

# SUGAR CITY PLANNING & ZONING

At Sugar City Hall

*Thursday, September 21<sup>st</sup>, 2023, 7:00 P.M.*

## Attendance

- Chairman Taylor
- Commissioners Williams, Fluckiger, Haacke, Hawkes
- Staff: Administrator Hibbert

## Opening

**Prayer:** Chairman Taylor

**Pledge of Allegiance:** Commissioner Williams

## Approve Minutes

The September 7th, 2023 meeting minutes were approved.


 **Motion:** I move that we approve the minutes.

Motion made by Commissioner Haacke. Seconded by Commissioner Williams.  
Motion Carried.

## Public Hearing: Sugar City - Madison County Impact Area Agreement

Administrator Hibbert presented the Impact Area Agreement and went over the zoning map. He indicated that Sugar worked with other cities, like Teton, to avoid overlapping areas to avoid future conflict. He explained that engineering approval will be required for any decision that could impact ground water.

When asked about the wording of the agreement, and whether or not it was precise enough, Administrator Hibbert explained that the document allows for diplomacy to have it's proper place without restricting the existing legal processes. The commission did move to have some of the wording updated for clarity.

 Motion: I move that the impact area agreement wording is modified to create consistent language throughout the document clarifying that “Sugar City” means the “city council”.

Motion made by Commissioner Haacke. Seconded by Commissioner Williams.  
Motion Carried.

## Testimonies


There was no public in attendance for the hearing, and therefore no testimonies given.

## Hearing Closed

The hearing was closed at 7:32 PM.

## Deliberations

The commission discussed the agreement and moved to recommend the agreement to City Council.

 Motion: I move that we recommend the Madison County-City of Sugar City Impact Area Agreement with included maps and proposed amendments to the city council for approval.

Motion made by Commissioner Fluckiger. Seconded by Commissioner Haacke.  
Motion Carried.

## Future Annexation

Administor Hibbert indicated that GIS maps are being updated in all the projected annexation areas and should be finished within the week. These are the areas discussed in the previous Planning and Zoning meeting.

## East Corridor Parkway


The commission discussed the need for a beltway road to be built that acts as a levee or dike and pushes the flood plain away from the city. The county engineer is working to update an old model that can be used as federal funding is requested.

## Design Review

Commissioner Williams gave an update on a recent design review meeting. Designs were reviewed and approved for two new business park buildings. The Sugar-Salem bus

maintenance building will be just west of the Junior High School. Some discussion took place around the location of future roads in the area - but the city is currently working with the school district to find a solution.

## Adjourn

 Motion: I move to adjourn our meeting.

Motion made by Commissioner Williams. Seconded by Commissioner Hawkes.  
Motion Carried.

The meeting was adjourned at 7:58 P.M.