

MINUTES OF A REGULAR COUNCIL MEETING HELD FEBRUARY 24, 1981.

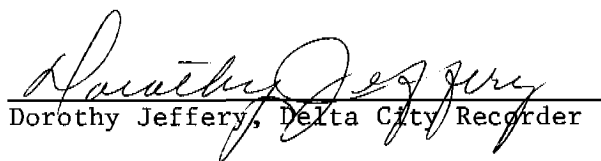
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Mayor Roper informed council property tax in the amount of \$9,003.03 was received Thursday, February 19, 1981.

Attorney Peterson told Council he had received a claim against the city, claim was given to Delta City's Insurance Company for their review.

Mayor Roper asked if there was any further business or comments, there being none Councilman Bird MOVED the meeting be adjourned, MOTION SECONDED by Councilman Losee, meeting adjourned at 9:40 p.m.


Leland J. Roper, Delta City Mayor


Dorothy Jeffery, Delta City Recorder

MINUTES OF A PUBLIC HEARING HELD FEBRUARY 23, 1981

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PRESENT:

Leland J. Roper	Mayor and presiding
Don Bird	Councilman
Cecil Losee	Councilman
Willis Morrison	Councilman

ABSENT:

Thomas Callister	Councilman
Max Bennett	Councilman

OTHERS PRESENT

Neil Forster	City Superintendent
Dorothy Jeffery	City Recorder
Warren Peterson	City Attorney
Harvey Rowlette	Rowlette Floral
Roger Stowell	IPP Representative
Wayne Taylor	City Resident
Orvil Jeffery	Quality Market
Arthur Jeffery	Quality Market
Mervin Williams	City Resident

Mayor Roper, being present, called the meeting to order at 6:30 p.m.
Dorothy Jeffery, being present, acted as secretary.

Mayor Roper stated that notice of the time, place and purpose of the meeting had been duly advertised in the Millard County Chronicle and posted in the Delta City Office Building and notice was sent to each member of the governing body prior to the meeting.

Mayor Roper informed those in attendance that the meeting was a public hearing for the purpose of hearing and considering comments and suggestions concerning the proposal of the creation of the position of City Administrator and staffing of that position for Delta City, the Mayor then read the following Public Notice that was published in the Millard County Chronicle February 12 and 19, 1981.:

Notice is hereby given that the Delta City Council will conduct a public meeting on Monday, February 23, at approximately 6:30 p.m. in the Delta City Offices at 309 West Main, Delta, Utah.

The Purpose of the public hearing is to present information and a proposal on creation of the position of a City Administrator and staffing of that position for the City of Delta and to receive public comment on this proposal. Public participation is invited and all residents of the City of Delta are urged to attend.

Published in the Millard County Chronicle February 12 and 19, 1981.

Following the reading of the Public Notice, Mayor Roper stated the City Attorney, Warren Peterson, has prepared in writing some options for management of city government and turned the time over to Attorney Peterson.

Attorney Peterson presented each councilman with a copy of the options, copies of which will be on file in the office of the City Recorder for public examination.

Attorney Peterson explained the types of full-time city administration available under the existing Utah statutes can be divided into three (3) categories:

1. The mayor can be retained on a full-time basis, as he already possesses the administrative powers, authority and duties vested by Section 10-3-808 and section 10-3-809, U.C.A.
2. A full-time manager or administrator can be appointed, once that office is established under Section 10-3-924, U.C.A. and the appropriate ordinances and resolutions prescribing the powers, duties and obligations of the manager are adopted.
3. One of the two (2) alternative forms of municipal government can be adopted under the "Optional Forms of Municipal Governments Act."

Attorney Peterson then evaluated the three alternatives for management of city government.

Attorney Peterson's recommendations were that the two (2) types of government available under the Optional Forms of Municipal Government Act be disregarded, at least for the time being. His opinion is that they would not be in the best interest of the City of Delta at the present time. Of the two (2) forms of full-time city administration previously mentioned, the legislative decision as to which of the two (2) is preferable should be made by the City Council after a public hearing. If the Council chooses the first form, a salary should be recommended, notice given and a public hearing held for establishment of the salary. If the second alternative is chosen, the Council should set a date at which the ordinance will be enacted, established the time for public hearing set a date at which the ordinance will be enacted, establish the time for public hearing and take

the steps necessary to hire a full-time administrator. There is nothing to restrict the City Council from retaining any member of the present City Government as the full-time city administrator, although the person hired must possess the skills necessary to perform in that office,

Attorney Peterson informed the group his understanding is that there is a possibility IPP may fund the salary for a full-time administrator.

There was a general discussion of the three (3) alternatives:

1. Full-time Mayor
2. City Manager or Administrator
3. Optional Forms of Government

Following are some of the comments made by those in attendance:

ORVIL JEFFERY Stated he felt the Mayor and Councilmen now in office are all very qualified for their jobs and the people have elected them to run our city. Mr. Jeffery further stated he did not approve of hiring someone outside of the area for a city administrator that does not know our people or the present status of our town. If the city needs a full time Mayor then lets have a full time Mayor but lets use one of the men we now have.

COUNCILMAN BIRD Explained the work load at the City office for all of the office personnel and the Mayor and Council due to the increased amount of paper work was to the point someone was needed on a full-time basis to keep everything running as smooth as poxxible during the time of the proposed rapid growth to Delta City.

COUNCILMAN MORRISON Said perhaps there is a need for both a Mayor and a City Administrator. In a year or so one man may not be able to handle all of the work, our present Mayors term is up this coming year and if for some reason there is a change in Mayors it would be unfair to have someone come in cold to the problems Delta City is now facing.

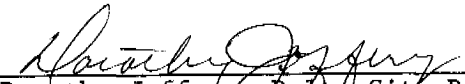
MERVIN WILLIAMS Stated he disagreed with Councilman Morrison, he feels one man can handle the problems of Delta City with the help of the Council. He favors a full-time Mayor position.


ARTHUR JEFFERY Asked if the decision was to hire a full-time Mayor for the present would it be possible to hire an administrator or an assistant to the Mayor at a later date when and if the need should arise.

Attorney Peterson stated the position of a City Administrator could be created at anytime the council decided to do so as long as the procedure of a public hearing and the ordinances and act. were met.

Mayor Roper told the group the time for the public hearing was over and it was time to start the regular City Council meeting. He thanked those in attendance for their suggestions and comments.

Mayor Roper asked for any final statement, there being none, Councilman Morrison MOVED the meeting adjourn, SECONDED by Councilman Bird. Meeting adjourned at 7:05 p.m.


Dorothy Jeffery, Delta City Recorder


Leland J. Roper, Mayor of Delta City

PRESENT:

Leland J. Roper	Mayor and presiding
Don Bird	Councilman
Cecil Losee	Councilman
Willis Morrison	Councilman

ABSENT:

Thomas Callister	Councilman
Max Bennett	Councilman

OTHERS PRESENT:

Neil Forster	City Superintendent
Dorothy Jeffery	City Recorder
Warren Peterson	City Attorney
Richard Hall	Land Developer
Randy Day	Security Title
Steve Pace	Land Developer
Wayne Taylor	City Resident

Mayor Roper, being present, called the meeting to order at 6:00 p.m. Dorothy Jeffery, being present, acted as secretary.

Mayor Roper stated that notice of the time, place and purpose of the meeting had been duly advertised in the Millard County Chronicle and posted in the Delta City Office Building and notice was sent to each member of the governing body prior to the meeting.

Mayor Roper explained to those in attendance that the meeting was a public hearing and the purpose of such hearing is to hear and consider the comments and suggestions concerning a proposal that the Delta City Zoning Ordinance be amended, the Mayor then read the following notice that was published in the Millard County Chronicle February 05, 12, and 19, 1981:

A Public Hearing will be held by the Delta City Council at the Delta City Offices at 309 West Main Street, Delta, Utah at 6:00 p.m. on February 23, 1981. The purpose of such hearing is to hear and consider comments and suggestions concerning a proposal that the Delta City Zoning Ordinance (Ordinance No. #77-3) be amended as follows:

That the Section 7-200 be amended so as to provide for amending the "Official Zoning Maps of Delta Utah" to change the boundaries of the Residential zone 2 (R-2) to include all of Blocks 11 and 12 of Delta Townsite Plat "A" according to official map thereof and to change the zoning district of said blocks 11 and 12 from Industrial Zone 1 (I-1) to Residential Zone 2 (R-2).

A map showing the zoning charged referred to herein is on file in office of the City Recorder at 309 West Main, Delta, Utah for public examination. Dated this 5th day of February, 1981. By order of the City Council. /s/ Leland J. Roper, Mayor.

Published in the Millard County Chronicle February 5, 12, and 19, 1981.

There was a general discussion of the proposed zone change.

Mayor Roper stated the proposed zone change has been certified by the Delta City Council and recommended by the Planning/Zone Committee.

Attorney Peterson asked if the City initiated the action for the proposed zone change or was it done by the property owners?

In answer to Attorney Peterson's question Mayor Roper read the following letter the Delta City Council had received from the Planning/ Zoning Committee dated February 2, 1981:

Dear Sirs:

By a unanimous vote at the Planning and Zoning meeting held Wednesday, January 28, 1981 the Planning and Zoning Committe recommended that the Delta City Council initiate an application for an amendment to rezone Block 11 and 12 between 400 West to 500 West and 300 Wouth to 500 South from Light Industrial to an R-2 Zone.

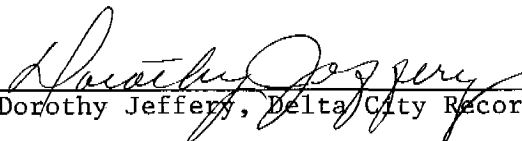
Sincerely,

Don Dafoe, Chairman of Planning and Zoning.

Following the reading of the above letter, Mayor Roper asked if there were any further questions or comments, there being none the Mayor thanked all those in attendance for their comments.

There being no further business, Councilman Bird MOVED the meeting be adjourned, SECONDED by Councilman Losee, meeting adjourned at 6:20 p.m.


Leland J. Roper, Mayor


Dorothy Jefferys, Delta City Recorder

PRESENT:

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|------------------|---------------------|
| Leland J. Roper | Mayor and presiding |
| Cecil Losee | Councilman |
| Max Bennett | Councilman |
| Don Bird | Councilman |
| Willis Morrison | Councilman |
| Thomas Callister | Councilman |

ABSENT:

None