



DELTA CITY PLANNING & ZONING PUBLIC HEARING
Wednesday, October 09, 2024 at 6:30 PM
Delta City Municipal Complex Council Chambers*

MINUTES

PRESENT

Chairman Chad Droubay
Commission Member Don Smith
Council Liaison Nick Killpack

Commission Member Dillon Pace
Commission Member Tamara Stewart

NOT PRESENT

Commission Member Derek Curtis
Commission Member Chris Christensen

ALSO PRESENT

Estela Gonzalez
Cindy Gardner
Ray Gardner
Laura Henderson
Neal Gardner
Cody Yates
Morgan Yates
Scott Harmon
Ronda Davis
Rodney Phillipson
Margarita Phillipson
Kelly Carter

Emily Phillipson
Mont Yates
Sylvia Lazaro
Arlyn Naegle
Molly Stevens
Cameron Nielson
Melanie Nielson
John Niles
Todd Anderson
Michelle Lovejoy
Sherri Westbrook
Dent Kirkland

CALL TO ORDER

Planning and Zoning Chairman Droubay called the meeting to order at 6:30 p.m. He stated that notice of the time, place, and agenda of the meeting had been posted at the City Municipal Complex, on the Utah Public Notice website, on the Delta City website, and had been provided to the Millard County Chronicle-Progress and each member of the Commission at least two days before the meeting.

BUSINESS – Any such business as may come before the Commission.

1. Receive and consider public comment regarding the proposed rezoning of the real property commonly known as All of 150 East between 200 South and 300 South (Corrected as 360 W from 495 S – 900 S)

Scott Harmon of Utah Housing Corporation builds affordable housing. The rent-to-own program allows tenants who meet the income requirements to rent a house for 15 years and then purchase it. 75 percent of people buy homes after 15 years. Harmon explained that they would build affordable housing either way, but they would like community support to build twin homes and help more people.

Cindy Gardner owns farmland and the right-of-way adjacent to the property. They farm this land and raised concerns about the future homebuyers not understanding how farms are run.

Charlie Phillipson had concerns about traffic and safety.

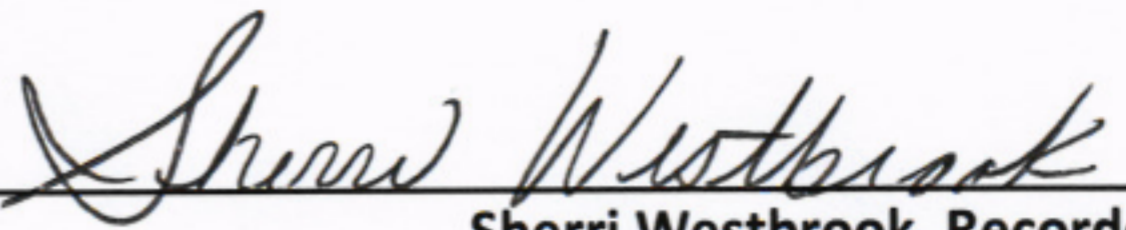
Rodney Phillipson had concerns about the corner and traffic accidents.

Cody Yates questioned the sewer system and whether or not the road will be widened.

Margarita Phillipsen does not want the rezone to happen.
Morgan Yates recommended building on a lot that Rocky Mountain Power has nearby.
Ray Gardner is opposed to the rezoning because of child safety concerns.

ADJOURN

The meeting was adjourned at 7:05 p.m.



Sherri Westbrook, Recorder