

PUBLIC HEARING

MARCH 10, 1986

PRESENT

Ruth Hansen	Mayor
Craig Greathouse	Council Member
Don Dafoe	Council Member
David Church	Council Member
Neil Dutson	Council Member
Gayle Bunker	Council Member

ABSENT

Jim Allan	City Manager
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OTHERS PRESENT

Dorothy Jeffery	City Recorder
Warren Peterson	City Attorney
John Quick	City Engineer
Rita Byrd	City Billing Clerk
Neil Forster	Public Works Director
Roger Young	Chief of Police
Rex Johansen	City Resident
Rhett Whatcott	Delta Middle School
Kevin Bunker	Delta Middle School
Tyler DeGraw	Delta Middle School
Russell Anderson	Delta Middle School
Tyler Tolbert	Delta Middle School
Doug Peterson	Delta Middle School
Brett Greathouse	Delta Middle School
Brad Larson	Delta Middle School
J.B. Foster	Delta Middle School

Mayor Ruth Hansen called the meeting to order at 6:45 p.m. Dorothy Jeffery, City Recorder, acted as secretary. Mayor Hansen read the following notice.

NOTICE, is hereby given that the Delta City Council has scheduled a Public Hearing for the purpose of receiving public comments regarding a request for street vacation on the boundaries of Block 25, Monday, March 10, 1986, at the City Building located at 76 North 200 West, Delta, Utah, which meeting shall begin promptly at 6:45 p.m.

Council Member Craig Greathouse asked Mr. Johansen if he planned to develop Block 25 with a short plat map. Council Member Greathouse said that a short plat map is used for blocks that are partially developed. Mr. Johansen said that he planned to develop Block 25 in stages.

Mr. Forster said that water and sewer improvements are minimum requirements on a short plat and the Council determines other improvements that need to be made, or they may choose to waive additional improvement requirements.

Council Member Greathouse told Mr. Johansen that he had not met the criteria for a short plat. Mr. Forster said that Section 4 of the short plat states the following:

All lots shall be part of a platted block in the Delta City Townsite Survey Plat A and shall not be part of a recorded subdivision or part of a block on which no development has occurred or has been approved.

Mr. Johansen said that it is not practical for him to put in paved streets and pay for the engineering requirements when he is capable of doing it himself.


Mayor Hansen said that according to a proposed street vacation ordinance, the equivalent in square footage that will go to Mr. Johansen if the streets are narrowed is equivalent to two lots. Part of the consideration for this property being given to Mr. Johansen is development of the streets, sidewalks, curbs and gutters.

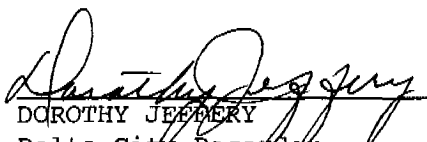
Council Member Gayle Bunker said the purpose of a short plat is to help fill in platted blocks where there is partial development on a block. This allows completion of development within a block, but a short plat was not intended for a completely undeveloped block such as Block 25.

Mayor Hansen said that the purpose of this hearing is to consider narrowing the designated streets.

Neil Forster said that on Third East Street there are utilities that would be affected if the 19.5 foot strip is vacated as proposed and the street is developed on the normal 60 foot street profile. This would cause a City water line to be located under a concrete sidewalk.

Mayor Hansen asked if there were any further questions or comments regarding the proposed street vacation on the boundaries of Block 25. There being none, she declared the meeting adjourned at 7:00 p.m.


RUTH HANSEN, Mayor

Attest: 
DOROTHY JEFFERY
Delta City Recorder