



North Ada County Foothills Association

One voice. One goal. One plan.

NACFA Update—Meetings This Week and Beyond; Eagle Foothills Plan; Kastera

November 13, 2006

Meetings:

- Eagle Planning & Zoning Commission Hearing-M3—5:30 PM, Monday, 11/13 at City Hall. This is the meeting originally scheduled for, but continued from, 10/23. It will feature more presentations by M3, including habitat information. As before, we are assured that there will be no decisions made; M3's project, as well as Suncor and perhaps others will not be decided upon until the full foothills comprehensive plan process is done (next May).
- Kastera Neighborhood Meeting—Highway 55 project—6:45-7:45 PM, **Wednesday, 11/15 at Shadow Valley Golf Course Clubhouse.** This meeting will deal with Kastera's planned community proposal for their lands straddling Hwy 55, including the golf course on the east side and former Buchanan lands on the west side. This meeting is of **general interest—attend if you are available**...certainly if you are interested in what is happening in this area, next to the Dry Creek project.
- County Planning & Zoning Commission—Public Hearing on County Comp. Plan Update, including Draft North Foothills Sub-Area Plan—6:00 PM, **Thursday, 11/16, first floor Ada County Courthouse.** This will be the first County P&Z hearing on the draft Plan. Thanks to Joanne Pence, we found out that the Commission's 11/3 work session was a non-event...nothing of any substance. We do not expect this to be only hearing on these draft plans. So, for this one, **attend if you can.** I will testify on behalf on NACFA, reiterating the main points in our comment letter (see our website) and adding some commentary on the Eagle process. A second hearing is scheduled for December 7...I will follow-up after this 11/16 hearing and let you know how important I think attendance at the Dec. 7 hearing will be.

Eagle Foothills Plan

We do not have a schedule yet showing events and milestones for Eagles Foothills planning process. The City is setting up Traffic and Wildlife/Open Space committees to work on the plan. We are trying to make sure that NACFA is represented on both of these committees (we are not pleased that NACFA is not among the initial candidates for the traffic

committee; we are trying to correct that). In the meantime, it might be of interest to know that M3 has contacted us to discuss possible changes in their plan to better address our concerns. Nothing has yet emerged from this, but it may be a hopeful sign.

Kastera Trailhead Project

Trailhead is name Kastera has given to their 660 acres bordering Stillwell, Holl, Triple Ridge, etc. They are starting to push hard for annexation into Eagle and, per a letter they sent to Eagle “Kastera will be requesting an R-2 (*2 units per acre*) designation on our 660-acres”. This, of course, is well beyond outrageous (and completely contrary to the “100 unit” project their new staffer told us they would be pursuing when they were out looking over their proposed access onto Willow Creek Road... We have not yet heard anything from them about a neighborhood meeting. So, stay tuned. Right now, the heat has been turned up on the Triple Ridge folks to sign on the dotted line to provide an annexation path to the Kastera land; hopefully the leverage these folks have can be used to influence both Kastera’s density and their access routes.

Best regards,

JP

Conclusions & Recommendations

- **Re-orient priorities to a full, open Eagle Foothills Plan**
 - It is the City's role to lead
 - The Community expects it – it is Eagle's strength & tradition
 - We want to participate and help
- **Take counsel from public involvement to date**
- **Build on the work that has been done**
- **Establish citizen work groups/committees on critical subjects/issues**
 - Water
 - Wildlife habitat & open space
 - Traffic/roadway requirements
- **Look at a range of possible futures**
- **Create a Community Vision before any decision on parts of pieces**

