

McCALL AREA PLANNING AND ZONING COMMISSION

Agenda

May 6, 2014 – 5:30 p.m.

McCall City Hall – Lower Level

216 East Park Street, McCall, ID 83638

COMMISSION MEETING – Begins at 5:30 p.m.

CALL TO ORDER AND ROLL CALL

1. REVIEW & APPROVAL OF MINUTES

- April 1, 2014 minutes

2. PRELIMINARY DEVELOPMENT PLAN REVIEW MEETINGS

Pre-application (ZON, PUD, DR)

190 Krahn Lane

Steve Millemann representing McCall Campground Holdings LLC: Request for annexation of the property into the City of McCall and connection to City sewer facilities. Upon annexation, the property would retain the existing Community Commercial zoning. Planned Unit Development application for campground expansion and Design Review application for remodel and addition to existing residence and park office, bathroom and laundry facilities. The property is zoned CC – Community Commercial and is more particularly described as:

A portion of the SW1/4 SE1/4 Section 16, T. 18 N., R. 3 E., B.M., Valley County, Idaho

Pre-application (ZON, VAC, PUD, SUB, SR, DR)

116, 118, 120 E. Lake Street and 113, 115, 117 E. Park Street

Steve Minor representing the Lake Street Company: Application for zoning change from R8 – Medium Density Residential to R16 – High Density Residential, a request for vacation of an alley public right-of-way, and Planned Unit Development, Design Review and Scenic Route applications for a mixed-use development for up to 27 residential condominium units, up to 8,770 sq. ft. of restaurant or retail space, and not more than 5,340 sq. ft. of professional office space. The property is zoned R8 – Medium Density Residential and is more particularly described as:

Lots 10-13, Williams-Mayfield Addition, and Tax Nos. 178-180, McCall Acreage, parcels of land situate in Section 9, T. 18 N., R. 3 E., B.M., City of McCall, Valley County, Idaho

3. CONSENT AGENDA

ROS-14-06

771 and 773 Chad Loop

Secesh Engineering representing Mike McKinney and Rod Miller: Record of Survey application to adjust the lot line between two lots of record to accommodate required setbacks for a proposed garage addition on Lot 18. The properties are zoned R1 – Residential and are more particularly described as:

Lot 17 and Lot 18 Pine Terrace Addition No. 2, situate in SE1/4 of the SW1/4 Section 17, T. 18 N., R. 3 E., B.M., Valley County, Idaho

DR-14-11, SR-14-04
111 West Lake Street

Andy Laidlaw representing Garth Kanigowski: Design Review and Scenic Route applications to construct a small addition to the existing residence and a new accessory structure, remove existing swimming pool, reconstruct sidewalk, add a hot tub pad, and complete related landscaping. The property is zoned R4 – Low Density Residential, is within the Shoreline and River Environs and Scenic Route zones, and is more particularly described as:

Lot 1, South Shore Subdivision, situate in Gov't Lot 6, Section 8, T. 18 N., R. 3 E., B.M., City of McCall, Valley County, Idaho

DR-14-12
2350 Warren Wagon Road

Tom States representing Rob Seiler: Design Review application to add a 457 sq. ft. covered concrete patio to an existing residential structure. The property is zoned R4 – Low Density Residential, is within the Shoreline and River Environs and Scenic Route zones, and is more particularly described as:

Lot 156 Payette Lakes Cottage Sites, situate in Gov't Lot 4, Section 28, T. 19 N., R. 3 E., B.M., Valley County, Idaho

4. OLD BUSINESS

DR-14-06, SR-14-03
1958 Warren Wagon Road

Jevon Truex representing Steve Smith: Design Review and Scenic Route applications to construct a new 10,671 sq. ft. residential structure. The property is zoned R4 – Low Density Residential, and is within the Shoreline and River Environs and Scenic Route zones and is more particularly described as:

Lot 1, Block 25, State Subdivision, Southwest Payette Lakes Cottage Sites, Section 32, T. 19 N., R. 3 E., B.M., Valley County, Idaho

PUBLIC HEARING – CONTINUED FROM APRIL 1, 2014, MEETING

DR-13-12, SR-13-06
809 N 3rd Street

LeGrand Bennett representing Rick Fereday: A request for six (6) month extension to the Scenic Route and Design Review applications approved June 4, 2013. The property is zoned CBD – Central Business District, is along a Scenic Route, and is more particularly described as:

McCall Acreage Tax No. 392, Gov't Lot 3, Section 9, T. 18N., R. 3E., City of McCall, Valley County, Idaho

NOT A PUBLIC HEARING

5. NEW BUSINESS

CUP-14-01, DR-14-03, SR-14-02
2139 Eastside Drive

Tom States representing Kevin Fitzwater: Conditional Use Permit, Design Review and Scenic Route applications to construct a 2330 sq. ft. accessory structure with garage space, hobbies room, study, and rec. room. The property is zoned R4 – Low Density Residential, is along a Scenic Route, is within the Shoreline and River Environs zone, and is more particularly described as:

Lot 16, Harris Cove Subdivision, situate in Govt. Lot 4, Section 5, T. 19 N., R 3 E., B.M., Valley County, Idaho

PUBLIC HEARING –RESCHEDULED FROM APRIL 1, 2014.

CUP-14-02, DR-14-13, SR-14-05, ROS-14-04
314 N 3rd Street

Steve Millemann representing Kent and Lori Barnes: Conditional Use Permit, Design Review and Scenic Route applications to for an adventure attraction business consisting of a mini-golf course and electric go-karts, and a Record of Survey application to combine three lots of record. The property is zoned CC – Community Commercial, is along a Scenic Route, and is more particularly described as:

A parcel of land situate Molony’s Addition Lots 5A & 5D, Molony’s Addition Lots 5B & 5E, and Geelan Addition Lot 6 Block 2, City of McCall, Valley County, Idaho

PUBLIC HEARING

DR-14-14, ROS-14-05
165 and 175 Commerce Street

Jim and Sharri Campbell representing Tekin, Inc.: Record of Survey application to combine two lots of record and Design Review application to construct a 5,742 sq. ft. addition to an existing commercial building. The property is zoned Industrial and is more particularly described as:

Lot 10 and Lot 11 Payette Lakes Commercial Center, NW1/4 of the SW1/4 of Section 16, T. 18 N., R. 3 E., B.M., City of McCall, Valley County, Idaho

PUBLIC HEARING

6. OTHER

Review of signs approved administratively
Attendance report – Idaho Law Review Resilient Cities Conference

7. ADJOURNMENT

American with Disabilities Act Notice: The Planning and Zoning Commission meeting room is accessible to persons with disabilities. If you need assistance, contact City Hall at 634-7142.