



MINUTES
Design Committee

12:00 PM

Monday, December 19, 2016

Mayor's Conference Room– City Hall
6015 Glenwood Street, Garden City, Idaho

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- I. CALL TO ORDER**
- II. ROLL CALL**
- A. Present: Diana Caldwell, Gerry Armstrong, Brett Labrie,
 - B. Garden City Development Services Staff: Stephanie Russell
 - C. Garden City Attorney: Charles Wadams
- III. CHANGES TO AGENDA**
- IV. CONSENT AGENDA:**
- A. **Minutes of 10/3/2016; not approved. Lack of quorum.**
 - B. **Minutes of 12/05/2016; Diana motioned to approve. Gerry seconded. All aye.**
- V. OLD BUSINESS:**
- VI. Pre application Meeting for New Construction:** Rocky Towle, representing Nelson's Rv's, is requesting guidance for a RV showroom. The 5.195-acre site is located at 4665 W. Chinden, and is within the C-2 General Commercial zoning district and the Mixed Use Commercial and Green Boulevard Corridor Comprehensive Plan designations. The proposed building requires Design Review Committee approval. A formal application has not yet been submitted, however, discussions between staff and the applicant have occurred regarding Garden City Code requirements.
- Applicants, Tom Nelson and Dick Talboy provided new site plan incorporating some suggestions made by Design Review at the previous meeting. However, it was not feasible for the applicants to place building at the corner of Chinden and 47th. Updated site plan was closer to Chinden, but did not meet the 15' setback requirement.
 - Committee discussed whether store frontage is required on both Chinden and 47th.
 - Diana had concerns with parking and pedestrian safety based on new site plan.
 - Brett suggested to applicants giving up an access on Chinden, sliding the showroom to the east of the property, and moving it towards the front. In doing so, they would essentially create an entry for the showroom on Chinden and entry for services on 47th.
 - Applicant took committee's advice in consideration and will explore options.
- VII. NEW BUSINESS:**
- VIII. DISCUSSION**
- IX. ADJOURNMENT AT 1:00 PM**