



**CITY OF KETCHUM, IDAHO
MEETING MINUTES OF THE
PLANNING AND ZONING COMMISSION**

Monday, March 31, 2025
191 5th Street West, Ketchum, Idaho 83340

CALL TO ORDER: By Chairman Neil Morrow at 4:30 pm *(00.00.17 in video)*

ROLL CALL:

Neil Morrow
Susan Passovoy
Matthew McGraw
Brenda Moczygemba
Tim Carter *via Zoom, joined at 4:42 *(00.12.52 in video)*

ALSO PRESENT:

Morgan Landers – Director of Planning and Building
Abby Rivin – Senior Planner
Genoa Beiser – Associate Planner

COMMUNICATIONS FROM COMMISSIONERS:

1. Public Comments Submitted

CONSENT AGENDA:

- None

NEW BUSINESS: *(00.01.04 in video)*

2. Recommendation to review and provide feedback on the Pre-Application Design Review for the ARCH Affordable Housing Project at 140 & 180 N Leadville Ave.
 - Staff presentation – Abby Rivin *(00.01.21 in video)*
 - Commissioner questions for Staff *(00.12.48 in video)*
 - Applicant presentation – Michelle Griffith, ARCH Executive Director *(00.14.25 in video)*
 - Applicant presentation – Marty Kaplan, Martin Henry Kaplan, Architects *(00.19.50 in video)*
 - Commissioner questions for Staff and Applicants *(00.30.15 in video)*

PUBLIC COMMENTS OPENED *(00.39.00 in video)*

- Susan Scovell *(00.39.10 in video)*
- Sarah Michael *(00.41.38 in video)*
- Al Stevenson *(00.43.19 in video)*

- Peter Prekeges *(00.46.07 in video)*
 - o Response by Applicant Michelle Griffith to clarify public comment question *(00.48.09 in video)*
- Ned Burns *(00.50.42 in video)*
- Donna McGourty *(00.51.24 in video)*

PUBLIC COMMENTS CLOSED *(00.52.16 in video)*

- Staff clarification to public comment *(00.52.32 in video)*
- Commissioner questions and feedback for applicant *(00.53.00 in video)*

ADJOURNMENT: *(01.06.35 in video)*

Motion to adjourn at 5:38 pm: Motion made by Neil Morrow, seconded by Brenda Moczygemba

MOVER: Neil Morrow

SECONDER: Brenda Moczygemba

AYES: Susan Passovoy, Matthew McGraw, Brenda Moczygemba, Tim Carter, & Neil Morrow

NAYS:

RESULT: UNANIMOUSLY ADOPTED

Neil Morrow – Chairman of P & Z Commission

Morgan Landers – Director of Planning & Building