

McCALL AREA
PLANNING AND ZONING COMMISSION

Agenda

April 5, 2016 – 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

- March 1, 2016

2. PRELIMINARY DEVELOPMENT PLAN REVIEW MEETINGS

Pre-application (CUP)

203 N. 3rd St. – Wild River Java

LeGrand Bennett representing Wild River Java: A Conditional Use Permit application to construct a new building, driveway, and parking area to replace the existing Wild River Java drive-up coffee shop. Existing coffee shop to remain in business until the new construction is finished, at which point the existing building will be removed. The property is zoned Community Commercial and is more particularly described as:

Tax # 31, SE4, NW4, S16, T18N, R3E, McCall Acreage, B.M., City of McCall, Valley County, Idaho.

3. CONSENT AGENDA

ROS-16-01

1515 and 1525 Majestic View Dr.

Nathan Stewart and Michelle Groenevelt: Record of Survey application to adjust the property line between Lots 61 and 62 to allow additional space for the construction of a new single family home on Lot 62. The parcel is zoned R4 – Low Density Residential and is more particularly described as:

Lots 61 and 62, Aspen Ridge Subdivision Phase 2, NE1/4, SE1/4, Section 10, T18N, R3E, B.M., City of McCall, Valley County, Idaho.

4. OLD BUSINESS

PUD-15-01

200 Scott St. - McCall RV Resort PUD Phase 1 Final Plan

Secesh Engineering representing Grapevine 7, Inc.: A Planned Unit Development Phase 1 Final Plan application for the McCall RV Resort that includes 43 new RV spaces. The property is zoned R8 – Medium Density Residential and is more particularly described as:

McCall Acreage Tax no. 43 situate in Gov't Lot 6, NE1/4, SE1/4, Section 17, T18N, R3E, B.M., City of McCall, Valley County, Idaho.

5. NEW BUSINESS

PUD-15-01 – Development Agreement

200 Scott St. – McCall RV Resort

Secesh Engineering representing Grapevine 7, Inc.: Proposed Development Agreement between the City of McCall and Grapevine 7, Inc. to ensure completion of deferred public improvements associated with the McCall RV Resort PUD Phase I Final Plan to include 43 new RV spaces. The property is zoned R8 – Medium Density Residential and is more particularly described as:

McCall Acreage Tax no. 43 situate in Gov't Lot 6, NE1/4, SE1/4, Section 17, T18N, R3E, B.M., City of McCall, Valley County, Idaho.

PUBLIC HEARING

DR-16-01, SR-16-01, SH-16-01

103 W. Lake St.

Trey Hoff Architecture representing Brian and Nicole Black: Design Review, Scenic Route, and Shoreline applications to construct a new single family home of 3151 sq. ft. with attached garage. The property is zoned R8 - Medium Density Residential and is more particularly described as:

Tax parcel 2 situate in Gov't Lot 6, Section 8, T. 18 N., R.3E., BM, City of McCall, Valley County, Idaho.

PUBLIC HEARING

6. OTHER

- Review of signs approved administratively

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.