

SUGAR CITY PLANNING AND ZONING MEETING MINUTES  
REGULAR MEETING - THURSDAY, JANUARY 21, 2016

**Commissioners in attendance:** Brent Barrus, Eileen Kershaw, Tyson Harris, Clay Rasmussen & Dave Thompson

**Others in attendance:** Shelley Jones, 3 BYU-I students – Amanda, Corey & Alisa

**7:00 p.m.**

The meeting was called to order by Brent Barrus.

Pledge of Allegiance

Swearing in of new councilman Dave Thompson by Shelley Jones, Deputy Clerk-Treasurer

**7:05 p.m.**

**Minutes:**

The minutes of December 17, 2015 P&Z meeting were reviewed.

Motion to approve the minutes by: Tyson Harris

Motion 2<sup>nd</sup>: Clay Rasmussen

Discussion on the motion: None

Voting was unanimous in the affirmative.

**7:10 p.m.**

**Bruce King Report of City Council Meeting:** Bruce reported on the items that were discussed in the last City Council meeting. City council approved reconciliation reports. Received approval to pay current & regular bills for January. Land use map & zoning changes were approved.

**7:15 p.m.**

**Commission Business:** Discussion on property of Glenn Dalling being annexed into the city.

Tentative hearing date for this was set for March 3<sup>rd</sup>, 2016. City will be doing the application and should be submitted and ready for Feb. 4<sup>th</sup> meeting.

**7:30 p.m.**

**Home Business Application:** Spencer Cook visited with the council about his home business.

Business is "Trel Tech", an online computer consulting & website development business. No foot traffic other than occasional deliveries of computer parts. Address is 105 E. 1<sup>st</sup> N.

Motion to approve business license: Tyler Harris

Motion 2<sup>nd</sup>: Eileen Kershaw

Voting was unanimous in the affirmative to approve the license.

**7:35 p.m.**

**Commission Business:** Discussion on Old Farm Estate Project. Number of units was discussed along with concerns of available parking. Mentioned design approval by Architectural Committee after P & Z Committee approves codes, etc. Concern was expressed about densities not being clearly defined in the area.

**7:40 p.m.**

**Commission Business:** Discussion on River Bend Ranch moving forward. Developers are putting a culvert under the river for utility purposes. Platt map already done for area. Concern expressed for possible needs for larger sewer system if development continues on Tuscan area as well as new development in River Bend & Old Farm Estate areas. Dave Thompson questioned if there was a time frame where construction approval expires. Mention of possible new water well by River Bend area.

**8:00 p.m.**

**Commission Business:** Discussion on old Title 9 revisions. Council will work on R1, R2 & R3 next meeting. Plans are go to through 2 or 3 at a time to see if revisions fit necessary codes.

**8:06 p.m.**

**Commission Business:** Discussion on Impact Area Expansion. A committee is needed with 3 of our council members as well as 3 from our county commissioners. The area expansion will give us more approvals to take care of as well as more jurisdiction over the areas. Dave Thompson, Clay Rasmussen and Brent Barrus volunteered for the committee.

**8:25 p.m.**

**Commission Business:** Discussion by Brent Barrus for council members to consider the Chair position for the P&Z Committee.

Motion for amendment of tonight's agenda: Clay Rasmussen

Motion 2<sup>nd</sup>: Tyson Harris

Voting was unanimous in the affirmative.

Motion to adjourn meeting: Clay Rasmussen

Motion 2<sup>nd</sup>: Eileen Kershaw

Voting was unanimous in the affirmative.

**8:30 p.m.**

Meeting adjourned

Our next P&Z meeting will be held on February 4, 2016.