

SUGAR CITY PLANNING & ZONING MEETING

At Sugar City Hall

Thursday, March 17, 2022, 7:00 P.M.

Attendance: Chairman Thompson, Administration Owens, Commissioners: Harris, Jeppson, Fluckiger. Public: Dick Dyer, with Steven Winegar, and Mark Heath. Zoom: City Attorney Hendricks, Commissioner Nott and P&Z Secretary Brosius

Meeting was called to order at 7:11 pm by the Chairman. Prayer & Pledge of Allegiance

Commissioner Harris **motioned** to amend the agenda to discuss the property on 10 N Fremont to 2nd item slot. **Seconded by** Commissioner Jeppson. **Motion carries.**

- ❖ Sugar Mill Flats Review for platting for developer to do list
 - Engineer Dyer and Steven Winegar presentation. Changes explained.
 - Not an action item on agenda but is getting close to meeting P&Z commission standards. pending Design Review, P&Z and staff pending changes:
 - Final plat and mylars are evaluated as complete with all needed items.
 - Documents to be completed as promised, ie: lighting & landscaping, updated site plan
 - design review agreement
 - up to City Code
- ❖ Staff Report A: 10 N Fremont: Commercial/Retail/Condominium project
- ❖ 10 N Fremont
 - Presentation by Mark Heath of Concept Artist Rendering of Commercial/Retail below and lease/sold condominium above. Suggested floor level and parking.
 - P&Z concerns: Height, parking and snow storage
 - Special Use Permit vs. PUD (Planned Unit Development 10.5.3)
- ❖ Public Comment: None
- ❖ Landscaping - Public Works Director - Tabled
- ❖ Alternative Transportation Plan - Downtown Commercial Discussion
 - P&Z homework to come up with ways for traffic downtown
- ❖ Commission Use More Effective - Not discussed
- ❖ Impact Area Update
 - Attorney Hendricks suggested maps for public to see be posted before any public hearing
 - Reminder not to forget East side in map to protect water
- ❖ Comprehensive Plan Discussion
 - Commissioner Nott sent file to Administrator dated January 19th for P&Z folder
- ❖ Staff Report
 - Administrator to meet with potential development Highway 33 & Digger
 - Fizz Bizz is open but have list of things to fix: parking and drive through
- ❖ Review minutes -
 - Email sent out on minutes needing approval, Cumulative List, Unreviewed Minutes List with Chairman giving homework for all to go to the P & Z folder to put in your changes.

Motion to Adjourn Meeting at 8:54 pm by Commissioner Harris **Seconded by** Commissioner Fluckiger **Motion carries.**