

**SUGAR CITY, IDAHO  
PLANNING & ZONING COMMISSION  
NOTICE OF PUBLIC HEARING**

**TINY HOME SUBDIVISIONS**

**NOTICE IS HEREBY GIVEN**, that a public hearing will be held on **Thursday, October 17, 2024 at 7:30 p.m.** before the Sugar City Planning and Zoning Commission at Sugar City Hall, located at 10 East Center Street, Sugar City, Idaho, regarding the implementation of **Tiny Home Subdivision** in the City of Sugar City and in the Impact Area of the City.

Tiny house **planned unit developments** shall be subject to requirements outlined in the zoning ordinance and also subject to all provisions within this section. This section intends that tiny home subdivisions create a highly vegetated, park-like environment, where the emphasis is placed on minimalist living. This section only allows for tiny homes on permanent foundations and does not allow tiny homes on wheels (THOWs). THOWs are encouraged and accommodated in the City of Sugar City in designated RV subdivision developments. Benefits sought by this section are: increased housing stock, increased affordable housing, facilitating intergenerational living, attracting new residents, increased municipal revenue, supporting vulnerable populations, and generally providing residents with more lifestyle freedom. Infill of underdeveloped single-family lots and parcels in the City and odd shaped or under-developed parcels in the Impact Area is considered a strong benefit of tiny house subdivision.

At such hearings the Planning and Zoning Commission will hear all persons and all comments and recommendations relative to the proposal. Written comment will be accepted no later than **Monday, October 14, 2024, at 4:00 p.m.** at Sugar City Hall located at 10 East Center, Sugar City, Idaho 83448.

The public is invited to attend and public comment on this code change is encouraged. Individual planning commission members, city councilors or the mayor should not be contacted outside the hearing process in order to respect the rights of all who have an interest. If special access needs are required to attend the hearings, please call Sugar City Hall at least 48 hours in advance of the hearings.

DATED this **27th day of September, 2024.**

CITY OF SUGAR CITY PLANNING AND ZONING COMMISSION

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