

MIDWAY WATER ADVISORY BOARD

MONDAY January 7, 2019

MEETING MINUTES

Minutes of the Midway Water Advisory Board meeting held January 7, 2019 at 6:00 p.m. in the Midway City Office Building, 75 North 100 West, Midway, UT.

Roll Call

Irrigation Members: Steve Farrell and Grant Kohler Midway City: Mayor Celeste Johnson, City Councilman Bob Probst, Michael Henke, City Planner and Jennifer Sweat, Treasurer/Water Advisory Board Secretary.

City Councilman Kenny VanWagoner and Midway Irrigation Member Brent Kelly was excused from the meeting.

General Consent Calendar

Chairman/Irrigation President Steve Farrell asked for approval of the General Consent Calendar which consisted of:

- a. Approval of the Agenda for January 7, 2019
- b. Approval of the minutes for November 5, 2018
- c. Approve 2019 Meeting dates
- d. Approve Chairman and Co-Chairman for 2019

The board reviewed the agenda, minutes and meeting dates

Motion: Midway Irrigation Member Grant Kohler made a motion to approve the General Consent Calendar with no changes. City Councilman Bob Probst 2nd the motion. It was carried unanimously.

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

Motion was carried unanimously.

Lime Canyon Meadows – 960 Lime Canyon Road

Michael Henke, City Planner presented the following regarding this property

1. 2 acres
2. 4 lots, each lot would be .50 acres

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Planner Henke mentioned that Brett Walker, the applicant of the subdivision had previously done a rural preservation subdivision and had decided to move forward with developing the 2 acres that had been left on the property. The board reviewed the property via google map, as well as plat maps, drawings etc. Planner Henke discussed the transmission lines that ran thru lots 2 and 3, and an easement that was also in place for the Homestead. The easement for the Homestead will be re-routed but the applicant, his engineer, Paul Berg, and The Homestead will be working on this together to come to an agreement.

The irrigation company wasn't sure there was a line in the road for pressurized irrigation, and Brett Walker and Mike Kohler had discussed different options. They discussed a pump system, putting in a booster pump, or a pond. Midway Irrigation President Steve Farrell said that the Pond would not be possible, but the other ideas could happen.

The above-mentioned items will need to be worked out prior to the plat map being signed. Co-Chairman Farrell stated that they have water, its just finding the source.

Planner Henke presented the following as possible recommendation to make to the City Council:

- 2-acre parcel
 - Area of lots – 87,120 sq. ft.
 - Impervious area of 4 lots – 0.73 acres (4 x 8,000 sq. ft. = 32,000 sq. ft.)
 - Irrigated lot area – 1.27 acres
 - Row – Park Strip – 0 acres, total irrigated acreage and 1.27 x 3 = 3.81-acre feet
 - 4 culinary connections – 4 x 0.8 = 3.2-acre feet
 - Total Recommendation is 7.01-acre feet requirement
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Chairman/Mayor Johnson asked if there were further questions regarding this item? There was not

Motion: Mayor Celeste Johnson made a motion to recommend to City Council that the Lime Canyon Meadows located at 960 Lime Canyon Road be required to turn in 7.1-acre feet of water based on the water calculations presented tonight. The easement agreement with the Homestead Resort and pressurized irrigation source will also need to be resolved. Midway Irrigation Member Grant Kohler seconded the motion.

Chairman/Mayor Johnson again asked if there were further questions regarding this item? There was not

Motion was carried unanimously for Recommendation to City Council.

Homestead Resort – Potential Master Plane Update

Discussed new proposal for Homestead Resort which is slightly different from the Master Plan approved in 2008. The board reviewed the concept plan and the water use. The board did mention they would like to see the Golf Course water usage the next time it came before them. There was discussion if they would need to lease M&I water from the irrigation company, and they said no they would not. The board didn't feel there was anything that stood out as being a problem and would look forward to seeing where this plan took the Homestead. The board also discussed the transient rental sales tax, and how this could potentially help with maintaining it.

This item was only for discussion and no motions or recommendations were given. This item would also be discussed at the City Council work meeting in January, and will also go to Planning Commission, and would come back to the Water Advisory Board later.

New/Old Business

Co-Chairman Farrell stated that the Midway Irrigation Company had their annual meeting on Saturday, January 5th, and they had a great turn out. There was some concern regarding a letter that had been sent out by their attorney regarding the judication of the Provo River that would be happening this year with the state, but the company felt they could show the water was being used.

Chairman Farrell asked if there was any other business to discuss? There was not

Chairman/Mayor Celeste Johnson moved for adjournment. Midway Irrigation Member Grant Kohler 2nd the motion. It was carried unanimously. Meeting adjourned 7:15 p.m.