Plan Rexburg:

How We Live and Grow


















RESOLUTION NO. 2023-12 | SEPTEMBER 6, 2023

2023

Resolution to Adopt the 2023 Updated Comprehensive Plan for the City of Rexburg, Madison, Idaho

Resolution No 2023 - 12

WHEREAS, on the 6th day of September 2023, the City Council for the City of Rexburg was duly convened upon notice properly given and a quorum was duly noted; and

WHEREAS, in a Rexburg Planning and Zoning Commission meeting on the 17th day of August 2023, the Planning and Zoning Commission held a public hearing, taking public comment for and against the proposal to update the Comprehensive Plan. The public hearing ended with a unanimous vote to recommend the proposed Comprehensive Plan update to City Council; and

WHEREAS, in a subsequent City Council meeting on the 6th day of September 2023, the City Council reviewed the findings from the Planning and Zoning Commission's Public Hearing held on the 17th day of August 2023**;** and

WHEREAS, a comprehensive plan is a living document, an ongoing planning participation effort by the citizens of the community is encouraged to ensure changing conditions meet the needs of the community.

NOW THEREFORE, by resolution duly adopted on the date first above written, be it resolved by the Mayor and the City Council the following:

The City of Rexburg does hereby accept and adopt the recommendation of the Rexburg City Planning and Zoning Commission concerning adoption of the **City of Rexburg 2023 Updated Comprehensive Plan**.

Passed by the City Council and approved by the Mayor this 6th day of September 2023.

CITY OF REXBURG CORPORATE SEAL STATE OF IDAHO

Jerry Merrill, City of Rexburg Mayor

ATTEST:

CERTIFICATE

I, Deborah Lovejoy, City Clerk, do hereby certify that the foregoing is a full, true, and correct copy of Resolution No. 2023 - 12 adopted at a regular meeting of the City Council held on the 6th day of September 2023, and that the same is now in full force and effect.
IN WITNESS WHEREOF, I have hereunto set my hand and impressed the official seal of the City, this 6th day of September 2023.

Deborah Lovejoy, City Clerk

Attachment: 2023 Updated Comprehensive Plan

SPECIAL THANKS TO

COMMUNITY MEMBERS

Thank you to the community members that participated in this planning process. Your input and direction was invaluable shaping this plan!

You are encouraged to continue shaping Plan Rexburg's implementation and amendments. Please visit www.rexburg.org or follow the City's social media platforms @CityofRexburg to stay informed on ongoing planning processes and engagement opportunities.

CITY COUNCIL

Jerry Merrill, Mayor
Jordan Busby
Robert Chambers
Colin Erickson
Tisha Flora
Bryanna Johnson
Mikel Walker

PLANNING & ZONING COMMISSION

Vince Haley
Todd Marx
Randall Kempton
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Aaron Richards
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Vanessa Johnson

STEERING COMMITTEE

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Bron Leatham
Caleb Ward
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Bret Stoddard

CONSULTANT TEAM

Logan Simpson
Harmony Design

BLUE CROSS OF IDAHO FOUNDATION FOR HEALTH

Thanks to Blue Cross of Idaho Foundation for Health, Inc. (the "Foundation") for providing financial support to update the Rexburg Comprehensive Plan. The information in this document does not necessarily represent the views of the Foundation, its staff, or its Board of Directors.

FIRST INHABITANTS, PIONEERS, AND COMMUNITY LEADERS WHO HAVE PAVED THE WAY FOR THE VIBRANT COMMUNITY OF REXBURG THAT WE KNOW TODAY.

The first inhabitants of the Madison County area were the Bannock, Snake, Lemhi, Blackfoot and Crow tribes, who lived there for short periods of time, hunting and resting en route to trading rendezvous. The first white people to pass through the area were members of Andrew Henry's party of trappers, who spent the winter of 1810 a short distance from what is now St. Anthony.

For the next seventy years, trappers harvested pelts from all over the Upper Snake River Valley. "Beaver Dick", Richard Leigh, was the most famous, he lived with his first wife, Jenny, an Eastern Shoshone, and his six children on the Snake River five miles from Rexburg. In 1876, a smallpox epidemic took the lives of his family. He married another Native woman, Susan Tadpole, and they had three children. Leigh knew the area well and once guided Theodore Roosevelt on a hunting trip. A County park monument and a picnic area west of Rexburg are named after him.

In 1882, President John Taylor of the Church of Jesus Christ of Latter-day Saints (LDS) called Thomas E. Ricks to be Bishop of the Bannock LDS Ward, which included all of eastern Idaho. Ricks set out immediately to select "a central point for religious, educational, and commercial enterprises, and to prepare the way for rapid colonization of the country." A site was selected and when word of the settlement got back to Utah, people were eager to come. Surveyor Andrew S. Anderson, Ricks, and William B. Preston set up survey lines for a new town March 11, 1883 and named it Ricksburg (this was later changed to Rexburg in conformity with Ricks' German stem name). LDS Church members were called by their leaders to settle many areas, but this was not true of the Upper Snake River Valley. Volunteers arrived to settle the country as fast as the land could handle them, despite poor wagon roads, treacherous river crossings, and a very difficult journey from Utah. By the end of 1883, there were 815 members on the Bannock Ward records and by the end of 1884, there were 1,420. Many large counties were carved up in Idaho's history before the present boundaries were established. Madison County area was within Oneida County from 1864 to 1885; within Bingham County from 1885 to 1893, and within Fremont County from 1893 to 1913. There had been some contention between St. Anthony and Rexburg over which city should be the County seat, and finally Rexburg's leading community started a drive to divide the County. After much political haggling and a public election, Madison County was created November 8, 1913.

(This narrative was based on information collected and contributed by Louis S. Clements, Harold S. Forbush, and Debra Holm)

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INTRODUCTION



Photo by Kathrine Belnap



INTRODUCTION

OVERVIEW

The Comprehensive Plan (the Plan) is a community-developed document that offers guidance for the City's decision-makers to best accommodate the challenges and opportunities associated with growth. As mandated by Idaho Statute 67-6508, the Plan addresses many elements of the community and considers past, present, and future trends to advance quality of life for the Rexburg community. The Planning Area considered in this Plan includes the City and the City's Impact Area.

Plan Rexburg considers all planning components as required by Idaho Statute 67-6508.

1. Property Rights
2. Population
3. School Facilities and Transportation
4. Economic Development
5. Land Use
6. Natural Resources
7. Hazardous Areas
8. Public Services, Facilities, and Utilities
9. Transportation
10. Recreation
11. Special Areas or Sites
12. Housing
13. Community Design
14. Implementation
15. National Interest Electric Transmission Corridors *(Not Applicable)*
16. Airports
17. Agriculture

HEARING ALL VOICES

The community-driven nature of comprehensive planning results in broad perspectives shared by community members. Since comprehensive plans are limited in scope and must follow statutory guidelines, not all perspectives are included into the final document. However, Plan Rexburg acknowledges that robust public feedback and comments were heard and considered in the development of this document.

UPDATING THE PLAN

CURRENT UPDATE

Much has changed since Rexburg's former Comprehensive Plan was adopted in 2008. The population has grown by about 40%, resulting in added pressures for housing, recreation, transportation, and economic needs, among others. As importantly, the COVID-19 pandemic has had a significant impact on land use planning across the globe, with many cities re-evaluating their policies and plans to accommodate changing needs and trends. There have been strong shifts towards remote work and online learning, affecting where and how people choose to live, work, study, worship, and recreate. At the same time, the pandemic has highlighted the importance of public spaces and the need for access to green spaces, which has led to increased investment in parks and other outdoor amenities. The pandemic has also highlighted the need for more resilient and adaptable cities, with a focus on walkable neighborhoods, mixed-use development, and active transportation. Overall, the COVID-19 pandemic has accelerated many existing trends in land use planning and is likely to have a lasting impact on the way cities and communities evolve.

FUTURE UPDATES

Plan Rexburg has a life of around ten years but looks forward at least twenty years into the future to anticipate how the community will accommodate changing community priorities, technologies, and market demands. Plan Rexburg is a living document that is used on a regular basis and updated as needed. The planning efforts listed in the following paragraph may be updated in the years between formal Comprehensive Plan updates, and upon their adoption, all such planning efforts shall be considered incoporated into this current Plan. The City should review the Plan goals, objectives, and actions annually. There are no restrictions on how frequently the Plan may be amended. When considering an amendment, decision-makers should ask themselves, "Have conditions changed so that the Plan no longer reflects the development patterns (as stated in the Future Land Use Map) or current goals (as stated in the Implementation Chapter)?" If this question cannot be answered affirmatively, any amendment should be considered with caution.

LOCAL PLANNING EFFORTS

This Plan is the continuation of various planning efforts the City has undertaken.

- Water Facilities Planning Study (2015)
- Parks Plan (2018)
- Trails Plan (2018)
- Wastewater Collection System Master Plan (2019)
- City Center District Strategic Vision and Development Blueprint (2019)
- All-Hazard Mitigation Plan (2020)
- Facility Planning Study - Wastewater Treatment Plant (2021)
- City Center Form Based Code (2021)
- Madison County Transportation Master Plan (2022)
- Various other plans as adopted by City officials

REGIONAL EFFORTS AND COORDINATION

This Plan is also connected to other regional planning efforts. Coordination between plans and ordinances is important and could include the development and refinement of other plans. The plans of Madison County and adjacent communities like Sugar City, should be considered to achieve the desired future for the region. Coordination with regional entities may focus on issues such as regional transportation, land use compatibility, parks and open space, natural resource protection, hazard mitigation, water and sewer services, and education and economic development, to mention a few.

PLAN PURPOSE AND AUTHORITY

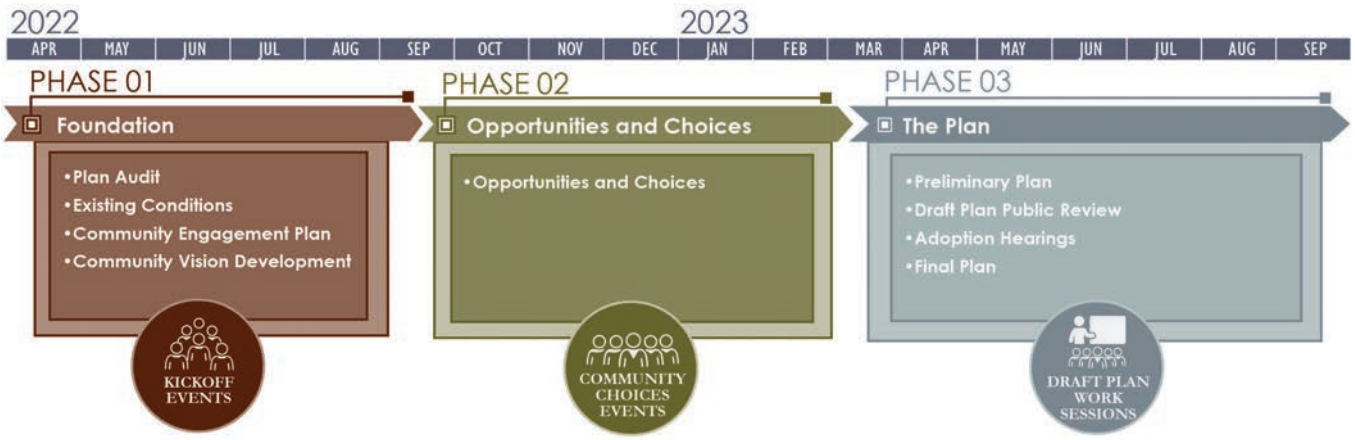
The Plan informs administrative decision-making on a daily basis. Therefore, it is critical for city leadership and public officials to remain well versed in the Plan to assure that day-to-day decisions are aligned with the policies and long-term initiatives outlined herein. City leadership and staff should reference the Plan during:

- Preparation of specific project plans,
- Prioritization of public facility improvements,
- Adoption of land use and transportation related ordinances, and
- Review of development proposals.

PLAN DEVELOPMENT

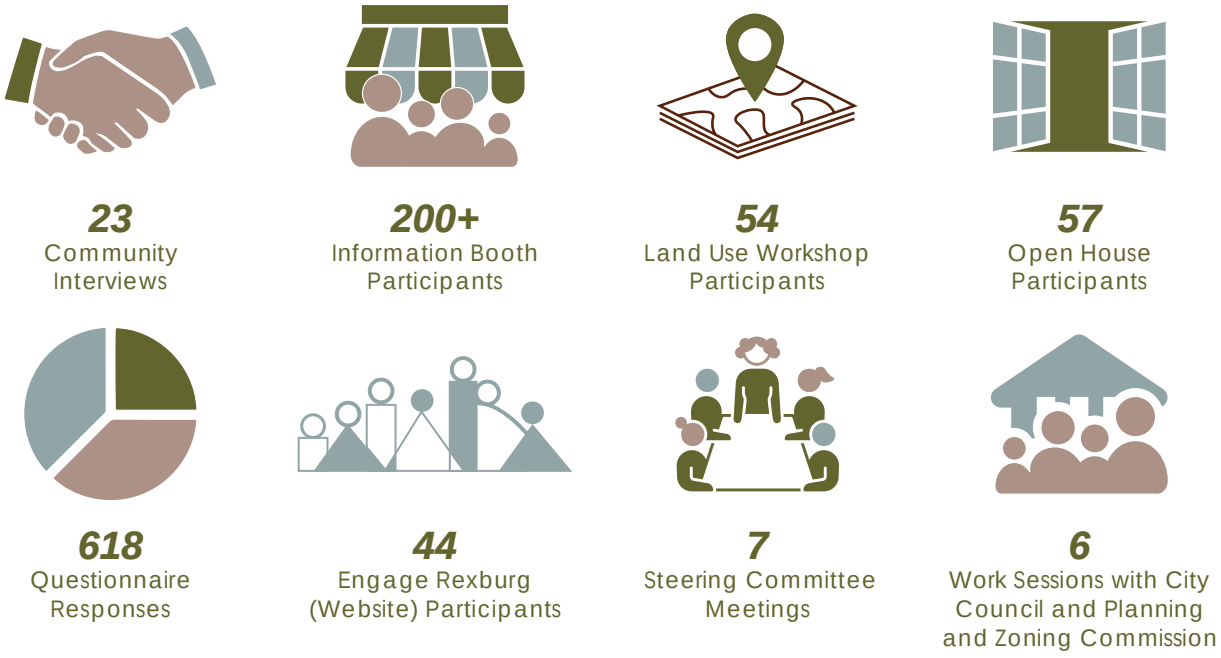
As illustrated in the Project Timeline below, Plan Rexburg was developed in three phases, from Spring 2022 to Fall 2023. All phases included public events to involve the community in shaping the Plan.

Figure 1. Project Timeline



As shown below, many community comments were received through community interviews, online questionnaires, information booths, and workshops, as well as through meetings with the Steering Committee, Planning and Zoning Commission, and City Council. Community input served to substantiate existing policies and inform new ones, and, ultimately, helped prioritize and direct implementation actions. More importantly, it gave community members an opportunity to have policies and programs shaped by them and for them. Outreach efforts were made possible thanks to contributions from key City staff who supported with coordination. City staff supported communication efforts on the project's website and the City's social media platforms, and assisted in public event logistics and facilitation. The Steering Committee (SC) participated in the planning process; providing invaluable feedback, weighing-in on decisions, collaborating with other groups, and reviewing the final Plan.

Figure 2. Public Outreach by the Numbers



For a detailed summary of the public outreach events, visit the Engage Rexburg Website at www.engage.rexburg.org

PLANNING THROUGH A HEALTH LENS

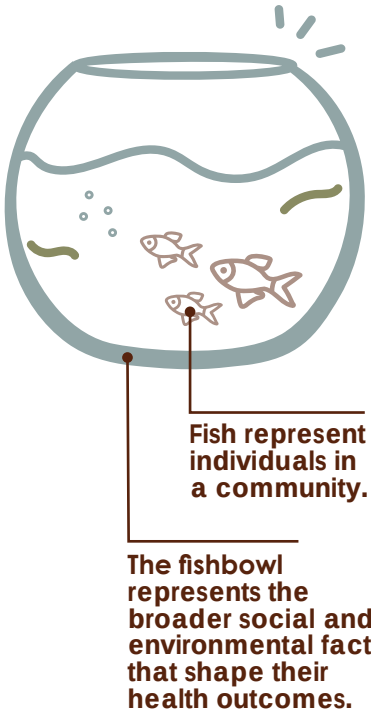
The City of Rexburg was fortunate to receive funding from Blue Cross of Idaho Foundation for Health to integrate health throughout this planning process. Plan Rexburg will look at each plan element through a health lens and evaluate how policy and goals can holistically support the health and wellbeing of the Rexburg community. Health and wellbeing refers to the Social Determinants of Health (SDOH)—the conditions in the environments where people are born, live, learn, work, play, worship, and age that affect a wide range of health and wellbeing outcomes and risks. (health.gov).

THE FISHBOWL METAPHOR

The fishbowl metaphor is a useful tool for understanding how SDOH shape community health and wellbeing. In the metaphor, the fish represent individuals in a community, while the fishbowl represents the broader social and environmental factors that shape their health outcomes and risks.

The quality of the fishbowl water represents the social determinants of health. If the water is clean and clear, the fish are healthy and thriving. If the water is polluted or contaminated, the fish may become sick and struggle to survive. Similarly, if the SDOHs in a community are positive and supportive, individuals in that community are more likely to experience good health outcomes. However, if the SDOH are negative, such as poverty, inadequate housing, lack of access to healthcare, and exposure to environmental toxins, individuals in that community are more likely to experience poor health outcomes.

The fishbowl metaphor also highlights the interconnectedness of social determinants of health. Just as the quality of the water in a fishbowl is affected by multiple factors, including the quality of the food and the filtration system, SDOH are influenced by multiple factors, including social and economic policies, environmental factors, and individual behaviors. (Keyes and Galea, 2016).



PLAN REXBURG VISION STATEMENT

The Plan Rexburg Vision Statement outlines the long-term aspirations of the community. It provides a clear picture of what the community hopes to achieve over a 10- to 20-year horizon. The guiding elements—the goals, objectives, and actions—in Plan Rexburg were developed using the below Vision Statement as a guide. As Rexburg continues to grow, it is important that decision-makers keep the Plan Rexburg Vision Statement in the forefront to ensure that the qualities established by the Plan are maintained or enhanced.



A vision is like light-house, which illuminates rather than limits, giving direction rather than destination. ~James, J. Mapes, Foresight First



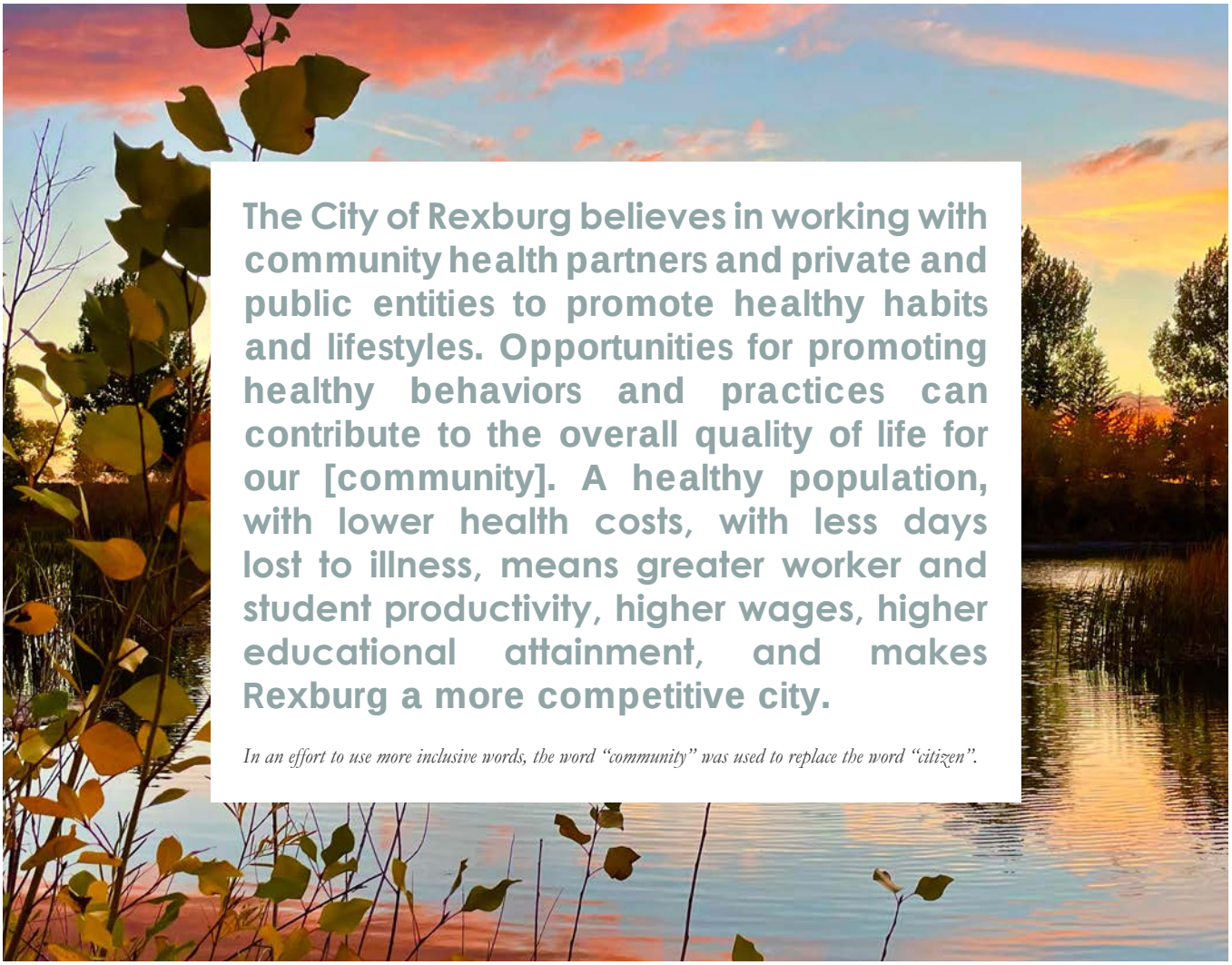
Photo by Kaatia Larsen

Vision Development

This vision statement was drafted by the project team and presented to the public in the form of a questionnaire for input and refinement. Engagement summaries from questionnaires are available on the project website.

COMMUNITY WELLNESS STATEMENT

The following statement was developed as part of the 2018 Parks Plan. Given the health focus of Plan Rexburg, it is appropriate to uphold this community wellness statement.



The City of Rexburg believes in working with community health partners and private and public entities to promote healthy habits and lifestyles. Opportunities for promoting healthy behaviors and practices can contribute to the overall quality of life for our [community]. A healthy population, with lower health costs, with less days lost to illness, means greater worker and student productivity, higher wages, higher educational attainment, and makes Rexburg a more competitive city.

In an effort to use more inclusive words, the word "community" was used to replace the word "citizen".

Photo by Kaatia Larsen

EXISTING CONDITIONS



Photo by Lisa Dayley



EXISTING CONDITIONS

OVERVIEW

This chapter provides an informative snapshot of the past and existing conditions and trends that informed Plan Rexburg's desired conditions (the goals, objectives, and actions). The snapshots address most of the State-required planning components. The land Use, Community Design, and Special Areas or Sites are covered in the Land Use Chapter; and the Implementation section in the Desired Conditions Chapter.

Data sources for the existing conditions snapshots include: the US Census, the US American Community Survey (ACS), City and County Data, and other reliable sources as cited throughout the chapter.

Planning components included in the Existing Conditions

1. Population
2. Housing
3. Economy
4. Schools
5. Public Safety
6. Public Utilities
7. Parks, Recreation, and Open Space
8. Natural Resources and Hazardous Areas
9. Transportation and Mobility
10. Community Health and Wellbeing - *Blue Cross of Idaho Foundation for Health Grant Requirement*

POPULATION

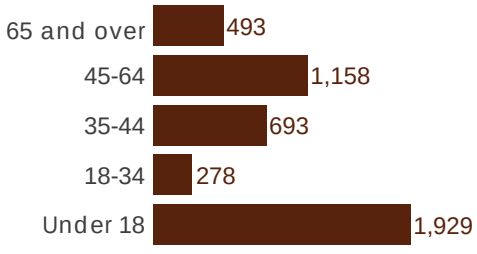
POPULATION GROWTH

Rexburg is the county seat of Madison County and the largest city within the County, making up 74% of the County's total population. As of 2020, Rexburg had a population of about 40,000 people (City of Rexburg). This is a 55% growth since 2010.

AGE DISTRIBUTION

Most of Rexburg's growth over the past 10 years was in the under 18 age group (likely young families with children) and the 45-64 age group (indicative of the aging population). Understanding the age distribution can help assess how policies and actions might affect some age groups more than others, as well as the attitudes and demands of different age groups.

POPULATION CHANGE BY AGE GROUP (2010-2020)



Source: US Census 2010, 2020

POPULATION GROWTH

	2010	2020	TOTAL GROWTH	GROWTH RATE	PERCENT GROWTH
Rexburg	25,484	39,409	13,925	4%	55%
Sugar City	1,514	1,783	269	2%	18%
Madison County	37,536	52,913	15,377	3%	41%

Source: US Census 2010, 2020

POPULATION PROJECTIONS

Recent population projections conducted as part of the 2022 Madison County Transportation Master Plan (TMP) update indicate that from 2021 to 2048, the County's total population will grow by 87%. These projections are based off the TMP's existing and projected Transportation Analysis Zones (TAZs) and include estimates for both housing units and jobs. Assuming a slowdown of the historic growth rate, the population could be projected at 73,000 in 2048. This projection helps in planning future infrastructure to serve the future population.

BYU-Idaho and Growth:

In 2001, Ricks College transitioned into a four-year University, Brigham Young University - Idaho (BYU-Idaho), bringing pronounced growth to the City of Rexburg. During BYU-Idaho's first years, there were about 9,000 students enrolled. Generally, there are approximately 20,000 students enrolled in classes on campus. The increase in enrollment has resulted in accompanying population growth for faculty and support staff at the university, as well as increased need for goods and services locally which have had the multiplier effect of generating additional jobs in the community.

Rexburg's Temples and Growth:

In 2008, the Rexburg community celebrated the dedication of the Rexburg Idaho Temple, a five-story, 57,500 square foot structure located adjacent to BYU-Idaho. The Temple has been a source of pride for the community and a spiritual center for members of the Church of Jesus Christ of Latter-day Saints (LDS). The Rexburg Idaho Temple community, like the city's overall population, has experienced significant growth. A second temple, the Teton River Temple, will be built near the north US20 interchange, at the corner of North 2nd East and East Moody Road. The three-story temple will be approximately 130,000 square feet and will be constructed on a 16.6-acre site.

REXBURG'S MEDIAN AGE

23.1

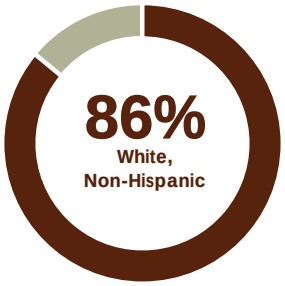
Rexburg's median age of 23.1 (2020) is indicative of a young population. (US Census, 2020)

GENDER RATIO

103

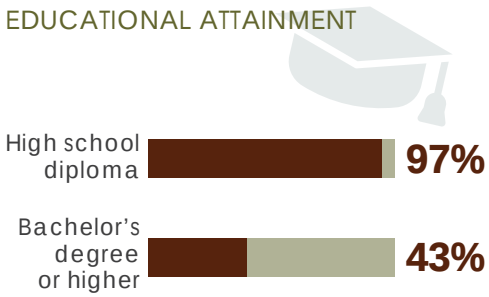
In 2020, Rexburg's gender ratio was 103, meaning that there were 103 males to every 100 females. (US Census, 2020)

RACE AND ETHNICITY



In 2020, 86% of Rexburg's population were White, Non-Hispanics. The two other most common groups were Hispanics and Multi-racial, making up 9% and 3% of the population respectively. (US Census, 2020)

EDUCATIONAL ATTAINMENT



Of the population over 25 years of age in Rexburg, 97% graduated from high school.

43% of Rexburg's students obtained a Bachelor's degree or higher. This is above neighboring Idaho Falls' attainment of 30%. When comparing educational attainment to other student communities in the state, Rexburg was above Pocatello (28%), but lower than Moscow (54%).

(ACS 5-Year Estimate, 2016-2020)

HOUSING

HOUSING UNITS

According to the 2010 and 2020 US Census, over the past ten years, the number of households in Rexburg grew from 6,580 in 2010 to 11,832 in 2020—an 80% increase.

AVERAGE HOUSEHOLD SIZE

Rexburg's average household size experienced a slight decrease from 3.43 in 2010 to 3.13 in 2020. However, Rexburg's household size remains the largest amongst peer communities.

Total Housing Units and Persons per Household

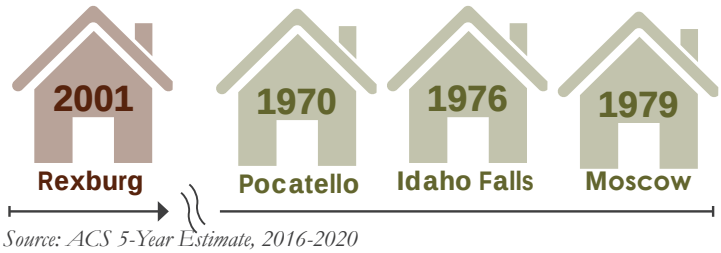
	REXBURG	IDAHO FALLS	MOSCOW	POCATELLO
Total Housing Units	11,832	25,043	10,688	22,865
Persons per Household	3.1	2.6	2.2	2.5

Source: ACS 5-Year Estimate, 2016-2020

MEDIAN YEAR HOUSING BUILT

In 2020, Rexburg had the newest housing stock amongst peer communities, with 2001 being the median year that residential buildings were originally constructed.

Median Year Structure Built

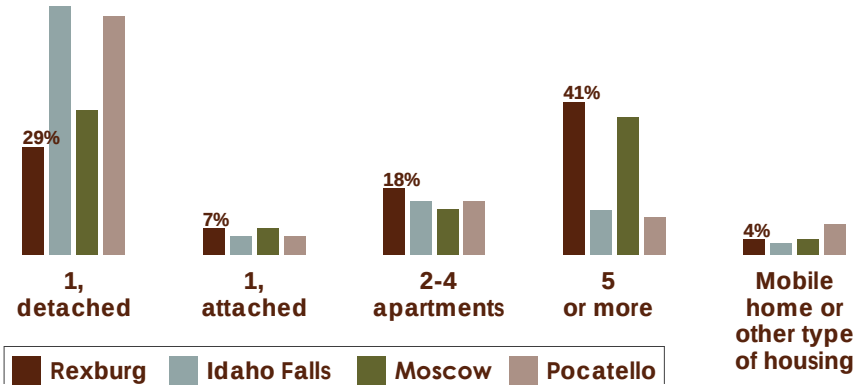


Source: ACS 5-Year Estimate, 2016-2020

HOUSING UNIT TYPES

Amongst peer communities in 2020, Rexburg and Moscow had the most similar composition of housing types, with a general distribution of single units (<40%) vs. multi-units (>60%).

Housing Unit Types



Source: ACS 5-Year Estimate, 2016-2020

AFFORDABILITY

In 2023, home values were highest in Rexburg ($403,737) and Moscow ($443,284) in comparison to Idaho Falls and Pocatello.



Typical Home Value in Rexburg

$403,737

Source: Zillow, Home Value Index (ZHVI), June 30, 2023

COST-BURDENED HOUSEHOLDS

Cost-burdened households are those who pay more than 30% of their gross income on basic required housing expenses. (US Housing and Urban Development Department). In 2020, Rexburg's homeowners were less cost-burdened than peer communities, with just 16% of the households experiencing a burden, but Rexburg's renters were the most cost-burdened across peer communities, with 63% of households experiencing a burden.

Incomes, home values, and cost-burdened households

	REXBURG	IDAHO FALLS	MOSCOW	POCATELLO
Median per Capita Income	$21,869	$28,629	$24,421	$23,760
Median Household Income	$33,278	$56,590	$42,262	$46,882
Typical Home Value	$403,737	$374,461	$443,284	$319,580
% of Cost-Burdened Homeowners	16%	22%	21%	20%
% of Cost-Burdened Renters	63%	44%	52%	41%

Source: ACS 5-Year Estimate, 2020; Zillow, Home Value Index (ZHVI), June 30, 2023

HOUSING AND TRANSPORTATION

While the Census cost-burdened data is helpful in showing the percentage of households that have a hard time covering housing expenses, this measure ignores transportation costs—a household's second-largest expenditure. The Housing and Transportation (H+T) Index reveals that, overall, the Rexburg community pays more than 50% of their income in housing and transportation costs (Center for Neighborhood Technology, 2020). Housing alone is traditionally deemed affordable when consuming no more than 30% of income.

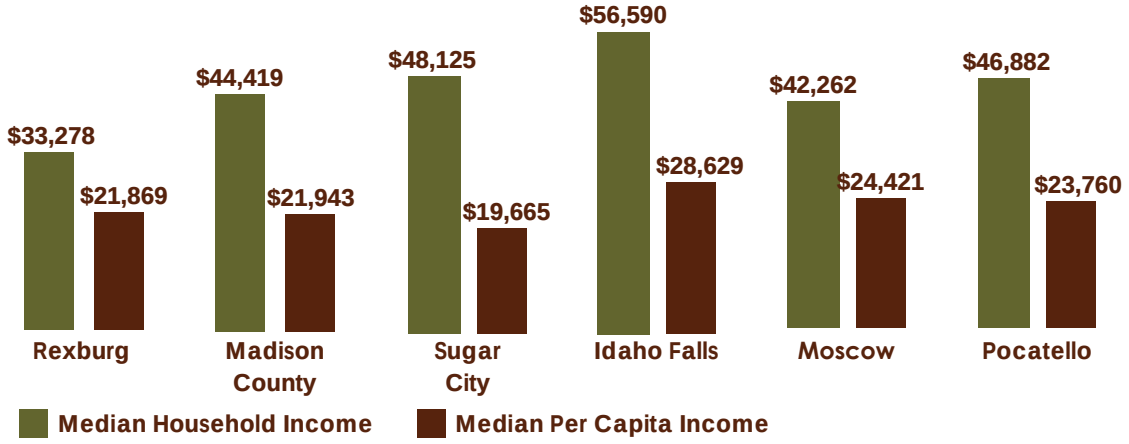
ECONOMY

INCOMES

Between 2010 and 2020 Rexburg's median household income grew by 20%, from $27,585 to $33,278. Despite this increase, the 2020 median household income of $33,278 was lower than the County's ($44,419) and neighboring Sugar City ($48,125). While the difference in income could be attributed to the large student population (who generally have lower incomes), a comparison of median household income and per capita incomes with other student communities like Moscow and Pocatello reveal that Rexburg's incomes are the lowest from the group.

Over the past 10 years, Rexburg's distribution of household income remained relatively the same for most income groups, other than for households earning $100,000 to $149,999, which grew by 7%. (2010-2020, ACS 5-Year Estimates, in inflation-adjusted dollars).

Median Household income and Per Capita Income



Source: ACS 5-Year Estimate, 2020

POVERTY

The US Census Bureau uses a set of income thresholds that vary by family size and composition to determine poverty level. The 2020 ACS 5-Year Estimates indicate that, of the population for whom poverty status was determined in 2020, 34% of them were living below the federal poverty level. From this group, 46% were in 18-34 years old, 35% were under the age of 5, and 24% were related children of householder under 18 years. 2020 ACS 5-Year Estimates further reveal that women, Black or African American alone, Hispanics or Latinos, and multi-racial groups were more impacted by poverty, than men, whites, and Non-Hispanics.

LABOR FORCE

Between 2010 and 2020, Rexburg's civilian labor force grew from 12,139 to 15,848–a 31% increase. Statewide, the civilian labor force experienced a growth of 9%. (2010 and 2020 ACS 5-Year Estimates).

OCCUPATIONS

Over the past ten years, the largest occupation (job or profession) increase in Rexburg was the management, business, science, and arts occupation, growing by 9%, followed by the production, transportation, and material moving occupation, growing by 2%. (2010 and 2020 ACS 5-Year Estimates).

INDUSTRIES

Over the past ten years, the three industries (economic sectors that produces raw materials, goods, or services) that experienced the most growth were: (1) agriculture, forestry, fishing and hunting, and mining, growing by 1.7%; (2) transportation and warehousing, and utilities, growing by 1.3%; and (3) retail trade, growing by 0.9%. (2010 and 2020 ACS 5-Year Estimates).

According to Business Analyst Data from the Environmental Systems Research Institute (ESRI) Rexburg had 1,034 businesses in 2022, and in the same year, the top five industries that employed the most people were: educational services, retail trade, health care/social services, and accommodation/food services. Some of Rexburg's businesses that made up its top industries in 2022 were:

- BYU-Idaho
- Madison Memorial Hospital
- Madison School District #321
- Discovery Research
- The Occasions Group
- Melaleuca
- Barrett Business Services
- Walmart
- Madison County
- Basic American Foods

WAGES

While no City- or County-specific wage data was found, the Idaho Department of Labor does provide occupational employment and wages for the eastern region (i.e., Bonneville, Butte, Clark, Custer, Fremont, Jefferson, Lemhi, Madison and Teton Counties). The table below illustrates the entry wages and average wages for different occupations in the eastern region.

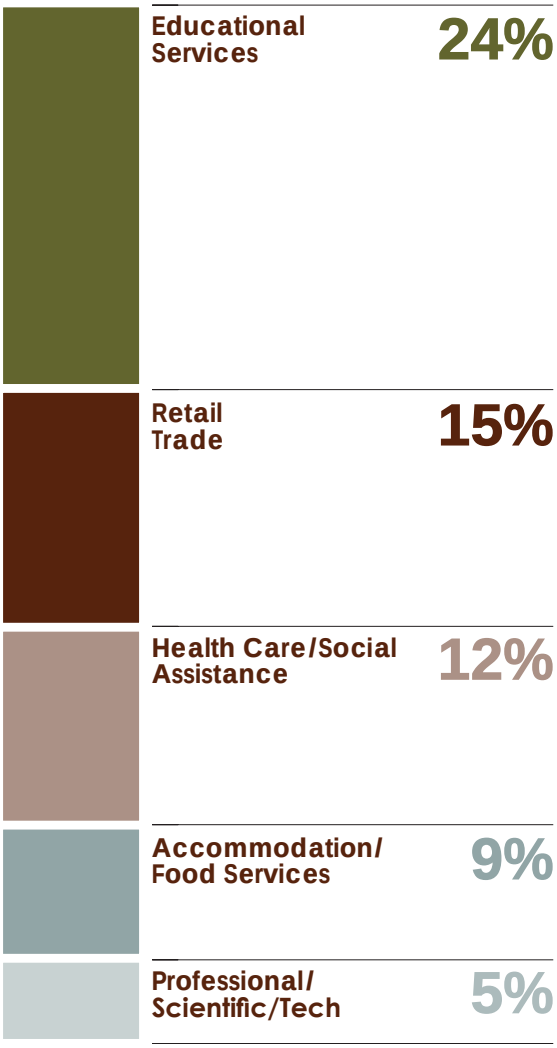
Entry and Average Wages by Occupation in Eastern Region

	ENTRY WAGE	AVERAGE (MEAN)
OCCUPATION TITLE	Hourly	Hourly
Food Preparation and Serving Related Occupations	$9	$12
Personal Care and Service Occupations	$9	$14
Sales and Related Occupations	$10	$18
Building and Grounds Cleaning and Maintenance Occupations	$10	$15
Healthcare Support Occupations	$10	$14
Farming, Fishing, and Forestry Occupations	$11	$15
Arts, Design, Entertainment, Sports, and Media Occupations	$11	$24
Production Occupations	$11	$19
Transportation and Material Moving Occupations	$11	$18
Educational Instruction and Library Occupations	$12	$25
Office and Administrative Support Occupations	$12	$18
Installation, Maintenance, and Repair Occupations	$14	$23
Community and Social Service Occupations	$15	$24
Construction and Extraction Occupations	$15	$22
Protective Service Occupations	$16	$27
Life, Physical, and Social Science Occupations	$17	$34
Legal Occupations	$18	$35
Healthcare Practitioners and Technical Occupations	$18	$38
Business and Financial Operations Occupations	$18	$35
Management Occupations	$20	$44
Computer and Mathematical Occupations	$21	$47
Architecture and Engineering Occupations	$28	$52

Source: Idaho Department of Labor, 2021

Rexburg had 1,034 businesses in 2022

Top Five Industries (employing the most people) in Rexburg in 2022



Source: ESRI Business Analyst, 2022

DRIVING TO WORK

The 2020 ACS 5-Year Estimate indicates that the mean travel time for Rexburg residents who commute to work was 12 minutes each way. This is the shortest commute amongst all peer communities.

PEER COMMUNITY	MEAN TRAVEL TIME TO WORK (MINUTES)
Rexburg	12
Madison County	14
Moscow	15
Pocatello	16
Sugar City	16
Idaho Falls	18
State of Idaho	21

Source: ACS 5-Year Estimate, 2020



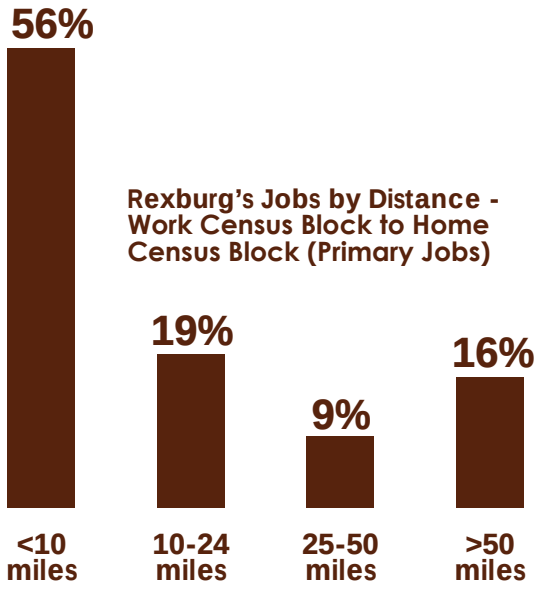
12 MIN.

Mean travel time for Rexburg residents who commute to work.

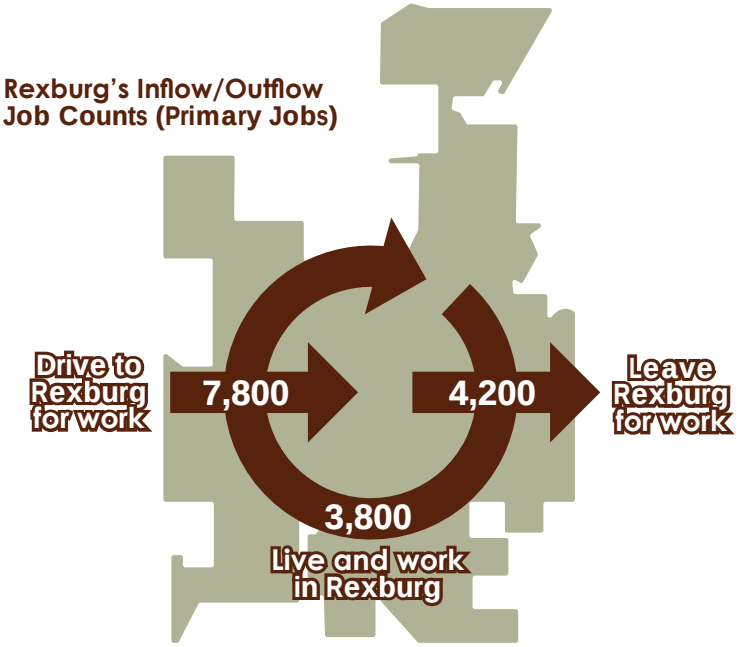
Source: ACS 5-Year Estimate, 2020

Onthemap.com offers an understanding of the distances travelled by Rexburg commuters (right) and of the inflow and outflow of workers that live, commute in to and out of Rexburg (below).

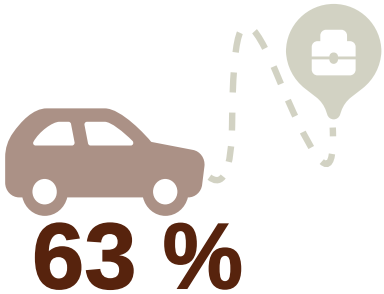
In 2019, Rexburg had about 3,800 people that lived and worked in town. However, about 4,200 residents left town for work and 7,800 non-residents came into town for work. This adds up to about 12,000 people using the local and regional transportation networks on a daily basis just for commuting to work. This situation is exacerbated when 63% of Rexburg residents drive alone to work (2020 ACS 5-Year Estimate).



Source: OntheMap.com, 2019



Source: OntheMap.com, 2019



63 %

of Rexburg residents drive alone to work

Source: ACS 5-Year Estimate, 2020

SCHOOLS

MADISON SCHOOL DISTRICT #321

Madison School District #321 covers almost 300 square miles, and serves the majority of Madison County, including all of Rexburg. District #322 covers the remaining areas of Madison County, about 170 square miles, and includes neighboring Sugar City. Within District #321, the high school, junior high, and middle schools are located within the City of Rexburg, with the elementary schools in Archer, Lyman, Hibbard, and Rexburg.

SAFE ROUTES TO SCHOOL

The Safe Routes to Schools (SRTS) program is of utmost importance to the Rexburg community. Enhancement of school routes include, extending and repairing sidewalks, intersections, and school zone signage, as well as regulating speed limits. The Madison County Transportation Master Plan identifies areas for additional safety consideration. Additional pedestrian safety emphasis areas should include areas around parks and natural areas, commercial districts, libraries, and other community resources and destinations. City's enhancement of SRTS are considered as roads are built or updated. However, the City is still to formalize the program.



SRTS Purpose: to enable lifelong habits for a healthy and active lifestyle.

BRIGHAM YOUNG UNIVERSITY-IDAHO

Offerings and Enrollment

BYU-Idaho is a four-year university owned and operated by the Church of Jesus Christ of Latter-day Saints. The University offers baccalaureate and associate degrees, integrated degrees, and internships, and attracts nearly 20,000 students.

Growth and Economic Driver

The BYU-Idaho campus currently spans 430 acres with over 40 major buildings, residence halls, and a 15,000-seat auditorium (BYU-Idaho). The University is one of Rexburg's primary growth and employment drivers. Growing from 9,000 annual students, when Ricks College transitioned to BYU-Idaho in 2001, to 20,000 students today, has resulted in accompanying population growth for faculty and support staff, as well as increased need for goods and services which have had the multiplier effect of generating additional jobs in the community.

Student Housing

BYU-Idaho offers on-campus housing for single men and women as well as on-campus housing for families. University Village is owned and operated by BYU-Idaho and houses students who qualify to live in community housing. Off-campus housing consists of approved single-gender complexes ranging in price and size. All single students are required to live in approved housing unless circumstances prevent them from doing so.

PUBLIC SAFETY

POLICE

The Rexburg Police Department is located at 25 East Main St. The police department has 37 full-time employees, three part-time employees, and five civilian staff employees.

EMERGENCY SERVICES

The City's fire services and emergency medical services (EMS) are combined into one agency, the Emergency Services Department. The primary emergency response facility is located next to City Hall at 26 N. Center St. This station provides first response to all fire and EMS incidents within Madison County. The majority of the fire personnel are cross-trained as basic, advanced, or paramedic level EMTs. Several agencies provide the revenue sources to maintain emergency services including the fire district, the City of Rexburg, and the Ambulance District.

Police Services:

- Animal Control
- Bicycle Patrol
- Community Service
- Crime Prevention
- DARE
- Detectives
- Emergency Response Team
- K-9
- Patrol
- School Resource Officers

Fire Protection

Fire protection in Rexburg is provided out of a single fire station at 26 N Center St. Two other stations are outside of the City boundary, one in Sugar City and another one in Archer (which works intermittently due to staff/volunteer shortages). Madison County fire services respond to approximately 600 fire calls annually. Funding for fire protection is provided by the Madison County Fire District.

EMS

Ambulance service is provided by the Madison County Ambulance District, dispatched from Rexburg, and housed at Rexburg's Emergency Services Department. The District currently responds to approximately 2,700 calls annually, with a response time of two to five minutes in the City of Rexburg.

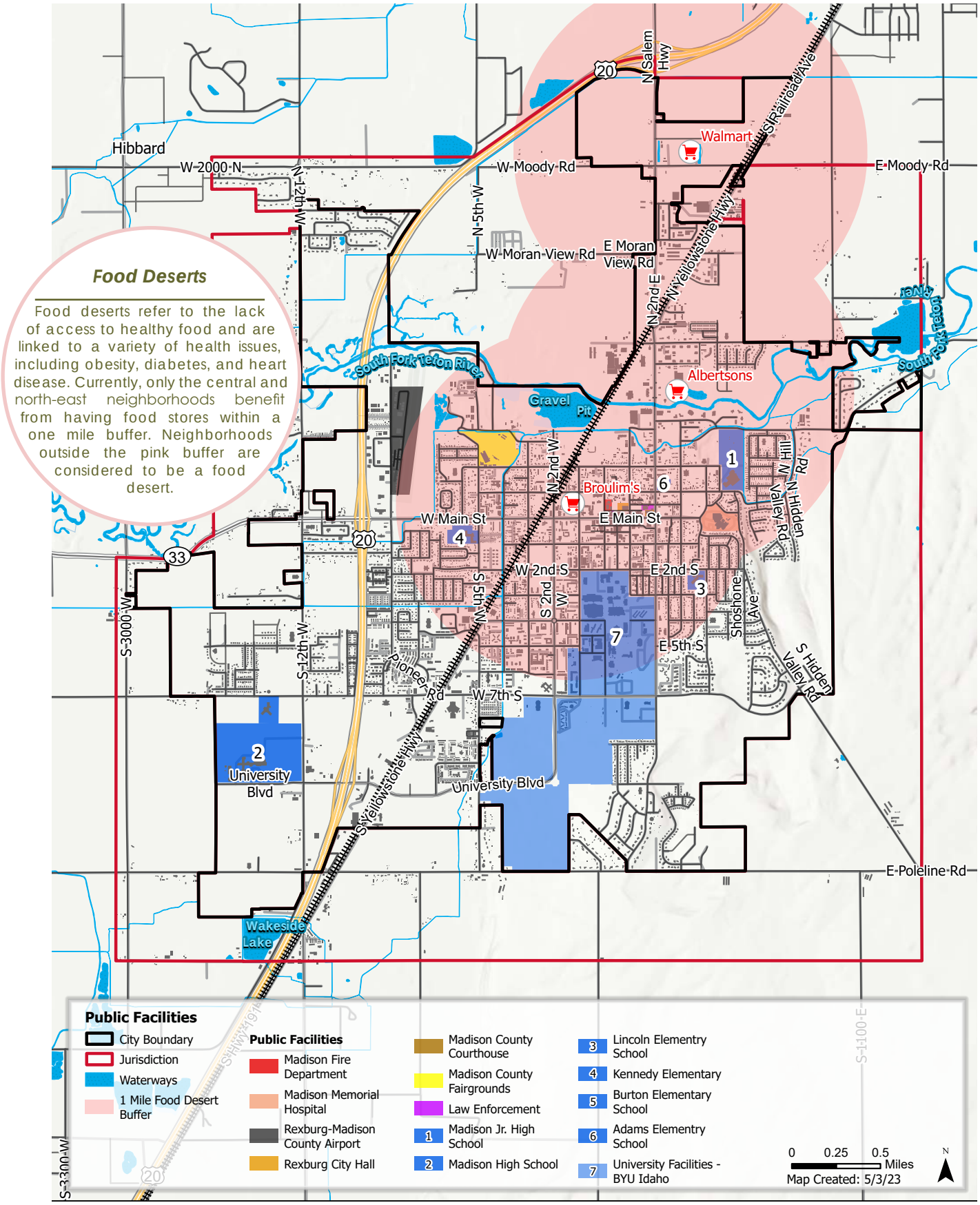
MADISON MEMORIAL HOSPITAL

Madison Memorial Hospital is an acute primary care facility located on the east end of Main St. Madison Memorial has 69 beds and provides a range of healthcare services, including emergency care, surgery, imaging, laboratory services, respiratory care, physical therapy, and obstetrics. The hospital's facilities include private patient rooms, an intensive care unit, a surgery center, a childbirth center, a diagnostic imaging center, and a laboratory. Madison Memorial is one of the largest employers in the City and County, employing about 400 people in 2021.

Other Nearby Health Services

Other hospitals and medical centers near Rexburg include: 1) The Idaho Falls Recovery center in Idaho Falls (approximately 30 miles); 2) The Eastern Idaho Regional Medical Center in Idaho Falls (about 42 miles); and 3) The Teton Valley Hospital and Surgicenter in Driggs (about 47 miles).

Map 1. Public Facilities and Services Inventory



PUBLIC UTILITIES

WATER

Water Supply

Rexburg's water supply is pumped directly from eight ground water wells, with no treatment required prior to culinary use (indoor water use). Of the eight wells, five have emergency backup power sources. The wells access the Eastern Snake River Plain Aquifer, which is recharged by the Snake River, the Teton River, and various small streams. Evidence shows that the aquifer may be declining due to an imbalance in extraction and recharge, causing less water to be available to area well owners. Regional efforts are needed to ensure the proper recharge and sustainability of the aquifer.

Evidence shows that the Snake River Aquifer may be declining due to an imbalance in extraction and recharge, causing less water to be available to area well owners.

Idaho State University

Water Demand

The City's 2015 Water Facilities Planning Study found that maximum daily demand can be met without the use of Rexburg's largest well, but that new water sources would need to be developed to keep pace with population growth. In 2015, average summer water demands were 413 gallons per capita per day, with winter demand being 99 gallons per capita per day. The difference in seasonal demand is likely due to the volume of agricultural and landscaping irrigation during the summer.

Water Storage

Three reservoirs and one tower provide water storage for Rexburg. The system is aided by three booster pumps and 546,265 feet of distribution piping, and regulated by a Supervisory Control and Data Acquisition System (SCADA). This system controls the function of the wells by monitoring reservoir levels, pump flows and pressures, and booster pump operation.

Water Quality

Water sources are tested annually per the requirements of the Safe Drinking Water Act and the US Environmental Protection Agency (EPA) Guidelines. To date, tests show water quality standards are being met. However, EPA recently proposed changes to the National Primary Drinking Water Regulation to establish legally enforceable levels, for six PFAS (a group of chemicals known to be harmful to humans and the environment) in drinking water. The proposed rule would require public water systems to:

- Monitor for these PFAS
- Notify the public of the levels of these PFAS
- Reduce the levels of these PFAS in drinking water if they exceed the proposed standards.

EPA anticipates finalizing the regulation by the end of 2023.

WASTEWATER

Rexburg's Wastewater Treatment Plant serves the City of Rexburg, Sugar City, and the City of Teton in Madison County. The treatment plant is located on 16 acres, 8 acres of which is used for drying beds. The facility also has approximately 16 additional acres to be used as a future site for lagoons. The Wastewater Department that oversees the treatment plant also manages the collection system and pumping stations for wastewater. The collection system contains 12 lift stations; of which 6 pump directly into the treatment plant.

Results from the 2021 Wastewater Facility Planning Study

The City's 2021 Wastewater Facility Planning Study reports that average daily influent flows have been increasing but have not exceeded capacity. In general, the Study found that the wastewater facility serving Rexburg has the capacity to meet demands with planned asset management programs and monitoring.

The Facility Planning Study makes extensive recommendations for improving each of the phases of wastewater treatment, including budget, financing mechanism, staffing, and maintenance for each required item needed to function through 2040.

SANITATION

Rexburg has a Municipal Sanitation Department responsible for collection and delivery of trash and recyclables, as well as receptacles. Trash is brought to the Madison County transfer station, then delivered to either the Madison County Landfill or the Jefferson County Landfill. The City's sanitation department collects approximately 25,000 tons of trash during a typical month.

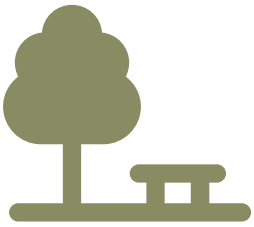
PARKS, RECREATION, AND OPEN SPACE

PARKS

Rexburg has developed three types of park facilities, each with a distinct purpose and role to meet community needs.

- **Private Parks** (2.12 total acres) serve private neighborhoods. Although these facilities are generally not available for public use, they serve the subdivision where they are situated.
- **Neighborhood Parks** (10.47 total acres) serve the broader neighborhood with larger amenities to meet the needs of the neighborhood. Occasionally, these parks may include a regional draw, such as a skate park or splash pad.
- **Community Parks** (89.26 total acres) serve the City and often the region with larger scale amenities and features.

More specific details about the City's existing and future parks as well as the level of service is available in the 2018 Parks Plan. The Access to Parks, Trails, and Open Space Map (page 24) does offer an insight as to the walkability of parks and the connectivity of the trails system.



101.85

Total acres of parks in Rexburg *(not including golf courses or proposed parks)*

CITY/COUNTY FACILITIES

- **Madison County Fairgrounds** offers an indoor arena and two outdoor arenas used on a continuous basis for livestock oriented activities and other social and cultural events throughout the year.
- **City/County Golf Courses** include the Teton Lakes Golf Course (27 hole) and the Rexburg Municipal Golf Course (9 hole) and are available for public use. During the winter months, both are used for cross-country skiing, snowshoeing, and tubing, activities.

NATURAL AREAS

The Teton River corridor crossing the northern part of the City, provides a unique opportunity for Rexburg residents to enjoy an undeveloped riparian area within the heart of the City. An extensive trail running through the river corridor and eventually connecting to the proposed trails of Madison County Trails Master Plan will become a sought-after recreation opportunity for residents and visitors alike.

AGRICULTURAL LANDS

Although not typically considered recreational resources, agricultural lands offer vast open spaces that provide scenic views and a peaceful setting for relaxation and outdoor activities, both of which are a great contributor to mental and physical health. Agricultural lands provide a range of other benefits such as food security, conservation of natural resources, economic development, and climate change mitigation.

The American Farmland Trust indicates that while the three Idaho counties most at risk of losing farmland are Ada, Canyon, and Kootenai , the State as a whole will be impacted if recent development trends continue. The City of Rexburg and Madison County should continue to collaborate to direct higher densities to the City and preserve valuable farmland in the County.

From 2016 to 2040:
Idaho will pave over, fragment, or compromise

113,100 acres

of farmland and ranchland.

That's the equivalent of losing

700 farms and $72 million

in farm output, and

1,500 jobs

based on County averages.

Farms Under Threat 2040 by the American Farmland Trust

REGIONAL PARKS

Rexburg residents and visitors can enjoy some of the nation's most spectacular scenery, such as the Grand Teton and Yellowstone National Parks, in just a few hours drive. Additionally, Rexburg is nearby world-class sites including: Craters of the Moon National Monument, Jackson Hole, Island Park, Ririe and Palisades Reservoirs, Sand Hills, and the Historic Teton Dam. The City's location creates a prime opportunity for capitalizing on tourism and regional travel and visitation.

TRAILS

The City currently has a small system of trails, located mainly in its parks and along portions of the Teton River. The most established trails are located within Porter Park, Smith Park, Riverside Park, and Nature Park. Many of the existing paved trails are in attractive locations, but they do not provide larger community connections. Rexburg's 2018 Trails Plan offers the design guidelines to create a series of interconnected trail routes throughout the City and County. This concept would enable trail users to connect to most destinations on a variety of trails; from nature trails to sidewalks and bicycle lanes to paved shared use paths.

The Access to Parks, Trails, and Open Space Map (page 24) illustrates the connectivity of the current and proposed trail system.

Trail Users

Trail users may include but are not limited to: walkers, joggers, bicyclists, and other wheeled devices like motorized and nonmotorized scooters, roller skates, skateboards, and wheelchairs.

Cyclists

The existing trail system poorly serves bicyclists, as there are few striped bicycle lanes and many of the paved paths in the parks are narrow, limiting shared pedestrian and bicycle use.

Access

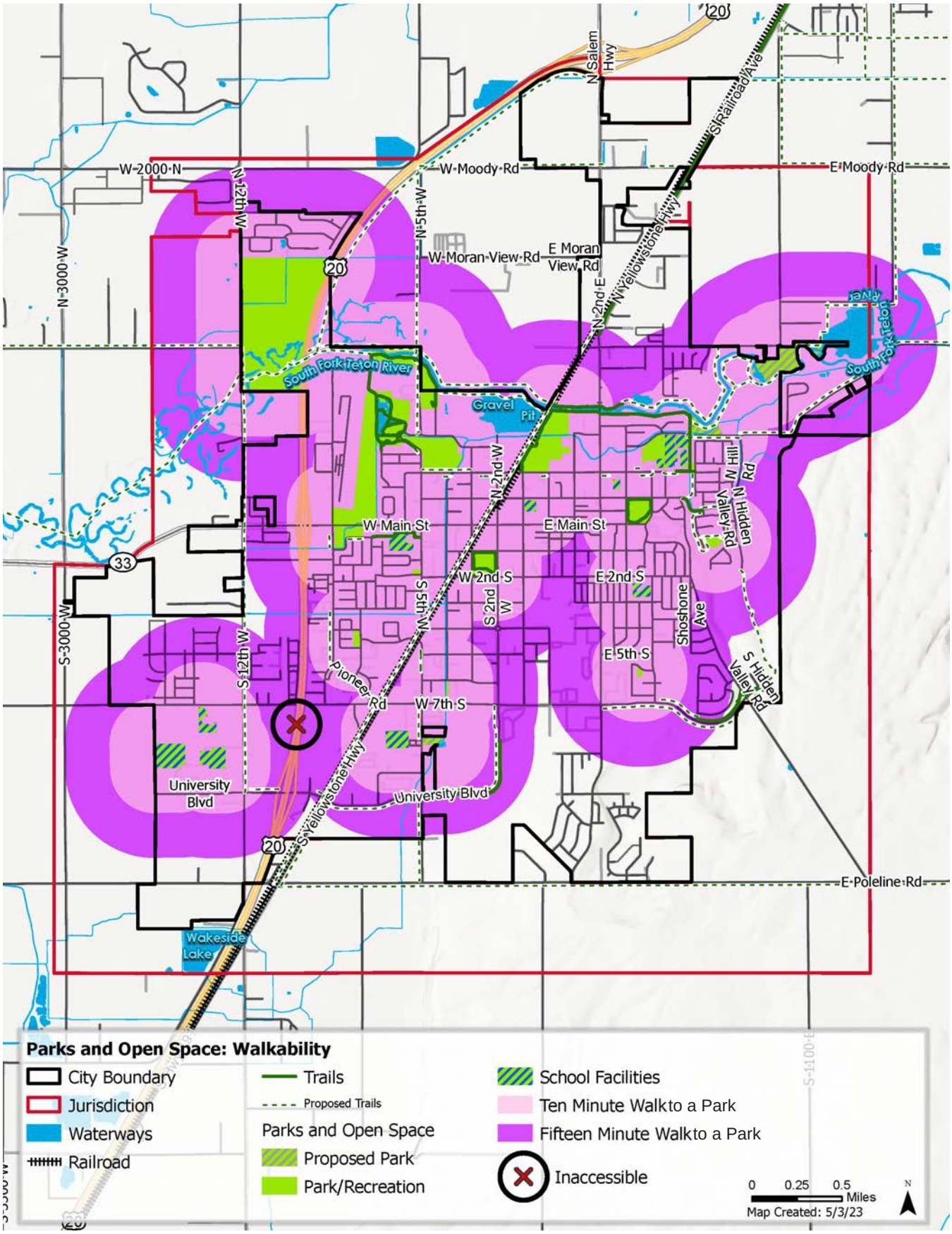
There are several small trail systems located in parks and along the Teton River in the City of Rexburg. However, much of the sidewalk and bicycle lane network is incomplete or nonexistent, making it difficult to walk, wheel, or bicycle to these trails. Many of the existing trails lack amenities like lighting, signage, and benches to invite users.

Access consideration are also needed for safely crossing US 20 on the southwest end of town. See the "**X**" symbol on the Access to Parks, Trails, and Open Space Map (page 24)

Expanding and improving bicycle infrastructure in Rexburg

While Rexburg is already doing great work to create a safer and more bike-friendly environment, the National Association of City Transportation Officials (NACTO)'s Urban Bikeway Design Guide is a great resource for the City and community partners to consider. The guide offers suggestions on various types of bike lanes—including buffered and protected lanes—, bicycle boulevards, intersection treatments, signals, signage, and more. Expanding and improving bicycle infrastructure will not only result in more cyclists and less car traffic, but also on more health benefits for the community (e.g., reducing chronic disease like asthma, diabetes, and heart disease; improving access, safety, and physical activity; and reducing human exposure to transportation-related emissions and to motor vehicle-related injuries and fatalities).

Map 2. Access to Parks, Trails, and Open Space



NATURAL RESOURCES AND HAZARDOUS AREAS

NATURAL RESOURCES

View Corridors

Rexburg is located in an area of unique visual quality. Important view corridors include the Rexburg Bench, the Teton Mountain Range, and the Teton River.

Rivers and Streams

Rexburg is located in a county that is traversed by two large rivers and many smaller streams. The Teton River flows directly through the municipal boundaries of Rexburg, and the Snake River flows past the City on its west. The smaller of the two river corridors, the Teton River, is a unique resource for the City, and valued as a community centerpiece.

Wetlands

Most of Rexburg's wetlands are located near the South Fork of the Teton River. The mapped wetlands provide a "red flag" for development purposes but also a "green flag" for conservation purposes. Wetlands are among the most productive and valuable ecosystems on the planet. They provide a range of ecosystem services such as water purification, carbon sequestration, and flood control, and they support a diverse range of plant and animal life.

Snake River Plain Aquifer

Spanning 60 miles across, the Eastern Snake River Plain Aquifer is the state's largest "body" of water. The aquifer's crystal-clear water is the only source of drinking water for nearly 300,000 residents of eastern Idaho. That is why the US Environmental Protection Agency designated it as a "sole source aquifer" in 1991. Rexburg is fortunate to get all of its water from this aquifer and is committed to its preservation.

Idaho National Laboratory Technical Assistance Program

The following potential hazards were identified as part of the Idaho National Laboratory (INL)'s Technical Assistance Program. Rexburg's hazardous areas include not only natural hazards (i.e. flooding and earthquakes), but also industrial hazards (chemicals and pesticides, underground storage tanks, railroad crossings, grain silos, etc.)

NATURAL HAZARDS

Hazardous Soils

The soils surrounding Rexburg differ depending on location. Low permeability and strength are the main limitations for urban use. Radon gas emission is another potential concern in certain areas. The EPA Map of Radon Zones for Idaho indicates Madison County to be a Zone 2. A Zone 2 is predicted to have an average indoor radon screening level between 2 and 4 pCi/L, which is within the recommended levels assigned by the EPA. However, the EPA recommends that all homes and businesses are tested regardless of zone designation.

Volcanic Hazards

Rexburg is located in close proximity to Yellowstone National Park, which is a nested set of three volcano calderas. This volcanic system has erupted three times, all several million years ago. These eruptions have been very infrequent, and the likelihood of one occurring within the next several thousand years is extremely remote. The volcanic characteristics of the region are of interest and highlight the uniqueness of the region; however, volcanoes or volcanic activity should not be considered a significant threat to the City or County.

Floodplains

The Federal Emergency Management Agency has prepared maps of the 100- and 500-year floodplains within Madison County and the City of Rexburg. Statistically, the 100-year floods, or those within the A zone, are floods which have a 1% chance of occurring within a given year. The Rexburg floodplain is illustrated on the Natural Resources and Hazardous Areas Map on page 28.

The Federal Emergency Management Agency (FEMA) publishes Flood Insurance Rate Maps (FIRMS) for areas prone to flooding. This information can be used to identify areas that need special planning. Flooding may result in damage or loss of property, injury or loss of life, and contamination of waterways with debris and hazardous chemicals.

There is a Flood Insurance Rate Map (FIRM) for Madison County, which indicates flood-prone areas within the City and County. The majority of the flood areas are located in the valley near each of the rivers (Snake River, Henry's Fork, and North and South Forks of the Teton River). Several businesses and homes were constructed in some of these areas prior to their identification by FEMA in 1978. Spring flooding due to melting snow and rain, is common within the flood prone areas and sometimes affects homes and businesses in these areas.

Future construction in the flood zones should be consistent with any applicable restrictions and regulations. In addition, any homes or businesses already located in the flood-prone areas should be informed of the potential hazard. Businesses within flood-prone areas should not be allowed to store hazardous chemicals, or be able to show that any such chemicals are stored in a manner that ensures they will not pose a contamination risk in the event of a flood.

Seismic Hazards

Madison County is located within the Intermountain Seismic Belt. The two largest earthquakes in the last several decades in the intermountain seismic belt occurred in 1959, the Quake Lake Earthquake (7.5 Richter magnitude), and in 1983, the Borah Peak earthquake (7.3 Richter magnitude). Both were felt in the Rexburg area, but did not cause any significant damage.

There are a number of faults that have the potential to affect Rexburg. The East Teton fault is the most likely cause of severe damage in Rexburg. The Rexburg Fault runs from the Heise Cliffs areas south of Rexburg, north through Rexburg, and then curves to the northeast. The Rexburg/Heise fault(s) has not moved in quite some time, but there is no indication that it is inactive. Fault trench analyses suggest that the last movement on the fault caused a 7.1 Richter magnitude earthquake approximately 25,000 years ago. If another large earthquake occurred on this fault, essentially all the buildings in Rexburg would be in danger of experiencing some level of damage. There are also other faults (the faults on either side of the Driggs Graben and Centennial horst, for example) that could cause significant damage.

All new buildings have been designed and built to meet the seismic codes for the area. Most of the newer homes in the County should withstand an earthquake. It is recommended that City planners address emergency preparedness in the event that an earthquake does impact the area. More detailed seismic information for the Rexburg area can be obtained from various geological information agencies.

Other Hazards

In addition to the above hazards, critical erosion (defined as areas with erosion rates higher than allowable soil loss limits) has been identified as a concern within the Rexburg Bench area. The erosion is primarily the result of melting snow on the farmlands above. Future development along the base and slope of the Bench may need to address erosion concerns prior to development.

INDUSTRIAL HAZARDS

Industrial hazards cover a vast range of hazards that have resulted as a part of the advancement of industry. It is not the intent of this section to identify all industrial hazards, but to indicate likely hazards based on current industry trends in the City. Hazards associated with any new industry should be assessed by the City prior to allowing the new industry into the City.

Railroad

The railroad provides a vital service for the agricultural industry. However, the City should consider the hazards associated with this service in authorizing expansions in areas traversed by railroad tracks. Traffic and railroad crossings should be considered in expanding areas of the City for industrial growth. Emergency plans need contingencies for human injury and death resulting from impact, fire, explosion, and hazardous chemical release.

Air Pollution

Air pollution is typically not a problem in rural areas and small cities; however it is becoming a global issue. Plan Rexburg should continue to favor mitigation strategies such as: requiring appropriate measures for construction sites and industrial operations to reduce dust; and promoting the reduction of vehicle trips through land use strategies that concentrate development near existing infrastructure and community resources.

Underground Storage Tanks

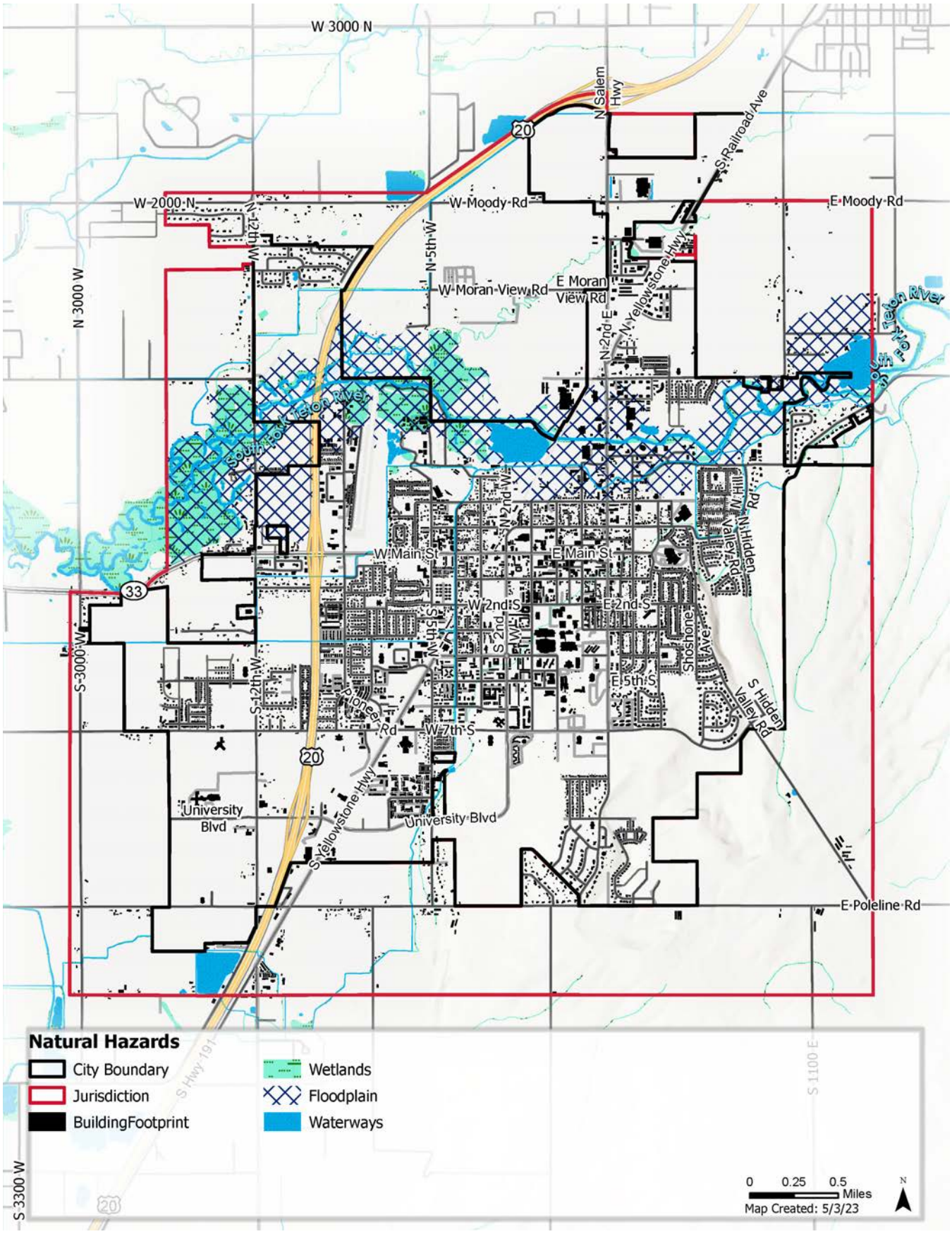
Underground storage tanks constitute a hazard in that leakage from these tanks can result in contamination of ground water aquifers. Tanks should be constructed according to the standards of the Eastern Idaho Public Health Department to minimize this risk. Additionally, there may be areas of high water table where underground storage tanks are determined to be inappropriate. The placement of these tanks should be considered by decision-makers, particularly in areas close to residences or critical facilities such as schools and hospitals.

Hazardous Chemical Storage

Hazardous chemicals stored properly do not pose an immediate hazard to the public. However, if the chemicals are spilled or are involved in an accident (i.e. fire, explosion, etc.) there could be a chemical release –potentially affecting the public. City officials need to know the type of chemicals stored in a business or farm to protect emergency personnel in the event of an accident and the public from undue hazards.

State and Federal laws require notification of hazardous chemical spills according to Code of Federal Regulations (CFR) Title 40, Section 302. Additionally, the public should be informed of releases in accordance with all applicable regulations. The City should ensure areas of previous chemical spills are remediated and cleaned to meet federal and state standards prior to redevelopment of the land.

Map 3. Natural Resources and Hazardous Areas



TRANSPORTATION

ROADWAY NETWORK

The existing roadway network consists of local (e.g., residential subdivision streets), collector (e.g., 2nd South St.) and arterial streets (e.g., Main St.), as well as US 20. Each of these roadway classifications serves a different, yet important function in the roadway system. As part of the 2022 Madison County Transportation Master Plan (TMP), a Level of Service (LOS) analysis was conducted to categorize congestion on roadways. While most roadway segments in the County are operating at an acceptable LOS, three Rexburg areas, below, are experiencing significant delays. The TMP modeled the best course of action to relieve congestion and includes detailed recommendations that must be considered by the Regional Planning Organization (RPO) as development and growth occurs.

- 2nd East (between Main St. and 7th North St.)
- US 20 Ramps at Main St.
- US 20 Ramps at University Boulevard.

ALTERNATIVE MODES OF TRANSPORTATION

Alternative transportation modes are an important part of the overall transportation system and include both motorized and non-motorized travel options. These modes of transportation should be accommodated in a vibrant and interconnected transportation system. Infrastructure design should take into account the needs of all users, including those with disabilities and low income residents, to ensure that options are inclusive of and fair to all.

Motorized Options

Examples include a traditional bus, bus rapid transit, light rail, commuter rail, and van share facilities. Currently, the only option is the Walmart Shuttle that drives students to the Walmart free of charge. A City bus system has long been discussed and could become a vital link to expanding access to the University while at the same time reducing traffic congestion in the Downtown.

Non-motorized Options

Examples include walking, biking, and skateboarding, as well as wheelchair users. Micro mobility (small, lightweight vehicles that are typically powered by electric motors and designed for short-distance travel) is also considered a non-motorized option due to its low speed and low powered engines.

BRIDGES

The City maintains 10 bridges. Of these, the bridge located on 1st North St. and 4th West St. has a load restriction. The City is working with the Idaho Department of Transportation to assess options for updating the restriction.

AIRPORT

The Rexburg-Madison County Airport is jointly owned and operated by the City of Rexburg and Madison County. There is a single asphalt runway approximately 75 feet in width and 4,200 feet in length. A full-length taxiway with several smaller taxiways provides access to the general aviation hangars and facilities. The airport serves primarily private and agricultural aircraft. There have been discussions of providing airline freight service, however, the airport configuration is landlocked and the ability to grow and expand is limited. A committee currently exists and feasibility studies are being conducted to evaluate the potential for relocation.

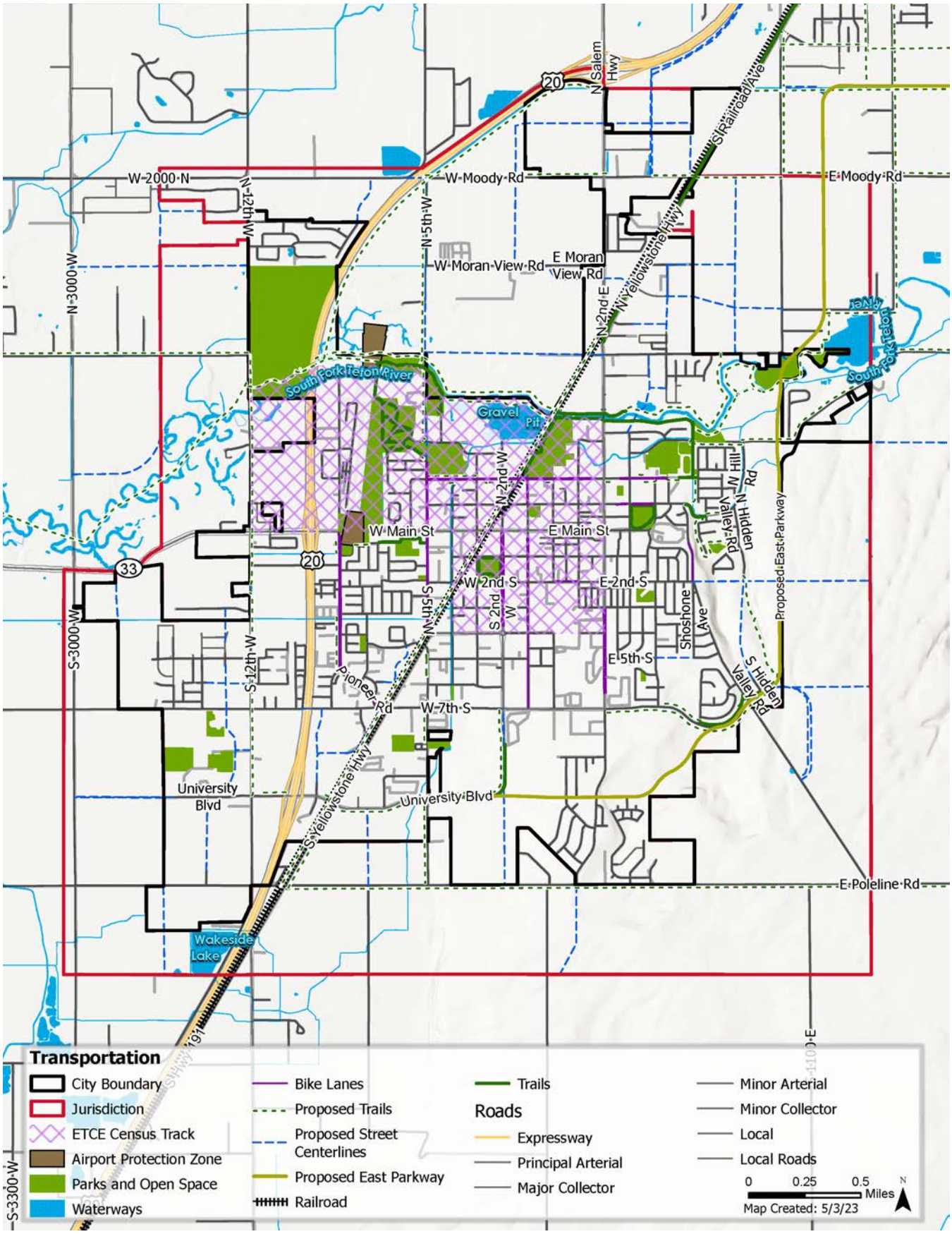
RAIL

The 52-mile-long Yellowstone Branch of the Eastern Idaho Railroad (EIRR) passes through Madison County between Idaho Falls and Ashton. The railroad runs parallel to the Old Yellowstone Highway and follows the general path similar to US 20. EIRR, operated by Watco since 1993, includes two disconnected clusters of the former Union Pacific branches: one that runs north/northeast from Idaho Falls, Idaho, and another one that runs roughly west/southwest from Minidoka, Idaho. While Watco moves just about any commodity, on the EIRR clusters it primarily moves potatoes and grain.

Equitable Transportation Community Explorer (ETCE) Tool

Developed by the US Department of Transportation (USDOT), this tool explores the burden disadvantage communities experience resulting from under-investment in the areas of: Transportation Insecurity, Climate and Disaster Risk Burden, Environmental Burden, Health Vulnerability, and Social Vulnerability. ETCE findings revealed one disadvantaged tract (about 18% of the County's overall population) in Rexburg, see map on next page. Future transportation investments prioritizing this area can leverage funds from USDOT.

Map 4. Roads and Trails Inventory



HEALTH AND WELLBEING

Health and wellbeing refers to the Social Determinants of Health (SDOH), the conditions in the environments where people are born, live, learn, work, play, worship, and age that affect a wide range of health and wellbeing outcomes and risks. (health.gov).

Health Data Challenges and Opportunities

Larger communities (of 50,000+) benefit from readily available data sets to better understand their health trends including SDOH. While Rexburg is not there yet, Madison County data (particularly because Rexburg makes up 74% of the County's total population) helps explain Rexburg's health wellbeing conditions. Future studies can benefit from the City Health Dashboard which Rexburg will have access to as of the summer of 2023.

Rexburg is a Winner of the City Health Dashboard Put Us On The Map Challenge

The City of Rexburg was selected as winner of the City Health Dashboard's Put Us on the Map Challenge. As of the summer of 2023, Rexburg can expect to have access to an array of regularly updated data such as, life expectancy, park access, and children in poverty.

City Health Dashboard

MADISON COUNTY HEALTH OUTCOMES

Health outcomes represent how healthy a county is right now, in terms of length of life and quality of life. **Madison County is ranked among the healthiest counties in Idaho (Highest 75%-100%) based on health outcomes.** All data presented in the next few tables is from the County Health Rankings platform.

	MADISON COUNTY	IDAHO	UNITED STATES
Health Outcomes			
Premature Death	4,300	6,300	7,300
Quality of Life			
Poor or Fair Health	19%	15%	17%
Poor Physical Health Days	5	3.9	3.9
Poor Mental Health Days	5	4.4	4.5
Low Birthweight	6%	7%	8%
Additional Health Outcomes (not included in overall ranking)			
COVID-19 Age-Adjusted Mortality	68	64	85
Life Expectancy	79.4	79.2	78.5
Premature Age-Adjusted Mortality	260	310	360
Child Mortality	50	50	50
Infant Mortality	3	5	6
Frequent Physical Distress	16%	12%	12%
Frequent Mental Distress	17%	14%	14%
Diabetes Prevalence	11%	9%	9%
HIV Prevalence		84	378

Note: Blank values reflect unreliable or missing data.
Source: County Health Rankings, 2019

As shown, while Madison County performed better than the state and the country on most indicators, there were three indicators that did not fare so well:



16% of adults reported experiencing poor physical health for 14 or more of the last 30 days.



17% of adults reported experiencing poor mental health for 14 or more of the last 30 days.



11% of adults were living with a diagnosis of diabetes.

MADISON COUNTY HEALTH FACTORS

Health Factors represent things that can be modified to improve the length and quality of life for residents. **Madison County is ranked among the healthiest counties in Idaho (Highest 75%-100%) based on risk factors.**

	MADISON COUNTY	IDAHO	UNITED STATES
Health Behaviors			
Adult Smoking	16%	16%	16%
Adult Obesity	36%	30%	32%
Food Environment Index	7.2	7.5	7.8
Physical Inactivity	26%	23%	26%
Access to Exercise Opportunities	82%	67%	80%
Excessive Drinking	12%	20%	20%
Alcohol-Impaired Driving Deaths	11%	31%	27%
Sexually Transmitted Infections	82.7	384	551
Teen Births	6	18	19
Additional Health Behaviors (not included in overall ranking)			
Food Insecurity	13%	10%	11%
Limited Access to Healthy Foods	12%	8%	6%
Drug Overdose Deaths		15	23
Motor Vehicle Crash Deaths	4	13	12
Insufficient Sleep	35%	33%	35%
Clinical Care			
Uninsured	9%	13%	11%
Primary Care Physicians	1,480:1	1,520:1	1,310:1
Dentists	1,610:1	1,510:1	1,400:1
Mental Health Providers	600:01	440:01	350:01
Preventable Hospital Stays	1,914	2,123	3,767
Mammography Screening	36%	41%	43%
Flu Vaccinations	43%	43%	48%
Additional Clinical Care (not included in overall ranking)			
Uninsured Adults	12%	16%	13%
Uninsured Children	4%	5%	6%
Other Primary Care Providers	960:01	820:01	870:01
Social & Economic Factors			
High School Completion	95%	91%	89%
Some College	85%	66%	67%
Unemployment	2.7%	5.4%	8.1%
Children in Poverty	11%	12%	16%
Income Inequality	5.5	4.1	4.9
Children in Single-Parent Households	6%	17%	25%
Social Associations	0	7.3	9.2
Violent Crime	54	221	386

Note: Blank values reflect unreliable or missing data.
Source: County Health Rankings, 2019

The County Health Rankings highlighted the following health factor trends for Madison County:

82.7 new cases of Sexually Transmitted Infections were diagnosed per 100,000 people.

9% of people under the age of 65 did not have health insurance.

There was one primary care physician per 1,480 people.

There was one dentist per 1,610 people registered.

1,914 hospital stays per 100,000 people enrolled in Medicare might have been prevented by outpatient treatment.

36% of female Medicare enrollees received an annual mammography screening.

43% of Medicare enrollees received an annual flu vaccine.

12% of adults under age 65 did not have health insurance.

4% of children under age 19 did not have health insurance.

2.7% of people age 16 and older were unemployed but seeking work.

11% of children lived in poverty.

54 violent crimes such as rape, homicide, robbery and aggravated assault, reported per 100,000 people.

Madison County Health Factors Continued...

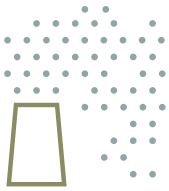
	MADISON COUNTY	IDAHO	UNITED STATES
Additional Social & Economic Factors (not included in overall ranking)			
High School Graduation	94%	81%	86%
Disconnected Youth		7%	7%
Reading Scores	3.2	3.1	3.1
Math Scores		3	3
School Segregation	0.03	0.14	0.25
School Funding Adequacy	($1,255)	($415)	$741
Gender Pay Gap	0.59	0.75	0.81
Median Household Income	$53,700	$62,600	$67,300
Living Wage	$33.91	$35.73	$38.11
Children Eligible for Free or Reduced Price Lunch	33%	37%	52%
Residential Segregation - Black/White		81	63
Residential Segregation - Non-White/White	42	35	46
Child Care Cost Burden	19%	20%	25%
Child Care Centers	1	4	6
Homicides		2	6
Suicides	13	22	14
Firearm Fatalities	7	16	12
Juvenile Arrests			19
Physical Environment			
Air Pollution - Particulate Matter	6.2	6.8	7.5
Drinking Water Violations	Yes		
Severe Housing Problems	30%	14%	17%
Driving Alone to Work	67%	78%	75%
Long Commute - Driving Alone	14%	24%	37%
Additional Physical Environment (not included in overall ranking)			
Traffic Volume	301	262	395
Homeownership	42%	71%	64%
Severe Housing Cost Burden	21%	11%	14%
Broadband Access	76%	86%	85%

Note: Blank values reflect unreliable or missing data.
Source: County Health Rankings, 2019

Two other health factor trends highlighted by the County Health Rankings were:



On average, per-pupil spending among school districts was $1,255 below the estimated amount needed to support students in achieving average US test scores.



An annual average of 6.2 micrograms per cubic meter of fine particulate matter was measured in the air.

While the The Environmental Protection Agency (EPA) has primary annual average standards of 12.0 micrograms per cubic meter, the current World Health Organization's standards are 5 micrograms per cubic meter.

DESIRED CONDITIONS





DESIRED CONDITIONS

OVERVIEW

This chapter identifies the implementation measures—the goals, objectives, and actions—to be taken by the City and community partners to achieve the desired conditions for *Plan Rexburg: How We Live and Grow*. Since implementation can take time, City leaders and staff must reassess and prioritize action items annually. Implementation measures may be adjusted over time based on availability of new or improved information, changing circumstances, resource availability, and anticipated effectiveness, so long as they remain consistent with the intent of the Plan.

IMPLEMENTATION MEASURES

- **Goals** are broad, long-term aspirations for what the City of Rexburg wants to achieve.
- **Objectives** are specific, measurable targets that support the attainment of a goal.
- **Actions** are the tasks that must completed in order to achieve objectives and attain goals.

IMPLEMENTATION MEASURES DEVELOPMENT

Building on the 2008 Comprehensive Plan and other recent studies and plans, implementation measures were confirmed, refined, or expanded. City staff were involved in this process and indicated a desire to streamline former measures to ease implementation. Additionally, a decision was made to replace policies for actions—so that these could be presented in a more practical and actionable manner that facilitates implementation. Community input and the desire to advance health and wellbeing for the Rexburg community informed a series of opportunities that resulted in new implementation measures.

IMPLEMENTATION MEASURES CATEGORIES

In an effort to streamline and facilitate the implementation process, measures are organized into the four areas illustrated below. The Implementation Table further details the objectives and actions.

Figure 3. Implementation Measures Categories Future



HOW WE SERVE OUR COMMUNITY	HOW WE GROW OUR COMMUNITY	HOW WE STRENGTHEN OUR ECONOMY	HOW WE MOVE GOODS AND PEOPLE
• Population • Public Services, Facilities, and Utilities • Schools • Recreation • Natural Resources and Hazardous Areas • Private Property Rights	• Land Use • Special Areas or Sites • Community Design • Housing • Agriculture	• Economic Development	• Transportation • Airport

ID Statute 67-6508 required elements included in this area

PRIORITIZATION CONSIDERATIONS

Ultimately, the Planning and Zoning Commission (P&Z) prioritizes the implementation of Plan Rexburg. Decisions are made based on a variety of changing conditions and priorities. Prioritization may change based on funding levels and/or sources (e.g., grant funding that must be used for a certain type of project); new opportunities for partnerships; and the emergence of new private development projects. The following criteria can help P&Z in determining the priority of actions to implement:

- **Health, Safety, Welfare, and Code Compliance:** actions that involve projects that improve public health, safety, welfare, or ensure code compliance.
- **Ease of Implementation:** actions that capitalize on opportunities to be easily implemented (i.e., low cost with large gains, staff capacity, development-ready projects, available property, etc.).

- **Community Significance:** actions that provide benefit to many people within the community, contributes to the Plan Rexburg Vision and to balancing needs across the community.
- **Partnerships for Funding:** actions that leverage partnerships for funding (i.e., regional partners, federal or state grants, private sources, etc.).
- **Satisfies Urgent Need:** actions that satisfy urgent needs within the community (i.e., transportation and safety improvements).
- **Completes Phasing of Current Projects:** actions that complete phases of current projects that are yet to be completed.
- **Plan Integration:** City leadership and staff should ensure consistency between Plan Rexburg and development proposals, the land use codes, and infrastructure capacity. Additionally, the City should work to integrate the Plan's actions into the City's Capital Improvement Plans to ensure implementation. For this reason, the development of an annual workplan is recommended.

IMPLEMENTATION TABLE

The goals, objectives, and actions outlined in implementation tables presented over the next couple of pages support the Plan Rexburg Vision Statement and are intended to influence future zoning and regulation changes, leverage partnerships, prioritize capital investments, and help establish new programs and services. The resources and partnerships required for each action should be considered in conjunction with annual budgeting and capital planning. Actions are outlined by their respective type and timeline as follows:

TYPE

- **Regulatory Reform:** Some development regulations and standards will need to be updated to ensure consistency with the goals and strategies in this Plan.
- **Capital Projects:** These major infrastructure investments and funding partnerships are specifically relevant to the implementation of the Plan goals and objectives but should be considered in conjunction with other capital improvements and related plans to determine priorities, project efficiencies, and timing of capital improvement expenditures.
- **Plan or Study:** Specific locations or initiatives that may require direction at a more detailed level than what is established in this Plan. These include site-specific development guidelines, master and/or subarea plans, and feasibility or funding studies. These plans and studies may be done by City Staff and/or consultants alongside an advisory committee made up of community members.
- **Program or Resource:** These may include developing an educational program, marketing campaign, or a repository of resources to inform the public, encourage civic engagement, and overall, invite the community to contribute to the success of the Plan efforts. Programs and resources may also involve seeking or continuing collaborative efforts (i.e., partnerships) with local and regional organizations.

ANTICIPATED TIMELINE

- Short-term: 0 to 5 years
- Mid-term: 5 to 15 years
- Long-term: 15 years or more
- Ongoing

ANNUAL WORKPLAN

Each year, City leadership including, City Council, P&Z, and department heads, among others, should jointly develop a work plan with key actions for the year. Using the Implementation Table as a guiding document, the group should assess changing and pressing priorities and capitalize on known resources and partners for the year. The annual workplan creation is an opportunity to define more measurable targets for different objectives and to identify actions to include in the City's Capital Improvement Plan.



HOW WE SERVE OUR COMMUNITY

Population | Public Services, Facilities, and Utilities | Schools | Recreation | Natural Resources and Hazardous Areas | Private Property Rights

GOALS	OBJECTIVES
1. **Goal 1: Provide efficient and consistent levels of public services that contribute to advancing quality of life and strengthening the image of Rexburg as "America's Family Community."**	• Promote the protection of public health, safety, and welfare. • Promote and safeguard water quality and efficiencies. • Ensure that development occurs in a manner that is safe, that facilitates efficient delivery of public services, and does not outstrip available or potential capacities. • Integrate public services, utilities, and facilities into the fabric of neighborhoods with as little disruption as possible. • Support the establishment and maintenance of appropriate levels of service for public school facilities. • Support a diverse range of educational opportunities that continue lifelong learning and aligns with job market trends.
2. **Goal 2: Provide year-round, safe, accessible, and quality facilities and programs that support recreational and cultural opportunities and promote social cohesion for all ages and abilities.**	• Implement recommendations in the 2018 Parks Plan and 2018 Trails Plan. • Balance residential and commercial growth with additional parks and recreation amenities. • Support the development of an integrated trail network connecting Rexburg neighborhoods to parks, recreation areas, and community amenities such as the Teton River corridor, BYU-Idaho, and Downtown, as well as the Madison County Trail Network. • Encourage the development of indoor recreation facilities and programs to increase opportunities during winter months. • Promote more cultural activities and spaces (e.g., museum, music, arts, etc.) • Develop multi-generational programs and events that increase opportunities for community cohesion. • Increase and improve communication of public events and recreational opportunities.
3. **Goal 3: Protect the health, safety, welfare, and rights of the Rexburg community by minimizing risks to life and property as a result of natural hazards and land use decisions.**	• Protect sensitive natural resources. • Leverage natural assets that contribute to the beauty and character of Rexburg. • Regulate development in hazardous areas. • Continue to ensure that the City's land use actions, decisions, and regulations to protect private property rights. • Accommodate initiatives that contribute to communities' sustainability and self-sufficiency.

ACTIONS	TYPE	TIMELINE
Ensure land use decisions continue to uphold the City's authority and responsibility to protect public health, safety, and welfare.	Regulatory Reform	Ongoing
Follow recommendations in the 2021 Wastewater Facilities Planning Study.	Capital Project	Ongoing
Follow recommendations in the 2015 Water Facilities Planning Study; assess timeline for an update.	Capital Project	Ongoing
Stay abreast of changes to the Safe Drinking Water Act to ensure compliance with potential changes in 2023.	Program or Resource	Ongoing
Consider developing standards to help conserve water.	Regulatory Reform	Short-term
Collaborate with local and regional farmers, canal companies, and education institutions to identify and promote water conservation efforts.	Program or Resource	Short-term
Monitor public resource usage and fees to more accurately and efficiently anticipate and plan for population growth.	Program or Resource	Ongoing
Establish and convene semi-annual meetings with other public utilities and essential service providers, including Madison County and Madison School District 321, to review master plans and coordinate anticipated land use entitlements, transportation connectivity, and public utilities and services.	Program or Resource	Short-term; Ongoing
Establish and convene quarterly meetings with Madison County, Madison School Districts, and BYU-Idaho to coordinate data sharing, wayfinding improvements, and potential impacts of anticipate rezonings or development projects.	Program or Resource	Short-term; Ongoing
Work to formalize the Safe Routes to Schools (SRTS) program and capitalize on funding sources from the Local Highway Technical Assistance Council (LHTAC).	Program or Resource	Ongoing
Annually, assess the need to update development impact fees that align with community needs and regional best practices to enhance amenities and appropriately cover infrastructure costs; assess feasibility of variable impact fees (e.g., reduction in areas where infrastructure is already in place or for projects offering a collective benefit such as affordable/attainable housing).	Regulatory Reform	Ongoing
Require development plans to address connections to surrounding neighborhood amenities including roads, sidewalks, trails, and pathways. If no plan exists for the area, a study should be conducted.	Regulatory Reform	Ongoing
Implement financing programs to maintain and upgrade critical facilities and services.	Program or Resource	Short-term
Continue to require the use of underground utility lines where feasible.	Regulatory Reform	Ongoing
Collaborate (i.e., share data and coordinate land use) with educational institutions and community organizations to provide a broad set of programs within the community, including programs for special needs students, early childhood, the arts, math and science, English as a Second Language, and life-skills.	Program or Resource	Ongoing
Promote the expansion of continuing education offerings and their alignment with job market trends.	Program or Resource	Ongoing
Collaborate with educational institutions to ensure the City's wayfinding signs include directions to school facilities.	Program or Resource	Short-term
Review and consider implementing recommendations in the 2018 Parks Plan and 2018 Trails Plan.	Capital Project	Ongoing
Increase parking options or connectivity in recreational areas to increase access to trails throughout the City.	Capital Project	Mid-term

ACTIONS	TYPE	TIMELINE
Work with local civic organizations to encourage community events along the City's trail systems to raise awareness and funding for additional trails.	Program or Resource	Ongoing
When the 2018 Parks Plan and the 2018 Trails Plan are due for an update, consider doing a Parks, Recreation, and Open Space (PROS) Master Plan that integrates parks and trails considerations along with overall recreation opportunities and multi-modal connectivity.	Plan/Study	Mid-term
Identify and acquire sites for future parks and recreational facilities in areas of the city currently not well-served by parks.	Capital Project	Mid-term
Ensure new subdivision reviews consider the allocation of trails corresponding to the routes outlined on the Trails Plan trail map.	Program or Resource	Ongoing
Continue working with new developments to connect to the trail network.	Regulatory Reform	Ongoing
Create and promote river access points and water sports recreation.	Capital Project	Short-term
Explore funding opportunities to support the design, construction, and maintenance of parks, open spaces, and recreation opportunities. Some examples are: exaction, dedications, and impact fees; conservation easements; recreation or Open Space Bonds; as well as local, private, state, and federal funds. Reference the Parks and Trails Plans for more details.	Program or Resource	Ongoing
Establish joint use agreements with the canal/ditch companies to expand the trail network	Program or Resource	Short-term
Establish joint use agreements with the educational institutions to increase the number of parks, playgrounds, and other recreational facilities.	Program or Resource	Short-term
Establish and regularly convene a dedicated cross-functional team that includes representatives from BYU-Idaho and other community groups to plan and execute joint communication efforts and community-building events (sports and cultural events; volunteering opportunities; etc.) that bring together the student and non-student community.	Program or Resource	Short-term; Ongoing
Collaborate with community groups and event organizers to advertise key services (e.g., daycare options and special needs programs), recreational opportunities (e.g., trails, river access, etc.) and community events on the City's website/event calendar.	Program or Resource	Ongoing
Continue to increase the number of winter recreation opportunities.	Capital Project	Short-term
Collaborate with the schools and Rexburg's Parks Advisory Board to incorporate thematic opportunities for environmental and historical education in the design of recreational areas and trails (e.g., markers that identify species and the historical significance of land/events).	Program or Resource	Ongoing
Create and maintain a publicly available trails map that can live on the City's website, public facilities, and info centers.	Program or Resource	Short-term; Ongoing
Promote the involvement of community members of different backgrounds, ages, and abilities in designing public spaces and programs that can be enjoyed by all; assess interest in the feasibility of a community gardening program.	Program or Resource	Ongoing
Collaborate with event organizers and local businesses to support them in following ADA guidelines to ensure spaces and events are accessible.	Program or Resource	Ongoing
Per guidance in Plan Rexburg's Land Use Chapter (See pages 49-59), continue to ensure that the City's land use actions, decisions, and regulations protect private property rights.	Program or Resource	Ongoing

ACTIONS	TYPE	TIMELINE
Collaborate with healthcare providers to assess the feasibility of expanding local health programs.	Program or Resource	Short-term
Identify partners and resources to promote air quality in and around Rexburg to ensure air quality is addressed as the city/region continues to grow.	Program or Resource	Ongoing



HOW WE GROW OUR COMMUNITY

Land Use | Special Areas or Sites | Community Design | Housing | Agriculture

GOALS	OBJECTIVES
1. Plan and facilitate purposeful growth patterns that promote efficiencies in infrastructure provision and advance quality of life for the Rexburg Community.	• Use Plan Rexburg Land Use Chapter (See pages 49-59) to guide development decisions. • Increase and improve publicly available resources to raise awareness about land use efforts and facilitate land use decisions. • Continue involving neighboring communities and the County in regional planning efforts.
2. Draw upon the geographic and landmark features of Rexburg to guide future development and preserve the character of the City.	• Continue developing tools and program, including grants and incentives, to improve community design. • Protect special areas or sites with natural, cultural, historical, or local significance. • Continue to encourage and support City-wide beautification programs to strengthen community pride. • Maintain the Tree City USA recognition.
3. Uphold the recommendations in the City Center Vision 2050.	• Ensure land use decisions and development review processes are in line with the recommendations in the City Center Vision 2050. • Ensure land use decisions and development reviews follow the City Center Form Based Code.
4. Promote complete neighborhoods that create an optimal mix of people, housing types, activities, services, and transportation options.	• Promote housing developments that are walkable, reducing sprawl and the need for car travel. • Promote attainable, accessible, and quality housing options that meet the needs of all Rexburg residents. • Reduce the proportion of cost-burdened homeowners (currently 16%) and renters (currently 63%) • Promote upkeep and improvements to the appearance of all residential areas.

ACTIONS	TYPE	TIMELINE
Enhance the City's website to include more guidance on how to use GIS platforms.	Program or Resource	Short-term
Ensure that the City Zoning Map updates follow revisions to the Comprehensive Future Land Use Plan.	Regulatory Reform	Ongoing
Develop and implement site planning standards for commercial development, specifically along Main St. and in areas with historical significance.	Regulatory Reform	Short-term
Create a one-page public document highlighting the benefits of developing vacant or underused land with existing infrastructure over greenfield development.	Program or Resource	Short-term
As the zoning of industrial areas in the heart of the city and near sensitive areas change, consider their conversion to employment centers and open space areas.	Program or Resource	Long-term
Hold monthly meetings with the Madison County and the cities of Sugar City, Teton, and Newdale to ensure consistency in development standards and infrastructure needs across jurisdictional boundaries.	Program or Resource	Ongoing
Create design guidelines that celebrate and preserve distinct features throughout Rexburg and that set a standard for quality design and materials.	Plan/Study	Short-term
Ensure streets design and improvements consider both aesthetic and functional perspectives, including traffic control devices, signs, lighting, medians, curb and gutter, parking strips, public spaces, pedestrian and bicyclist safety, micromobility, snow removal, landscaping, and tree plantings, among other.	Program or Resource	Ongoing
Encourage street-side tree planting for new subdivision areas via landscape requirements.	Regulatory Reform	Ongoing
Use landscaped medians to break up the width of roadways, soften traffic noise, and lessen and control the impact of traffic volume; ensuring landscaped areas do not impeded views at intersections.	Capital Project	Mid-term
Establish minimum landscape and shade requirements, and develop a list of recommended water-wise and drought-resistant plants, for commercial parking lots.	Regulatory Reform	Short-term; Ongoing
Create a public document highlighting native, water-wise plants that are both desirable and water-wise and contribute to water efficiency efforts.	Program or Resource	Short-term
Require that developments along public lands and the Teton River integrate natural features as recreational, aesthetic, and economic elements.	Regulatory Reform	Ongoing
Explore the need and applicability of various tools to protect sensitive areas and view corridors such as river and stream corridors; hillsides, ridges, or benches; and groundwater and surface water.	Regulatory Reform	Mid-term
Partner with local historians, schools, and volunteers to expand and publicize the special areas and sites record (per Land Use Chapter) to use as a tool for promoting awareness of historic and architecturally significant buildings.	Program or Resource	Ongoing
Research the possibility of nominating sites (e.g., the Tabernacle Building) to the National Historic Register.	Program or Resource	Short-term
Establish and enforce policies to ensure adequate stormwater management on slopes of 30% or greater.	Program or Resource	Ongoing
Consider the development of a marker or plaque program to commemorate existing and former historically significant sites.	Program or Resource	Short-term
Continue to plan and implement consistent landscaping, street lighting, and street furnishings in the downtown area.	Program or Resource	Ongoing
Design and execute construction of a mixed-use parking structure on the block in between College Avenue and 1st East and Carlson Avenue and 1st South.	Capital Project	Mid-term
Update the Land Use Code to allow for flexible spaces and convertible streets that support a wide range of uses including local festivals and events, such as the Rexburg Farmer's Market.	Regulatory Reform	Short-term
Continue to emphasize pedestrian/bike routes throughout the City but with enhanced options in the Downtown.	Program or Resource	Ongoing

ACTIONS	TYPE	TIMELINE
Continue to work on identifying and planning for a Joint Administration Building to host City and County operations Downtown.	Capital Project	Mid-term
Implement ways (landscaping, design, amenities, technology, etc.) to make Downtown an interactive area to create additional destination opportunities, community activities, and vibrancy.	Plan/Study	Ongoing
Work with developers and business owners to enhance Downtown as a destination, with additional small/boutique shops, restaurants, public art, and community amenities.	Program or Resource	Mid-term
Collaborate with economic development efforts to identify and actively pursue boutique lodging businesses for Downtown	Plan/Study	Short-term
Implement more efficient parking traffic management options in Downtown.	Program or Resource	Short-term
Continue providing city-sponsored revolving loan funds, or matching grant funds for façade renovation for businesses fronting on Center Street and College Ave.	Program or Resource	Ongoing
Identify programs to encourage new housing developments and retrofits to include energy-efficient and water-wise materials and practices while ensuring homes are both affordable and cost comparable.	Program or Resource	Short-term
Continue to update off-site improvement requirements to include separation buffers for bicyclist and pedestrian safety and comfort as well as adequate connections between destinations and directional signage.	Regulatory Reform	Short-term
Require new developments located adjacent to existing residential neighborhoods to be compatible in scale and use and to accommodate sufficient buffers (e.g., landscaping, sound barriers, etc.) between non-compatible uses.	Regulatory Reform	Ongoing
Continue to encourage neighborhood developments to include convenient access to public facilities, amenities, and services.	Program or Resource	Ongoing
Take steps to promote equal distribution of healthy food access (e.g., to grocery stores and other nutritious food options) throughout the City.	Program or Resource	Ongoing
Expand code enforcement of rundown properties and those not meeting code standards to include an educational approach to explain reasons for standards as well as funding opportunities.	Regulatory Reform	Ongoing



HOW WE STRENGTHEN OUR ECONOMY

Economic Development

"Our community wants businesses, businesses want talent, and talent wants a great place"

GOALS

1. **Promote and support a sustainable economy that is conducive to diversifying employment opportunities, to offering secure, living-wage jobs, and to enhancing the quality of life of the Rexburg community.**

OBJECTIVES

- Expand intergovernmental cooperation.
- Foster a coordinated land use strategy that is conducive to economic development.
- Align economic development and housing options.
- Continue to promote downtown as the center and heart of Rexburg.
- Support local and regional educational institutions to promote a well-educated, trained workforce and educational opportunities for all residents.

ACTIONS	TYPE	TIMELINE
Convene Madison Economic Partners, State Economic Development Agencies, and the Urban Renewal Agency to assess grant opportunities, public-private partnerships, and infrastructure improvements that can support more economic development.	Program or Resource	Ongoing
Establish a dedicated cross-functional team that includes representatives from BYU-Idaho, regional colleges, and large employers to expanded vocational training opportunities that match job market trends.	Program or Resource	Ongoing
Incentivize current residents with existing businesses outside of the municipal boundary, to relocate within the City	Program or Resource	Short-term
Collaborate with local processing facilities and farmers to assess feasibility of diversifying crop processing.	Program or Resource	Short-term
Develop a strategy to recapture lost sales opportunities in areas such as entertainment, sit-down restaurants, and convenience shopping categories, as well as to capture recreational traffic to and from the nearby National Parks	Plan/Study	Short-term
Continue enhancements to the marketing/recruitment plan to draw new employers to Rexburg.	Program or Resource	Ongoing
Market land use availability for logistics management, online banking, maker spaces, and technology industries to Rexburg; Encourage the development of Class A office buildings of significant size in central locations with access to services and amenities (e.g., Elevation Labs in Idaho Falls)	Program or Resource	Ongoing
Market downtown as a unique destination place that offers economic, social, and cultural activities for locals and visitors alike.	Program or Resource	Ongoing
Encourage joint marketing of downtown businesses.	Program or Resource	Ongoing
Maintain a demographic and economic market information dashboard on the City website to support existing businesses and aid in new business development.	Program or Resource	Ongoing
Identify and address barriers to entertainment and restaurant opportunities.	Program or Resource	Short-term
Assess opportunities for expanding incentives for business growth and relocation.	Program or Resource	Ongoing
Identify and actively pursue outdoor product manufacturers and outlets that can build on regional recreation opportunities such as sporting goods store(s) and bicycle shop(s).	Program or Resource	Short-term
Expand partnerships with BYU-Idaho and the regional colleges to grow opportunities for business entrepreneurship and business incubation.	Program or Resource	Ongoing
Promote streetscape improvements along College Ave, Center Street, and Downtown, to enhance the visual connection between these areas.	Capital Project	Short-term
Assess the feasibility of a hotel/conference center and expanded restaurant options.	Plan/Study	Short-term
Ensure infrastructure capacity is maintained and expanded to attract key businesses.	Capital Project	Ongoing
Continue discussions with the Union Pacific Railroad and East Idaho Rail to broaden economic opportunities for Rexburg.	Program or Resource	Ongoing
Collaborate with the Developmental Disability Agency and others to promote job opportunities for atypical community members.	Program or Resource	Ongoing

HOW WE MOVE GOODS AND PEOPLE

Transportation | Airport

GOALS

1. **Facilitate, provide, and maintain transportation options that support economic development and enhance quality of life.**

OBJECTIVES

- Continue involving the Madison County Rural Planning Organization (RPO) in transportation planning efforts.
- Ensure implementation of and alignment with Madison County Transportation Master Plan (TMP)
- Ensure implementation of and alignment with The Rexburg Trails Plan.
- Preserve the traffic function of the City's "grid" streets by minimizing deviations to the grid.
- Improve safety, connectivity, and accessibility of sidewalks, bike lines, and trails to provide year-round active transportation to everyday destinations, like schools, parks, downtown, and places for work, worship, and shopping.

ACTIONS	TYPE	TIMELINE
Hold monthly meetings with the Madison County Rural Planning Organization (RPO) to ensure consistency in transportation planning and decision making.	Program or Resource	Ongoing
Continue studies to assess feasibility of moving the Rexburg-Madison County Airport to a new, bigger site and to identify remediation efforts and new uses for current airport site.	Plan/Study	Short-term
Assess best timing, funding, and partners to improve the three areas experiencing significant delays: -2nd East (between Main St. and 7th N. St.) -US-20 Ramps at Main St. -US-20 Ramps at University Boulevard	Program or Resource	Mid-term
Assess best timing, funding, and partners to implement the following transportation projects: -US-20 interchanges at Main St. and University Blvd. -East Parkway Corridor -5th West St. Extension and US-20 overpasses at Moody Road, Poleline Road, and 7th S. St.	Program or Resource	Long-term
Consider the recommendations in the Trails Plan with every land use decision to ensure development projects contribute to enhancing the Trail network.	Program or Resource	Ongoing
Collaborate with the Trails of Madison County organization to implement the Madison County Trails Master Plan and Greenbelt Plan.	Program or Resource	Ongoing
Ensure future transportation investments prioritize the "disadvantaged" census tract (See Map 4/Page 30) as described by the USDOT Equitable Transportation Community Explorer Tool to not only improve the welfare of this area but also tap into US DOT funding opportunities.	Capital Project	Short-term
Identify and apply for Safe Routes to School Projects to leverage ITD funding opportunities.	Program or Resource	Ongoing
Assess feasibility of and locations for electric vehicles charging stations.	Plan/Study	Short-term

ACTIONS	TYPE	TIMELINE
Consider a shared vehicle program or other small-scale public transportation service (e.g., van-on-demand) for communities in highest need.	Plan/Study	Long-term
Continue to address multi-modal safety needs with City-wide street lighting.	Plan/Study	Short-term
Maintain the truck route plan to limit heavy industrial traffic to state highways and City-designated truck routes. Discourage the location of schools, neighborhood centers, parks and other pedestrian-oriented areas on truck routes.	Program or Resource	Ongoing
Continue to promote sidewalk connectivity and multi-modal transportation networks in the City; when resurfacing asphalt, update sidewalks to ADA standards and introduce bikeways.	Capital Project	Ongoing
Identify and eliminate physical and social barriers to pedestrian and cyclist access to schools, parks, and other public amenities.	Capital Project	Ongoing
Assess ways to incentivize non-motorized travel, particularly in the Downtown area and around the BYU-Idaho Campus.	Program or Resource	Short-term
Allow modified street design elements, such as on street parking, street medians, etc. to improve safety.	Regulatory Reform	Short-term
Identify areas with high pedestrian volumes and evaluate feasibility of pedestrian crossing treatments that consider the best signalization and timing plans.	Plan/Study	Short-term
Continue the winter on-street parking restriction, requiring residents to ensure that their vehicles and/or personal property are off the public right of way overnight as determined by the Mayor and City Council.	Capital Project	Ongoing
Ensure sidewalks and trails are maintained during the winter.	Capital Project	Ongoing
Identify areas with high pedestrian volumes and evaluate feasibility of pedestrian crossing treatments that consider the best signalization and timing plans.	Plan/Study	Short-term

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LAND USE PLANNING TOOLS



Photo by Colin Johns



LAND USE PLANNING TOOLS

OVERVIEW

This chapter presents the City's existing land use tools and considerations followed by the Future Land Use Map (FLUM) and Designations. The FLUM and Designations show how and where the community desires to grow in the future. This information is responsive to existing conditions, natural constraints, the 2002 Comprehensive Plan Audit, a considerations from other City Plans, as well as community and leadership input.

EXISTING LAND USE PLANNING TOOLS AND CONSIDERATIONS

IMPACT AREA

As shown in the Future Land Use Map on page 53, the Impact Area is land just outside of the city boundary in which the city can potentially expand and annexation into the city can occur. The scope of the Area of Impact is negotiated between the City and the County as land that can be reasonably annexed. This area is technically still county property, but the County has made an agreement with the City of Rexburg. The County upholds the City of Rexburg's rules in this area to allow for a smooth transition to city regulations and Development Code requirements. The City of Rexburg is the enforcing agency responsible for compliance in this area.

CITY ORDINANCES AND ZONING MAP

The City of Rexburg should ensure City Ordinances and the Zoning Map are consistent with each other and the FLUM. Zoning that is not consistent with the FLUM should be avoided. Where it is deemed appropriate to change current zoning, the FLUM should also be updated.

Future Land Use Map vs. Zoning Classifications

The land use designations in the FLUM may or may not match up with existing zoning classifications, they are simply describing the character and type of land use that is desired for a certain location in the City. For example, there may not necessarily be an Intermediate Residential zoning classification, but it is a FLUM designation as described in this Plan.

The FLUM does not legally entitle a landowner to develop their property in a certain way. Landowners may find that their property is identified as "Commercial" on the FLUM, but the Zoning Map identifies their land as zoned for Medium Density Residential 2. In this hypothetical case, the FLUM simply shows that the City would eventually like to see that area be developed in a way that is consistent with the character and intent of the Commercial area, as described in this Plan. A landowner may need to apply to the City for a zone change if they would like to develop their property with some use consistent with the "Commercial" description. Additionally, while the City may determine that the property is appropriate for that land use, the Planning and Zoning Commission and City Council will determine the appropriate timing.

PROPERTY RIGHTS

Constitutional Requirements and a Balance of Interests

Both the federal constitution and the constitution of the State of Idaho provide that private property may not be taken for public use without just compensation as prescribed by law. Idaho Code sections 67-6508 (a), 67-8001, 67-8002, and 67-8003 establish a review process, which the City uses to evaluate whether proposed regulatory or administrative actions result in a taking of private property without due process of law. However, Section 67-8001 states that it is not the purpose of the chapter to expand or reduce the scope of the private property protections provided in the State and federal Constitutions. Section 67-8001 further states that nothing in the section grants a person the right to seek judicial relief requiring compliance with the provisions of the chapter.

Any laws or regulations governing private property should heavily depend upon the government's authority and responsibility to protect public health, safety, and welfare. Based upon this premise, courts have supported the limitation of the use of private property through land use planning regulations such as Comprehensive Plans, Zoning Ordinances, Subdivision Ordinances, and Environmental Quality Acts. In line with this process, and following the recommendations from the State of Idaho Attorney General's Office, the following **six questions are asked as part of all planning, zoning, and land use decisions.**

1. Does the regulation or action result in a permanent or temporary physical occupation of private property?
2. Does the regulation or action require a property owner to dedicate a portion of property or to grant an easement?
3. Does the regulation deprive the owner of all economically viable uses of the property?
4. Does the regulation have a significant impact on the landowner's economic interest?
5. Does the regulation deny a fundamental attribute of ownership?
6. Does the regulation serve the same purpose that would be served by directly prohibiting the use or action; and does the condition imposed substantially advance that purpose?

CITY CENTER FORM-BASE CODE

Adopted in 2021, the Rexburg City Center Form Based Code is a regulation for the Downtown area that fosters predictable built results and a high-quality public realm by using physical form (rather than separation of uses) as the organizing principle for the code. All Downtown developments must conform with the City Center Form Based Code.

PEDESTRIAN EMPHASIS DISTRICT

The purpose of the Pedestrian Emphasis District is to enable and enhance activity close to the City Center and BYU-Idaho. Dormitory-style housing within the Pedestrian Emphasis District will not require a Conditional Use Permit.

URBAN RENEWAL DISTRICTS

The City of Rexburg began to explore the use of tax increment financing as an economic development tool in 1990 and on November 6, 1991 the Rexburg Urban Renewal Agency was formed. The Rexburg URA oversees and coordinates redevelopment efforts the following five districts:

1. Downtown District Redevelopment Plan
2. East 2nd Street Addition Downtown District Amended
3. North Central District
4. North Highway
5. North Interchange Urban Renewal
6. University Boulevard-South 12th West Urban Renewal Plan

COMMUNITY DESIGN

Appearance of a city reflects a great deal about the community and the people who live in it. Appearance also greatly determines whether or not the community is perceived as a progressive and active environment, and thus plays a strong role in the economics of the area. A town that is well planned and attractive will draw shoppers, visitors, businesses, and residents. Considerations for Rexburg's community design, such as entrances or gateways, landscaping, viewsheds, and building design, were considered in the creation of the future land use designations. As described in the Land Use Designations section, each Land Use Designation portrays the desired character—or community design—to guide how the community desires to grow in the future.

The City has received recognition as a Tree City USA. since 2005. Trees in the city, also known as urban forests, are increasingly recognized as the backbone of a city's green infrastructure—a cost-effective, resilient approach to managing weather impacts by reducing and treating stormwater at its source while delivering many community benefits. According to the Arbor Day Foundation website, trees can add value to properties, help cool buildings and neighborhoods, break the cold winds to lower heating costs, and provide food for wildlife. They can also be a stimulus to economic development, attracting new business and tourism. Commercial retail areas are more attractive to shoppers, apartments rent more quickly, tenants stay longer, and space in a wooded setting is more valuable to sell or rent. The Arbor Day Foundation's National Tree Benefit Calculator allows anyone to make a simple estimation of the benefits individual street-side trees provide.

While many environmental and societal benefits associated with urban trees can be quantified, others are difficult to assess. Arguably, the most important features about trees are the most challenging to quantify. How can a value be placed on something as magnificent as the sprawling trees at Porter Park?

The City supports a healthy community forest as part of the development or redevelopment process. The City encourages developers to plant street trees in new subdivisions at appropriate times or make provisions to encourage and enable tree planting in subdivision designs. New and existing business in industrial parks should create an overall landscape theme that establishes a unified and cohesive development that maximizes landscaping features.

MULTI-USE TRAIL NETWORK

Plan Rexburg also supports the extension of a Multi-Use Trail Network—a network of bike lanes, trails, parks, and open spaces—as the city continues to grow. In many cases the green grid sections may be nothing

more than a quiet street with a painted bike lane on the roadway. In other areas, the green grid sections may be comprised of trails along rivers, canals, or major roadways. For example, efforts will continue to tie the Teton River Park's bike and jogging path to an interconnected bike system that connects new and existing neighborhoods to other community destinations. Likewise, collaborative efforts—between the City, developers, schools, etc.—should continue to grow the parks and open space network.

HISTORIC GRID PRESERVATION AND EXTENSION

Like many cities and towns in the West, Rexburg was settled by Mormon pioneers. The City was settled following a distinct pattern of development originally conceived of by the Church of Jesus Christ of Latter-day Saints first leader, Joseph Smith. The Plat of Zion, as it was called, was a grid network of blocks and streets oriented around a central three-block section set aside for community services: schools, churches, businesses, and other public facilities. Plan Rexburg preserves this history and heritage and recognizes the benefits of this pattern of development. Therefore, Plan Rexburg supports the extension of the grid into new areas of development. Moreover, the Plan encourages planning for future areas of development as self-sustaining neighborhood units but interconnected to the overall city via a network of multi-use trails (for motorized and non-motorized vehicles).

CLUSTER DEVELOPMENT

In line with supporting the Multi-Use Trail Network and the Historic Grid Preservation and Extension, the City of Rexburg promotes the use of cluster developments that maximize the amount of open space within a development plan. Cluster developments create a more rural character to housing development with the same number of units/acre as conventional development while balancing privacy and preservation of open space, natural features, and wildlife corridors.

SPECIAL AREAS AND SITES

The community has identified several sites within the community that have special or historical significance to them. Many of these sites have structures that remain standing, and many are simply locations of previous structures and locations of historical significance. The City should maintain an up-to-date log of these special areas and sites to record their existence for future generations.

Areas, sites, and structures of local historical significance include:

Churches and Religious Buildings

- Rexburg Tabernacle
- Rexburg 2nd Ward LDS Chapel
- Rexburg 3rd Ward LDS Chapel
- Rexburg 4th Ward LDS Chapel (1930-present)
- Community Presbyterian Church (1916-present, now Calvary Chapel)
- St. Patrick's Catholic Church (1902-present)
- Catholic Church (1963-present)

Historic Buildings and Sites

- Porter Park Rock Restrooms
- Madison County Courthouse
- BYU-Idaho Campus Buildings
- Mill Hollow Mill Site
- Historic Downtown and College Avenue

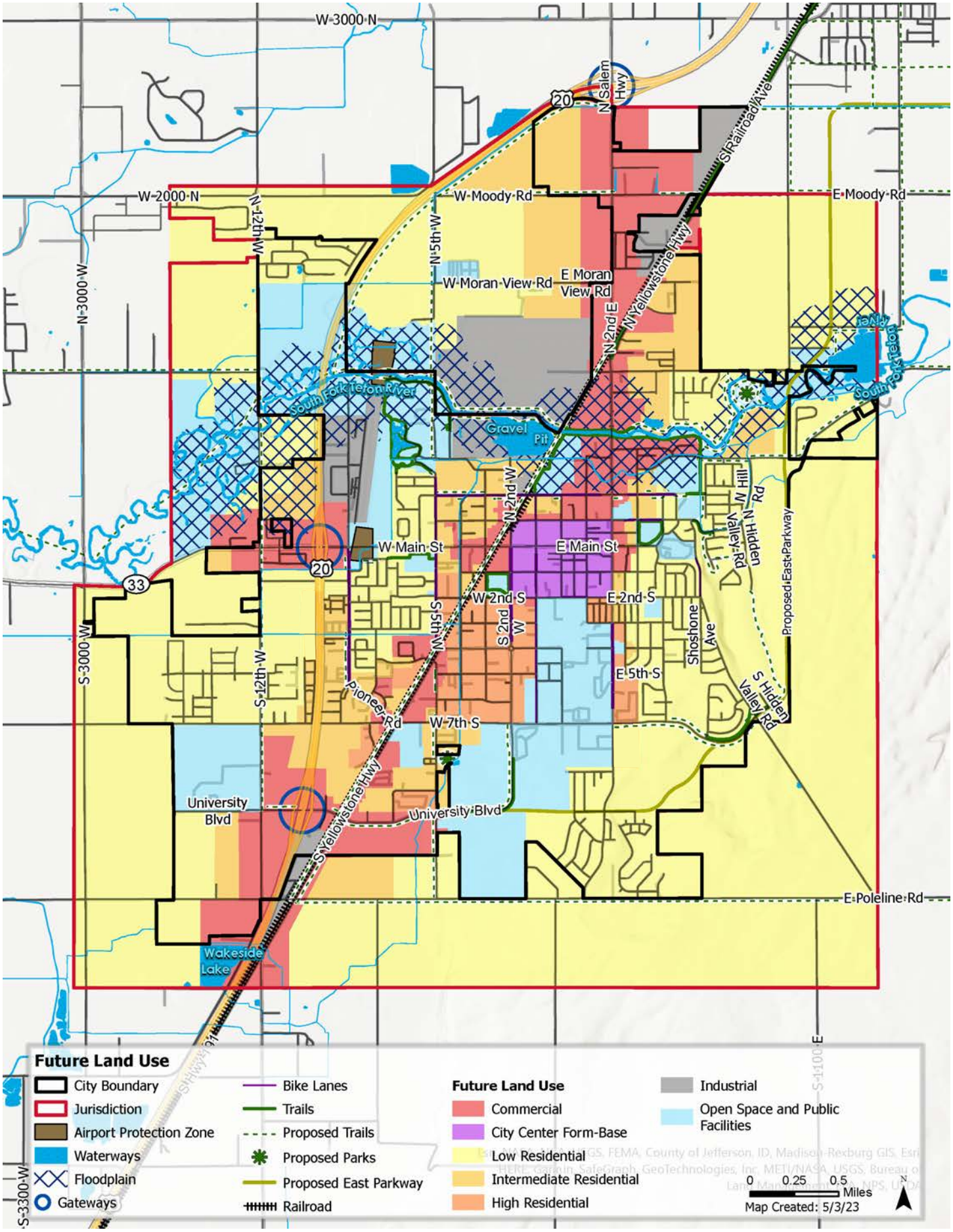
Miscellaneous sites

- Rexburg Carousel
- Rexburg Cemetery
- Smith Park
- Porter Park
- Teton River
- Snake River
- Rexburg Bench

Sites Outside Madison County

- Teton Dam Site
- Diversion Dam
- Great Feeder Headgates

Map 5. Future Land Use



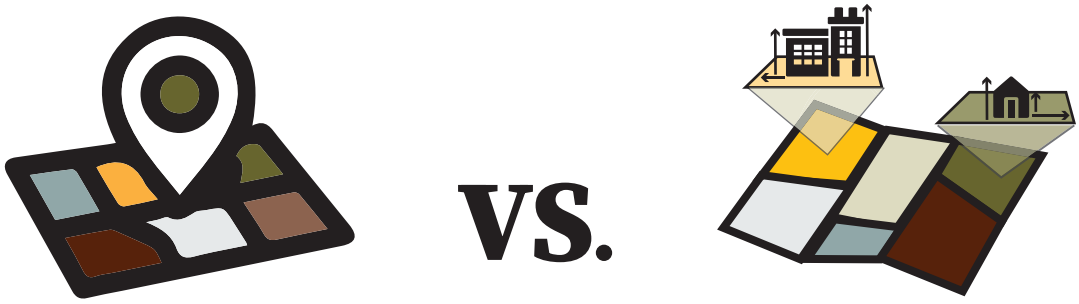
FUTURE LAND USE MAP AND DESIGNATIONS

The Future Land Use Map (FLUM) on the previous page and the Future Land Use Designations, described over the next couple of pages, are a guide for City staff and officials as they evaluate development proposals or revisions to City policy. As any development, redevelopment, or zone changes occur within the City or Impact Area, these should align with the FLUM and Designations as presented in this Plan.

The designations presented over the next pages illustrate desired development features for Rexburg. Designations are designed to be flexible enough to not deter development while also promoting purposeful and efficient design and connections that contribute to advancing quality of life for the community. As Rexburg continues to grow, land use planning should create environments that support the health and wellbeing of community members.

The image below helps convey the key differences between the Future Land Use Map and the City Ordinance.

Figure 4. Land Use Map vs. Zoning Ordinance/Development Code



FUTURE LAND USE MAP		ZONING ORDINANCE/ DEVELOPMENT CODE
Generally illustrates community desired land use concepts by showing categories of development types and patterns.	⟵ Categories Zones ⟶	Defines specific requirements for parcels within defined zone districts.
Does not pre-determine exact land uses or densities for given parcels of land.	⟵ General Defined ⟶	Regulates use, bulk, height, density, and other characteristics appropriate for a specific site.
Defines community vision for the land.	⟵ Establishes Implements ⟶	Carries out the community vision for the land.

DESIRED FEATURES

LOW RESIDENTIAL

Character: Low Residential (LR) areas will typically develop on the city's edge, adjacent to natural elements such as rivers, floodplains, bluffs, view corridors, and farmland. To better integrate and preserve these unique features, design standards for new development may include open-style fencing and water-wise landscaping.

Built Form: LR areas will be characterized by a mixture of larger-lot, estate-style homes, carefully integrated with clusters of lower-density homes and patio homes (single-family typically on a smaller lot) or duplex homes (two attached units side-by-side or one above the other) that offer more options for Rexburg's different housing needs. Future considerations may include accessory dwelling units.

Access: LR area residents will rely on adjacent areas to access jobs, services, and amenities. While motorized vehicles play a bigger role in these areas, new developments should increase multi-modal connections to the City's trail network giving residents the opportunity to actively commute into town and/or to recreate in their neighborhoods. New connections may be accomplished by creating new trails or leveraging existing features like ditches.



Local example



Local example

Dwelling Units per Acre:
1 to 4

Anticipated Zoning:
TAG, RR1, RR2, LDR1, LDR2

INTERMEDIATE RESIDENTIAL

Character: Intermediate Residential (IR) areas will typically develop across the City, especially as a transition—also known as *the missing middle*—between low and high residential areas and other more intense uses such as commercial and mixed-use. These areas are intended to develop as complete neighborhoods, with small-scale services and public amenities within walking distance.

Built Form: IR areas will be characterized by a wider mix of housing typologies incorporating detached and attached single-unit homes, townhomes, duplexes, fourplexes, and courtyard apartments. Future considerations may include accessory dwelling units. This diversity of housing typologies should contribute to expanding options for first time home buyers and smaller households. Secondary uses may include home businesses, daycares, and other small-scale neighborhood services compatible with the character of the area.

Access: Transportation connections should emphasize active modes that allow people to safely reach nearby destinations on their feet, bike, or wheelchair.



Local example



Local example (photo by Leatham Development)

Dwelling Units per Acre:
10 to 20

Anticipated Zoning:
LDR3, MDR1, MDR2

HIGH RESIDENTIAL

Character: High Residential (HR) areas will typically develop adjacent to Downtown and BYU-Idaho, and as mixed-use, compact neighborhoods that combine residential, business, and commercial uses. HR areas should contribute to expanding housing options and affordability for Rexburg's students and workforce and for those seeking to remain in Rexburg once larger homes and yard work may be less desirable.

Built Form: These areas will be characterized by a denser mix of housing options such as multi-unit, condos, apartment/dormitory complexes, and townhomes. HR areas allow infill development (to increase density and place new development near existing resources and infrastructure) and encourage adaptive reuse of existing structures for offices, boutiques, or personal services.

Access: HR areas should integrate multiple modes of transportation and design elements (e.g., step backs, balconies, rooftops, courtyards, and landscaping) favorable to a primarily pedestrian environment. Transportation connections should emphasize active modes that allow people to pleasantly move on their feet, bike, or wheelchair.

Dwelling Units per Acre:
30 to 42

Anticipated Zoning:
HDR1, HDR2, MU



Local example



Local example

CITY CENTER FORM-BASE

As described in Rexburg City Center District Strategic Vision and Development Blueprint 2050, the City Center "will be the community and regional hub for economic growth and prosperity…" The intent of this area is to strengthen commercial, entertainment, cultural, and public assets to promote more opportunities and enjoyment for those that live, work, or play in the City Center.

This area will allow infill development (to increase density and place new development near existing resources and infrastructure) and encourage adaptive reuse of existing structures for offices, boutiques, or personal services.

New developments should develop following the standards established in the Form-Based Code which intent is to:

- Ensure a diversity of economic activities.
- Encourage living in the City Center.
- Enhance public uses and spaces.
- Create effective pedestrian connections.
- Activate the street with building forms that meet market trends.

Dwelling Units per Acre:
10+

Anticipated Zoning:
MST, CCT, CT, RT



Local example



Other example

COMMERCIAL

Commercial areas welcome a variety of retail and employment services appropriate for highway frontage areas. Uses may include grocery stores, shopping centers, dining, hotels, and other hospitality and entertainment options, as well as employment parks. Building types may include free-standing, mid-rise, retail and office buildings in a unified campus-like setting with high quality design integrated with sidewalks, landscaped features, and public spaces.

When developed as mixed-use, Commercial areas should promote compact development integrating high residential and community amenities within walking distance. Commercial areas should promote access to multiple modes of transportation options and strengthen connectivity with surrounding uses. Given their location along major arterials and around transportation nodes, Commercial areas may become an ideal location for future transit facilities and electric vehicle charging stations.



Local example (Photo by Alan Blakely)



Other example

Dwelling Units per Acre:
15 to 30

Anticipated Zoning:
CBC, RBC, RBD, MU

INDUSTRIAL

Industrial (IF) areas will develop primarily around the city's northeast and southwest corners and on the Rexburg-Madison County Airport if relocated. These areas should provide sufficient hard surface to allow for movement of goods and should have convenient access to truck routes, railroads, and/or other major thoroughfares.

IF areas are intended to provide an array of building types and sizes that support the diverse businesses that contribute to Rexburg's economy. These areas will support uses such as manufacturing, distribution, warehousing, food processing, and makers spaces, as well as start-ups and research and development firms requiring a large footprint. IF areas should develop in an aesthetically pleasing manner that integrates green space, offering visual relief and natural protection from adjacent uses.



Local example (Photo by theproducenews.com)



Other example

Dwelling Units per Acre:
N/A

Anticipated Zoning:
LI, HI

OPEN SPACE, PARKS, AND PUBLIC FACILITIES

The desired intent of this land use category is to provide public access to open spaces and recreational areas, as well as to essential public services and facilities. This land use category may include parks, playgrounds, sports fields, golf courses, river amenities, and low impact recreational trails, as well as public buildings such as public and private educational institutions, churches, libraries, community centers, government offices, hospitals, and police and fire stations.

Open Space, Parks, and Public Facilities are characterized by superb connections to multiple modes of transportation and by integrating the Americans with Disabilities Act (ADA) requirements into their design to ensure that people of all ages and abilities can enjoy these spaces year-round. Many Open Space, Parks, and Public Facilities may host large gatherings and should accommodate a large influx of pedestrian and car traffic. Local public art is highly encouraged to add pride, character, and beauty to these spaces.

Dwelling Units per Acre:
N/A

Anticipated Zoning:
UD, OS, PF



Local example



Other example

Figure 5. Summary Table of Allowable Zoning for Each Comprehensive Plan Land Use Designation

COMPREHENSIVE PLAN LAND USE DESIGNATION	ALLOWABLE ZONING DISTRICT	
Low Residential	TAG	Transitional Agriculture
	RR1	Rural Residential 1
	RR2	Rural Residential 2
	LDR1	Low Density Residential 1
	LDR2	Low Density Residential 2
Intermediate Residential	LDR3	Low Density Residential 3
	MDR1	Medium Density Residential 1
	MDR2	Medium Density Residential 2
High Residential	HDR1	High Density Residential 1
	HDR2	High Density Residential 2
	MU	Mixed Use
City Center Form-Base	MST	Main Street Transect
	CCT	City Center Transect
	CT	Core Transect
	RT	Residential Transect
Commercial	CBC	Community Business Center
	POZ	Professional Office Zone
	RBC	Regional Business Center
	RBD	Residential Business District
	MU	Mixed Use
Industrial	LI	Light Industrial
	HI	Heavy Industrial
Open Space, Parks, and Public Facilities	UD	University District
	OS	Open Space
	PF	Public Facilities (Point of reference and may be included in any zone)

AMENDMENTS SUMMARY:

- 05 May, 2010 by Resolution 2010–07
- 18 Aug., 2010 by Resolution 2010-12
- 13 May, 2010 Ordinance 1045
- 03 Nov., 2010 by Ordinance 1055
- 03 Aug., 2011 by Ordinance 1073









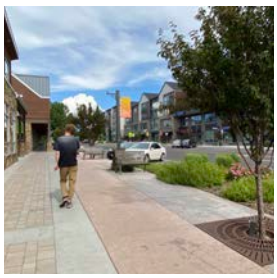













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Financial Support by:

Blue Cross of Idaho | Foundation for Health, Inc.

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