

McCALL AREA

PLANNING AND ZONING COMMISSION

Agenda

December 6, 2011 – 6:00 p.m.

McCall City Hall – Lower Level

216 East Park Street, McCall, ID 83638

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

1. CALL TO ORDER AND ROLL CALL

2. REVIEW & APPROVAL OF MINUTES

- November 1, 2011 Minutes
- November 16, 2011 Special Meeting Minutes

3. PRELIMINARY DEVELOPMENT PLAN REVIEW MEETINGS

Pre-application (DR)

225 & 325 Commerce Street

McCall Design representing Lex Bernstein: A pre-application for a lot line vacation combining two lots, construction of a new roof structure between two existing buildings creating a covered parking area, and construction of an addition (approx. 600 sq. ft.) to the south building. The property is zoned Industrial and is more particularly described as:

Lots 16 & 17, Payette Lake Commerce Center

Pre-application (DR, SR)

203 E. Lake Street

Seth Jacobsen representing Robert Hunt: A pre-application for construction of a raised walkway and site improvements to the western portion of the lot. The project is along the Scenic Route and within the Shoreline Zone. The property is zoned CBD – Central Business District and is more particularly described as:

Second Addition to McCall, Lots 1 & 2 Block 1 in Gov't. Lot 4, S9, T18N, R3E

Pre-application (PUD)

111 West Lake Street

McCall Design representing Sheelagh Price: A pre-application for a single-lot Planned Unit Development to develop the property in a way that preserves the locally significant historic structure. The property is zoned R4 – Low Density Residential and is more particularly described as:

Lot 1, South Shore Subdivision

Pre-application (PUD)

Whitetail Resort

Steve Millemann representing Sabala Whitetail LLC: An application to amend the PUD Final Plan approval in order to annex additional property into the PUD, bring plans current with previously

approved uses, and to modify uses in some locations. The property is zoned R1 – Residential and R4 – Low Density Residential and is more particularly described as:

Whitetail Resort

Pre-application (SUB)

Whitetail Resort Phase 1

Steve Millemann representing Sabala Whitetail LLC: An application for Preliminary and Final Plat approval for ten cabin sites previously approved as four sites. The property is zoned R1 – Residential and is more particularly described as:

Lots 75, 76, 77, and 78 Whitetail Planned Unit Development Phase 1

Pre-application (SUB)

Whitetail Resort Phase 1A

Steve Millemann representing Sabala Whitetail LLC: An application for an amendment to Final Plat. The property is zoned R4 – Low Density Residential and CC – Community Commercial and is more particularly described as:

Whitetail Resort Phase 1A

4. CONSENT AGENDA

DR-11-07

815 Samson Trail
City of McCall Public Works

City of McCall: A Design Review for an externally illuminated replacement identification sign for the Public Works building. The property is zoned CBD – Central Business District and is more particularly described as:

Acreage Tax No 103 in NW1/4 SE1/4 S9 T18N R3E

DR-11-35

116 N. 3rd Street
McCall Business Center

Ed Elliot of McCall Business Center: A Design Review application for a new monument sign to replace a monument sign damaged during a spring 2011 storm. The property is zoned CC – Community Commercial and is more particularly described as:

McCall Acreage Tax #41; 46-A; 46-B; 47; 48-A and 48-B in SENW S16, T18N, R3E.

ROS-11-08

1080 Cee Way Loop

Jerry Vevig: A Record of Survey application for a lot line adjustment to move easterly property line 20 feet to the west, resulting in a lot of 9,246 sq. ft. The property is zoned R8 – Medium Density Residential and is more particularly described as:

C-Way Subdivision, Lots 27 and 28.

DR-11-40

413 S. 3rd Street

Patricia Whipkey: A Design Review application for a new 9 foot tall monument sign and new wall sign (8 ft. by 18 in.) for Once Again Home Décor, Antiques, and Gifts. The property is zoned and is more particularly described as:

McCall Acreage Tax #124 & 125 in SW4, SE4, S16, T18N, R3E

5. OLD BUSINESS

6. NEW BUSINESS

CUP-11-05

2099 John Alden

McCall Design representing John & Lois Kloss: Conditional Use Permit application for an accessory dwelling unit in excess of 1,500 sq. ft. The property is located in the R8 zone and more particularly described as:

A portion of Lot 34, Pilgrim Cove Subdivision.

PUBLIC HEARING

7. OTHER

Business Use Appeal

Lakeside Services LLC

1300 Roosevelt Street

Jason Smith of Lakeside Services LLC: Appeal of non-permitted business use notification at 1300 Roosevelt Street. The property is zoned CBD and more particularly described as: McCall 1st Addition, Lots 19 and 20.

8. ADJOURNMENT