



Abbreviated Minutes: Complete Set of Minutes Are on File in The Clerk's Office

**Madison County
Commissioner Meeting Minutes
June 6, 2022**

Attendees:

**Todd Smith, Commissioner Chairman
Brent Mendenhall, Commissioner
Douglas Smith, Commissioner
Troy Evans, Deputy Prosecuting Attorney
Kim Muir, County Clerk**

ACTION ITEMS

This meeting was streamed electronically.

Pledge of Allegiance: By all

Invocation: Troy Evans

Calendar Discussion:

Next Commission Meetings: Monday, June 13 and Tuesday, 28, 2022

Clerks and Commissioners Meeting: June 7 – 9, 2022 in Burley

Juneteenth, June 20, 2022 will be observed as a holiday.

Contracts/Documents:

Reo Jensen was present to discuss issues regarding sidewalks in the Copper Heights subdivision. Maintenance of the roads were also discussed.

After review and discussion, Commissioner Brent Mendenhall made a motion to approve the Copper Heights Subdivision to be accepted in the Road System. Commissioner Doug Smith seconded and voting was unanimous. The motion passed.

After review and discussion, Commissioner Doug Smith made a motion to ratify signature of a lien release for Indigent Case No. 2007016. Commissioner Mendenhall seconded and voting was unanimous. The motion passed.

Appointment to the Snowmobile Board:

Ryan McBride was present to discuss this matter. It was discussed that recommendation from the Board should be made to Commissioners in April according to the Bylaws; but was done in November last year. The Snowmobile Board will need time to recommend new board members. Doug would encourage clarification in the Bylaws so appointments are made in April so members are prepared to begin the new snowmobile season in the Fall. This will be discussed further by the Snowmobile Board. Wade will have names ready to submit for the Commissioners in July. The Board submits names and then the Commissioners can appoint their choice of Board members. Maintenance and training for the groomers was discussed and the possibility to use a county mechanic for servicing.

Routine Matters:

As of July 1, 2022, Madison County will begin charging for recording to the City of Rexburg, City of Sugar City. These recordings have increased significantly over the years.

After review and discussion, Commissioner Doug Smith made a motion to approve the claims presented by the Clerk. The grand total of claims was \$501,481.97. Commissioner Mendenhall seconded and voting was unanimous. The motion passed.

Approve the meeting minutes of May 23, 2022. This will be done at the next meeting as the wrong date was on the Agenda.

After review and discussion, Commissioner Doug Smith made a motion to approve the Certificates of Residency. Commissioner Mendenhall seconded and voting was unanimous. The motion passed.

Personnel Actions:

After review and discussion, Commissioner Mendenhall made a motion to approve the Personnel Actions. Commissioner Doug Smith seconded and voting was unanimous. The motion passed.

Public Comment: Commissioner Mendenhall commented that in one of the June meetings, he would like to have Sheriff Henry and/or the Chief of Police come in and brief us on active shooter protocols.

Executive Session: Employee and indigent matters. Chairman Todd Smith made a motion to go into Executive Session at 9:00 a.m. Idaho Code §74-206 (1)(b) employee matters, (d) exempt records - AnnMarie Sorensen, Indigent Clerk and (f) litigation matters. A roll call vote was taken as follows: Commissioner Todd Smith – yes, Commissioner Mendenhall – yes Commissioner Doug Smith – yes. The motion passed. Commissioner Todd Smith returned to open session at 10:20 a.m.

After review and discussion, Commissioner Doug Smith made a motion to approve ratification of a lien waiver on Case No. 2007016. Commissioner Mendenhall seconded and voting was unanimous. The motion was approved.

Commissioner Smith made a motion to recess Commission meeting and reconvene Board of Equalization. Commissioner Mendenhall seconded and voting was unanimous. The motion passed.

Board of Equalization:

Brigham’s Mill apartment to condo’s, single student housing grant exemption:

We received notice from the City of Rexburg that 31 units at Brigham’s Mill are being turned into condos valued at \$300,000 each market value. Greg Nelson is the original owner and is eligible for developer’s exemption which will take 75% of the \$300,000 which would take each door’s value to \$75,000. The County will lose about \$3,000,000, but will be recouped later. The complex will then operate as a single student condo. The condos are at \$5,600,000 in value currently that owner will be taxed on. Once the transaction is complete, full value will go into this which will be around \$9 million. This will not show as new construction, it is added value only, like an addition to a house. Some of these condos will be advertised and used as Air BNB’s.

After review and discussion, Commissioner Mendenhall made a motion to approve the Developer's exemption request for Brigham's Mill apartment to condo's, single student housing grant exemption. Commissioner Doug Smith seconded and voting was unanimous. The motion passed.

Rachel Whoolery:

The 11.176-acre parcel at the end of Moody Road was valued in 2021 at \$170,000. New owner purchased property in February and has contracted with Muir Farms to farm the land. March 15th is the deadline for Ag exemption, but the deadline was missed and Rachel is asking for it to be granted now. This is in an impact area and is being appealed for a zone change. The Board of Appeals met and remanded back to the City. Owner is requesting Ag designation and qualifies in every sense except the missed deadline. This is in the gray area and there is a deadline for a reason. You open a situation with multiple land owners that could bring this to the BOE Board.

After review and discussion, Commissioner Doug Smith made a motion to deny the Ag exemption for Rachel Whoolery. Commissioner Mendenhall seconded and voting was unanimous. The motion passed.

Commissioner Todd Smith made a motion to recess BOE and reconvene Commission meeting. Commissioner Doug Smith seconded and voting was unanimous. The motion passed.

Kyle Baldwin was present for Tawnya Grover, with the City of Rexburg, regarding the property at 1174 N Yellowstone Hwy.:

Comprehensive Plan Map change from Commercial/Mixed Use to LDR1-MDR1. The property owners have applied for annexation into the City of Rexburg. The City Planning and Zoning recommended approving this matter.

After review and discussion, Commissioner Doug Smith made a motion to approve the Comprehensive Plan Map change from Commercial/Mixed Use to LDR-1-MDR1 for the City of Rexburg. Commissioner Mendenhall seconded and voting was unanimous. The motion passed.

Commissioner Todd Smith made a motion to adjourn the meeting at 11:35. Commissioner Doug Smith seconded and voting was unanimous.

Approved:

Todd Smith, Commissioner
Brent Mendenhall, Commissioner
Douglas Smith, Commissioner

Attest:

Kim Muir, County Clerk