



Twin Falls Planning & Zoning Commission Minutes

Tuesday, March 10, 2020, 6:00 PM

203 Main Avenue East
Twin Falls, ID 83301

Council Chambers

Members -

City Limits: Danielle Titus, Chairperson; Craig Kelley, Vice-Chair; Ed Musser; Carolyn Bolton; Curtis Hansen; Marilu Perez

Area of Impact: David Detweiler

1) Confirmation of Quorum/Call Meeting to Order

Chairperson Titus called the meeting to order at 6:00 PM.
A quorum was present.

Members Present: Titus, Hansen, Kelley, Perez, Detweiler

Staff Present: Spendlove, O'Connor, Cherry, Ebersole, Vitek

2) Consent Calendar

Commissioner Kelley made a motion to approve the consent calendar, as presented. Commissioner Perez seconded the motion.

Consent Calendar approved by a vote of 4-0-1

a) Approval of Minutes from the Following meeting: February 25, 2020

3) Items of Consideration - none

4) Public Hearings

a) Request for a Special Use Permit to allow the expansion of a Private Academic School on property located at 212 7th Avenue East c/o Roman Catholic Diocese of Boise. (PZ20-0006)

Staff Presentation:

City Planner O'Connor Request presented the request for a Special Use Permit to allow the expansion of a Private Academic School on property located at 212 7th Avenue East c/o Roman Catholic Diocese of Boise. (PZ20-0006)

The Special Use Permit process requires a public hearing in which interested persons have the opportunity to be heard, with regards to the application.

The Commission shall make a decision on the request within thirty (30) days after the public hearing. If Conditions of Approval are placed on the permit by the Commission, the Administrator shall issue the permit specifically listing such conditions. Conditions shall be implemented within 6 months or the permit is void.

If the Commission's decision is appealed within fifteen (15) days of the signing of the Findings of Fact, City Council shall set a hearing date to consider all information, testimony and minutes of the previous hearing to reach a decision on the appeal.

The property has been utilized as a parking lot since the 1950's.

This is a request to allow the expansion of an existing school on to property located at the east corner of 6th Ave. E. & Hansen St. E. Currently the lot is used as a parking lot area for the St. Edwards Church and School. The Property is zoned R-6 PRO & R-6 requiring a Special Use Permit to establish a private academic school.

The representatives for the Church and school have stated the current drop-off and pick-up process will remain the same and will not be conducted here on the subject property.

If the Commission approves this request as presented, then staff recommends the following conditions:

1. Subject to continued compliance with all local, state, and federal code requirements and other standards as applicable.
2. Subject to landscaping being replaced as presented in the applicant's narrative.

Applicant Presentation:

Applicant Adriana Saldana presented the request for a Special Use Permit to allow the expansion of a Private Academic School on property located at 212 7th Avenue East . The school would like to expand to add 7th and 8th grade classes.

PZ/Questions & Comments:

- Commissioner Detweiler asked if there is currently a school established at the facility now.
- Applicant Saldana stated there is a K - 6th school at the location currently. The goal is to add 7th grade in the first year, with 8th grade added the following year.

Public Hearing: Opened and Closed without Input

Discussions Followed:

- Chairperson Titus asked if there is currently a screening fence on the property.
- City Planner O'Connor clarified the current fence is on the property of the neighbor to the south.

Motion:

Commissioner Kelley made a motion to approve the request, as presented, with staff recommendations.

Commissioner Detweiler seconded the motion.

Unanimously approved by a vote of 5-0

5) Upcoming Meeting(s)

- a) Monday, March 16, 2020 - Special Meeting with City Council: Code Rewrite
Tuesday, March 24, 2020

March 16th date changed to March 23rd at 5:00 pm.

No hearing items on March 24th. Meeting will be cancelled.

6) General Training

- a) Code ReWrite Discussion: Continued Zoning District Consolidation Discussion

PZ Director Spendlove continued the Code Rewrite discussion.

Action Item: Commission to review Neighborhood Commercial Comprehensive Plan designation

7) Adjournment

The meeting adjourned at 7:08 pm.

Kelli Ebersole

Kelli Ebersole, Administrative Assistant