

AGENDA
IDAHO CITY PLANNING AND ZONING COMMISSION
IDAHO CITY HALL
511 MAIN STREET, IDAHO CITY, ID 83631
February 14, 2022

6:00 P.M.
REGULAR MEETING

Join Zoom Meeting

<https://us02web.zoom.us/j/81840381611?pwd=NHNMMA1WTV3eW1zajJyYVovbEFVQT09>

Meeting ID: 818 4038 1611

Passcode: 207230

ROLL CALL—establish a Quorum

Present: Rora Canody, Tyrell Jewell, RC Hayes, Gary Secor and Jim Nicholson Chairman Canody declared a quorum was present.

1. CALL TO ORDER

Chairman Rora Canody called the meeting to order at 6:07 p.m.

2. REVIEW AGENDA

The Commission reviewed the agenda and made no changes.

3. APPROVAL OF MINUTES – ACTION ITEM

- a. December 13, 2021, regular meeting minutes for approval: Tabled
- b. January 24, 2022, special meeting minutes for approval: Tabled

I. NEW BUSINESS

1. DISCUSS PREPARATION FOR PUBLIC HEARING REGARDING PROPOSED ZONING FOR THE SINGLE PARCEL AT THE ADDRESS OF 6 PROFFER LANE, IDAHO CITY, ID.

Chairman Canody asked the commission to read through the information provided to prepare and ask the applicant questions regarding zoning and other items for the proposed voluntary annexation for 6 Proffer Lane, Idaho City. Planning and zoning will need to apply the proposed parcel as residential to the zoning map and amend the map for the annexation through a public hearing and give the recommendation to the council for further action.

2. DISCUSS PREPARATION FOR PUBLIC HEARING FOR MORATORIUM DECLARATION

Chairman Canody and administrator Ptak explained to the commission the reason this will be a public hearing for planning and zoning. This hearing needs to happen to allow the council to decide on keeping the interim moratorium in place until further notice. City attorney will be present at the public hearing to help guide commissioners through the process.

3. DISCUSS PREPARATION FOR COMMERCIAL PARCEL IN MORES CREEK SUBDIVISION—FURTHER DISCUSSION OF ZONING MATRIX/TEXT AND DECISION

The parcel in question was meant to be commercial and the map the commission refers to was mapped to show residential, this is incorrect. The public hearing will be held to give a recommendation to the council so they can take further action if desired.

4. ZONING MATRIX AND DEFINITIONS QUESTIONS AND CLARIFICATION – HD HILLYARD

Harley Hillyard addressed the commission, he had many questions regarding the current zoning matrix. What would be allowed on a commercial property if it already was grandfathered in a residential and could it still be used to run a separate business? The commission agrees the matrix needs work to clarify and add other types of business as allowed in commercial zones. Further thought and measures will be taken into consideration regarding zones, codes, and uses for properties.

II. OLD BUSINESS

5. RV PARKS—ZONING MATRIX and DEFINITION FURTHER DISCUSSION and DECISION

As discussed with Mr. Hillyard, this is an area the commission would like to work on to define what is an RV park versus Trailer Park and what conditions would there need to be met for new and existing. Questions came up on Yurts, Tiny Houses, Air BNBs, and other types of structures that have been asked about in residential areas. The commission will need to get some more information, possibly other cities, and towns comparable in size and work on this as a separate issue.

6. COMPREHENSIVE PLAN—Further discussion

It was decided to work on the comprehensive plan productively, a workshop would be scheduled. Administrator Ptak will post

a workshop notice for Friday March 11, 2022, from 10am-3pm at city hall

I. UPCOMING MEETINGS:

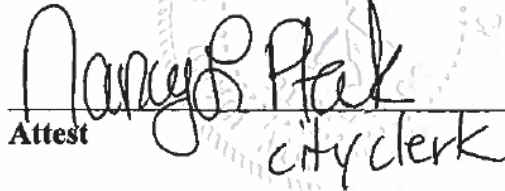
Public Hearing Thursday February 17, 2022, Workshop March 11, 2022, and Regular Meeting March 14, 2022.

II. ADJOURN – ACTION ITEM 7:06pm.

Approved this 14 day of March

, 2022


Chairman/Co-Chairman


Attest city clerk

This institution is an equal opportunity provider. Any persons needing special accommodations to participate in the above noticed meeting should contact Idaho City Hall at 208-392-4584 prior to the meeting at 511 Main Street.