



**KUNA PLANNING AND ZONING
COMMISSION ACTION REPORT
for January 2017**

Planning and Zoning Commissioners Consent Agenda

- a. Planning and Zoning Commission meeting minutes for December 13, 2016
- b. Planning and Zoning Commission meeting minutes for January 10, 2016

All consent agenda items above were approved.

Planning and Zoning Commission Public Hearings

- a. 16-03-CPM (Comprehensive Plan Map Amend) and 16-10-AN (Annexation) Ashton Estates Subdivision; Applicant, SDN, LLC, requests approval to amend the Comprehensive Plan (Comp Plan) Map, from Medium Density Residential to Mixed-Use General over approximately 50.6 acres. The site is contiguous to Kuna City limits and the applicant requests approval to annex the same parcel into Kuna City with the following zones; C-1 (Neighborhood Commercial), R-6 (Medium Density Residential) and R-20 (High Density Residential). The subject site is located on the south-east corner (SEC) of Meridian and Deer Flat Roads.
- b. 15-05-S (Subdivision) and 15-08-DR (Design Review) – Silvertrail Addition Subdivision; [The public hearing is being re-opened to remedy a noticing infraction for the public hearing on December 13, 2016, to solicit public testimony for those who did not have an opportunity to testify at the December 13th public hearing] A request from Viper Investments, LLC for preliminary plat approval and design review for a new residential subdivision. Applicant proposes 421 single family homes and 56 common lots (approximately 8.68 ac.) on 130.55 acres already zoned R-6 in Kuna City. *Reheard due to site posting.*
- c. 16-09-AN (Annexation); A request by Michael Robinson to annex approximately one (1) acre with an R-2 zoning designation. The site is contiguous to the city limits and is located at 1420 West Hubbard Road.
- d. 16-12-AN (Annexation) – Renascence Farm and Mason Creek Farms; Applicants, Renascence Farm, LLC, Spaulding and Anderson and Mason Creek Farm, LLC, requests approval to annex approximately 165 +/- acres into the City of Kuna. Applicant requests the R-6 (Medium Density Residential) for all properties. 139 acres of the application are located between Ten Mile and Black Cat Roads, south of Amity Road. Approximately 26 acres are located near the NEC of Ten Mile and Lake Hazel Roads, east of Ten Mile and north of Lake Hazel. All parcels are contiguous to Kuna City limits. *Removed from agenda*

All items above were approved with the exception of those that were removed or tabled to a date certain.

Planning and Zoning Commission Public Meetings

No new business items were considered or approved in January, 2017.

Planning and Zoning Commission General Business

- Commission Election Results for 2017: Chairman: Lee Young; Vice Chair: Dana Hennis
- Presentations and interviews were scheduled for hiring of the consultants for the new Comprehensive Plan.

Planning and Zoning Director's Administrative Determination

Signage: Kuna Nails & Spa – 1353 N. Meridian Rd. (Ridley's 'shell')
Albertson's Fuel Station sign re-face (digital) – 700 E. Avalon

All items were administratively approved.

Planning and Zoning Approvals for Business License

- Brian's Lawn and Yard Care (mobile operations) – 507 E. Great Bear St.

Planning and Zoning Cases Completed & Closed

- 16-02-S, 16-02-ZC: Airenel Park Subdivision and Rezone
- 16-12-FP: Ardell Estates #1 Final Plat
- 16-13-FP: Silver Trail Sub. #2 Final Plat
- 16-14-FP: Arbor Ridge Sub. #3 Final Plat
- Timbermist #3 & #4 Landscaping Bonding Approval
- 16-04-LLA: Lot line adjustment for Smart/Cronin
- 16-03-ZOA: Amending Uses and Definitions
- 16-03-ZC: Michael Larson Rezone – 368 N. Linder Ave.
- 16-10-DR: Rikk Manzer/Beneficial Bail Bonds Building - 564 E. Avalon
- 16-06-SUP & 16-04-ZC: Keith Clow; Lock-N-Roll Self-Storage – Meridian Rd.
- 16-03-CPM and 16-10-AN: Ashton Estates Subdivision - SEC of Meridian and Deer Flat
- 15-05-S and 15-08-DR: Silvertrail Addition Subdivision -
- 16-09-AN: Michael Robinson -1420 West Hubbard
- 16-12-AN: Renaissance Farm and Mason Creek Farms - Ten Mile and Black Cat Roads, south of Amity

Code Enforcement Cases

- Complaints submitted: 0
- Complaints closed: 0
- *Open Cases: 4 (see iWorq detail report)

*No changes to code enforcement cases, therefore no new report was produced.