

Commission Hearing Date: August 4, 2022

Planner: Sonya Allen

Request: Modification to the existing Development Agreement (Inst. #2016-060157) to change the development plan on the northern portion of the site from a retail grocery store to multi-family residential; and conditional use permit for a multi-family development consisting of 351 apartment units on 11.65 acres of land in the C-G zoning district at a gross density of 30.21 units per acre, by Morgan Stonehill Partners.

Director: Alternative compliance is requested to UDC 11-3H-4D, which requires noise abatement to be provided for residential uses adjacent to a state highway, to allow double-paned windows in lieu of a berm/wall.

Location: 2600 E. Overland Rd., in the SE 1/4 of Section 17, T.3N., R.1E.





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SITE CONTEXT



# OVERLAND WELLS II APARTMENTS

MERIDIAN, IDAHO



PROJECT #22005 | DATE: 04.25.2022

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