

January 08, 2025

The LEWISTON PLANNING AND ZONING COMMISSION met in the Community Development Department Second Floor Conference Room at 215 "D" Street. Chair Ball called the meeting to order at 5:30 p.m.

I. CALL TO ORDER

COMMISSIONERS PRESENT: Cynthia Ball, Chair; Gabriel Iacoboni, Vice Chair; Maureen Anderson; Kevin Kelly; Kathy Branson; Emily Wolf; Shaunita Cable

COMMISSIONERS EXCUSED: None

STAFF MEMBERS PRESENT: Katie Hollingshead, Assistant Planner; Jennifer Tengono, City Attorney

II. ELECTION OF CHAIR AND VICE CHAIR FOR 2025 (ACTION ITEM)

Commissioner Branson nominated Commissioner Iacoboni for Chair.

Upon roll call, the vote was as follows:

Commissioner Maureen Anderson voted for Commissioner Iacoboni
Commissioner Kathy Branson voted for Commissioner Iacoboni
Commissioner Gabriel Iacoboni voted for Commissioner Iacoboni
Commissioner Kevin Kelly voted for Commissioner Iacoboni
Commissioner Shaunita Cable for Commissioner Iacoboni
Commissioner Emily Wolf for Commissioner Iacoboni
Commissioner Cynthia Ball voted for Commissioner Iacoboni

Commissioner Branson nominated Commissioner Anderson for Vice Chair.
Commissioner Cable nominated Commissioner Wolf for Vice Chair.
Chair Iacoboni nominated Commissioner Kelly for Vice Chair.

Upon roll call, the vote was as follows:

Commissioner Maureen Anderson voted for Emily Wolf
Commissioner Kathy Branson voted for Maureen Anderson
Chair Gabriel Iacoboni voted for Maureen Anderson
Commissioner Kevin Kelly voted for Emily Wolf
Commissioner Shaunita Cable voted for Emily Wolf
Commissioner Emily Wolf voted for Kevin Kelly
Commissioner Cynthia Ball voted for Emily Wolf

III. CITIZEN COMMENTS

None

IV. ACTIVE AGENDA

A. APPROVAL OF DECEMBER 11, 2024 MEETING MINUTES (ACTION ITEM)

Commissioners Anderson and Branson moved and seconded, respectively, approval of the December 11, 2024 meeting minutes. The motion carried 7-0.

B. PUBLIC HEARING AND RECOMMENDATION TO COUNCIL ON ZONING CODE AMENDMENT, ZA-05-24 (ACTION ITEM):

Chair Iacoboni explained the public hearing process, opened the public hearing and asked for a staff presentation.

Staff Hollingshead provided a verbal summary of the amendments to ZA-05-24

There being no further questions for staff, Chair Iacoboni asked for public testimony.

Nathaniel Tucker, 326 Main St. Lewiston Idaho stated that for the past 18 years there has been a problem with businesses not wanting college students to park in front of their downtown business, which is fair. But this makes it so the people who live downtown not able to park in front of their homes. For ladies, like my wife, this becomes a safety problem because of various factors. He would like to start the conversation to allow for people who live downtown a variance to be able to park in front of their apartment.

Staff Tengono stated the parking code was being reviewed because there are several resolutions and the City needs to make sure those resolutions do not contradict each other.

Chair Iacoboni recommended Mr. Tucker to contact Staff, City Council and the Mayor after the meeting to discuss this issue and moving forward with it.

Mr. Tucker mentioned that there are passes for parking in municipal lots such as the Library and asked if a similar pass could be created to be able to park on the street.

There being no further testimony, Chair Iacoboni closed the public hearing.

After deliberation Commissioner Anderson and Chair Iacoboni moved and seconded, respectively, to recommend approval of ZA-05-24 to the City Council. Motion passed 7-0.

C. PUBLIC HEARING AND RECOMMENDATION TO COUNCIL ON ZONING CODE AMENDMENT, ZA-04-24.

Chair Iacoboni explained the public hearing process, opened the public hearing and asked for a staff presentation.

Staff Hollingshead provided a verbal summary of the amendments to ZA-04-24 and handed out the photo provided by Citizen Dan Yonge. See attached.

There being no further questions for staff, Chair Iacoboni asked for public testimony.

Dan Yonge, Lewiston Id stated he started this code change process back in September due to a building permit being denied by Zoning. He does not agree with the current code for the small lot development code nor the new recommended small lot development code. The new code will not fix problems, but make is harder to developers to build and City Staff to enforce. Mr. Yonge verbally stated the changes he would like to see instead of the proposed code changes by City Staff. The consumer is going to be the one taking the hit due to the builder having to meet the 5 of 10 in the code and it costing the builder more.

There being no further testimony, Chair Iacoboni closed the public hearing.

After deliberation Commissioner Anderson and Chair Iacoboni moved and seconded, respectively, to recommend approval of ZA-04-24 to the City Council. Motion passed 5-2.

V. STAFF-COMMISSION COMMUNICATIONS:

A. Query of Commissioners for January 22, 2025 meeting.

All current commissioners present plan to be in attendance for the January 22, 2025 meeting besides commissioners Branson and Wolf will not be in attendance. Commissioner Branson will not be able to attend the February 12th meeting either.

VI. ADJOURN

There being no further business, Commissioner Anderson and Chair Iacoboni moved and seconded, respectively, to adjourn. The motion carried 7-0 and the Planning and Zoning Commission adjourned at approximately 6:51 p.m.

RESPECTFULLY SUBMITTED,



Dawn Ortiz,
Recording Secretary



Chairperson or Acting Chairperson
Planning and Zoning Commission

Approved this 22 day of January, 2025.

Below Document was handed out during public comment at section C.

