

MINUTES OF REGULAR MEETING
SUGAR CITY COUNCIL
THURSDAY, JANUARY 26, 2012

Presiding: Mayor Glenn W. Dalling
Meeting Convened at 6:30 p.m.
Prayer: Lamont Merrill
Pledge of Allegiance

Present: Mayor Dalling; Sharon L. Bell, Clerk; Marcie A. Smith, Treasurer; Councilmembers Bruce King, Lamont Merrill, Vaun Waddell and Burch Drake; Steve Hawkes, Planning & Zoning Commission; Dana Izatt of Searle Hart & Associates PLLC; Andrew Schaaf; Abby Allison; Melanie Israel; Chelsea Youngstrom; Landon Hymas; and Emmilie Buchanan.

The Mayor asked if there were any corrections to the minutes of the regular meeting held on January 12, 2012. Each councilmember had a copy of said minutes prior to the meeting. It was moved by Councilmember Waddell and seconded by Councilmember Merrill to accept said minutes; motion carried.

PLANNING & ZONING REPORT: Newly elected P&Z Chairman Steve Hawkes addressed the council. Mayor Dalling welcomed him as the new chairman.

New P&Z commissioners: Steve reported that Christine (Sam) Lines accepted reappointment for a three-year term; Joy Ball's term ended on December 31, 2011; and Russell Thurston accepted an appointment for a three-year term.

Swearing in of commissioners for year 2012: City Clerk Sharon L. Bell administered the oath to all of the Planning and Zoning Commissioners on January 19, 2012.

Election of officers: Steve reported that he was elected as chairman of P&Z and Janet Harris was elected as secretary.

Sign regulations: Steve reported that the P&Z commissioners are updating our very old sign ordinance and comparing it with the International Sign Ordinance. They are working on the definitions of signs first and then they want to get nice pictures of actual signs to show what they look like, rather than sketches of signs. This will take two or three months. P&Z will have a public hearing and then move ahead. The mayor asked Steve to keep the council informed and suggested that the commission invite the council to review the proposed update before it goes to public hearing. The city attorney also should review it.

AUDIT REPORT – DANA IZATT: Dana Izatt of Searle Hart & Associates PLLC addressed the council, explaining both the Independent Auditors' Report of his audit of Sugar City's financial records and its Management Report for the fiscal year ended September 30, 2011. Discussion was had. Mr. Izatt reported that the city is in good financial shape. He suggested that the city raise the capital depreciation amount for financial statements from \$1,000 to maybe \$5,000 or \$10,000. This is what cities of similar size are doing. Treasurer Marcie A. Smith was complimented by the council for a remarkable job on her books. Marcie was asked to make a

recommendation at the next meeting on raising the city's capital depreciation level for equipment.

MOTION: It was moved by Councilmember Waddell and seconded by Councilmember Drake to accept said audit report as presented; motion carried.

STATUS OF WATER RIGHTS ON ANNEXED PROPERTY: Lamont reported that he and Mayor Dalling met with Dale Swensen, manager of Fremont-Madison Irrigation District in St. Anthony. They established with the district secretary the different areas in Sugar City that hold storage water rights and the number of acre feet of water associated with each property, as follows: Stillman (Old Farm Estates), 75 acre feet; Ellen Luthy, 30 acre feet (west 65 feet of Stillman property); Toscano, 185 acre feet; and Triangle LLC (River Bend Ranch, formerly Calaway Ranch), 120 acre feet. The conclusion is that there are some water rights available in annexed city properties that could be used in the mitigation to acquire more water rights.

Toscano: The mayor reported that Dwayne Seiter came in the office three days ago announcing he may have obtained financing to proceed with development. Due to the fact that our engineer, Dick Dyer, was also Toscano's design engineer, Forsgren Associates was asked to be our city engineer for the Toscano development. Dwayne requested that the city provide him with a letter regarding the existing wastewater system and the potable water delivery system for the Toscano project. The mayor asked Randy Johnson of Forsgren Associates to write a letter stating the city's position. In summary, the letter said that the city could not accept the existing potable water delivery system but it could accept the existing wastewater system, providing it passes all required tests.

CITY BUILDING OPEN HOUSE – BURCH DRAKE: Councilmember Drake reported that the open house is scheduled for Saturday, February 4, from 11 a.m. to 3 p.m. He plans to attend the whole time and asked others to sign up for when they could join him. He said the city would provide a handout on disbursements, renovation financing, and the mayor's State of the City message.

AUDIO/VISUAL EQUIPMENT ACQUISITION – VAUN WADDELL: Councilmember Waddell presented a handout showing possible options: (A) Toshiba 55" (40" approx. width) LCD wide screen TV, \$800; (B) Mitsubishi 82" (58" approx. width) DLP wide screen TV, \$2,500; (C) Epson short throw projector (PowerLite 430), \$1050; and (D) Epson large-classroom projector, \$1,800 - \$5,000. Vaun did not come up with a strong recommendation tonight. He accepted the assignment to do some more research and return with a firm recommendation.

DEPARTMENT REPORTS:

COUNCILMEMBER KING:

North access to U.S. Highway 20: Bruce reported that the Idaho Transportation Department intended that northbound traffic exiting U.S. 20 into Sugar City at Exit 338 return to the federal route by proceeding through and north of town on Idaho Highway 33. The council requested that the state install more signs to better guide motorists through the loop.

COUNCILMEMBER MERRILL: No report.

COUNCILMEMBER WADDELL:

COUNCILMEMBER DRAKE: Burch presented a handout from the Eastern Idaho Assembly for the Arts.

MAYOR'S BUSINESS:

P&Z appointments: The mayor reported that he needs to appoint a third commissioner.

Toscano: This matter was taken care of earlier.

Business Park: The mayor reported that the 66 feet on the east side of the Business Park thought to belong to the railroad is actually city property. It is the site of a closed street the city owned. Attorney Forsberg was working with Alliance Title Company, when he made the discovery. Now we have to replat a part of the Business Park.

Meeting adjourned at 8:40 p.m.

Signed: Glenn W. Dalling
Glenn W. Dalling, Mayor

Attested: Sharon L. Bell
Sharon L. Bell, Clerk