



CITY OF GARDEN CITY

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~ AGENDA ~

Planning & Zoning Commission

6:30 PM

Wednesday, May 15, 2019

City Hall – Council Chambers

6015 Glenwood Street, Garden City, Idaho

I. CALL TO ORDER

II. ROLL CALL

A. L. Kent Brown; Chuck Kennedy; L. Joe Nunley; James Page; Kent Rasmussen

III. INTRODUCTION NEW COMMISSIONER

IV. CHANGES TO AGENDA - ACTION ITEM

V. CONSENT AGENDA – ACTION ITEM

A. April 17, 2019 Minutes

VI. OLD BUSINESS – ACTION ITEM

VII. PUBLIC HEARINGS – ACTION ITEM

- A. **CPAFY2019-3:** City of Garden City is requesting an amendment of Garden City Code Title 8 [Development Code], Chapter 3 [Overlay Zoning District Regulations, Article E [Boise River and Greenbelt] related to changes to the Boise River Overlay.
- B. **CPAFY2019-4:** Mark Estess is requesting an amendment to Garden City Code Title 8 [Development Code], Chapter 2 [Base Zoning District Regulations], Article B [Base Zoning District Provisions] and C [Land Use Provisions] in order to update existing land use zoning regulations for the deployment of wireless infrastructure. **Staff recommends a continuance to a date certain of June 19, 2019 to allow for applicant revisions.**
- C. **CUPFY2019-6:** Michael Nelson with Rocky Mountain Audio Visual Inc. is requesting Conditional Use Permit approval of a parking lot at N. 36th Street, Ada County Parcel R2734530132, Fairview Acres Sub. #4. The 0.099 acre lot is within the highway commercial (C-1) zoning district, and the Work-Live-Create and Transit Oriented Development designations of the Comprehensive Plan. **Staff recommends a continuance to a date certain of June 19, 2019 due to noncompliance with required property posting requirements pursuant to GCC 8-6A-7.**
- D. **CUPFY2019-7:** Jeff Likes with ALC Architecture is requesting Conditional Use Permit approval of Vehicle Service and Storage uses at 112 E. 38th St.; Ada County Parcel R2734502550, Fairview Acres Sub. No. 1 Block 8, Lots 5/6. The 1.38 acre site is located in the General Commercial (C-2) zoning district and the Mixed Use Commercial designation of the Comprehensive Plan.
- E. **CUPFY2019-8:** GIB Services Inc., on behalf of Country Linen Service is requesting Conditional Use Permit approval of a commercial laundry facility at 5320 N. Sawyer Ave.; Ada County Parcel R1055420071, Bradley Park Sub. No. 1, Block 2, Lot 1. The 1.978 acre site is located in the General Commercial (C-2) zoning district.
- F. **CUPFY2019-9:** Josh Beach with Conger Group is requesting Conditional Use Permit approval of a new industrial flex building to be located at 209 W. 36th St., Ada County

Parcel R2734531468. The 0.290 acre site is located in the general commercial (C-2) zoning district. **Staff recommends a continuance to a date certain of June 19, 2019 due to noncompliance with required property posting requirements pursuant to GCC 8-6A-7.**

- G. **VARFY2019-1:** Josh Beach with Conger Group is requesting approval of a variance for a new industrial flex building to be located at 209 W. 36th St., Ada County Parcel R2734531468. The 0.290 acre site is located in the general commercial (C-2) zoning district. **Staff recommends a continuance to a date certain of June 19, 2019 due to noncompliance with required property posting requirements pursuant to GCC 8-6A-7.**

VIII. WORK SESSION

- A. **SAPFY2019-1:** Sherry McKibben with McKibben + Cooper Architects and Urban Design are requesting pre-application approval of a Specific Area Plan Application for the 34th Street Area. The scope of the plan includes 34th Street, Carr Street, Clay Street, Chinden Boulevard, Osage Street, and 33rd Street.

IX. DISCUSSION

X. ADJOURNMENT – ACTION ITEM