

# CITY OF MCCALL

## PLANNING AND ZONING COMMISSION

### Agenda

May 3, 2005 – 7:00 p.m.

McCall Municipal Golf Course Clubhouse

**PRE-SESSION – Begins at 6:00 p.m.** (Pre-sessions are for the purpose of general information sharing only; and, remarks by the Commission or City staff cannot and should not be relied upon as decisions, pre-decisional approval or disapproval, or any other binding official action. Pre-sessions are not part of the decision making process or decision record.)

- Hotel McCall Presentation
- Moratorium Work Plan

**COMMISSION MEETING – Begins at 7:00 p.m.**

**1. CALL TO ORDER AND ROLL CALL**

Don Bailey, Jeff Schoedler, Phil Feinberg, Bob Youde, one vacancy

**2. REVIEW & APPROVAL OF MINUTES**

**3. OLD BUSINESS**

***PUD-05-2***

*Greystone Village Planned Unit Development*

Briggs Engineering, representing Steve Benad: An application for general development plan approval for a planned unit development containing 55 residential units on 11.97 acres, north of Hemlock Street, east of McCall Avenue and west of Davis Street. A PUBLIC HEARING.

***SUB-05-4***

*Greystone Village*

Briggs Engineering, representing Steve Benad: An application for preliminary plat approval for a 55 unit subdivision on 11.97 acres, north of Hemlock Street, east of McCall Avenue and west of Davis Street. A PUBLIC HEARING.

***SUB-05-5***

*Lick Creek Meadows*

Scott Findlay, for J. B. Scott: An application for preliminary plat approval for a subdivision containing 152 residential lots on 57.22 acres, located on the south side of Lick Creek Road, near the intersection with Pilgrim Cove Road. A PUBLIC HEARING.

***CUP-05-2***

*Sandmeyer Construction*

Philip & Ronda Sandmeyer: A Conditional Use Permit application, pursuant to MCC 3-8-030, to allow a duplex at 1414 Boydston Loop. A PUBLIC HEARING.

***CUP-05-3***

*Brown Park Docks*

City of McCall: A request for a conditional use permit to allow the construction of docks at Brown Park (formerly Mill Park), pursuant to MCC 3-15-040(B)5. The docks will support the 'fish pens' and will contain slips for the temporary mooring of up to 13 boats. A PUBLIC HEARING.

#### 4. NEW BUSINESS

##### **SR-05-4**

###### *Lick Creek Meadows*

Scott Findlay, for J. B. Scott: An application for scenic route approval for a portion of a subdivision containing 152 residential lots on 57.22 acres, located on the south side of Lick Creek Road, near the intersection with Pilgrim Cove Road. NOT A PUBLIC HEARING.

##### **ZON-05-5**

###### *The Village at Deer Forest*

Steve Arnold for Michael Goldman: A request for zoning designation upon annexation for approximately 5.82 acres of land located in the SW ¼ of the SW ¼ of Section 10, Township 18 North, Range 3 East of the Boise Meridian, McCall, Valley County, Idaho. The property is currently zoned *Rural Residential R-10*; the requested zoning designation is *B Medium Density Residential*. A PUBLIC HEARING.

##### **PUD-05-4**

###### *The Village at Deer Forest*

Steve Arnold for Michael Goldman: A request for preliminary and general plan approval for a Planned Unit Development, pursuant to MCC 3-22-100, on a parcel of land located in the SW ¼ of the SW ¼ of Section 10, Township 18 North, Range 3 East of the Boise Meridian, McCall, Valley County, Idaho. A PUBLIC HEARING.

##### **SUB-05-12**

###### *The Village at Deer Forest*

Steve Arnold for Michael Goldman: A request for preliminary plat approval for 18 townhouse lots and 13 single family lots on a parcel of land located in the SW ¼ of the SW ¼ of Section 10, Township 18 North, Range 3 East of the Boise Meridian, McCall, Valley County, Idaho. A PUBLIC HEARING.

##### **SR-05-5**

###### *302 North Third Street.*

CK Enterprises (Darrell Cobb and Dave Kaiser): A Scenic Route application to allow the construction of a 5,000 square foot metal warehouse building, a 3,520 square foot office building and associated improvements at 302 North Third Street (Lot 7 and Lot 8, Geelan Addition). A PUBLIC HEARING.

##### **CUP-05-4**

###### *203 Mather Road*

Kelly VanOeffelen: A Conditional Use Permit application, pursuant to MCC 3-8-030, to allow a duplex. A PUBLIC HEARING.

##### **CUP-05-5**

###### *Lot #2 Meadow Lake Estates*

McCall Design and Planning for Bill Clark and Amy Baruch: A Conditional Use Permit application, pursuant to MCC 3-4-020, to allow a guest house. A PUBLIC HEARING.

**5. OTHER**

**6. ADJOURNMENT**