

MIDWAY CITY COUNCIL REGULAR MEETING

Tuesday, 19 August 2025, 6:00 p.m.
Midway Community Center, Council Chambers
160 West Main Street, Midway, Utah

Participation is available electronically.
Instructions can be found at www.midwaycityut.gov.

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.gov or 435-654-3223 x118.

2. Consent Agenda

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

- a. Agenda for the 19 August 2025 City Council Regular Meeting
- b. Warrants
- c. Minutes of the 15 July 2025 City Council Regular Meeting
- d. Resolution 2025-25 amending the Midway City Fee Schedule regarding fees for using city buildings.
- e. Resolution 2025-26 honoring Kem Gardner and facilitating the preservation of some of his properties as open space.
- f. Tom Wardle as an alternate member of the Midway City Vision Architecture Committee.
- g. Zach Watts as an alternate member of the Midway City Vision Architecture Committee.
- h. Melisa Jones as an alternate member of the Midway City Historic Preservation Committee.
- i. First one-year extension of the final approval for the Probst Meadow Small Scale Subdivision located at 305 West Main Street (Zoning is R-1-9)
- j. Second one-year extension of the final approval for the Wayne's Pond Rural Preservation Subdivision located at 101 West 100 South (Zoning is R-1-43).
- k. Release the construction bond, minus 10% and any amount for landscaping, and begin the one-year warranty period for the Bonner Meadows Subdivision located at 100 South and 100 East.

3. Public Comment (At the discretion of the Mayor)

All public comment shall: 1) only be made by those physically present at the City Council meeting and only after the person states his or her name and address for the record; 2) may last no longer than 1 minute unless otherwise allowed by the Mayor; 3) must be germane to the authority of the City Council and be directly related to city programs, projects, services or events; and 4) may not address an item already on the agenda.

4. **Department Reports** (Approximately 30 minutes)
 - a. Law Enforcement
 - b. Ice Rink, Midway Boosters, and Swiss Days Committee
 - c. Affordable Housing, Heber Light & Power Company Board, and Open Space Advisory Committee
 - d. Heber Valley Railroad Board, Heber Valley Special Service District Board, Midway Sanitation District Board, and Wasatch County Caring Coalition
 - e. Legislative
 - f. Land Use
 - g. Financial Report
5. **Café Galleria Leasing Parking / Reconsider Motion** (Council Member Drury – Approximately 20 minutes) – Reconsider a motion from the 6 May 2025 council meeting approving a parking lease with the Café Galleria located at 101 West Main Street (Zoning is C-2).
6. **City-Wide Recycling / Discussion** (Celeste Johnson, Mayor – Approximately 30 minutes) – Discuss issuing a request for proposals for city-wide recycling in Midway City.
7. **Pear Tree Llamas Ranch / Open Space** (Utah Open Lands – Approximately 20 minutes) – Discuss and possibly deny, continue, or approve using bond funds to preserve open space at the Pear Tree Llamas Ranch located at 850 South Center Street.
8. **Impact Fee Facilities Plan** (Wes Johnson, City Engineer – Approximately 30 minutes) – Discuss and possibly deny, continue, or adopt an updated impact fee facilities plan for Midway City. **Public Hearing** – Public comment must be related to this item on the agenda.
9. **Ordinance 2025-22 / Parking Under Open Space** (Katie Villani, City Planner – Approximately 10 minutes) – Discuss and possibly deny, continue, or adopt Ordinance 2025-22 amending the Midway City Municipal Code regarding underground parking underneath open space.
10. **The Homestead Resort / Exception to Standard Specifications** (Paul Berg, Berg Engineering – Approximately 20 minutes) – Discuss and possibly deny, continue, or approve an exception to the Midway City Standard Specifications and Drawings, regarding the width of a private road, for the Homestead Resort located at 700 North Homestead Drive.
11. **Ordinance 2025-23 / Appointment Process** (Brad Wilson, City Recorder – Approximately 45 minutes) – Discuss and possibly deny, continue, or adopt Ordinance 2025-08 amending the Midway City Municipal Code regarding the process for appointing members to commissions, boards, and committees.
12. **Change Orders** (City Attorney – Approximately 20 minutes) – Discuss amending Title 4 (Revenue of Finance) of the Midway City Municipal Code regarding contract change orders.
13. **Town Square / LWCF Grant** (Brad Wilson, City Recorder – Approximately 20 minutes) – Receive and discuss a presentation on a Land and Water Conservation Fund grant received for the Midway Town Square.

14. Closed Meeting (As needed)

A closed meeting for any purpose as allowed in UCA 52-4-25.

15. Adjournment

Published on the Utah Public Notice Website on 15 August 2025 at 5:30 p.m. by Brad Wilson (City Recorder)
Posted on 15 August 2025 at 6:00 p.m. by Brad Wilson (City Recorder)
Amended on 18 August 2025 at 12:38 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 x118, or by email at: bwilson@midwaycityut.gov.