

## NOTICE OF PUBLIC HEARINGS BEFORE THE CITY OF NAMPA, IDAHO

**Notice is hereby given that** on May 11, 2021 at 7:00 p.m. (or as soon after 7:00 p.m. as each matter may be heard), in the Council Chambers at City Hall, 411 3rd Street South, Nampa, Canyon County, Idaho, public hearings for the items listed below will be held before the Nampa Planning & Zoning Commission. Due to the Covid-19 pandemic, we invite interested parties to watch the proceedings live at <https://livestream.com/cityofnampa>. Commissioners and interested parties can participate in-person or remotely through electronic means.

Interested parties wishing to provide comments and questions, either about the hearing procedures, or to be considered by the Commission for a particular hearing, must submit them in writing to the Planning Department at the address listed above or send to [pzall@cityofnampa.us](mailto:pzall@cityofnampa.us). If an individual wishes only to provide written comments for a hearing, those must be included in the Commission packet and must be submitted by the methods described above. All written questions and comments must be submitted no later than 12:00 noon on Wednesday, May 5, 2021. Interested parties may participate remotely through electronic means, by calling in to the meeting, or by attending in person. If you have a cough, fever, or are not feeling well, please contact Planning staff to arrange to participate in other ways. Written communication allows decision makers to thoroughly consider the comments before the public hearing.

An individual wishing to actively participate remotely in the meeting rather than just observe the meeting via live stream must sign up to do so prior to the meeting to receive the invitation link and/or phone number they will use to participate. The sign-up form is located at: <https://www.cityofnampa.us/1339/Public-Hearing-Sign-Up>.

Those wishing to participate in the meeting remotely must sign up by 12:00 noon the day of the meeting, and any individual who wishes to provide any physical evidence (pictures, tables, drawings, maps, written letters, or any other visual aid) to accompany their testimony, must submit such physical evidence, via email, to [pzall@cityofnampa.us](mailto:pzall@cityofnampa.us) by 1:30 p.m. on the day of the meeting.

Individuals who require language interpretation or special assistance to accommodate physical, vision or hearing impairments, or who lack the ability to access the meeting by way of the internet or other means listed above, should please contact the Planning Department at (208) 468-5484 by 12:00 noon on the day of the meeting. The City will make accommodations for those not able to participate in the process as described above.

1. Conditional Use Permit for multi-family housing in a Community Business (BC) zoning district for a 4.06 acre portion of land composed of two county parcels: #R3179700000 and R3179701000, addressed as 4404 and 4416 Amity Ave (SE 1/4 of Section 25, T3N, R2W, BM, Nampa) for 7 apartment buildings (57 dwelling units), for a gross and net density of 14.03, for Blake Wolf/Wolf Building Co. representing Lance Thueson - Center Pointe Properties, LLC (CUP 216-21).
2. Annexation and Zoning to RS6 (Single-Family Residential 6,000 sq. ft) zoning district for 3 county parcels: R2911900000, R2911700000, & R2911600000; for a residential subdivision to be platted at a future date including 90 buildable lots and 3 common areas at 0, 0, and 2306 E Locust Ln (a 23.39 acre portion of the W 1/2 of the SE 1/4 of Section 2, T2N, R2W, BM) for Sawtooth Land Acquisition LLC (ANN-196-21).
3. Annexation and Zoning to RP (Residential Professional) zoning district for Maple Leaf, at 0, 4921, & 5009 Stamm Lane (County Parcel #'s R2501100000, R2501101000, R2501000000; a portion of lots 3 and 4 of the Orcharara Heights Subdivision) and Development Agreement for a future subdivision to 30 single-family detached residential, 24 single-family attached residential (townhomes), 1 commercial, and 3 common lots; a gross density of 7.62 and a net density of 9.18; (a 7.81 acre portion of the South 1/2 of the SW 1/4 of Section 18, T3N, R1W, BM, for Landmark Pacific Development, Inc. representing William and Linda Larson (ANN-195-21).

4. Zoning Map Amendment from RA (Suburban Residential) to IL (Light Industrial) zoning district, at 620 N 39th St. (parcel #R316970000) to allow construction of two new warehouse buildings (a 1.26 acre parcel (located in the NE ¼ of Section 24, T3N, R2W, BM) for WFS LLC./Nick Barnes (ZMA-0140-21).
5. Annexation and Zoning to IL (Light Industrial) zoning district for Manufacturing, Compounding, Processing or Treatment of Building Materials (including organic non-animal materials) to be used for animal bedding, mulch, and composting, by Timber Creek Recycling; at 0 Northside Blvd (County Parcel #R3097500000); a 34.02 acre parcel in the NE ¼ of Section 09, T3N, R2W, BM, for MM Properties - Thompson Rd. LLC. representing John L Chapman (ANN-198-21).
6. Zoning Map Amendment from RP/BC (Residential Professional/Community Business) to BC (Community Business) to allow a coffee shop with a drive thru at 1 6th St. N (also addressed as 3 6th St. N); a .89 acre county parcel #R1264900000ssed (located in the SW ¼ of Section 15, T3N, R2W, BM, Nampa, Canyon, Idaho) for Wendy Shrief/JUB representing Thornton - Gallup, LLC (ZMA 139-21).

Copies of staff reports on each application will be available upon request for public review or available online for download through the staff reports link at <http://www.cityofnampa.us/agendacenter> on the Thursday prior to the hearing date.



Rodney Ashby, Planning Director

PUBLISH: April 23, 2021