

## AGENDA

(New call in number 339-207-6050)



### KOOTENAI COUNTY BOARD OF COMMISSIONERS

JANUARY 6, 2022 THURSDAY, 9:00 A.M.

KOOTENAI COUNTY ADMINISTRATION BUILDING, Room 1  
451 GOVERNMENT WAY, COEUR D'ALENE, IDAHO

#### WEBLINK:

<https://www.kcgov.us/927/Planning-Department-Virtual-Meetings>

- I. CALL TO ORDER
- II. PLEDGE OF ALLEGIANCE
- III. CHANGES TO THE AGENDA (Action)
- IV. CHAIRMAN'S OPENING REMARKS
- V. POLL FOR CONFLICTS OF INTEREST
- VI. DELIBERATIONS – Action Items
  - A. **CUP21-0003 – American Universal Storage** - a request by Anthony Villelli, American Universal Storage, LLC, for a Conditional Use Permit to enable the expansion of a Mini Storage and Rental Warehouse Facility originally approved in Case No. CUP08-0011 on 9.486 acres in the Agricultural zone. The original request consisted of eight (8) buildings (approximately 81,100 total sq. ft.) with a total of 471 units. When the facility was originally under construction, the Applicant increased the size of some units to meet the demands of customers by reducing the overall number of units to 318. At this time, the Applicant wishes to construct five (5) more storage buildings totaling 35,250 sq. ft. with 150 additional units. As a result, the request would bring the total unit count to 468, still fewer than originally proposed. There is an existing office building and manager's residence on-site. Domestic water is currently provided by Hayden Lake Irrigation District. Effluent discharge is currently treated via septic and drainfield. Access to the subject parcel is provided from Prairie Avenue, a public road maintained by Post Falls Highway District. The subject parcel is located within the City of Hayden Exclusive Tier of the Coordinated Area of City Impact. The subject parcel number is: 0356021302AA and is described as: Hayden Lake Irrigation Tracts Amended, E2-TRS 302 & 303 EX RW in Section 21, Township 51 North, Range 04 West, B.M., Kootenai County, Idaho. The subject property is located at 3839 W. Prairie Avenue. The Hearing Examiner heard this case on December 2, 2021 and recommended approval. (*Vlad Finkel – Planner III*)
- VII. BUSINESS Community Development Update –Action Items
  - A. Consideration of hiring Rachel Granrath for consulting services to conduct project management for the Rathdrum Prairie 5-acres overlay zone and the Tribal re-zoning.

#### VIII. ADJOURNMENT

To allow for proper social distancing and allowing public meetings to be conducted remotely, the meeting will be live streamed on the County website using YouTube.

- The live meeting can be viewed at <https://www.youtube.com/KootenaiCountyIdaho>
- To participate or listen via telephone dial **339-207-6050**
- Please be sure to keep your devices on mute to limit background noise.

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.