

**ELMORE COUNTY**  
**PLANNING AND ZONING COMMISSION**

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**MINUTES**

**Wednesday, October 21, 2009 at 7:00 pm**

Chairperson Nettleton called the meeting to order. Members of the Elmore County Planning and Zoning Commission present were Chairperson Nick Nettleton, Vice Chairperson Patti Osborn, Al Sobtzak, Sue Fish, Debbie Lord and KC Duerig. Also present were Attorney of Record Phil Miller, Director Alan Christy and staff members Beth Westerwelle and Kacey Hultenius.

Nettleton established a quorum.

**PUBLIC HEARINGS**

**Susan Martin for a Variance from the Zoning and Development Ordinance for minimum lot size for a one time lot split in an Agriculture zone Case # VAR-2009-07(May 13, 2009 ORD).** Site is located in Section 14, Township 3 S, Range 6 E, B.M. A common means of locating this property is approximately 500' west of the intersection of NW Canal Road and NW Dandelion Lane. The address of the property is 1177 NW Dandelion Lane, Mountain Home, ID 83647.

Christy gave staff report and background.

Nettleton asked Christy why a lot line adjustment wasn't done instead of a variance. Christy explained the other lot that they wanted to do the adjustment with is in a platted subdivision that would require a replatting of the subdivision to the north which is Oakleaf Subdivision. Miller asked what the lot sizes are in this area. Christy stated that they are just over one acre so even after this lot is split these lots would be bigger than the other lots in the area.

No one signed up testify.

Nettleton closed this public hearing.

**Commission Action:**

Sobtzak moved to recommend to the Board of County Commissioners to approve the Variance.

Lord seconded.

Motion carried unanimously.

**NEW BUSINESS**

FCO for Corder

Osborn moved to approve as written.

Sobtzak seconded.

Motion carried unanimously.

FCO for McCullough

Osborn moved to approve as written.

Duerig seconded.

Motion carried unanimously.

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Approved

Approved

Minutes from 10-07-2009

Osborn moved to approve as written.

Lord seconded.

Motion carried unanimously.

**INFORMATION ITEMS**

Christy stated that he provided the Commission Members a brief outline of some Zoning and Development Ordinance issues that will need to be addressed within a workshop meeting. Commission consensus is to schedule this work session for October 28, 2009 at 6:30 pm at the American Legion Hall.

**MEETING ADJOURNED**

Nick Nettleton, Chairperson

Date:

Attest: \_\_\_\_\_

Alan Christy,  
Director

Date: