

MINUTES OF REGULAR MEETING
SUGAR CITY COUNCIL
THURSDAY, JULY 9, 2015

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

Present: Mayor Lamont Merrill; Clerk-Treasurer Wendy McLaughlin; Councilmen Bruce King, Bruce Bills, and Bruce Arnell; and Citizen Mark Gustafson. Councilman Matt Garner and Chairman Dave Ogden of the Planning and Zoning Commission were excused.

Mayor Merrill asked if there were any corrections to the minutes of the regular meeting held on June 25, 2015. Each councilman had a copy of the minutes prior to the meeting. It was moved by Councilman Arnell and seconded by Councilman King to accept the minutes, with the addition of wording to include Councilman Burch Drake's resignation following the meeting held on June 25, 2015; motion carried.

Mayor Merrill asked if there were any corrections to the minutes of the special meeting held on June 30, 2015. Each councilman had a copy of the minutes prior to the meeting. It was moved by Councilman Arnell and seconded by Councilman King to accept the minutes; motion carried.

RECONCILIATION REPORTS: Wendy presented the June reconciliation reports for the General Fund. It was moved by Councilman King and seconded by Councilman Arnell to accept the June reconciliation reports for the General Fund; motion carried. Wendy presented the June reconciliation reports for the Utility Fund. It was moved by Councilman Arnell and seconded by Councilman Bills to accept the June reconciliation reports for the Utility Fund; motion carried.

Wendy presented the current bills in the amount of \$42,229.65. It was moved by Councilman King and seconded by Councilman Arnell to pay the current bills, together with all regular July bills; motion carried.

PLANNING & ZONING COMMISSION REPORT: No report

COMPREHENSIVE PLAN FINAL DRAFT & POSSIBLE ADOPTION: The Council discussed the need to further clarify, define, and reword some points in the Comprehensive Plan before its adoption, being careful of unintended consequences. The council discussed items of concern:

- Encouragement of “clustering” – generally, a technique of building development to allow green space managed by a homeowners association
- Orderly growth
- Use of transportation corridors - such as the planned East Parkway Corridor
- Use of federal aid
- Prevention of incompatible land uses

Councilmen King and Bills will make the changes for the next council meeting. A public hearing will be planned for August, with notice included in the utility billing. Planning and Zoning will not

need to review the plan after the revisions. Former Councilman Vaun Waddell had worked extensively on drafting the 2008 plan and revising it this year, and the council wanted a letter of recognition and thanks sent to him from the city for his excellent work.

URBAN RENEWAL DISTRICT & HARRIS PROPERTY: The council reviewed the changes to the revised Rexburg North Interchange Urban Renewal District boundary lines, which extend east of Idaho Highway 33 and encroach on Sugar City impact and boundary areas (see map). The district revised the boundary lines in part to accommodate an “S” curve at the Moody Road intersection with Idaho 33.

MOTION: It was moved by Councilman Arnell and seconded by Councilman Bills to authorize Mayor Merrill to write a letter to Madison County, copied to the Rexburg Urban Renewal District, requesting that the boundary lines be moved back to the west side of the railroad tracks; motion carried.

The Council also asked that the name of the Rexburg North Interchange Urban Renewal District include Sugar City, since the district includes Sugar City property.

MOTION: It was moved by Councilman Bills and seconded by Councilman King to include in the letter to the county the request that *Sugar City* be included in the title of the Rexburg North Interchange District, such as: The Rexburg-Sugar City North Interchange Urban Renewal District; motion carried.

ANIMAL ORDINANCE FINAL DRAFT: The council discussed the possibility of using Rexburg’s animal control officers on a part-time basis to help with Sugar City’s animal control. The City of Rexburg has trained personnel, necessary equipment, and facilities, which our city does not currently have. Enforcement – how and when – was also discussed. Councilman Arnell will make the necessary revisions to the proposed ordinance to reflect the council’s suggestions on enforcement and will gather necessary information on costs for the budget.

FRANCHISE FEES FOR OTHER UTILITIES – ROCKY MOUNTAIN POWER FEE INCREASE: The council was reluctant to increase the Rocky Mountain Power franchise fee from 3% to 4%, since the increase is passed directly on to customers in the city. However, council members felt that, with the rising costs for road maintenance and other increasing expenses, it is better to be forward-thinking instead of trying to catch up.

MOTION: It was moved by Councilman King and seconded by Councilman Arnell to increase Rocky Mountain Power’s franchise fee from 3% to 4%, effective in August of 2016.

GARBAGE BASE/USER FEE: Councilman King reviewed the recent history of garbage rates in the city. Sugar City hasn’t increased garbage fees for two years. In 2006, a residential can (dumpster) cost \$10.60 a month, compared with \$12.77 today. At \$1.60 a month compared with \$2.33 today, the base fee is used for spring and fall citywide cleanup. Since our garbage-pickup service provider, PSI Environmental, has raised its fees on the city 6% over the last two years, the council agrees it is necessary to increase the fees to the customer by at least 3%. Per state law, utilities must be self-supporting, meaning they cannot be subsidized by revenue from the general fund. The council also discussed water and sewer utilities, and will make a decision on whether to increase fees for these services at the next council meeting. Councilman King will draft an announcement to send out to the public showing total tax and fee liability to city residents.

MOTION: It was moved by Councilman King and seconded by Councilman Bills to increase the base and user fees for garbage 3%, effective October 1, 2015, when the city’s 2016 fiscal year begins.

COUNCIL ELECTIONS: No report.

2016 BUDGET DRAFT: The council discussed various parts of the proposed 2016 budget and proposed a budget work meeting on Wednesday, July 15, to better understand budgeting procedures.

DEPARTMENT REPORTS:

COUNCILMAN KING: No report.

COUNCILMAN BILLS: No report.

COUNCILMAN ARNELL: No report

COUNCILMAN GARNER: Excused.

MAYOR'S BUSINESS:

Ordinance No. 305 Update: The ordinance is now in Madison County's processing system and can be enforced.

River Bend Ranch/Old Farm Estates and City Water Rights: The city likely will require River Bend Ranch and Old Farm Estates to develop a single well site to serve both developments. A meeting will be held tomorrow morning with representatives from both developments to discuss the feasibility.

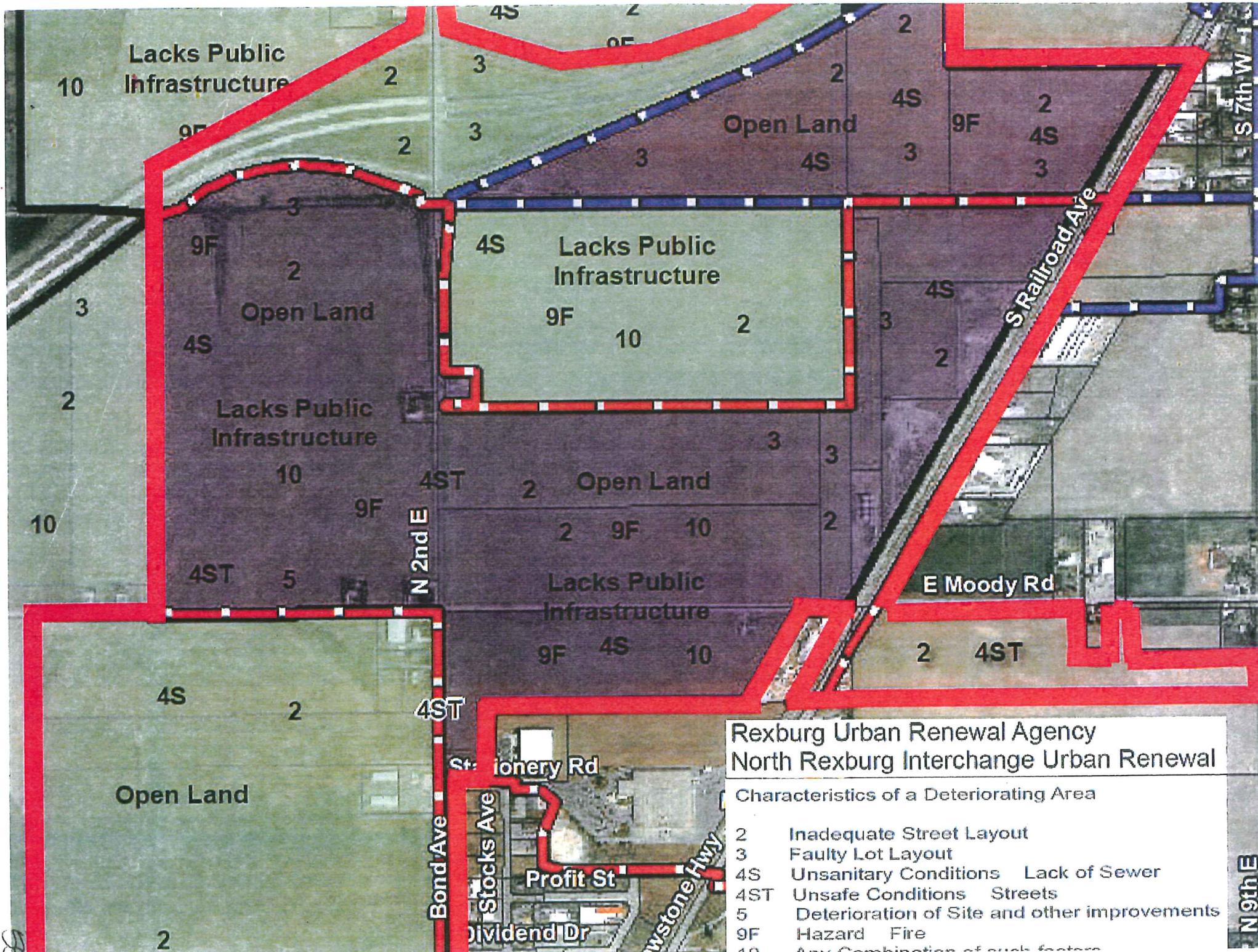
Councilman King asked that the city consider rezoning River Bend Ranch to MU from R3, stating that this classification would better serve developer and city needs.

Business Park Update: One lot has been sold in the Business Park to a company that builds-to-suit.

Meeting adjourned at 10:10 p.m.

Signed: W. Lamont Merrill
W. Lamont Merrill, Mayor

Attested: Wendy McLaughlin
Wendy McLaughlin, Clerk-Treasurer



**Rexburg Urban Renewal Agency
North Rexburg Interchange Urban Renewal**

Characteristics of a Deteriorating Area

2	Inadequate Street Layout
3	Faulty Lot Layout
4S	Unsanitary Conditions Lack of Sewer
4ST	Unsafe Conditions Streets
5	Deterioration of Site and other improvements
9F	Hazard Fire
10	Any Combination of such factors

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