – Approximately 20 minutes) – Discuss and possibly adopt Ordinance 2019-06 amending Section 16.13.39 (Off-Street Parking and Loading) of the Midway City Municipal Code regarding parking requirements for commercial and mixed-use developments. Recommended for approval by the Midway City Planning Commission. Public Comment

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

- Parking concerns
- Main Street chapter of the General Plan
- Comparison of parking requirements of other communities
- Outdoor dining
- Points of discussion
- Items to consider
- Residential parking changes
- Mixed-use parking changes
- Commercial parking changes
- Public parking lots

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 term “recreational activity business” needed to be better defined.
- The term “recreational patron” needed to be better defined or another measure used for the required amount of parking.
- Outdoor seating needed to be considered.
- The ordinance could be adopted and then revised as needed. Known revisions should be made in July or August.
- Parking for employees needed to be considered.
- There should not be too much asphalt throughout the City.
- The amount of parking, for uses not mentioned in the ordinance, should be recommended by the Planning Commission but decided by the City Council.

- Could existing businesses participate in funding off-site parking?
- Multi-level parking, not just parking structures, should be prohibited.
- The proposed parking space depth and width was too small for many pick-up trucks. The width should be 10 feet and the depth at least 20 feet.
- Should parking for compact vehicles be allowed?
- 25% of parking could be the larger spaces.
- Parking entrance widths could be 22 to 26 feet depending on circumstances.
- Parking requirements needed to be flexible and dynamic because of the growth in the City.

Public Hearing

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

Steve Dougherty

Mr. Dougherty indicated that moving people was easier than moving cars. He suggested a trolley along Main Street. He also thought that the Midway Business Alliance and a restaurant association could help with the parking problem.

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

Motion: Council Member Van Wagoner moved to approve Ordinance 2019-06 with the following conditions and changes:

- Other parking issues, like outdoor seating, be addressed in July or August.
- 25% of parking spaces for a business be 10 feet wide and 20 feet deep.
- Access driveways be 24 feet wide or 22 to 26 feet wide with the approval of the City Engineer. This would apply to both the entrance and the lane.
- The term “recreational patrons” be addressed.
- The City Council determined the amount of parking for uses not mentioned in the ordinance.
- The definition of “parking structures” be clarified.

Second: Council Member Simonsen seconded the motion.

Discussion: None

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

Council Member Drury	Aye
Council Member Orme	Aye
Council Member Probst	Aye
Council Member Simonsen	Aye
Council Member Van Wagoner	Aye

- 7. Centennial Plaza / Update** (Mayor Johnson – Approximately 10 minutes) – Receive an update on a plaza in the Centennial Park proposed by the Wasatch County Centennial Committee.

Mayor Johnson gave a presentation and update on the plaza and indicated that work would begin in a few months.

Note: A copy of Mayor Johnson’s presentation is contained in the supplemental file.

Council Member Simonsen expressed concern with vandalism. Mayor Johnson responded that she warned the Centennial Committee about it and security cameras might have to be installed.

- 8. Whitaker Farm Subdivision / Final Approval** (Dan Luster – Approximately 20 minutes) – Discuss and possibly grant final approval for the Whitaker Farm Subdivision located at 455 North River Road (Zoning is RA-1-43). Recommended for approval with conditions by the Midway City Planning Commission.

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

- Land use summary
- Location
- Site plan
- Parking at Memorial Hill
- Final plat map
- Roads cross-section
- Landscaping
- Memorial Hill roundabout
- 600 North roundabout
- Discussion items
- Contour map
- Recommendation of the Midway Water Advisory Board
- Preliminary approval
- Options “A” and “B” for the south access on River Road
- Possible findings
- Proposed conditions

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

Wes Johnson explained that the engineer in his firm, that specialized in roundabouts, reviewed and approved the proposed roundabouts. The engineer indicated that they would work for large trucks.

Motion: Council Member Drury moved to approve the Whitaker Farm Subdivision and grant final approval with the following findings and conditions:

- The development complied with the requirements of the RA-1-43 zone.
- It provided 10% more open space than was required by the Municipal Code.
- The amended annexation agreement must be signed before the plat map was recorded.
- The developer would build either the proposed roundabout plan or the proposed Option “B” to provide the required second access to the development
- The developer would pursue approval of the Memorial Hill roundabout from Wasatch County for six months or be denied by Wasatch County before Option “B” would be considered as an option for access.
- If Option “B” became the access for the development then all trail connectivity in the development, along River Road and to Memorial Hill, would have to be approved by the City before construction began in the development.
- The City had an absolute preference that Option “A” be developed which provided significant community benefit for access and enjoyment of Memorial Hill. Option “A” also addressed significant safety concerns for the entrance and parking at Memorial Hill.
- Option “B” needed to be engineered prior to being considered.
- The trails plan would be completed before the bond was issued, irrespective of which access option was used, so that the cost of the trails would be included in the bond amount.

Second: Council Member Simonsen seconded the motion.

Discussion: Council Member Probst wanted the local post of the American Legion to be satisfied with the proposed access options. Corbin Gordon responded that Wasatch County told him they would work with the post and include them in the approval process.

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

Council Member Drury	Aye
Council Member Orme	Recused
Council Member Probst	Aye
Council Member Simonsen	Aye
Council Member Van Wagoner	Aye

Note: Council Member Orme left at 7:40 p.m.

9. Resolution 2019-12 / Whitaker Farm Development Agreement (City Attorney – Approximately 10 minutes) – Discuss and possibly approve Resolution 2019-12 adopting a development agreement for the Whitaker Farm Subdivision located at 455 North River Road.

Corbin Gordon reviewed the changes to the proposed agreement.

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

- Who would maintain the restrooms at Memorial Hill? That would have to be negotiated with Wasatch County. Should approval of the restrooms be delayed until that was determined?
- The agreement should be for five not 25 years.
- There was a four-year effective date because of deadlines to record the plat map.

- Was five years enough for such a large development?
- The development agreement would still be valid even if the plat map was not recorded.
- The Municipal Code should be amended to address the term of development agreements.

Motion: Council Member Simonsen moved to approve Resolution 2019-12, adopting a development agreement for the Whitaker Farm Subdivision, based on all of the revisions listed by the City Attorney and that the document would expire in accordance with the City Code, which stated that plat maps had to be recorded within one year with the possibility of three one-year extensions.

Second: Council Member Probst seconded the motion.

Discussion: None

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

Council Member Drury	Aye
Council Member Orme	Recused
Council Member Probst	Aye
Council Member Simonsen	Aye
Council Member Van Wagoner	Aye

Note: Council Member Orme returned at 7:52 p.m.

10. Resolution 2019-15 / Carriage Agreement (City Attorney – Approximately 10 minutes) – Discuss and possibly approve Resolution 2019-15 adopting a carriage agreement between Midway City and the Midway Irrigation Company. The agreement formalizes the exchange program for secondary irrigation water.

Mayor Johnson explained that the Council had reviewed the proposed agreement in its work meeting that day. She added that it clarified existing practice and established goals for the elimination of the exchange program.

Motion: Council Member Van Wagoner moved to approve Resolution 2019-15 adopting a carriage agreement.

Second: Council Member Orme seconded the motion.

Discussion: None

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

Council Member Drury	Aye
Council Member Orme	Aye
Council Member Probst	Aye
Council Member Simonsen	Aye

11. Corner Restaurant / Temporary Beer Event Permit (Berkley Probst – Approximately 20 minutes) – Discuss and possibly grant a temporary beer event permit for the Corner Restaurant, located at 195 West Main Street, for August 30th and 31st.

Note: Council Member Probst recused himself from consideration of the item and left the room.

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

- History of liquor sales at the restaurant
- Site plan
- Municipal Code
- Reasons it was referred to the Council
- Items to consider
- Possible findings
- Proposed conditions

Mr. Henke also made the following comments:

- The request differed from the Restaurant's current liquor license because it did not require the sale of food with the alcohol.
- The applicant would be responsible for compliance. The City and the Utah Department of Alcoholic Beverage Control (DABC) could monitor the event.
- Would have to ask the DABC where the current license allowed alcohol to be served.

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

Abbie Burnham, representing the applicants, made the following comments:

- The business had restaurant and reception licenses that allowed it to serve alcohol in the outdoor open area, but the alcohol had to be assigned to each table. The customers could not walk around with their alcohol. Staff could transfer the alcohol to another table.
- The requested permit would allow the customer to move around with their alcohol.
- A BBQ buffet would also be served in the beer garden.
- Children were allowed in the beer garden.
- The beer garden had to be fenced with security at all the entrances and exits.
- The beer would be sold in clear cups that had to be dumped out when leaving the beer garden.
- ID bracelets were required.
- Did not want to serve liquor or wine.
- One security guard would patrol the interior of the beer garden.
- All staff would be TIP certified.
- There would be one serving station with four taps.
- Wanted the event to be safe.

Public Hearing

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

Kevin Snow, Midway Boosters Treasurer

Mr. Snow made the following comments:

- Had also been the liaison between The Church of Jesus Christ of Latter-day Saints (Church) and the Midway Boosters for Swiss Days.
- Swiss Days should remain family friendly.
- Most of the volunteers for the event were members of the Church.
- Both local stake presidents for the Church opposed the request.
- Worried that in the future other restaurants might have beer gardens during Swiss Days.
- The existing liquor licenses should be honored.
- The request could increase confrontations over parking, dogs at the event, etc.
- The restaurant would be busy without the permit.
- The information booth at Swiss Days directed people to where they could get alcohol.

Scott Smith, Swiss Days Committee Chair

Mr. Smith made the following comments:

- Agreed with Mr. Snow that Swiss Days was a family friendly tradition.
- Swiss Days incurred costs for transportation, restrooms, entertainment, permits, sound, etc. The City and Swiss Days shared the cost for law enforcement.
- Volunteers donated their time to hold the event.
- Did not object to businesses doing well because of the event.
- During Swiss Days, businesses should not go beyond what they sell normally.
- Having a beer garden would increase the need for law enforcement, bathrooms, etc.
- 200 West next to the Corner Restaurant was used for the Swiss Days parade.
- People became more intoxicated if they did not eat food.
- People who were denied additional alcohol could go to Swiss Days. Then the intoxicated person would be Swiss Days' problem. Did not want to have to confront an intoxicated person.
- The Swiss Days Executive Committee opposed the permit.
- Wanted Swiss Days to be child friendly and have a safe feeling.
- Supported the business' existing liquor license but opposed expanding it for a beer garden.

Craig Simons, Midway Boosters President

Mr. Simons made the following comments:

- The Midway Boosters mission statement was to maintain why people lived in Midway.

- A beer garden could be held another weekend.
- Did not want Swiss Days to become an Oktoberfest.
- Swiss Days was a celebration of Midway and its residents.
- The City should see how the beer garden went on Independence Day before deciding about having one during Swiss Days.
- The request should be denied.

Jerry White

Mr. White made the following comments:

- Was not associated with the applicant.
- Businesses were just trying to succeed.
- The applicant could be charged a fee to cover the cost for additional services.
- Businesses had a right to a license.
- Did not agree with drinking alcohol around children.

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

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

- Alcohol could be problematic.
- The beer garden would not affect those volunteering at Swiss Days.
- The City needed to separate church and state.
- The City Council represented all residents.
- The request should be tabled to see what happened with the beer garden on Independence Day.
- More time was needed to discuss the issue and receive input.
- The applicant should meet with the Midway Boosters.

Ms. Burnham indicated that a beer garden would not be held on Independence Day.

Motion: Council Member Van Wagoner moved to table the request.

Second: Council Member Drury seconded the motion.

Discussion: Council Member Orme asked the goal for the new permit. Karl Probst, applicant, responded that the additional permit would allow more freedom.

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

Council Member Drury	Aye
Council Member Orme	Aye
Council Member Probst	Recused
Council Member Simonsen	Aye
Council Member Van Wagoner	Aye

Note: Council Member Probst returned at 8:38 p.m.

12. Duncan Preschool / Conditional Use Permit (Brooke and Christian Duncan – Approximately 25 minutes) – Discuss and possibly grant a conditional use permit for a preschool at 425 East 600 North (Zoning is R-1-22). Recommended for approval 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
- Proposal
- Location of the proposed business
- Site plan with car staging
- Discussion items
- Possible findings
- Proposed conditions

Mr. Henke also made the following comments:

- There was room to stage cars on the north side of 600 North.
- Vehicles would have to enter 600 North from the east and go west.
- The teacher and a parent would be present during the dropping off and picking up of children.

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

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

- Parents should be responsible for getting their child in to and out of the preschool.
- Some preschools escorted the children because it saved time.
- The driveway should not be used as planned because there was not enough room to turn around.

Christian Duncan, applicant, made the following comments:

- Agreed that the driveway should not be used.
- His father owned the property to the west. Cars could park in front of that property.
- Would know many of the children coming to the preschool.
- There was a good shoulder on the road which could be used.
- Drivers could pull forward if they needed to talk to his wife who would be the teacher.

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.

Motion: Council Member Van Wagoner moved to approve the Duncan Preschool with the following findings and conditions:

- The proposed use was a conditional use in the R-1-22 zone.
- Any increase in the number of students or classes above what had been proposed would require the Conditional Use Permit to be reevaluated and approved by the City Council.
- All inspections would be completed, and a business license issued before the preschool could hold any classes.
- If any safety issues were identified after approval was granted, then the applicant would work with the City to alleviate any issues. If the issues could not be alleviated, then the conditional use permit and business license might be revoked.
- A second person was required to help with the pick-up and the drop-off of the students
- The proposal returned to the Planning Commission and City Council in one year to re-evaluate the conditions.
- Children were safely escorted to the house and back to the vehicles.
- The driveway was not used for pick-up or drop-off.

Second: Council Member Orme seconded the motion.

Discussion: None

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

Council Member Drury	Aye
Council Member Orme	Aye
Council Member Probst	Aye
Council Member Simonsen	Aye
Council Member Van Wagoner	Aye

Note: Council Member Orme left at 8:57 p.m.

Motion: Without objection, Mayor Johnson recessed the meeting at 8:57 p.m. She reconvened the meeting at 9:05 p.m.

13. Bonner Meadows / Final Approval (Berg Engineering – Approximately 20 minutes) – Discuss and possibly grant final approval for the Bonner Meadows Subdivision, formerly known as the Lucerne Estates Subdivision, located at approximately 149 South 100 East (Zoning is R-1-9). Recommended for approval without conditions by the Midway City Planning Commission.

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

- The project had been renamed.

- Land use summary
- Location
- Plat map
- Sidewalks
- Items for discussion
- Agreement with the Wasatch County School District regarding 185 South
- Possible recommendations
- Possible findings
- Proposed conditions

Mr. Henke also made the following comments:

- No duplexes were proposed.
- It was agreed with the School District that they would receive 185 South when 100 South was constructed.
- If a new elementary school was built, then the property next to 185 South might be owned by The Church of Jesus Christ of Latter-day Saints. The City should talk to the Church to determine what should happen with the road.

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

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

- A sidewalk, from the cul-de-sac in the proposed development to 185 South, would put children into the area where busses would be loading and unloading. Children would have to go to the intersection with 100 East to safely cross 185 South. The school principle should be contacted about the issue.
- Money had been included in the budget to extend the sidewalk, on the west side of the proposed development, up to Main Street.
- The required improvements to 185 South might change depending upon a new school being built.
- The applicant wanted to submit building permits before a decision on the school would be made that fall.
- The sidewalk on the south side of the project, and the north side of 185 South, should be built by the developer. It was not necessary to widen or rebuild the road at that time.
- Road work should only be done during certain hours to protect the children at the school.

Motion: Council Member Drury moved to grant final approval for Bonner Meadows with the following findings and conditions:

- The proposal met the intent of the General Plan for the R-1-9 zoning district.
- The proposal complied with the land use requirements of the R-1-9 zoning district.
- The sidewalks crossing the property and connecting to neighboring roads and existing sidewalks would benefit the community by allowing safe pedestrian access.
- Road construction on 100 South and 185 South be done from 10:00 a.m. to 2:00 p.m. on school days.

Second: Council Member Van Wagoner seconded the motion.

Discussion: None

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

14. Resolution 2019-21 / Bonner Meadows Development Agreement (City Engineer – Approximately 5 minutes) – Discuss and possibly approve Resolution 2019-21 adopting a development agreement for the Bonner Meadows Subdivision located at approximately 149 South 100 East (Zoning is R-1-9).

Paul Berg, representing the applicant, noted that the Council wanted the sidewalk along 185 South but did not want the road widened because of a possible new school. Council Member Van Wagoner suggested that the sidewalk be extended to 200 East at the City's expense. Mayor Johnson responded that the agreement could be amended in the future to accommodate the decision on the school and 185 South.

Council Member Simonsen noted that the term of the agreement should be reduced.

Council Member Drury asked that the City meet with the School District to receive more detail on the future of the school.

Motion: Council Member Van Wagoner moved to approve the development agreement with the findings of staff and the following conditions:

- The option of amending the agreement as it related to 185 South depending upon the School District's decision on the school.
- Construction on 100 South and 185 South be done during the hours specified in the agreement.

Second: Council Member Simonsen seconded the motion.

Discussion: Corbin Gordon asked if extending the sidewalk, on the north side of 185 South, to 200 East should be included in the agreement. Council Member Van Wagoner responded that might be done by the City but did not need to be in the agreement.

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

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

15. Cozens Subdivision / Preliminary & Final Approval (Albert Cozens – Approximately 25 minutes) – Discuss and possibly grant preliminary and final approval for the Cozens Subdivision located at 840 South Stringtown Road (Zoning is RA-1-43). Recommended for approval without conditions by the Midway City Planning Commission. **Public Hearing**

The applicant asked that the item not be considered that evening.

16. Resolution 2019-22 / Cozens Subdivision Development Agreement (City Attorney – Approximately 5 minutes) – Discuss and possibly approve Resolution 2019-22 adopting a development agreement for the Cozens Subdivision located at 840 South Stringtown Road (Zoning is RA-1-43).

The applicant asked that the item not be considered that evening.

17. Zone Boundary Determination (Neil Karl – Approximately 15 minutes) – Discuss and possibly determine a zone boundary, located at 52 South 450 East, in accordance with Section 16.13.30 of the Midway City Municipal Code.

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

- Land use summary
- Location
- Midway Valley Estates Subdivision plat map
- Zoning map
- Zone boundary determination
- Possible findings

Mr. Henke also made the following comments:

- Lot #10 in the subdivision was restricted to residential development.
- The applicant wanted to be in the residential zone to have animal rights.

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

Motion: Council Member Simonsen moved to change the zone boundary so that the lot was completely in the residential zone with the following findings:

- The General Plan zoning would be maintained.
- A more harmonious mix of uses would be achieved.

Second: Council Member Van Wagoner seconded the motion.

Discussion: None

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

Council Member Drury

Aye

Council Member Orme	Excused from the Meeting
Council Member Probst	Aye
Council Member Simonsen	Aye
Council Member Van Wagoner	Aye

18. High Valley Arts / Temporary Use Permit (City Planner – Approximately 15 minutes) – Discuss and possibly grant a temporary use permit for High Valley Arts to exceed the allowed sound levels for a musical production at 200 South and 400 East for the months of June and July of 2019.

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

- Sound limit chart
- Location of the performances
- Sound measurement locations

Mr. Henke also made the following comments:

- The applicants had applied for the same permit for the last eight years.
- The permit allowed the event to exceed the allowed sound levels.
- Had measured the sound levels several times over the years.
- The sound had come close to but never exceed the allowed levels.
- Heard discussions about the sound from the event but never received a written complaint.
- Received a letter from Nick Frost, who lived in Bowden Fields, which said that he and his neighbors supported the performances because they maintained the area in open space.

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

Council Member Probst asked if the applicants wanted to increase the sound level for the performances. Mr. Henke responded that the level would remain the same as previous years.

Motion: Council Member Drury moved to grant the temporary use permit and require the \$100 permit fee.

Second: Council Member Simonsen seconded the motion.

Discussion: Council Member Simonsen thought that the performances enhanced the community. Mr. Henke indicated that he would measure the sound levels again.

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

Council Member Drury	Aye
Council Member Orme	Excused from the Meeting
Council Member Probst	Aye
Council Member Simonsen	Aye

19. Pelo Subdivision / Culinary Water Will Serve Letter (Brad Pelo – Approximately 10 minutes) – Discuss and possibly approve a letter stating that Midway City will provide culinary water service to the Pelo Subdivision located at 520 South 500 East.

Mr. Henke made the following comments:

- An agreement had not been reached with the Hughes family to include their property in an annexation.
- The applicant had to apply for annexation into the City within 30 days of the development being approved by Wasatch County.
- The City would hold the water rights for the development.
- The applicant would be responsible for all fees and conditions in the will serve letter.
- The applicant would give the City the money to build the trail. The City would then decide when to build it.

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

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

- Liked that the development was low density.
- Was it consistent to not require the park fee with the annexation?
- Consistency should be maintained.

Motion: Council Member Simonsen moved to approve the will serve letter with the items mentioned and particularly the following changes:

- The Hughes’ property would not be part of the annexation.
- A 10-foot-wide trail easement, which would approximately follow the eastern and southern boundary of the project, would be dedicated to the City.
- The City liked agriculture continuing on the property and would take that into account when determining the exact location of the trail.
- Enough money would be given to the City by the applicant to build the four-foot-wide gravel trail.
- These provisions would be satisfied at the time of annexation.
- The park fee of \$4,500 would be required at annexation.

Second: Council Member Drury seconded the motion.

Discussion: None

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

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

Council Member Simonsen Aye
Council Member Van Wagoner Aye

20. Resolution 2019-16 / Open Lands Interlocal Agreement (City Attorney – Approximately 20 minutes) – Discuss and possibly approve Resolution 2019-16 adopting an open lands interlocal agreement between Midway City and Wasatch County.

Corbin Gordon read the language in the agreement proposed by Wasatch County. He also read language proposed by Mayor Johnson to guarantee that Midway City received a certain percentage of the County’s open space bond funds.

Mr. Gordon also made the following comments:

- The agreement was between Midway City, Heber City and Wasatch County and helped administer the County’s open space bond.
- The County and Heber City had already approved the agreement as proposed by the County.
- Midway City had one representative on the County’s open lands board. The County had several representatives and could control the board.

Steve Farrell, Wasatch County Council Member, made the following comments:

- The County’s bond was approved with different parameters than Midway’s bond.
- A lot of land in Midway would not qualify for money from the County’s bond.
- The County’s money would go to good projects. If Midway had superior projects that qualified, then they would be funded.
- Did not want to redo the agreement and then take it back to the County and Heber City.
- The agreement was fair to Midway.

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

- Subsection “iv” had been added to the agreement since it was previously reviewed by the City.
- Midway should have more input.
- It was late to be changing the agreement.

Motion: Council Member Van Wagoner moved to approve the interlocal agreement as signed by Wasatch County and Heber City.

Second: Council Member Probst seconded the motion.

Discussion: None

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

Council Member Drury Aye
Council Member Orme Excused from the Meeting
Council Member Probst Aye
Council Member Simonsen Aye

Motion: Without objection, Mayor Johnson recessed the meeting at 10:33 p.m. She reconvened the meeting at 10:38 p.m.

21. Resolution 2019-17 / FY 2019 Budget Amendment (Financial Officer – Approximately 10 minutes) – Discuss and possibly approve Resolution 2019-17 amending the Fiscal Year 2019 Budget. **Public Hearing**

Brad Wilson gave a presentation on the final amendment to the FY 2019 budget.

Note: A copy of Mr. Wilson’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.

Motion: Council Member Van Wagoner moved to approve the final budget amendment for the FY 2019 Budget.

Second: Council Member Simonsen seconded the motion.

Discussion: None

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

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

22. Resolution 2019-18 / FY 2020 Budget (Financial Officer – Approximately 10 minutes) – Discuss and possibly approve Resolution 2019-18 adopting the Fiscal Year 2020 Budget.

Brad Wilson gave a presentation on the FY 2019 budget. He specifically reviewed changes made at the work meeting that morning.

Note: A copy of Mr. Wilson’s presentation is contained in the supplemental file.

Wes Johnson indicated that the City’s portion of the 185 South sidewalk needed to be included in the budget. Council Member Simonsen responded that excess funds for the 100 East Sidewalk could be used.

Mayor Johnson reviewed the development of a plaza on the Town Square.

Council Member Drury said that a target needed to be determined for the pickle ball courts on the Town Square.

Council Member Drury asked that \$5,000 be included for better speaker phones in the conference rooms of the City Office Building.

Motion: Council Member Van Wagoner moved to approve Resolution 2019-18, adopting the FY 2020 Budget, with the addition of \$5,000 for conference room speaker phones.

Second: Council Member Simonsen seconded the motion.

Discussion: None

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

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

23. Closed Meeting to Discuss Pending or Reasonably Imminent Litigation

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

Second: Council Member Van Wagoner seconded the motion.

Discussion: None

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

Council Member Drury	Aye
Council Member Orme	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 Simonsen moved to go out of the closed meeting.

Second: Council Member Probst seconded the motion.

Discussion: None

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

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

24. Settlement Agreement / John Probst Lawsuit (City Attorney – Approximately minutes) – Consider and possibly approve a settlement agreement in the John Probst lawsuit.

Motion: Council Member Van Wagoner moved to table the settlement agreement until the council meeting on July 16th.

Second: Council Member Simonsen seconded the motion.

Discussion: None

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

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

25. Resolution 2019-20 / Incidental Personal Use of Public Property (City Attorney – Approximately 10 minutes) – Discuss and possibly approve Resolution 2019-20 adopting a policy for the incidental personal use of public property.

Corbin Gordon made the following comments:

- The Utah State Legislature passed a new law making it a felony to use public property for personal purposes.
- Incidental personal use was allowed if a policy authorizing it was approved.
- The proposed resolution adopted such a policy.

Motion: Council Member Simonsen moved to approve Resolution 2019-20 adopting a policy for the incidental personal use of public property which would allow discretion at the local level.

Second: Council Member Van Wagoner seconded the motion.

Discussion: None

Council Member Drury	Aye
Council Member Orme	Excused from the Meeting

Council Member Probst	Aye
Council Member Simonsen	Aye
Council Member Van Wagoner	Aye

26. Resolution 2019-19 / Property Tax Rate (Financial Officer – Approximately 10 minutes) – Discuss and possibly approve Resolution 2019-19 adopting a certified property tax rate for Midway City.

Brad Wilson explained the property tax rate recommended by the Utah State Tax Commission and included in the resolution.

Motion: Council Member Van Wagoner moved to approve Resolution 2019-19.

Second: Council Member Drury seconded the motion.

Discussion: None

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

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

27. CDRA Meeting – A meeting of the Community Development and Renewal Agency of Midway City (Please see separate agenda).

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

Second: Council Member Drury seconded the motion.

Discussion: None

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

Council Member Drury	Aye
Council Member Orme	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 Van Wagoner moved to adjourn the board meeting of the Community

Development and Renewal Agency and to continue the City council meeting.

Second: Board Member Simonsen seconded the motion.

Discussion: None

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

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

28. Adjournment

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

The meeting was adjourned at 11:15 p.m.

Celeste Johnson, Mayor

Brad Wilson, Recorder

Midway City Council
16 July 2019
Regular Meeting

Kameron Kieffer /
Trails and Parks Committee

Laron Turley /
Trails and Parks Committee

Memo



Date: July 16, 2019
To: Midway City Council
From: Michael Henke
Re: Appointment of Kameron Kieffer as a regular member of the Trails and Parks Committee and Laren Turley as an alternate member of the Trails and Parks Committee

The Trails and Parks Committee currently has one vacant regular member seat and one vacant alternate seat because of vacancies created by inactivity of some members. Staff noticed the vacancies on the City's website and in the local paper for five weeks. The City received two applications from Kameron Kieffer and from Laren Turley. It is proposed that Kameron Kieffer is appointed as a regular member of the committee and Laren Turley as an alternate member of the committee.

Below is a list of the entire membership of the Trails and Parks Committee:

Name	Terms	Appointed	Term Ends
Rob Bouwhuis - Chair	1	07/26/2017	07/26/2021
Kristen Bellows	1	07/26/2017	07/26/2021
Ken Fakler	1	07/26/2017	07/26/2021
Clint Coleman	1	07/26/2017	07/26/2021
Jeremy Pope	1	11/15/2017	11/15/2021
Sheila Probst Siggard	1	8/8/2018	8/8/2022
Ken Mickelsen	1	05/7/2019	05/7/2023
Alternates			
Matt Frisby			
City Council Member			
JC Simonsen (Council Liaison, non-voting)			

LARON TURLEY

Planet Home Living, Newport Beach, California

May 2013 – November 2014

Project Manager

- Managed the zoning, entitlement, and municipal approval process for \$35,000,000 in for-sale high-end residential projects throughout Southern California (Los Angeles and Orange County).
- Assisted in the identification and acquisition of land for future development projects. Performed due-diligence, market analysis, and feasibility studies to support the underwriting and development proforma.

MXD Development Strategists Ltd., Vancouver, Canada

August 2012 – May 2013

Development Planning Strategist

- Performed real estate development planning, market analysis and design consulting; including financial feasibility, market and economic research, land use analysis, commercialization tenant-mix, and urban planning for mixed-use, retail, commercial, office and residential developments around the World.
- Worked with developers, investors, and internal teams on new development plans and proformas, including civil engineering concepts, architectural designs, developer and General Contractor budgets and schedules.
- Worked with nationally and internationally recognized development and architecture firms such as Rockefeller Group Development Corporation, Lennar, RTKL, NBBJ, and Jerde Partnership.
- Collaborated on numerous published plans and reports, as seen in Airport World, ICSC, ULI and APA.

Teles Properties., Los Angeles, California

August 2011 – June 2012

Real Estate Analyst

- Launched "Teles Intelligence", an in-house real estate market analysis group that provided real-time analysis and monthly reporting to Teles Corporate, over 300 agents, and buyers/sellers. This unique analytics tool spurred Teles' continual growth to over 600 agents and approximately \$3.4B in Sales Revenue in 2016 before being acquired by Douglas Elliman in 2017.

EDUCATION

University of Southern California, Los Angeles, California

2010-2012

Master of Planning, Honors, GPA 3.77

Arizona State University, Tempe, Arizona

2007-2010

Bachelor of Science in Finance, Cum Laude, GPA 3.48

PERSONAL ENDEAVOURS

University of Southern California, Los Angeles, California

2012-2018

Adjunct/Visiting Lecturer

- Taught a graduate-level urban planning intensive workshop on Visual Communication Skills for 6 years (12 semesters) for the Sol Price School of Public Policy.
- Taught a graduate-level, 2-credit course (PPD 599) on Visual Communication Skills and Software Techniques for Planners during the Spring 2014 semester:

LARON TURLEY

Experienced real estate Director of Development who has managed the ground up, new development of large resort condominium hotels, urban-infill condominiums and high-end single family homes across the West Coast and Mountain West regions. Excels in the ability to provide leadership, leverage cross-discipline solutions and provides a strong basis for planning, developing and executing real estate investment projects.

CORE COMPETENCIES

Site Analysis & Due Diligence
Underwriting
Programming Layout
Entitlements & Approvals
Team Management

Design Coordination
Construction Management
Sales & Marketing
Project Reporting
P&L Management

PROFESSIONAL EXPERIENCE

Replay Destinations, Park City, Utah

Director of Development

January 2019 – Present

- Responsible for strategic and day-to-day development and operational aspects for the Park City, Utah office with an emphasis on performance improvement, productivity, coupled with teamwork and communication at all levels.
- Provide leadership to employees and outside consultants on development projects from conception to completion.
- Manage P&L and project proformas for internal and external reporting purposes.
- Prospect and support acquisition team members for future growth opportunities.

Development Manager

July 2016 – December 2018

- Responsible for all planning & development activities, including site analysis, due-diligence, programming, underwriting, entitlements, design coordination, permitting, sales, marketing, value engineering, contract negotiation, and construction management of the following projects:
 - Lift Condominiums, 61-unit Condo/Hotel, Total project value \$87,000,000. Currently under construction, expected to be complete April 2019.
 - Yotel PAD Park City, 144-unit Condo/Hotel. Total project value \$54,500,000. Expected to start construction January 2019 and be complete July 2020.
 - *On Hold* – Started the design coordination and entitlements for a 854-stall parking structure in the Canyons Lower Village. Total project value \$15,000,000.

Deco Communities, Scottsdale, Arizona

November 2014 – April 2016

Senior Project Manager – Planning & Development

- Managed site planning, design coordination, entitlements, construction, marketing, and sales of the following projects:
 - Inspire Downtown Scottsdale, 97-unit Condominium. Total project value \$42,000,000. Phase 1 completed Summer 2017. Phase II on hold.
 - Edison Midtown in Phoenix, 110-unit Condominium. Total project value \$40,000,000. Completed in 2018.
 - Served as Interim Project Manager for Envy in Scottsdale with the transition of Project Managers. 89-unit Condominium. Total project value \$80,000,000. Completed in 2016.
- Assisted with the due-diligence and site planning for two other projects; Circa on Central Condominiums (Total project value \$76,500,000) and 5th and Fillmore (Total Project Value \$200,000,000)
- Managed the design and build out of the Deco Design Studio (\$100,000 Value) as well as internal office renovations (\$75,000 Value).

