

SUGAR CITY PLANNING AND ZONING MEETING MINUTES

REGULAR MEETING
THURSDAY, June 5, 2014

Commissioners in attendance: Dave Ogden, Eileen Kershaw, Val Bush, Sam Lines, Russell Thurston, Tom Fleming

Others in attendance: Bruce King, Paul & Becky Jeppson, Cliff Morris (City Building Inspector)

7:00pm: The meeting was called to order by Dave Ogden.

MINUTES

The minutes of May 1, 2014 regular P&Z meeting were reviewed.

Motion to approve the minutes by: Tom Fleming

Seconded the motion by: Val Bush

Discussion on the motion: None

Voting was unanimous in the affirmative.

1. Bruce King report of City Council meeting

Bruce reported on the items that were discussed in the City Council meeting on May 8, 2014 and May 22, 2014. For details of these meetings you can review the minutes on the City's web site.

Dave made mentioned that the application for Tucker Adamson's proposal to rezone his property was denied by the City Council.

2. Paul Jeppson – Request to build Mother-in-law quarters in back of his home.

Paul & Becky Jeppson presented a plot plan and building design for the structure they wish to build. They live in the impact area. They came requesting information on what they needed to do to build this structure. The code allows for an additional dwelling on the property as long as it meets setbacks and boundary requirements. We searched for a definition for "Additional Dwelling" and could not find one. Dave made note of this and will be discussed further. We also informed them that the dwelling could only be rented out to family members.

 6-19-14

3. Commission Business

Dave received the final draft for the following ordinance:

AN ORDINANCE AMENDING TITLE 9, CHAPTER 9 TO ADD A NEW SECTION 9-9-10, ADOPTING THE MOST RECENT IMPACT AREA BOUNDARY AND ZONING MAP, APPLICABLE PLAN POLICIES AND ORDINANCES, PROCEDURES FOR AMENDMENTS AND ZONING APPLICATIONS, HEARING PROCEDURES FOR PERMITS APPLICABLE TO LAND WITHIN THE IMPACT AREA, PROVIDING FOR REEVALUATION AND RENEGOTIATION, AND PROVIDING WHEN THIS ORDINANCE SHALL BECOME EFFECTIVE.

We reviewed the draft to help us better understand the ordinance and clear up any questions that we may have.

Several questions were brought up concerning the five zoning districts:

Agricultural District (AG), Residential-Agricultural District (RES/AG), Transitional Agriculture 1 (TAG1), Commercial District (C3), and Manufacturing District (M).

We were concerned that these zone districts matched up with the County zone districts and how they are named. Also there was a concern about referencing the definitions for these zones in our code book. We also need to make sure that all zones defined in this ordinance are matching correctly with our code book.

Dave will meet with Brent McFadden to make sure our zones and definitions match up with the County's zones.

The meeting was adjourned at 10:00pm