



**NOTICE OF A REGULAR MEETING OF THE  
KETCHUM PLANNING AND ZONING COMMISSION  
MONDAY, FEBRUARY 28, 2011, 5:30 P.M.  
KETCHUM CITY HALL**

A REGULAR MEETING OF THE PLANNING AND ZONING COMMISSION OF SAID CITY SHALL BE HELD ON **MONDAY, FEBRUARY 28, 2011, 5:30 P.M.** AT KETCHUM CITY HALL LOCATED AT 480 EAST AVENUE, KETCHUM, IDAHO TO CONSIDER THE FOLLOWING:

1. EST 5:30 p.m. **PUBLIC COMMENT** - opportunity for the public to talk with the Commission about issues and ideas not on the agenda.
2. *EST 5:35* Public Hearing upon the application of RGSV, LLC, represented by Garth McClure, Benchmark Associates, for a rezone application with regard to the following described properties: Lot 1, Block 4, River Glen Subdivision & Lot 14, Mortgage Row Subdivision (91 Meadow Circle). The applicant is proposing to rezone the aforementioned properties from Limited Residential One Acre (LR-1) to Limited Residential (LR).
3. *EST 6:10* Public Hearing upon the application of RGSV, LLC, represented by Garth McClure, Benchmark Associates, for a subdivision application with regard to the following described properties: Lot 1, Block 4, River Glen Subdivision & Lot 14, Mortgage Row Subdivision (91 Meadow Circle). The applicant is proposing to subdivide the two existing parcels into three (3) single family lots, titled Meadow Circle Subdivision. The properties are currently located in the Limited Residential One Acre (LR-1) zoning district.
4. *EST 7:00* Public Hearing upon the application of REDHAWK LANDING LLC, represented by Garth McClure, Benchmark Associates, for a subdivision with regard to the following described properties: Lot 5A, Block 22, Ketchum Townsite (111 North East Ave). The applicant is proposing to subdivide the existing 22,000 sf parcel into four (4) lots, each totaling approximately 5500 sf in size.
5. *EST 7:45* Public Hearing upon the applications of PAUL AND KATHERINE IMLE and ROBERT AND DEBORAH BEYE, represented by Marc Corney, Red Canoe Architecture, for conditional use permits (CUPs) for encroachment of two (2) second story decks into the required yard setback in the Tourist (T) zoning district: Imle Unit: Unit 106, Horizons 4 Condominiums, Plan G (340 W. River Street, Unit 106); and Beye Unit: Unit 108, Horizons 4 Condominiums, Plan G (340 W. River Street, Unit 108).
6. *EST 8:10* Consideration upon the applications of PAUL AND KATHERINE IMLE and ROBERT AND DEBORAH BEYE, represented by Marc Corney, Red Canoe Architecture, for design review of two (2) second story decks into the required yard setback in the Tourist (T) zoning district in regard to the following described properties: Imle Unit: Unit 106, Horizons 4 Condominiums, Plan G (340 W. River Street, Unit 106); and Beye Unit: Unit 108, Horizons 4 Condominiums, Plan G (340 W. River Street, Unit 108).
7. EST 8:20 CONSENT AGENDA
  - a. Findings of Fact
    1. Kanellitsas Addition Findings of Fact
  - b. Minutes
    1. November 23, 2010
    2. December 13, 2010

*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.*