



KOOTENAI COUNTY BOARD OF COMMISSIONERS

AGENDA

MAY 28, 2020, THURSDAY, 9:00 A.M.
KOOTENAI COUNTY ADMINISTRATION, Room 1B
451 GOVERNMENT WAY, COEUR D'ALENE, IDAHO

We are suggesting people participate via teleconference call at 205-825-9699.

- I. CALL TO ORDER
- II. PLEDGE OF ALLEGIANCE
- III. CHAIRMAN'S OPENING REMARKS
- IV. POLL FOR CONFLICTS OF INTEREST
- V. CHANGES TO AGENDA (Action Item)
- VI. SIGNING (Action Item)
 - A. **Case No. MSF20-0005, Garnet Ranch (Phase I)**, a request by Crystal Creek, LLC, for a final subdivision approval of Garnet Ranch (Phase 1) consisting of 12 residential lots (*with Lot 7, Block 1 reserved for future Phase II*), of a preliminarily approved 25 lot residential subdivision in Case No. MSP19-0001 on 166 acres in the Agricultural Suburban zone. Since the request is located over the Rathdrum Prairie Aquifer, all residential lots will be a minimum of 5.000 gross acres. The request will meet the underlying Agricultural Suburban zone and the Panhandle Health District requirements. All lots in proposed Phase I will connect to East Greenacres Irrigation District. Effluent discharge will be treated via individual septic and drainfields. The subject Parcel Numbers are: 51N05W-20-2100, 51N05W-20-1570 and 51N05W-17-975. The Serial/AIN Numbers are 338454, 141733 and 127655. The legal description of each parcel is: Parcel 1: TAX # 25314 [IN E2]; Parcel 2: PTN TAX # 25316 [IN E2 SECT 20] both parcels located in Section 20, Township 51N, Range 05W, B.M. Kootenai County Idaho; Parcel 3: PTN TAX # 25316 [IN SE SEC 17] in Section 17, Township 51N, Range 05W, B.M. Kootenai County Idaho. The Board of County Commissioners approved Case No. MSP19-0001, Garnet Ranch preliminary request on September 5, 2019. Community Development received an application request for Final Subdivision review and approval on May 7, 2020, for Garnet Ranch (Phase I). The matter was assigned Case No. MSF20-0005. (*Vlad Finkel, Planner*)
- VII. BUSINESS – Community Development Update
 - A. Authorization to allow a boundary line adjustment on property with an AIN of 137745 that will provide for 1) a useful resolution to a zoning code violation, and 2) extinguish an existing building right on a portion of the property that is essentially unbuildable. (Action Item)
 - B. Discussion of fee distribution as the final consideration of the proposed amendments to the Hauser Area of City Impact agreement. (Action Item)
- VIII. ADJOURNMENT

Kootenai County does not discriminate against individuals or groups on the basis of disability in the admission or access to, or treatment in, its public meetings, programs, or activities. Requests for assistance or accommodations can be arranged by contacting Kootenai County Community Development at (208) 446-1070 with 48-hour notice. Further information can be obtained from the Kootenai County Community Development, 451 Government Way, P. O. Box 9000, Coeur d'Alene, Idaho 83816-9000 (208) 446-1070.