

CITY OF BURLEY  
PLANNING & ZONING COMMISSION  
NOTICE OF MEETING AND AGENDA  
NOV 15, 2023, 7:00AM  
CITY HALL, 1401 OVERLAND AVE, BURLEY, ID

AGENDA ITEMS:

1. Action Item – Approval of minutes from Oct 18, meeting
2. Public hearing on proposed Mountain Heights Village Preliminary Plat
3. Action Item – Deliberation and decision concerning proposed Mountain Heights Village Preliminary plat
4. Action Item – Review of rough draft of proposed amendments to City Code regarding setbacks and related issues
5. Action Item – Acknowledgement of Withdrawal of Application for preliminary plat amendment of Harrison Estates

City of Burley  
P&Z Commission  
Minutes for Oct 18, 2023

Members Present: Chairman Trevor Reno, Tyson Nelson, Scott Draper, Doug Anderton, Scott Hansen, Ty Jones, and City Attorney Dave Shirley.

First Agenda Item: Action Item – Approval of minutes.

A motion is made by Draper to approve the minutes as written. A second is made by Jones. All in favor.

Second Agenda Item: Public hearing on proposed Harrison Estates Preliminary Plat.

The public hearing opens at 7:05. City attorney Dave Shirley reads in exhibits 1-15 for this hearing. Chairman Reno opens for the applicant to go over the application with the board. Mr. David Price goes over the purpose of the application with the board. Karen Wyatt would like to eliminate the Palmer Road that is on the original plat. They do not believe this is a good use for a road to be put in. They would like to use this for lot for extra lot space.

Mr. Reno opens the floor to the public.

Public testimony in support of the proposal. Karen Wyatt, Kevin Patterson, Dennis Babbit, Scott. Public testimony that is neutral, neither for or against proposal. Lavern Burton.

Public testimony in opposition to the proposal. Darla Wood.

Bryan Reiter reads in letters that were written to be read at the meeting. All are against the proposal. Savannah Glenn, Harrison Estates HOA, Darla Wood, Residents of Harrison Estates. Mr. Reno gives the applicant a chance to address the concerns of the public testimony. David Price and Karen Wyatt both speak to the public. Public hearing closes at 8:10.

Third Agenda Item: Action Item – Deliberation and decision concerning proposed Harrison Estates Preliminary Plat.

The board goes into deliberations on the proposal. The board feels that there has not been enough notification to landowners in the surrounding area for a new road and they believe some road studies should be done for a better solution for all the traffic in this new subdivision. The board feels that more time is needed to get a better plan in motion. A motion is made by Tyson Nelson to deny the application and that there be more time for council to prepare a written decision that follows that decision. A second is made by Scott Draper. Roll call taken all in favor.

Fourth Agenda Item: Action Item – Schedule hearing on proposed Mountain Heights Village Preliminary Plat.

Bryan Reiter goes over the approval from the TRC committee on this plat. The board sets the date for Nov.15, 2023 at 7:00 am.

Fifth Agenda Item: Action Item – Review of rough draft of proposed amendments to City Code regarding setbacks and related issues.

City attorney Rhett Miller gives the board a proposed modifications to burley city code RE: setbacks. The board will go over the newly proposed modifications. This agenda item will be Put it on next month's agenda.

The board scheduled a special meeting for follow up on the Harrison Estates Preliminary Plat. A special meeting will be scheduled for Nov.1, 2023 at 7:00 am

A motion to adjourn the meeting at 8:23 is made by Doug Anderton and second by Tyson Nelson.