

**MINUTES OF THE SAN JUAN COUNTY COMMISSION MEETING**

**SEPTEMBER 24, 1984**

The San Juan County Commission met in regular session on Monday, September 24, 1984, at the hour of 10:00 a.m. in the San Juan County Courthouse at Monticello, Utah.

The following members were present: Commissioner Kenneth R. Bailey,  
Acting Chairman  
Commissioner Robert Low

Commissioner Calvin Black was excused.

Minutes of the previous meeting were approved with the specified corrections on the motion of Commissioner Low. The motion was seconded by Commissioner Bailey and carried unanimously.

**HISTORICAL PRESERVATION CONTRACT APPROVED**

Kent Powell from the Division of State History, met with the Commission to discuss the \$4,519. Certified Local Government Grant to San Juan County. Commissioner Bailey reported that the Commission has requested the County Attorney make a recommendation regarding the long-term effect of approving the Historical Preservation contract. Commissioner Bailey further stated that the County Attorney has not reported back to the Commission and in absence of the report and in line with the statement made by the County Attorney saying he felt there was nothing wrong with the contract he would have no objections to approving it. The contract would require that an ordinance be passed outlining the Historical Commission's duties before any money can be received. The contract also requires matching funds, donated services or a combination of both. Commissioner Low made a motion to approve the contract and to authorize Commissioner Bailey to sign it. The motion was seconded by Commissioner Bailey and carried unanimously. The Commission has instructed the County Attorney to report to the Commission regarding this as soon as possible and to draft a proposed ordinance for the Commission to review.

**COUNTY FAIR BOOTH WINS SPECIAL AWARD**

Everett Johnson met with the Commission to present the plaque awarded to the County Fair Booth at the State Fair. A Special Award was presented to San Juan County's Booth for being the Most Educational County Booth. The Commission expressed their thanks to Mr. & Mrs. Johnson for their many efforts contributed to making this possible.

**REGISTRATION AGENT APPOINTED**

Gail D. Johnson, County Clerk, met with the Commission to recommend the appointment of Bonnie Rice as a registration agent for South Monticello-Precinct #9. Commissioner Low made a motion to approve this appointment. The motion was seconded by Commissioner Bailey and carried unanimously.

**NAVJAO TRIBE AND U.N.D.C. REPRESENTATIVES MEET TO DISCUSS COMMISSIONER DISTRICTING**

Ron Faich and Donna Chavez representing the Navajo Tribe, met with the Commission to discuss the method of electing County Commissioners by Districts. A resolution was presented to the Commission from the Navajo Tribal Advisory Council requesting the adoption of proposal #8. Commissioner Bailey presented 3 variations of proposal #8 for review by those present. Also reviewed was proposal #7 which has a 2.6% deviation. The Commission is recommending the following changes in proposal #8:

1. Taking Cedar Point out of District #2, and putting it in District #1, to preserve community interest.
2. Taking White Mesa out of District #1, and putting it in District #2, to preserve community interest.

These changes would change the deviation to 7.8% from 4.9%. Mr. Faich and Ms. Chavez stated that the deviation difference would be fine as long as the community interest is not split. Ms. Chavez further stated that she is ready to recommend the changes for a modified proposal #8 and that the deviation number is low enough. Also present were Herb Clah and Worthy Glover representing U.N.D.C. The representatives present stated that the Navjao Tribe and the U.N.D.C. are recommending the above changes which will be called modified proposal #8 and are also asking that it be adopted by the Commission and placed on the November election ballot. The representatives from the Navajo Tribe replaced proposal #8 attached to the resolution submitted by the Tribal Advisory Council with modified proposal #8. The representatives from U.N.D.C. also replaced proposal #8 attached to the resolution submitted by the U.N.D.C. with modified proposal #8. The Commission stated that they feel that modified proposal #8 best serves the community interest for each district. The Commission also feels that the deviation of 7.79% would be within the guidelines of the Justice Department. Commissioner Low made a motion that the Commission adopt modified proposal #8 and place it on the November General Election ballot. The motion was seconded by Commissioner Bailey and carried unanimously.

**STATE INDIGENT MEDICAL ASSISTANCE PROGRAM DISCUSSED**

The Commission held a conference call with Kent Rorer from the State Indigent Medical Assistance Program to discuss the County joining the State Indigent Medical Assistance Program. The Commission will draft a letter of intent to Mr. Rorer stating that the County will join the program in July, 1985.

**DISTRICT FIRE WARDEN MEETS**

John Baker, District Fire Warden, met with the Commission to report that last week radiological training sessions were held for the fire departments in the County. Mr. Baker reported that all of the departments except Montezuma Creek participated in the trainings. Mr. Baker also reported that each department has received a radiation detection kit.

**HEALTH CARE SERVICES DISCUSSED**

John Fellmeth, Chief Deputy Auditor, and Rayburn Jack, Executive Director for Health Care Services, met with the Commission to review the income statement through August 31, 1984, for the Physicians Group. Mr. Fellmeth reviewed the cash flow problems that the Physicians Group is presently having. Commissioner Low made a motion to approve the transfer of \$25,000. from the general fund to the Physicians Group. The motion was seconded by Commissioner Bailey and carried unanimously.

Commissioner Low and Commissioner Bailey met with Dr. McDonald last week to discuss the pros and cons of malpractice insurance. There was also a general discussion regarding medical care. Dr. McDonald is from Teleuride, Colorado, and practices at the hospital in the emergency room on weekends.

Commissioner Bailey presented the following statement:

One big cause of the deficits in San Juan County Health Care is that for 25 years the insurance company payments and government payments have been going up with inflation. Both insurance companies and the government have now established caps, limits and lower percentage of payments and yet our costs and expenses have continued to escalate. This is a problem for every Health Care provider in the country. Some are coping with these problems and some are not. The more rural the area and smaller the facility the harder it is to cope with this problem. These insurance company and Government payments have been further complicated and reduced because a great deal of money has been drained off for more exotic treatments such as dialysis and coronary bypass operations leaving less money for regular payments. Another complicating factor leading to increased deficits is that San Juan County continues in a deep recession and the residents are not spending money on health care unless it is absolutely necessary thereby cutting back significantly on their expenses.

**ACTUAL PATIENT AT SAN JUAN HOSPITAL**

This patient was hospitalized for 19 days, required surgery, IVs, x-rays, 8 units of blood, central supplies and respiratory therapy, and anesthesia services and supplies.

Total billed charges of \$8,391.82.

These were billed to Medicare and under very good documentation of care on the chart, the hospital was paid a DRG (diagnosis related grouping) amount of \$3,381.90. While this patient was hospitalized on day 13, acute care was no longer necessary and we were able to notify the family that this patient's charges would now be their responsibility to pay. This notification takes place after a patient does not require acute care for a period of 48 hours consecutively. When we received the Medicare payment we were, therefore, able to bill a portion of the remaining amount to the family of this patient. This was an amount totalling \$1,264.60. Which left an amount of \$3,745.32 to be written off by the hospital just as though we had been paid in full. The write off amounts are usually quite large due to the fact that surgery, etc. must be done while the patient is acute.

**SHERIFF'S REQUEST FOR VEHICLES APPROVED**

Commissioner Low made a motion to approve the request made by Sheriff Rigby Wright at the September 17th Commission meeting for two 1985 Chevrolet Impalas. The motion was seconded by Commissioner Bailey and carried unanimously.

**MONTEZUMA CREEK BRIDGE DISCUSSED**

Commissioner Bailey reported that he is supposed to get the right-of-way from the Tribe by tomorrow and will be able to deliver it to the UDOT in Salt Lake City this week. Commissioner Bailey reported that if the funds can be obtained from the DOT's 1984 bridge replacement budget it will save the County approximately \$500,000.

**BLUFF AIRPORT RE: ARMOUR COATING ESTIMATE REVIEWED**

Commissioner Bailey reported that the cost estimate for armour coating the Bluff Airport is approximately \$91,827. Commissioner Bailey further reported that he will contact the State Aeronautics Board about the project.

**MONTICELLO SWIMMING POOL**

The Commission received a letter from Scott Hansen, Richard Maughan, and Andrew S. Jensen outlining some suggestions for fixing up the facilities at the Monticello Swimming Pool.

**MINUTES OF THE SAN JUAN COUNTY BOARD OF EQUALIZATION**

**SEPTEMBER 24, 1984**

The San Juan County Board of Equalization met on Monday, September 24, 1984, at the hour of 1:00 p.m. in the Assessor's Office at the San Juan County Courthouse at Monticello, Utah.

The following members were present: Commissioner Kenneth R. Bailey,  
Acting Chairman  
Commissioner Robert Low

Also present was Barbara Montella, County Assessor.

**U.N.D.C.**

Fritz Mueller from U.N.D.C., and their attorney Eric Swenson, met with the Board to request a tax exemption for U.N.D.C. Bruce K. Halliday, County Attorney, reported on several tax exemption cases where the ruling for tax exemption only applies if all of the organization is charitable. Commissioner Bailey stated that the Commission does not feel that U.N.D.C. qualifies for tax exemption. The matter will be further discussed at the October 1st, Equalization Hearing.

**STATEMENT MADE BY COMMISSIONER BAILEY REGARDING THE STATE TAX COMMISSION**

Commissioner Bailey made the following statement:

I would like to remind those present of the tactics used by the State Tax Commission to get more money into the State Uniform School Fund, and the Commission has been attempting to fight the State Tax Commission on this. There has been a shift in the amount of taxes from the state assessed properties to the locally assessed properties as there are different formulas for each. The County refused to factor last year and as a result was involved in a lawsuit with the State Tax Commission. As a result of the hearing the County was successful in not having to factor up residential properties. Commercial businesses had been underassessed so there is some increase in them. The County was unsuccessful in the area of raw land so it has been increased. Barbara Montella, County Assessor, has reassessed all property and factored up where necessary. The Board feels that they should reweigh the protests brought to the hearing on a fair and equitable basis and if an inequity is found an adjustment should be made for the class, group, or kind of property involved if warranted. The County has made an attempt to hold taxes down.

**METHOD OF ASSESSING RAW LAND REVIEWED**

Mrs. Montella reported that raw land is assessed at \$5,000. for a base lot (.26 of an acre) and \$2,000. per additional acre. Mrs. Montella further reported that even if the lot is less than .26 of an acre the base lot fee will be \$5,000. If possible property owners with adjoining properties of raw land should have them recorded as one piece to save additional base lot fees. Any changes made regarding the consolidation of properties or applications for Green Belt will be effective for this years property taxes.

**RPB-102 HOMER H. DALE**

No change.

**RP-1218-5 JOHN L. & SCHARLETT E. STEWART**

Mr. Stewart met to protest the large increase in the percentage of taxes paid to the School District. Mr. Stewart reported a 105% increase of his taxes going to the School District. The Board reported that they could do nothing about the size of the mill levy collected by the School District. No change.

**RPM-71 SAN JUAN COMMUNITY CHURCH**

John Baker reported that the San Juan Community Church should qualify for a tax exemption this year because the parsonage is now being used as a Sunday School. Exemption granted.

**RP-2033 & RP-2039 HUGH JELLIE**

This property could possibly qualify for Green Belt factoring which would appraise it at a much lower agricultural use assessment.

**RPM-452 JOHN H. & MARY N. BAKER**

Mr. Baker feels that this property is assessed to high. Mrs. Montella explained the method of assessing raw land. No change.

**1171-A-1 KEN & VERLYNN BANKS**

Mrs. Banks reported that her home burned down in July and would like it pro-rated accordingly. Request granted.

**M-498-2 GLENN W. WALLACE**

Mrs. Montella received a letter from Mr. Wallace regarding the increase in his taxes. Mrs. Montella will send him a letter explaining the reappraisal.

**RPB-285 EARL N. & ELIZABETH C. WRIGHT**

Will have recorded with RPB-286-4 as one property so only 1 base lot fee will be charged.

**RP-1768 EARL N. & ELIZABETH C. WRIGHT**

Will be changed from residential lot to III graze. Will be recorded with RP-1678 as one property so only 1 base lot fee will be charged.

**RP-1678 EARL N. & ELIZABETH C. WRIGHT**

Change from residential lot to III graze.

**RP-1104 WALTER K. MC ALISTER**

Change 2,043 acres of IV dry tillable to III graze.

**RPB-556-1 & RPB-494-2 MERLIN GROVER**

Will be combined as one property so only 1 base lot fee will be charged.

**RPB-197-1 MERLIN GROVER**

The size of this lot makes it unusable for a house or mobile home. A 50% reduction was granted.

**B-546 WILLIAM R. & IDONIA H. COOK**

A portion of this property will be deeded as a city street. The reduction will be effective for 1984 taxes.

**BCD-1763-2, B-343-1, AND B-342-2 LYNN F. & LORRAINE K. LANS**

Computer error should have been listed as Green Belt.

**RPB-539-6-1 & RPB-539-6-2 WALLACE S. CHRISTENSEN**

No change.

**A-20 & A-21 DICK R. SHUMWAY**

Take ag building off of A-20 and put on A-21.

**1639-A-2 & 1639-A-1-3 DOROTHY PERKINS**

Delete residential building from 1639-A-2 and add to 1639-A-1-3.

**1693-2 DOROTHY PERKINS**

Change acreage to 40 acres instead of 40.9 acres.

**1624 DOROTHY PERKINS**

Delete residential building. from 1624 and add to 1624-3.

**1624-3 DAVID LESLIE PERKINS**

Add residential building.

**B-433-2 & B-433-3 CHARLES S. HARRISON**

Take residential building off of B-433-2 and add to B-433-3.

**RPM-105 MILTON C. NIELSON**

Mrs. Montella will figure his valuation based on an income approach.

**RPM-302-1, RPM-315-1, AND RPM-16 WILLIAM MONTY & DEANNA DALTON**

Will be combined as one property so only 1 base lot fee will be charged.

**MEADOWLARK ACRES #3 MARK E. & LINDA L. EWART**

Error on house size.

**M-517 BURTIN L. PIERCE**

Remove mobile home.

1689-2-6 ERWIN R. GUYMON

This is a dead file as it is a duplicate of 1761-1-2-3.

165-12-4 JAMES M. CHRISTENSEN

Add a residence.

165-12 MICKY MICHAEL MARTIN

Change residence to mobile home.

BCD-1692-1 RONALD F. MC DONALD

Reclassification from residence to III graze.

BCD-1694-1 ALMA U. JONES

Computer error. Change from 30 acres to 20 acres.

BCD-1795-4 MARY KAY LAWS SMITH & JACK N. SMITH

Change from residential to agriculture.

BCD-1795-6 MARY KAY LAWS SMITH

Change from residential to agriculture.

BCD-1795-5 RHETTA ANN LAWS HALL & DEE HALL

Change from residential to agriculture.

BCD-1795-2 SANDRA LAWS JACKSON & BERT D. JACKSON

Change from residential to agriculture.

BCD-1795-1 LYNN F. LAWS & LORRAINE L. LAWS

Change from residential to agriculture.

33-2 BENJAMIN J. HOLYOAK

Change from residential to agriculture.

33-2 LEONARD R. & LOUESA H. PEARCE

Change from residential to agriculture.

33-1 DORTHY H. & DORICCA LYN MC BETH

Change from residential to agriculture.

M-568-A, CANYON TERRACE #73, 74, & 75 MAX DALTON

Change to Green Belt.

M-580 MAX DALTON

This is a roadway and needs to be removed.

BCD-1790-1 MERLIN GROVER

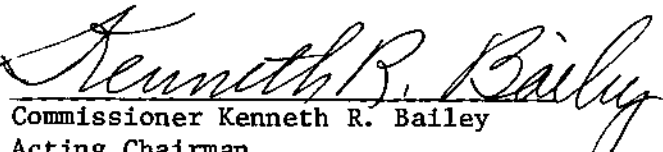
Change to III graze.

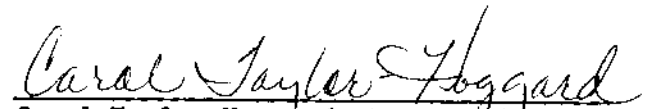
THE FOLLOWING PROPERTIES DID NOT LIST ANY VALUE IN THE COMPUTER SO THEY WILL NEED TO BE CORRECTED:1009-1/2 CHARLES D. SNYDERMCD-1134-1 JOHN LOBARTH JOHNSON1163-1 JAMES & BERNICE BARRYMCD-1176-1 ROBERT E. ENDER#117 FRED NEWMANMCD-1425-13 JAMES ARILE JOHNSON1567-2 ROSS O. CARHART1574-1 ROSS O. & CYNTHIA CARHARTBCD-1653 EUGENE & KATHRYN SHUMWAY1830-2 RAY E. & ROSANNA GILBRETHMCD-399-1 DARLENE SITTONMCD-399-2 VICTOR SCHAFERMCD-412-2 SCOTT MICHAEL RASMUSSENBILLS APPROVED FOR PAYMENT:

A & M Propane	Propane/M.C. pool	986.20
Abajo Electric	Repairs for Courthouse	208.00
E. A. Black	Supplies/M.C. pool	2,765.36
Black Box Corporation	Cable/Treasurer's Office	21.58
Blake, Kermit	Programming/9-84	1,088.00
Blake, Moffitt and Towne	Supplies/Aging Program	1,169.71
Blue Cross/Blue Shield	Insurance/9-84	1,390.20
Coca-Cola Bottling Co. of Price	Coke for vending machine	8.50
Computer Resources LTD.	Final pmt. FTRE' 2500/3701	600.00
Computerware Data Prod., Inc.	Supplies	182.71
HF Crosby Jr.	Hauled asphalt/Road Dept.	6,132.37
C.W. Electronics Sales Co.	Supplies/Communications	385.06
Delwes Company, Inc.	Supplies	97.20
Carl Eisemann	Four Corners Mtg.	25.50

Grand Jct. Walder Electronics	Supplies/Communications	41.62
The Harvard Med. School Health	Subscription/B-Library	15.00
Holden, Ace	Glass/Courthouse	13.80
Humphreys, Peggy	Supplies/Reimb.	50.36
Forrest Johnson	Herbicide purchased	150.00
Kensley, George	Standby firefighter	63.00
Lyman Truck Lines	Freight/N, recreation	63.66
May-Craft INF Systems, Inc.	Supplies	749.00
Moore Business Forms, Inc.	Supplies/Treasurer's Office	632.42
Motorola Inc.	Supplies/Communications	835.31
Motor Parts Pro Mart Home Center	Supplies/Golf Course	474.71
Navajo Tribal Utility Auth.	Utilities/Fire Control	7.50
Neal, Helen	Reg/for Adult Leader Conf.	220.00
Parley Redd's Food Town	Supplies/B-pool	157.25
Sanford Landscaping	Repairs/Blanding recreation	88.15
San Juan County Road Dept.	Gravel for new fields/Blanding	1,050.99
San Juan County Treasurer	Petty cash	79.02
San Juan Health Care Services	Operating transfer	25,000.00
San Juan Pharmacy	Supplies/Ext. Office	12.04
The Supply Company	Supplies/Blanding recreation	59.97
Texaco, Inc.	Gasoline purchased	190.91
Utah Gas Service Co.	Utilities/Courthouse	39.01
Utah Navajo Industries	Supplies/North recreation	1,151.33
Utah Power & Light Co.	Utilities/M.C.-recreation	161.42
Winn Westcott	Travel to S.L.C. for mtg.	67.00
Young's Auto Parts	Repairs/Golf Course	12.50
Young's Machine Co.	Repairs/Golf Course	6.00

There being no further business for this day the meeting adjourned at approximately 5:00 p.m.

  
 Commissioner Kenneth R. Bailey  
 Acting Chairman

  
 Carol Taylor-Hoggard, Deputy Clerk