



**CANYON COUNTY PLANNING & ZONING COMMISSION
MINUTES OF REGULAR MEETING HELD
Thursday, November 12, 2020
7:00 P.M.**

1ST FLOOR PUBLIC MEETING ROOM SUITE 130, CANYON COUNTY ADMINISTRATION BUILDING

Commissioners Present: Robert Sturgill, Chairman
Patrick Williamson, Vice Chairman
Rick Fried, Commissioner
John Carpenter, Commissioner
Scott Brock, Commissioner

Staff Members Present: Patricia Nilsson, Director
Dan Lister, Planner
Kellie George, Recording Secretary

Chairman Robert Sturgill called the meeting to order at 7:00 p.m.

Vice Chair Williamson read the testimony guidelines and proceeded to the business item on the agenda.

Action Item Case No SD2020-0025: Corey Barnes, is requesting to subdivide a 53.8 acre parcel to establish a home on a 1.7 acre portion of Parcel R34394 creating the Barnes Homestead Subdivision. The parcel is currently zoned RR (Rural Residential) and will retain the remaining 52.1 acres in agriculture. The project is located north of Ustick Road on the east side of Franklin Blvd., South of and adjacent to 18298 North Franklin Blvd. Nampa, ID 83687.

No conflicts were stated by the Commissioners.

Planner Dan Lister presented the staff report. He described that a land division be completed prior to the final plat approval to avoid leaving a remnant property when the one lot is platted. The irrigation plan needs to be described. He reviewed the highway district comment. He summarized the conditions that need to be completed prior to submitting a final plat.

Commissioner Williamson would like to have more information on the irrigation plan.

TJ Wellard, 17842 Sand Hollow Road, Caldwell, ID, testified in support of the application as the applicant's representative. He discussed the need for a land division had just arisen last week.

Corey Barnes, 18268 N. Franklin Boulevard, Nampa, testified in support of the application as the applicant. He confirmed there is a headgate on the one lot. He has agreed to provide on-site irrigation through a domestic well and will retain the water rights on the agricultural property.

Mr. Wellard did not need to provide rebuttal testimony.

MOTION: Commissioner Carpenter moved to close public testimony on Case SD2020-0025, seconded by Commissioner Fried. Voice vote, motion carried.

MOTION: Commissioner Carpenter moved to recommend approval of the Findings of Facts, Conclusions of Law and conditions of approval, for Case SD2020-0025 to the Board of Canyon County Commissioners. Motion seconded by Commissioner Fried. Roll call vote with 5 in favor and 0 opposed, motion carried.

Commissioner Fried moved to approve the minutes of the 7pm October 29, 2020, minutes, as amended. Motion seconded by Commissioner Brock. Voice vote, motion passed.

Director Nilsson updated the Board on general department activities. She said she will be looking at the calendar to see if an additional hearing date can be scheduled in February.

Commissioner Williamson moved to adjourn. Commissioner Carpenter seconded the motion. Voice vote, motion carried. Meeting adjourned at 7:42pm.

Approved this 3th day of December, 2020

Patrick Williamson, Vice-Chairman

ATTEST

Kellie George, Recording Secretary

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