



NOTICE OF HIDEOUT, UTAH TOWN COUNCIL REGULAR MEETING AGENDA February 12, 2026

PUBLIC NOTICE IS HEREBY GIVEN that the Town Council of Hideout, Utah will hold its regularly scheduled meeting at approximately 5:00 PM, or soon thereafter, on Thursday, February 12, 2026 in the Town of Hideout Council Work Room located at 10860 N. Hideout Trail, Hideout, Utah for the purposes and at the times described below.

The public may join remotely, attend in-person, or view the open portions of this meeting through live broadcast by connecting to: <https://www.youtube.com/channel/UCKdWnJad-WwvcAK75QjRb1w/>.

Interested parties may join via Zoom:

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

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

Meeting ID: 435 659 4739

5:00 PM Regular Meeting

- I. Welcome and Call to Order
- II. Roll Call
- III. Closed Executive Session to discuss pending or reasonably imminent litigation, the character and professional competence or physical or mental health of an individual; deployment of security personnel, devices or systems, the sale or acquisition of real property; and/or another permitted purpose under UCA§52-2-205. *

6:00 PM

- III. Call to Order
- IV. Pledge of Allegiance
- V. Public Input
Floor open for any attendee to speak on items not listed on the agenda. (Three (3) minutes per person).
- VI. Agenda Items
 1. Appointment and consideration by Council for advice and consent of two (2) Planning Commissioners - JD Cronin and Dr. Steve Powell (5 Min.)
 2. Consideration and Possible Appointment of Mayor Pro Tempore – (5 Min.)
 3. Land Use Training - Presented by Jordan Culimore, Lead Attorney/Office of the Property Rights Ombudsman (45 Min.)
 4. Utility Rates Study - Presented by Fred Philpot - LRB (10 Min.)
 5. Consideration and possible approval of adopting Resolution 2026-R-XX amending the Hideout Fee and Rate Schedule – Presented by Jan McCosh (5 Min.)
 6. Open and Public Meetings Training (OPMA) - Presented by Polly McLean (10 Min.)
 7. Appointment and approval consideration by Council for advice and consent of new Legal Counsel as City Attorney — Presented by Mayor Severini (10 Min.)

8. Consideration and Possible Adoption of Ordinance 2025-O-XX, Amending Hideout Municipal Code 5.04.075 to Align Construction Hours with Section 10.04.32 - Presented by Council Member Gunn (15 Min.)
9. Discussion and Possible Approval of Committee Appointments of Mayor and Councilmembers – Presented by Mayor Severini (10 Min.)
10. Town Council Retreat Overview, Feb. 10, 2025 – Presented by Mayor Severini (5 Min.)
11. Consideration and Possible Authorization of the Mayor to enter into a franchise agreement with UTOPIA – Presented by Nicole Cottle, UTOPIA, and Polly McLean (10 Mins)

VII. Consent Agenda (5 Min.)

1. Approval of the 01/29/2026 Town Council Special Meeting Minutes DRAFT

VIII. Follow up of Items from Approved Minutes

IX. Meeting Adjournment

I, Maria Devereux, the Recorder for the Town of Hideout, UT, do hereby certify that the above February 12, 2026 Hideout Town Council Meeting Notice & Agenda was posted at the following locations: 1) Hideout Town Hall, 2) Town website www.hideoututah.gov and 3) the Utah Public Notice Website at www.utah.gov/pmn.

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

Posted 02/11/2026