

# CITY OF McCALL

## PLANNING AND ZONING COMMISSION

### Agenda

August 2, 2005 – 7:00 p.m.  
McCall City Hall – Lower Level  
216 East Park Street

**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.)

- James Gerblick – potential redevelopment of 5 lots on Lake Street.
- Rick Griffith – potential annexation of Nordic Village.

### 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

— July 12, 2005 Minutes

#### 3. OLD BUSINESS

##### SUB-05-3

*Fairways Condominiums #3*

Chad Moffat: A final plat application for a four unit condominium subdivision, located on Fairway Drive, adjacent to the existing The Fairways Condominiums. NOT A PUBLIC HEARING

##### SUB-05-14 (Applicant has requested a continuance to September 6)

*Broken Ridge Subdivision, Phase 3*

Ray Alford: A request for preliminary plat approval for 21 single family lots on a parcel of land located in the NE ¼ of the NE ¼ of Section 18, Township 18 North, Range 3 East of the Boise Meridian, McCall, Valley County, Idaho. A PUBLIC HEARING.

#### 4. NEW BUSINESS

##### River Ranch Clubhouse Design Approval

*River Ranch*

Deboer Hart Inc.: Commission review of the Clubhouse design. NOT A PUBLIC HEARING.

**ROS-05-16**

*Catlett Property*

Edwin and Joan Catlett: A request to split one lot into two for a lot at the corner of Balshae Drive and Flynn Lane. NOT A PUBLIC HEARING.

**ROS-05-17**

*Wade Property*

Jean Odmark: A request to adjust lot lines to reconfigure two lots on Memo Circle in the Rio Vista subdivision to conform to the topography. NOT A PUBLIC HEARING.

**ROS-05-20**

*Paul's Market*

Jim Fronk: A request to combine lots to construct parking as an accessory use in the CB zone. NOT A PUBLIC HEARING.

**SUB-05-2**

*Mountain Meadows*

Silvertip, LLC: An application for final plat approval for a subdivision containing 85 residential lots on 31.35 acres, located on the northern edge of the Spring Mountain Ranch PUD. NOT A PUBLIC HEARING.

**CUP-05-10**

*813 Reedy Lane*

Glenn A. and Barbara Gearhard: A request for a conditional use permit to allow the construction of a duplex. A PUBLIC HEARING.

**VAC-05-4**

*Spruce Street (Mill Road to Lake Street)*

James R. Tomlinson and Jeanne Henry: A request to vacate public right-of-way. The area requested for vacation is Spruce Street between Mill Road and Lake Street. A PUBLIC HEARING.

**5. OTHER**

**6. ADJOURNMENT**