CITY OF GARDEN CITY

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PLANNING & ZONING COMMISSION

Chairman, Ryan Montoya; Vice Chair, L. Kent Brown; Starr Shepard; Kimberly Smith, Rachael Bickerton

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AGENDA

Wednesday, November 18, 2026
6:30p.m.
City Hall – Council Chambers
6015 Glenwood Street, Garden City, Idaho

The official meeting is in person. For convenience remote participation via video conference is permissible. The meeting may continue if there are technical difficulties.
To view the meeting remotely, please follow the link below:
Join Zoom Meeting
https://zoom.us/j/8188588340
Meeting ID: 818 858 8340
Phone in # 301-715-8592

Link to application materials: https://gardencityidaho.org/FY2026-Applications/

I. AUDIO CHECK & RECORDING CHECK
II. CALL TO ORDER
III. PLEDGE OF ALLEGIANCE
IV. CHANGES TO AGENDA – *ACTION ITEM*
V. CONSENT AGENDA – *ACTION ITEM*

A. Approval of Minutes: October 21, 2026

VI. UNFINISHED BUSINESS – ACTION ITEM
VII. NEW BUSINESS - PUBLIC HEARINGS – *ACTION ITEM*

A. CUPFY2026-0013: Conditional Use Permit: Lior's Moto Ride is requesting a Conditional Use Permit for a Vehicle Services Use at 200 E. 37th St. Building 202 Unit #9; Ada County Parcel #R2734520345 located in the C-2 General Commercial Zoning District.

B. CUPFY2026-0014: Conditional Use Permit: Given's Pursley, LLP on behalf of The Riverside Hotel is requesting a Conditional Use Permit for a Multi-Use Pedestrian Bridge located across the Boise River from Bernadine Quinn Riverside Park in Boise to the Riverside Hotel located at 2900 W. Chinden Blvd.; Ada County Parcel #R2734542000, located in the C-1 Highway Commercial Zoning District.

C. **SUBFY2026-0003:** David Glancey with Glancey Rockwell & Associates is requesting a Combined Preliminary Plat/Final Plat consisting of 14 residential lots and 1 common lot. The property is currently located at 311 E. 48th St.; Ada County Parcel #R2734523476 in the R-3 Zoning District.

D. **SUBFY2026-0004:** Jaelyn Funk on behalf of DEV BLACK, LLC is requesting a Combined Preliminary Plat/Final Plat consisting of 16 residential lots and 1 common lot. The property is currently located at 123 E 39th St.; Ada County Parcel #R2734502718 in the R-3 Zoning District.

VIII. DISCUSSION – ***NONE***

IX. ADJOURNMENT – ***ACTION ITEM***