



REGULAR MEETING OF THE BOISE COUNTY
PLANNING & ZONING COMMISSION

Thursday, October 21, 2021
Idaho City Court House
419 S. Main St
Idaho City, ID 83631

Present: Commissioner Steve Moore as acting chair, Commissioner Doug Bergey and Nathan Greenway Telephonically.

Staff Present: Planning & Zoning Administrator Alex Gross, P & Z Assistants Rora Canady, Arla Barnhill, P & Z Attorney Landon Brown, and County Prosecuting Attorney Adam Strong.

Roll Call: Acting chair Moore requested the roll call; Commissioners Moore and Bergey were present, Commissioner Greenway present telephonically.

Establish a Quorum and call the meeting to order:

Acting chair Moore declared a quorum was present and called the regular meeting to order at 6:30 p.m.

Review and Revise Agenda: Amend agenda to have 6B Storage & RV as the first Public Hearing on the agenda as the applicant has asked that the commission open the meeting and postpone it for a month. Motion by Commissioner Steve Moore to amend the agenda; second Doug Bergey. All ayes, motion carried.

Approve Minutes: Commissioner Moore made a motion to accept and approve the minutes of the September 16, 2021 regular meeting, as written and presented; seconded by Commissioner Greenway. All ayes, motion carried.

Public Hearing: 6B Storage CUP 2021-005: Applicant for CUP 2021-005 6B Storage and RV has asked that the public hearing for the application be opened and tabled to date certain. Motion Made to Table CUP 2021-005 6B Storage and RV until the date certain of November 18, 2021. P & Z Administrator Alex Gross requested Commissioners adopt a purposed timeline for amendments and new comments. Motion to adopt the same by Commissioner Moore, seconded by Commissioner Bergey. All ayes, motion carried.

Public Hearing: Horizon Tower, LLC CUP 2021-006: Commissioner Moore opened the public hearing and reviewed the procedures for conducting the public hearing. Public hearing called to order at 6:40 PM. P & Z Administrator Alex Gross advised acting Chair Commissioner Moore of the previously agreed upon time limits for the applicant and for those speaking on behalf of multiple people. Josh Leonard, representative for the applicant, will be given 25 minutes to present; Attorney Kyle Grigsby, on behalf of the HOA, and Eric Snyder, on behalf of himself and affected property owners unable to attend the public hearing, will be given 10 minutes each prior to the general public, which will have 3 minutes each.

Swearing in of Public: Attorney Landon Brown requested all applicants and members of the public who wish to testify to stand and be sworn in, which was completed.

Commissioner Moore called upon Josh Leonard, representative for the applicant Horizon Tower, LLC, for the applicant's presentation. Josh Leonard made the presentation, with additional information present by Steve Kennedy, Wireless RF Engineer, and also Zack Williams, providing Tower specifics, on behalf of the applicant. Commissioner Moore called upon the P & Z Administrator Alex Gross for the staff report. Administrator Gross presented the PowerPoint summary of the application along with 10 recommended conditions of approval to be considered by the commission for approval of the conditional use permit.

Attorney Landon Brown swore in an additional public member who arrived after initial swearing in.

Public testimony was received from ten (10) individuals. Commissioner Moore called upon the applicant for rebuttal comments. After hearing all testimony, Commissioner Moore closed the public hearing.

Deliberation ensued by the Commission, motion to approve application CUP 2021-006 with Purposed & Revised Conditions was made by Commissioner Bergey; seconded by Commissioner Moore. All ayes, motion carried.

There was a 10 minute break before resuming the public hearing for the CUP 2021-007 Application.

Back on the record at 9:35

Swearing in of Public: Attorney Landon Brown requested additional members of the public who were not sworn in previously, swearing in of public and applicants was completed.

Public Hearing: Crowfoot Shooting Range, LLC CUP 2021-007: Commissioner Moore opened the public hearing at 9:35 PM and reviewed the procedures for conducting the public hearing. Commissioner Moore called upon Bill Godfrey, representative for the applicant, Crowfoot Shooting Range, for the application presentation. Bill Godfrey made the presentation. Commissioner Moore called upon the P & Z Administrator Alex Gross for the staff report. Administrator Alex Gross presented the PowerPoint summary of the application along with 11 recommended conditions to be considered by the commission for approval or revision for the conditional use permit.

Public testimony was received from the seven (7) individuals that were signed in and sworn in. Commissioner Moore asked if anyone else would like to speak. Attorney Landon Brown asked all those who wished to speak that were not been sworn in to stand, Attorney Landon Brown swore in the additional public members wishing to testify. Commissioner Moore called upon the Applicant for rebuttal comments. During the rebuttal Steve Gleason asked to present rebuttal information on behalf of the applicant. Attorney Landon Brown swore in Mr. Gleason.

Mr. Gleason presented rebuttal testimony. The commission requested more information from the applicant, which the applicant agreed to and it was agreed by staff that the next meeting would need to be re-noticed. Commissioner Moore motioned that the public hearing be continued to a future date to allow submittal of additional sound mitigation information, seconded by Commissioner Bergey. All ayes, motion carried.

General Discussion

Next regular meeting: The next regular meeting will be held on November 18, 2021 at the Garden Valley School-Multi-Purpose Room, 1053 Banks Lowman Rd. Garden Valley, ID 83622.

Special Meeting: Motion by Commissioner Moore; seconded by Commissioner Greenway for a special meeting to be held to review and approve conditions for CUP 2021-006 Horizon Tower, LLC at November 2, 2021 at 12:00 PM Planning and Zoning Office. All ayes, motion carried.

Adjourn: Having no further business on the agenda, Commissioner Moore moved to adjourn the meeting at 11:15 p.m.; seconded by Commissioner Greenway. All ayes, motion carried.

Commissioner Moore adjourned the regular meeting at 11:15 p.m.

Approved by the Commission this 18th day of November, 2021.



Nathan Greenway, Chairman

Attest:



Arla K. Barnhill, P&Z Administrative Assistant