

McCALL AREA

PLANNING AND ZONING COMMISSION

Agenda

October 4, 2016 – 4:30 p.m.

McCall City Hall – Lower Level

216 East Park Street, McCall, ID 83638

COMMISSION MEETING – Begins at 4:30 p.m.

CALL TO ORDER AND ROLL CALL

1. REVIEW & APPROVAL OF MINUTES

- September 6, 2016

2. PRELIMINARY DEVELOPMENT PLAN REVIEW MEETINGS

3. CONSENT AGENDA

ROS-16-13

1774 & 1778 Crescent Dr.

Skiftun Land Surveying representing Mark Bottles and David Hinchman: A Record of Survey application to adjust the lot line between the two properties to remove the non-conformity of one home and to provide more equitable lake frontage. The properties are zoned R4 – Low Density Residential and are more particularly described as:

S/2 of S. 120 and Tax Parcel 132 in Block G, Amended Crescent Beach Subdivision, Lots 1 & 2, Section 5, T18N, R3E, BM, Valley County, Idaho.

4. OLD BUSINESS

5. NEW BUSINESS

CA-16-01

Formula Business

Millemann Pittenger & Pemberton LLP representing Alpine Village: A Zoning Ordinance Amendment application to modify the definition of “Restaurant, Formula” within McCall City Code Title 3, Chapter 2 (MCC 3.2.02) to exempt restaurants or businesses from this definition that have commonality with five (5) or fewer other restaurants or businesses sharing the same business name, standardized menus, like interior décor, common architecture or signs, use of trademark or logo, or is substantially identical in name, appearance, or food preparation format.

PUBLIC HEARING

CA-16-02

Building Height Definition

City of McCall: A Zoning Ordinance Amendment application to modify the definition of “Height, Building” within McCall City Code Title 3, Chapter 2 (MCC 3.2.02) so that building height is measured from any point on a building element to the existing grade or modified grade, whichever is greater, directly below said building element point.

PUBLIC HEARING

**PUD-14-02 DA & Minor PUD Amendment
Village on Lake St.**

Steve Millemann representing Lake Street Company LLC: Development Agreement and PUD General Plan Minor Amendment applications to extend the schedule identified within the Preliminary Phasing Plan for the Village on Lake Street PUD by two additional years. The property is zoned R16 – High Density Residential and is more particularly described as:

Williams-Mayfield Addition, Lots 10-13, Block 1 and McCall acreage Tax No. 178, 179 and 180 in Gov't. Lot 4, City of McCall, Valley County, Idaho.

PUBLIC HEARING

DR-16-38

Lots 10 & 11 Half Moon Cove

Matthew Shepard representing Steve & Colette Shepard: A Design Review Application to construct a new single family residence with attached garage of 4622 sq. ft. upon the newly combined lots. The parcels are zoned R4 – Low Density Residential and are more particularly described as:

Lots 10 & 11, Half Moon Cove Subdivision, Section 5, T18N, R3E, BM, Valley County, Idaho.

PUBLIC HEARING

6. OTHER

- Review of signs approved administratively
- 2017 meeting schedule and application deadlines
- *McCall in Motion* - Comprehensive Plan update

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.