

MIDWAY CITY COUNCIL REGULAR MEETING

Tuesday, 18 November 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 18 November 2025 City Council Regular Meeting
- b. Warrants
- c. Minutes of the 21 October 2025 City Council Regular Meeting
- d. Final extension of the final approval for the Labarge Subdivision located at 922 North Pine Canyon Road.
- e. Conclude the warranty period and release the remainder of the bond for the Edelweiss Meadows Subdivision located at 640 East 200 South subject to the payment of all fees due to Midway City.
- f. Release the construction bond, minus 10% and any amount for landscaping, and begin the one-year warranty period for Plat A of Southill located at Main Street and Holly Lane.

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. **2025 General Election / Canvass Ballots** (City Recorder – Approximately 10 minutes) – Canvass the Ballots for the 2025 Municipal General Election.
 6. **Zermatt Resort / Conditional Use Permit / Local Consent** (Jack Sullivan – Approximately 20 minutes) – Discuss and possibly deny, continue, or approve a conditional use permit and grant local consent for an alcohol dispensing establishment at the Zermatt Resort located at 784 West Resort Drive (Zoning is Resort). Recommended with conditions by the Midway City Planning Commission. **Public Hearing** – Public comment must be related to this item on the agenda.
 7. **Nightly Rentals / TROD** (Michael Henke, Planning Director – Approximately 60 minutes) – Discuss nightly rentals and the Transient Rental Overlay District (TROD) in Midway City.
 8. **Ordinance 2025-27 / TROD Amendment** (Mark and Wendi Richard and Dallin Twilliger – Approximately 30 minutes) – Discuss and possibly deny, continue, or adopt Ordinance 2025-27 amending the Midway City Land Use Map to expand the Transient Rental Overlay District (TROD) to include a parcel located at 71 South 200 West (Zoning is R-1-7). Recommended with conditions by the Midway City Planning Commission. **Public Hearing** – Public comment must be related to this item on the agenda.
 9. **Ordinance 2025-17 / Short-Term Rentals** (Michael Henke, Planning Director – Approximately 45 minutes) – Discuss and possibly deny, continue, or adopt Ordinance 2025-17 amending the Midway City Municipal Code redefining short-term rentals and clarifying that the entire dwelling unit must be rented by one entity.
 10. **Parking Lot Fencing / Award Contract** (Wes Johnson, City Engineer – Approximately 10 minutes) – Discuss and possibly approve a contract to install fencing around a public parking lot located at 70 East Main Street.
 11. **Resolution 2025-31 / Budget Amendment** (Nancy Simons, Financial Officer – Approximately 10 minutes) – Discuss and possibly deny, continue, or approve Resolution 2025-31 amending the Fiscal Year 2026 Budget regarding improvements to a public parking lot at 70 East Main Street and other items. **Public Hearing** – Public comment must be related to this item on the agenda.
 12. **Appointment Process** (Corbin Gordon, City Attorney – Approximately 15 minutes) – Discuss amending the Midway City Municipal Code regarding the process for appointing members to commissions, boards, and committees.
 13. **IT Services / Award Contract** (Brad Wilson, City Recorder – Approximately 15 minutes) – Discuss and possibly award a contract for managed IT services for Midway City.
 14. **City Council / Midterm Vacancies** (Corbin Gordon, City Attorney – Approximately 20 minutes) – Discuss the process for filling midterm vacancies on the City Council.
 15. **Closed Meeting** (As needed)
A closed meeting for any purpose as allowed in UCA 52-4-25.

16. Adjournment

Published on the Utah Public Notice Website on 14 November 2025 at 3:30 p.m. by Brad Wilson (City Recorder)
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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.