



# HIDEOUT, UTAH TOWN COUNCIL REGULAR MEETING AND CONTINUED PUBLIC HEARING

January 15, 2024

## Agenda

PUBLIC NOTICE IS HEREBY GIVEN that the Town Council of Hideout, Utah will hold its Regular Meeting and Continued Public Hearing electronically and in-person at Hideout Town Hall, located at 10860 N. Hideout Trail, Hideout Utah, for the purposes and at the times as described below on Monday, January 15, 2024.

All public meetings are available via ZOOM conference call and YouTube Live.

Interested parties may join by dialing in as follows:

**Zoom Meeting URL:** <https://zoom.us/j/4356594739>

**To join by telephone dial:** US: +1 408 638 0986

**Meeting ID:** 435 659 4739

**YouTube Live Channel:** <https://www.youtube.com/channel/UCKdWnJad-WwvcAK75QjRb1w/>

---

Regular Meeting and Continued Public Hearing  
6:00 PM

- I. Call to Order
- II. Roll Call
- III. Swearing in of Council Member Bob Nadelberg
- IV. Approval of Council Minutes
  1. July 13, 2023 Town Council Meeting Minutes DRAFT
  2. December 5, 2023 Board of Canvassers Meeting Minutes DRAFT
  3. December 14, 2023 Town Council Meeting Minutes DRAFT
- V. Follow up of Items from Approved Council Minutes
- VI. Public Input - Floor open for any attendee to speak on items not listed on the agenda
- VII. **Continued Public Hearing**  
*(\*Please note: These items will be continued to the February 8, 2024 Council Meeting)*
  1. Discuss and possibly approve an amendment of the Official Town of Hideout Zoning Map to rezone parcels 00-0020-8182 and 00-0020-8184 (the "Bloom in Hideout" Development) from Mountain (M) zone to Neighborhood Mixed Use (NMU), Residential 3 (R3), Residential 6 (R6), Mountain Residential (MR), and Natural Preservation (NP)
  2. Discuss and possibly approve a Master Development Agreement (MDA) for the Bloom in Hideout Development, which would include nightly rentals in zoning districts that do not currently allow for nightly rentals. Additionally, allowances for certain uses or conditional uses and architecture and/or roof designs that are not currently allowed per the Town's current zoning ordinances may be included.
- VIII. Agenda Items
  1. Discussion regarding the All West internet outages during the month of December
  2. Presentation and recommendation of the traffic study regarding speeds on Shoreline Drive
  3. Consideration of approving Resolution 2024-R-XX repealing and replacing the Hideout Fee and Rate Schedule to increase fines for general ordinance violations, parking violations, and make technical corrections
  4. Consideration to adopt Ordinance 2024-O-XX to amend Hideout Municipal Code Title 10, Chapter 16, Section 040 "Definitions" to allow holiday lights from Thanksgiving to March 1 each year
  5. Update regarding Fire Station 56
- IX. Committee Updates
  1. Economic Development Committee - *Council Member Severini*
  2. Design Review Committee - *Thomas Eddington*
  3. Transportation Committee - *Council Member Haselton*
- X. Closed Executive Session - Discussion of pending or reasonably imminent litigation, personnel matters, and/or sale or acquisition of real property as needed
- XI. Meeting Adjournment

---

Pursuant to the Americans with Disabilities Act, individuals needing special accommodations during the meeting should notify the Mayor or Town Clerk at 435-659-4739 at least 24 hours prior to the meeting.