

**OFFICIALS**

Lee Young, Chairman  
Dana Hennis, Vice Chairman  
Bryan Clark, Commissioner  
Ginny Greger, Commissioner  
Jim Main, Commissioner

**CITY OF KUNA**  
**City Hall Council Chambers**  
**751 W 4<sup>th</sup> Street, Kuna, ID 83634**



**Planning & Zoning Commission**  
**REGULAR MEETING AGENDA**  
**Tuesday September 12, 2023, at 6:00 PM**

*For questions, please call Planning and Zoning at (208) 922-5274.*  
*ALL AGENDA ITEMS ARE ACTION ITEMS UNLESS OTHERWISE NOTED.*

**1. CALL TO ORDER & ROLL CALL:**

**2. CONSENT AGENDA:**

*All items listed are routine and acted on with one (1) Motion by the Commission; there will be no separate discussion unless the Chairman, Commissioner, or Staff requests it be removed. Removed items will be placed under Business unless otherwise instructed.*

- 1. Regular Commission Meeting Minutes Dated August 22, 2023
- 2. Findings of Fact & Conclusions of Law
  - A. Case No. 23-10-SUP 2929 N New Morning Avenue In-home Daycare
  - B. Case Nos. 23-01-CPF & 23-03-ZC Hagler Subdivision

**3. PUBLIC HEARINGS:**

- A. *Tabled from August 8, 2023, Case Nos. 22-07-ZC (Rezone), 22-05-PUD (Planned Unit Development), 22-15-S (Preliminary Plat), 22-08-SUP (Special Use Permit) & 22-34-DR (Design Review) for Gallica Heights Subdivision – Troy Behunin, Senior Planner*

Applicant requests Planned Unit Development and Special Use Permit approval for approximately 132.26 acres, and to Rezone the site from A (Agriculture) to R-6 (Medium Density Residential), R-12 (High Density Residential), & C-1 (Neighborhood Commercial). The Applicant also requests Preliminary Plat approval to subdivide the site into 702 total lots (615 residential, 86 common & 1 commercial). The subject site is located at the Southeast corner of Columbia & Black Cat Roads; Section 10, Township 2 North, Range 1 West (APNs: S1310223100, S1310233610).

- B. Case Nos. 23-02-CPF (Combo Plat) & 23-04-ZC (Rezone) for Serving Subdivision – Jessica Reid, Associate Planner

Applicant requests Combination Plat approval to re-plat a portion of the Letha’s Subdivision by combining Lot 1/portion of Lot 4 (APN: R5225750015) and Lot 2 (APN: R5225750020), and to Rezone from R-6 (Medium Density Residential) to C-1 (Neighborhood Commercial); Section 23, Township 2 North, Range 1 West.

- C. Case Nos. 23-01-CPM (Comp Plan Map Amendment), 23-01-ZC (Rezone) & 23-02-S (Preliminary Plat) for Arrow Pointe Plaza – Troy Behunin, Senior Planner

Applicant requests Comprehensive Plan Map Amendment, Rezone and Preliminary Plat approval near the Southeast corner of Hubbard Road and School Road (APN: S13141210891); Section 14, Township 2 North, Range 1 West.

**5. BUSINESS ITEMS:**

None

**6. UPDATES & REPORTS: Non-Action Items**

None

**7. ADJOURNMENT:**