



## Planning & Development Services

Boise City Hall, 2nd Floor  
150 N. Capitol Boulevard  
P. O. Box 500  
Boise, Idaho 83701-0500

Phone: 208/384-3830  
Fax: 208/384-3753  
TDD/TTY: 800/377-3529  
Website: [www.cityofboise.org/pds](http://www.cityofboise.org/pds)

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# MEMORANDUM

**MEMO TO:** Boise City Planning and Zoning Commission

**FROM:** David Moser, Associate Planner  
Boise City Planning and Development Services

**RE:** CAR14-00015

**HEARING DATE:** November 3, 2014

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### **BACKGROUND:**

This request is an annexation of approximately 16.3 acres located at 6012 and 6050 N. Pierce Park Lane with R-1B (Single Family Residential - 4.8 DU/acre) zoning. The Planning and Zoning Commission originally heard this item on September 15, 2014, and recommended approval of the annexation request to the City Council with R-1A (Single Family Residential – 2.1 DU/acre) zoning. In response, the applicant provided additional information demonstrating that the greater surrounding area has primarily been zoned R-1C and developed with a higher density than the recommended R-1A zone. In addition, the applicant noted the Comprehensive Plan encourages higher residential densities along corridors with available transit service (Principle GDP-C.5).

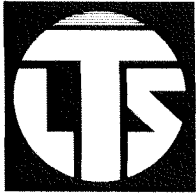
Based on this information, the Commission decided to reconsider the annexation at the October 6, 2014 hearing and a new date was scheduled for November 3, 2014.

### **REQUEST:**

The applicant has requested that the Planning and Zoning Commission defer this item to February 2, 2015. The additional time will allow the applicant to address concerns raised by the neighbors and develop possible site layout options.

### **ATTACHMENTS**

Deferral Request



**TEALEY'S LAND  
SURVEYING**

12594 W. Explorer Drive, Suite 150 • Boise, Idaho 83713

**(208) 385-0636**

**Fax (208) 385-0696**

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October 27, 2014

Boise City Planning and Development

Attn: David Moser

RE: CAR14-00015 / 6012 & 6050 N. Pierce Park Ln

1. Reconsideration hearing by Boise City Planning and Zoning Commission set for November 3, 2014
2. Hearing by Boise City Council set for November 18, 2014

Request for Deferral of two hearing dates: We request deferral until after January of 2015. The applicant will use this time to address the neighbor issues and design a development plan to show possible layout options.

The applicant hereby requests a delay in both the above referenced hearings. Applicant needs additional time to evaluate the issues raised during the prior Boise Planning and Zoning Commission hearing and properly prepare for the hearing. The applicant will work with the Planning and Development Services staff to coordinate subsequent hearing dates.

Thank you for your consideration.

Judith Balkins