

**August 03, 2021 - 7:00 p.m.**  
**City Annex Building, Council Chambers**  
**680 Park Avenue**  
**MEETING AGENDA**

The Planning Commission and Staff welcome you to tonight's meeting. We appreciate and encourage public participation. For regular agenda items, an opportunity for public comment is provided following the staff report. However, the formality of procedures varies with the purpose and subject of the agenda item; therefore, the Chair may exercise discretion in deciding if and when to allow public comment during the course of the proceedings and limitations may be placed on the time allowed for comments. Please note that City of Idaho Falls Planning Commission meetings are live streamed at [www.idahofallsidaho.gov](http://www.idahofallsidaho.gov) and archived. Thank you for your interest in City Government.

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**Call to Order:**

**Minutes:** July 20, 2021

**Business:**

1. **PLAT21-017: FINAL PLAT. Final Plat for Teton View Estates, Division No. 1, First Amended.** North of Saddle Rock Ln, east of Glen Abby Cir, south of E 65th N, west of N 5th E.<sup>1</sup>
2. **PLAT21-025: FINAL PLAT. Final plat for Providence Point Division No. 1 - First Amended.** North of E 49th S, east of Providence Point Dr, south of Resilient Ln, west of Stanfield Ln.<sup>1</sup>

**Public Hearing(s):**

3. **RZON21-014: REZONE. Rezone from RMH, Residential Mobile Home to R3A, Residential Mixed Use for Lots 1-3, and the north 15,870 square feet of Lots 6-7, Block 1, Hodson Addition and approximately .22 acres of the Northeast 1/4 of the Southeast 1/4 of Section 8, Township 2 North, Range 38 East.** North of Lincoln Rd, east of Idaho Canal, south of N Yellowstone Hwy, west of N Woodruff Ave.<sup>1</sup>
4. **ANNX21-011: ANNEXATION/INITIAL ZONING. Annexation and Initial Zoning of R3A, Residential Mixed Use for Lots 6-11, Block 1 and Lots 1-6, Block 6 Hodson Addition and the adjacent right-of-way for Woodruff Circle.** North of Lincoln Rd, east of Idaho Canal, south of N Yellowstone Hwy, west of N Woodruff Ave.<sup>1</sup>
5. **RZON21-015: REZONE. Amendment of the Subdivision Ordinance, Section 10-1-8 and the Comprehensive Zoning Ordinance, Sections 11-6-2, 11-6-3, 11-6-4, 11-6-8, 11-7-1 outlining a process to require neighborhood meetings as part of the development process for preliminary plats, Planned Unit Developments, Rezoning or Conditional Use Permits.**<sup>1</sup>

**Miscellaneous:** Comprehensive Plan Update

- Place Types

Idaho Falls believes in public participation and has identified at least four methods of participation.

1. Live Meeting Attendance: Members of the public may attend and provide testimony in person.
2. Via Livestream on the Internet: The public may view the meeting at [www.idahofallsidaho.gov](http://www.idahofallsidaho.gov)
3. Email: Public comments may be shared with the Planning Board via email at [kbeutler@idahofallsidaho.gov](mailto:kbeutler@idahofallsidaho.gov). Emails or other written testimony must be received no later than 5:00 p.m. on the Monday prior to the meeting.
4. Live Virtual Meeting Attendance: Members of the public wishing to participate in a live meeting that has been legally noticed for this agenda may do so remotely through the WebEx meeting platform with a phone or a computer. This platform will allow citizens to provide testimony at the appropriate time. Those desiring meeting access may send a valid and accurate email address to [kbeutler@idahofallsidaho.gov](mailto:kbeutler@idahofallsidaho.gov) no later than 11:00 a.m. on August 3<sup>rd</sup> so log-in information can be sent prior to the meeting OR follow this link which will also access the meeting: <https://tinyurl.com/IFPC8321>

To assure completion of the agenda, the Chairperson may impose reasonable time limits on the statements and evidence given. Individual members of the Planning Commission should not be contacted outside the formal hearing process. Public hearing items are subject to change. If you have interest in a specific item, please contact the Planning Office at 612-8799. Staff reports are available by 3:00 p.m. the Friday prior to the public hearing. If you wish to receive a copy of the staff report, please call 612-8799 after 3:00 p.m. or email [apeterson@idahofallsidaho.gov](mailto:apeterson@idahofallsidaho.gov). If you need communication aids or services or other physical accommodations to participate or access this meeting or program of the City of Idaho Falls, you may contact Ann Peterson at 612-8799 or the ADA Coordinator, Lisa Farris at 612-8323 and every effort will be made to adequately meet your needs.

<sup>1</sup> Planning Commission recommends to City Council

<sup>2</sup> Planning Commission approves or denies