NOTICE OF A REGULAR MEETING OF THE KETCHUM PLANNING AND ZONING COMMISSION MONDAY, SEPTEMBER 24, 2012, 5:30 P.M. KETCHUM CITY HALL 480 EAST AVENUE, KETCHUM, IDAHO

A G E N D A

1. *5:30 p.m.* **PUBLIC COMMENT** - This is an opportunity for the public to talk with the Commission about issues and ideas not on the agenda.

2. EST 5:35 p.m. **CONSIDERATION** upon the application of SCOTT HUERD AND SOGOL NOWBAR, for Mountain Overlay Design Review at 880 North Walnut Avenue (Ketchum Townsite, Block 93, Lot 4A). The applicant is proposing to build a 3,048 square foot residence, to replace an existing house, located in the Limited Residential (LR) and Mountain Overlay (MO) Zones.

Staff Report
Attachment A
Attachment B
Attachment C
Attachment D
Attachment E
Attachment F
Attachment G

3. EST 6:25 p.m. **PUBLIC HEARING** upon the application of BIGWOOD PLAZA LLC, for a conditional use permit (CUP) for restaurant and office uses in the Light Industrial - 2 (LI-2) zoning district, at Lot 10, Resub of Northwood PUD Lot 4 (271 Northwood Way).

Staff Report
Attachment A
Attachment B
Attachment C
Attachment C

4. EST 7:00 p.m. **CONSIDERATION** upon the application of BIGWOOD PLAZA LLC, for Pre-application Design Review of a 10,125 square foot building containing bakery, garage, retail, restaurant (café) and administrative offices to support the primary bakery use at Lot 10, Resub of Northwood PUD Lot 4 (271 Northwood Way) in the Light Industrial - 2 (LI-2) zoning district.

5. EST 8:00 p.m. **CONSIDERATION** upon the application of PK VENTURES,

LLC, for Design Review, at Ketchum Townsite, Lots 7 & 8, Block 23 (460 East Sun Valley Road) in the Community Core (CC) zoning district, Subdistrict A, Retail Core, for a renovation of the exterior of the existing building, including updates to siding, redesign of the colonnade that wraps the street fronts of the building, new exterior lighting and streetscape/sidewalk improvements.

Staff Report
Attachment A
Attachment A
Attachment B

6. *EST 8:45 p.m.* **CONSENT AGENDA**
   a. Findings of Fact
      1. Powder Creek TH's - Final Plat Approval

5. *EST 8:50 p.m.* **STAFF COMMENTS & CITY COUNCIL MEETING UPDATE**

6. *EST 9:00 p.m.* **COMMISSION COMMENTS**

Any person needing special accommodations to participate in the above-noticed 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. Public Hearing items will never begin earlier than the time indicated in the public hearing notice.*