

SUGAR CITY PLANNING AND ZONING MEETING MINUTES

REGULAR MEETING

THURSDAY, AUGUST 6, 2015

Commissioners in attendance: Brent Barrus, Dave Ogden, Bill Barnhill, Eileen Kershaw

Others in attendance: Bruce King, Jason Merrill, John Pocock, Kelton Larsen, Mike VanWagener, Cindy VanWagener

7:10 pm: the meeting was called to order by Dave Ogden

MINUTES :

The minutes of the July 9, 2015 P and Z meeting were reviewed.

Motion to approve the minutes with a correction to time of adjournment Bill Barnhill

Seconded the motion Brent Barrus.

No discussion and the voting was unanimous in the affirmative.

1. **BRUCE KING:** reported on the last city council meeting. Madison County has approved the impact zone that Sugar City presented to them. Sugar City code applies in the impact zone. Madison County will be responsible for enforcing the code. Further information from the meeting can be found on the city web site.

2. **SIGN PERMIT APPLICATION:** Randall Porter, who was not in attendance, applied for a sign for his Jamba Juice business. The sign would be placed on the corner of Moody Road a North Yellowstone Highway. More information on the exact location is needed. No action was taken.

2. **SIGN PERMIT APPLICATION:** Jason Merrill, representing Agri-Service, explained their request to move the business sign further west on their property and add Massey Ferguson and Challenger to the sign. They will meet all the city code requirements for size, location and

lighting. Brent Barrus made a motion that the request be granted .Bill Barnhill seconded the motion .The board voted unanimously to approve the application.

3: SPECIAL USE PERMIT APPLICATION: Mike and Cindy VanWagener want to add another home to their property. They discussed the options for a zone change or special use permit. After some discussion they left without making any decision.

4: PROPOSED FERTILIZER PLANT INTRODUCTION: John Pocock and Kelton Larsen are considering starting a plant to produce natural slow acting fertilizer on their 35 acre property. They would build a large metal building on about 10 acres of that property. Considerations of utilities, traffic, odors and dust were discussed. It was decided that they will pick up a special use permit from Wendy at the city building and move forward.

5: Commission Business: There will be no change to the city code for the River Bend project. A water permit is the key issue now and the city is working with them on this. The Old Farm Estate Project seems to be unsettled at this point and more information is needed.

6: Brent Barrus made a very strong recommendation to the city council that some new chairs be purchased for the table which is used by the P and Z board. The commission was unanimous in their agreement of this recommendation.

The meeting was adjourned at 8:50 pm

The next meeting will be held Thursday, August 20, 2015 at 7:00 pm

 8-20-15