



DELTA CITY COUNCIL

REGULAR CITY COUNCIL MEETING

Wednesday, June 16, 2021
Delta City Municipal Complex Council Chambers
76 North 200 West
Delta, Utah 84624-9440

PRESENT

John W. Niles, Mayor
Brett C. Bunker, Council Member
Betty Jo Western, Council Member

Nicholas W. Killpack, Council Member

ABSENT

Robert W. Banks, Council Member
Kiley J. Chase, Council Member

OTHERS PRESENT

Sherri Westbrook, City Recorder
Todd F. Anderson, City Attorney
Matt Ward, Chronicle Progress
Travis Stanworth, Asst. Public Works Director
Dent Kirkland, Public Works Director
Michelle Lovejoy, Head Librarian
Mason Richins, City Intern

Jody Anderson, Admin. Director; Treasurer
Deb Greathouse
Charlie Edwards
Jane Beckwith
Bill Edwards
Bruce Curtis
Colton Griffiths

Mayor Niles called the meeting to order at 7:00 p.m. He stated that notice of the time, place and the agenda of the meeting had been posted at the Delta City Complex, on the Delta City website, on the Utah Public Notice website, had been provided to the Millard County Chronicle-Progress, LLC and to each member of the City Council at least 24 hours prior to the meeting. Mayor Niles conducted roll call. Council Members Bunker, Western and Killpack were present. Council Members Chase and Banks were absent. Council Member Western offered the opening remarks and Mayor Niles led those in attendance in the Pledge of Allegiance.

MINUTES

The minutes of the Regular City Council Meeting held 6/02/21 were presented for approval. Council Member Killpack noticed that on line 29 there was a repeated phrase. Council Member Bunker MOVED to approve the minutes of the Regular City Council Meeting held 6/02/21 with the correction noted. The motion was SECONDED by Council Member Western. Mayor Niles

asked if there were any other questions or comments regarding the motion. There being none, he called for a vote. The motion passed with Council Member Killpack, Council Member Bunker, and Council Member Western in favor. Council Members Chase and Banks were absent.

ACCOUNTS PAYABLE

The Council reviewed the accounts payable, payroll and electronic transactions for the period ending 6/16/21 in the amount of \$243,789.19. Council Member Western MOVED to approve the disbursed payments dated 6/16/21 in the amount of \$243,789.19. The motion was SECONDED by Council Member Killpack. Mayor Niles asked if there were any questions or comments regarding the motion. There being none, he called for a vote. The motion passed with Council Member Killpack, Council Member Bunker, and Council Member Western in favor. Council Members Chase and Banks were absent.

PUBLIC COMMENT PERIOD

Jane Beckwith told the Council that the Topaz Museum had received over 800 guests since the 15th of May, 2021.

BUSINESS

Colton Griffiths: Vacate Easement

The applicant was not present, the Council would like to discuss this item at a further date.

Rob Droubay: Notch Peak Phase 3, Plat H, Lots 20 & 21, Final Approval

Council Member Western explained that Lots 20 and 21 were in proper compliance to Delta City codes and had been presented to Planning & Zoning with no concerns from the commission. Council Member Bunker MOVED to approve Notch Peak Phase 3, Plat H, Lots 20 & 21. The motion was SECONDED by Council Member Killpack. Mayor Niles asked if there were any other questions or comments regarding the motion. There being none, he called for a vote. The motion passed with Council Member Killpack, Council Member Bunker, and Council Member Western in favor. Council Members Chase and Banks were absent.

Charlie Edwards; Antelope Valley RV, LLC: Water Connection

Charlie and Bill Edwards thanked the Delta City Council for meeting with them. Bill Edwards explained that they were under contract to purchase the Antelope Valley RV Park. He explained that they had spoken to City Attorney Anderson regarding the creation of a water hookup. He expressed that they would like to purchase four acre feet of water from Delta City and bond an additional acre foot. Public Works Director Kirkland explained that Delta City policy required a

quarter acre foot for every lot and after negotiating with Bill and Charlie, the Edwards' decided to use the existing well water for the irrigation use. Council Member Bunker asked if they planned on keeping their water. Charlie said that keeping their ten acre feet would be their preference. The Council explained that the first two acre feet would be \$3,000 per acre foot, and every additional acre would be \$5,000 per square foot. Council Member Bunker MOVED to accept Antelope Valley RV Water Conception Plan. The motion was SECONDED by Council Member Killpack. Mayor Niles asked if there were any other questions or comments regarding the motion. There being none, he called for a vote. The motion passed with Council Member Killpack, Council Member Bunker, and Council Member Western in favor. Council Members Chase and Banks were absent.

Jody Anderson; Administrative Director/Treasurer: Financial Services

Treasurer Anderson informed the Council that The State Bank of Southern Utah was extremely interested in having Delta City move its services. They have extended several offers with rates substantially lower than Zions Bank. She suggested a slow transition of several city accounts to The State Bank of Southern Utah while keeping accounts that needed to remain separated at Zions Bank. Council Member Bunker asked if that would be a problem for Delta City employees. Treasurer Anderson didn't think there would be any issues. Council Member Killpack MOVED to increase Delta City's relationship with The State Bank of Southern Utah according to what is most prudent to Delta City at the discretion of Delta City staff. The motion was SECONDED by Council Member Bunker. Mayor Niles asked if there were any other questions or comments regarding the motion. There being none, he called for a vote. The motion passed with Council Member Killpack, Council Member Bunker, and Council Member Western in favor. Council Members Chase and Banks were absent.

Mayor John Niles: Resolution 21-450; Wages & Compensation

City Attorney Anderson explained to the Council what Resolution 21-450 entailed, with a focus on allowances given to employees. Council Member Western asked how Delta City had come to the cell phone allowance that was given to employees. Treasurer Anderson said that the dollar amount was already in place. Council Member Bunker suggested making the phone rate consistent for all employees.

Council Member Killpack MOVED to adopt Resolution 21-450 Wages & Compensation with a correction to Stetson Henry's compensation, to correct a missing vehicle allowance, and to bring all cell phone allowances to \$45.00. The motion was SECONDED by Council Member Bunker. Mayor Niles asked if there were any other questions or comments regarding the motion. There being none, he conducted roll call. The motion passed with Council Member Killpack, Council Member Bunker and Council Member Western in favor. Council Members Chase and Banks were absent.

Mayor John Niles: Resolution 21-452; FY 2022 Budget Adoption & Certified Tax Rate approval

Council Member Bunker MOVED to adopt Resolution 21-452 for the Fiscal Year 2022 Budget Adoption and Certified Tax Rate. The motion was SECONDED by Council Member Killpack. Mayor

Niles asked if there were any other questions or comments regarding the motion. There being none, he conducted roll call. The motion passed with Council Member Killpack, Council Member Bunker and Council Member Western in favor. Council Members Chase and Banks were absent.

Mayor John Niles: Resolution 21-453; FY 2021 Budget Amendment

Council Member Western MOVED to adopt Resolution 21-453 for Fiscal Year 2021 Budget Amendment. The motion was SECONDED by Council Member Bunker. Mayor Niles asked if there were any other questions or comments regarding the motion. There being none, he conducted roll call. The motion passed with Council Member Killpack, Council Member Bunker and Council Member Western in favor. Council Members Chase and Banks were absent.

Mayor Niles: Resolution 21-451 Fee Schedule

Council Member Killpack asked about the wording of the cost per acre foot. He said that the rate increase happened at the third acre foot. After some additional discussion to clarify the Fee Schedule, Council Member Killpack MOVED to adopt Resolution 21-451 with the amendments presented. The motion was SECONDED by Council Member Bunker. Mayor Niles asked if there were any other questions or comments regarding the motion. There being none, he conducted roll call. The motion passed with Council Member Killpack, Council Member Bunker and Council Member Western in favor. Council Members Chase and Banks were absent.

Todd Anderson, Attorney: Resolution 21-454; Adopting the Delta City Transportation Plan

Council Member Killpack presented the Transportation Plan to the Delta City Council and mayor. He explained how he had classified the roads that were existing in Delta City limits and how he had differentiated them. He also told the Council that Delta City's roads did not match with Millard County's road plan. The addresses for Delta City would not be correct if they used Millard County's road plan, so the best course of action would be to expand Delta City's own grid. The solution that he suggested for those addresses that were already incorrect was to give the roads non-numerical names. He also said that according to his new plan, no new alleys would be able to be created. After he explained several other sections of the new Transportation Plan it was decided to have the Planning and Zoning Commission look over the Transportation Plan before having a public hearing. Council Member Killpack MOVED to table the Transportation Master Plan Resolution 21-454. The motion was SECONDED by Council Member Western. Mayor Niles asked if there were any other questions or comments regarding the motion. There being none, he called for a vote. The motion passed with Council Member Killpack, Council Member Bunker, and Council Member Western in favor. Council Members Chase and Banks were absent.

Todd Anderson, Attorney: Ordinance 21-290, Land Use Amendments

After reading over the ordinance City Attorney Anderson asked the Council what they wanted the lot size to be in the Mobile Home Zone. He explained that he had 9,000 square feet in his notes from the previous meeting discussion but the Planning and Zoning Commission had decided on 7,500 square feet. After some discussion, the Council realized that there had been an error and that 9,000 square feet was the originally decided lot size. Council Member Killpack MOVED to table the Resolution 21-290 to adopt changes to land use ordinances. The motion was

SECONDED by Council Member Bunker. Mayor Niles asked if there were any other questions or comments regarding the motion. There being none, he called for a vote. The motion passed with Council Member Killpack, Council Member Bunker, and Council Member Western in favor. Council Members Chase and Banks were absent.

Dent R. Kirkland, Public Works Director: Public Works Update

Public Works Director Kirkland told the Council that they were working on asphalt patching and concrete pouring before the 4th of July. Director Kirkland said that there was an issue with the irrigation on a citizen's property and asked the Council for direction. The council suggested giving them a refund but if the citizen wanted the additional irrigation watering then to make the repairs to provide it. He told the Council that the railroad was making progress in city limits. He also informed the Council that they would be losing an employee and would be looking for suitable applicants.



MINUTES APPROVED: 07/21/21