

AGENDA
HAILEY PLANNING & ZONING COMMISSION
Monday, June 17, 2019
Hailey City Hall
5:30 p.m.

Call to Order

Public Comment for items not on the agenda

Consent Agenda

CA 1 Adoption of the Findings of Fact, Conclusions of Law and Decision of a Design Review Application by Gerald P. Flaherty for a 468 square foot addition to an existing 786 square feet house, which includes a master bedroom and office. The project is located at 316 3rd Ave South (Lots 21 and 22, Block 24, Hailey Townsite), in the Limited Residential 1 (LR-1) and Townsite Overlay (TO) Zoning District. **ACTION ITEM**

CA 2 Adoption of the Findings of Fact, Conclusions of Law and Decision of a Preliminary Plat Subdivision Application by Sweetwater Communities, LLC, represented by Matt Watson, for a new subdivision to be located at Parcel B2, Block 4, Woodside Subdivision #25 (vacant lot on the corner of Shenandoah Drive and Maple Leaf Drive), to consist of 26 sublots, each unit comprising of approximately 2,796 square feet. The total development comprises of 2.408 acres. This property is subject to a PUD Development Agreement dated January 10, 2005 and Amendments to the Development Agreement dated December 12, 2009, December 20, 2010 and November 6, 2012. Design Review was approved for this project on February 19 2019. **ACTION ITEM**

Public Hearing

PH 1 Consideration of a Design Review Application by Terry and Kim Hayes for new 2,856 square foot single family residence and garage. The project is located at 315 South 2nd Ave (Lot 9A, Block 22, Hailey Townsite), in the General Residential (GR) and Townsite Overlay (TO) Zoning District. **ACTION ITEM**

PH 2 Consideration of a Conditional Use Permit Application by Broyles, LLC, represented by Errin Bliss of Bliss Architecture, for an addition of two (2) gas pumps and a gas station canopy consisting of 840 square foot roof covering for the additional gas pumps. The gas station canopy is not enclosed. This is an addition to the Conditional Use Permit approved on February 20, 2018, to be located at 805 and 809 South 3rd Ave (Lots 1-8, Block 135, Hailey Townsite), in the Limited Business (LB) and Townsite Overlay (TO) Zoning District. **ACTION ITEM**

PH 3 Consideration of a Design Review Application by Broyles, LLC, represented by Errin Bliss of Bliss Architecture, for an addition of two (2) gas pumps and a gas station canopy consisting of 840 square foot roof covering for the additional gas pumps. The gas station canopy is not enclosed. This is an addition to the Design Review approved on November 19, 2018. The project is located at 805 and 809 South 3rd Ave (Lots 1-8, Block 135, Hailey

Townsite), in the Limited Business (LB) and Townsite Overlay (TO) Zoning District.

ACTION ITEM

PH 4 Consideration of a Design Review Application by Scott Miley and Jane Rosen, represented by Marc Corney of Red Canoe Architecture, P.A., for a 1,260 square foot garage/shop with an 896 square foot, two (2) bedroom accessory dwelling unit above. The project is located at 110 South 4th Ave (Lots 17-20, Block 97, Hailey Townsite), in the Limited Residential 1 (LR-1) and Townsite Overlay (TO) Zoning District. **ITEM WILL NOT BE HEARD. ACTION ITEM**

Staff Reports and Discussion

SR 1 Discussion of current building activity, upcoming projects, and zoning code changes.
(no documents)

SR 2 Discussion of the next Planning and Zoning meeting: **Monday, July 1, 2019.**
(no documents)