



## PLANNING AND ZONING COMMISSION MEETING

City Council Chambers, 33 East Broadway Avenue Meridian, Idaho

Thursday, April 15, 2021 at 6:00 PM

---

### MINUTES

#### ROLL-CALL ATTENDANCE

##### PRESENT

Commissioner Lisa Holland  
Commissioner Rhonda McCarvel  
Commissioner Nick Grove  
Commissioner Andrew Seal

##### ABSENT

Commissioner Bill Cassinelli  
Commissioner Steven Yearsley  
Commissioner Maria Lorcher

#### ADOPTION OF AGENDA - **Adopted**

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

1. Approve Minutes of the April 1, 2021 Planning and Zoning Commission Meeting

#### ITEMS MOVED FROM THE CONSENT AGENDA [Action Item]

#### ACTION ITEMS

2. **Public Hearing** Continued from April 1, 2021 for Jaker's Drive-Through Addition (H-2021-0012) by BRS Architects, Located at 3268 E. Pine Ave.

A. Request: Conditional Use Permit for a drive-through in the C-G zoning district at an existing restaurant.

**- Approved**

3. **Public Hearing** for Pine 43 Apartments (MCU-2021-0002) by Pivot North Design, Located South of E. Fairview Ave., on the East Side of N. Webb Way and North of E. Pine Ave.

A. Request: Modification to the Conditional Use Permit (H-2018-0001) to revise the site layout to include consolidation of common open space into more usable areas with a clubhouse, and a change to the mix of units/types.

**- Approved**

4. **Public Hearing** for Artemisia Subdivision (H-2021-0014) by Engineering Solutions, LLP, Located at 1690 W. Overland Rd.

A. Request: Annexation of 25.67-acres of land with a C-G (General Retail and Service Commercial) zoning district.

B. Request: Preliminary Plat consisting of 9 commercial buildable lots on 19.26-acres of land in the C-G zoning district.

**- Recommended Approval to City Council**

5. **Public Hearing** for Roberts Annexation (H-2021-0013) by Rodney Evans + Partners, PLLC, Located at 1630 E. Paradise Ln.

A. Request: Annexation of 2.15 acres of land with the R-2 zoning district.

**- Recommended Approval to City Council**

6. **Public Hearing** for UDC Text Amendment (H-2021-0001) by City of Meridian Planning Division, Located at 33 E. Broadway Ave.

A. Request: UDC Text Amendment to update certain sections of the City's Unified Development Code (UDC) pertaining to Standards in the Old Town District in Chapter 2; Ditches, Laterals, Canals or Drainage Courses in Chapter 3; Comprehensive Plan Amendments in Chapter 5; and Common Driveways Standards in Chapter 6.

**- Recommended Approval to City Council**

**ADJOURNMENT - 8:17 p.m.**