

Idaho Falls Planning Commission

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 and archived. Thank you for your interest in City Government.

1. Call To Order:

2. Minutes:

3. Public Hearing(S):

- 3.I. 7:00 PM RZON21-010
REZONE. Rezone from HC, Highway Commercial to CC, Central Commercial for all of Eagle Ridge Div. No. 3 and an additional approximate 17.83 acres in Section 24, Township 2 North, Range 37 East. North of Pier View Dr, East of Snake River Pkwy, South of Pancheri Dr, West of Interstate 15.

Documents:

[STAFF REPORT RZON HC TO CC EAGLE RIDGE 17.83.PDF](#)

- 3.II. 7:00 PM RZON21-011
REZONE. Comprehensive Plan Amendment from Lower Density Residential to Higher Density Residential and Commercial for the area around Lincoln Road, east of Woodruff Ave. and west of Hitt Road. North and south of Lincoln Rd, east of N Woodruff Ave, west of 25th E.

Documents:

[FINAL STAFF REPORT PACKET RZON21-011 COMP PLAN AMENDMENT.PDF](#)

- 3.III. 7:00 PM RZON21-012
REZONE. Rezone from HC, Highway Commercial to LC, Limited Commercial for Approximately 19.84 acres in Section 9, Township 2 North, Range 38 East. North of Lincoln Rd, east of N Woodruff Ave, south of N Yellowstone Hwy, west of Pinewood Dr.

Documents:

[FINAL STAFF REPORT PACKT RZON21-012 REZONE FROM HC TO LC.PDF](#)

4. Business:

4.I. 7:00 PM PLAT21-020

FINAL PLAT. Final Plat for Southpoint Division No. 11. North of W 65th S, east of S 5th W, south of Calistoga Dr, west of S Holmes Ave.

Documents:

[FINAL STAFF REPORT SOUTHPOINT DIV 11.PDF](#)

4.II. 7:00 PM PLAT21-023

FINAL PLAT. Final Plat for Southpoint Division No. 12. North of W 65th S, east of S 5th W, south of Calistoga Dr, west of S Holmes Ave.

Documents:

[FINAL STAFF REPORT SOUTHPOINT DIV 12.PDF](#)

4.III. 7:00 PM PLAT21-021

FINAL PLAT. Final Plat for McNeil Business Park Division No. 2, 1st Amended. North of W Sunnyside Rd, east of McNeil Dr, south of W 25th St, west of Rollandet Ave.

Documents:

[FINAL STAFF REPORT MCNEIL BUSINESS PARK.PDF](#)

4.IV. 7:00 PM PLAT21-021

FINAL PLAT. Final Plat for McNeil Business Park Division No. 2, 1st Amended. North of W Sunnyside Rd, east of McNeil Dr, south of W 25th St, west of Rollandet Ave.

Documents:

[FINAL STAFF REPORT MCNEIL BUSINESS PARK.PDF](#)

5. Miscellaneous:

5.I. 7:00 PM Comprehensive Plan Update
Comprehensive Plan Update

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 kbeutler@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 Kerry Beutler at 612-8799 or the Grants Administrator, Lisa Farris at 612-8323 and every effort will be made to adequately meet your needs.