

PUBLIC HEARING
KOOTENAI COUNTY HEARING EXAMINER
KOOTENAI COUNTY ADMINISTRATION BUILDING, MEETING ROOM 1
APRIL 21, 2011, THURSDAY, 6:00 P.M.
451 GOVERNMENT WAY, COEUR D'ALENE, IDAHO

I. CALL TO ORDER

II. OPENING REMARKS

III. NEW BUSINESS

- A. **Case No. CUP10-0009, a request by Big Rock Timber Development, LLC**, a request by Doug Anderson for a Conditional Use Permit to allow a Private Resort consisting of a parking lot, a crosswalk across State Highway 97, and access from State Highway 97 to an eleven (11) double-slip community dock on Coeur d'Alene Lake. The site is on approximately 3.4 acres in the Restricted Residential zone. The Parcel Identification Number is 49N03W-18-2900 and the serial number is 109519. The subject property is located on the east and west side of State Highway 97, north of Gotham Bay Road. The site is described as Tax #s 21103 & 21104 [IN GOVT LT 1] of Section 18, Township 49 North, Range 03 West, B. M., Kootenai County, Idaho. (*Planner-Jay Lockhart*)
- B. **Case No. CUP10-0011 American Tower Corporation, a request by ProLand, LLC** for a Conditional Use Permit to construct a wireless communication facility. The project will consist of a 150' steel monopole; a compound utility rack and an emergency generator within a 50' x 50' fenced, leased area, located in the northwest corner of a 27.18 acre parcel in the Agriculture zone. The parcel is addressed as 12961 W. Mountain Lion Road; approximately 15 miles south of Coeur d'Alene via Hwy 95. The parcel number is 48N05W-10-2250 and described as E2 –Lot 8 Section 10, Township 48 North, Range 05 West. B. M. Kootenai County, Idaho. (*Planner-Mel Palmer*)
- C. **Case No. VAR10-0011 American Tower Corporation, a request by ProLand, LLC** for a variance to standards as required in a concurrent application for a Conditional Use Permit (Case No. CUP10-0011), to allow a Wireless Communication Facility located in the northwest corner of an approximately 27 acre parcel in the Agriculture zone. The specific standards are: Kootenai County Ordinance No. 401, Design Standards, for parking and paving development requirements as outlined in Section 9-17-6 and for variance from the landscape requirements as outlined in Section 9-17-4 and Section 9-24-34 (G). The parcel number is 48N05W-10-2250 and described as E2 –Lot 8 Section 10, Township 48 North, Range 05 West. B. M. Kootenai County, Idaho. (*Planner-Mel Palmer*)
- D. **Case No. CUP10-0010 Black Rock Development Inc.**, a request by Kyle Capps for a Conditional Use Permit for an extension to an existing Restricted Surface Mine. The applicant states that excavation and crushing activities will resume only after development construction resumes at the Black Rock North subdivision. The site is on approximately 32.6 acres in the Rural zone. The Parcel Identification Numbers are 0-0774-004-001-0 & 0-7191-001-002-0 and the serial numbers are 236213 & 229132. The subject property is located east of Loff's Bay Road and north of Rockford Bay Road at 23342 S. Loff's Bay Road. The site is described as SCHORZMAN-ATKINS, LT 2, Blk 1 & Black Rock 3rd Add, LT 1, Blk 4 of Section 09, Township 48 North, Range 04 West, B. M., Kootenai County, Idaho. (*Planner-Jay Lockhart*)

IV. ADJOURNMENT