

**MEMBERS**

- John Laraway     Bryan Clark
- Robbie Reno     Martin Taylor
- Jonathan Doyle   Beverly Wolf
- Cristin Sandu     Chad Queen
- Larry Menges

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



**Ad Hoc Future Land Use Map  
 Advisory Committee  
 REGULAR MEETING AGENDA  
 Wednesday July 10, 2024, at 6:00 PM**

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

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

**2. CONSENT AGENDA:**

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

- A. Regular Committee Meeting Minutes Dated June 12, 2024 – *Action Item*

*Potential Motion:*

- *Motion to Approve Consent agenda.*
- *Motion to Approve Consent agenda with amendments (i.e., correction to previous meeting minutes, etc.)*

**3. BUSINESS ITEMS:**

- A. Developer Presentation(s)

**4. BOARD QUESTIONS OR CONCERNS:**

**5. UPDATES & REPORTS**

- A. FAQs Sheet and Past Future Land Use Maps. – Doug Hanson, Planning & Zoning Director

**6. ADJOURNMENT:**

**MEMBERS**

John Laraway    Bryan Clark  
Robbie Reno    Martin Taylor  
Jonathan Doyle    Beverly Wolf  
Cristin Sandu    Chad Queen  
Larry Menges

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



**Ad Hoc Future Land Use Map  
Advisory Committee  
REGULAR MEETING  
MINUTES  
Wednesday June 12, 2024, at 6:00 PM**

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

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

*(Timestamp 00:00:00)*

***Commissioners Present:***

*John Laraway - Present  
Robbie Reno - Absent  
Jonathan Doyle - Absent  
Cristin Sandu - Present  
Larry Menges - Present  
Bryan Clark - Present  
Martin Taylor - Absent  
Beverly Wolf - Present  
Chad Queen – Absent*

***City Staff Present:***

*Planning and Zoning Director Doug Hanson  
Economic Development Director Morgan Treasure*

*Chairman Cristin Sandu asked new Commissioner Chad Queen to introduce himself*

*Commissioner Chad Queen explained his background and was hoping to add value to the committee.*

**2. CONSENT AGENDA:**

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

*(Timestamp 00:01:01)*

**A. Regular Committee Meeting Minutes Dated April 10, 2024 – Action Item**

***Potential Motion:***

- Motion to Approve Consent agenda.*
- Motion to Approve Consent agenda with amendments (i.e., correction to previous meeting minutes, etc.)*

*There was a clarifying question regarding “Potential Motions” listed within the Consent Agenda. Planning and Zoning Director Doug Hanson responded.*

*(Timestamp 00:01:38)*

**Motion To:** Approve the Consent Agenda

**Motion By:** Commissioner John Laraway

**Motion Seconded By:** Commissioner Bryan Clark

**Further Discussion:** None

**Voting Aye:** Commissioners Laraway, Sandu, Menges, Clark, Wolf, Queen

**Voting Nay:** None

**Absent:** Commissioners Reno, Doyle, Taylor

**6-0-3**

### **3. BUSINESS ITEMS:**

*(Timestamp 00:01:50)*

#### **A. Agency Presentations**

##### **1. Community Planning Association (COMPASS) – Austin Miller**

*Austin Miller, COMPASS presented. Topics covered included an Introduction to COMPASS, what COMPASS does, and how it impacts the Ad Hoc Future Land Use Map Advisory Committee.*

*Multiple Commissioners asked clarifying questions.*

*Austin Miller, COMPASS responded.*

##### **2. Ada County Highway District (ACHD) – Rebecca Phillips and Kristy Inselman**

*(Timestamp 00:42:02)*

*Rebecca Phillips, ACHD presented. Topics covered included the Integrated 5-Year Plan and its process.*

*Multiple Commissioners asked clarifying questions.*

*Rebecca Phillips and Kristy Inselman, ACHD responded.*

### **4. BOARD QUESTIONS OR CONCERNS:**

*(Timestamp 01:26:57)*

*Commissioner Beverly Wolf asked what is the Ad Hoc Future Land Use Map Advisory Committee’s Mission.*

*Planning and Zoning Director Doug Hanson responded.*

*Planning and Zoning Director Doug Hanson explained that the Commission first few meetings will be primarily aimed at gaining information and knowledge about different agencies in the area so that all commissioners can make informed decisions moving forward. Following the Informational Series, the Commission will look at Maps with a GIS Technician to make proposed changes to the Future Land Use Map, if deemed appropriate.*

*Multiple Commissioners asked questions regarding how the Future Land Use Map would impact current and future proposed development as it is brought forward in the Planning and Zoning Process.*

*Economic Development Director Morgan Treasure and Planning and Zoning Director Doug Hanson responded.*

*Commissioner Bryan Clark asked about Planned Unit Developments.  
Planning and Zoning Director Doug Hanson responded.*

*Chairman Cristin Sandu requested if it was possible to invite Developers to the Commission Meeting.*

*Planning and Zoning Director Doug Hanson replied in the affirmative.*

*Chairman Cristin Sandu asked how the Commission might go about doing that.*

*Commissioner Bryan Clark responded.*

*Economic Development Director Morgan Treasure responded.*

*Commissioner Bryan Clark and Commissioner Beverly Wolf asked questions and made comments regarding growth.*

*Economic Development Director Morgan Treasure responded and included information regarding demographic shifts in and around Ada and Canyon County.*

## **5. UPDATES & REPORTS**

*(Timestamp 01:46:31)*

- A. City of Kuna Future Land Use Maps dated April 18, 2019 and July 16, 2019. – Doug Hanson, Planning & Zoning Director**

*Planning and Zoning Director Doug Hanson introduced the April 18<sup>th</sup>, 2019 and July 16<sup>th</sup>, 2019 Future Land Use Map and showed their differences, noting that only 4 changes were made and where those changes occurred on the maps.*

*Commission Members made comments regarding the current Future Land Use Map.*

*Commission Members asked questions and made comments regarding the Planning and Zoning process.*

**6. ADJOURNMENT:**

*(Timestamp 02:04:06)*

*(Timestamp 02:04:06)*

**Motion To:** Adjourn

**Motion By:** Commissioner Bryan Clark

**Motion Seconded By:** Commissioner John Laraway

**Further Discussion:** None

**Voting Aye:** Commissioners Laraway, Sandu, Menges, Clark, Wolf, Queen

**Voting Nay:** None

**Absent:** Commissioners Reno, Doyle, Taylor

**6-0-3**

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Cristin Sandu, Chairman

ATTEST:

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Doug Hanson, Director

*Minutes prepared by Garrett Michaelson, Deputy City Clerk.*

# COMPASS

*Planning for the future...*

Austin Miller

# Overview

Intro to COMPASS

Who we are

What we do

What it means to you



COMPASS is...



**C O M P A S S**

---

**COMMUNITY PLANNING ASSOCIATION**

---

of Southwest Idaho

# COMPASS: Ada/Canyon's MPO



Urbanized areas  
over 50,000



Conduct  
transportation  
planning



Distribute  
federal  
transportation  
dollars

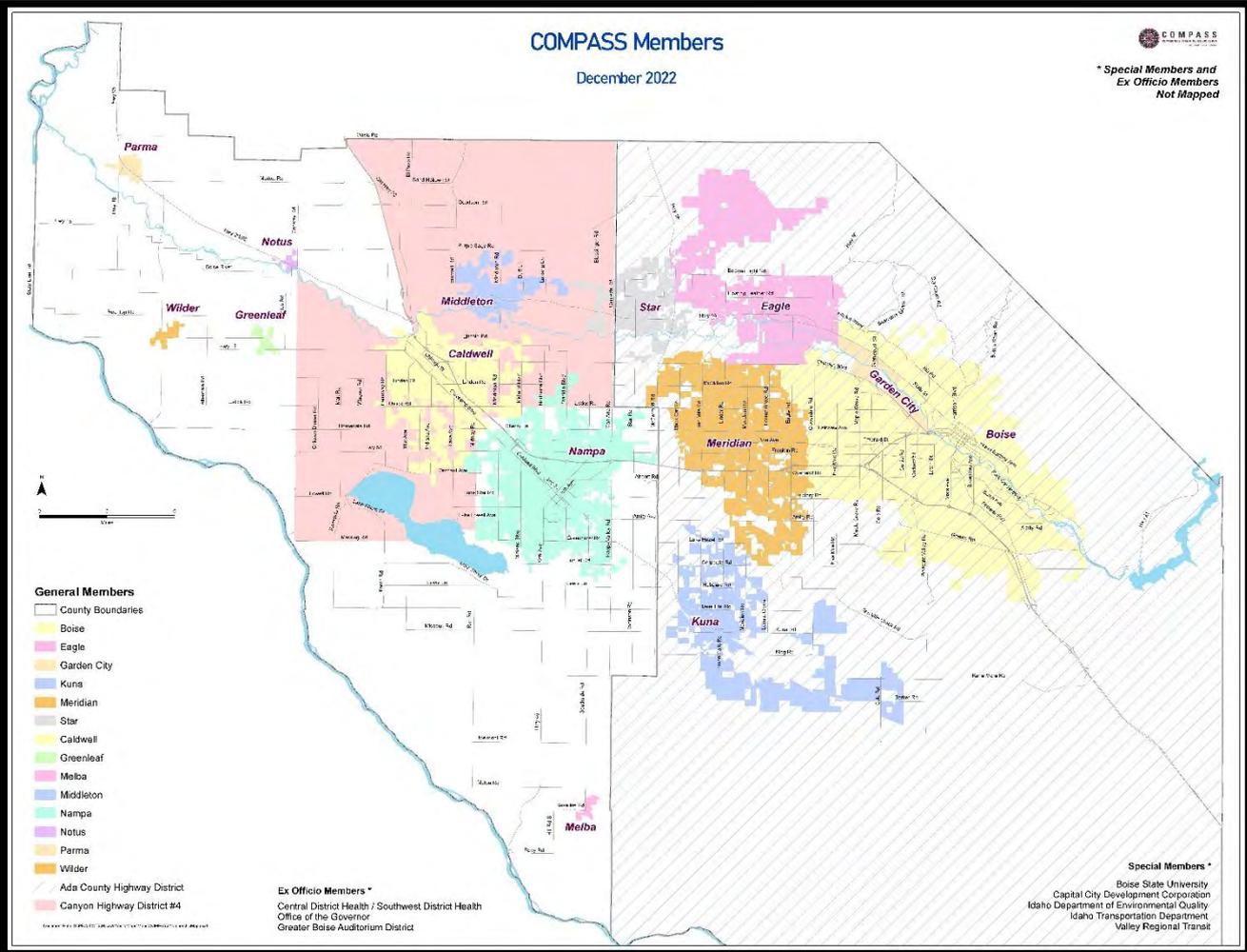
Metropolitan Planning Organizations



**COMPASS**  
COMMUNITY PLANNING ASSOCIATION  
of Southwest Idaho

# COMPASS is...

...An association of cities, counties, highway districts, and other agencies who plan for the future of Ada and Canyon Counties.



# Board of Directors

Provide policy  
direction for  
the future of  
Ada and  
Canyon  
Counties



# What does COMPASS do?



Plan



Implement



Provide technical expertise



Facilitate

# What does COMPASS do?



Plan



Implement



Provide technical expertise



Facilitate

# Long-range transportation plan



Future  
multimodal  
transportation  
system



Forecasted  
growth



Fiscally  
constrained



Public  
involvement

Plans for 20+ years; updated every 5 years



# COMMUNITIES IN MOTION 2050

Regional Long-Range  
Transportation Plan for  
Ada and Canyon Counties

# Goals

Safety



Convenience



Quality of Life



Economic Vitality



# At a glance...

---

People      2050 population = 1,075,000

---

2024 population = 823,000

---

System      Complete transportation system

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Bike/ped, freight, public transportation, roadways

---

Projects     \$5.7 billion = capital improvements

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\$5.4 billion = maintenance, operations, etc.

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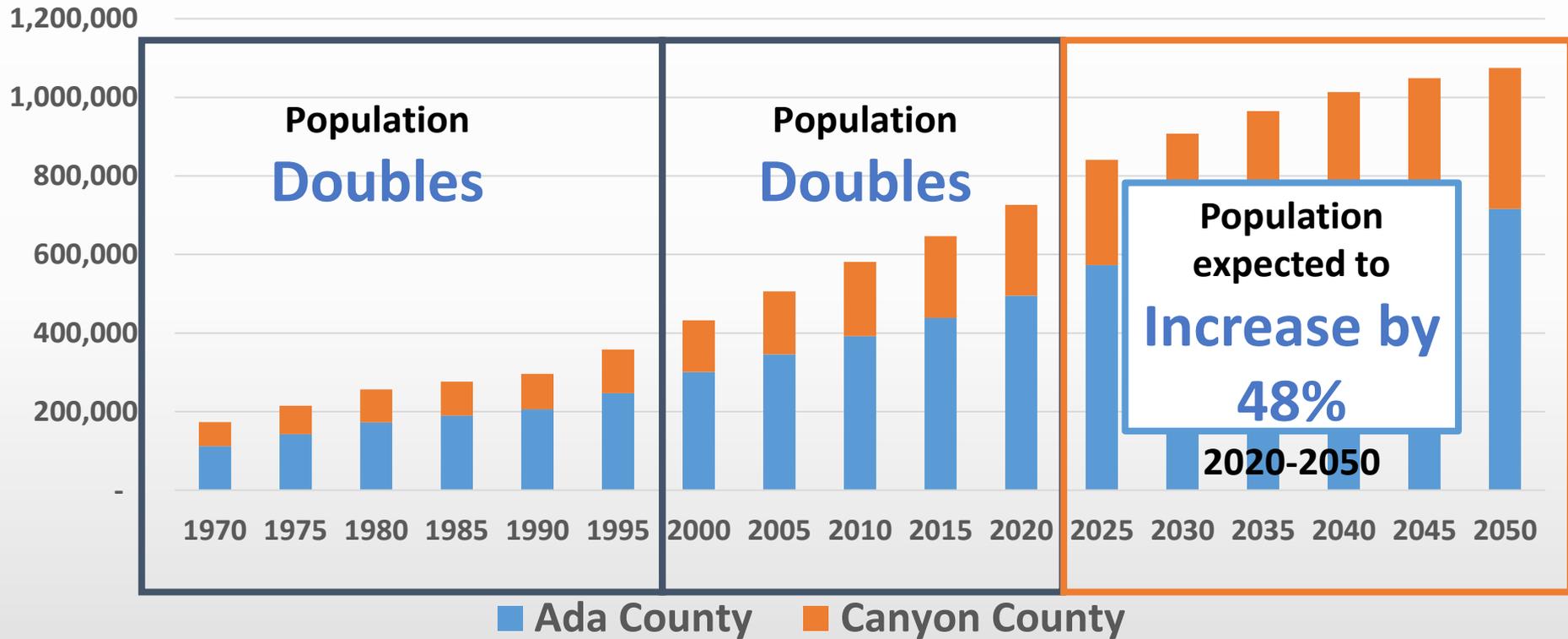
Shortfall    \$5.4 billion shortfall

---

Average \$193 million per year to 2050

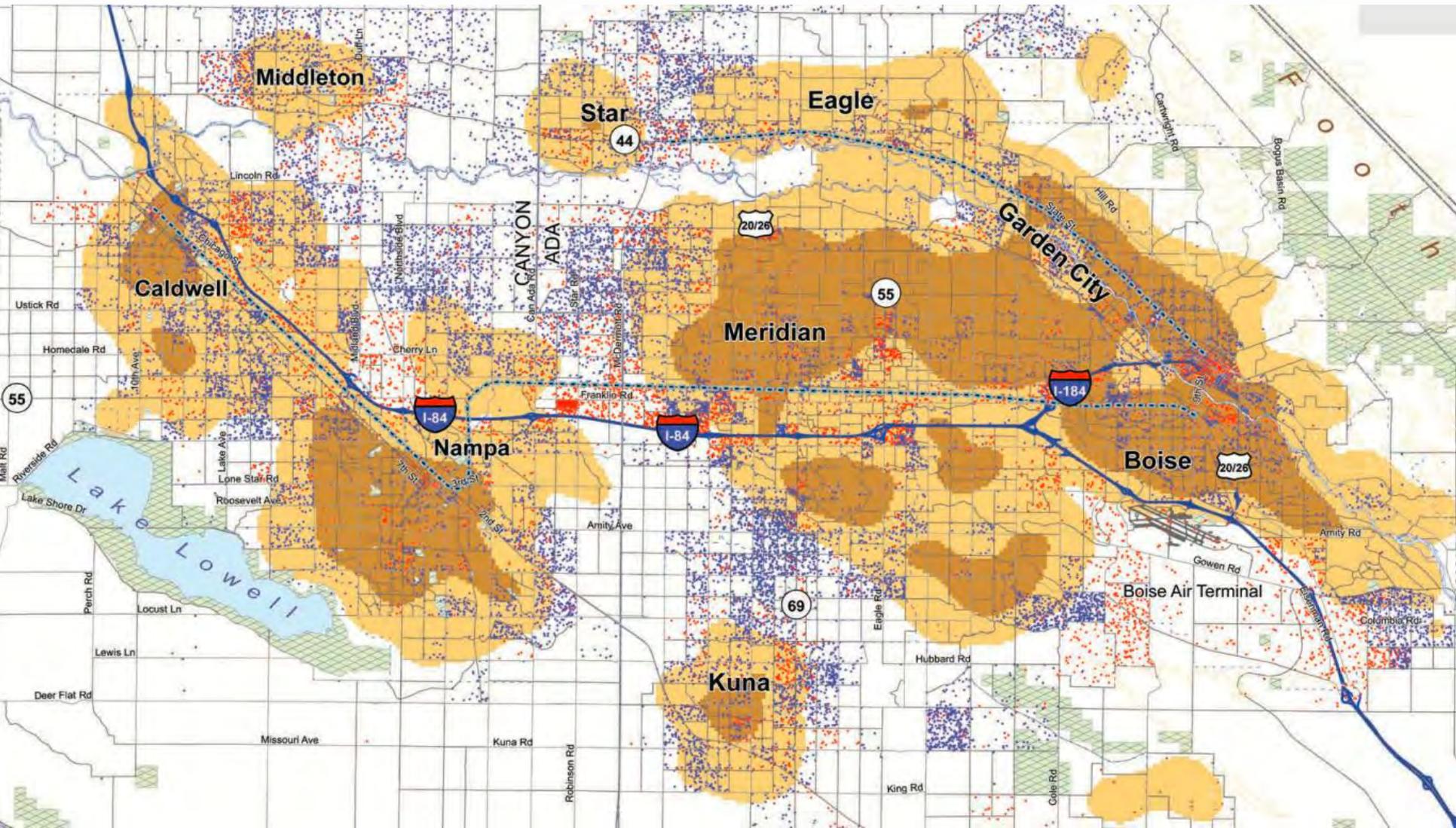
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# Population is booming!



Population in 1,000s

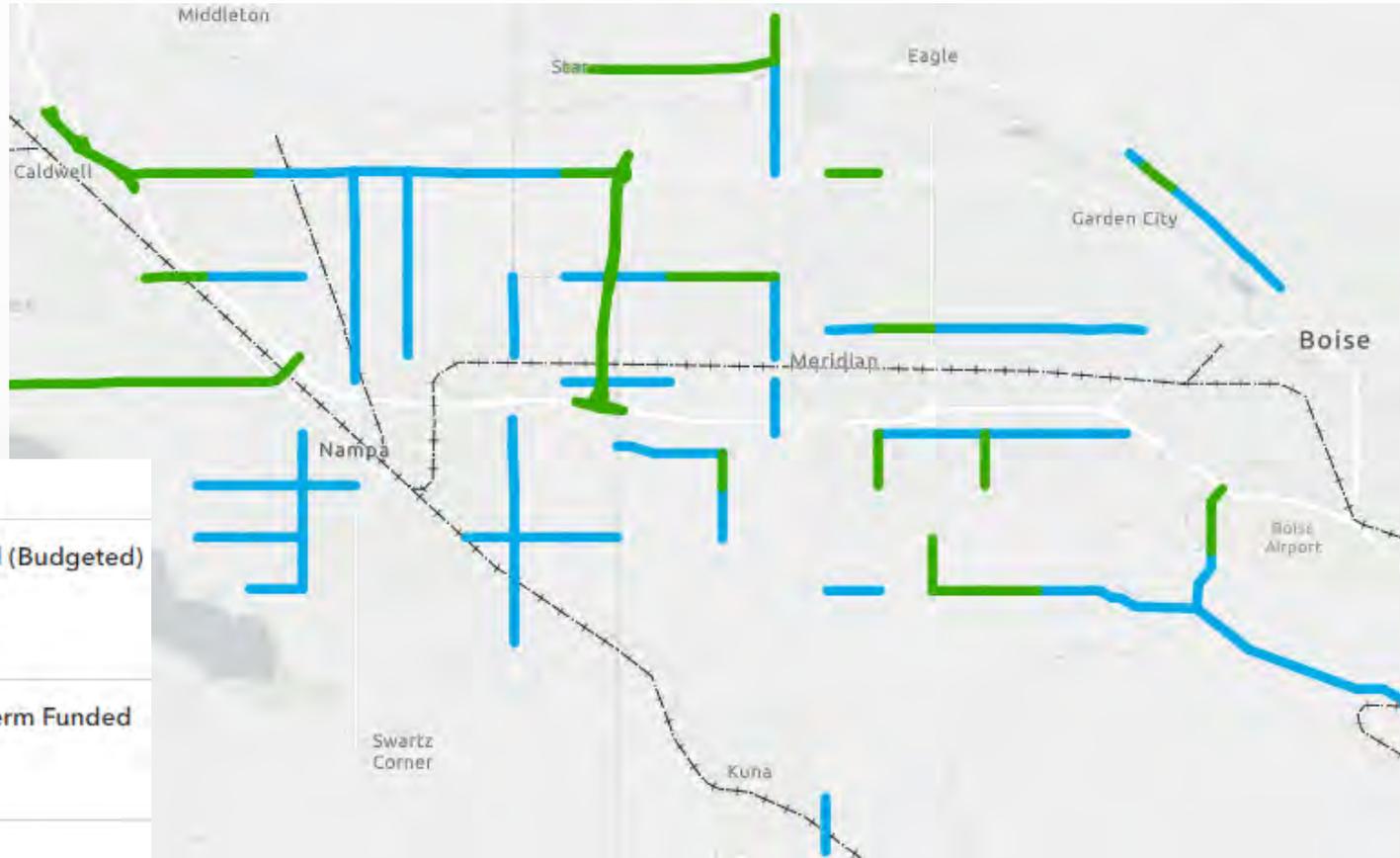
# People



# System



# Projects (Funded)



## Legend

### CIM2050Projects - Short Term Funded (Budgeted)

Short-Term Funded (Budgeted)

### CIM2050Projects - Remaining Long-Term Funded

### CommonFeatures

Rail

# Shortfall (Unfunded)

**Legend**

**CIM2050 Projects - Official Regional Pathway Connection Priorities**

- (Purple line)

**CIM2050 Projects - State and Local Unfunded NOT Ranked**

- (Thick brown line) Unfunded, System Roadway

**CIM2050 Projects - PT2050 Unfunded Routes**

- (Thick black line) Premium
- (Medium black line) Express
- (Thin black line) Frequent
- (Dashed black line) Secondary
- (Dotted black line) Regional Rail

**Common Features**

**Rail**

- (Dashed line with cross-ticks)



## TRANSPORTATION FUNDING

NEEDS

**\$16.5** Billion

AVAILABLE  
FUNDING

**\$11.1** Billion



SHORTFALL

**\$5.4** Billion



# What does COMPASS do?



Plan



Implement



Provide technical expertise



Facilitate

# Focus on...



Maintain what we have



Increase funding



Secure resources



Make best use of funds

# Transportation Improvement Program (TIP)

Short-term budget



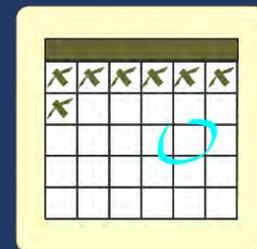
Primarily federally funded transportation projects



Funds projects to meet goals in long-range plan



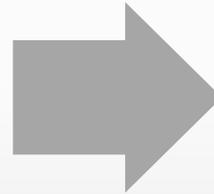
Updated yearly, amended frequently



# Transportation Investments

## CIM

- Identifies needs
- 20+ years



## TIP

- Funds projects
- 5-7 years

# Resource Development Program



**COMPASS APPLICATIONS**

**UNFUNDED PROJECTS**



**RESOURCE DEVELOPMENT PLAN**

**COMPASS SERVICES:**

- Find/Share Resources
- Grant Assistance
- ✓ Eligibility
- ✓ Writing
- ✓ Review
- ✓ Management
- ✓ Letters of support



IV. APPLICATION SUPPLEMENTAL

FY2025-2031 COMPASS Application Guide

Phase I – Page 1  
Phase II – Page 5

2025 COMPASS Funding Application  
Phase I  
All Projects

All applications must be submitted in Word format by email to [ttisdale@COMPASSIdaho.org](mailto:ttisdale@COMPASSIdaho.org). This phase of the application page limit is 10 pages.

DETAILS

Sponsor Name (agency):

Main Agency Contact:

Project Title:

PROJECT DETAILS

Briefly describe the location of the project:

Does the sponsor own the right-of-way for this project?

- Yes
- No
- N/A

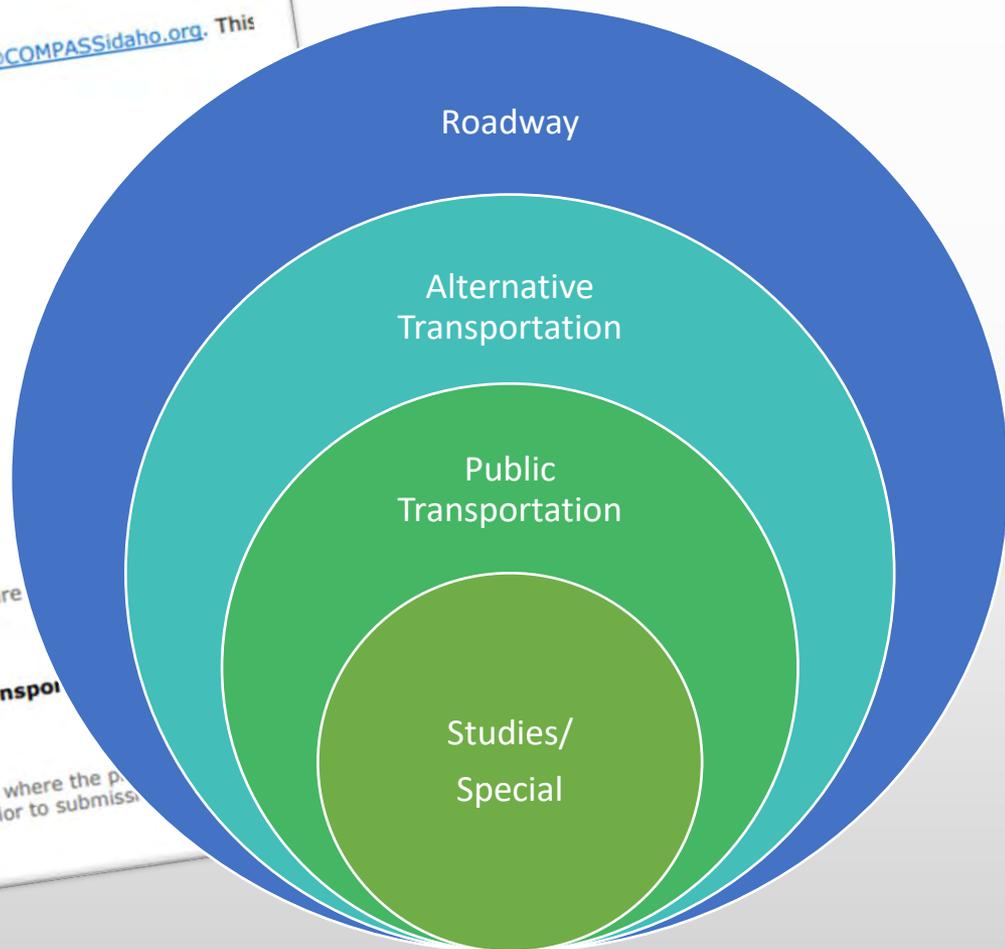
If no, a letter of support from the owner(s) is required to ensure approval prior to submission.  
Explain:

Does the project include improvements to the public transportation?

- Yes
- No

If yes, a letter of support from the public transportation agency where the project is located is required to ensure its involvement and approval is required prior to submission.

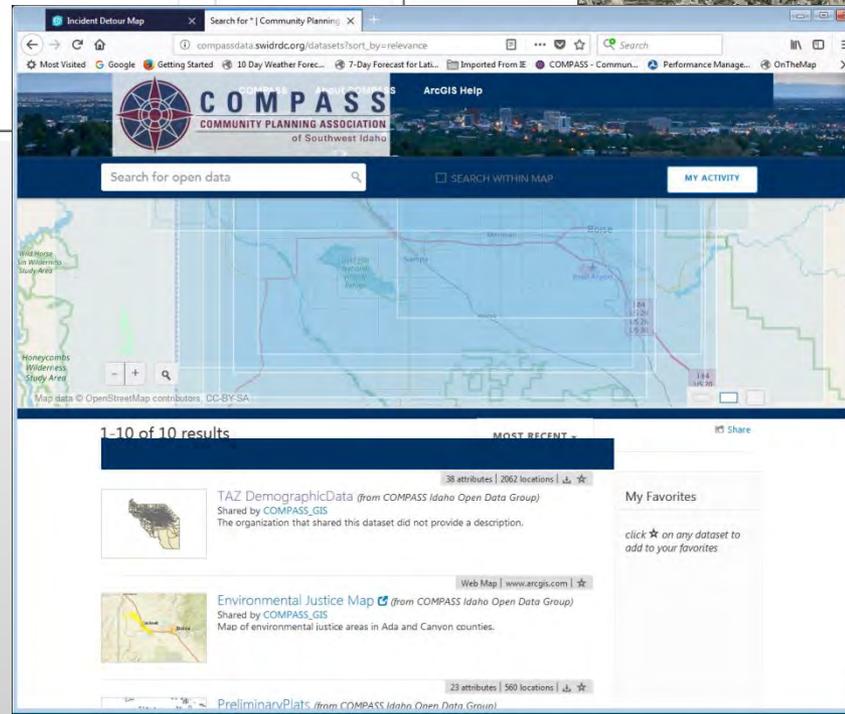
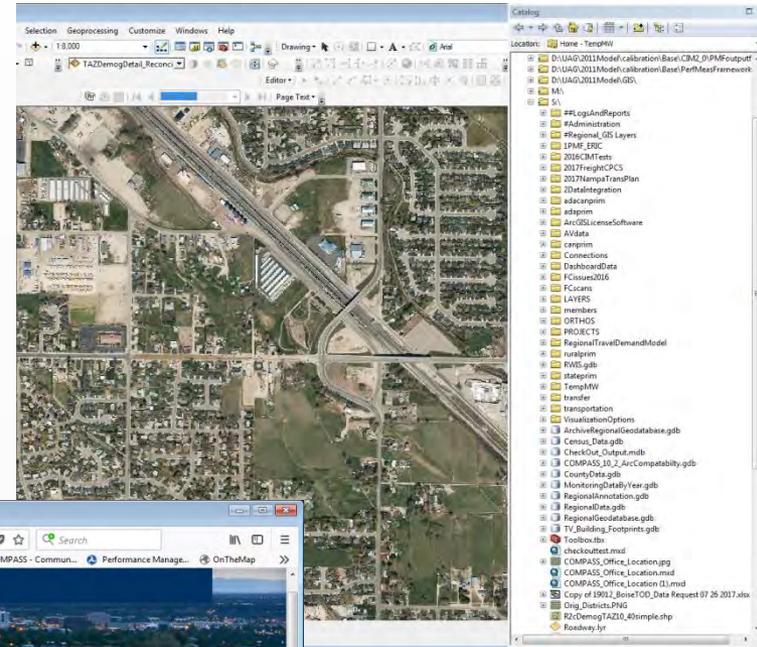
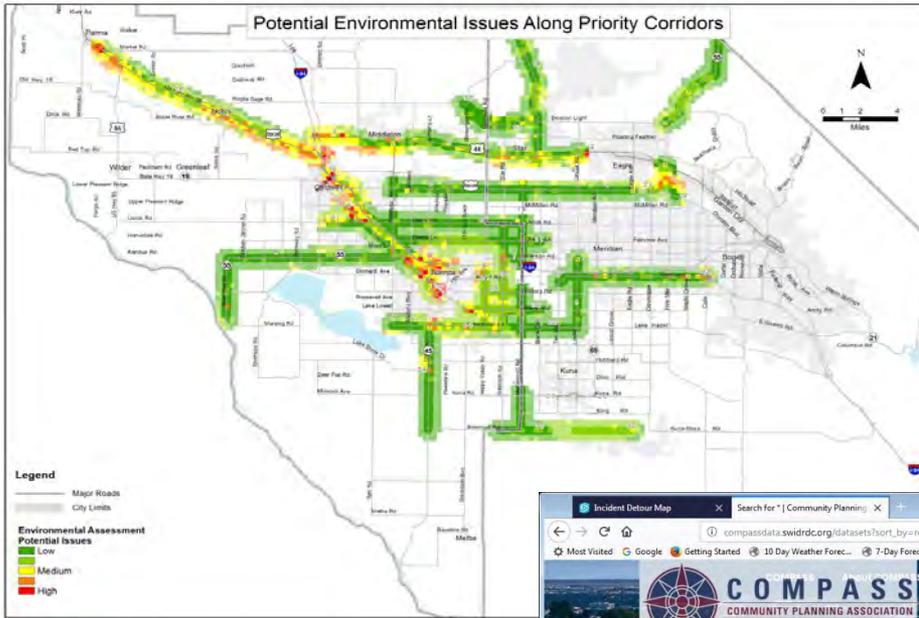
# Resource Development Program - Applications



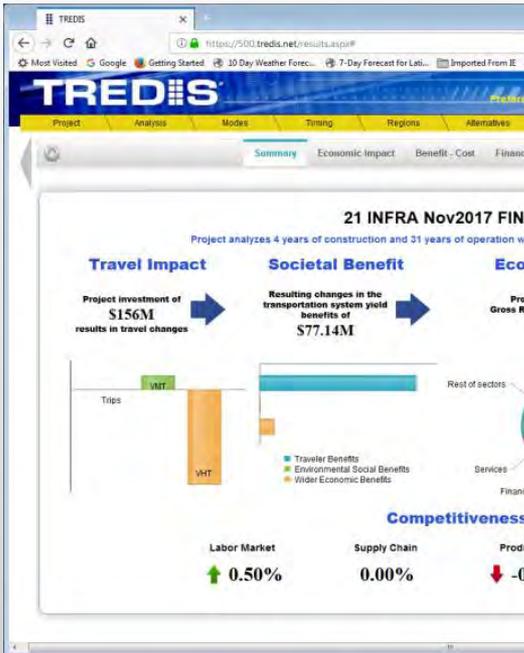
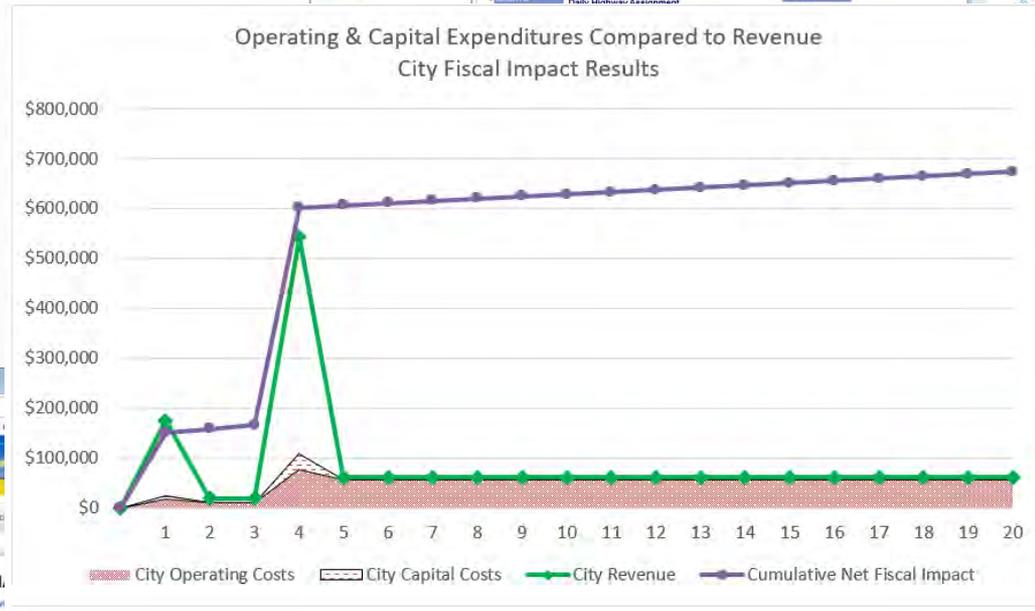
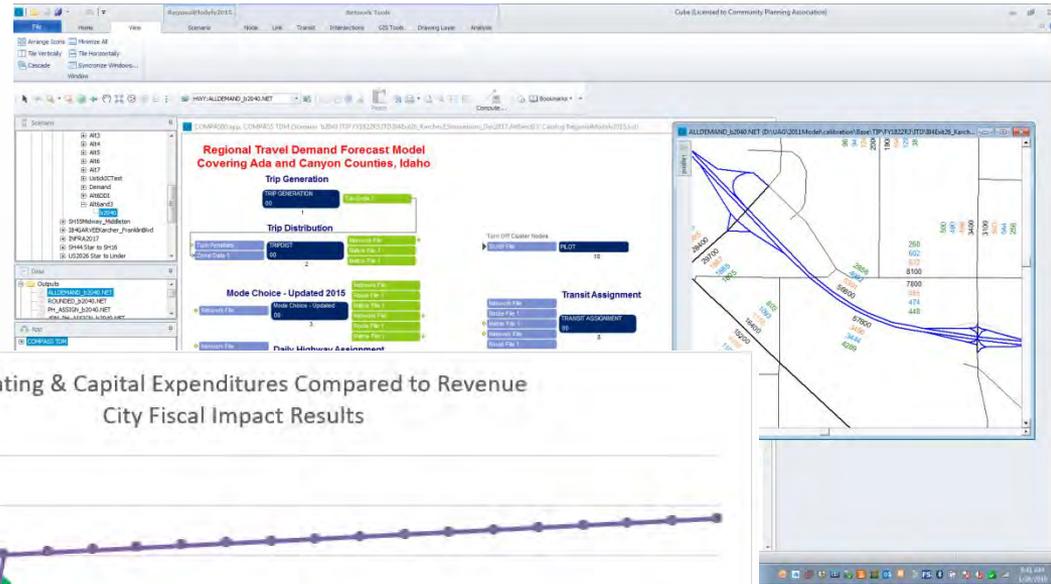
# What does COMPASS do?



# Maps, GIS, and orthophotography



# Modeling



# Data

I-84, east of Garrity IC (Robinson Overpass)

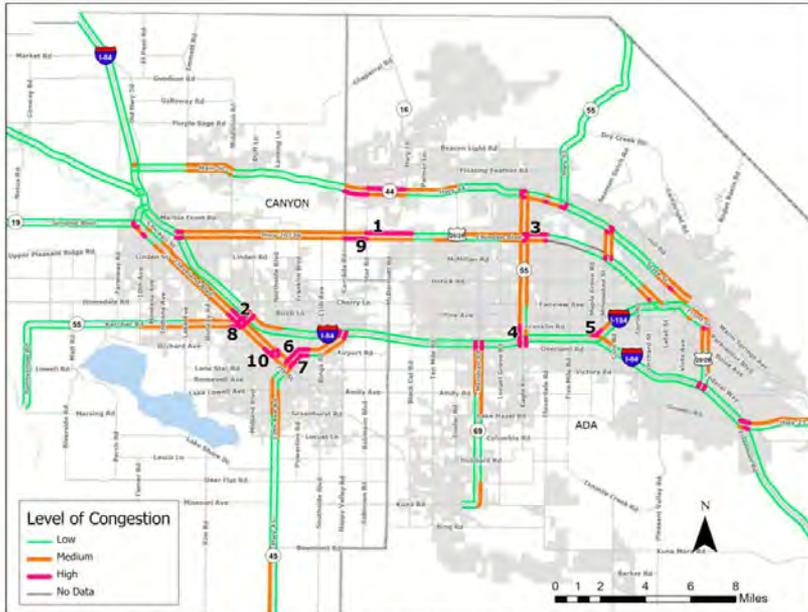
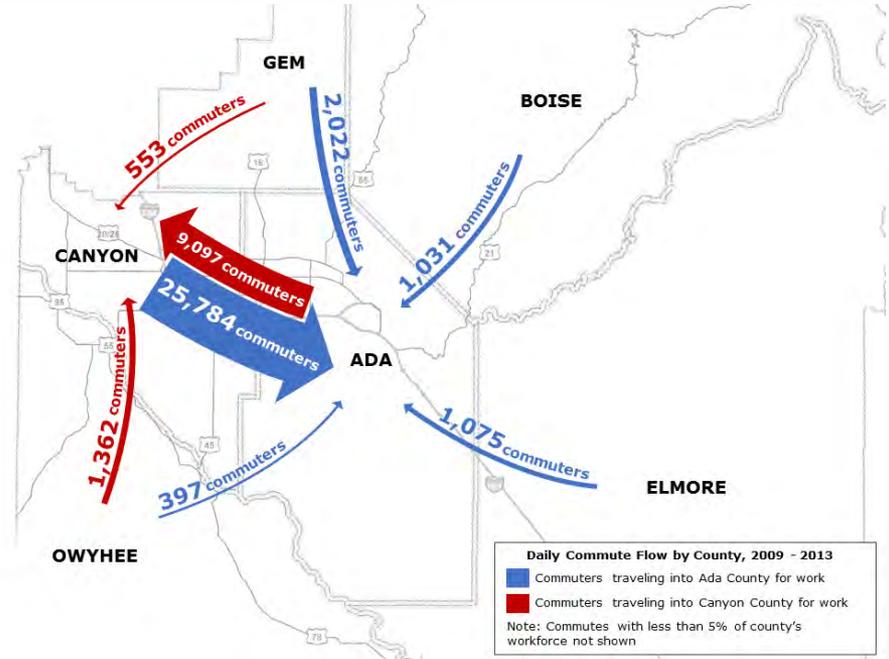
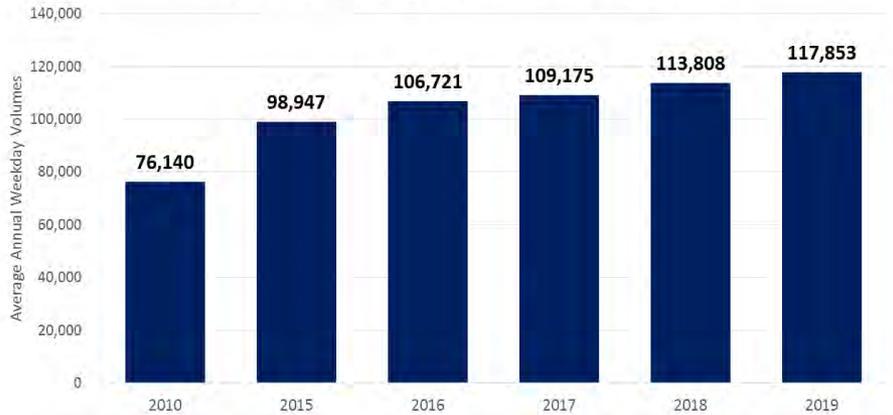
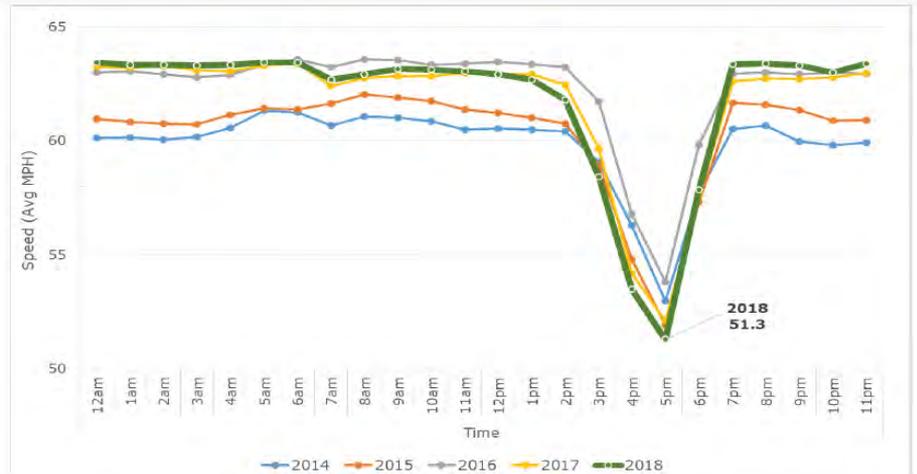
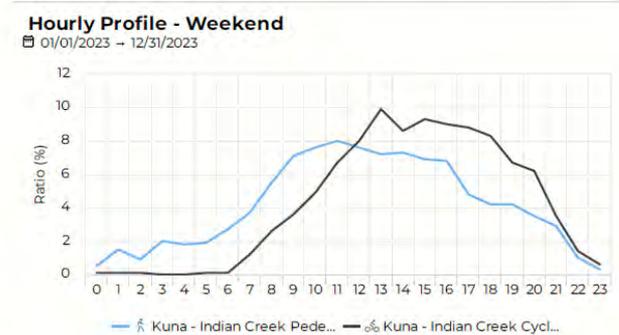
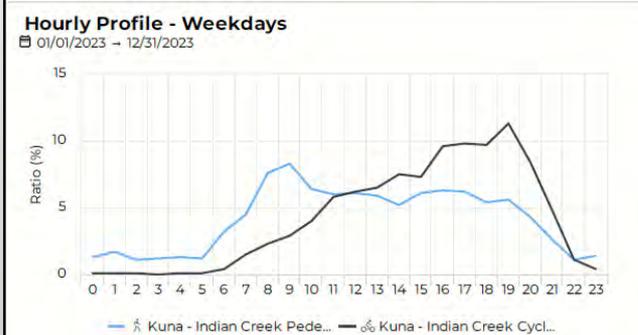
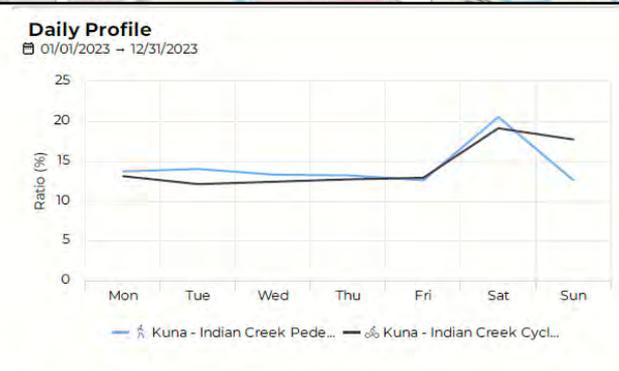
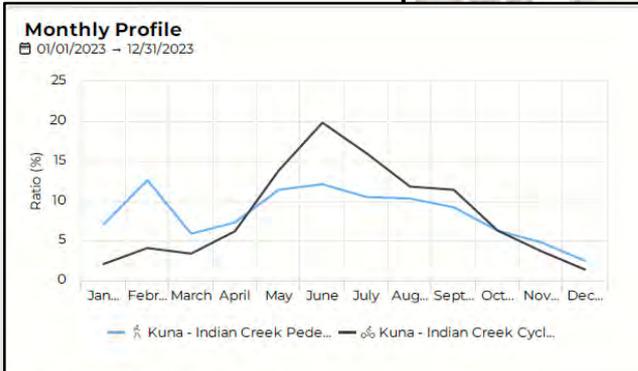
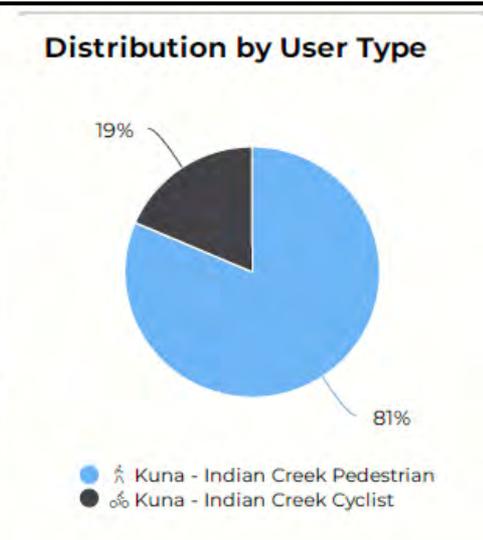
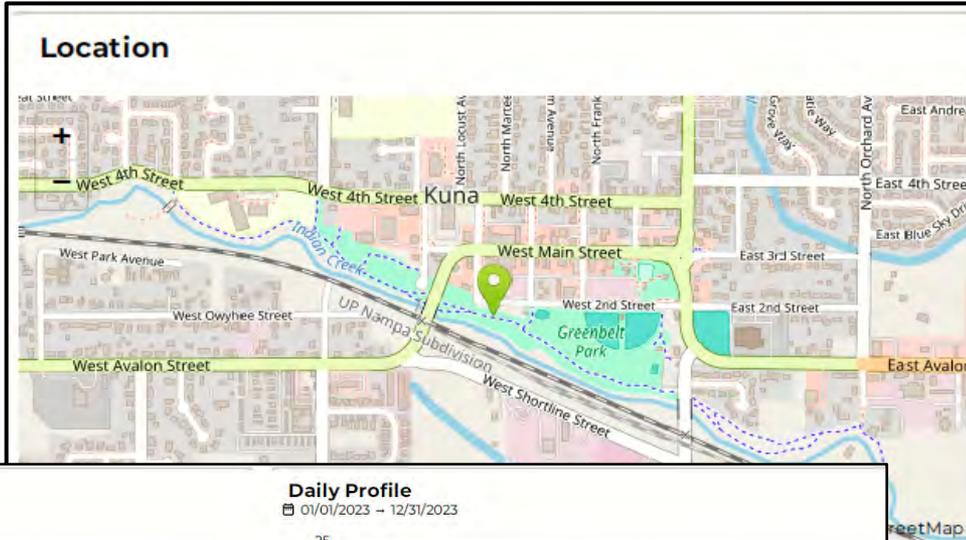


Figure 6: Top Ten Congested Tier 1 Network Segments > 0.5 Miles (Peak period maximum, 2022)

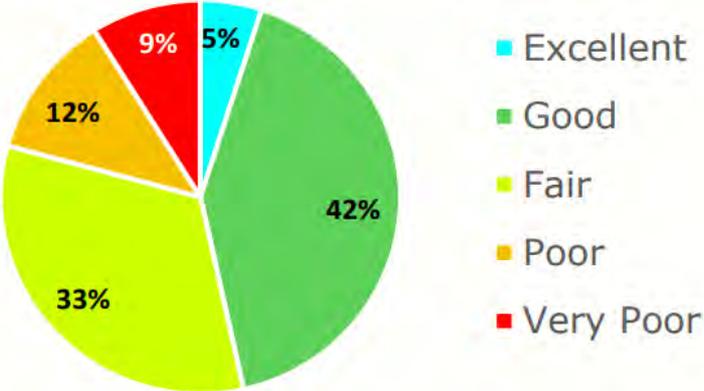


# Bike/Ped Counters: Indian Creek Greenbelt



# Data bike

2023 Inspected Pathway Condition Summary



# Development Monitoring

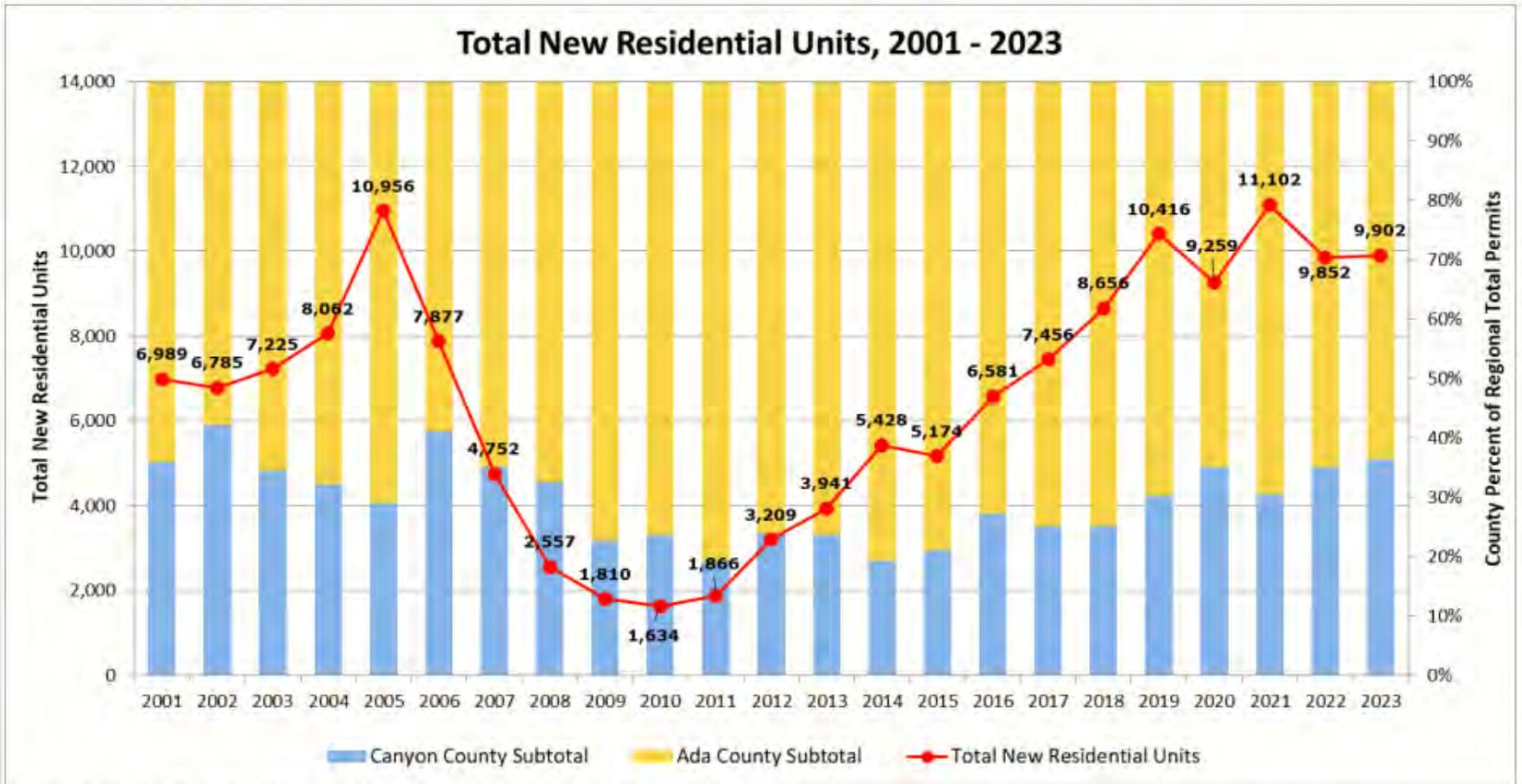


Figure 1: Total New Residential Units Permitted by Year, 2001 – 2023

# Development Review

## Communities in Motion (CIM) Development Review Checklist

<b>Development Name:</b>	Ledgestone Plaza		
<b>CIM Vision Category:</b>	Existing Neighborhood		
<b>Consistent with CIM Vision?</b>	YES		
<b>New Households:</b>	425	<b>New Jobs:</b> ±150	

**Safety**  
How safe and comfortable is the nearest major road (minor arterial or above) for bicyclists and pedestrians? Analysis is limited to existing roadway conditions.

**Meridian Road**

Pedestrian level of stress	<input type="checkbox"/>
Bicycle level of stress	<input type="checkbox"/>

**Convenience**  
What services are available within 0.5 miles (green) or 1 mile (yellow) of the project?

Nearest bus stop	<input type="checkbox"/>
Nearest public school	<input type="checkbox"/>
Nearest public park	<input checked="" type="checkbox"/>

**Economic Vitality**  
To what extent does the project enable people, government, and businesses to prosper?

Economic Activity Center Access	<input checked="" type="checkbox"/>
Impact on Existing Surrounding Farmland	<input checked="" type="checkbox"/>
Net Fiscal Impact	<input checked="" type="checkbox"/>

**Quality of Life**  
Checked boxes indicate that additional information is attached.

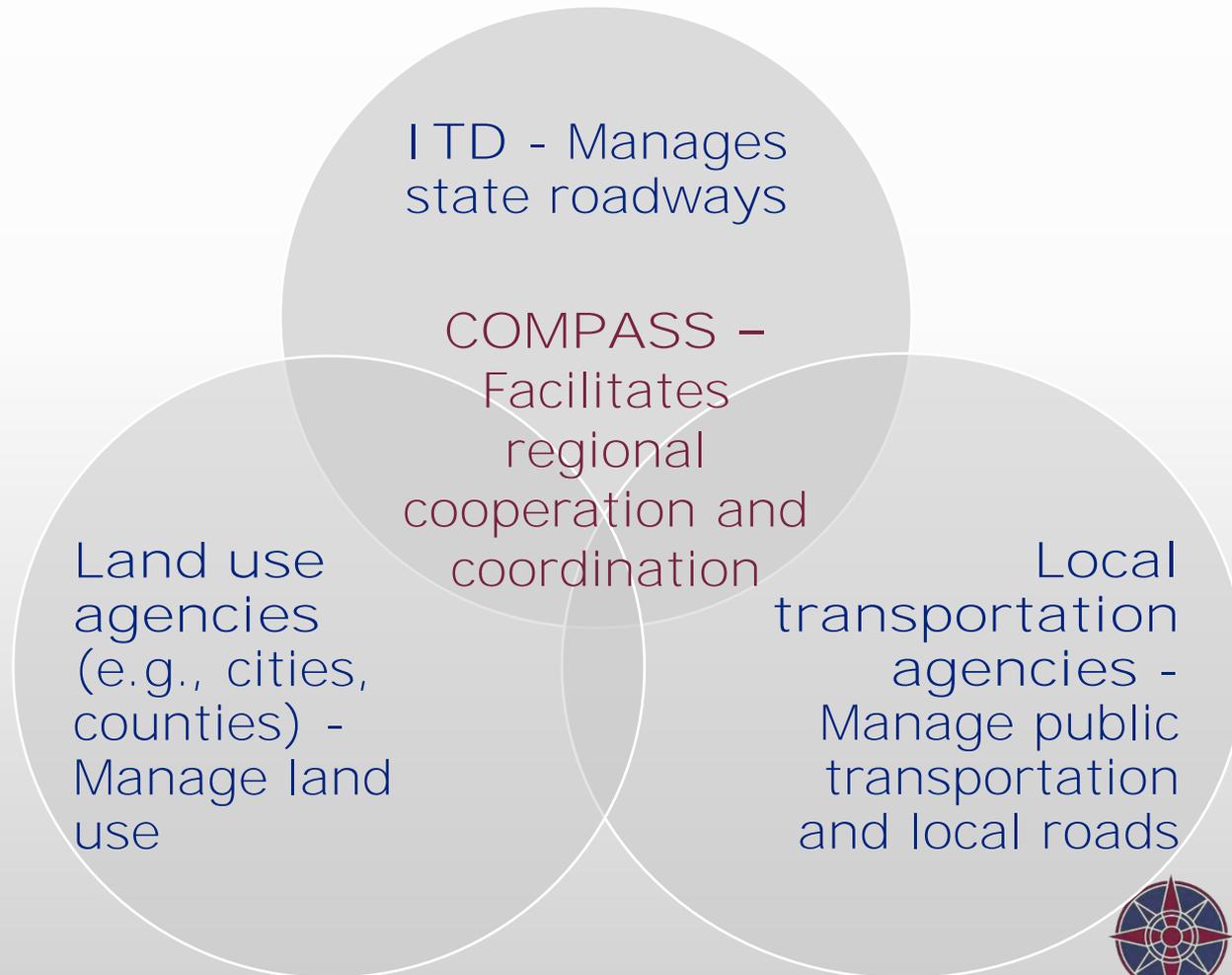
<b>Active Transportation</b>	<input checked="" type="checkbox"/>
<b>Automobile Transportation</b>	<input type="checkbox"/>
<b>Public Transportation</b>	<input type="checkbox"/>
<b>Roadway Projects</b>	<input checked="" type="checkbox"/>

<input checked="" type="checkbox"/> <b>Improves performance</b>	<input checked="" type="checkbox"/> <b>Does not improve or reduce performance</b>	<input type="checkbox"/> <b>Reduces performance</b>
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# What does COMPASS do?



# ...the forum for regional collaboration



# Remember!

COMPASS is an association of local governments



You have a voice on the COMPASS Board



There is a transportation plan



That plan is for a regional transportation system



Your input is key to shaping the future



# Upcoming Events

- TIP Public Comment – July
  - Open House July 15<sup>th</sup>
- Leadership in Motion Awards – August
- First/Last Mile Education Series – TBD

Questions?



# Contact

Austin Miller  
Planning Team Lead  
amiller@compassidaho.org

Find us online!



<https://compassidaho.org/>



[www.facebook.com/compassidaho](http://www.facebook.com/compassidaho)



[www.twitter.com/compassidaho](http://www.twitter.com/compassidaho)



[www.linkedin.com/company/compassidaho](http://www.linkedin.com/company/compassidaho)



[www.instagram.com/compassidaho](http://www.instagram.com/compassidaho)



[www.youtube.com/compassidaho](http://www.youtube.com/compassidaho)



<https://nextdoor.com/COMPASSIdaho>



# IFYWP 101

*Ad Hoc Future Land Use Map Advisory Committee*

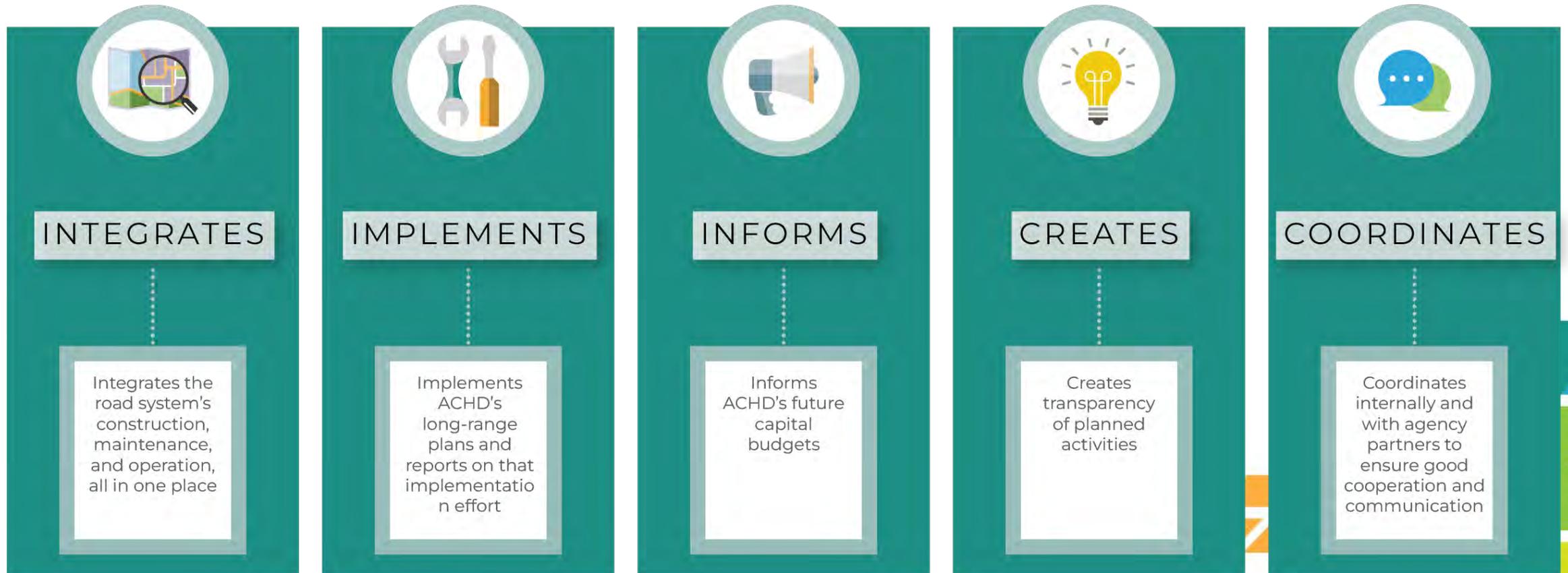
Rebecca Phillips, Transportation Planner

Kristy Inselman, Planning Supervisor

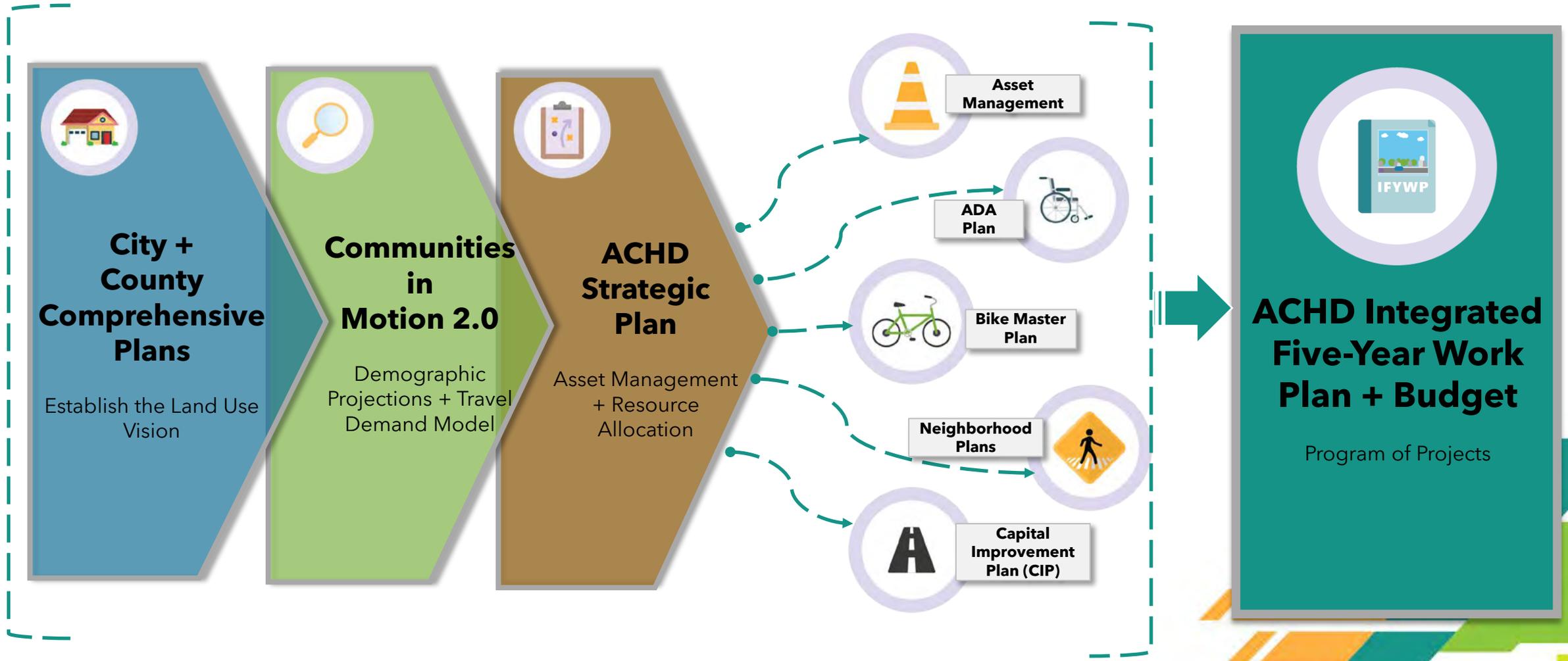


# What is the IFYWP?

WHAT DOES THE INTEGRATED FIVE-YEAR WORK PLAN DO?



# ACHD's Vision: Programming Framework



# Public & Partner Agency Annual Outreach Efforts

## December

Partner Agency Kick-off



## January

Partner Agency  
Check-In Meeting



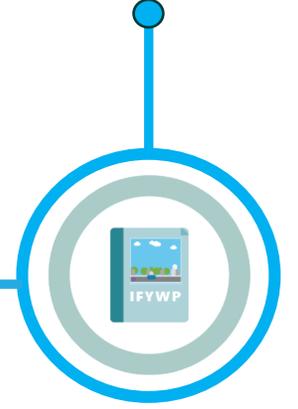
## July

Public Open House (Initial Draft)



## July – August

Initial Draft Public and Partner  
Agency Comment Period



## January – February

Public Outreach - Interactive Map/Survey

## March

Partner Agency Priority Lists

## July

Advisory Committee Outreach  
Meetings (Initial Draft)



# Public Outreach Comment Map

Opens **January 9, 2024** – Closes **February 9, 2024**

ACHD Public Outreach Map 2024



Rank Identified Project

NEW Project Suggestion

We'd like to hear from you!

To leave a comment or rank a project that has already been identified, please click on the project and follow the survey at the bottom of the pop-up window.

Did we miss something? Click on the "NEW Project Suggestion" tab to provide information on a new project request at a specified location.

Legend

2024-2028 IFYWP Projects

Points (crossings, bridges, intersections)



Lines (roadways, bikeways, sidewalk)



Polygons (safe sidewalk, maintenance yards)



Proposed Neighborhood Planning Projects

Crossing Projects

Rank an Identified Project

- Adopted IFYWP projects
- Identified Neighborhood Plans

Leave a comment

How important is this project to you?\*

Selecting 1 will indicate that this project is of the lowest importance to you, while a ranking of 5 is of the highest importance.



Please explain your ranking of this project.\*

Please provide any additional feedback about this project.

Adopted IFYWP 2024-2028 Project Line

Lake Hazel Rd, Cloverdale Rd / Five Mile Rd - Roadway

Corridor improvement project which includes widening from two (2) to five (5) lanes and constructing enhanced pedestrian and bike facilities on both sides of roadway as per the adopted Bike Master Plan and the 2020 Capital Improvement Plan (CIP)

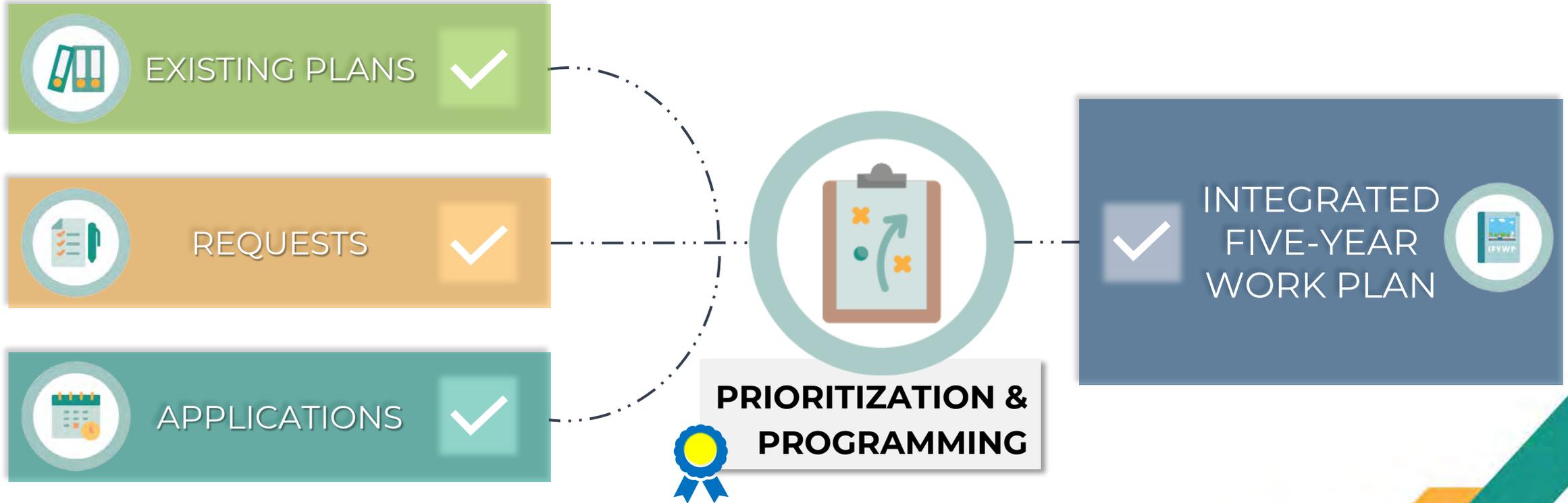
Proposed Project Details

Design: 2021  
Right-of-Way: 2022-2023  
Construction: 2026

Leave a comment on this project.

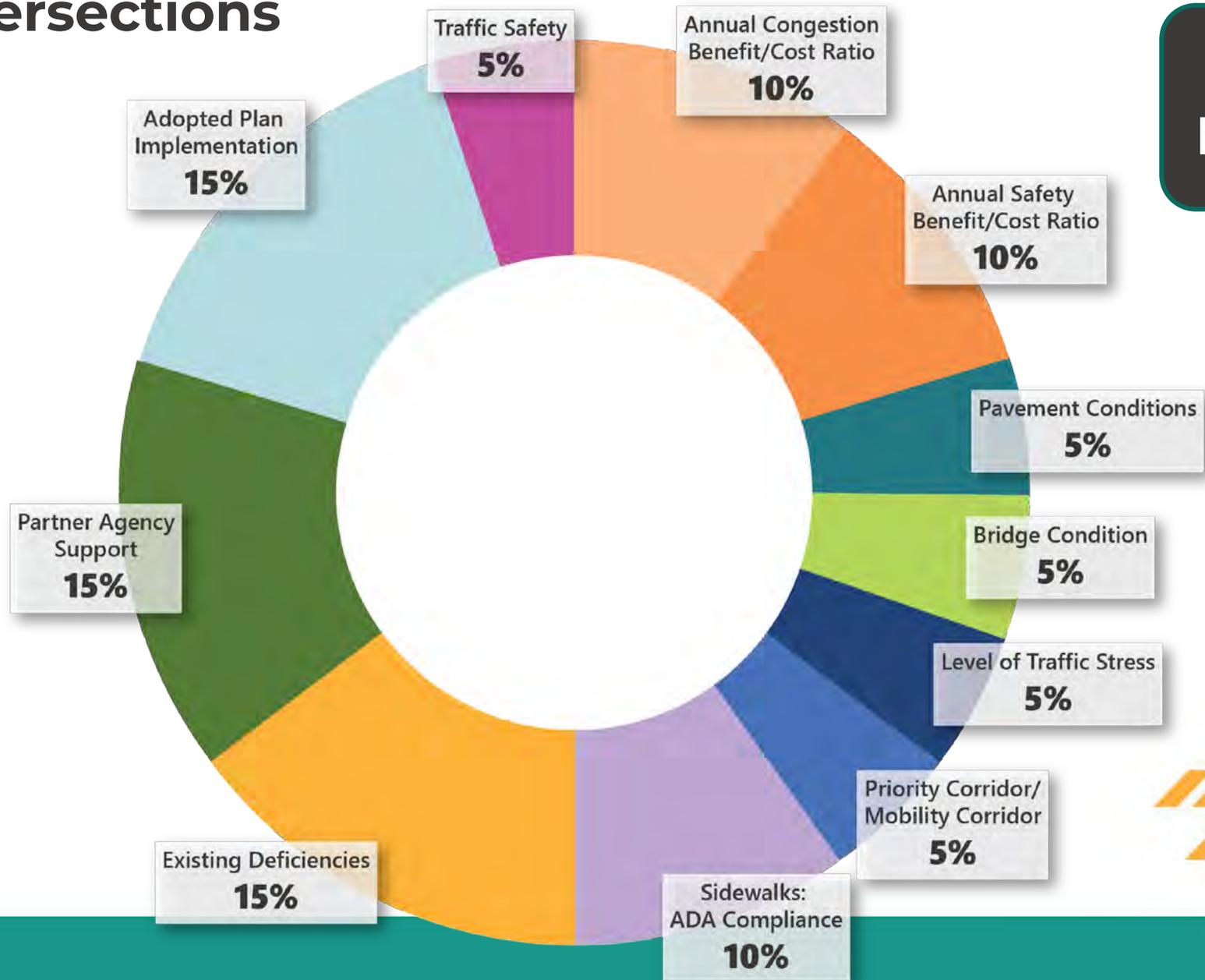
This link will redirect to a Survey123 form. Once a comment is submitted, it will automatically redirect back to the map.

# Project Selection



# Project Prioritization

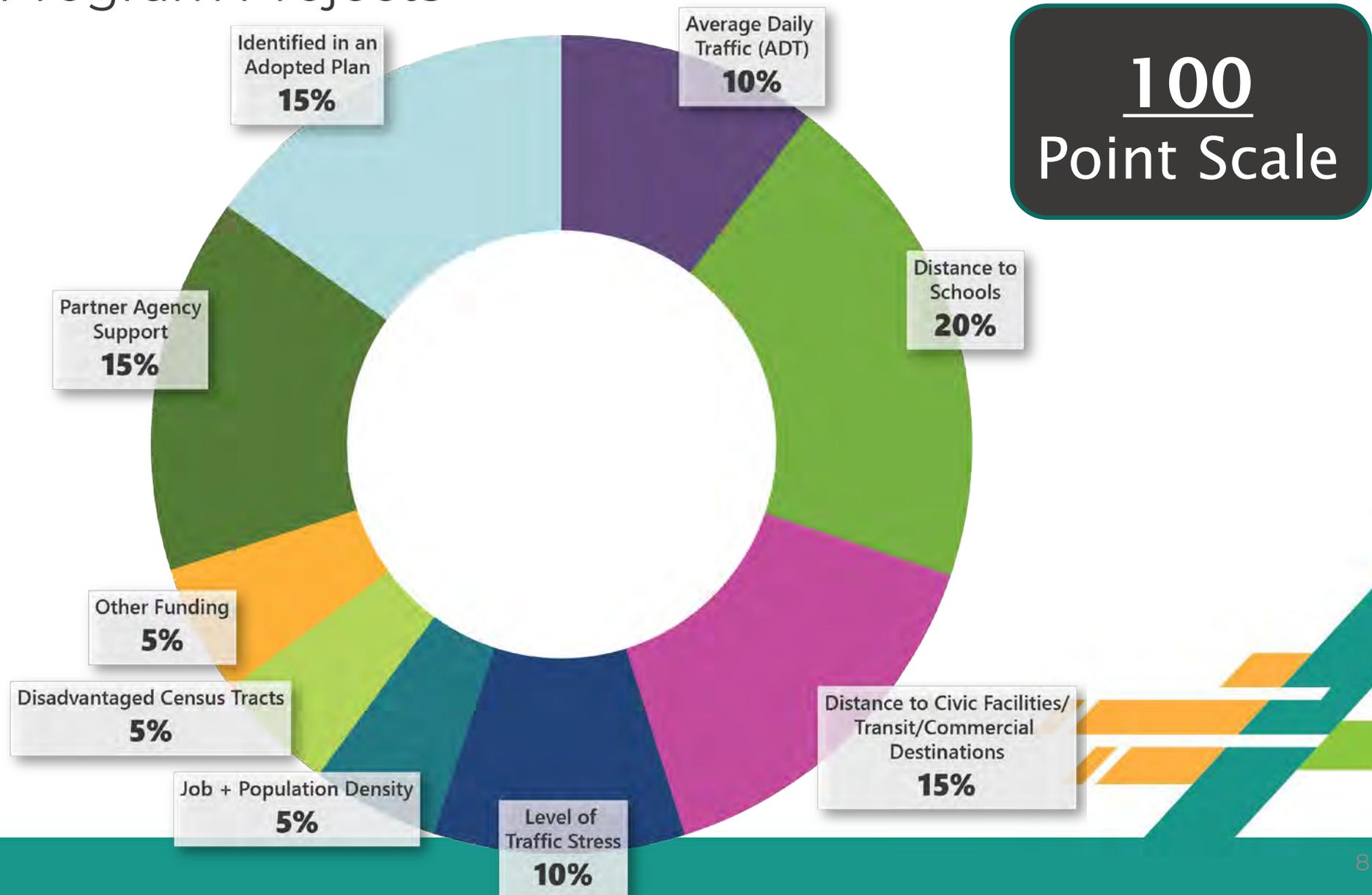
## -Roads/Intersections



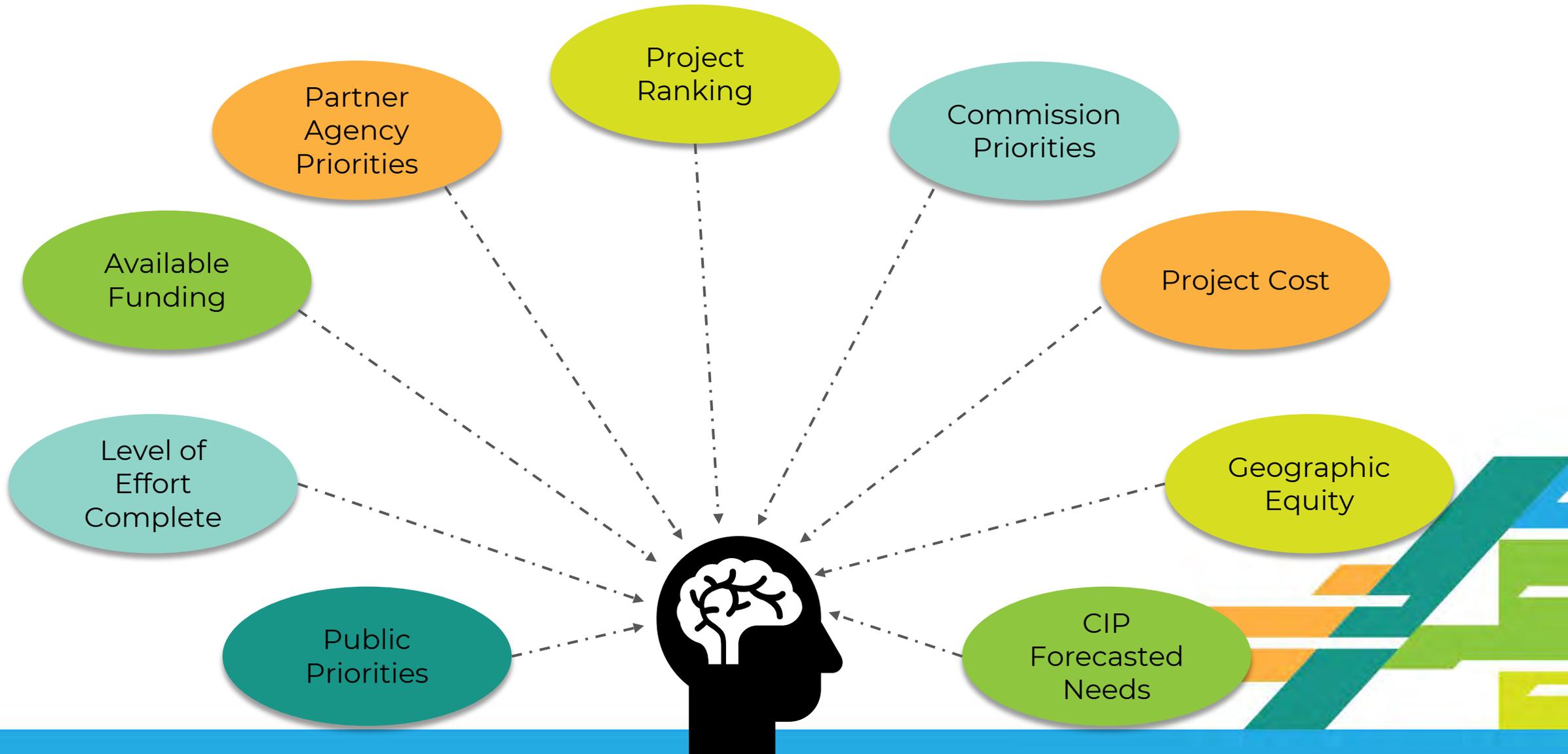
**100**  
Point Scale

# Project Prioritization

-Community Program Projects



# How the Data is Used (*Programming*)



# 2025-2029 IFYWP Schedule

## PROGRAMMING REVIEW & PARTNER AGENCY/PUBLIC OUTREACH

DEC

JAN

Partner Agency  
Prioritization Kick-off  
Dec 21<sup>st</sup>

Public Outreach Opens  
& Partner Agency  
Check-In Meeting  
Jan 9<sup>th</sup>

IFYWP Early Kick-off  
Commission Work  
Session  
Jan 10<sup>th</sup>

## PUBLIC OUTREACH & PROJECT REQUESTS

FEB

MAR

APR

Public  
Outreach  
Closes  
Feb 9<sup>th</sup>

Partner Agency  
Project Requests Due  
Mar 15<sup>th</sup>

## PRIORITIZATION, PROGRAMMING & PROGRAM DEVELOPMENT

MAY

JUNE

JULY

Public/Partner  
Agency Review  
Commission Work  
Session  
May 15<sup>th</sup>

25-29 Initial Draft  
Commission Work  
Session  
July 10<sup>th</sup>

25-29 IFYWP  
Initial Draft  
Release  
July 11<sup>th</sup>

Public/Partner Initial  
Draft Comment Period  
July 11<sup>th</sup> – Aug 14<sup>th</sup>

25-29 IFYWP Adoption  
Sept 25<sup>th</sup>

## ADOPTION

AUG

SEPT

Budget Adoption  
Aug 28<sup>th</sup>

Public/Partner Agency  
Comment Review  
Commission Work  
Session  
Sept 4<sup>th</sup>

# Interactive Map



## Integrated Five Year Work Plan 2024 - 2028



All IFYP Projects

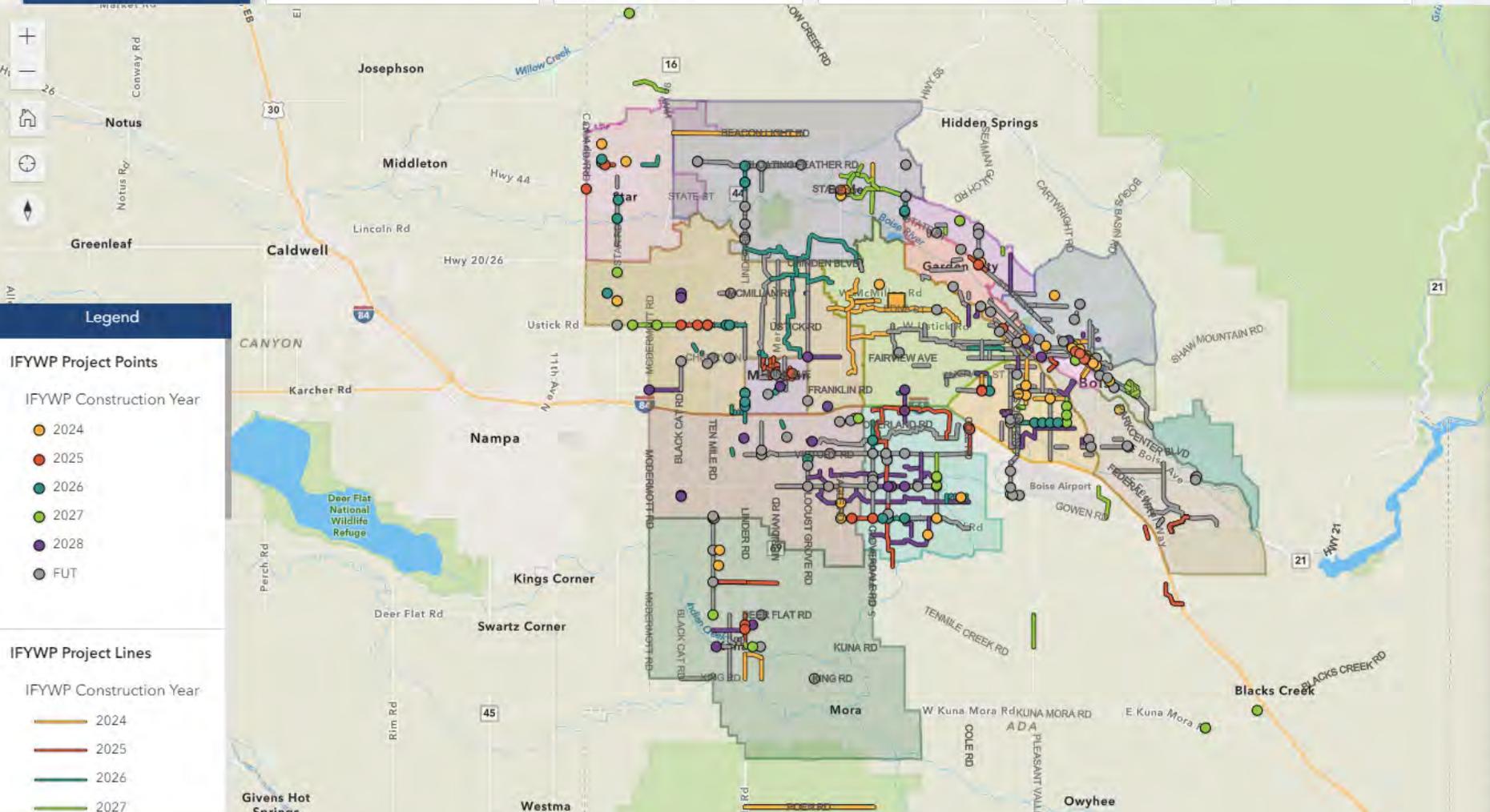
Road and Intersection

Bike and Pedestrian

Maintenance

Bridges

Traffic Safety



All IFYP Projects

The Integrated Five-Year Work Program (IFYP) sets forth the strategies, projects and priorities which the Ada County Highway District (ACHD) will pursue over the next five years. The IFYP map shows construction projects by the year they are proposed to be built. ACHD updates the IFYP annually. A project year of FUT (Future) indicates that these projects are on the horizon to move into the IFYP in future updates.

*To view information regarding a specific project, click on the project in the map and a pop-up window will open and display some basic project information.*

If you only want to see a single type of project (road and intersection widening, bike and pedestrian projects, maintenance, etc.), just click on that project type tab. The map will then adjust to display only the

# Questions



## Future Land Use Map FAQs

### Percent change in acreage of FLUM designations from July 2019 – November 2022

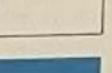
FLUM Designation	Jul-19	Nov-22	Percent Change
Agriculture	7,762 acres	16,592 acres	113%
Low Density Residential	10,757 acres	5,947 acres	-45%
Medium Density Residential	6,104 acres	9,074 acres	47%
High Density Residential	187 acres	437 acres	133%
Mixed Use	11,592 acres	2,958 acres	-75%
Commercial	1,239 acres	1,048 acres	-15%
Industrial	5,026 acres	5,907 acres	18%
Public	11,018 acres	8,957 acres	-19%

### Zoning districts applicable to FLUM designations

FLUM Designation	Potential Zoning District(s)
Agriculture	Agriculture
Low Density Residential	R-2
Medium Density Residential	R-4, R-6
High Density Residential	R-8, R-12, R-20
Mixed Use	Any combination of two or more compatible uses
Commercial	C-1, C-2, C-3, CBD
Industrial	M-1, M-2
Public	P

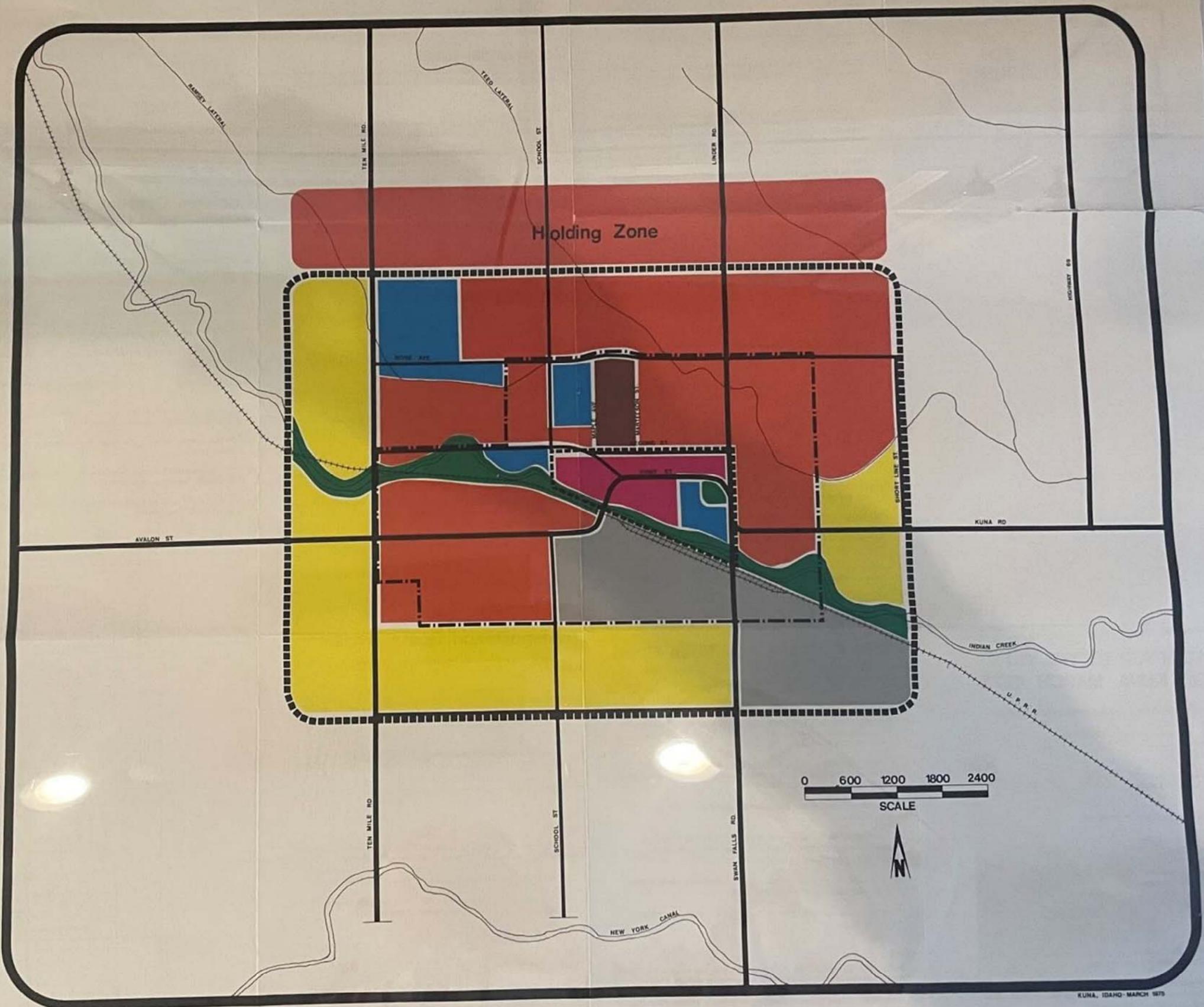
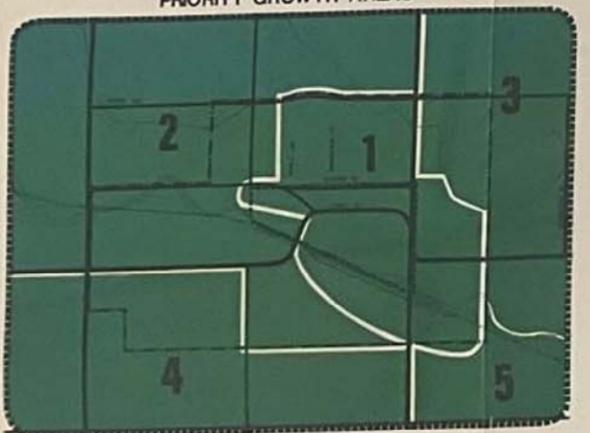
# KUNA LAND USE PLAN

## LEGEND

-  Residential - High Density  
Over 6 Dwelling Units Per Acre
-  Residential - Medium Density  
4 to 6 Dwelling Units Per Acre
-  Residential - Low Density  
2 to 4 Dwelling Units Per Acre
-  Public Open Space
-  Commercial
-  Industrial
-  Agricultural
-  Public Lands

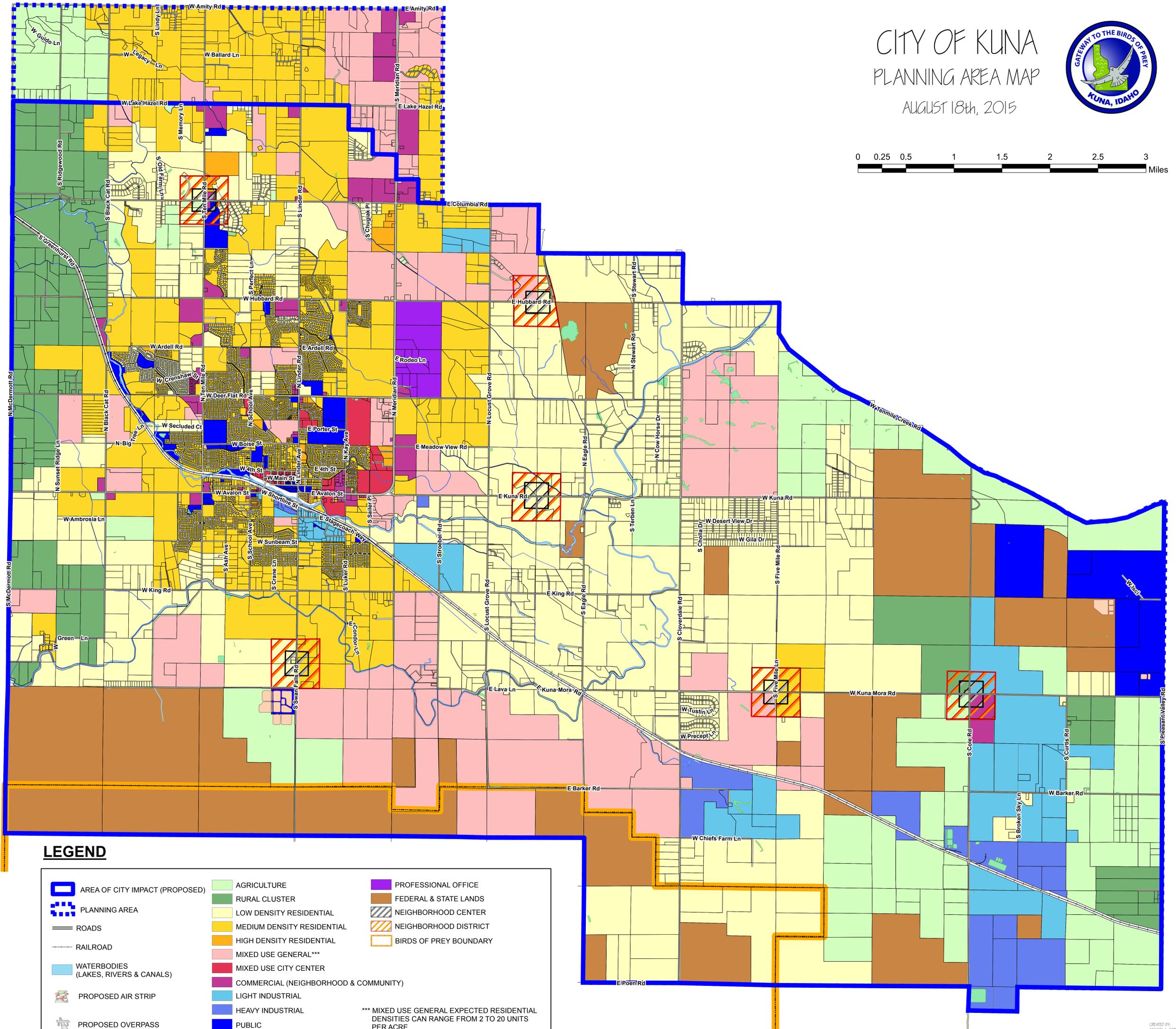
-  Kuna Urban Area
-  Arterial Street
-  Collector Street
-  Town Center
-  City Limits (Dec. 1974)

### PRIORITY GROWTH AREAS



# CITY OF KUNA PLANNING AREA MAP

AUGUST 18th, 2015



## LEGEND

AREA OF CITY IMPACT (PROPOSED)	AGRICULTURE	PROFESSIONAL OFFICE
PLANNING AREA	RURAL CLUSTER	FEDERAL & STATE LANDS
ROADS	LOW DENSITY RESIDENTIAL	NEIGHBORHOOD CENTER
RAILROAD	MEDIUM DENSITY RESIDENTIAL	NEIGHBORHOOD DISTRICT
WATERBODIES (LAKES, RIVERS & CANALS)	HIGH DENSITY RESIDENTIAL	BIRDS OF PREY BOUNDARY
PROPOSED AIR STRIP	MIXED USE GENERAL ***	
PROPOSED OVERPASS	MIXED USE CITY CENTER	
	COMMERCIAL (NEIGHBORHOOD & COMMUNITY)	
	LIGHT INDUSTRIAL	
	HEAVY INDUSTRIAL	
	PUBLIC	

\*\*\* MIXED USE GENERAL EXPECTED RESIDENTIAL DENSITIES CAN RANGE FROM 2 TO 20 UNITS PER ACRE