



DELTA CITY COUNCIL REGULAR MEETING
Wednesday, January 21, 2026 at 7:00 PM
Delta City Municipal Complex Council Chambers*

MINUTES

PRESENT

Mayor KC Bogue
Council Member Nick Killpack
Council Member Kelly Carter
Council Member Brian Huber
Council Member Nathan Taylor
Council Member Natalie Stefanoff

ALSO PRESENT

Sherri Westbrook	Matt Ward	Sherri Callister
Angie Dewsnap	Nick Taylor	Jess Peterson
Justin Ashby	Lawson Sweat	Jeff Tanner
Jessica Anderson	Kevin Morris	Mike Barney
Jason May	Ron Larsen	Joyce Barney
Fred Allison	Shauna Nelson	Scott Barney
Brian Schwartzkopf	Bill Nelson	Adam Richins
Ann Peterson	Payton Harris	Steve Styler
Rhett Peterson	Steve O'Camb	

CALL TO ORDER

Mayor Bogue called the meeting to order at 7:00 p.m. He stated that notice of the time, place, and agenda of the meeting had been posted at the Delta City Complex, on the Delta City website, and on the Utah Public Notice website and had been provided to the Millard County Chronicle-Progress, LLC and each member of the City Council at least 24 hours before the meeting. Mayor Bogue conducted a roll call. Council Members Killpack, Carter, Huber, Taylor, and Stefanoff were present.

OPENING REMARKS

Council Member Nathan Taylor offered the opening remarks.

PLEDGE OF ALLEGIANCE

Mayor Bogue led those in attendance in the Pledge of Allegiance.

CONSENT AGENDA

1. Minutes Approval: RCCM 1/07/2026

The minutes of the Regular City Council Meeting held on 01/07/2026 were presented for approval. Council Member Killpack MOVED to approve the Regular City Council Meeting minutes held on 01/07/2026 at 7:00 p.m. Council Member Carter SECONDED the motion. Mayor Bogue asked if there were any other questions or comments regarding the motion. There being none, he called for a vote.

Motion made by Council Member Killpack, Seconded by Council Member Carter.

Voting Yea: Council Members Killpack, Carter, Huber, Taylor, and Stefanoff

2. Accounts Payable, Payroll, and Electronic Disbursements Approval: 2026-01-21 \$509,040.66

The Council reviewed the accounts payable, payroll, and electronic transactions for the period ending 01/21/2026 for \$509,040.66. Council Member Taylor MOVED to approve the disbursed payments dated 01/07/2026 for \$509,040.66. Council Member Killpack SECONDED the motion. Mayor Bogue asked if there were any questions or comments regarding the motion. There being none, he called for a vote.

Motion made by Council Member Taylor, Seconded by Council Member Killpack.

Voting Yea: Council Members Killpack, Carter, Huber, Taylor, and Stefanoff

PUBLIC COMMENT PERIOD – Ten (10) Minutes Total Limitation

County Resident and Delta City Business Owner Payton Harris addressed the Mayor and Delta City Council. He shared that he had been researching the applicants of tonight's Zone Change request and expressed that there have been concerns from another city that has worked with these applicants. The particular concern was about the applicants wanting to keep the housing in the area even after the project was complete and workers were gone. Harris requested that the Council either deny or table the requested Zone Change from A-5 (Agriculture 5) to HC (Highway Commercial).

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

3. Rhett and Anne Peterson; JustServe Presentation

Action: Discussion/Consideration for approval

Rhett and Anne Peterson with Just Serve organization introduced themselves to the Mayor and Delta City Council. They shared that Just Serve is an online community platform with the purpose of getting individuals and groups involved with individuals, communities, and organizations that are in need of support and volunteers. The JustServe City Program with use of the JustServe.org platform links individuals with local service projects and volunteer opportunities and acknowledgement and celebration of the contributions of these volunteers. The Council was given information on qualifying Delta City as a JustServe City.

Council Member Taylor MOVED to approve Delta City's involvement in becoming a JustServe City. Council Member Killpack SECONDED the motion. Mayor Bogue asked if there were any questions or comments regarding the motion. There being none, he called for a vote.

Motion made by Council Member Taylor, Seconded by Council Member Killpack.

Voting Yea: Council Members Killpack, Carter, Huber, Taylor, and Stefanoff

4. Jess Peterson; R6 Presentation

Action: Discussion/Consideration for approval

Jess Peterson, Community Advisor for Millard County with R6 organization (previously Six County Association of Governments), introduced himself to the Mayor and City Council. Peterson shared some of the services that are available and provided free of charge for local communities. Just a few of these include Land Use training, Community Impact Board (CIB) support, budget training, Open and Public Meetings Act (OPMA) training, and grant application support.

Peterson shared some updates on recent Utah Bill passages. This past year, the Utah Office of Data Privacy created a Privacy Program Framework to assist governmental entities in building and implanting their privacy program. This includes a first step of formalizing a designated Chief Administrative Officer and a Chief Records Officer through a report with the Utah Office of Data Privacy. Peterson also stated that there is a short training video for anyone who comes in contact with personal records.

Peterson discussed the Utah Wildland-Urban Interface Code. Delta has a few small areas that are deemed high-risk fire areas; therefore, Delta City must pass a WUI (Wildland-Urban Interface) building

code. The State of Utah is working on adopting an updated WUI Code and Delta City will need to adopt a code, create a map of the designated high-risk areas, and the county will assess fees that are associated with building in those specific areas.

Peterson discussed the Community Impact Board (CIB) and that the state gets funding from resources like oil, wells, energy and that funding is available for those communities with any impact to them. He stated that most of these funds will go to critical infrastructure like roads, sewer, and water. Projects must be listed on the Utah Projects Portal for the entire year prior to April 30, 2026, with reports due quarterly.

R6 will be holding their Regional Growth Summit on Wednesday, May 6th from 5:00-9:00 in Richfield. There are breakout sessions on a variety of topics such as land use, legal questions, OPMA, and data privacy.

Peterson shared information about the Utah Local Technical Assistance Program (LTAP), which is a grant that R6 was awarded for pavement analysis, safety concerns, roadway assets in the six-county region. R6 will have a company assess all roads and provide a report on funding that may be needed and how to budget for it, as well as how to make roadways safer.

Peterson also introduced R6 Economic Development Coordinator, Jeff Tanner, and shared contact information.

5. Mayor KC Bogue: Council Member Assignments
Action: Discussion/Consideration for approval

Mayor KC Bogue announced assignments for each of the Council Members for 2026.

Mayor Bogue: Administration

Council Member Nick Killpack: Economic Development, Library Advisory Board, Municipal Airport Advisory Board, Parks, Water & Sewer Proprietary Enterprises

Council Member Kelly Carter: Planning & Zoning Liaison, Water & Sewer Proprietary Enterprises

Council Member Nathan Taylor: Celebrations & Civic Events, Economic Development, R6 Council Representative, Streets

Council Member Brian Huber: Celebrations & Civic Events, City Beautification, Fire Department Representative, Municipal Shooting Range Advisory Board

Council Member Natalie Stefanoff: Celebrations & Civic Events, City Beautification, Parks, Streets

Fire Chief Travis Stanworth: Fire Department/Millard County Fire Service District Representative

Council Member Carter MOVED to approve Delta City Council Member Assignments for 2026. Council Member Taylor SECONDED the motion. Mayor Bogue asked if there were any questions or comments regarding the motion. There being none, he called for a vote.

Motion made by Council Member Carter, Seconded by Council Member Taylor.

Voting Yea: Council Members Killpack, Carter, Huber, Taylor, and Stefanoff

6. Mayor KC Bogue: Planning & Zoning Appointments; Tamara Stewart, Chairperson; Eric Kartchner, Member; Frank Lathrop, Member.
Action: Discussion/Consideration for approval

Mayor KC Bogue presented the Council with Planning & Zoning Commission appointments.

Chairperson Chad Droubay and Commission Member Dillon Pace both have terms ending February 2026. Bogue thanked them for their time on the Commission and all that they have done for the community.

Tamara Stewart as Commission Chairperson; appointment expires February 2028
Christopher Christensen as Commission Member; appointment expires February 2028
Don Smith as Commission Member; appointment expires February 2028
Derek Curtis as Commission Member; appointment expires February 2029
Darlene Webb as Commission Member; appointment expires February 2029
Eric Kartchner as Commission Member; appointment expires February 2030
Frank Lathrop as Commission Member; appointment expires February 2030
Kelly Carter as City Council Liaison; appointment for 2026

An Alternate Planning & Zoning Commission Member is no longer needed.

Council Member Carter MOVED to approve Delta City Planning & Zoning Commission appointments as presented. Council Member Stefanoff SECONDED the motion. Mayor Bogue asked if there were any questions or comments regarding the motion. There being none, he called for a vote.

Motion made by Council Member Carter, Seconded by Council Member Stefanoff.

Voting Yea: Council Members Killpack, Carter, Huber, Taylor, and Stefanoff

7. Mayor KC Bogue: 4th of July Theme

Action: Discussion/Consideration for approval

Mayor Bogue asked the Council to brainstorm ideas for a theme and Grand Marshal for Delta City's 2026 4th of July Celebrations. Bogue would like to get these ideas and have a selection made during the next City Council Meeting.

8. Mayor KC Bogue; Ordinance 26-324 Zone Change

Action: Discussion/Consideration for approval

Kelly Carter, Council Liaison for P&Z, shared the recommendation of Delta City's Planning & Zoning Commission regarding Ordinance 26-324; Zone Change for properties described as approximately 1364 N. Highway 6, Delta, UT, 84624 and 2085 E. Main St. Delta, UT, 84624. from Agriculture 5 (A-5) to Highway Commercial (HC). Carter reiterated that this ordinance is for a zone change only; it is not approving any development. Planning & Zoning voted unanimously to recommend to Delta City Council that this zone change be approved. Carter spoke with Matt Rhodes and Adam Pace with UDOT; there will have to be an extensive traffic study completed in order to develop anything that will add density and these developers are aware of that cost.

Council Member Killpack addressed City Attorney Jessica Anderson and Public Works Director Justin Ashby for verification that this is not a final legislative hurdle this developer will have prior to any development being approved or started if the zone change is approved. Both Attorney Anderson and Director Ashby agreed that there are many steps that would need to be taken prior to approval for development and any developer would have to come before the City Council to meet those legislative hurdles.

Council Member Taylor stated that he agrees that the plan for growth in Delta City is along these highways and that these two areas should be zoned Highway Commercial.

Council Member Huber agreed with Taylor, stating that while there are concerns that need to be addressed, and will be, there are also pitfalls that can be run into if things are not handled correctly and he is looking forward to managing this to the benefit of the community.

Council Member Huber MOVED to approve Ordinance 26-324, an Ordinance amending Delta City's Official Zoning Map. Council Member Carter SECONDED the motion. Mayor Bogue asked if there were any questions or comments regarding the motion. There being none, he called for a roll call vote.

Council Member Kelly Carter	Yes
Council Member Brian Huber	Yes
Council Member Nick Killpack	Yes
Council Member Natalie Stefanoff	Yes
Council Member Nathan Taylor	Yes

9. Council Member Reports

Action: Discussion/Consideration for approval

Council Member Nick Killpack: Killpack met with Jones & DeMille for Annexation Plan and discussed priorities for future annexation. Information was shared about capacity, challenges with infrastructure, future development. Delta City’s General Plan for growth is to grow into the non-cultivated lands surrounding Delta City, mostly North and East. Goal of the Annexation Plan is to streamline the process, communication, and relationship with County so when people want to develop it can be decided best fit for city or county.

Council Member Brian Huber: Huber met with Jackie Bryan, Assistant to the County Tourism Director. Primarily talked about plans for 4th of July and Bryan has been working on getting a performer at Rodeo Grounds in Delta. Budget of this was mentioned and Bryan told Huber that they are trying to cover cost through the County and would be grateful for any support Delta City can give. Huber stated that added security will also be needed and would need to be hired out. Hopes are high for a big production and celebration for America 250. Food trucks and volunteers will be needed for this celebration, as well. Grant was awarded to the County for \$1500 for Delta’s 4th of July celebration and \$1500 for Fillmore’s.

Huber also met with State Representative Bolinder and asked about advice for rapid development and potential for big change. Hubers stated that Bolinder advised to make sure to keep developers honest in what they propose and say they will fulfill. State Legislative Session coming up will have motions being made in trying to establish more revenue in rural areas for infrastructure improvement. In some communities there has been such huge residential growth and not as much commercial to help shoulder the burden of taxes, so property taxes have been on the shoulders of families; therefore, Bolinder also recommended to balance residential and commercial growth.

Huber shared that he submitted a request to Utah Air National Guard for a flyover for 4th of July.

Council Member Natalie Stefanoff: Feels she is in a huge learning period and trying to take it all in. Mayor Bogue stated that Stefanoff will be instrumental with Youth Council; she is eager to be involved with the youth, service, and celebrations within the city. Stefanoff said she would like to see a scholarship for Youth Council participation as an incentive for being a part of the organization.

Council Member Nathan Taylor: Taylor has been working with JustServe for several months now and feels this will be such a valuable asset to the community. There are so many residential concerns that come up and it will be beneficial to throw it out to community for service instead of involving law enforcement.

Taylor is very excited to work with R6, stating that these are free services equipped with an entire staff who are there to serve and help support local communities and their leaders. Taylor also shared that R6 even has loan options to help local businesses stay open when hard times come. He reiterated some of the resources and support that Jess Peterson shared earlier in the meeting.

Council Member Kelly Carter: Carter shared that largest update for Planning & Zoning Commission was the zone change that took place this evening. He stated that there are just a few places in Delta City’s Code that still use the language about Conditional Use Permits and seem contradictory; he will work on that.

ADDITIONAL ITEMS

Mayor Bogue shared that Delta City will be participating in a Wellbeing Survey. This will be implemented by Utah State University (USU) and will have a three-week window of opportunity for the community to share their thoughts; USU has not yet released the exact dates but should be in early to mid-March. Angie Dewsnup, Deputy Recorder, will be working with the representative from USU to encourage citizens to take the online survey. The survey will be in both English and Spanish. Bogue stated that this will help get a feel for how well the Delta City community is doing and thoughts from citizens on what the future looks like.

Mayor Bogue shared County Planning & Zoning Meetings and County Commission Meetings schedules with encouragement to attend, if possible. Justin Ashby, Public Works Director, will be attending as a representative from Delta City.

Council Member Taylor asked about moving forward with getting a virtual meeting policy together for Zoom or another platform. Bogue stated this is in process and being worked on.

ADJOURNMENT

Council Member Killpack MOVED to adjourn the meeting at 8:22 p.m. Council Member Taylor SECONDED the motion. Mayor Bogue asked if there were any questions or comments regarding the motion. There being none, he called for a vote.

Motion made by Council Member Killpack, Seconded by Council Member Taylor.

Voting Yea: Council Members Killpack, Carter, Huber, Taylor, and Stefanoff

The meeting was adjourned at 8:22 p.m.





KC Bogue, Mayor



Sherri Westbrook, Recorder