

CITY OF McCALL

PLANNING AND ZONING COMMISSION

Agenda

September 6, 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.)

- Huckleberry Corner – Concept plan discussion with Larry Tiernan and Andrew Laidlaw

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

— August 2, 2005 Minutes

— August 8, 2005 Minutes

3. OLD BUSINESS

SUB-05-14 (Applicant has requested a continuance to October 4)

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.

CUP-05-10 (Applicant has requested a continuance to October 4)

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.

4. NEW BUSINESS

ROS-05-22 (Staff has requested a continuance to October 4)

Goronea Property

Rod Skiftun: A request for a record of survey to create parcels of record east and west of a deeded county road. NOT A PUBLIC HEARING.

ROS-05-23

McCall RV Resort

Ralph Miller: A request for a record of survey to split a 0.49 acre parcel from the McCall RV Resort. NOT A PUBLIC HEARING

ROS-05-24

Davis Avenue Urban Renewal Property

Rick Fereday: A request for a record of survey to split a parcel into three lots. NOT A PUBLIC HEARING.

ROS-05-26

455 Boydston Street

Bridge Development: A request for a record of survey to split a parcel into two lots. NOT A PUBLIC HEARING.

SUB-04-17

Payette View Condominiums

Stanley Consultants for Treasured Communities Incorporated. An application for final plat approval for a subdivision consisting of 14 condominium units on 2.31 acres at Rowland and Pinedale Streets. NOT A PUBLIC HEARING.

SUB-05-5

Lick Creek Meadows Subdivision, Phase 1

Scott Findlay: An application for final plat approval of the first phase of a subdivision containing 65 residential lots on 33.7 acres, located on the south side of Lick Creek Road, near the intersection with Pilgrim Cove Road. NOT A PUBLIC HEARING.

CUP-05-13

Cathedral Pines Apartments

Cathedral Pines LLC: A request for a conditional use permit to allow the construction of apartments at a density of 8 units per acre on B medium density residential property.

VAR-05-2

Paul's Market

Paul Zatica: A request for a variance of the fifty foot (50') limit for interpretation of boundaries where a zone district line divides a lot which is in single ownership for construction of an accessory use (parking). A PUBLIC HEARING.

Zoning Code Amendment

Scenic Route Overlay Zone

The Commission will consider a proposed amendment to McCall City Code Title 3 Chapter 16. The purpose of this amendment is to bring the East-West Loop Road and other corridors into the zone, to clarify which buildings are subject to review, and to clarify the requirements for bicycle facilities. A PUBLIC HEARING.

5. OTHER

6. ADJOURNMENT