

MIDWAY CITY COUNCIL REGULAR MEETING

Wednesday, 12 August 2015, 6:00 p.m.
Midway Community Center, City Council Chambers
160 West Main Street, Midway, Utah

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 and natural environment, as well as remaining fiscally responsible.

1. **Call to Order; Opening Remarks or Invocation; Pledge of Allegiance**
2. **General Consent Calendar**

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

- a. Agenda for the 12 August 2015 City Council Regular Meeting
 - b. Warrants
 - c. Minutes of the 22 July 2015 City Council Meeting
 - d. Conclude the Warranty Period and Release the Remainder of the Bond for Walker Ranch Located at 566 East Saddle Drive (Approximately 1600 North) Subject to the Payment of all Fees Due to Midway City
 - e. Conclude the Warranty Period and Release the Remainder of the Bond for the Valais PUD, Phase 8 Located at Chancey Lane (Approximately 40 East) and Bellevue Way (Approximately 1510 North) Subject to the Payment of all Fees Due to Midway City
 - f. Release the Construction Bond, Minus \$128,512.43, and Begin the One Year Warranty Period for The Kantons at Village Green, Formerly The Kantons, Located at Approximately 850 North Homestead Drive
3. **Public Comment** – Comments will be Taken on Any Item not Scheduled for a Public Hearing, as Well as on Any Other City Business. Comments are Limited to Two Minutes per Speaker. The Council Cannot Act on Items not Listed on the Agenda, and Therefore, the Council may or may not Respond to Non-Agenda Issues Brought up Under Public Comment. Those Wishing to Comment Should use the Podium, State Their Full Name and Address, Whom They Represent and the Subject Matter to be Addressed. Total Time Allocated to Public Comments will be no More than 10 Minutes.
 4. **Heber Light & Power/Rate Increase (Jason Norlen)** – Receive a Presentation on a Proposed Rate Increase by Heber Light & Power Company
 5. **Higginson Greenhouse/Conditional Use Permit (Kraig and Jeannette Higginson)** – A Request for a Conditional Use Permit for an Agricultural Greenhouse Located at 1170 South Center Street (Zoning is RA-1-43). Recommended with Conditions by the Midway City Planning Commission.

- a. **Presentation** – Receive Presentations on the Request from Staff and the Applicants
 - b. **Public Hearing** – Receive Public Comment on the Request
 - c. **Action** – Discuss and Possibly Approve the Request

- 6. **The Sages PUD/Master Plan Approval (Paul Berg)** – A Request for Master Plan Approval for The Sages PUD, Formerly Known as the Warm Springs PUD, Located West of the Valais PUD (Zoning is RA-1-43). Recommended with Conditions by the Midway City Planning Commission.
 - a. **Presentation** – Receive Presentations on the Request from Staff and the Applicant
 - b. **Public Hearing** – Receive Public Comment on the Request
 - c. **Action** – Discuss and Possibly Approve the Request

- 7. **The Sages PUD, Phase I/Preliminary Approval (Paul Berg)** – A Request for Preliminary Approval for Phase I of The Sages PUD, Formerly Known as the Warm Springs PUD, Located West of the Valais PUD (Zoning is RA-1-43). Recommended for Approval with Conditions by the Midway City Planning Commission.
 - a. **Presentation** – Receive Presentations on the Request from Staff and the Applicant
 - b. **Public Hearing** – Receive Public Comment on the Request
 - c. **Action** – Discuss and Possibly Approve the Request

- 8. **The Sages PUD, Phase I/Final Approval (Paul Berg)** – Discuss and Possibly Grant Final Approval for Phase I of The Sages PUD, Formerly Known as the Warm Springs PUD, Located West of the Valais PUD (Zoning is RA-1-43). Recommended for Approval with Conditions by the Midway City Planning Commission.

- 9. **Resolution 2015-06/The Sages PUD Development Agreement (Paul Berg)** – Discuss and Possibly Approve Resolution 2015-06 Adopting a Development Agreement for The Sages PUD, Formerly the Warm Springs PUD, Located West of the Valais PUD (Zoning is RA-1-43).

- 10. **Financial Report (Brad Wilson)** – Receive a Report on the Finances for Midway City

- 11. **Department Reports**

- 12. **Closed Executive Session to Discuss Pending or Reasonably Imminent Litigation**

- 13. **Adjournment**

Published on the Utah Public Notice Website on 7 August 2015 at 9:30a.m. by Becky Wood (Deputy City Recorder)
Posted on 7 August 2015 at 1:00p.m. by Becky Wood (Deputy City Recorder)
Amended on 11 August 2015 at 9:30 a.m. by Brad Wilson (City Recorder)

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 x104, or by email at: bwilson@midwaycityut.org.

The order of individual items on this agenda is subject to change to accommodate the needs of the council and those in attendance. All times are approximate.

City residents interested in giving opening remarks or an invocation should submit their name and address to the city recorder no sooner than one month and no later than 48 hours prior to the time of the meeting, specifying the particular meeting for which they are applying.