

LEGISLATIVE UPDATE

April 7, 2026

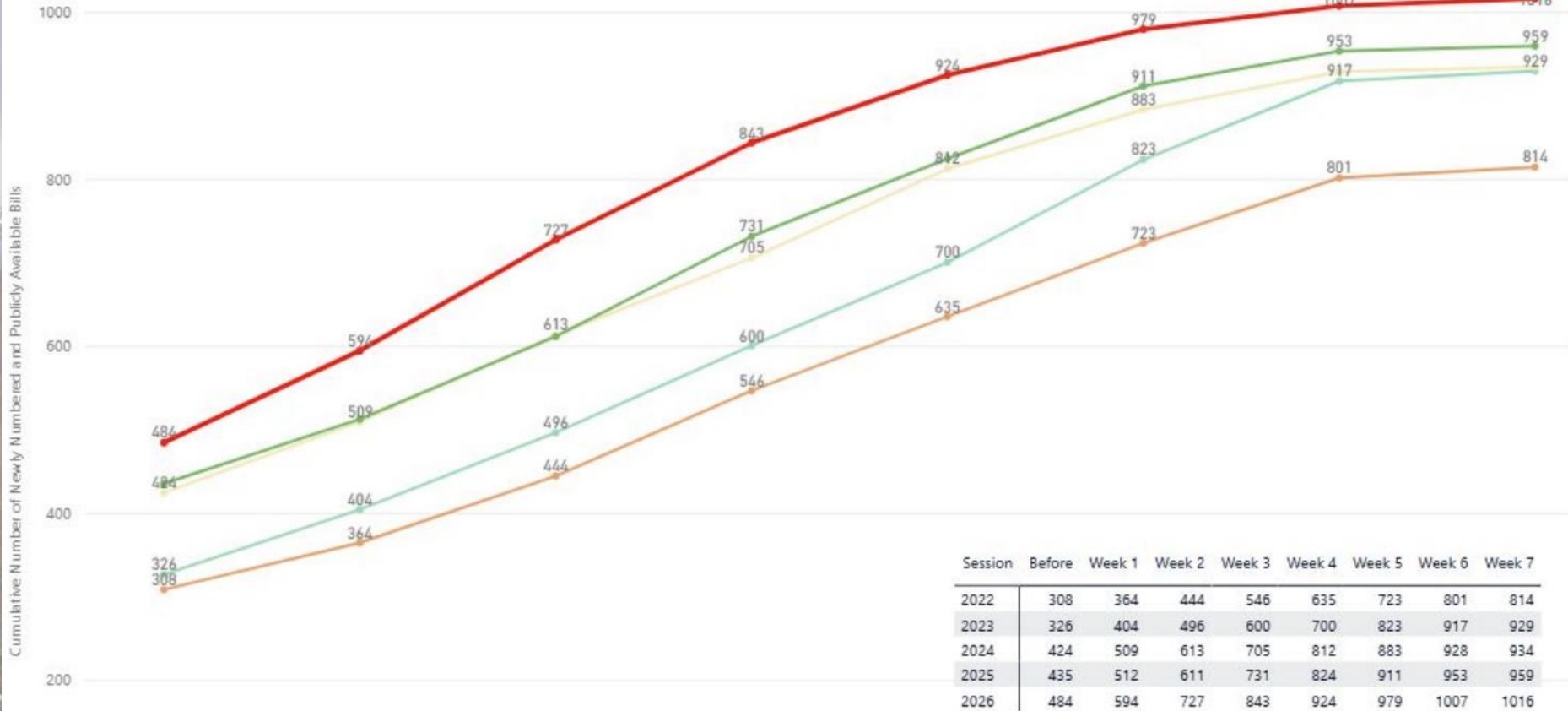


Midway
C.A.R.E.S.

Cumulative Bills Numbered and Publicly Available (not substitutes) by Week

2026: 1,016 bills introduced

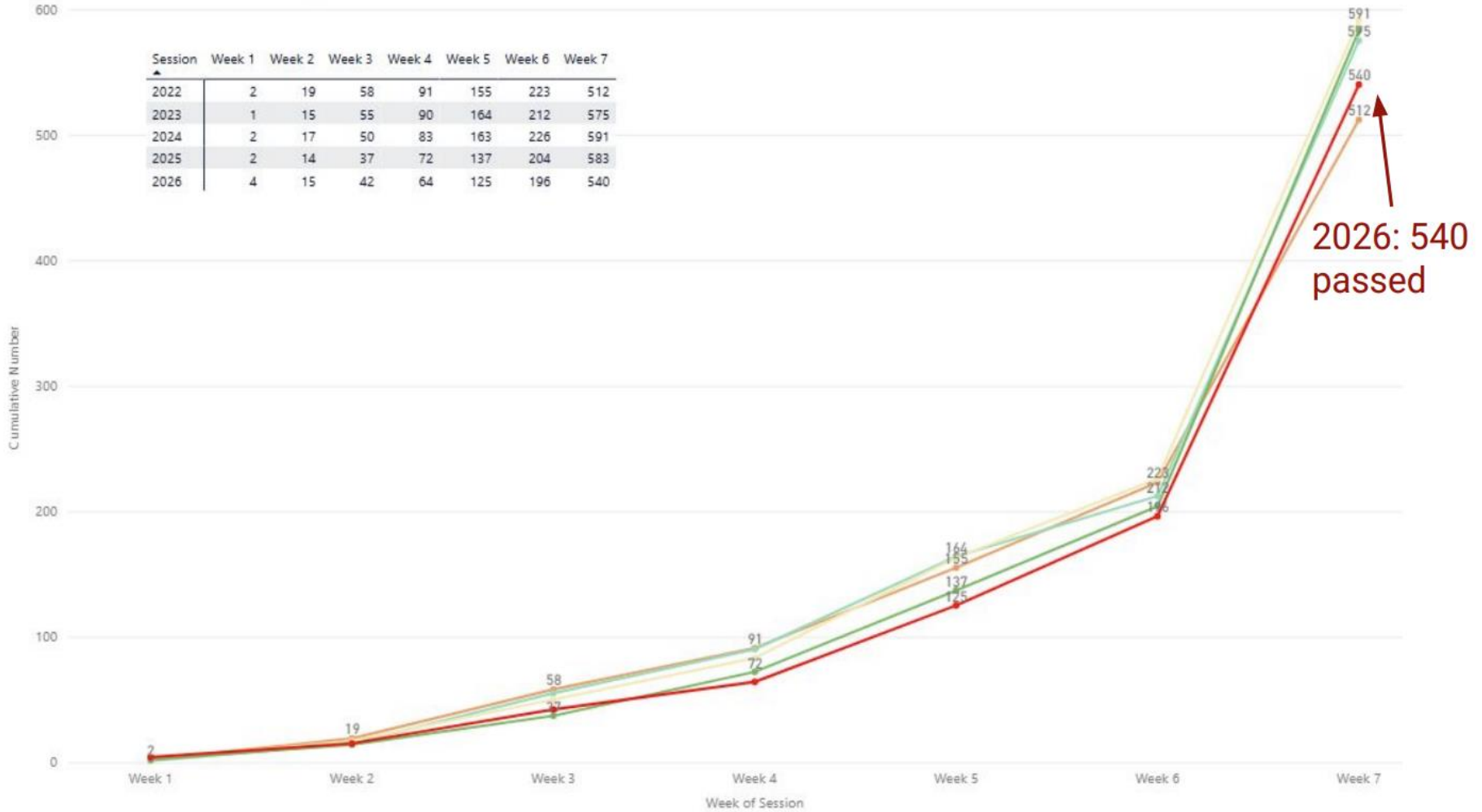
General Session ● 2022 ● 2023 ● 2024 ● 2025 ● 2026



Cumulative Bills Passed Legislature by Week

General Session ● 2022 ● 2023 ● 2024 ● 2025 ● 2026

Session	Week 1	Week 2	Week 3	Week 4	Week 5	Week 6	Week 7
2022	2	19	58	91	155	223	512
2023	1	15	55	90	164	212	575
2024	2	17	50	83	163	226	591
2025	2	14	37	72	137	204	583
2026	4	15	42	64	125	196	540



2026 Session Slido Data

7 *LPC Meetings* **46** *Slido Questions*

7,034
Total Slido Responses

Land use

2026 Legislative session



Midway
C.A.R.E.S.

DRAFT LEGISLATION

S.B. 284 S6 Local Land Use
Modifications (L. Fillmore)



Status: *Passed*

ULCT Position: *Support*

Where it started:

- 1) Dillon vs Hutchinson
- 2) Reasonable diligence definition
- 3) Infrastructure standards (Levels of service)
- 4) detached ADU mandate
- 5) Many other changes

Where it ended:

- 1) Land use regulations, fees, and land use application checklists must be posted on municipal website
- 2) Planning Commission training on ethics/bias and limited timing of recommendation
- 3) Removes the ability of a third party to obtain certain remedies and increases the burden of proof for challenging land use laws
- 4) Removes legislative bodies as appeal authorities
- 5) Can't regulate model homes (like open houses)
- 6) Conflicting ordinances between structure height and number of stories

DRAFT LEGISLATION

S.B. 284 S6 Local Land Use
Modifications (L. Fillmore)



Status: *Passed*

ULCT Position: *Support*

Where it ended (continued):

- 7) Provides the same process to remove property owners added after the first submission
- 8) Clarifies interest from cash bonds are only on new bonds submitted after May 7, 2025
- 9) Clarifies process for requesting new conditional uses by stating that there is no planning commission requirement
- 10) detached ADUs (DADU)
 - a) Applies to MIHP cities with lot sizes over 11k sq. ft.
 - b) Must have ordinance allowing DADU
 - c) Local ordinance may include parking restrictions (new laws), building setbacks, height, dimension, size, fees, and maximum lot coverage
 - d) Can still allow or prohibit subject to adequate infrastructure and capacity.

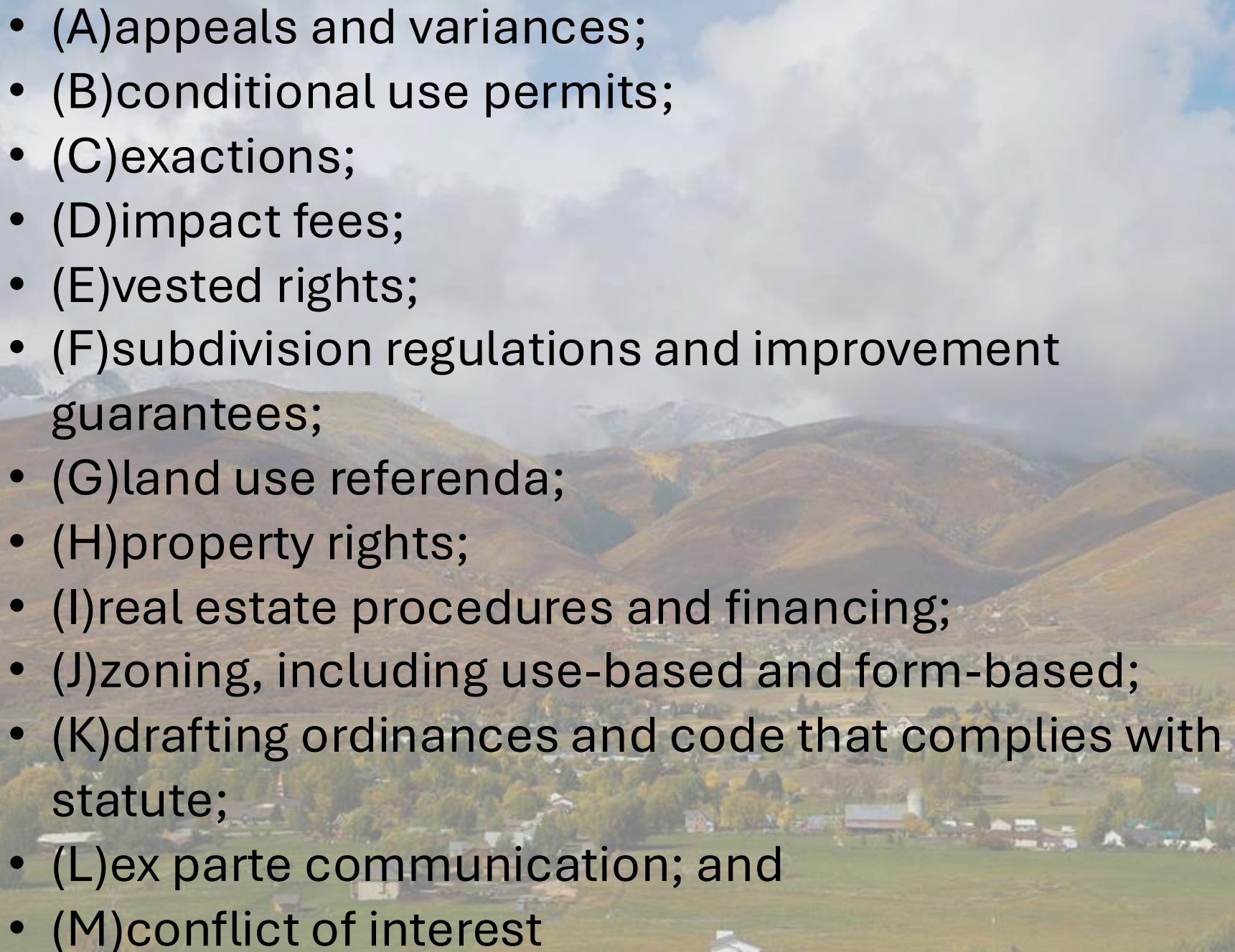
SB 284

- *Some provisions only apply to “specified municipality”
- (a) a city of the 1st, 2nd, 3rd, or 4th class (Midway 5th)
- (b) a city of the 5th class with a population of 5000 or more (Midway over 6000) **IF** the city is located within a county of the first, second or third class.
- Wasatch is a county of the 4th class. When reaches 40,000, will move to 3rd class. 2020 census data 34,788 but rapid growth since then. Utah Population Committee (UPC) estimate for 2025 = 38,413.

Planning Commission

10-20-302(5)(b)*

- * Does not yet apply to Midway (10-20-302(5)(a))
- (b) A municipality described in Subsection (6)(a)(i)(5)(a)(i) shall ensure that each member of the municipality's planning commission completes four hours of annual land use training as follows:
 - (i) one hour of annual training on general powers and duties, including the role of the planning commission in administrative, legislative, and quasi-judicial functions under this chapter; and
 - (ii) three hours of annual training on a combination of land use and ethics topics, which may include:

- 
- (A) appeals and variances;
 - (B) conditional use permits;
 - (C) exactions;
 - (D) impact fees;
 - (E) vested rights;
 - (F) subdivision regulations and improvement guarantees;
 - (G) land use referenda;
 - (H) property rights;
 - (I) real estate procedures and financing;
 - (J) zoning, including use-based and form-based;
 - (K) drafting ordinances and code that complies with statute;
 - (L) ex parte communication; and
 - (M) conflict of interest

CONT *

- (c) A newly appointed planning commission member may not participate in a public meeting as an appointed member until the member completes the training described in Subsection (6)(b)(i)(5)(b)(i).
- Municipality shall monitor training compliance.
- Training provided through staff, ULCT, etc.
- Municipality shall maintain a record of training completion at the end of each calendar year.
- Attendance at 12 meetings of planning commission in year may qualify for 1 completed hour of required training.

10-20-501 (5)

Publishing Requirements

- Municipality shall publish on its municipal website:
- all land use regulations
- fee schedule which includes all fees related to land use applications, including development fees and impact fees.
- (10-20-902 (3)): an application checklist for each land use application type that includes a checklist of all required plans and documents that make a complete application.

10-20-502 (2)(c)

Don't have to wait for PC REC

- Beginning on **September 15, 2026**, a legislative body may adopt or reject a proposed land use regulation without waiting for a recommendation from the planning commission if:
 - (i) a land use applicant makes a request described in Subsection 10-20-905(2)(b) [After a reasonable period of time to allow the land use authority to consider an application, the applicant may in writing request that the land use authority take final action within 45 days from date of service of the written request]; or
 - (ii) a legislative body determines that a planning commission has had adequate time to consider the land use regulation.

10-20-625

Model Homes and Open Houses

- (1)As used in this section:
- (a)"Model home" means:(i)a single-family home that the homebuilder uses to promote the sale or lease of another single-family home; or(ii)a unit within a multi-family residential structure that the owner uses to promote the sale or lease of another unit within the multi-family residential structure.
- (b)"Open house" means an event held by a homeowner, including an event in association with a real estate agent, architect, builder, or developer, to showcase a home, including the outdoor landscaping around the home.
- (2)The legislative body of a municipality may not regulate a model home or open house differently than a residential use.
- (3)Any ordinance regulating a model home or an open house differently than a residential use is void.

10-20-626 Structure Height

- (1) A municipality may regulate:
 - (a) the number of habitable stories that a structure may contain; and
 - (b) the overall height of a structure.
- (2) If a land use authority approved a land use application for a commercial lodging structure on or before September 1, 2025, and the land use application is subject to land use regulations described in Subsection (1) that conflict, the land use authority may not limit the number of above-ground habitable stories the land use applicant builds within the maximum overall height that the land use authority approved for the structure.

10-20-912

Exactions for Water Rights

- *(2) Except as provided in Subsection (3), a culinary water authority shall base an exaction for a culinary water interest on: (a) consideration of the system-wide minimum sizing standards established for the culinary water authority by the Division of Drinking Water under Section 19-4-114; and (b) the number of equivalent residential connections associated with the culinary water demand for each specific development proposed in the development's land use application, applying lower exactions for developments with lower equivalent residential connections as demonstrated by at least five years of usage data for like land uses within the municipality.*

Exactions cont.

- (3) If a municipality determines, in the sole discretion of the municipality, that good cause exists, the municipality may impose an exaction for a culinary water interest that results in less water being exacted than would otherwise be exacted under Subsection (2).
- (4)(a) A municipality shall make public the methodology used to comply with Subsection (2)(b).
- (b) A land use applicant may submit a request to the municipality's legislative body to review an exaction calculation used by the municipality under Subsection (2).
- (c) A land use applicant may present data and other information that illustrates a need for an exaction recalculation and the municipality's legislative body shall respond with due process.

Exactions cont.

- (5) Upon an applicant's request, the culinary water authority shall provide the applicant with the basis for the culinary water authority's calculations under Subsection (2) on which an exaction for a water interest is based.
- (6)(a) A municipality may not impose an exaction for a water interest if: (i) the culinary water authority's existing available water interests exceed the water interests needed to meet the reasonable future water requirement of the public; or (ii) the municipality or the municipality's culinary water authority does not have a written plan in accordance with Subsection (6)(b).
- (6)(b) Beginning on January 1, 2028, a municipality shall determine the municipality's water interests needed to meet the reasonable future water requirement of the public by completing a written plan described in Subsection 73-1-4(2)(f).
- (7) A provider of culinary or secondary water that commits to provide a water service required by a land use application process is subject to the provisions of this section and Section 10-20-911 the same as if the provider were a municipality.

[started as hb 439 – ended in SB 284]

Written Plan for Water Exaction

DRAFT LEGISLATION

H.B. 439 Water Planning
Amendments
(Shallenberger)



Status: *Relocated* to SB 284
ULCT Position: *Neutral*

Where it started:

Requires a municipality to adopt a written plan to impose water exactions

Beginning January 1, 2028 the plan shall adhere to the rules set forth by the State Engineer

This bill is in response to the legislative audit that found inconsistencies in how entities were calculating for water exactions

Where it ended:

This bill did not pass, but the language in the bill was substituted into SB284

10-20-1102 appeal authority*

- (1)(a & b) municipalities by ordinance shall establish one or more appeal authorities to hear requests for a variance from a land use authority and appeals from land use decision involving land use ordinance(s).
- C. Appeal authority may not hear appeal from enactment of land use regulation.
- D. “Beginning on July 1, 2026, a city described in Subsection 10-20-302(5)(a)(i) may not designate the city's legislative body as an appeal authority.”* (not yet applicable to Midway, but probably soon)
- E. Legislative body shall be the appeal authority if land use ordinance designated this at time appellant filed appeal and appellant filed appeal before June 30, 2026.

10-20-1106 Due Process (Land Use Appeals)

- *(3) An appeal authority may only allow the following people to present or speak during an appeal hearing:*
 - *(a) the appellant or the appellant's representatives;*
 - *(b) the land use applicant or the land use applicant's representatives; and*
 - *(c) the municipality's representatives.*

10-21-101 & 10-21-304 ADUs (Effective 10/1/26)*

- Certain municipalities* shall adopt land use regulation that permits detached ADU on any lot or parcel 11,000 sq ft or more that contains a single-family dwelling if SFD is permitted use on property.
- Must comply with all building, health and fire codes.
- May not require more than 2 parking spaces assigned to DADU if 650 sq ft or larger or one if smaller than 650 sq ft
- May require conformance with height restrictions, owner residency main house, adequate infrastructure, setbacks, design consistent with main dwelling and not larger, may prohibit in easements or located in front yard, may prohibit rental less than 90 days.

What could have been HB 184 failed *

DRAFT LEGISLATION

H.B. 184 S3 Local Land
Use Revisions (R. Ward)



Status: *Failed*

ULCT Position: *Oppose*

Where it started:

- Preferred land use regulation: starter home, 5400 sq ft lot
- Applicant submits a “sketch” and city staff has 5 days to determine compliance
- If staff determines compliance, planning commission or legislative body has 30 days to approve/deny the request
 - Denials must be on record;
 - Deemed approved on day 31

Changes:

- Limits applicability to cities in 1st-3rd class counties
- Admin review and compliance windows extended
- Instead of vesting, applicant has 2 years to submit an application for a building permit and plat approval if approved
- Disclosure if applicant’s request was denied within 5 years

Where it ended:

- Held 9-0 in committee, changes made, then failed 3-6

Failed - Impact Fees

DRAFT LEGISLATION

S.B. 245 Impact Fee
Amendments (C.
Musselman)



Status: *Failed*
ULCT Position: *Oppose*

Where it started:

- Requires impact fee facilities plans designate a service area for each impact fee imposed
 - Plans must demonstrate that the geographic area included in each service area is necessary to include.
- Service area may **not** be the entire city
- Requires separate interest bearing ledger account for each service area.
- Limits impact fee expenditures to areas identified in the plan and states that plan must have been adopted prior to the collection of the impact fee.

Where it ended:

Failed, but there will a legislative audit of impact fees this year, which will results in legislation next session.

Failed groundwater amendments

- HB 533 S2 groundwater amendments (M. Kohler)
- Would have required when agricultural land will be put to a use other than ag because of development, the land use authority consider groundwater preservation amounts and methods in determining whether to approve land use application or issue land use permit.
- Land use authority may consider requiring use of land irrigation, flood basin as recharge basin, injection well, another available method.
- Requires Utah Geological Survey or irrigation companies to provide information upon request.
- Does not override water rights or State Engineer.

SHIP

DRAFT LEGISLATION

H.B. 492 S6
Transportation,
Infrastructure, & Housing
Amendments (C. Roberts)



Status: *Passed*
ULCT Position: *Support*

Where it ended

- 1) State Housing Infrastructure Partnership (SHIP)
 - a) \$100 million revolving **loan** fund
 - b) system infrastructure: drinking & secondary water, wastewater, sewer, stormwater, drainage, road part of general, regional plan
 - c) 5 member state board to approve projects
 - d) will establish criteria (e.g. MIHP 2.0) that includes:
 - i) builder will meet timelines
 - ii) repayment plan
 - iii) number of units
 - iv) ownership
 - v) affordability
 - e) preference for owner-occupied single family homes.
- 2) SL County specific
 - a) up to \$140 million in bonds to provide **grants** for infrastructure to support housing (same process as SHIP)
- 3) Prioritize owner-occupied housing
- 4) Funding for convention center restricted account
- 5) State surplus land
 - a) rulemaking authority to sell land at pre-entitlement appraisal value & defer payment until after owner-occupied housing built
- 6) Point of the Mountain: \$18 mill for infra

Landscaping Restrictions

DRAFT LEGISLATION

H.B. 215 S1 Landscaping
Restrictions Amendments
(T. Peterson)



Status: *Passed*

ULCT Position: *Neutral*

Where it started:

- Cannot have a land use regulation that prohibits a property owner from removing vegetation on their property.

Where it ended:

- Adds two exceptions:
 - Only applies if it is within a designated WUI area
 - Only if it would require removal of vegetation to meet defensible space requirements of the 2024 WUI code.

Passed in 24-1 in Senate

Fire Code

DRAFT LEGISLATION

H.B. 41 S3 Construction and
Fire Code Amendments (T.
Peterson)



Status: *Passed*

ULCT Position: *No Position*

Where it started:

- Adopts 2024 International Wildland Urban Interface Code (from 2006 version)

Where it ended:

- Prohibits cities of requiring compliance with the WUI for new development if it is not “high risk” (level 5) or above.
- Passed 27-0 in senate; sent for concurrence on amendment that passed 70-1

Failed – Bldg. Inspection Amnd.

DRAFT LEGISLATION

H.B. 470 Building
Inspection Amendments
(R. Ward)



Status: *Failed*

ULCT Position: *Oppose*

Where it started and ended:

- Municipality must accept **plan review** if:
 - Application is complete;
 - Statement by an individual who is licensed as a building combination inspector that states:
 - Plans for the **alteration** meet state laws and city ordinances
 - No liability on municipality for errors or omissions in the plans and document
- Municipality must allow applicant to use a third party **inspection** firm (on the city's third party inspection firm list) without first going through the city).

Failed 4-7-5 in House Business and Labor Committee

Alcohol

2026 Legislative Session



Midway
C.A.R.E.S.

Proximity Amendments

DRAFT LEGISLATION

H.B. 597 S1 Alcohol
Amendments (J. Burton)



Status: *Passed*

ULCT Position: *Support*

Where it started and ended:

Annual alcohol omnibus bill

- Proximity current law:
 - no alcohol license within 300 feet of a “community location”
 - community location = any K-12 school, church, library, playground, park
 - Decade ago: 600 feet with local consent/waiver option
- Path for restaurants (full-service, limited-service, beer only) and hotels to be within 300 feet of ***libraries, playgrounds, or parks***
- Local gov’t shall hold public meeting with public comment at least 30 days prior to local consent
- DABS will then consider the request

HB 597

- **HB 597** (Rep. Burton)
- Bars and restaurants serving alcohol are not allowed within 300 feet (pedestrian path from nearest entrance of establishment to boundary of community location) or 200 feet (straight line) of schools, churches, parks or libraries in Utah.
- Bill loosens restrictions and allows alcohol sales at hotels & restaurants near parks (but not schools or churches) if city and state commission approve request and city provides opportunity for public to comment at public meeting at least 30 days before consent given.
- Consent must include acknowledgement and authorization of proximity to community location. Exception does not apply to bars.

Taxes

2026 Legislative Session



Midway
C.A.R.E.S.

Truth in Taxation Amendments

DRAFT LEGISLATION

H.B. 236 S3 Truth in
Taxation Amendments (K.
Peterson)



Status: *Passed*

ULCT Position: *Neutral*

Where it started:

- 2 budgets
- Preliminary statement between May 1 and June 8

Where it ended (Sub 3):

- 2 budgets aren't required
- If proposing a tax increase, a taxing entity must:
 - Do a preliminary statement (meeting and notice) and present a property tax impact schedule in the first public meeting where the tentative budget with a prop. tax increase is proposed
 - Between May 1 and June 13: taxing entity required to state it is considering a tax increase, dollar amount and purpose, percentage increase, if it continues forward hearing info will be made available
 - Complete and adopt an interim budget by 6/30 that includes the proposed increase AND an impact schedule
 - Money derived from proposed increase must be held in restricted account within interim budget until tax increase is approved
- One-year grace period for new provisions
- TinT noticing clarifications for towns without websites

HB 77 Omnibus Tax Bill

DRAFT LEGISLATION

H.B. 77 Tax Modifications
(S. Eliason)



Status: *Passed*

ULCT Position: *Neutral*

Where it started and ended:

- Omnibus tax cleanup bill
- Requires that a city or county reauthorizing a ZAP/RAP tax must provide notice of the reauthorization to the Tax Commission 90 days before the reauthorization takes effect
- The Tax Commission may not continue collecting a tax if it has not received notice of reauthorization

*This bill was in response to some cities not properly reauthorizing ZAP/RAP taxes in summer 2025

Property Tax Adjustments

DRAFT LEGISLATION

S.B. 238 Property Tax
Adjustments (C. Wilson)



Status: *Passed*

ULCT Position: *Support*

Where it started:

- Objective: clarify process issues from summer 2025 & more
- Makes adjustments to judgment levy notices
- Clarifies virtual participation requirements (post instructions 24 hours before hearing, ensure virtual participants hear, see, testify, submit comments)
- Clarifies that TinT hearing must be held on a standalone date
- Clarifies posting requirements for a list compiled by the county auditor displaying all entities going through TinT in the county
- Requires the taxing entity to submit evidence of compliance to Tax Commission within 7 days of adopting a final budget (TC can't certify rate otherwise)

Where it ended:

- Passed unanimously in both chambers

Gas Tax Temporary Reduction

DRAFT LEGISLATION

H.B. 575 S1 Fuel Tax and
Supply Amendments (C.
Roberts)



Status: *Passed*

ULCT Position: *Neutral*

Where it started:

- Reduces gas tax to \$0.319/gallon from July 1-Dec 1, 2026. Repeals the reduced tax rate on Jan 1, 2027
- Local governments receive \$11.9 million less due to the cut
- Requires quarterly reports from Utah refiners
- State permitting requirements

Where it ended (Sub 1):

- State allocated \$11.9 million of state money to hold local governments harmless from the tax cut

Failed Tax Bills

- SB 97 (D. McCay): would have imposed 5% property tax cap, limited fund balance, changed definition for “locally assessed new growth”, removed residential exemption for rentals. Failed 15-14 Sen.
- HB 449 & H.J.R. 20 (T. Auxier): would have required voter approval for increase in property taxes. Died in rules.
- HB 485 (T. Auxier): would have capped how much new growth property tax revenue could be collected. Died in rules.
- HB 484 (K. Christofferson): would have limited budget increase to 5% through T. in T. or voter approval if more.
- HB 161 (J. Koford): would have increased residential exemption from 45% to 60%. Died before hearing.

Water

2026 Legislative Session



Midway
C.A.R.E.S.

HB 19 Drinking Water Amendments

- Rep. Jack
- Community water system provider must have emergency response plan by 12/31/26 if serve population of 3300 or greater, and by 7/1/27 if less than 2200.
- Update software, annual cybersecurity training to employees with access to control systems.
- Internal assessment of security vulnerabilities, ensure automated system can be operated manually, reporting security breaches to Utah Cyber Center and Division of Drinking Water.

SB 284 Exactions

- HB 439 Water Planning Amendments (Shallenberger) – requiring municipality to adopt written plan to impose water exactions (adhere to State Engineer rules by 1/1/28) was substituted into SB 284.
- Response to legislative audit showing inconsistencies in how entities calculate exactions.

Failed Legislation

- HB 501 (B. Bolinder) water modifications: beginning 1/1/27 would have required public water systems and wastewater systems to impose fees (median adjusted gross income x 1.5% (if one) or 3% (if both) x number of connections. Fund would stay with local system.
- HB 489 (T. Peterson): would have limited use of retention basins GSL basin.
- HB 328 (C. Okerlund): would have prohibited overhead spray irrigation for nonfunctional turf new commercial developments.
- HB 154 (D. Owens): would have directed Div. of Drinking Water to conduct study re water loss by public systems.

Administration

2026 Legislative Session



Midway
C.A.R.E.S.

Online Form Submission

DRAFT LEGISLATION

H.B 147 S4 Government
Form Submission
Amendments (J.
Teuscher)



Status: *Passed*

ULCT Position: *Neutral*

Where it started:

Requirement: All cities/towns required to fill out any form online

Where it ended:

Requirement: All cities/towns must permit a way to submit any city form electronically unless exempted.

- By July 1, 2027: All cities that have revenues or expenditures above \$1,000,000
- By 2030: All remaining cities/towns

Exemptions:

- Prohibited (or required) by federal or state laws, or court rule
- Election forms
- Fingerprint Req.
- Incarcerated person
- Marriage license
- Others

Passed House 69-1 on concurrence of senate amendment

Data Privacy Amendments

DRAFT LEGISLATION

H.B. 450 S6 Data Privacy
Amendments
(D. Shallenberger)



Status: *Passed*

ULCT Position: *Oppose*

Where it ended:

- Gives ODP ability to give extension or exemption on its own - without application
- Retain the privacy program report
- Must submit your privacy report to ODP
- Moves contract provisions to 2027.
- Expands what an individual can request should be modified in a record
- New data breach requirements for notification
- Transparency study by commission and office of data privacy and report to committee by November 2027

- Ombudsperson:
 - Limits authority to mediate:
 - No GRAMA disputes
 - No Government Records Ombudsman issues
 - State Privacy Auditor role
 - Cannot conduct audit of governmental entity's privacy practices
 - Cannot expand the scope of mediation beyond complaint
 - Data privacy complaint must first go to the chief administrative officer before submitted to the ombudsperson

- Can only use controlled or private records obtained for the purposes outlined in the record series sent to the state archives.

- Redefines what a chief administrative officer

Passed 28-0 in Senate, then amendment concurred in house 66-1

Political Signs

DRAFT LEGISLATION

H.B. 33 S1 Political Signs
Amendments (J.
Teuscher)



Status: *Passed*

ULCT Position: *Oppose*

- Local government may not prohibit a person from posting a political sign in a park strip if the person:
 - If the owner or lawful occupant of the adjacent property; and
 - is required by local ordinance or agreement to maintain the park strip
 - Owner or lawful occupant gives consent to sign being posted

Park Strip Language was removed from the bill during the interim. The Senate put the language back in on the third reading calendar and the bill passed.

Regulatory Impacts on Families

DRAFT LEGISLATION

S.B. 232 S1 Regulatory
Impacts on Families
(L. Fillmore)



Status: *Passed*

ULCT Position: *Neutral*

Where it started:

- Requires local legislative bodies (city councils, county commissions) and state agencies to consider the impacts of new ordinances/rules on families

Where it ended:

- A local legislative body's failure to comply with the requirement doesn't invalidate an ordinance or create a cause of action

State Employee Benefits Paid Time Off (PTO)

- SB 229 (Lincoln Fillmore)
- State employees currently receive vacation time and sick time separately.
- For new employees and existing employees who opt into the new system (one time leave program election), these will be combined and can be used for either vacation or sick time.
- Deadline set by Division of Finance for election but no later than July 1, 2027. If existing employee makes no election, will be in new program.
- On change date, balances will be converted to Paid Time Off (PTO) at 1:1 ratio.
- Increases maximum employer contribution on 401(k) match.

Election Amendments

DRAFT LEGISLATION

S.B. 321 Municipal
Election Amendments (D.
McCay)



Status: *Passed*

ULCT Position: *Neutral*

Where it started:

- Requires municipal candidates to file a campaign finance report by January 10 of each year until their account is zero
- This matches state and legislative candidate requirements
- Clarifies that remaining campaign funds can be:
 - Donated to a 501(c)(3) charitable organization
 - Money can be returned to donors
 - Other lawful political donations

Where it ended:

- Passed on the last night

Failed

DRAFT LEGISLATION

H.B. 479 S3 Election Code
Modifications (J. Burton)



Status: *Failed*

ULCT Position: *Oppose*

Where it started:

- Required ballot drop boxes to be attended by two poll workers
- Required voters to show Voter ID when dropping off their ballot at a drop box
- Set hours of operation for drop boxes
- Set requirements for number of drop boxes based on number of active registered voters in municipality
 - 1 drop box if less than 30,000
 - 2 drop boxes if more than 30,000, plus 1 extra drop box per 30,000
- Estimated \$934,000 one-time costs for local governments in FY2026, and \$10,074,200 ongoing costs beginning in FY2027

Where it ended:

- Died in Senate committee

Failed Continued

DRAFT LEGISLATION

H.B. 558 Election
Amendments (R. Wilcox)



Status: *Failed*
ULCT Position: *Oppose*

- Requires the election officer (clerk/recorder) to post the party affiliation of all candidates whether the candidate is running for a partisan office or not.
- All municipal candidates would have their party affiliation posted on the city/town website along with their campaign contact information
- This also applies to retention elections (courts)
- Died in House Committee

Failed Public Assistance Amendment

DRAFT LEGISLATION

H.B. 88 Public Assistance
Amendments
(T. Lee)



Status: *Relocated* to HB
386, *Failed*
ULCT Position: *Oppose*

- **Where it Started**

- Prohibits an agency or political subdivision from providing state or local benefits to an individual who is unlawfully present in the US.
- An employee of a city that knowingly fails to verify lawful presence or fails to maintain records regarding the verification of lawful presence is guilty of a class B misdemeanor. An executive director who is vested with a responsibility to administer or make policy for a state agency and who knowingly violates or allows an employee to violate this section is subject to removal from office
- An individual taxpayer who is injured by a violation of the section has a private right of action against an employee or executive director that knowingly violates the section- and the employee or executive director is not immune

Disposition Public Property

DRAFT LEGISLATION

HB 535 S4 Disposition of
Public Property
Modifications (N. Walter)



Status: *Passed*

ULCT Position: *Neutral*

Where it ended:

Before disposing of real property, local governments must:

- Post a physical sign at the property stating it is for and that offers may be made to the local government.

Before disposing of a significant parcel (> \$500k), must also:

- Publish an announcement of intent to dispose of the property on the local government's website OR a real estate offering website for at least 45 days.
- Announce the intent to dispose of public property during a public meeting.

Disposal of property must be approved by majority vote, **UNLESS ordinance/resolution states different approval process.**

- **Inform public of disposal action & terms (public meeting minutes, posting record of action on website, etc.)**

Exempts leases w/ initial term <10 years, easements, cemetery plots, road vacation, exchanges of property w/ similar value

Online Marketplace Amendment

DRAFT LEGISLATION

S.B. 108 S1 Online
Marketplace Amendments
(L. Fillmore)



Status: *Passed*

ULCT Position: *Neutral*

Where it started:

Prohibits local governments from regulating persons who operate online marketplaces

Where it ended:

- Limit the preemption to *online marketplace platforms*
- Preserve ability to regulate businesses/individuals who participate in marketplaces
- Preserve STR status quo (HB 256)
- Preserve process for obtaining data with a subpoena/court order for criminal investigations
- Preserve ability to enforce criminal violations
- Preseres ability to protect local government intellectual property on marketplaces

Homelessness

2026 Legislative Session



Midway
C.A.R.E.S.

DRAFT LEGISLATION

HB 572 S6 Justice Involved
Mental Health
Amendments (S. Eliason)



Status: *Passed*

ULCT Position: *Neutral*

Where it started:

- Seeks to strengthen Utah's behavioral health diversion and crisis response system
- Enhances coordination between law enforcement, courts, and behavioral health receiving centers
- Expands crisis intervention and de-escalation training requirements for peace officers
- Establishes standardized consent forms for information sharing
- Requires data collection and reporting on training and referral outcomes
- Directs study and improvement of jail mental health screening tools.

Where it ended:

- above provisions + the three provisions from HB 596 (permission to flex shelters with municipal consent, one-time 15% mitigation assessment, WVC recognition)



DRAFT LEGISLATION

H.B. 308 S2 Homeless
Services Amendments (C.
Okerlund)



Status: *Passed*

ULCT Position: *Neutral*

Where it started:

- Amends administrative requirements for OHS and clarifies the role of the Homeless Services Coordinator

Where it ended:

- The above provision + the three provisions from HB 596 (permission to flex shelters with municipal consent, one-time, 15% mitigation assessment, WVC recognition)



Public Safety

2026 Legislative Session



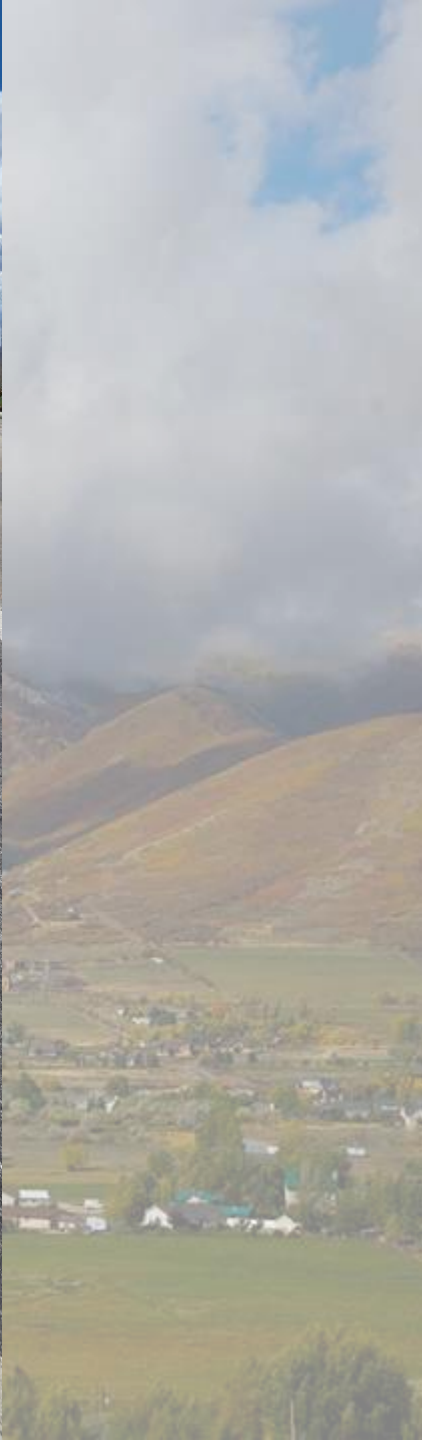
Midway
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HB 381 E-bikes

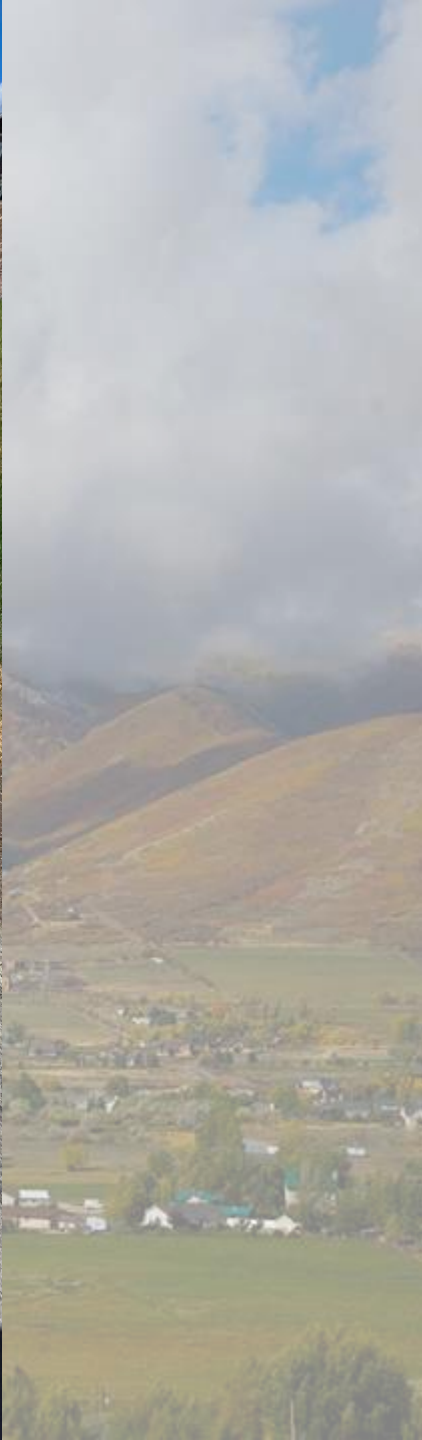
- 8-15 may use Class 1-3 e-bikes with adult supervision or independently with safety certificate. No e-motorcycles.
- 16 or older may use Class 1-3 e-bikes independently without safety certificate (but cannot operate on highway without certificate). Can drive e-motorcycle with driver's license and motorcycle endorsement.
- Everyone under 21 required to wear a helmet while operating an e-bike or high-powered mobility device (vehicle capable of over 20 mph on power of electric motor alone) unless operating Class 1 e-bike or motor assisted scooter rented from business.
- Sellers must disclose when not an electric assisted bike. Cannot rent to those under 18 unless have safety cert.
- City by ordinance may restrict use of high powered electric devices within jurisdiction.

Department Reports

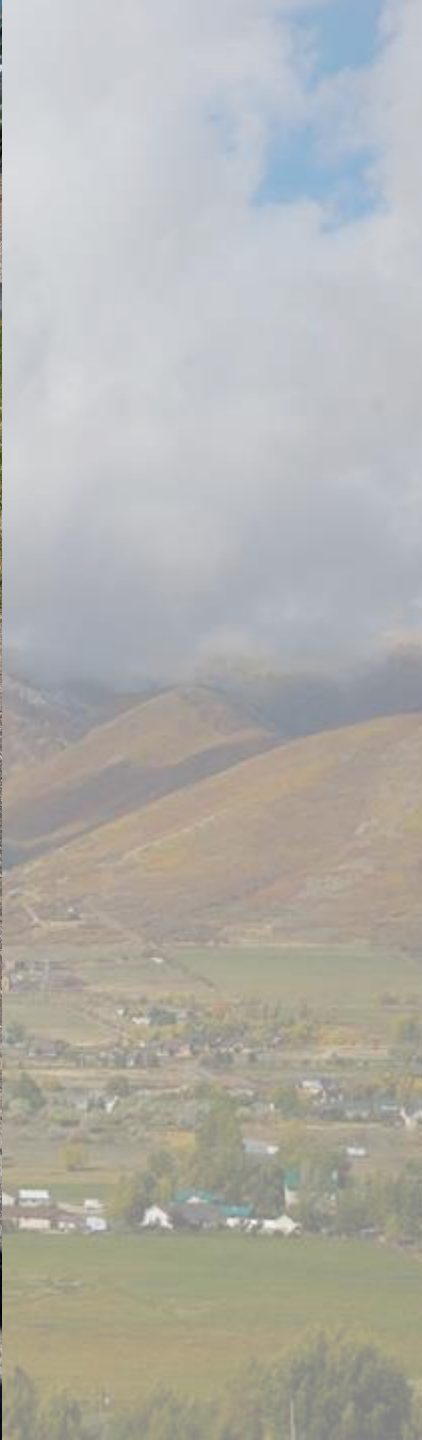
- a. Law Enforcement (Heber City Police Department)
- b. Public Works, Midway Irrigation Company, Heber Light & Power Company, Budget, Personnel, Heber Valley Railroad, Heber Valley Special Service District, Midway Sanitation District, Midway Water Advisory Board, Utah League of Cities and Towns, Mountainland Association of Governments, and Audit Committee (Craig Simons, Mayor)
- c. Interlocal, Midway Water Advisory Board, Animal Services, Parks, Trails, and Trees Committee, and Code Enforcement (JC Simonsen, Council Member)
- d. Financial Report (Nancy Simons, Budget Director)
- e. Legislative (Katie Villani, Planner)
- f. Construction Projects Update (Wes Johnson, Engineer)



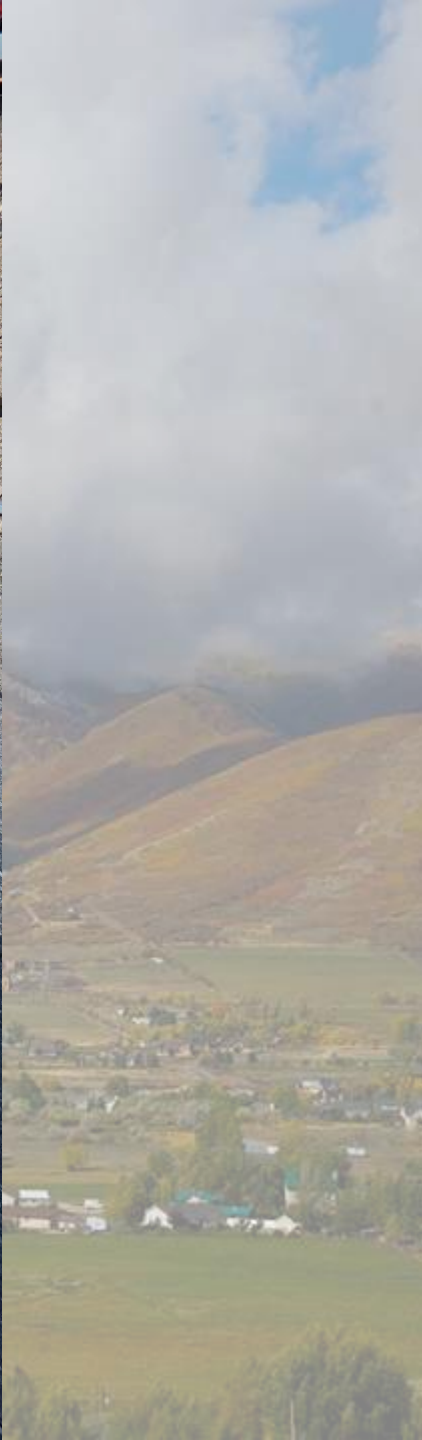
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