

**MIDWAY WATER ADVISORY BOARD
MONDAY OCTOBER 1, 2018
MEETING MINUTES**

Minutes of the Midway Water Advisory Board meeting held October 1, 2018 at 6:00 p.m. in the Midway City Office Building, 75 North 100 West, Midway, UT.

Roll Call

Irrigation Members: Steve Farrell, Brent Kelly, 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 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 October 1, 2018
- b. Approval of the minutes for August 6, 2018

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 for approval.

Francis Subdivision – 95 South 700 East

Michael Henke, City Planner presented the following regarding this property

1. .59-acre parcel
2. R-1-11 zoning
3. Proposal contains 2 lots – one existing dwelling
4. Access from 700 East
5. The lot will connect to Midway City's culinary water line and MSD's sewer line, and Midway Irrigation Secondary water line.

The board reviewed the property via google map, as well as plat maps, drawings etc.

The board reviewed the plat map from the original subdivision from 1976 and the new subdivision that was being proposed for this lot. It does meet all the requirements, barely, but it does meet them. One of the lots was split in 2007, and additional water was turned in at that time.

Planner Henke calculated that the project would need to turn in 1.28-acre feet of water. (See supplemental file for breakdown of calculations). This does give a credit for the existing home, and only requires water turned in for the new lot. At this point the applicant, Steve Francis plans on owing the property and putting in a very nice barn on the bottom, and an apartment on top. However, he may sell it at some point.

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

Motion: Irrigation Company member Grant Kohler made a motion to recommend to City Council that the Francis Subdivision located at 95 South 700 East be required to turn in 1.28-acre feet (1/2 shares) of water based on the water calculations presented tonight. City Councilman Bob Probst seconded the motion.

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

Motion was carried unanimously for Recommendation to City Council.

Dutch Draw – 1414 North Canyon Road

Michael Henke, City Planner presented the following regarding this property which is in Wasatch County.

1. The current plat has been recorded as Francis Probst Dutch Canyon Subdivision
 - a. Current plat has lot 1 – 1 acre
 - b. Current plat has lot 2 – 4.48 acres
 - c. Abegglen Parcel – 1.14
2. Proposed Amendment
 - a. Current plat lot 1 – 1 acre
 - b. Proposed plat lot 1 – 1.52 acre
 - c. Proposed plat lot 2 – 1.83 acres
 - d. Proposed plat lot 3 – 2.27 acres

The board reviewed the property via google map, as well as plat maps, drawings etc.

Lot one (1) has a home on the property, and uses a well for his culinary water, and according to the plat, the other lots are also supposed to use wells, and Midway Irrigation water for irrigation.

The amendment of the original plat would need to be done in the County, and lot one would need to be vacated. Normally when a property is in the County and they request a will serve letter, and the property is in our annexation declaration area, the property is required to annex into the City. The board discussed the project and did mention that there should be no access to the homes from River Road, the engineer, Mike Johnson said there were no plans to access the homes on River Road, and they didn't have a problem with annexation. They just felt they needed to start somewhere.

It was decided that the applicant needs to go to City Council to find out if they wanted to provide will serve letters, or if the property needs to begin the annexation process.

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

Motion: Mayor/Co-Chairman Celeste Johnson made a motion to do no action on this item, and referred the applicant to City Council, with the note that the property can be serviced by the culinary water however they needed to go to the City Council to see if they would like to do a will serve letter or begin annexation process. Irrigation Company Member Brent Kelly seconded the motion.

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

Motion was carried unanimously for no action on this item.

New/Old Business

Mayor/Co-Chairman Celeste Johnson moved for adjournment. Irrigation Company member Brent Kelly 2nd the motion. It was carried unanimously. Meeting adjourned 6:30 p.m.