

**PUBLIC NOTICE**

**TOWN OF LEEDS**

**TOWN COUNCIL WORK SESSION**

The Town Council of Leeds will hold a Town Council Work Session on Wednesday December 9, 1998 at 7:00 P.M. at the Leeds Town Hall, 218 North Main Street. The Work Session will be held to work on Traffic School concerns. Public is welcome to attend.

**POSTED THIS 8th DAY OF DECEMBER 1998**

  
Joy Stevens, Clerk/Recorder

Posted in the following public places:

1. Leeds Town Hall
2. Leeds Post Office
3. Outside Board at Walton Plaza

**THIS NOTICE MUST BE POSTED UNTIL  
DECEMBER 10, 1998. IT IS AGAINST UTAH  
STATE LAW TO REMOVE IT BEFORE THE  
DATE INDICATED.**



In compliance with the Americans with Disabilities Act, individuals needing special accommodations should notify Joy Stevens at 879-2447.

***Town of Leeds***

**Minutes for the Town Council Work Session On  
December 9, 1998**

**1. CALL TO ORDER:** Mayor Ron Mosher called the Work Session to order at 7:10 p.m.

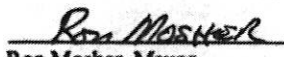
**2. PRESENT:** Those present were Mayor Ron Mosher, Council Members Charlie Scott, Joan Thornton, Josie VonCannon and Mike Empey. Steve Urquhart, Leeds Town Attorney, was also present.

**3. PURPOSE:** The purpose of this meeting was to discuss Traffic School Concerns. Items discussed were:

1. Traffic School procedures in various cities in Utah.
2. Our courts feel it is illegal.
3. Citizens have a right to be educated at traffic school.
4. Citations and the percentage of the split.
5. Moving citations are all that qualify for traffic school.
6. If the State Court Administrator says traffic school is illegal that is the law and must be followed.
7. Chief Braman will meet with Judge Dobson and Judge Gates to resolve the issue.

**4. ADJOURNMENT:** The meeting adjourned at 7:35 p.m.

**APPROVED THIS 13th DAY OF JANUARY 1999**

  
Ron Mosher, Mayor

  
Joy Stevens, Clerk/Recorder

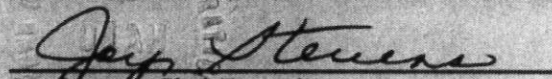
**PUBLIC NOTICE**  
**TOWN OF LEEDS**  
**TOWN COUNCIL MEETING**

The Town Council of Leeds will hold a Town Council Meeting on Wednesday, December 9, 1998  
at 7:30 p.m. at the Leeds Town Hall, 218 North Main Street. Public welcome to attend.

**AGENDA**

1. Call to Order
2. Roll Call
3. Pledge
4. Approval of Agenda and Minutes
5. Review of Proposal from Petroleum Wholesale Inc.
6. Steve Lewis  
Emergency concerns
7. Report on Air Vac System by Josie, Joan, and Pat
8. Elvin Braman Chief of Police
9. Ron Mosher Mayor  
Fire District review
10. Joan Thornton Council Member
11. Mike Empey Council Member  
CCC Camp Sign
12. Josie VonCannon Council Member  
Department of Public Works review
13. Charlie Scott Council Member
14. Other Business
15. Adjournment

**POSTED THIS 8TH DAY OF DECEMBER 1998**

  
Joy Stevens, Clerk/Recorder

Posted in the following public places

1. Leeds Town Hall
2. Leeds Post Office
3. Outside Board at Waltons Plaza

**DECEMBER 10, 1998. IT IS AGAINST UTAH  
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DATE INDICATED.**



In compliance with the Americans with Disabilities Act, The Town of Leeds will make reasonable accommodation for persons needing assistance to participate in this public meeting. Persons requesting assistance are asked to call Joy Stevens at 879-2447 at least 24 hours prior to the meeting.



## **TOWN OF LEEDS**

### **Minutes for the Town Council Meeting of December 9, 1998**

#### **1. CALL TO ORDER:**

Mayor Ron Mosher called the meeting to order at 7:39 P.M.

#### **2. ROLL CALL:**

Present were Mayor Ron Mosher, Council Members Joan Thornton, Charlie Scott, Mike Empey and Josie VonCannon. Steve Urquhart, Town Attorney, was also present.

#### **3. PLEDGE:**

Mike Empey

#### **4. REVIEW OF PROPOSAL FROM PETROLEUM WHOLESALE, INC. :**

Mayor Mosher turned the time over to Mr. Urquhart. The letter that was written to Petroleum Wholesale, Inc. was read and discussed. The letter is attached to the minutes. Mr. Urquhart felt if the petroleum company wants to help with the towns infrastructure by giving us a gift of \$10,000.00 and a no interest loan of \$35,000.00 to help with the sewer project he has no problem with that. Discussion then went to what restrictions can be placed on the petroleum company when they get ready to build. Mr. Urquhart stated we are very early in this process since they haven't presented the Town with any of their plans yet. They need to present a plan and then we will proceed from there. The Town needs concrete standards but also be flexible. Would Main Street become Commercial because of the traffic that would be generated since there is no on and off ramp at that location. It was suggested the Planning Commission become involved in this once the plans have been submitted. Our concerns about trucks going through town is a big issue.

#### **5. APPROVAL OF AGENDA AND MINUTES:**

The Agenda and Minutes from the November 24, 1998 Council Meeting and the Public Hearing of November 24, 1998 were read. Motion to approve the Minutes of the Public Hearing and Town Council Meeting of November 24, 1998, and the Agenda being amended to place Review of Proposal from Petroleum Wholesale Inc. before the Approval of Agenda and Minutes by Mike Empey. Motion was seconded and passed unanimously.

**6. STEVE LEWIS EMERGENCY CONCERNS:**

Steve spoke to the Council about a petition of solicitation by the Leeds Area Special Service District for procurement of an ambulance. Motion to show support to LASSD for procurement of an ambulance by Joan Thornton. Motion was seconded and passed unanimously. Discussion then went to emergency management issues. The siren is strategically located and has the ability to warn our people of an emergency. The evacuation signal device is about \$1200.00. The fire district will split that cost with the town so the siren will have a dual setup. We need public awareness and an evacuation plan in place. Steve said he is aiming for next years budget. Motion by Mike Empey to look at funding to be used for a dual setup on the existing siren. Motion seconded and roll call vote 4 in favor and 1 against. Motion passed.

**7. REPORT ON AIRVAC SYSTEM BY JOSIE, JOAN, AND PAT:**

Mayor Mosher explained to everyone about the trip Josie, Joan, and Pat took to New Mexico to view a working Airvac system first hand. Josie started and was very excited about the system. She stated there are two systems gravity and vacuum. They saw the working pump station. It was filtered through straw and no odors. If there is a break it sucks in rather than expels. The system is not new it has been around for some time. It was even tested by Purdue University. The collection system takes place in a 24 hour period and then can go into orchards, rivers, etc. Joan stated the pumps cycle on and off. One goes down the other goes on. If anything happens the system will call an emergency number that has been programmed into it. The system is computer checked every 20 minutes. Venice Italy is going on to the Airvac system. The RV Parks have new septic and we would determine when they come on and in what increments. The system is pressure and not gravity. We would need an 8 inch instead of a 10 inch pipe and that would save money. Generator backup in case of power loss. Discussion then went to comparative costs. Citizens in the audience stated they don't want to be misled when it comes to costs. Pat said he enjoyed the time he spent with Joan and Josie and the opportunity to get to know them. He was very impressed with the system. His concern was loss of electricity. He spoke about gravity systems. The monitoring system was great. The system will call 7 people to alert if there is a problem. This is not a treatment system. It is a collection system.

Mayor Mosher asked Wayne Thomas from the Department of Environmental Quality if he had any comments. Wayne stated they are aware of the pressurized systems. Wayne said it might be to our advantage to go that way. There concerns are on the treatment. Wayne spoke about the various requirements, permits, economics, and technology issues. St. George recently had a problem with compliance and were fined \$150,000.00. It is a big responsibility to undertake your own system. Mike spoke about the letter DEQ sent the town. Mike asked Wayne about the deadline we were given by Jones & DeMille. Wayne said they would like to see the plan come to a completion. Wayne spoke about the funding and when it was approved it was to be with Ash Creek. Discussion then went to who would operate the mechanics of the system. Wayne said we would need a certified person to run

the system.. Wayne said if we go with Ash Creek don't go in as a contract but go in as a voting member. Mayor Mosher stated we need to decide what disposal, mapping and planning and get bids for collection systems. We will meet with Jones & DeMille on January 13, 1999 and hopefully answer some of these concerns.

**8. ELVIN BRAMAN CHIEF OF POLICE:**

Elvin asked about Dixie Link and how soon we can get on the Internet with our new computers. Mayor Mosher stated the Mayor from Ivins will be coming out to get us set up on our own web page as soon as everything is ready.

**9. MAYOR RON MOSHER:**

Fire district review. Mayor Mosher stated the titles to the fire department's vehicles are finally in order and ready to be signed over. The accountants would like to know the lease purchase agreement with the fire district. To re bond the loan it will cost the district \$7,000.00. Mayor Mosher suggested a pass through agreement since the same citizens would be paying the \$7,000.00 again. Mayor Mosher talked about the Solid Waste meeting he attended. Garbage fees will be going down by \$.50 cents per month.

**10. COUNCIL MEMBER JOAN THORNTON:**

Joan spoke about the lack of a sidewalk between Vista and Walton's Plaza on Main Street. She has been approached by several citizens who are concerned about this for safety reasons. Mayor Mosher stated he will talk to Scott Munson about this issue when he meets with him.

**11. COUNCIL MEMBER MIKE EMPEY:**

CCC Camp sign. Mike stated he met with Bevin Kilpack and showed him the proposed sign for the CCC Camp. The sign should be done by next week. Mike looked at the Ordinance and the Council has to agree the sign can be placed on Town property. It will be placed where the old sign is just turned the other way. Mike will fill out a Sign Permit. Motion by Charlie Scott to support the sign and accept that it be placed on Mulberry. Motion seconded and passed unanimously.

**12. COUNCIL MEMBER JOSIE VONCANNON:**

Department of Public Works review. Josie stated that Vern needs help with cleaning the sides of the roads and cemeteries. She asked about money in the budget for the CCC Camp. Mayor Mosher said not to spend anticipated funds. He doesn't feel comfortable using projected funds. Good fiscal management says no. He said we can look at these issues in our next budget. Josie said we need to look at it sooner than that. Vern needs help now.

**13. COUNCIL MEMBER CHARLIE SCOTT:**

Charlie had nothing else at this time.



**14. OTHER BUSINESS:**

No other business at this time.

**15. ADJOURNMENT:**

The meeting adjourned at 10:25 p.m.

**APPROVED AND SIGNED THIS 13TH DAY OF JANUARY, 1999**

*Ron Mosher*  
Ron Mosher, Mayor

*Joy Stevens*  
Joy Stevens, Clerk/Recorder



*Town of Leeds*

Incorporated 1952

**"Leeds—The Portal to Historic Southern Utah"**

**218 North Main Street P.O. Box 460879**

**Leeds, Ut 84746**

**Ph.#435-879-2447 Fax# 435-879-6905**

October 22, 1998

**Richard Osburn  
Petroleum Wholesale Inc.  
P.O. Box 4456  
Houston, Texas 77210**

*Dear Mr. Osburn,*

*We are pleased that you are considering locating your travel center development in Leeds, and we are pleased that you have expressed a willingness to help with the up-front costs of the Town's sewer project. In your last letter you mentioned water, the Town of Leeds does not own the water company. The water company is a private entity. We invite you to attend a Town Planning/Zoning Commission Board meeting to discuss the particulars of your proposed project. At that time, we will be happy to help you understand the approval/permitting process that the project would need to go through. Please call me at the number above to determine when we could discuss your plans.*

*Sincerely,*

*Ron Mosher*  

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**Ron Mosher, Mayor**





**"Leeds—The Portal to Historic Southern Utah"**

**October 22, 1998**

**Richard Osburn  
Petroleum Wholesale Inc.  
P.O. Box 4456  
Houston, Texas 77210**

**Dear Mr. Osburn,**

**The Town of Leeds is writing this letter to inform you of the results of the Sewer Project we have been working on for years. We held several Public Hearings and passed out surveys to the public so the possibility of a sewer system could be discussed and resolved. On September 9, 1998 at our Town Council Meeting the majority of the Council did vote in favor of a sewer system. We are at this time respectfully requesting some financial assistance from your Corporation. We feel if you could contribute between \$45,000 to \$50,000 to help with the lift station it would be greatly appreciated.**

**We want to thank you in advance for your consideration in this request.**

**Sincerely,**

  
  
**Joy Stevens, Clerk/Recorder**