

MINUTES OF REGULAR MEETING
SUGAR CITY COUNCIL
THURSDAY, FEBRUARY 24, 2022

Presiding: Mayor Adams
Meeting Via Internet and at City Hall Convened at 6:30 p.m.
Prayer: Councilwoman Ball
Pledge of Allegiance: Councilwoman Nielsen

Present at City Hall and Online: Mayor Steven Adams; Councilors Joy M. Ball, Glenn Dayley, Connie Fogle and Catherine Nielsen; Clerk-Treasurer Wendy McLaughlin; Public Works Director Arlynn Jacobson; City Building Inspector and P&Z Administrator Quinton Owens; Planning & Zoning Chairman Dave Thompson; City Attorney Chase Hendricks; Madison County Emergency Manager Robert Kohler; Citizens Ryker Palmer, Jerell Rammell, Abby Ricks, Bob ... and others who may have joined electronically but not identified.

CONSENT AGENDA:

MOTION: It was moved by Councilwoman Ball and seconded by Councilwoman Nielsen to approve the Consent Agenda; motion carried.

BUSINESS LOT SALE: The Council approved the full price offer sale of Lot 6 Block 1 in the Business Park. The lot includes a small separated picnic area in the southeast corner by the railroad tracks which the city has maintained the past several years. The city originally thought to keep the lot.

MOTION: It was moved by Councilman Dayley and seconded by Councilwoman Fogle to approve the sale of Lot 6 Block 1 in the Business Park. Thereupon, the clerk called roll upon the motion.

Those voting aye: Councilors Ball, Dayley, Fogle, and Nielsen
Those voting nay: None

Motion carried.

EMERGENCY MANAGEMENT TRAINING: Captain Robert Kohler, Madison County Emergency Manager, presented to the council a new emergency planning and knowledge based website to be launched in a few weeks. The website would include real time national and local emergencies such as fires, earthquakes, flooding, traffic, weather updates, etc. Local citizens will also be able to report damage. The website will be available 24/7. Flyers will be passed out to the community. A head count for next week's meeting was requested.

PUBLIC COMMENT: No report.

EXCHANGE AGREEMENT FOR ECIPDA BUSINESS PARK LOT: East Central Idaho Planning and Development Association (ECIPDA) Manager Ted Hendricks asked to the council

to approve the exchange of Lot 5 Block 2 valued at \$139,125 in the Business Park in lieu of cash. The trade would reduce the \$329,128 left the city owes ECIPDA in order to close out the eleven year agreement. In total the city will have paid back \$850,000, of which \$500,000 is set up as a revolving loan fund to which ECIPDA contributed \$500,000 more. Businesses in Sugar City and Madison County can apply for a loan for business capital. ECIPDA plans to build a small business development center.

MOTION: It was moved by Councilwoman Ball and seconded by Councilwoman Fogle to approve the Real Estate Purchase and Sale Agreement with ECIPDA. Thereupon, the clerk called roll upon the motion.

Those voting aye: Councilors Ball, Dayley, Fogle, and Nielsen

Those voting nay: None

Motion carried.

RAILROAD EASEMENT AGREEMENT: Public Works Director Arlynn Jacobson reported that SunGlo Inc needs an additional water line required for fire suppression. The line will be extended west from the Old Farm Estates development and run under South Railroad Avenue/Highway 33 and the railroad tracks. The costs to run the pipe will be paid by SunGlo Inc. and turned over to the city to maintain once completed. The railroad requires a License Agreement and an annual fee with the city. The water line will eventually service undeveloped westerly properties. Suggestion was made that additional conduit for other service utilities be brought through as well to save time and money.

MOTION: It was moved by Councilwoman Fogle and seconded by Councilwoman Nielsen to approve the Eastern Railroad LLC License Agreement. Thereupon, the clerk called roll upon the motion.

Those voting aye: Councilors Ball, Dayley, Fogle, and Nielsen

Those voting nay: None

Motion carried.

PUBLIC WORKS REPORT: Public Works Director Arlynn Jacobson reported on the following items:

Crosswalk Light Repair: the crosswalk light on the corner of South Austin and Center has been replaced and a new solar panel is in and will be installed.

Internet Issues: The SCADA system is now working properly but because of internet issues may not be reliable as needed. Mr. Jacobson is checking into options to boost the reliability in case the internet goes down.

PLANNING & ZONING REPORT: Quinton Owens reported on the following items:

Area of Impact: the commission is also working on expanding the area of impact around Sugar City.

Sewer Trunk Line Replacement: The city is working with Rexburg to replace the deteriorated trunk line down South Railroad Avenue. It was originally installed in 1981 and made out of concrete which was then thought to be the best material to use. However, since then, it has

been discovered that muriatic acid inside sewer lines eats away concrete. Rexburg is planning on replacing the line in 2023 and Sugar City's share of the cost is estimated to be \$3.5 million. The city will work with Rexburg to renegotiate the rate and capacity fees. Rexburg may also be able to loan Sugar City the money.

GENERAL BUSINESS:

Audit Findings: The city's audit firm WIPFLI of Idaho Falls reported their findings to the council on Thursday, February 10, 2022. The council wanted to approve those findings.

Motion: It was moved by Councilwoman Nielsen and seconded by Councilwoman Fogle to accept the independent audit report of 2-10-22; motion carried.

Planning and Zoning Commission and Design Review Compensation: Councilwoman Nielsen will rework the proposed compensation resolution to include a per day cap for multiple meetings.

LID #3 Delinquent Payments: No report.

MAYOR AND COUNCIL REPORTS

Historic Preservation Commission: The commission will reprint 25 copies of "The Sweetest Little Town" and make them available to the public at the annual Sugar Days celebration. Flyers for donations, a fish pond, and centennial coin are also being considered to boost interest and awareness. The commission is having trouble finding a suitable office space and asked the city for an available spot with some shelving in the city's vault. They would also like to update the city history on the city's website. They will meet again Wednesday, March 16, 2022.

Easter Egg Hunt: Scheduled for Saturday, April 16, 2022 at Heritage Park. It will be set up similar to last year and start at 10:00 am.

4th of July Float: Volunteers are being sought to help with this year's events as many of those who helped last year are not available this year. The mayor and Councilwoman Nielsen created a Facebook post for volunteers. Float ideas are welcome.

Councilman Dayley made a motion for adjournment with the council's recommendation. Meeting adjourned at 8:15 p.m.

Signed: _____
Steven Adams, Mayor

Attested: _____
Wendy McLaughlin, Clerk-Treasurer