

OFFICIALS

Lee Young, Chairman
Dana Hennis, Vice Chairman
Stephen Damron, Commissioner
Tyson Garten, Commissioner
Vacant



CITY OF KUNA
Kuna City Hall Council Chambers, 751 W 4th Street, Kuna, Idaho 83634

Planning & Zoning Commission Meeting
AGENDA
Tuesday January 25, 2022

6:00 PM REGULAR MEETING

For questions, please call the Kuna Planning and Zoning Department at (208) 922-5274.

1. CALL TO ORDER & ROLL CALL:

2. CONSENT AGENDA: ALL OF THE ITEMS LISTED ARE ACTION ITEMS

All items listed under the Consent Agenda are considered to be routine and are acted on with one (1) Motion by the Commission. There will be no separate discussion on these items unless the Chairman, Commissioner, or City Staff requests an item to be removed from the Consent Agenda for discussion. Items removed from the Consent Agenda will be placed on the Regular Agenda under Business or as instructed by the Commission.

1. Regular Planning and Zoning Commission Meeting Minutes Dated January 11, 2022
2. Findings of Fact & Conclusions of Law
 1. Case No. 21-12-AN (Annexation) for Boise Basin/Markovetz
 2. Case Nos. 21-02-ZC (Rezone) & 21-02-SUP (Special Use Permit) for First Choice Collision Repair
 3. Case No. 21-11-DR (Design Review) for Commercial Tire
 4. 21-33-DR (Design Review) Modification for Athleta Townhomes
 5. 21-04-S (Preliminary Plat) & 21-14-DR (Design Review) for Falcon Crest Golf Villages

3. PUBLIC HEARINGS: ALL OF THE ITEMS LISTED ARE ACTION ITEMS

- A. *Tabled from December 14, 2021* Case Nos. 21-06-SUP (Special Use Permit) & 21-20-DR (Design Review) for Meridian Mega Storage – Jessica Reid, Planning Services Specialist

Matt Sanchi of ZGA Architects, on behalf of his client Jason Papich, requests Special Use Permit & Design Review approval for an approx. 14.86-acre development which includes: Enclosed RV & self-storage; outdoor RV storage; self-storage office with second-floor living quarters; three (3) flex-space (office/warehouse) buildings; fire suppression tank/system; fencing; landscaping; and parking. The proposed project is to be completed in five (5) phases and be connected to a well & septic system until City Services are within 300 feet of the site. The subject site is located at 7370 S Meridian Road, #1 (APN: S1406325625) with a C-2 (Area Commercial) zone.

Staff requests this item be tabled to a date certain of February 08, 2022, pending critical reports from Ada County Highway District and Idaho Transportation Department.

- B.** Case No. 21-05-CPF (Combination Preliminary & Final Plat) Zatica Subdivision No. 1 & No. 2 – Doug Hanson, Planner II

Ron Isackson, on behalf of Albertson’s LLC, requests approval for a Combination Preliminary and Final Plat to replat six (6) lots, totaling 9.93 acres, within the Zatica No. 1 and Zatica No. 2 Subdivisions. The subject site is located at 700 E Avalon Street, Kuna, ID 83634 (APNs: R9835320080, R9835320010, R9835320030, R9835310050, R9835310074 and R9835310024).

4. BUSINESS ITEMS:

- A.** Case No. 21-30-DR (Design Review) for Heartland Dental – Jessica Reid, Planning Services Specialist **ACTION ITEM**

Jeff Likes of ALC Architecture, on behalf of his client Rocky Mountain Companies, requests Design Review approval for an approx. 4,200 SF dental office, associated parking lot & landscaping. The subject site is located at 1097 N Jacksonmill Ave (APN: R0539771340) with a C-1 (Neighborhood Commercial) zone.

5. ADJOURNMENT: