



# Agenda

THURSDAY, AUGUST 19, 2021

Bonner County Planning & Zoning Commission

Location: Bonner County Administration Building, 1500 Hwy 2, Sandpoint, ID - 1<sup>st</sup> floor conference room  
Online Zoom Teleconference and YouTube Livestream

5:30 p.m. Planning & Zoning Commission call to order

**Public Meeting** Pledge of Allegiance  
Roll Call/ Determination of a Quorum  
Changes in agenda  
Announcements

5:30 p.m. Consent Agenda

**Public Meeting**

5:30 p.m. **File ZC0027-21 – Zone Change Request from AF-20 to AF-10 – Gary Spade** is requesting a zone change from A/F 20 to A/F 10 on a ≈20-acre parcel. The project is located off Brookside Road and Dinkum Faire in Section 30, Township 55 North, Range 2 West, Boise-Meridian.

**Public Hearing**  
**Action Items**

**File CUP0018-21 – Conditional Use Permit – Condominiums - SCHWEITZER NORTH LLC** is requesting a Conditional Use Permit for a Multi-family dwelling use consisting of a 23-unit condominium project on 5 lots totaling ~1.8 acres. The property is zoned Alpine Village. The project is located off Northwest Passage in Section 20 Township 58 North, Range 2 West, Boise-Meridian.

**File CUP0017-21 – Conditional Use Permit – Lekander Private School** is requesting a Conditional Use Permit for a private school facility on two parcels of unplatted land (RP57N02W201951A and RP57N02W201800A) totaling an area of approximately 32.95 acres and zoned as Suburban District. The proposed project is located off West Pine Street in a portion of Section 20, Township 57 North, Range 2 West, Boise-Meridian.

**File AM0011-21 – Comprehensive Plan Text Amendment – Incorporation of Northside Fire District** is requesting a Comprehensive Plan Text Amendment as per Idaho State Code Title 67, Chapter 65 Local Land Use Planning Act soliciting adoption of a Capital Improvements Plan for which development impact fees may be used as a funding source, as per Idaho Statutes Code Title 67, Chapter 82 Idaho Development Impact Fee Act.

**File AM0015-21 & ZC0029-21 - Comprehensive Plan Map Amendment Ag/F to Rural Residential and Zone Change Ag/F-10 to R-5 - Roger D. and Avice Marie Griffin** are requesting a Comprehensive Plan Map Amendment from Ag/Forest to Rural Residential and a Zone Change from A/F-10 to R-5. The subject property is approximately 40-acres and located off Fish Creek Road in Section 14, Township 55 North, Range 3 West, Boise-Meridian.

**File S0003-21 – Sundance Acres Subdivision - Clay Wagner Trust** is requesting a subdivision of ±42.54 & 5.09 acres of land to create 27 lots, ranging in size from 1.2 to 6.1 acres. The subject property is zoned Recreation. The project is located off Eastside River Road in Section 10, Township 59 North, Range 4 West, Boise-Meridian.

**Following** **DISCUSSION:**  
**Public Hearings** COMMISSIONER & STAFF UPDATES

If interested in participating, please visit our website for details at:  
[bonnercountyid.gov/departments/planning/public-hearings](http://bonnercountyid.gov/departments/planning/public-hearings)

Please be advised the referenced start time stated above reflects the beginning of the hearings. File start times and hearing durations will vary. Staff reports are available at the Planning Department or may be viewed at <http://bonnercountyid.gov/> seven days prior to the scheduled hearing. Any person needing special accommodations to participate in the public hearing should contact the Bonner County Planning Department at (208) 265-1458 at least 48 hours before the hearing. Any affected person as defined by Idaho Code, Title 67, Chapter 65, may present an appeal to the Board of County Commissioners from any final decision by the Bonner County Planning and Zoning Commission. (Bonner County Revised Code, Section 12-262)