

Meridian Planning and Zoning Meeting

January 21, 2016

Meeting of the Meridian Planning and Zoning Commission of January 21, 2016, was called to order at 6:00 p.m. by Chairman Steven Yearsley.

Present: Chairman Steven Yearsley, Commissioner Patrick Oliver, Commissioner Rhonda McCarvel, Commissioner Ryan Fitzgerald and Commissioner Gregory Wilson.

Others Present: Machel Hill, Andrea Pogue, Bill Parsons and Dean Willis.

Item 1: Roll-Call Attendance:

Roll-call

<u> X </u> Gregory Wilson	<u> X </u> Patrick Oliver
<u> X </u> Rhonda McCarvel	<u> X </u> Ryan Fitzgerald
<u> X </u> Steven Yearsley - Chairman	

Yearsley: Good evening, ladies and gentlemen. At this time we would like to open the regularly scheduled meeting for the Meridian Planning and Zoning Commission for the hearing date of Thursday, January 21st, 2016, and let's begin with roll call.

Item 2: Adoption of the Agenda

Yearsley: Thank you. First thing on the agenda is the adoption of the agenda. Do we want to bring this up now or --

Parson: Yeah. Mr. Chairman, one last minute change to the agenda before you -- for you this evening to take under consideration prior to the Planning and Zoning Commission hearing this evening staff did find a discrepancy in the property noticing that we sent out for the Logan Creek project that was going to be heard tonight and so because of that discrepancy this project cannot be heard and must be continued to the February 18th Planning and Zoning Commission hearing. So, we ask that you modify your agenda accordingly and continue that project out, again, to the February 18th, 2016, hearing.

Yearsley: Thank you. And I think for all those who are in attendance, Logan Creek cannot be heard today because of a noticing error. I don't know if you were here for that one. And so it will be continued to February 18th. And, then, also that Action Item A for Augusta Estates Subdivision has requested to be continued to March 3rd of 2016 as well. So, with those changes can I get an adoption to approve the agenda as amended -- or as presented.

Wilson: Mr. Chair?

Yearsley: Commissioner Wilson.

Wilson: I move we adopt the agenda as presented.

McCarvel: Second.

Yearsley: I have a motion and a second to adopt the agenda as presented. All in favor say aye. Opposed? Motion carries.

MOTION CARRIED: ALL AYES.

Item 3: Consent Agenda

- A. Approve Minutes of January 7, 2016 Planning and Zoning Commission Meeting**
- B. Findings of Fact and Conclusions of Law for Approval: Calvary Chapel Meridian (H-2015-0039) by Calvary Chapel Meridian Located 1550 S. Tech Lane Request: Conditional Use Permit to Operate a Church from an Existing Building in an I-L Zoning District**

Yearsley: Next on the agenda is the Consent Agenda and on that we have the approve minutes of January 7th, 2016, Planning and Zoning Commission meeting and the Findings of Fact and Conclusion of Law for the approval of Calvary Chapel of Meridian, file number H-2015-0039. If there is no changes or corrections, could I get a motion to approve the Consent Agenda?

McCarvel: So moved.

Fitzgerald: Second.

Yearsley: I have a motion and a second to approve the Consent Agenda. All in favor say aye. Opposed? Motion carries.

MOTION CARRIED: ALL AYES.

Item 4: Action Items

- A. Public Hearing for Augusta Estates Subdivision (H-2015-0041) by DevCo, LLC Located 4740 W. Chinden Boulevard**
 - 1. Request: Rezone** of 62.58 Acres of Land; 52.75 Acres of Land from the R-8 to the R-4 Zoning District and 9.83 Acres of Land from the R-2 to R-4 Zoning District
 - 2. Request: Preliminary Plat** Approval Consisting of 139 Building Lots and 20 Common Lots on 62.58 Acres of Land in a Proposed R-4 Zoning District

Yearsley: And I guess -- can I actually -- for the record, I just -- is anybody here to hear the Augusta Estates Subdivision? The applicant has requested to move that to March 3rd. Is there going to be an issue -- okay. So, at that point I would like to open the public hearing on file number H-2015-0041, Augusta Estates Subdivision, for the sole purpose of continuing it to March 3rd, 2016. Could I get a motion?

McCarvel: So moved.

Oliver: Second.

Yearsley: I have a motion and a second to continue the public hearing on Augusta Estates Subdivision to March 3rd, 2016. All in favor say aye. Opposed? Motion carries.

MOTION CARRIED: ALL AYES.

B. Public Hearing for Logan Creek (H-2015-0037) by Jim Jewett, JLJ, Inc. Located 4617 & 4620 S. Martinel

- 1. Request: Preliminary Plat** Approval Consisting of Sixty-Eight (68) Building Lots, Eighteen (18) Common Lots and Two (2) Other Lots on 21.76 Acres of Land in an R-4 Zoning District

Yearsley: Next item on the agenda is the public hearing for Logan Creek Subdivision, file number H-2015-0037. Can I get a motion to continue that application to February 18th, 2016?

Fitzgerald: So moved.

Oliver: Second.

Yearsley: I have a motion and a second to continue Logan Creek, file number H-2015-0037 to February 18th, 2016. All in favor say aye. Opposed? Motion carries.

MOTION CARRIED: ALL AYES.

Yearsley: Now, I guess we have one last motion, since there is nothing else on the agenda.

Parsons: Mr. Chairman?

Yearsley: Oh. Yes.

Parsons: Before we adjourn for the evening I did want to bring something to the Commission's attention. The city is looking to hold a joint meeting between City Council and the Planning and Zoning Commission and at this point we are tentatively scheduling that for the April 12th, hearing -- or April 12th, 2016. So, I do want to at least -- you can

either look at your schedules and get back to me and let me know what works for you, if that date works for your schedule. We are looking at either starting at 5:00 or 6:00 p.m., so let me know which time works for you as well. I know if we start later there could be some food and some refreshments for you. If you came at 5:00 you will probably get something so you can eat and chit and chat and I know some of our Council members are pretty newly elected and some of you are fairly new to the -- to the process as well, so it's kind of this once a year or twice a year we try to get you together and try to commingle and hash out or discuss any other items that we need to work on. One thing that Caleb wanted me to bring up before you this evening was try to think of some topics that you would like to discuss with the Council or is there anything that you would like us to at least put on the agenda or see if we can work into that joint meeting, so that we can all get on the same page moving forward as we conduct business with the city. So, keep those thoughts in mind. Again, you don't have to give me a definite answer tonight, but you have my e-mail address and just let me know what date and time -- if that date and time works for you, 5:30, 6:00 o'clock on April 12th.

Yearsley: Thank you. If there is nothing else to be brought up to the Commission, I would entertain a motion to adjourn.

Wilson: Mr. Chair?

Yearsley: Commissioner Wilson.

Wilson: I move we adjourn.

Fitzgerald: Second.

Yearsley: I have a motion and a second to adjourn. All in favor say aye. Opposed?

MOTION CARRIED: ALL AYES.

Yearsley: We stand adjourned.

MEETING ADJOURNED AT 6:07 P.M.

(AUDIO RECORDING ON FILE OF THESE PROCEEDINGS.)

APPROVED

STEVEN YEARSLEY - CHAIRMAN

_____|_____|_____
DATE APPROVED

ATTEST:

JAYCEE HOLMAN, CITY CLERK