

April 14, 2021

The LEWISTON PLANNING AND ZONING COMMISSION met in a hybrid meeting in person and remotely via the Zoom Meeting (video conferencing) Service (app). Chair Liedkie called the meeting to order at 5:30 p.m.

Planning & Zoning meetings are recorded live. To view the full video, go to <https://livestream.com/accounts/11220190> and select Planning & Zoning.

I. CALL TO ORDER

COMMISSIONERS PRESENT: Hannah Liedkie, Chair; Rick Tousley, Vice Chair; Michael Busch; Joan Hunter; Michael Menegas;

COMMISSIONERS EXCUSED: Richard Kremer; Corey Sandstrom

STAFF MEMBERS PRESENT: Laura Von Tersch, Community Development Director; Joel Plaskon, Planner - Local Initiatives; Katie Hollingshead, Assistant Planner; Tanya Brocke, Community Development Specialist; Aaron Butler, IT; Kayla Hermann, Assistant City Attorney; Mark Weigand, City Surveyor

II. CITIZEN COMMENTS

No public attended and no comments were received.

III. APPROVAL OF MARCH 24, 2021 MEETING MINUTES

Commissioners Hunter and Menegas moved and seconded, respectively, approval of the March 10, 2021 meeting minutes. Upon roll call, the vote was as follows:

Commissioner Menegas	Aye
Commissioner Busch	Aye
Commissioner Tousley	Aye
Commissioner Hunter	Aye
Chair Liedkie	Aye

The motion carried 5-0.

IV. APPROVAL OF REASONED STATEMENT (WRITTEN DECISION) FOR REZONE PROPOSAL, ZNC21-000003, KARL RUNSVOLD, 704 LAPWAI ROAD- A request to rezone a 5.95 parcel of land, also known as 704 Lapwai Road, from the F2 Agricultural Transitional Zone to the R1 Suburban Residential Zone

Commissioners Menegas and Hunter moved and seconded, respectively, approval of the reasoned statement for ZNC21-000003. Upon roll call, the votes were as follows:

Commissioner Menegas	Aye
Commissioner Busch	Aye
Commissioner Tousley	Aye
Commissioner Hunter	Aye
Chair Liedkie	Aye

The motion carried 5-0.

V. **PUBLIC HEARING - CONSIDERATION OF A NEW URBAN RENEWAL PLAN REVENUE ALLOCATION AREA # 7, DOWNTOWN/NORMAL HILL AREA - The Urban Renewal Agency Board conducted a public hearing on this matter on February 8, 2021 and after deliberation, passed Resolution 2021-1 to proceed with its adoption. Pursuant to Idaho Code 50-2008(b), the Planning and Zoning Commission shall make its recommendation to the City Council as to the conformity of the proposal to the Comprehensive Plan**

Chair Liedkie explained the public hearing process, opened the public hearing and asked for staff report.

Community Development Director Laura Von Tersch provided the Commission with a summary of the plan. Ms. Von Tersch recommended the Planning and Zoning Commission find the Downtown/Normal Hill Urban Renewal Plan conforms with the City of Lewiston's Comprehensive Plan.

There being no public comment received or public in attendance, Chair Liedkie closed the public hearing for Commissioner's discussion.

Commissioner Hunter expressed concern with the liability of some of the traffic circulation described in the plan.

Commissioner Tousley expressed excitement with the plan and questioned if other Commissioners found the "fly in the ointment" or potential problems.

Commissioner Menegas agreed with Commissioner Tousley and questioned what other studies or information gathering have been done. Ms. Von Tersch informed them that everything has been well vetted.

Commissioner Tousley questioned if there was anything addressing flooding issues in the downtown area. Ms. Von Tersch noted the major work on flooding was addressed with the rebuild on 12th/21st Intersection.

Chair Liedkie commented that she would like to make sure the ADA concerns were addressed. Ms. Von Tersch noted that the ADA Transition Plan inventories projects that were completed and there would be a report provided.

Commissioners Menegas and Tousley moved and seconded, respectively, with the finding that the Urban Renewal Plan for the Downtown/Normal Hill Area conforms with the Comprehensive Plan and authorizing the Chair to sign a letter with such recommendation to the City Council. Upon roll call, the votes were as follows:

Commissioner Hunter	Aye
Commissioner Menegas	Aye
Commissioner Tousley	Aye
Commissioner Busch	Aye
Chair Liedkie	Aye

The motion carried 5-0.

VI. CONSIDERATION OF A PRELIMINARY SUBDIVISION PLAT SUB20-00013, THE ESTATES AT CANYON CREST, PHASES IIIB-2, IIIC-1 AND IIIC-2 - The applicant, RPL Development, LLC proposes to plat approximately 8.77 acres of property located within the Canyon Crest Planned Unit Development's Phase III planning area, into 32 lots. The Planning and Zoning Commission shall make a recommendation to City Council to approve or deny the preliminary plat.

City Surveyor Mark Weigand provided a summary of his report to the Commission and recommended that the Lewiston Planning and Zoning Commission recommend to the Lewiston City Council approval of the Estates at Canyon Crest Phase IIIB-2, IIIC-1, and IIIC-2 preliminary plat as presented.

There being no questions from Commissioners. Commissioners Menegas and Hunter moved and seconded, respectively, to recommend approval of the preliminary plat to the City Council. Upon roll call, the votes were as follows:

Commissioner Menegas	Aye
Commissioner Busch	Aye
Commissioner Tousley	Aye
Commissioner Hunter	Aye
Chair Liedkie	Aye

The motion carried 5-0.

VII. STAFF-COMMISSION COMMUNICATIONS:

A. Query of Commissioners to attend the regularly scheduled meeting of 4/28/21.

Chair Liedkie noted she would not be present. Commissioner Menegas indicated he was not sure. All other Commissioners planned to attend.

B. Other

VIII. ADJOURN

There being no further business, Commissioners Tousley and Liedkie moved and seconded, respectively to adjourn. The motion carried 5-0 and the Planning and Zoning Commission adjourned at approximately 6:00 p.m.

RESPECTFULLY SUBMITTED,

Tanya M. Brocke
Recording Secretary

Chairperson or Acting Chairperson
Planning and Zoning Commission

Approved this _____ day of _____, 2021.