



CITY OF KETCHUM
MEETING MINUTES OF THE
PLANNING AND ZONING COMMISSION
Tuesday, May 9, 2023

CALL TO ORDER: *(00:00:25 in video)*

Neil Morrow called the meeting of the Ketchum Planning and Zoning Commission to order at 4:30p.m.

ROLL CALL:

Neil Morrow

Susan Passovoy – arrived at 4:33pm

Brenda Moczygemba

Tim Carter

Spencer Cordovano

ALSO PRESENT:

Morgan Landers—Director of Planning and Building

Abby Rivin—Senior Planner

Adam Crutcher—Associate Planner

Paige Nied—Associate Planner

Heather Nicolai-Planning Technician & Office Administrator

COMMUNICATIONS FROM COMMISSIONERS: *(00:00:43 in video)*

CONSENT AGENDA: *(00:0:53 in video)*

1. ACTION ITEM: Approval of the April 11, 2023 minutes

Motion to approve April 11, 2023 Minutes *(00:01:20 in video)*

MOVER: Brenda Moczygemba

SECONDER: Tim Carter

AYES: Spencer Cordovano, Tim Carter, Neil Morrow, Brenda Moczygemba

RESULT: ADOPTED UNANIMOUSLY

PUBLIC HEARING: *(00:01:30 in video)*

2. ACTION ITEM: Recommendation to hold a public hearing, review, and provide feedback on the Mountain Overlay Design Review, Townhouse Preliminary Plat, and Conditional Use Permit applications for the detached townhomes at 402 Sage Road.

- Staff Presentation: Adam Crutcher —Associate Planner *(00:01:50 in video)*
- Commission Questions/Comments for Staff *(00:11:55 in video)*
- Applicant Presentation by: Shilpa Sushil, Architect, Connect Homes *(00:19:55 in video)*

- Applicant Presentation by: Alex Nelson, Civil Engineer, Alpine Enterprises (00:35:10 in video)
- Commission Questions/Comments for Applicant (00:41:00 in video)
- Applicant, Sam Jadallah (00:57:30 in video)

Public Comment: (00:59:05 in video)

- Will Chin (01:00:43 in video)
- Baird Gourlay (01:04:53 in video)

Public Comment Closed: (01:07:17 in video)

- Staff response to questions from public comment (01:07:20 in video)
- Commission discussion, questions for staff and direction for applicant (01:07:50 in video)
- Staff recap of commission feedback (01:40:50 in video)
- Commission direction to applicant (01:41:50 in video)

Motion to continue discussion of the 402 Sage Road project to date certain – June 27, 2023 (01:45:30 in video)

MOVER: Susan Passovoy

SECONDER: Spencer Cordovano

AYES: Spencer Cordovano, Tim Carter, Neil Morrow, Brenda Moczygemba, Susan Passovoy

RESULT: ADOPED UNANIMOUSLY

******3 minute break****** (01:45:45 in video)

NEW BUSINESS: (01:45:49 in video)

3. Interim Ordinance Workshop: Community Core Rooftop Dimensional Standards (01:45:55 in video)

- Staff Presentation: Abby Rivin—Senior Planner, Commission Questions/Comments for Staff & Staff Responses, Commission Direction for staff (01:46:10 in video)

General announcement from Staff of upcoming meeting, department highlights. (02:40:35 in video)

ADJOURNMENT:

Motion to adjourn at 7:22pm (02:45:30 in video)

MOVER: Tim Carter

SECONDER: Spencer Cordovano

AYES: Spencer Cordovano, Susan Passovoy, Tim Carter, Neil Morrow, Brenda Moczygemba

RESULT: ADOPTED UNANIMOUS



Neil Morrow – P & Z Commissioner



Morgan Landers – Director of Planning & Building