

Latah County Zoning Commission Meeting Minutes

Date: 04/20/2016

Location: Latah County Courthouse Room 2-B

Members Present: Patrick Wilson, Bob Henriksen, Brian Loomis and Rod Parker

Staff Present: Mauri Knott, Chris Blankenship, and Taylor Minshall

Meeting opened by Patrick Wilson, Chairman, at 17:30.

Adoption of Minutes: April 6, 2016

Motion: P. Wilson moved to accept with correction, seconded by R. Parker

Action: Approved. Yes: 4 No: 0 Abstain: 0

Findings of Facts: CUP 979 and CUP 976

CUP 979

Motion: B. Henriksen moved to accept, seconded by R. Parker.

Action: Approved. Yes: 4 No: 0 Abstain: 0

CUP 976

Motion: B. Loomis moves to accept, seconded by R. Parker.

Action: Approved. Yes: 4 No: 0 Abstain: 0

CUP #981 – A request by K. Allen Frazier for a conditional use permit for an accessory cottage house on an approximately 5 acre parcel in the Rural Residential Zone. The site is located on Rothwell Road, Viola, Idaho in Section 32, Township 41 North, Range 05 West B.M., and is currently referenced as assessor's parcel number RP040041532001A.

Opened Public Hearing: 17:36 – Staff Report by C. Blankenship

Opened Public Comment: 17:38 – Applicant testified.

Closed Public Comment: 17:40

Motion: B. Loomis moved to approved CUP 981 with the following conditions:

1. Compliance with all federal, state, and local regulations.
2. Compliance with the application materials as submitted and presented.
3. Compliance with section 3.02.03(14) of the Latah County Land Use Ordinance #269 as amended.

Seconded by B. Henriksen

Action: Approved. Yes: 4 No: 0 Abstain: 0

RZ #982 – A request by Craig and Tammy Greenwalt to rezone approximately 11 acres of a 56 acre parcel from Agriculture/Forest to Rural Residential. The property is located on Hwy 8, in Section 13, Township 39 North, Range 05 West, B.M., in Latah County, and referenced as Assessor's Parcel Number RP39N05W138410A.

Opened Public Hearing: 17:45 – Staff Report by M. Knott

Opened Public Comment: 19:06 - Representative of Applicant testified. 2 testified neutral.

Closed Public Comment: 18:06

Motion: B. Henriksen moved to recommend approval of RZ 982 to the Board of Latah County Commissioners and requests The Board enter into a development agreement with the applicant restricting the number of lots to three (3) and restricting lot size to three to five (3-5) acres.

Seconded by B. Loomis

Action: Approved. Yes: 4 No: 0 Abstain: 0

Adjourned at 18:14

Respectfully submitted,

Rodney Parker