



## CITY OF MIDDLETON Planning and Zoning Commission

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In Re:

Fox Lantern Subdivision  
March 21, 2017 Application  
April 10, 2017 Hearing

**Findings of Fact,  
Conclusions of Law,  
Decision and Order**

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### SUMMARY OF THE REQUEST

**A request to approve a preliminary plat in a single-family residential zone. The property is located at the northwest corner of 9<sup>th</sup> Street and Fox Ave., Middleton, Idaho.**

### FINDINGS OF FACT

1. **APPLICANT:** The applicants are Richard and Amy Davis.
2. **APPLICATION:** The application was received and accepted by the City on March 21, 2017.
3. **NOTICE OF PUBLIC HEARING:** Notice of the public hearing before the Planning and Zoning Commission was published, mailed and posted as follows:

Published notice Idaho Press Tribune:	March 25, 2017
Letters mailed to property owners within 300':	March 28, 2017
Letters mailed to agencies providing services:	March 28, 2017
Property posted in four locations:	March 30, 2017
4. **APPLICABLE CODES AND STANDARDS:** The ordinances and standards used in evaluating the application are:
  - Idaho Code Title 67, Chapter 65
  - Middleton City Code, Title 6, Chapter 2
  - Idaho Standards for Public Works Construction (ISPWC)
  - Middleton Supplement to the ISPWC



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5. The applicant has met all the requirements in Section 6-2-2 for a preliminary plat.
6. No written agency comments have been received.
7. No comments from adjacent property owners have been received.

### **CONCLUSIONS OF LAW**

Notice of the application and public hearing was given according to law. The Planning and Zoning Commission's public hearing was conducted according to law, and the City has kept a record of the application and related documents.

### **DECISION**

The Planning & Zoning Commission recommends that the City Council approve the preliminary plat with the following condition:

The following lots shall have the following minimum frontages along the publicly maintained road:

- a. Lot 1, east boundary, 70 feet
- b. Lot 9, C-6, 66 feet
- c. Lot 10, C-5, 53 feet
- d. Lot 11, C-4, 53 feet
- e. Lot 12, C-3, 68 feet
- f. Lot 13, rear, 70 feet



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WRITTEN DECISION APPROVED ON: April 10, 2017.

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Lary Sisson, Chairman  
Planning and Zoning Commission

Attest:

