

City of Jerome Planning & Zoning Agenda

City Council Chambers 100 East Avenue A Jerome, ID 83338

City Administrator Mike Williams – City Planner Esmeralda Chavez

COMMISSION MEMBERS: Chairman Rod Mink; Commissioners Carl McEntarffer, Dave Holley, Randy King, Bill Allred, Janey Miller and Sheryl Gibbons

REGULAR MEETING

February 12th, 2019 7:00 p.m.

Please Note: *Speakers who have been given the floor may be limited to three minutes of discussion. Any item can be added or removed from the consent calendar prior to the meeting.*

1. Call to Order & Roll Call

- 2. Public Hearing** to hear a request from Herman Bennett for a Special Use Permit for a wrecking yard, on that parcel described as Tax 5 and 6 of Block 115 Jerome Townsite NE 24-8-16, more commonly known as the Southeast corner of South Alder and West Avenue D Streets, Jerome, Idaho.
- 3. Consider** a request from Herman Bennett for a Special Use Permit for a wrecking yard, on that parcel described as Tax 5 and 6 of Block 115 Jerome Townsite NE 24-8-16, more commonly known as the Southeast corner of South Alder and West Avenue D Streets, Jerome, Idaho.– *action item*
- 4. Public Hearing** to hear a request from Jerome School District for a zoning map amendment, changing the zone from Residential 1 (R1) to Public/Semipublic (PS), on those parcel described as the following:

All of Block 2 and Falcon Court and a portion of Block 3 and East Avenue D as shown on that certain map entitled "Glen Eagle Subdivision", recorded April 5, 2006 as Instrument No. 2061868, in the office of the County Recorder of Jerome County, lying in the SE 1/4 NE 1/4 Section 19, Township 8 South, Range 17 East, Boise Meridian, Jerome County, Idaho, more particularly described as follows:

Commencing at the Northeast corner of said map;
Thence, along the North Boundary of said map, North 89°31'50" West 40.00 feet to a point on the Western Right-of-Way line of Tiger Drive South and being the REAL POINT OF BEGINNING;

Thence, along said Western Right-of-Way line, South 00°12'58" West 615.45 feet;

Thence, continuing along said Western Right-of-Way line, South 45°12'58" West 28.28 feet to a point on the Northern Right-of-Way line of Glen Eagle Drive as shown on said map;

Thence, along said Northern Right-of-Way line, North 89°47'02" West 95.00 feet;
Thence, continuing along said Northern Right-of-Way line, along the arc of a tangent 20.00 foot radius curve to the right, through a central angle of 90°00'00", an arc distance of 31.42 feet and a chord distance of 28.28 feet that bears North

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44°47'02" West to a point on the Eastern Right-of-Way line of East Avenue D as shown on said map;

Thence, leaving said Eastern Right-of-Way line, North 89°47'02" West 50.00 feet to a point on the Western Right-of-Way line of said East Avenue D;

Thence, along said Western Right-of-Way line, South 00°12'58" West 53.28 feet to a point on the Northeastern Boundary of Lot 13, Block 3 as shown on said map;

Thence, along said Northeastern Boundary, North 44°40'46" West 53.51 feet to the Northern corner thereof;

Thence, along the Northwestern Boundary of said Lot 13, Block 3, South 45°19'14" West 125.00 feet to a point on the Northeasterly Right-of-Way line of East Avenue E;

Thence, along said Northeasterly Right-of-Way line, North 44°40'46" West 456.87 feet;

Thence, continuing along said Northeasterly Right-of-Way line, along the arc of a tangent 275.00 foot radius curve to the left, through a central angle of 45°00'47", an arc distance of 216.05 feet and a chord distance of 210.53 feet that bears North 67°11'09" West;

Thence, continuing along said Northeasterly Right-of-Way line, North 89°41'33" West 246.31 feet;

Thence, continuing along said Northeasterly Right-of-Way line, along the arc of a tangent 20.00 foot radius curve to the right, through a central angle of 89°54'30", an arc distance of 31.38 feet and a chord distance of 28.26 feet that bears North 44°44'18" West to a point on the Eastern Right-of-Way line of said Glen Eagle Drive;

Thence, along said Eastern Right-of-Way line and its Northerly prolongation, North 00°12'15" East 298.96 feet to a point on said North Boundary of "Glen Eagle Subdivision";

Thence, along said North Boundary, South 89°31'50" East 1094.44 feet to said REAL POINT OF BEGINNING.

5. **Consider** a request from Jerome School District for a zoning map amendment, changing the zone from Residential 1 (R1) to Public/Semipublic (PS), on those parcel described as the following:

All of Block 2 and Falcon Court and a portion of Block 3 and East Avenue D as shown on that certain map entitled "Glen Eagle Subdivision", recorded April 5, 2006 as Instrument No. 2061868, in the office of the County Recorder of Jerome County, lying in the SE 1/4 NE 1/4 Section 19, Township 8 South, Range 17 East, Boise Meridian, Jerome County, Idaho, more particularly described as follows:

Commencing at the Northeast corner of said map;

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Thence, along the North Boundary of said map, North 89°31'50" West 40.00 feet to a point on the Western Right-of-Way line of Tiger Drive South and being the REAL POINT OF BEGINNING;

Thence, along said Western Right-of-Way line, South 00°12'58" West 615.45 feet;

Thence, continuing along said Western Right-of-Way line, South 45°12'58" West 28.28 feet to a point on the Northern Right-of-Way line of Glen Eagle Drive as shown on said map;

Thence, along said Northern Right-of-Way line, North 89°47'02" West 95.00 feet;

Thence, continuing along said Northern Right-of-Way line, along the arc of a tangent 20.00 foot radius curve to the right, through a central angle of 90°00'00", an arc distance of 31.42 feet and a chord distance of 28.28 feet that bears North 44°47'02" West to a point on the Eastern Right-of-Way line of East Avenue D as shown on said map;

Thence, leaving said Eastern Right-of-Way line, North 89°47'02" West 50.00 feet to a point on the Western Right-of-Way line of said East Avenue D;

Thence, along said Western Right-of-Way line, South 00°12'58" West 53.28 feet to a point on the Northeastern Boundary of Lot 13, Block 3 as shown on said map;

Thence, along said Northeastern Boundary, North 44°40'46" West 53.51 feet to the Northern corner thereof;

Thence, along the Northwestern Boundary of said Lot 13, Block 3, South 45°19'14" West 125.00 feet to a point on the Northeasterly Right-of-Way line of East Avenue E;

Thence, along said Northeasterly Right-of-Way line, North 44°40'46" West 456.87 feet;

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Thence, along said Eastern Right-of-Way line and its Northerly prolongation, North 00°12'15" East 298.96 feet to a point on said North Boundary of "Glen Eagle Subdivision";

Thence, along said North Boundary, South 89°31'50" East 1094.44 feet to said REAL POINT OF BEGINNING. - *action item*

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6. Consent Agenda- action item

The consent calendar consist of items that are considered to be routine in nature and will be enacted in the form of one motion. Any item can be removed from the consent calendar and heard in its regular order at the request of any commissioner or the chairman.

- A. Approve the minutes from the January 8th, 2019 regular meeting.
- B. Consider/Approve Finding and Facts for Juan Gonzalez for a Special Use Permit for a Commercial Entertainment Facility (Indoor), on that parcel described as Lots 16 & 17 block 76 JT SE 13-8-16, more commonly known as 160 West Main, Jerome, Idaho.
- C. Consider/Approve Finding and Facts for Michael Taylor for a Special Use Permit renewal, allowing an in-home occupation, in-home firearms sales, on that parcel described as Lot 2, Lanum Subdivision #1, NW 18-8-17, more commonly known as 309 16th Avenue East, Jerome, Idaho.
- D. Consider/Approve Findings and Facts for Magdalena Perez for a Special Use Permit renewal, allowing an in-home occupation, an In-home tax preparation and notary service, on that parcel described as Tax 9 of Block A-202, JT SE 18-8-17, more commonly known as 312 North Fillmore Street, Jerome, Idaho.

7. Citizen Correspondence and Issues

8. Discussion Period & Staff Reports

9. Adjournment

Note: Any person needing special accommodations to participate in the above noticed meeting should contact City Hall (City Administrator 208-324-8189 x 102) seven days prior to the meeting.