



**Caldwell Planning & Zoning Commission Regular Meeting
Tuesday, April 14, 2020, 7:00 p.m.**

AGENDA

Call to Order
Review of Proceedings
Roll Call

I. CONSENT CALENDAR:

- 1) **ACTION ITEM:** Approve the minutes of the February 11, 2020 meeting.

II. OLD BUSINESS:

III. NEW BUSINES:

1) **ACTION ITEM:** **Case Number AMD-20-01:** Paul Navarro and the Canyon County Sheriff's Office requested and received approval for a special use permit and variance for construction and to operate a temporary holding facility for up to 122 females within the T-N (Traditional Neighborhood) Zone. Also requested was a variance to allow a fence height of up to 12 feet. Both were approved by the Planning and Zoning Commission on August 14, 2018. The subject property is located at the southwest corner of Chicago Street and 12th Ave. in Caldwell, Idaho. At this time the applicant is requesting to remove condition 8.16 and modify condition 8.19 of the special use permit as follows:

1) Canyon County is requesting that condition 8.16 of the Special Use Permit be removed completely: 8.16 The applicant shall insert slats in the exterior chain link fencing. The slats shall be non-reflective and neutral in color (tan, grey, silver, etc.).
2) Canyon County is requesting that the following **underlined** language be removed from condition 8.19: 8.19 The applicant shall work with the Planning & Zoning Department to develop a mutually agreed upon siding alternative that makes the trailers look more like a building and shall develop a landscaping plan that conceals and screens to the greatest extent possible the razor wire fencing.

2) **ACTION ITEM:** **Case Number SUP-20-04:** Superior Signs on behalf of the 7th Day Adventist Church located at 2106 E Linden Street, Caldwell, Idaho (parcel R04001) is requesting a special use permit to replace the existing monument sign with a new 13'5" x 8'2" pole sign with illuminated reader board and an electronic messaging center. The sign is to be located nearer to Linden Street in the current drop-off/loading area across from the existing monument sign.

3) **ACTION ITEM:** **Case Number CPA-20-01:** A request by City of Caldwell to consider an amendment to the Caldwell Comprehensive Plan involving an update to the City's 10-year Capital Improvement Plans for Parks, Fire, and Police Impact Fees, pursuant to Idaho Code § 67-8208.

4) **ACTION ITEM:** **Case Number: ZON-20-02 & SUP-20-03:** A request by Darin Taylor, on behalf of Reed and Jackie Taylor Living Trust, to rezone parcel R35308308 (1.77 AC) from C-4 (Freeway Commercial) zone to M-1 (Light Industrial) zone. Also requested is a Special Use Permit for a truck driving vocational school. The subject property is located west of and adjacent to 1320 Aviation Way, Caldwell, ID.

6) **ACTION ITEM:** **Case Number SUB-20P-02:** Ed Priddy, CPAC, LLC, is requesting approval of a preliminary plat on two parcels, R35852 & R35853, containing 37 acres more or less with a zone designation of M-1 (Light Industrial) and lying fully within the Industrial Airport Overlay APO-1 Land Use Limitation Zone. The proposed preliminary plat, Skypark Business Complex, contains 41 buildable lots and is located east of and adjacent to the Caldwell Municipal Airport. The subject properties are located at 5104 E. Linden Road and 2910 KCID Road, Caldwell, ID.

6) **ACTION ITEM:** **Case Number SUP-20-02:** Jeff Hatch, Hatch Design Architecture, on behalf of Venus Development is requesting a special use permit for traditional ministorage consisting of six storage structures, landscaping and an office on approximately 5.4 acres of a 16.5 acre parcel, R30881011, located on the west side of Middleton Road approximately 460 feet south of the intersection of Ustick and Middleton Roads, Caldwell, Idaho. The subject property is zone C3 (Service Commercial).

III. Planning and Zoning comments/concerns:

IV. Adjournment.

Next Regular Planning and Zoning Commission Meeting is on Tuesday, May 12, 2020 at 7:00 p.m. in the Community Room at the Caldwell Police Station at 110 South Fifth. Any person needing special accommodations to participate in the meeting should contact the City Office at 208-455-3021 prior to the meeting. The agenda packet and minutes can be viewed on the City of Caldwell's website: www.cityofcaldwell.com. Cualquier persona necesitando comodidades especiales para participar en la reunión debe contactar al las oficinas de la Ciudad o llame a 208-455-3021 antes de la reunión.