

**BOARD OF ADA COUNTY COMMISSIONERS
MINUTES OF THE PUBLIC HEARING
WEDNESDAY, MARCH 11, 2015
6:00 P.M.**

The Board of Ada County Commissioners (Board) met this date in the Ada County Public Hearing Room of the Ada County Courthouse Complex. Staff members present: Mark Perfect, and Brent Danielson, Development Services; and Ax Yewer, Prosecuting Attorney's Office. Minutes Recorder: Angel Dicus.

I. IN THE MATTER OF CALL TO ORDER:

Commissioner Jim Tibbs called the meeting to order at 6:00 p.m.

II. IN THE MATTER OF ROLL CALL:

Commissioners Jim Tibbs, Rick Yzaguirre and David L. Case were present.

III. IN THE MATTER OF CHANGES TO THE AGENDA:

There were no changes to the agenda.

IV. IN THE MATTER OF UNFINISHED BUSINESS:

- **201401447-A, MICK YSURSA:** An appeal of a conditional use and master site plan application to utilize an existing structure on the property as a social hall to host weddings, receptions, and similar events. The property is located at 4499 W. Hatchery Road; T. 4N., R. 1W., Section 13 (*Tabled from 2/11/15 Public Hearing; public hearing closed*)

ACTION: R. YZAGUIRRE MOVED TO REMOVE APPLICATION NO. 201401447-A, MICK YSURSA, FROM THE TABLE FOR CONSIDERATION. D. CASE SECONDED. R. YZAGUIRRE, AYE, D. CASE, AYE, AND J. TIBBS, AYE. THE MOTION CARRIED UNANIMOUSLY.

B. Danielson requested the Board's approval for the revised Finds of Facts.

[There was no public testimony.]

ACTION: D. CASE MOVED TO OVERTURN THE PLANNING AND ZONING COMMISSION'S DECISION; APPROVE APPLICATION NO. 201401447-A, MICK YSURSA, BASED ON THE REVISED FINDINGS OF FACT AND CONCLUSIONS OF LAW CONTAINED IN THE STAFF REPORT. R. YZAGUIRRE SECONDED. D. CASE, AYE, R. YZAGUIRRE, AND J. TIBBS, AYE. THE MOTION CARRIED UNANIMOUSLY.

V. IN THE MATTER OF NEW BUSINESS:

1. **201400344-S, CHARTER POINTE MEADOWS NORTH:** A request for a final plat for 16 residential lots. The property is located on W. Idlewood Drive; T. 2N., R. 1E., Section 2

J. Tibbs opened the public hearing.

M. Perfect presented the Staff report and stated the final plat was ready for signature.

[There was no public testimony.]

J. Tibbs closed the public hearing.

ACTION: R. YZAGUIRRE MOVED TO APPROVE APPLICATION NO. 201400344-S, CHARTER POINTE MEADOWS NORTH, AND AUTHORIZE THE CHAIRMAN TO SIGN AND STAMP THE FINAL PLAT ON BEHALF OF THE BOARD. D. CASE SECONDED. R. YZAGUIRRE, AYE, D. CASE, AYE, AND J. TIBBS, AYE. THE MOTION CARRIED UNANIMOUSLY.

2. **201400628-S, TIPPIN POINT SUBDIVISION:** A request for a final plat for 2 residential lots. The property is located at 3135 S. Black Cat Road; T. 3N., R. 1W., Section 21

M. Perfect presented the Staff report and stated the final plat was ready for signature.

J. Tibbs opened the public hearing.

[There was no public testimony.]

J. Tibbs closed the public hearing.

ACTION: D. CASE MOVED TO APPROVE APPLICATION NO. 201400628-S, TIPPIN POINT SUBDIVISION, AND AUTHORIZE THE CHAIRMAN TO SIGN AND STAMP THE FINAL PLAT ON BEHALF OF THE BOARD. R. YZAGUIRRE SECONDED. D. CASE, AYE, R. YZAGUIRRE, AYE, AND J. TIBBS, AYE. THE MOTION CARRIED UNANIMOUSLY.

3. **201500064-CU-MSP-V, FRANCISCO ODIAGA:** A conditional use and master site plan application to operate a contractor's yard/shop for a granite business. The shop is 2,000 square foot and is in an existing structure on the property. In addition, an application for a variance to grant relief from a development standard requiring all structures and storage areas to be located a minimum of 100 feet from any property line because the subject property is located in a residential district. The property is located at 3410 N. McDermott Road; T. 4N., R. 1W., Section 33

J. Tibbs opened the public hearing.

B. Danielson entered a late exhibit into the record and he then presented the Staff report.

Veronica Odiaga, Applicant, stated her name for the record. She stated as soon as she learned she needed a conditional use permit she applied.

J. Tibbs closed the public hearing.

ACTION: R. YZAGUIRRE MOVED TO APPROVE APPLICATION NO. 201500064-CU-MSP-V, FRANCISCO ODIAGA, BASED ON THE FINDINGS OF FACT AND CONCLUSIONS OF LAW CONTAINED IN THE STAFF REPORT AND TESTIMONY HEARD. D. CASE SECONDED. R. YZAGUIRRE, AYE, D. CASE, AYE, AND J. TIBBS, AYE. THE MOTION CARRIED UNANIMOUSLY.

4. **201300140-ZOA-CPA, ADA COUNTY:** A comprehensive plan map and text amendment and a zoning ordinance text amendment in order to adopt the 2011 version of the City of Meridian Comprehensive Plan to be utilized in Meridian's Area of City Impact.1.

J. Tibbs opened the public hearing.

B. Danielson entered late exhibits into the record and he then presented the Staff report.

D. Case disclosed his involvement with the negotiations of disputed areas between the Cities of Meridian and Kuna but stated he could remain impartial.

Gary Hanson stated his name and address for the record. He expressed opposition for the application due to concerns with rate of growth in development and the effects on local businesses, communities and schools.

Caleb Hood, Applicant, stated his name and address for the record. He sympathized with G. Hanson's concerns, shared the history of past comprehensive plans, and reviewed changes to the current plan including the land use map.

David Zaremba stated his name and address for the record. He presented testimony in favor of the application.

Hermis Sparks stated his name and address for the record. He presented testimony in opposition of the application.

The Board notified H. Sparks that they had received his voicemail and it was entered into the record as an exhibit.

J. Tibbs closed the public hearing.

The Board expressed appreciation to Staff and the Cities of Kuna and Meridian for their efforts.

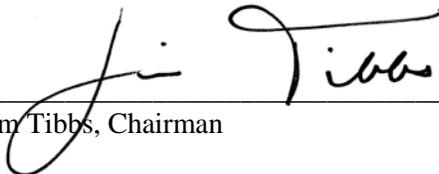
ACTION: D. CASE MOVED TO APPROVE APPLICATION NO. 201300140-ZOA-CPA, ADA COUNTY, AND AUTHORIZED THE CHAIRMAN TO SIGN THE DOCUMENTS ON BEHALF OF THE BOARD. R. YZAGUIRRE, SECONDED.

DISCUSSION: J. TIBBS THANKED STAFF AND THE PUBLIC FOR TESTIFYING. D. CASE REMINDED THE PUBLIC THAT THIS COMPREHENSIVE PLAN IS FOR FUTURE DEVELOPMENT.

ACTION: D. CASE, AYE, R. YZAGUIRRE, AYE, AND J. TIBBS, AYE. THE MOTION CARRIED UNANIMOUSLY.

VI. IN THE MATTER OF ADJOURNMENT:

There being no further business to come before the Board on this date, the meeting was adjourned at 6:36 p.m.


Jim Tibbs, Chairman

ATTEST:


Christopher D. Rich, Ada County Clerk