



**NOTICE OF A REGULAR MEETING OF THE
KETCHUM PLANNING AND ZONING COMMISSION
MONDAY, OCTOBER 10, 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 OCTOBER 10, 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 p.m. Findings of Fact – Visitor’s Center Sign Design Review Denial
3. EST 5:40 p.m. Findings of Fact – Warm Springs Ranch Resort, Planned Unit Development and Conditional Use Permit Approval
4. EST 5:55 p.m. PUBLIC HEARING on the request by SHOCH FAMILY L.P., for a Subdivision Amendment, Design Review Amendment, and Modification to a Development Agreement. The subject property is located at 120 South East Avenue, Lot 4, Block 41, Ketchum Townsite. The application proposes to amend the configuration of the previously approved two (2) townhome sublots, amend the design elements for a townhome, and amend the previously approved development agreement in order to reflect the new ownership and development proposed for the property.
5. EST 7:00 p.m. HEARING on the application by SCOTT HUERD, represented by John Day, architect, for a Mountain Overlay Design Review at Ketchum Townsite, Block 93, Lot 4A (880 Walnut Avenue). The applicant is proposing to build a 3,471 square foot residence, to replace an existing house, located in the Limited Residential (LR) and Mountain Overlay (MO) Zones.
6. EST 8:00 PM PUBLIC HEARING upon the application of THE SUN VALLEY COMPANY for a Conditional Use Permit for employee parking spaces and a public skier/pedestrian pathway to Puchner Lane at Lot 3, Greyhawk III Subdivision (319 Puchner Lane) located in the Tourist - 3000 (T-3000) and Floodplain Management Overlay (FP) Zones.
7. EST 8:20 PM PUBLIC HEARING upon the application of THE SUN VALLEY COMPANY for a Conditional Use Permit for approximately 300 parking spaces, including 115 day parking spaces for recreationists and snow storage in the winter and for recreationist parking during the summer, at Lot 16, Block 2, Greyhawk II Subdivision and Tax Lot 6856 (South end of Gates Road) located in the Tourist - 3000 (T-3000) and Floodplain Management Overlay (FP) Zones.

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.