



**PLANNING AND ZONING COMMISSION AGENDA**

**MONDAY, OCTOBER 12, 2015**

**5:30 P.M. REGULAR MEETING: 480 EAST AVENUE NORTH, KETCHUM, ID**

1. 5:30 p.m. CITY HALL - CALL TO ORDER
2. CONSENT CALENDAR – No items.
3. PUBLIC COMMENT
  - a. Communications from the public for items not on the agenda.
4. COMMUNICATIONS FROM STAFF
  - a. [DISTRICT USE MATRIX & SHARED PARKING REDUCTION TEXT AMENDMENT](#) – The Commission will hold a public hearing and take action on an application by Brett Moellenberg, representing the Spot LLC., for amendments to Title 17, Zoning Regulations of the Ketchum Municipal Code, Chapter 17.12 Establishment of Districts & Zoning Matrices, Section 17.12.020 “District Use Matrix” to add “Assembly, Place of” as a Conditional Use Permit in the Light Industrial District Number Two (LI-2 District) and adding “Parking, Shared” as a permitted use in the Light Industrial Districts Number One, Two & Three (LI-1, LI-2 & LI-3 Districts). Additionally, it is proposed to amend Chapter 17.125 “Off-Street Parking and Loading”, Section 17.125.070 “Shared Parking Reduction”, Subsection B to allow for shared parking reductions in the LI-1, LI-2 & LI-3 Districts. (Continued from September 28, 2015)
  - b. [DESIGN REVIEW REGULATIONS TEXT AMENDMENT](#) – The Commission will hold a public hearing and take action on City-initiated text amendments to Title 17, Zoning Regulations of the Ketchum Municipal Code, Chapter 17.18 “Zoning Districts” Section 17.18.130 “Community Core District (CC)” and Chapter 17.96 “Design Review.” The proposed amendments will repeal and replace Chapter 17.96 “Design Review” in its entirety, eliminate design review regulations from Section 17.18.130 and consolidate Community Core District design review regulations into Chapter 17.96.
  - c. PHASE II COMPREHENSIVE ZONING ORDINANCE UPDATE. The Commission will discuss the status of the zoning ordinance update.
5. FINDINGS OF FACT AND APPROVAL OF MINUTES
  - a. [FINDINGS OF FACT: Morton Waterways Design Review](#)
  - b. [MINUTES: August 25, 2015, Site Visit](#)
  - c. [MINUTES: August 25, 2015](#)
  - d. [MINUTES: September 28, 2015, Site Visit](#)
  - e. [MINUTES: September 28, 2015](#)
6. FUTURE PROJECTS AND NOTICING REQUIREMENTS
7. STAFF REPORTS & CITY COUNCIL MEETING UPDATE
8. COMMISSION REPORTS AND EX PARTE DISCUSSION OR DISCLOSURE

## 9. 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.*