



**MERIDIAN PLANNING AND ZONING
COMMISSION MEETING
AGENDA**

**City Council Chambers
33 E. Broadway Avenue, Meridian, Idaho**

Thursday, December 17, 2015 at 6:00 p.m.

1. Roll-call Attendance

_____ Patrick Oliver _____ Rhonda McCarvel
_____ Gregory Wilson _____ Ryan Fitzgerald
_____ Steven Yearsley - Chairman

2. Adoption of the Agenda

3. Consent Agenda

A. Approve Minutes of December 3, 2015 Planning and Zoning Commission Meeting

B. Findings of Fact and Conclusions of Law for Approval: Una Mas Drive-Through (H-2015-0020) by Glenn Walker, NeuDesign Architecture Located 3490 E. Tecate Lane Request: Conditional Use Permit Approval for a Drive-Thru Establishment Within 300 Feet of Another Drive-Thru Establishment in a C-G Zoning District

C. Findings of Fact and Conclusions of Law for Approval: Culver's (H-2015-0013) by Glenn Walker, NeuDesign Architecture Located 3494 E. Tecate Lane Request: Conditional Use Permit Approval for a Drive-Thru Establishment for Culver's Restaurant Within 300 Feet of Another Drive-Thru Establishment in a C-G Zoning District

4. Action Items

A. Continued Public Hearing from November 5, 2015 for Edgehill Subdivision (H-2015-0005) by JUB Engineers, Inc. Located at 1393 & 1405 W. Victory Road

1. Request: Annexation and Zoning of 40.19 Acres of Land with an R-4 Zoning District

2. **Request: Preliminary Plat** Approval Consisting of 116 Building Lots and 7 Common Lots on 40.19 Acres of Land in an R-4 Zoning District

B. Public Hearing for Cherry Crossing Drive Thru (H-2015-0023) by Jeff Hatch, Erstad Architects Located Northwest Corner of N. Linder Road and Cherry Lane

1. **Request: Conditional Use Permit** for a Drive-Thru Establishment in the C-N Zoning District

C. Public Hearing for Citadel Storage at Ten Mile (H-2015-0026) by Citadel Storage, LLC Located Southwest Corner of W. Chinden Boulevard and N. Ten Mile Road

1. **Request: Annexation and Zoning** of 16.23 Acres of Land with a C-C Zoning District
2. **Request: Conditional Use Permit** Approval for a Self-Service Storage Facility in a C-C Zoning District
3. **Request: Preliminary Plat** Approval Consisting of Two (2) Building Lots on 14.56 Acres of Land in a C-C Zoning District

D. Public Hearing for Shine Bright (H-2015-0030) by NeuDesign Architecture Located at 2825 S. Meridian Road

1. **Request: Conditional Use Permit** Approval to Construct a 2,001 Square Foot Indoor Arts, Entertainment and Recreation Facility in the L-O Zoning District

E. Public Hearing for Birkdale Estates Subdivision (H-2015-0021) by EGC Development, LLC Located Northeast Corner of N. Meridian Road and E. Chinden Boulevard

1. **Request: Annexation and Zoning** of 10.06 Acres of Land with an R-2 Zoning District
2. **Request: Preliminary Plat** Approval Consisting of Nineteen (19) Building Lots and Four (4) Common Lots on 10.06 Acres of Land in a Proposed R-2 Zoning District

5. Other Items

A. Discussion on Ordinance No. 15-1664 by Andrea Pogue, City Attorney