

McCALL AREA PLANNING AND ZONING COMMISSION

(Revised) Agenda
March 6, 2007 –6:00 p.m.
McCall City Hall – Lower Level
216 East Park Street

COMMISSION MEETING – Begins at 6:00 p.m.

1. CALL TO ORDER AND ROLL CALL

2. REVIEW & APPROVAL OF MINUTES

-January 9, 2007 Minutes
-February 6, 2007 Minutes

3. OLD BUSINESS

DR-06-36

The Timbers

Bogie Properties, LLC: The applicant will present the color palette for the exterior paint as a condition of approval for design review for the proposed 17 condominiums. The property is located in the R-8 zone and more particularly described as:

SE 1/4 of the NE1/4 of Section 9, T.18N, R. 3E, B.M., City of McCall, Valley County, Idaho. A PUBLIC HEARING.

SUB-06-5, PUD-06-1, ZON-06-3, SR-06-20, DR-06-14 (Application will be continued to April 3, 2007 meeting.)

Cross Bar Condominiums

Corner of Rio Vista Boulevard & Boydstun Street

Clayn Snoderegger representing Cross Bar LLC: Applications for preliminary plat, general plan, rezone, scenic route and design review to construct a mixed use development consisting of 8 buildings on 4.5 acres. Each proposed building contains 2 retail spaces (on the ground floor) and 6 condominium units. The property is currently zoned R-1 and the application proposes a rezone to the R-16 zone. The property is more particularly described as:

NW 1/4 of the NW 1/4 of Section 17, T. 18N, R. 3E, B.M., McCall, Valley County, Idaho. A PUBLIC HEARING.

DR-06-47

1324 Hearthstone Court

Matt Anthony of McCall Design representing Hearthstone: A request for design review approval to construct an operations center, mechanical room, storage area, outdoor pool, bathroom and changing area for pool patrons. The property is more particularly described as:

Hearthstone Townhomes Lot 33, McCall, Valley County, Idaho. A PUBLIC HEARING.

4. CONSENT AGENDA

All matters which are listed within the consent section of the agenda have been distributed to each member of the McCall Area Planning & Zoning Commission for reading and study. Items listed are considered routine by the Commission and will be enacted with one motion unless a Commission Member specifically requests it to be removed from the Consent Agenda to be considered separately. Staff recommends approval of the following items:

DR-07-09

*Spring Mountain Ranch Reception Building
805 Sorrel Court*

Scott Bevan representing Wyndham Vacation Ownership: A design review application for the expansion of the existing check-in, recreation, laundry building and the construction of a separate maintenance and storage garage. The property is located in the R-4 zone and more particularly described as:

NW 1/4 of the SW 1/4 of Section 10, T.10N, R.3E, B.M., City of McCall, Valley County, Idaho. NOT A PUBLIC HEARING.

5. NEW BUSINESS

ZON-07-1

McCall Municipal Airport

John Anderson representing the McCall Municipal Airport: A rezone request to remap the McCall Airport from the current Industrial zone to the Airport zone consistent with MCC 3.6.04. A PUBLIC HEARING.

DR-07-6

*Hotel McCall
1101 N. 3rd Street*

McCall Design representing The Depot Co.: A design review application to construct a new 1600 sq. ft. retail building along E. Lake Street. The property is located in the Central Business District zone and more particularly described as:

Lot 1, Block 1, McCall's First Addition, Section 9, T. 18N, R. 3E, B.M., Valley County, Idaho. A PUBLIC HEARING.

DR-07-8

312 Samson Court

Robert F. Burnop III representing Eagle River Landscapes: A design review application to operate a landscaping nursery to sell tree, plants, and landscape supplies. The applicant is also proposing to cut firewood to sell, store tractor for landscaping business and stock pile rocks. The property is located in the Community Commercial zone and more particularly described as:

SE1/4 of the SE1/4 of Section 16, T. 18N, Range 3E, B.M., Valley County, Idaho. A PUBLIC HEARING.

CUP-07-3

*McCall Boat Works
1304 Boydston Lane*

Molly and Donald Hardy: A request for a conditional use permit to operate an existing wooden boat repair business per MCC 3.3.02. The property is located in the R-4 Low Density Residential zone and more particularly described as:
NE1/4 of the NE1/4 of Section 7, T. 18N, R. 3E, B.M., City of McCall,
Valley County, Idaho. A PUBLIC HEARING.

CUP-07-2 (Application will be continued to April 3, 2007 meeting.)
407 S. 3rd Street

David T. Clutter: A request for a conditional use permit to operate an existing motorcycle repair shop per MCC 3.4.02. The property is located in the Community Commercial zone and more particularly described as:
McCall Acreage Tax # 57A-3 in the SW 1/4 of Section 16, T. 18N, R. 3E,
B.M., McCall, Valley County, Idaho. A PUBLIC HEARING.

SUB-07-1, PUD-07-1 (Application will be continued to April 3, 2007 meeting.)
Cathedral Pines
517 First Street

Rita Slack representing Cathedral Pines: Preliminary plat and planned unit development applications for a 38 condominium unit project on 6.2 acres. The project is located between the City bike path, 1st street and Colorado Street. The property is located in the R-8 zone and more particularly described as:
SW 1/4 of the SW 1/4 of Section 9, T. 18N, R. 3E, B.M., Valley County
Idaho. A PUBLIC HEARING.

SUB-07-2, PUD-07-2 (Application will be continued to April 3, 2007 meeting.)
Reserve on Payette
260 W. Deinhard Lane

Phil Feinberg representing The Reserve on Payette LLC: Preliminary plat and planned unit development applications for six single family lots along the Payette River and 20 condominium units located on the western portion of the 10 acre property. The property is located in the R-8 and R-1 zone and more particularly described as:
A portion of Govt. Lots 3 & 7, Section 17, T. 18 N., R 3E, B.M., City of
McCall, Valley County, Idaho. A PUBLIC HEARING.

5. OTHER

6. ADJOURNMENT