

SUGAR CITY PLANNING & ZONING MEETING MINUTES

REGULAR MEETING THURSDAY, JUNE 3, 2010

Commissioners in attendance: Brian Hawkes, Jess Brown, Randall Miller, Joy Ball, Ray Barney, Sam Lines, Steve Hawkes

Bruce King represented city council

Public in attendance: Dale Pickering, David Davis, Aamie Vreelen, Bill Barnhill, Leola Barnhill, Verla Moss, Marcel Parkinson, Jeff Parkinson, Tyler Fillmore, Brad Orme, Chad PlocHer, Marlene PlocHer, Brent McFarland, Dallin Fogle.

7:00 p.m. Public Hearing – Jeff & Marcel Parkinson Special Use Permit for a dance studio located on the west side of North Railroad Avenue. Brian Hawkes, conducting. There were no written notifications and there was no conflict of interest among the commissioners. The old waste water containment pit will be the foundation of the building (43 ½ feet X 93 ½ feet). There is ample room for parking on the south side of the proposed structure. Questions from the public regarding concerns about the volume and type of music, perimeter lighting, landscaping were addressed satisfactorily. The parking lot will eventually be paved. Speaking in favor were: Bill Barnhill, Leola Barnhill, Marcel Parkinson, Tyler Fillmore (contractor for the project) and Verla Moss.

Citizens generally felt good about putting the dance studio there.

Hearing ended at 7:25 p.m.

PLANNING AND ZONING MEETING

7:25p.m.

Agenda amendment re. Chad PlocHer request:

Since at that time, Ray Barney was not here, we didn't have a full quorum so Joy moved to amend the agenda pending ratification when Ray gets here. Seconded by Randall. Voting unanimous in favor. When Ray arrived, Sam moved and Randall seconded that the motion be ratified. Passed unanimously.

Minutes approval: Moved by Steve Hawkes and seconded by Ray Barney that they be approved. Approved unanimously.

Brent McFarland (JRW Engineering) – Design of Firehouse Substation. Plans were shown. The building will be in an R1 zone (Railroad Ave and B Street) so a special use permit will be necessary. Randall moved that we schedule a public hearing for a special use permit. Sam seconded. Approved unanimously. Public ~~Meeting~~ ^{Hearing} for special use permit
July 1, 2010. at 7:00 pm.

Chad PlocHer request a variance to be able to put three small houses on two lots on North Rail Road Avenue. Zoned R-2. However, there is not enough space for the three homes on the three lots. The lots are less than 8,000 sq. ft per lot. We made suggestions on ways to utilize the lots and meet the city requirements.

Discussion of public hearing for Parkinson Special Use Permit. Randall moved and Sam seconded that we recommend the Special Use Permit request to the City Council. Approved unanimously.

Councilman Bruce King report on 5-13-10 City Council meeting. There was not a quorum at the City Council meeting so no official actions were taken.

Councilman Bruce King reported on the East Parkway and Beltway Proposal to Rexburg and Madison County. Commissioners were able to see a map for the proposed parkway and an additional beltway east of the parkway. ^{Steve} Joy will update the transportation map to include the proposed roads. Commissioners were asked to email Bruce regarding their feelings about the parkway and beltway.

Discussion of title 9 modifications by the city attorney. Bill Forsburg, city attorney, made substantial changes to title 9, which has been approved by the city council. It was decided that the modified title 9 be referred to the city council for possible changes and a public hearing. The home occupation chapter will remain with planning and zoning for updates and the public hearing.

Meeting dismissed at 10:25 p.m.

Brian A. Hawkes

17 June 2010