



Memo

Date: 14 March 2024
To:
Cc:
From: Brad Wilson, City Recorder
RE: Minutes of the 20 February 2024 City Council Work Meeting

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

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

**Tuesday, 20 February 2024, 4:00 p.m.
Midway Community Center, City Council Chambers
160 West Main Street, Midway, Utah**

Note: Notices/agendas were posted at 7-Eleven, The Market 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, and The Wasatch Wave. The public notice/agenda was published on the Utah State Public Notice Website and the City’s website. A copy of the public notice/agenda is contained in the supplemental file.

1. Call to Order

Mayor Johnson called the meeting to order at 4:12 p.m.

Members Present:

Celeste Johnson, Mayor
Jeff Drury, Council Member
Lisa Orme, Council Member
Kevin Payne, Council Member
Craig Simons, Council Member
JC Simonsen, Council Member

Staff Present:

Corbin Gordon, Attorney (Arrived at 4:57 p.m.)
Michael Henke, Planning Director
Wes Johnson, Engineer
Katie Villani, Planner
Brad Wilson, Recorder

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

2. Town Square Master Plan (Mayor Johnson – Approximately 60 minutes) – Discuss a master plan for the redesign of the Midway Town Square located at 150 West Main Street.

Council Member Simonsen gave a presentation regarding a master plan and reviewed the following items:

- IBI proposal
- History
- Items of contention
- Current and proposed pavilions
- Parking
- Current versus new parking spaces
- Pavilion maintenance

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

- The shade sail and water feature should be removed from IBI's proposal.
- A new parking lot on the Town Square could be north, north and east, or south of the City Office Building.
- The BBQ pit would not be moved.
- The tennis court would be retained.
- The irrigation ditch, on the west side of the square, would be more natural.
- The ice rink could be moved further north if it was rebuilt.
- The Council should first focus on phasing and the timeline.
- The interior of the Town Square should be open and green.
- Big picture items should be resolved before a decision was made on the ice rink building.
- Some items might need to be postponed.
- Why was the City improving the Town Square? It should be a gathering place that was walkable.
- There should be a second east to west plaza.
- The center plaza should be the focal point.
- Food trucks and the associated pavilion should be moved further to the east.
- The current crossing of 200 West was at Main Street.
- The concrete along the west side of the ditch could not be removed. This concrete could not be faced with stone.

Note: Corbin Gordon arrived at 4:57 p.m.

- The new building and the ice rink should be the first priorities.
- The ditch could be redone in two to three years.
- The south entry should be eliminated.
- The ice ribbon and pavilion could be done later.
- The existing pavilion would ultimately be removed.
- Local families built the existing pavilion which was utilized a lot. It should not be razed and replaced, which would cost a lot of money.
- The existing pavilion could function for another five to ten years.
- Underground storage should be added to the pavilion if it were rebuilt.
- The current ice rink trailers did not need to be replaced.
- \$700,000 was too much to spend on a building that would not look like the Community Center.
- The ice rink needed to be fixed.
- Sufficient financial reserves should be maintained.
- Many projects did not need to be done at once.
- The community was getting out of the Town Square what it needed.
- A new building should be built.
- The existing pavilion should remain with its interior remodeled and its doors replaced.
- A master plan would be a guiding light for the Town Square.

Motion: Without objection, Mayor Johnson recessed the meeting at 5:15 p.m. She reconvened the meeting at 5:25 p.m.

3. Ice Rink Building (Rob Bouwhuis – Approximately 60 minutes) – Discuss the design and location of a new building on the Midway Town Square, located at 150 West Main Street, for the ice rink and other uses.

Rob Bouwhuis gave a presentation regarding the ice rink building and reviewed the following items:

- Attaching the building to the Community Center
- Accessibility to the restrooms
- Walkway between the building and the ice rink
- Rooflines
- Membrane roofing

Mr. Bouwhuis also made the following comments:

- It would be tight to move the building to the east.
- Attaching the building to the Community Center would look odd. It would also create drainage problems and eliminate an entrance and fire exit.
- The building was just outside of the dripline for the trees to the west.

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

- The new header would have to be replaced if the ice rink was moved.
- The shingles on the community center roof were no longer available. The building needed to be reroofed.
- The exterior of the ice rink building, and the future exterior of the Community Center should match.
- The building roof could drain to the west.
- More restrooms were needed on the Town Square.
- Should the restrooms be built separately from the building? Should they be built later?
- Construction of the building should be postponed for a year to be thought through more fully. That decision should be made after the contractor provided a cost estimate.

4. Adjournment

The meeting was adjourned at 6:11 p.m.

Celeste Johnson, Mayor

Brad Wilson, Recorder