

**NOTICE OF PUBLIC HEARING
HAILEY PLANNING AND ZONING COMMISSION
Monday, October 19, 2009**

PUBLIC NOTICE IS HEREBY GIVEN that the Hailey Planning and Zoning Commission will hold a Public Meeting at **6:30 p.m.** on **Monday, October 19, 2009**, to be held in the upstairs meeting room of Hailey City Hall and will hold Public Hearings on the following item(s).

- Applications by Idaho Power for a Conditional Use Permit for the Hailey Substation and Design Review of five (5) new power poles to serve the Hailey Substation, located on Lots 1 - 11, N 8 ½' of Lot 12, and Lots 13-23, NE 20' and N 8 ½' of Lot 24, Block 90, Hailey Townsite, SW 20' of 6th Ave and the alley within Block 90 (251 N 6th Ave) within the Limited Residential (LR) district. Design Review is required for any new structures, such as the proposed new poles. In addition, the Hailey Substation is currently considered an existing non-conforming use. A Public Utility Facility is a permitted conditional use within the LR zone with approval of a Conditional Use Permit. Idaho Power's future planned work for the Hailey Substation will be reviewed and impacts assessed. For further information contact Beth Robrahn, 788-9815 x 13.
- A city initiated text amendment to Article 8.2, Signs, of the Hailey Zoning Ordinance No. 532. The amendments would reorganize procedures and standards, clarify standards for all types of signs permitted, create a new section to address signage for multi-tenant buildings, amend the sign area allowed for portable signs, and limit the number of portable signs permitted per business and permitted within the public right-of-way. For further information contact Mariel Platt, 788-9815 x 24.
- A city initiated text amendment to the Hailey Zoning Ordinance No. 532, Sections 6A.7.2.1, 6A.7.2.2 and 6A.7.2.3, removing redundancy and clarifying standards and guidelines. For further information contact Beth Robrahn, 788-9815 x 13.

Any and all interested persons are invited to attend said hearing or submit their comments in writing to the Hailey City Offices at 115 South Main Street, Hailey, Idaho, 83333. The staff reports for each application will be posted on the City of Hailey website by the Friday before the meeting; go to www.haileycityhall.org click on Get Agendas in the Upcoming Meetings box in the upper right corner, scroll down the menu on the left side to the Planning and Zoning Commission or Hearing Examiner and click "Agendas and Support Documents". For special accommodations to participate in the noticed meeting, contact Becky Mead at (208) 788-9815 x 20.

Publish: The Idaho Mountain Express: September 30, 2009

Public Notice Checklist		PROJECT NAME(S): (1) ID POWER D.R.
		(2) TEXT AMEND SEC 6A (3) TEXT AMEND SEC 8.2
Hailey P&Z Commission	Hearing date:	October 19, 2009
Initial and date when complete:	Completion date:	PROOF OF NOTICING REQUIREMENTS MET
	9/25/2009	Public Notice emailed to Mt. Express
		For vacations: 2 successive weeks in paper, the last not less than 7 days prior. For fees: consecutively 2 weeks prior.
	9/30/2009	Public Notice mailed to adjoining property owners & applicant
		& published in the Mt. Express; If alternate notice, display ad and post all boundaries.
	9/30/2009	Public Notice mailed to public agencies, if applicable
		Amendments to Comp Plan, Zoning Ord. & Map, Sub Ord., City Standards, Annexations and AOI
	9/30/2009	Certified mail to affected property owners; vacations only
	10/12/2009	Public Notice posted on site, if applicable
		Annexation, Conditional Use Permit, Planned Unit Development, Rezone
	10/14/2009	Email & Fax to parties requesting receipt of agendas.
	10/14/2009	Agenda Posted at City Hall (front/ back doors)
	10/14/2009	Staff report, agenda, and letters faxed to applicant and/or representative.
	10/14/2009	Agenda & Supporting documents posted on website.
	10/14/2009	Packets sent to Commissioners. Original to planner.

I HEREBY CERTIFY that the Notice of Public Hearing, Agenda, and packet information pertaining to the meeting specified above was distributed on the dates as shown on the above checklist. This notice package will be placed in the project file(s).

SWORN AND DATED this _____ day of _____, 2009.

_____ Becky Mead, Planning Administrative Assistant

Initial

City of Hailey

Planning Department

115 MAIN STREET SOUTH
HAILEY, IDAHO 83333

(208) 788-9815
Fax: (208) 788-2924

September 30, 2009

Dear Property Owner:

Your property has been identified as being located within 300 feet of the property listed below; this letter is issued to solicit comment on the application.

The public hearing will be part of the Hailey Planning and Zoning Commission's meeting on **Monday, October 19, 2009**, at 6:30 p.m. and will hold a public hearing on the following item:

- Applications by Idaho Power for a Conditional Use Permit for the Hailey Substation and Design Review of five (5) new power poles to serve the Hailey Substation, located on Lots 1 - 11, N 8 ½' of Lot 12, and Lots 13-23, NE 20' and N 8 ½' of Lot 24, Block 90, Hailey Townsite, SW 20' of 6th Ave and the alley within Block 90 (251 N 6th Ave) within the Limited Residential (LR) district. Design Review is required for any new structures, such as the proposed new poles. In addition, the Hailey Substation is currently considered an existing non-conforming use. A Public Utility Facility is a permitted conditional use within the LR zone with approval of a Conditional Use Permit. Idaho Power's future planned work for the Hailey Substation will be reviewed and impacts assessed. For further information contact Beth Robrahn, 788-9815 x 13.

Any and all interested persons are invited to attend said hearing or submit their comments in writing to the Hailey City Offices at 115 South Main Street, Hailey, Idaho, 83333. Verbal comments may be time limited at the meeting. Correspondence in excess of two pages must be received by the Planning Department at least 4 days before the public hearing to be entered into the record at the hearing. The staff reports for each application will be posted on the City of Hailey website by the Friday before the meeting; go to www.haileycityhall.org click on Get Agendas in the Upcoming Meetings box in the upper right corner, scroll down the menu on the left side to the Planning and Zoning Commission or Hearing Examiner and click "Agendas and Support Documents". For special accommodations to participate in the noticed meeting, please contact Becky Mead at (208) 788-9815, extension 20.

City of Hailey

Planning Department

115 MAIN STREET SOUTH
HAILEY, IDAHO 83333

(208) 788-9815
Fax: (208) 788-2924

September 30, 2009

Dear Public Agency,

Included below please find the agenda item(s) for the Hailey Planning and Zoning Commission's meeting on **Monday, October 19, 2009**, at 6:30 p.m.

- A city initiated text amendment to Article 8.2, Signs, of the Hailey Zoning Ordinance No. 532. The amendments would reorganize procedures and standards, clarify standards for all types of signs permitted, create a new section to address signage for multi-tenant buildings, amend the sign area allowed for portable signs, and limit the number of portable signs permitted per business and permitted within the public right-of-way. For further information contact Mariel Platt, 788-9815 x 24.
- A city initiated text amendment to the Hailey Zoning Ordinance No. 532, Sections 6A.7.2.1, 6A.7.2.2 and 6A.7.2.3, removing redundancy and clarifying standards and guidelines. For further information contact Beth Robrahn, 788-9815 x 13.

This Notice is issued pursuant to Idaho State Code (Local Land Use Planning Act), Section 67-6509, whereby notice must be provided to all political subdivisions providing services within the planning jurisdiction at least 15 days prior to public hearings regarding proposed amendments to the Comprehensive Plan, Zoning Ordinance, Subdivision Ordinance, or any other land use ordinance.

Any and all interested persons are invited to attend said hearing or submit their comments in writing to the Hailey City Offices at 115 South Main Street, Hailey, Idaho, 83333. Verbal comments may be time limited at the meeting. Correspondence in excess of two pages must be received by the Planning Department at least 4 days before the public hearing to be entered into the record at the hearing. The staff reports for each application will be posted on the City of Hailey website by the Friday before the meeting; go to www.haileycityhall.org click on Get Agendas in the Upcoming Meetings box in the upper right corner, scroll down the menu on the left side to the Planning and Zoning Commission or Hearing Examiner and click "Agendas and Support Documents". For special accommodations to participate in the noticed meeting, please contact Becky Mead at (208) 788-9815, extension 20.

AGENDA
HAILEY PLANNING & ZONING COMMISSION
Monday, October 19, 2009
Hailey City Hall

6:30 p.m. Call to Order

Public Comment for items not on the agenda

Consent Agenda

Tab 1 Approval of Minutes – September 21 and October 5, 2009

Tab 2 Findings of Fact – Approval of Design Review Modification to the Hailey Readiness Center

Presentations

New Business

Tab 3 A Public Hearing upon applications by Idaho Power for a Conditional Use Permit for the Hailey Substation and Design Review of five (5) new power poles to serve the Hailey Substation, located on Lots 1 - 11, N 8 ½' of Lot 12, and Lots 13-23, NE 20' and N 8 ½' of Lot 24, Block 90, Hailey Townsite, SW 20' of 6th Ave and the alley within Block 90 (251 N 6th Ave) within the Limited Residential (LR) district. Design Review is required for any new structures, such as the proposed new poles. In addition, the Hailey Substation is currently considered an existing non-conforming use. A Public Utility Facility is a permitted conditional use within the LR zone with approval of a Conditional Use Permit. Idaho Power's future planned work for the Hailey Substation will be reviewed and impacts assessed.

Tab 4 Appeal of a Decision by the Administrator regarding replacement of a mobile home on Lots 4-10, Block 55 (403 N River Street).

Unfinished Business

Workshop

Tab 5 Public Hearing and Workshop upon a city initiated text amendment to Article 8.2, Signs, of the Hailey Zoning Ordinance No. 532. The amendments would reorganize procedures and standards, clarify standards for all types of signs permitted, create a new section to address signage for multi-tenant buildings, amend the sign area allowed for portable signs, and limit the number of portable signs permitted per business and permitted within the public right-of-way.

Tab 6 Public Hearing and Workshop upon a city initiated text amendment to the Hailey Zoning Ordinance No. 532, Sections 6A.7.2.1, 6A.7.2.2 and 6A.7.2.3, removing redundancy and clarifying standards and guidelines.

Commission Reports and Discussion

Staff Reports and Discussion

2010 Comp Plan Update – feedback from Neighborhood Workshops; Focus Group schedule

Adjourn