

**NAMPA PLANNING AND ZONING COMMISSION**  
AGENDA FOR REGULAR MEETING  
Tuesday, January 28, 2020 – 6:30 p.m.

**MEETING CALL TO ORDER**

**ANNOUNCEMENTS**

**APPROVAL OF MINUTES - ACTION ITEM**

**REPORT ON COUNCIL ACTIONS**

**BUSINESS ITEMS:**

- 1) Subdivision Plat Final Approval for Sunnyvale Subdivision No. 1 in an RS 6 (Single Family Residential – 6,000 sq. ft.) zoning district on the north side of W. Flamingo Ave. near the NW corner of Middleton Rd. and W. Flamingo Ave. (39 single family detached lots on 10.97 acres for 3.55 average dwelling units per gross acre – A portion of the SW ¼ of the NE ¼ of Section 18, T3N, R2W, BM) for Kent Brown representing Sunnyvale Properties LLC (SPF 116-19). – ACTION ITEM
- 2) Subdivision Plat Final Approval for Sunnyvale Subdivision No. 2 in an RMH (Multiple-Family Residential) zoning district near the NW corner of N. Middleton Rd. and W. Flamingo Ave. on the north side of Brassy Cove Subdivision on the west side of Elijah Drain (27 multiple family residential fourplex lots on 8.42 acres for 12.82 average dwelling units per gross acre – A portion of the NE ¼ of Section 18, T3N, R2W, BM) for Kent Brown representing Sunnyvale Properties LLC (SPF 116-19). – ACTION ITEM
- 3) Subdivision Plat Final Approval for Laguna Farms Subdivision No. 2 at 16852 N. Idaho Center Blvd., north of the CWI Campus (35 multi-family residential lots on a 10.05-acre portion of the NW ¼ of Section 7, T3N, R1W, BM) for Kent Brown representing Fig Laguna Farms LLC (SPF 118-19). – ACTION ITEM
- 4) Subdivision Plat Final Approval for Carriage Hill West Subdivision No. 6 east of Midway Rd. between W. Iowa Ave. and Lake Lowell Ave. (A portion of the NW 1/4 of Section 31, T3N, R2W, BM – 78 Single Family Residential lots on 22.97 acres or 3.40 dwelling units/gross acre) for Engineering Solutions, LL representing Toll Southwest LLC (SPF 119-19). – ACTION ITEM
- 5) Request for 6-month Extension of Conditional Use Permit for a Recreational Vehicle Park in a IL (Light Industrial) zoning district at 3400 Black Butte Court (137 RV Spaces on 19 acres for 7.21 spaces per acre - A part of the NW ¼ of Section 8, T3N, R2W, BM also Tax 97797 in Block 1, 2, 13, 14 in Midway Subdivision and Tax 97797 in the NW ¼ of Section 8, T#N, R2W, BM less Black Butte #1 and Black Butte Business Park #2; including a part of the NE ¼ NE ¼ Section 8, T3N, R2W south of Interstate less Ramp right-of-way) for Shannon Robnett representing Don Burch (CUP 142-19). – ACTION ITEM

**PUBLIC HEARINGS:**

- 1) Annexation and Zoning to RS6 (Single Family Residential – 6,000 sq. ft.) at 7736 Birch Lane to connect to city utilities (A .38 acre or 16,678 sq. ft. portion of the NW ¼ Section 11, T3N, R2W, BM, Canyon County, Idaho and Tax 1-A-1, Block 27 of Cortland Place) for Brenna L. Baker (ANN 139-19). – ACTION ITEM

- 2) Annexation and Zoning to RS8.5 (Single Family Residential – 8,500 sq. ft.) at 2413 Sunnyridge Rd. for a new home (A 1.11 acre portion of the NE corner of the NW ¼, Section 3, T2N, R2W, BM, Canyon County, Idaho and Tax 8 in Lot 3 of Asselins Subdivision) for Travis Adams representing Ironwood Homes (ANN 138-19). – ACTION ITEM
- 3) Conditional Use Permit for Karcher Marketplace Apartments in a BC (Community Business) Zoning District at 1509 Caldwell Blvd. (A 10.99 acre or 478,734 sq. ft. portion of Lot 4, in Block 1 of Karcher Mall Subdivision situated in the NE ¼, Section 17, T3N, R2W, BM just south of Karcher Mall – 12 buildings with 8 units on each of three floors, or 24 units per building, for a total of 288 apartment units) for WH Pacific representing Rhino Holdings Nampa LLC (CUP 161-19). – ACTION ITEM
- 4) Annexation and Zoning to RS6 (Single Family Residential – 6,000 sq. ft.) at 4100 E. Greenhurst Rd. (A .52-acre or 22,651 sq. ft. portion of the SE ¼, Section 36, T3N, R2W, BM, Canyon County, Idaho also being Tax 58) for David E. Hird for connection to city sewer (ANN 140-19). – ACTION ITEM
- 5) Annexation and Zoning to IL (Light Industrial) at 2923 Port St. (A 5-acre or 217,800 sq. ft. portion of the NE ¼ of the SE ¼ of Section 23, T3N, R2W, B.M., Canyon County, Idaho, Section 36, T3N, R2W, BM, Canyon County, Idaho also being Plat A Tax 97152 in Lot 20) for Hon Contractors, Inc. – Jeff Hon for industrial development (ANN 142-19). – ACTION ITEM
- 6) Conditional Use Permit for a Duplex in an RS6 (Single Family Residential – 6,000 sq. ft.) Zoning District at 112 S. Garland St. (Lot 3, Block 7, Amended Plat of Kurtz Addition in the SE ¼ of Section 27, T3N, R2W, BM, Nampa, Canyon County, Idaho) for Robin Moffitt, Equity Wealth Builders LLC (CUP 166-20). – ACTION ITEM
- 7) Subdivision Plat Short Approval for Devlin Subdivision in a IL (Light Industrial) zoning district near the southwest corner of N. Franklin Blvd. and E. Karcher Rd. (7 industrial lots on 21.85 acres for 3.12 lots per gross acre - A part of the NE ¼ of the NE ¼ of Section 15, T3N, R2W, BM) for Kent Brown Representing Adler AB Owner V LLC and Adler AB Owner IX LLC (SPS 027-19). – ACTION ITEM Continued from 1/14 PZ
- 8) Annexation and Zoning to IL (Light Industrial) for a Small-Scale Home Occupation Auto Transmission Repair Shop in the freestanding buildings behind and west of the dwelling at 16545 Madison Rd. (A .96-acre or 41,818 sq. ft. portion of the SE ¼ NW ¼, Section 10, T3N, R2W, BM, Canyon County, Idaho) for Glenn and Judith Watts (ANN 137-19). – ACTION ITEM Continued from 1/14 PZ

## **ADJOURNMENT**

*Individuals who require language interpretation or special assistance to accommodate physical, vision or hearing impairments, please contact the Planning Department in City Hall or call (208) 468-5484. Requests should be made at least five (5) days prior to the meeting to allow time to arrange accommodations.*