

City of Jerome Planning & Zoning Agenda

City Council Chambers 100 East Avenue A Jerome, ID 83338

City Administrator Mike Williams – City Planner Ida Clark

COMMISSION MEMBERS: Chairman Rod Mink; Commissioners Carl McEntarffer, Dave Holley, Randy King, Bill Allred, Jeff Schroeder, and Paul Johnson

REGULAR MEETING

August 25th, 2020 7:00 p.m.

Council Chambers will be open to the public with social distancing guidelines. We will continue to broadcast meetings via Zoom. You are encouraged to join the meeting by clicking on the link below or you can call in from your phone.

See City website on the day of the meeting to obtain the meeting ID

<https://www.ci.jerome.id.us/339/Public-Hearing-Notices>

To call in with your phone only or to watch on your computer and listen via phone, call

1-346-248-7799 or 1-669-900-6833

See City website on the day of the meeting to obtain the meeting ID

<https://www.ci.jerome.id.us/339/Public-Hearing-Notices>

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. **Continued Public Hearing** for a request from Molly Kay, for a Special Use Permit allowing six chickens, on the property known as Lot 2B, Blk A-180, Jerome Townsite, NE 19-8-17, more commonly known as 518 East Avenue F, Jerome, Idaho
3. **Consider** a request from Molly Kay, for a Special Use Permit allowing six chickens, on the property known as Lot 2B, Blk A-180, Jerome Townsite, NE 19-8-17, more commonly known as 518 East Avenue F, Jerome, Idaho- *action item*
4. **Continued Public Hearing** to hear a request from Matt Reider, representing Maverik, Inc. for a Sign Variance, on the property described as follows: A part of the Southeast Quarter of Section 36, Township 8 South, Range 16 East, Boise Meridian, U.S. Survey in Jerome County, Idaho:
Beginning at a point on the Southwesterly Line of Bob Barton Road and also the West Line of Golf Course Road as widened to 40.00 foot half-width located 723.87 feet South 0°19'50" West along the Section Line; 33.62 feet North 89°37'13" West; and 30.37 feet North 11°47'52" West along said Southwesterly line of Bob Barton Road from the East Quarter Corner of said Section 36; and running thence South 0°19'50" West 405.47 feet along said West Line of Golf Course Road; thence North 89°40'10" West 255.99 feet; thence North 0°19'50" East 588.44 feet; thence South 89°40'10" East 216.67 feet to the Southwesterly Line of Bob Barton Road; thence South 11°47'52" East 187.15 feet along said

City of Jerome Planning & Zoning Agenda

City Council Chambers 100 East Avenue A Jerome, ID 83338

City Administrator Mike Williams – City Planner Ida Clark

COMMISSION MEMBERS: Chairman Rod Mink; Commissioners Carl McEntarffer,

Dave Holley, Randy King, Bill Allred, Jeff Schroeder, and Paul Johnson
Southwesterly Line to the point of beginning. Containing approximately 3.375
acres; more commonly known the Southwestern corner of Bob Barton Road and
Golf Course Road.

5. **Consider** a request from Matt Reider, representing Maverik, Inc. for a Sign Variance, on the property described as follows: A part of the Southeast Quarter of Section 36, Township 8 South, Range 16 East, Boise Meridian, U.S. Survey in Jerome County, Idaho:

Beginning at a point on the Southwesterly Line of Bob Barton Road and also the West Line of Golf Course Road as widened to 40.00 foot half-width located 723.87 feet South 0°19'50" West along the Section Line; 33.62 feet North 89°37'13" West; and 30.37 feet North 11°47'52" West along said Southwesterly line of Bob Barton Road from the East Quarter Corner of said Section 36; and running thence South 0°19'50" West 405.47 feet along said West Line of Golf Course Road; thence North 89°40'10" West 255.99 feet; thence North 0°19'50" East 588.44 feet; thence South 89°40'10" East 216.67 feet to the Southwesterly Line of Bob Barton Road; thence South 11°47'52" East 187.15 feet along said Southwesterly Line to the point of beginning. Containing approximately 3.375 acres; more commonly known the Southwestern corner of Bob Barton Road and Golf Course Road– *action item*

6. **Consider** a Design Review for 2152 South Lincoln Avenue, Jerome, Idaho – *action item*

7. **Consider** a Design Review for 267 East Main Street, Jerome, Idaho– *action item*

8. **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 July 28th, 2020 regular meeting

- B. Consider/Approve Finding and Facts for Rennison Companies, Inc. for a zoning map amendment, changing the zone from Central Business District (CBD) to General Business (C-2), on the property described as the following:

Beginning at the Northeast corner of Lot 1, Block 136 in Jerome Townsite, and lying in the NE¼ of Section 24, Township 8 South, Range 16 East Boise Meridian, Jerome County, Idaho, and THE REAL POINT OF BEGINNING;
Thence South 0°17' West, 270.00 feet along the East side of Block 136 to a point;
Thence North 89°43' West, 300.00 feet along the South side of Block 136 to a point;

City of Jerome Planning & Zoning Agenda

City Council Chambers 100 East Avenue A Jerome, ID 83338

City Administrator Mike Williams – City Planner Ida Clark

COMMISSION MEMBERS: Chairman Rod Mink; Commissioners Carl McEntarffer,

Dave Holley, Randy King, Bill Allred, Jeff Schroeder, and Paul Johnson

Then North 0°17' East, 235.28 feet along a line between Lots 5 and 6 extended Northward to a point the East side of Lot 2;

Thence Northwesterly along the East side of said Lot 2, 43.32 feet along a curve to the left having a Delta Angle of 1°22'16", a Radius of 1810.10 feet, a Tangent of 21.66 feet and a Long Chord of 43.32 feet that bears North 36°25'38" West to a point;

Thence South 89°43' East, 325.90 feet along the North side of said Block 136 to a point, THE REAL POINT OF BEGINNING, more commonly known as 120 West Avenue F, Jerome, Idaho.

- C. Consider/Approve Finding and Facts for Matt Reider, representing Maverik, Inc. for a lot split, on the property described as follows: Township 8 South, Range 16 East, Boise Meridian, Jerome County, Idaho Section 36: NE¼SE¼, Excepting therefrom a parcel deeded to the State of Idaho by deed recorded September 24, 1963 in Book 173 Page 517 as Instrument Number 156281, Jerome County records.
And that part of the SE¼SE¼ lying North of the N Canal of the North Side Canal Company LTD. as presently constructed, more commonly known as 267 Golf Course Road, Jerome, Idaho.
- D. Consider/Approve Finding and Facts Alpha 86, LLC for a renewal of a Special Use Permit, allowing a residential use, on the property described as Lots 12-16 Block 75 Jerome Townsite SE 13-8-16, more commonly known as 249 1st Avenue West, Jerome, Idaho.
- E. Consider/Approve Finding and Facts for Susan Harris representing Alpha 86, LLC for an Off-Premise Sign, on the property described at Lots 17-19, Block 75 Jerome Townsite SE 13-8-16, more commonly known as 252 West Main Street, Jerome, Idaho.

9. Citizen Correspondence and Issues

10. Discussion Period & Staff Reports

11. 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.