



**AGENDA
BEFORE THE CANYON COUNTY
PLANNING & ZONING COMMISSION
May 18, 2017
1ST FLOOR MEETING ROOM
CANYON COUNTY ADMINISTRATION
BUILDING
6:30 P.M.**

NEW BUSINESS

ITEM #1 John Raff

CASE: PH2017-16

John Raff is requesting a **Rezone** of approximately 7.76 acres from an "A" (Agricultural) zone to an "R-R" (Rural Residential) zone for the purpose of creating three (3) residential parcels. The subject property, parcel #R30606-010 is located at 217 S. McDermott Rd., Nampa, Idaho, in a portion of the SE ¼ of Section 29, T3N, R1W, BM, Canyon County, Idaho.

ITEM #2 Zoning Ordinance

CASE: ZOA-PH2017-15

An ordinance amending Canyon County Code, chapter 7, section 07-02-03 to add a definition of aliquot, to modify the definition of original parcel and to add a definition of nonconforming property; to amend section 07-10-21(2) to add a note to table 2 providing for a calculation of lots in cases where public dedications are made when subdividing property and to provide a decrease of up to 15% of the required average minimum lot size when public dedications are provided when subdividing or through an administrative land division; and to delete section 07-01 and replace it with standards for the regulation of nonconforming properties, structures and uses.

ITEM #3 Victor Warr

CASE: PH2017-11 & 12

Victor Warr is requesting a **Comprehensive Plan Map Amendment** to change the designation of parcel no. R29707 from "Agriculture" to "Residential." Also requested is a **Rezone** of R29707, approximately 60.27 acres, from an "A" (Agricultural) Zone to an "R-R" (Rural Residential) Zone. The subject property is located at 8737 Southside Blvd., Nampa, Idaho, in a portion of the NE ¼ of Section 23, T2N, R2W, BM, Canyon County, Idaho.

ITEM #4 APPROVAL OF MINUTES:

- a. May 4, 2017

ITEM #5 PLANNER & COMMISSION COMMENTS

ITEM #6 ADJOURNMENT

CERTIFICATE OF POSTING

Canyon County Planning and Zoning Commission Meeting for May 18, 2017

I certify that on May 16, 2017, I placed a copy of this agenda at the entrance to the Development Services Department on the 1st floor of the Canyon County Administration Building and in the foyer of the Canyon County Administration Building, located on the first floor, 111 North 11th Avenue, Caldwell, Idaho.

Signed: _____

Date: May 16, 2017

Suggestions for Testifying at the Public Hearing:

Be informed . . .

Review the proposal, the staff report, applicable provisions of the ordinance and comprehensive plan. Learn the criteria used to consider the proposal's merits, or other pertinent material.

Be on time . . .

Although the item you are interested in may not be first on the agenda, you never know when it will be heard. The governing body has authority to adjust the schedule according to its discretion. Thus, anticipate attending from the beginning.

Speak to the point . . .

*The governing body appreciates pertinent, well organized, and concise comments. Redundant testimony is prohibited and **each** individual is given **3** minutes to comment. Long stories, abstract complaints, or generalities may not be the best use of time. Neighborhood groups are encouraged to organize testimony and have one person speak on behalf of the group -- "opposition representative," like the applicant's representative, receives **10** minutes to make comments. Applicant has **5** minutes to rebut or discuss issues raised by any opposition.*