



PLANNING AND ZONING COMMISSION MEETING

City Council Chambers, 33 East Broadway Avenue Meridian, Idaho

Thursday, December 02, 2021 at 6:00 PM

MINUTES

ROLL-CALL ATTENDANCE

PRESENT

Commissioner Rhonda McCarvel
Commissioner Bill Cassinelli
Commissioner Nick Grove
Commissioner Andrew Seal
Commissioner Steven Yearsley

ABSENT

Commissioner Maria Lorcher
Commissioner Nathan Wheeler

ADOPTION OF AGENDA - **Adopted**

CONSENT AGENDA [Action Item] - **Approved**

1. Findings of Fact, Conclusions of Law for K1 Speed (H-2021-0077) by Josh Shiverick of Cushing Terrell, Located at 1075 N. Hickory Ave. on the Northwest Corner of E. State Ave. and N. Hickory Ave.

ITEMS MOVED FROM THE CONSENT AGENDA [Action Item]

ACTION ITEMS

2. **Public Hearing** for Fire Station 8 and Police Substation (H-2021-0078) by City of Meridian, Located at 4250 N. Owyhee Storm Ave.
 - A. Request: A Conditional Use Permit to develop the property with two (2) public/quasi-public uses, an 11,560 square-foot police station and an 11,637 square-foot fire station on approximately 3.60 acres of land in the R-8 zoning district.

- Approved

3. **Public Hearing** Continued from November 18, 2021 for Lennon Pointe Community (H-2021-0071) by DG Group Architecture, PLLC, Located at 1515 W. Ustick Rd.

A. Request: Annexation of 10.41 acres of land with a request for C-C (2.01 acres) and R-15 (8.3 acres) zoning districts.

B. Request: Preliminary Plat consisting of 44 building lots (43 single-family residential and 1 multi-family residential), 1 commercial building lot, and 2 common lots on 8.8 acres of land in the proposed C-C and R-15 zoning districts.

C. Request: A Conditional Use Permit for a multi-family development consisting of a total of 18 units on 1.18 acres in the proposed R-15 zoning district.

- Continued to January 20, 2022

4. **Public Hearing** for Inglewood Coffee Shop Drive-Through (H-2021-0073) by Gold Stream Holdings, LLC, Located at 3330 E. Victory Rd.

A. Request: Conditional Use Permit for a drive-through establishment within 300 feet of a residential use and zoning district on 0.83 of an acre of land in the C-C zoning district.

- Approved

5. **Public Hearing** for Woodcrest Townhomes (H-2021-0082) by Andrew Newell of Blaine A. Womer Civil Engineering, Located at 1789 N. Hickory Way

A. Request: Preliminary Plat consisting of 19 building lots and 4 common lots (including 1 lot for a private street) on 1.97 acres of land in the proposed R-15 zoning district.

- Recommended Approval to City Council

6. **Public Hearing** for Rackham East/Eagle View Apartments (H-2021-0075) by Brighton Development, Inc., Located on the south side of I-84, ¼ mile east of S. Eagle Rd.

A. Request: Annexation of 25.76 acres of land with a C-G zoning district.

B. Request: A Preliminary Plat consisting of two (2) multi-family residential building lots (i.e. Lots 1-2, Block 1) and six (6) commercial building lots (i.e. Lots 3-8, Block 1) on 29.7 acres of land.

C. Request: A Conditional Use Permit for a multi-family development consisting of 396 units on 15.94 acres of land in the proposed C-G zoning district.

- Continued to January 6, 2022

ADJOURNMENT - 9:50 p.m.