

## PLANNING & ZONING COMMISSION PROCEEDINGS

OCTOBER 15, 2019

VICTOR, IDAHO

The Victor City Planning and Zoning Commission met in regular session in the Chambers of City Hall located at 32 Elm Street at 7:10 P.M. Upon roll call the following were found to be present:

PLANNING & ZONING COMMISSION: Jen Fisher, Kristi Aslin, Matt Thackray, and Brady Barkdull. Christian Cisco was absent.

STAFF: Ashley Koehler, Olivia Goodale, and Carl Osterberg

**Approval of Minutes from September 17, 2019 Regular Meeting.** A motion was made by Kristi Aslin and seconded by Jen Fisher to approve the September 17, 2019 regular meeting minutes as presented. Vice Chair Barkdull called for the vote. The vote showed all in favor. The motion carried.

**Work Session- Amendments to Design Standards & Guidelines.** Ashley Koehler, contract planner, made staff comment regarding the purpose of this item, changes made to the interim ordinance, applications coming under review of the Design Guidelines, how the guidelines relate to CCRs, components of the guidelines, exemption of duplexes and related considerations and alternatives, applicability of the guidelines, design guidelines superseding ordinance conflicts, review process, sketch plan review, pros and cons of establishing a design review committee, design review being a public meeting as opposed to a public hearing, building materials, design review of cottage courts and cottage court clusters, long facades facing the street and related vertical modulations, site plan and parking requirements for cottage courts, cottage court density bonus, applicability to public art, and area of impact being considered as part of a future review.

Discussion followed regarding the history of the Design Guideline Advisory Group, the adoption of the interim ordinance, how the proposed design guidelines compare to Driggs and Jackson, the Stinker Station project, potential creation of an overlay and related pros and cons, the intent of the guidelines, benefits of additional review within the process, the level of application requirements based on determined triggers, encouragement versus requirement of certain materials, creating a cottage court number tier to require additional models, maintaining an affordable housing option for the valley, courtyards being allowed as secondary snow storage, and inclusion of civic zoning in the guidelines.

Shawn Smith made public comment regarding duplex allowances downtown, design guidelines applying to cottage courts, the Fenn project models and related acreage, cottage court size limitations and design implications, cottage court long facades and orientation facing the street, and cottage court site design.

No action was taken.

**Work Session- Text Amendment for Article 10- Use Provisions.** Ashley Koehler, contract planner, made staff comment regarding proposed amendments to article 10, moving the project to a public hearing, the history of the project, summarized description of the project, changes to the use table, mobile home parks, adding sports vehicle repair shop use, accessory dwellings, and permitting temporary vendors. Olivia Goodale made staff comment regarding temporary vendor allowances in the Victor City Municipal Code.

Discussion followed regarding the options for continuing later work on this project, limiting mobile home parks, including yurt villages and tiny home parks as uses, and allowances in the RC zone.

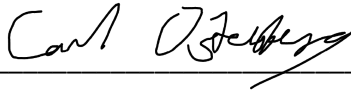
No action was taken.

**Planning Department Updates.** No planning department updates were given.

**Scheduling.** Ashley Kohler stated that items SPR2019-09 and AC2019-02 are scheduled for the next regular commission meeting.

The next meeting will be on November 19, 2019.

**Adjourn.** A motion was made by Jen Fisher and seconded by Matt Thackray to adjourn the meeting. Vice Chair Barkdull called for the vote. The vote showed all in favor. The motion carried.



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~~Ashley Kohler~~ Carl Osterberg - Planner  
~~Planning & Zoning Contract Administrator~~



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Christian Cisco (Oct 20, 2020 19:06 MDT)

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Christian Cisco,  
Planning & Zoning Chairman

Minutes: Carl Osterberg, 11-14-2019






# Planning and Zoning 10-15-19

Final Audit Report

2020-10-21

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