



Planning and Zoning Commission - Regular Meeting AGENDA

Tuesday, December 15, 2020 at 4:30 PM
Ketchum City Hall
480 East Avenue North, Ketchum, ID 83340

In recognition of the Coronavirus (COVID-19), members of the public may observe the meeting live on the City's website at ketchumidaho.org/meetings.

If you would like to comment on a PUBLIC HEARING item, please submit your comment to participate@ketchumidaho.org by noon the day of the meeting. Comments will be provided to the Planning and Zoning Commission.

If you would like to phone in and provide comment on a PUBLIC HEARING item on the agenda, please dial the number below. You will be called upon for comment during that agenda item.

Dial-in: 346-248-7799
Meeting ID: 959 7134 2919

CALL TO ORDER

1. **ACTION ITEM - Election of Officers for 2021:**

COMMISSION REPORTS AND EX PARTE DISCUSSION DISCLOSURE

CONSENT CALENDAR—ACTION ITEMS

2. **ACTION - Minutes of October 27, 2020**
3. **ACTION - Minutes of November 10, 2020**
4. **ACTION - Findings of Fact and Conclusions of Law for the Waterman Residence Addition Mountain Overlay Design Review**

PUBLIC HEARINGS AND COMMUNICATIONS FROM STAFF – ACTION ITEMS

5. **ACTION ITEM - Decked Building Addition Design Review:** 345 Lewis Street (Northgate Subdivision: Block 1: Lot 15) The Commission will consider and take action on a Design Review application for a 1,825-square-foot, 25-foot tall addition to the Decked Building located at 345 Lewis Street within the City's Light Industrial Number 2 (LI-2) Zoning District. *Continued from October 13, 2020 and November 10, 2020.*
6. **ACTION ITEM - Leadville Residences Pre-Application Design Review:** (Project Location: Northwest Corner of Leadville Avenue and E Second Street, Ketchum Townsite: Block 3, Lot 5.) The Planning and Zoning Commission will consider the Leadville Residences Pre-Application Design Review for the proposed development of a new three-story, 50.5-foot tall, 7,815-square-foot duplex and associated site improvements on a vacant lot at the corner of Leadville Avenue and 2nd Street within the Mixed-Use Subdistrict of the Community Core (CC-2). *Continued from September 15, 2020.*
7. **ACTION ITEM - Ketchum Boutique Hotel Re-Hearing: 260 E River Street** Project Location: Includes three parcels (251 S. Main Street – Ketchum Townsite Lots 3, 21, FR 22 Blk 82 N 10' x 110' of alley S 20' x 230' of alley, 260 E. River Street – Ketchum Townsite Lot 2 Block 82 10' x 110')

of alley, and 280 E. River Street – Ketchum Townsite Lot 1 Block 82). **Hearing to be continued to December 22, 2020 to review findings of fact, conclusions of law and conditions of approval.**

STAFF AND COMMISSION COMMUNICATIONS (Planning & Zoning Commission Deliberation, Public Comment may be taken)—ACTION ITEMS

ADJOURNMENT

Any person needing special accommodations to participate in the meeting should contact the City Clerk's Office as soon as reasonably possible at 726-3841. All times indicated are estimated times, and items may be heard earlier or later than indicated on the agenda.