

A special meeting of the Fruitland Planning and Zoning Commission was held at Fruitland City Hall on Tuesday, November 11, 2014 at 7:00 p.m. Commissioners Dickinson, Leonard, Heitz, Carlman, Grant and Percy were present. Commissioner Deardorff was absent.

Guests included Beau Value, Brett Hayball, Dwayne Holloway and Rick Watkins.

Vice-Chairman Carlman conducted the meeting.

**Commissioner Dickinson made the motion to approve the November 3, 2014 meeting minutes. Commissioner Leonard seconded the motion. Motion carried.**

*Public Hearing:*

Rick Watkins explained public hearing procedures and asked the commissioners to declare any conflicts. No conflicts were presented. The first hearing was opened at 7:02 p.m.

**Disaster Response, LLC - Zone Change from Single Family Residential to General Commercial; Comprehensive Plan Change from Single Family Residential to General Commercial; Development Agreement for 216 N Whitley Drive:** Beau Value (915 Fairway Drive, McCall) testified he was the owner of Disaster Response at 216 N Whitley Drive. Mr. Value explained the front portion of the property is zoned General Commercial and the rear portion is zoned Single Family Residential and requests a zone change and comprehensive plan change for the rear portion to General Commercial. Mr. Value testified the building at the front of the property is offices with one to two employees, the center building is used for tool storage and the rear building is used to handle contents from a customer's home. Mr. Value testified he would construct a 6' cedar fence surrounding the property with two gates. Mr. Value stated there would be a couple of trailers and trucks accessing the property each day through N Utah Avenue.

Commissioner Carlman asked if the company would be operating all hours from the property. Mr. Value explained an employee is on call with a service vehicle in their possession and would be responding from home.

Mr. Value testified there would be no manufacturing on the property, it's a transfer site for supplies, tools and storage of homeowner contents.

Commissioner Percy asked if there were any plans for landscaping. Mr. Value stated no more than the trees and rock already in place. Commissioner Percy asked if there were outdoor lights and Mr. Value testified there was a light at the back corner of the house.

Commissioner Carlman asked if employees would park inside the lot and Mr. Value stated yes.

Commissioner Dickinson asked the sizes of the trucks and trailers. Mr. Value stated pickup trucks and 16' trailers.

With no written or public testimony presented, the hearing was closed at 7:13 p.m.

Regular Meeting:

**Disaster Response, LLC – Zone Change from Single Family Residential to General Commercial for 216 N Whitley Drive: Commissioner Dickinson made a motion to send a favorable recommendation to city council for a zone change from Single Family Residential to General Commercial for 216 N Whitley Drive. Commissioner Heitz seconded the motion. Motion carried.**

**Disaster Response, LLC - Comprehensive Plan Change from Single Family Residential to General Commercial for 216 N Whitley Drive: Commissioner Percy made the motion to send a favorable recommendation to city council for a comprehensive plan change from Single Family Residential to General Commercial for 216 N Whitley Drive. Commissioner Heitz seconded the motion. Motion carried.**

**Disaster Response, LLC – Development Agreement for 216 N Whitley Drive: Commissioner Percy made the motion to send a favorable recommendation to city council that no development agreement be required. Commissioner Leonard seconded the motion. Motion passed.**

Commissioner Carlman adjourned the meeting at 7:19 p.m.

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Barry Carlman, Vice-Chairman

ATTEST:

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Beth Earles, Secretary