

HEBER CITY CORPORATION
75 North Main Street
Heber City, UT 84032
Heber City Council Meeting
AMENDED AGENDA
September 15, 2026

APPROVED Minutes

4:00 p.m. Work Meeting
6:00 p.m. Regular Meeting

I. WORK MEETING - 4:00 P.M.

Mayor Franco called the meeting to order at 4:07 p.m. and welcomed everyone present.

City Council Present: Mayor Heidi Franco
Council Member Yvonne Barney
Council Member Aaron Cheatwood - departed @ 5:30 p.m.
Council Member Mike Johnston
Council Member Morgan Murdock
Council Member Sid Ostergaard

Staff Present: City Manager Matt Brower
Assistant City Manager Mark Smedley
Community Development Director Tony Kohler
City Engineer Russ Funk
City Attorney Jeremy Cook
City Deputy Recorder Andrew Conley
Chief of Police Parker Sever

Staff Participating Remotely: IT Director Anthon Beales, Assistant City Manager J. Mark Smedley, Parks and Cemetery Foreman Brandon Puett, Human Resources Manager Cherie Ashe, Assistant to the City Manager Lainee Meyers, Public Works Director Matthew Kennard, City Engineer Russ Funk, and Finance Director Sara Jane Nagel.

Also Present: David Harris, Dunkin Kellogg, Jason Glidden, Jay Townsend, Nate Mitchell, and others who did not sign in or whose handwriting was illegible.

Also Attending Remotely: (Names are shown as signed-in online) JH, Amy Williams, B, Brandon34, Cody W, D, Denna Woodbury, Dw Phone-don't share, Grace Doerfler, Jen, Jon Gailbraith - Element Design, JR, JS, Kaylee, Lars Erickson, Louise, Mark Johnson, Michael Miller, Michele Medina, Observer, Phil's Cellphone, R, S, Shawn Taylor, Shorty5, and SRH.

1. Terracon Schematic Design of Main Street Park (Terracon) - 110 min

Terracon representative Lars Erickson shared a presentation providing a discussion outline and logistics to guide the discussion with Council for the proposed improvements of Main Street Park, as included in the meeting materials. He recalled the ongoing process used to arrive at the design options presented, including collaboration with Staff and Council, as well as extensive public outreach. Mr. Erickson introduced project representatives Dave Harris, Ryan Wallace, and Grant Hardy, who were there to assist with the presentation as well. The presentation included a schematic design schedule, a need to clarify Heber City's brand identity - possibly agricultural and outdoor recreation, integrating the City's Envision Heber 2050 plan, and capturing the Valley's natural beauty within the design plan. The complete design schematic would include year-round programming for events at the park to continue to involve the community. Council discussion followed surrounding the need for additional shade, continuing to accommodate the Car Show, and additional parking needed.

Terracon asked each Council Member to provide specific wants for park improvements and design if money were not an object and to list specific concerns each might have.

Council Member Barney wanted to see the park unchanged, with the exception of bathroom improvements, added parking, and more shade. She was concerned about safety for the children, and felt the berms should be removed. She shared the feedback she had received from community members expressing no desire to change the park. She proposed the possible inclusion of an indoor pavilion to accommodate winter events.

Council Member Cheatwood felt the food trucks should be located on Festival Street in order to reclaim the parking they had blocked. He supported the berms but proposed slightly alternate locations. He did not support the proposed historic walk or the ice/skate ribbon and felt it could be added later if wanted. He did support a splash pad and adding retail shops. He liked preserving as much of the open grass space as possible and did not like the proposed "drop-off/pick-up" zone, as he felt it cut into more of the potential parking. Bathrooms were important.

Council Member Johnston explained the unrealistic expectation for added parking and provided examples of successful venues in other parts of the country and world that did not provide parking. He supported the ice/skate ribbon, the splash pad, the pavilion, the linear hill or berm proposed by the playground, and a trailhead center. He proposed an alternate location near the trailhead center for the slip-lane, or pick-up/drop-off location, as he did not feel Main Street was appropriate. He did not feel the park was the appropriate location for the historic walk and wished to focus more on the revitalization of downtown. Council Member Johnston wanted to focus on iconic trees. He felt a rentable pavilion for private events was a good idea. He did not support an upper level playground.

Council Member Ostergaard recalled that this step in the process was intended to capture the big picture of the project and the details would follow with the phasing. He felt that the parking would happen and proposed looking at the area surrounding the Police Department. He thought more areas for brick and mortar retail would help pay for the project. He wondered whether the all-abilities playground and the traditional playground could be incorporated as one. He felt the playground location should be nearer the proposed splash-pad or ice-ribbon, both of which he supported. He had seen the benefits to communities that revitalizing a park into a community gathering space could bring. He supported additional trees for shade, felt it was important that the park could continue to support car shows, and felt the historic walk should be included.

Council Member Murdock wished to have a Council discussion regarding the 15-acre Duke property, owned by the City, proposed to become a park. He supported the proposed plaza plan, restrooms and drinking fountains were at the top of his list, parking with ADA stalls was important, keeping the legacy trees and increasing shade was important. He was not a fan of the loft playground, felt the pavilion should be enclosed, and supported a splash pad. He feared the potential of a long-term subsidy that might come with the ice/roller-ribbon, but was open to the berm. He liked the idea of a freedom trail from the park to the tabernacle. His priorities remained with keeping the green space, trees, shade, and bringing people together. He also acknowledged the popularity of the Heber Market on Main and recognized the potential of additional retail.

Mayor Franco felt the proposed Welcome Center was not needed, but suggested moving the pavilion to where the Welcome Center was proposed to be located. She proposed increasing the size of the pavilion and adding some office space, retail food or treat shops, and restrooms. She proposed moving the playground area slightly further south and dividing it into a smaller playground and a tween playground with a somewhat smaller berm and the splash-pad nearby. She did not support a loft playground over the ice-ribbon. She felt restrooms were needed in more than one location. She supported sidewalk pavers throughout the park. She did not care for the berm location in the middle. She did not think the proposed Albion globes would maintain dark-sky compliance. She proposed a clear guard around the stage to prevent falling. She expressed concern with noise control.

Council discussion resumed. Terracon reiterated the feedback from Council and agreed to return with updated draft designs.

II. BREAK - 10 MIN

III. REGULAR MEETING - 6:00 P.M.

1. Call to Order

Mayor Franco Called the meeting to order at 6:18 p.m. and welcomed everyone present.

2. Pledge of Allegiance (Mike Johnston, Council Member)

Council Member Johnston led the recitation in the Pledge of Allegiance.

3. Prayer/Thought by Invitation (Heidi Franco, Mayor)

Mayor Franco shared a prayer.

IV. CONFLICT OF INTEREST DISCLOSURE:

There were no conflicts of interest disclosed.

V. CONSENT AGENDA:

1. Resolution 2026-22 to Rescind Phase II Water Restrictions (J. Mark Smedley, Asst. City Manager)

Motion: Council Member Johnston moved to accept the Consent Agenda.

Second: Council Member Barney made the second.

Voting Yes: Council Members Ostergaard, Johnston, Barney, and Murdock.

Voting No: None.

Absent: Council Member Cheatwood was not present.

The **Motion Passed 4-0.**

VI. PUBLIC COMMENTS: (2 min per person/30 min max)

Jay Townsend, Heber City resident, AAB member, and Aircraft Owners and Pilots Association (AOPA) liaison for Heber Airport, expressed concern that the timing of the Airport Master Plan would place a burden on the current airport hangar residents. He claimed that, during the master planning, the Federal Aviation Administration (FAA), had said the existing runway was good for another 10-plus years. He said he had watched the City Manager surprise the Council at a prior Council Meeting with the information that he had met with OK3 and the FAA to push the Master Plan timeline forward to pre-Olympics. Mr. Townsend said that only Council Member Johnston had been aware of the information prior to the Council Meeting. He wanted to know who had initiated those meeting and why the Council had not been informed of meetings of such significance. The hangar row residents would be moved because of the Master Plan. He felt moving the runway relocation project timeline up placed unnecessary financial burden on the City and the Airport. The position of the AOPA was that the project did not need to happen yet.

Mr. Townsend had heard that Heber City needed to raise \$5 million for the project and questioned who would gain from cutting the timeline in half. He suggested the Council look for answers.

Jami Hewlett wished to publicly state her opposition to turn the Duke property into anything other than what it was donated for which was cemetery. [the land was purchased by the City, not donated]. Her children's school had taken a survey asking if it was preferred to keep the natural landscape or turn the land into a playground. She claimed that every person preferred to keep the natural landscape. She said there was supposed to be 10-acres of park for every 10,000 people and did not feel that meant an event center, or parking garage. She wanted to see trees and grass when she traveled out of town. She lived by the park in Heber and watched people picnic, and play Frisbee and catch. She proposed that if the City had an extra \$5 million, the City should buy open space rather than putting it into the airport. She said that the General Plan required the City to buy open space and the City should do just that rather than up-zoning and taxing people out of their homes.

With no one further coming forward from the public to comment, the public comment period was closed.

VII. GENERAL BUSINESS ITEMS:

1. Affordable Housing 101 Learning Series: Public/Private Partnerships, presented by Jake Wood, J. Fisher Co. & Karly Brinla, Brinshore Development (Tony Kohler, Community Development Director) - *60 min*

Executive Director of Mountainlands Community Housing Trust Jason Gliddon and Brinshore Development representative Carly Brinla were present to discuss public-private partnerships, focusing on building stronger communities through collaborative development. Ms. Brinla shared a presentation with examples of projects her company had built or was in the process of building. The projects were intended to provide housing for the community workforce. Brinshore specialized in forming private partnerships with public entities such as municipalities. She shared the amenities Brinshore projects aimed to provide as well as benefits to the community. Ms. Brinla described the economics and expertise Brinshore provided and outlined what a City could do to collaborate and contribute to the provision of affordable housing in the community.

Mr. Gliddon added that another large benefit to partnering with Brinshore was the additional outsourced partners that they were able to bring in to assist with important amenities such as day-care programs.

Mayor Franco asked how much money a city the size of Heber would need to bring to the table for such a project. Ms. Brinla advised there were countless factors that would need to be accounted for.

Council discussed possibilities and the processes for creating affordable housing projects.

City Manager Matt Brower explained that through the Envision Heber 2050 Plan, the City had been strategically acquiring properties in the downtown area. He felt it would be a significant tool that the City could leverage for potential redevelopment projects that would likely be offering both market rate units, as well as affordable housing units. Heber City would likely use a TIF (Tax Increment Financing) to bring in some cash. Mr. Brower intended to present Council with a process by which the City could issue an RFQ to put those properties out to bid for development, probably for some type of mixed project, both market rate and affordable housing, using the land as leverage as described, as well as a TIF and possible other resources that the City might be able to utilize.

Steve Swisher and his partner Lisa with GTS development, located in Heber City, advised that their firm specialized in public-private partnerships. They were a small consulting firm whose specialty was working with cities and counties and universities on public-private partnerships, doing one-off, once in a generation type projects, when entities did not have staff available, or when staff did not have time or the expertise to dedicate.

2. Telecommunications Ordinance Update (Tony Kohler, Community Development Director) - *20 min*

Community Development Director Tony Kohler explained that Atlas Towers had been to the Planning Commission to request a zone-change to allow an 80-foot tower at the cemetery location where the City had agreed to allow Atlas to construct a tower. Current zoning permitted a maximum height of 30-feet. After review at the previous meeting, the Planning Commission had forwarded a recommendation to the Council to increase the cell tower height allowed to 80-feet, except in commercial zones where the towers could be up to 100-feet. The zone modification also included an update to the set-back requirement for a 300-foot minimum from any existing dwelling and at least 150 percent of the height of the monopole from the nearest residential line. Council discussed design options, and additional locations cell towers could be needed and placed in the Valley.

VIII. ACTION ITEMS: (Council can discuss; table; continue; or approve items)

1. Finch Creek MDA Amendment (Denna Woodbury, Planning Consultant) - *45 min*

Planning Consultant Denna Woodbury recalled the direction provided by Council to Staff to add specific language to the MDA (Master Development Agreement). She presented the updated version of the MDA and reviewed the modifications made per Council's direction as well as updates proposed by the Finch Creek project representatives as outlined in the Staff Report.

Property owner James Stout, project attorney Nate Mitchell, and City Attorney Jeremy Cook provided clarification for the changes to the affordable housing requirements language in the MDA. Council discussed the City's first right of refusal, workforce housing, for rent versus owner-occupied units based on market conditions, the average median income (AMI) and affordable housing, nightly rentals, and development design concepts.

Mayor Franco opened the discussion for public comment. With no one coming forward to comment, the public comment period was closed.

City Attorney Jeremy Cook suggested that due to the substantial changes proposed, the item should be brought back for approval under the Consent Agenda at the next meeting. Mr. Mitchell asked that Council take a vote in order to allow the project to proceed.

Mayor Franco listed the additional changes to the MDA proposed by Council as follows:

- change section 3.3.4 on low income housing to include the government employee waterfalls, as in the original MDA, for the affordable 60% AMI units.
- whether renting or being sold, and if market conditions allowed them to be sold, then the units would be deed restricted at the 60% AMI, and that the 60% AMI units with the rent and the HOA fees would stay at the 60% AMI and not go above that.
- add fair housing language

Motion: Council Member Johnston made the motion to approve the Finch Creek MDA amendment, as presented, with the number of changes discussed, being fair housing language, enforcement language, and the changes that Council had discussed as articulated by the Mayor for the affordable housing and conditional upon a final review and approval of

the Consent Agenda at the next meeting, and with a final review and approval that the affordable housing language worked.

Second: Council Member Barney made the Second

Voting Yes: Council Member Johnston, Council Member Ostergaard, Council Member Murdock, Council Member Barney.

Voting No: None.

Council Member Cheatwood was not present.

The **Motion Passed, 4-0.**

2. Options and Recommendations for Heber City Justice Court Operations (Matt Brower, City Manager, Parker Sever, Chief of Police) - 30 min

City Manager Matt Brower explained that Judge Randy Birch was not seeking re-election. The City's options were to either consolidate the court with the Wasatch County Justice Court, which would entail an interlocal agreement, or to continue operating the court independently while working with the State Association of Courts to recruit, evaluate, and nominate a new judge. He provided details of what each option would entail and reviewed the pros and cons of closing or maintaining the City's Justice Court. He asked for Council guidance as Judge Randy Birch's term ended at the end of December 2026.

Mayor Franco felt it would be wiser to propose a two-year term rather than one-year for the interlocal agreement with Wasatch County. She suggested that automatic renewal was also a good option. She noted there was a 2011 Resolution indicating that the City could defer to the County Court system, in the case that the City was without a Judge. She reviewed additional concerns and asked for clarifications within the agreement presented in the meeting materials. Chief of Police Parker Sever stated that the interlocal agreement provided was an example from another City and not intended to be a final draft between Heber City and Wasatch County.

Council Member Mike Johnston asked for confirmation that consolidating the courts now would not prevent the City from resuming an independent court system in the future. Mr. Brower confirmed that was his understanding.

Mayor Franco opened the discussion for public comment.

Collette Ryan, Court Supervisor for the Wasatch County Courthouse, clarified the intention of section 12D. She said that when a judge was retained or a new judge was appointed, there was a committee that was established with certain people that had to be nominated from the City or the County besides the AOC (Administrative Office of the Court). Section 12D outlined who got a say on the nominating committee. She felt the justice courts consolidation option would help resolve public confusion.

With no one further coming forward to comment, Mayor Franco closed the public comment period.

Motion: Council Member Ostergaard made a motion that Council give authorization to staff to start the process to consolidate the courts, as Mr. Brower stated, as far as notifying the State.

Second: Council Member Johnston made the second.

Voting Yes: Council Members Ostergaard, Johnston, Barney, and Murdock.

Voting No: None.

Council Member Cheatwood was excused.

The **Motion Passed 4-0.**

3. Cemetery Master Plan Update (Matthew Kennard, Public Works Director) - 20 min

Public Works Director Matthew Kennard presented the Cemetery Master Plan as included in the meeting materials. He stated that Parks and Cemetery Foreman Brandon Puett was available online to answer questions as well. Mr. Kennard recalled that the proposed update to the Cemetery Master Plan was necessary due to the changed conditions at the cemetery since the 2020 plan was adopted. Council discussed alternate routes for the proposed trail to prevent a dead-end and whether the cemetery needed a connecting trail throughout or should maintain an independent internal walking path system.

City Engineer Russ Funk pointed out that there was a prescriptive access easement to allow Central Utah Water access along the canal.

Mr. Kennard continued to share the proposed design amendments as outlined in the attached presentation, noting that the designs were conceptual only and subject to change in the future. Council continued to provide suggestions and feedback.

Mayor Franco opened the discussion for public comment. With no one coming forward to comment, the public comment period was closed.

Motion: Council Member Ostergaard made the motion to approve the Cemetery Master Plan update as presented, with the removal of the southern trail and to add to the Master Plan the sidewalk that had been suggested on Mill Road from the roundabout.

Second: Council Member Barney made the second.

Voting Yes: Council Members Ostergaard, Johnston, Barney, and Murdock.

Voting No: None.

Council Member Cheatwood was excused.

The **Motion Passed 4-0.**

4. Consider Revisions to City Monthly Newsletter (Heidi Franco, Mayor, Ryan Bunnell) - 20 min

Mayor Franco felt there needed to be only one City newsletter and asked the Council to consider a name for said newsletter. She was recommending ADA standards be met for the newsletter and noted that the IT Director Anthon Beales was working diligently on updating the City's website to become ADA compliant within the States' required timeline as well.

Council Member Barney agreed that the newsletter needed to be ADA compliant and felt the font needed to be larger. Council Member Murdock approved of the name "Heber Herald" as was being used by Public Information Officer Ryan Bunnell, who had been compiling and distributing one of the versions of the newsletter. City Manager Matt Brower noted the States ADA requirements did not apply to printed material.

Council Member Johnston approved of the name "Heber Herald" but did not care for the example font or flex on blue paper, feeling it was hard to read. He did not feel the City newsletter should be used for fluff pieces or Council opinion pieces, but rather for informing the public of events, meetings, and providing community information. Council Member Ostergaard felt the newsletter needed to be kept simple with a two-sided front and back maximum length and agreed with Council Member Johnston on the content. Mayor Franco proposed including links to access additional content. Council Member Murdock felt there should be a designated space for the Mayor's Minute and the Council Corner and suggested a maximum word limit to prevent available space from becoming an issue. He felt there was confusion created by the issuance of two newsletters from the City. Council continued to provide suggestions and feedback for the newsletter design and content.

Motion: Council Member Barney moved to keep the newsletter to two pages, front and back, and if at any time Council Members wanted to add more, the Council Members or the Mayor's Messages were not to be cut off. The Mayor and Council were to keep their messages non-political, meaning the messages were positive and informative for the citizens. There was a deadline for anything that Council would like to add to the calendar of events and a deadline for messages to be sent out to the citizens. To keep the newsletter ADA compliant with State guidelines. That the paper was the right color. Whatever Robin was doing, keep it that way. And to keep the name as Heber Herald. And to list all Heber specific events on the calendar.

Motion: Council Member Barney moved to extend the meeting to 10:30 p.m.

Second: Council Member Ostergaard made the second.

Voting Yes: Council Members Ostergaard, Johnston, Barney, and Murdock.

Voting No: None.

Council Member Cheatwood was excused.

The **Motion Passed 4-0.**

Discussion on the original motion: City Manager Matt Brower asked whether Council Member Barney wished to amend the Communications Policy to align with the language restrictions she proposed in her motion for the newsletter. Council Member Barney clarified that she did not wish to restrict what the Council could write except that it not be overly political. Council Member Ostergaard inquired as to who would regulate the content. City Attorney Jeremy Cook felt that Council should have a policy to omit political content in the newsletter and did not feel that staff should be responsible for reviewing Council's newsletter content. Mayor Franco questioned what would be considered overly-political and felt it might be considered censorship. Council continued to discuss parameters for content of Council submissions to the newsletter.

Amendment to the original motion: Council Member Barney amended her motion to remove that Council messages need to be positive and to provide a guideline that there would be no swearing, no calling out any of the Council Members or any of the staff, and to not use the newsletter as a point for being negative or disrespectful.

Motion Failed for lack of a second.

Motion: Council Member Johnston moved to keep the name "Hello Heber!" with the exclamation mark.

Motion Failed for lack of a second.

Motion: Council Member Johnston moved to go with the name "Heber Herald." To keep the newsletter to one sheet, front and back. Make sure it was readable as much as possible to ADA standards. To use white or bright colored paper. And that Council needed to proof read it, to make sure it was readable. Page one would be a calendar of upcoming events that the staff determined. If Council wanted to throw something in, they could send it to staff. Page one would also have important City news and events. Page two would be split with the mayor continuing to do a mayor's message and the Council would get to do the other half of the second page as a Council message.

Second: Council Member Ostergaard made the second.

Voting Yes: Council Members Ostergaard, Johnston, Barney, and Murdock.

Voting No: None.

Council Member Cheatwood was excused.

The **Motion Passed 4-0.**

IX. RECESS AS THE HEBER CITY COUNCIL AND CONVENE AS THE CRA BOARD:

Motion: Council Member Johnston moved to recess as the Heber City Council and convene as the Community Reinvestment Agency (CRA) board.

Second: Council Member Ostergaard made the second.

Voting Yes: Council Members Ostergaard, Johnston, Barney, Cheatwood, and Murdock.

Voting No: None.

Council Member Cheatwood was excused.

The **Motion Passed 4-0.**

The meeting of the CRA board convened at 10:08 p.m.

1. Consider Bids to Raze and Cap Heber Light and Power Building (Matt Brower, City Manager, Tony Kohler, Community Development Director)

City Manager Matt Brower recalled that the City owned the former Heber Light and Power (HL&P) administrative building and Staff had been asked to collect bids for the cost to raze the building in order to convert the space into additional downtown parking. Community Development Director Tony Kohler shared the bids received as included in the Staff Report contained within the meeting materials. He shared the lowest bidder had been Heber Homes. He advised Council that if they wished to proceed with the demolition of the former HL&P building, Staff recommended approving the contract with Heber Homes.

Motion: Council Member Johnston moved to approve the bid from Heber Homes in the amount of \$79,968.00, to remove the Heber Light and Power Building and do the parking lot with the condition that the expectation of the fill, and filling the basement, and the road base material and compaction and asphalt grade were per City standards.

Second: Council Member Barney made the second.

Voting Yes: Council Members Ostergaard, Johnston, Barney, and Murdock.

Voting No: None.

Council Member Cheatwood was excused.

The **Motion Passed 4-0.**

X. ADJOURN AS THE CRA BOARD AND RECONVENE AS THE HEBER CITY COUNCIL:

Motion: Council Member Barney moved to adjourn as the CRA board and reconvene as the Heber City Council.

Second: Council Member Johnston made the second.

Voting Yes: Council Members Ostergaard, Johnston, Barney, and Murdock.

Voting No: None.

Council Member Cheatwood was excused.

The **Motion Passed 4-0.**

XI. COMMUNICATION:

Mayor Franco advised that she and two other Council Members had a conflict with the date proposed for Mr. Brower's evaluation as it overlapped with the Heber Light and Power board meeting. She proposed a Closed Meeting at the October 6th, 2026, City Council Meeting.

Mr. Brower shared that one of the City's team members had suffered a tragic loss the day prior and Staff was doing what they could to try to support him. He would inform Council of the funeral date and time once known.

Mr. Brower wished to respond to the concerns presented during the public comments made by Airport Advisory Board member Jay Townsend. He informed Council that meetings with the Federal Aviation Administration (FAA) were routine and business as usual. The FAA had requested to meet with Airport Staff in Heber to request the consideration of advancing the timeline for the runway relocation project, a meeting which was then shared publicly with the Council. Nadim Abuhaidar with OK3 had requested to meet with the FAA representatives, but the City had not participated in that meeting. The cost of the runway relocation project was outlined in the Airport Master Plan and was not arbitrary. Mr. Brower was unsure where the \$5 million dollar number had come from. The attempt to advance the timeline for the runway relocation project was contingent upon the City coming up with its obligation for the share of the cost.

There were two reasons the FAA wanted the runway project advanced: primarily it was for safety. Secondly, was inflation. The longer the project was delayed, the larger the financial burden would be for the City.

Mr. Brower reminded Council that there would be a tour of affordable housing projects that Friday led by Heber City. It would begin at 8:30 a.m. and depart from the Heber City Administration Offices. The tour would take them to Silver Creek, the Slope Side, and the Engine House.

Community Development Director Tony Koher reminded Council that the tour to Folsom, California was scheduled for September 29, and that most of the Council and Planning Commissioners planned to attend. The City PIO (Public Information Officer) Ryan Bunnell would be attending and would provide a write-up of what was seen and learned.

Mayor Franco advised there would be fireworks on Friday for the Railroad Heritage Days. She said that, because it was a commercial professional show, the City did not have any authority over it and the previous fire restrictions did not apply.

XII. CLOSED MEETING: (As Needed)

There was no Closed Meeting held.

XIII. ADJOURNMENT:

Motion: Council Member Barney moved to adjourn.

Second: Council Member Ostergaard made the second.

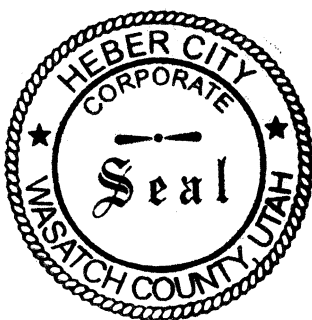
Voting Yes: Council Members Ostergaard, Johnston, Barney, and Murdock.

Voting No: None.

Council Member Cheatwood was excused

The **Motion Passed 4-0.**

The Heber City Council meeting was adjourned at 10:27 p.m.





Trina Cooke, City Recorder

VI. PUBLIC COMMENTS: (delivered by email)

From: AMY TUDDENHAM <[REDACTED]>
Sent: Tuesday, September 15, 2026 11:46 AM
To: CC Public Comments <ccpublic@heberut.gov>
Subject: (EXTERNAL) Subject: Thoughtful Planning for Main Street Park Phase 2

Dear Mayor Heidi Franco and Members of the Heber City Council,

Thank you for your continued investment in Heber City's parks and public spaces. I support creating opportunities for families to gather, play, and connect, and I appreciate the work being done to plan for our community's future.

As the City considers Phase 2 of Main Street Park, I respectfully encourage you to evaluate Main Street Park and the Duke property together rather than placing all proposed amenities in one location.

Main Street Park's greatest strengths are its open lawn, historic trees, and role as Heber's downtown gathering place. Over the past several years, significant investments have helped transform the park into a highly successful venue for concerts, festivals, markets, and community events. Attendance continues to grow, demonstrating how valuable this space has become to residents and visitors alike.

My primary concern is parking and infrastructure capacity. During major events, surrounding neighborhoods already experience overflow parking and traffic challenges. Winter conditions further reduce available parking due to snow accumulation and snow-removal operations. Adding high-use amenities such as an ice ribbon, splash pad, skate feature, and all-abilities playground could intensify these challenges without a clear solution.

I am also deeply concerned about investing an additional **\$15 to \$18 million** into Main Street Park. While the park is already a tremendous community asset, I question whether dedicating that level of funding to a single downtown location represents the best use of taxpayer dollars. Given the ongoing parking constraints and limited room for future growth, I believe these resources could deliver greater community benefit if invested in additional park and recreation areas throughout the city, including the Duke

property and other locations where families can be better served. As a taxpayer, I want to see our community's resources invested where they can have the greatest long-term impact and provide the broadest benefit to residents.

I encourage the City to consider whether amenities designed primarily for children and families would be better located at the Duke property. With more space for parking, circulation, and supporting infrastructure, it could provide a safer and more functional setting for family-focused recreation, particularly as nearby residential growth continues.

This approach would allow Heber City to create two complementary parks: preserving Main Street Park as the historic and cultural heart of downtown while developing the Duke property as a recreation-focused destination for families. Planning both properties together would maximize community benefit and ensure public investments are made where they can be most successful.

Before moving forward with an estimated \$15 to \$18 million expansion, I respectfully ask the Council to carefully evaluate parking, traffic, maintenance costs, and alternative locations that may better support these amenities. Wise planning today will help ensure these investments remain successful for generations.

I appreciate your service to our community and your willingness to consider resident feedback. This is an opportunity to preserve what makes Main Street Park special while creating new recreational opportunities that meet the needs of our growing city.

Respectfully,

Amy Tuddenham

[REDACTED]

From: Kristy Bond <[REDACTED]>

Sent: Tuesday, September 8, 2026 2:30 PM

To: CC Public Comments <ccpublic@heberut.gov>

Subject: (EXTERNAL) Concerns about Main Street Park Phase 2 Plan

Dear Mayor and Members of the Heber City Council,

I am writing to respectfully ask the City Council to reconsider the proposed Phase 2 plans for Main Street Park and to consider the Duke property as part of the solution.

I support providing wonderful recreational amenities for Heber's children and families. However, I am concerned that placing so many additional attractions at Main Street Park will compromise the open, historic character that makes this park such a special gathering place for our community.

I am particularly concerned about parking and traffic. Parking around Main Street Park is already extremely difficult during busy events, and the recent effort to create

additional parking along First East has resulted in significant traffic issues and has made driving along that street feel dangerous. Adding high-use amenities, particularly a year-round ice ribbon, will only increase these pressures. Winter snow removal and reduced street parking make this an even greater concern.

I also believe the City has an important responsibility to honor the commitment made when the Duke property was acquired— a handshake agreement that this property would remain an open space or be used for cemetery expansion or as a city park. Developing the Duke property as a family recreation park would honor that commitment while putting this valuable city-owned property to meaningful public use.

Rather than concentrating every amenity in one location, I respectfully ask the Council to consider the two properties together. Preserve Main Street Park as Heber's beautiful historic and cultural gathering place, and explore the Duke property as a safe, thoughtfully designed recreational park with appropriate parking and access.

This is a significant decision that will shape our community for generations. I hope the Council will take the time to consider both properties before moving forward with Phase 2.

Thank you for your service to Heber City and for thoughtfully considering the concerns and ideas of residents.

Sincerely,

Kristy Bond