

MINUTES OF REGULAR MEETING
SUGAR CITY COUNCIL
THURSDAY, JANUARY 23, 2020

Presiding: Mayor Steven Adams
Meeting Convened at 6:30 p.m.
Prayer: Steven Adams
Pledge of Allegiance

Present: Mayor Steven Adams; Clerk-Treasurer Wendy McLaughlin; Councilors Joy M. Ball, Steve Davis, Connie Fogle, and Catherine Nielsen; City Public Works Director Arlynn Jacobson; Chairman Dave Thompson of the Planning and Zoning Commission; Design Review Chairman Paul Jeppson; Madison County Commissioner Brent Mendenhall; PSI Waste Systems Operations Manager Jeremy Harris, Operations Supervisor George Alefteras, and Accounts Manager Ian West; Attorneys Chase T Hendricks Bingham County Chief Civil Deputy Attorney, R. J. Hoopes of R. J. Hoopes Law Office, and D. Andrew Rawlings of Holden Kidwell Hahn & Crapo; Proposed Sugar City Interns Kalli Harris and DJ Sims; Citizens Michelle Adams, Dax Harris, Rhett Harris, Richard Johnson, and Elaine King.

OATH OF OFFICE: Councilor Joy M Ball was sworn in Tuesday, January 21, 2020.

COUNCIL PRESIDENT ELECTION:

MOTION: It was moved by Councilwoman Nielsen and seconded by Councilman Davis to elect Councilwoman Joy M. Ball as the council president; motion carried.

MINUTES: Mayor Adams asked if there were any corrections to the minutes of the regular meeting held on January 9, 2020. Each councilor had a copy of the minutes prior to the meeting. Councilwoman Ball said she watched the meeting later since she was absent on Wednesday, January 9.

MOTION: It was moved by Councilman Davis and seconded by Councilwoman Nielsen to accept the minutes as presented; motion carried.

PSI WASTE SYSTEMS: PSI Waste Systems Manager introduced Accounts Manager Ian West and Operations Supervisor George Alefteras to the new council. He thanked the council for letting them serve the city for the past 15 years. They have updated equipment and focus on customer service and safety. They will help the city implement their city-wide clean-up the best way possible.

DESIGN REVIEW BOARD APPOINTMENTS:

MOTION: It was moved by Councilwoman Ball and seconded by Councilman Davis to approve the appointments of Spencer Cook and Steve Webster to the Design Review Board; motion carried.

PUBLIC COMMENT PERIOD: In an effort to be more accessible to the public The mayor introduced a public comment period to be held at 7:00 pm for each council meeting. The public is welcome to come and address any concerns they may have. The public can also make comments through Zoom, interactive software which allows them to log in to the meeting through their computer, if they cannot attend in person. The city will provide a link ahead of time.

Richard Johnson – advised the city against giving their approval for the proposed Madison County takeover of Highway 33 from the state. He has worked for the state’s road maintenance crew for 25 years. State highways are given highest level of priority on maintenance. Once a state road is given away, maintenance costs will be assumed by the County and the city forever.

Mr. Johnson asked the council to consider charging those who rent rooms from their homes a

second base fee since it is not fair to those who do.

Elaine King – is concerned with the proposed final plat for Old Farm Estates Sugar Ridge cottage homes. The information online did not have a map and she didn't feel the developer was following the original plan or the development agreement specifically for open space requirements.

EXECUTIVE SESSION:

7:10 P.M. It was moved by Councilman Davis and seconded by Councilwoman Nielsen, pursuant to Idaho Code 74-206 1 (a), "Hiring an individual agent, whose qualities are to be evaluated in order to fill a particular vacancy or need; not to fill a vacancy in an elective office or deliberate staffing needs in general." to evaluate city attorney candidates and to move into executive session. Motion carried. Thereupon, the clerk called roll upon the motion.

Those voting aye: Councilors Ball, Davis, Fogle, and Nielsen

Those voting nay: None

Thereupon, the mayor declared the motion passed.

8:30 P.M. The executive session ended for Idaho Code 74-206 1 (a). No decisions were made and there was no deliberation.

APPOINTMENT OF CITY ATTORNEY: The council tabled the appointment of a city attorney until all that applied have met with the Council. Two more interviews will be set for the next meeting in executive session.

PLANNING AND ZONING (P&Z) COMMISSION REPORT: Chairman Dave Thompson reported on the following items. The commission adjourned at 10:45 p.m. and tabled several items.

Commission Chair and Vice Chair Election: Dave Thompson was elected chair and Quentin Owens vice chair.

Tech n' Stuff: Pulled their application for a zone change.

Kelton Larsen: Tabled until next meeting

Old Farm Estates Division #4 Preliminary Plat Application: Tabled until next meeting in order to review new material.

Old Farm Estates Division #3 Apartment Complex Special Use Permit Application: Tabled until next meeting.

Impact Area Expansion of Highway 33 Businesses: Tabled until next meeting.

The mayor recommended the commission work through an orderly process such as Robert's Rules of Order for committees so their discussions produce results. He also cautioned them on tabling items. The mayor also suggested organizing a citizens group committee to go over the Land Use code for continuity to make recommendations to the commission. The committee would consist of developers, citizens, and some commissioners.

OLD FARM ESTATES SUGAR RIDGE COTTAGE HOMES FINAL PLAT: Tabled for action as the updated Mylar of the plat was not available. City Engineer Dick Dyer reviewed the

updated final plat and was satisfied it addressed all concerns of staff memo and was in compliance with city code. Open space will also serve as utility easements.

Councilwoman Nielsen was concerned that it violates Sugar Code 10-4-7 which states that open space will not include utility easements. She also wondered about parking, fire truck and handicapped accessibility.

ROOF SHEETING STANDARD CHANGE: The mayor asked for professional input from City Engineer Dick Dyer on changing roofing requirements to 5/8" OSB Sheeting from 7/16" OSB Sheeting. The council will review his recommendation.

CITY ENGINEER: The Council reviewed the contract agreement.

CITY CLEAN-UP OPTIONS: Councilwoman Nielsen will chair a community clean-up committee for options the city could use to replace the two city-wide Spring and Fall clean-ups. The previous council approved disbanding the service since the city was losing thousands of dollars each year. However, several citizens asked the city to reconsider for various reasons.

NEW TRANSPORTATION STUDY: Councilwoman Nielsen asked for a new transportation study since the last one was done in 2009. Several changes with growth, a new school, Highway 33 proposed revisions, and planning the East Parkway Corridor necessitate a new transportation plan. The city may look at alternative means to help with the study such as grants, university student programs, etc. The mayor may look at a special committee to help.

EAST PARKWAY CORRIDOR: The council wants to involve citizen discussion and comments as they revisit the decision made on the East Parkway Corridor back in 2012. Clerk McLaughlin indicated that Option E was chosen by the council then and submitted to the County. Better maps will be made available.

MAYOR'S REPORT: Mayor Adams reported on the following item:

Internship Proposals: The mayor would like to move forward with two interns, DJ Sims and Kalli Harris. Office space is available and there will be no additional cost to the city. DJ is a BYU-I University senior and will be working on a financial model to reduce water rates. Kalli will work with the mayor on public safety ideas to reduce vandalism within the city. She is a local resident and Sugar Salem High School senior.

Council Meeting Streaming and Recording: The mayor reported that he likes the interest and exposure of streaming live the council meetings. He would like to use Facebook as the default to stream live and Zoom for individual interaction with the council. The cost is minimal for Facebook but more expensive for Zoom. The sound is weak. The city is working on microphones for each council member to be installed at a later date.

DEPARTMENT REPORTS: None

Meeting adjourned at 10:00 p.m.

Signed: _____
Steven Adams, Mayor

Attested: _____
Wendy McLaughlin, Clerk-Treasurer