

**MINUTES**  
**CITY OF LEWISVILLE CITY COUNCIL WORK MEETING**

Tuesday, October 5, 2022

Jefferson County Annex, Suite 240, 210 Courthouse Way, Rigby, Idaho

Meeting was called to order at 5:45 p.m. at the Jefferson County Annex Building 210 Courthouse Way, Suite 240, Rigby, Idaho. Present were Mayor Curtis Thomas, Council Members James Ball and Celena Lewis; Council Member Brigham Briggs was in attendance via phone; Clerk/Treasurer, Donetta Fife; Milton Olerton, Jefferson County P & Z Administrator and a staff member.

**ROLL CALL:**

- Mayor Thomas – present
- James Ball – present
- Celena Lewis -- present
- Blake Ball – not present
- Brigham Briggs – present

**The purpose of this meeting was:**

- To discuss Exhibit C to the Area of Impact Agreement with Jefferson County

**AREA OF IMPACT AGREEMENT EXHIBIT C WITH JEFFERSON COUNTY:**

Copies of the proposed Impact Area Agreement with Menan were handed out as well as copies of the proposed Lewisville Agreement which had been denied. The following points were discussed:

- We will need a subdivision ordinance to be able to quote from for the ordinance on streets
- Boundaries we had proposed to 300 North had been rejected by the County Commissioners. With the change from R-5 zoning to R-10 zoning in the impact area, it is reasonable that we could be developing out to 300 North which would be a plainly defined boundary.
- We may want to designate different lot sizes and state requirements for each different classification.
- It is more expensive to maintain roads with the larger, 5-acre or 10-acre lots.
- Sewer could be required to be stubbed out on 1-acre lots but not necessary in 5 or 10-acre lots. Sewer connection could be specified in front of the house to make connection more accessible when available.
- Road requirements should be different for different lot sizes. Roads should be planned to fit a certain grid that the City will determine.
- Subdivision ordinance should address water rights and irrigation provisions. Each subdivision should have their own water rights.
- Intersection lighting – not street lighting should be required even in 5 or 10-acre lots.
- City needs to have adequate right of review for all improvements that take place within the impact area and be able to have input prior to the time the change is implemented.
- The County is doing a 9-lot subdivision that will not need to have a public hearing. We will have the opportunity to give input on that also.

**ADJOURNMENT:**

Brigham moved to adjourn the meeting at 7:00 p.m., James seconded, motion passed.

Minutes approved by the City Council of the City of Lewisville on the 12<sup>th</sup> day of October 2022.

Mayor  Date 10/12/22  
Curtis S. Thomas

ATTEST:  
Clerk  Date 10-12-2022  
Donetta R. Fife