



Valley County Planning & Zoning Commission

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Kathy Deinhardt Hill, Commissioner
Ronda Sandmeyer, Commissioner

A G E N D A

Valley County Planning and Zoning Commission
April 14, 2011
Valley County Court House - Cascade, Idaho
PUBLIC HEARING - 6:00 p.m.

A. OPEN: Call to Order

B. MINUTES: March 10, 2011

C. OLD BUSINESS:

1. C.U.P. 08-20 Elk Meadows River Ranches Subdivision, Phase 3 – Final Plat: Elk Meadows River Ranches, LLC, is requesting final plat approval. The Commission will review the final plat and Conditional Use Permit to determine conformance with the approved preliminary plat. Access is from Gold Fork Road. The property is parcel RP16N04E307205 and is approximately 6 acres located in the E ½ E ½ of Sec. 30, T.16N, R.4E, B.M., Valley County, Idaho. [Not a public hearing.]

2. C.U.P. 09-01 Blackhawk Lake Estates, Phases 3 & 4 – Extension Request: LB Industries is requesting approval of a two-year extension of their conditional use permit that expires April 21, 2011. The 25.87-acre site is located in the N ½ Section 2, T.17N, R.2E, B.M. Valley County, Idaho.

3. VAC 11-01 Vacation of a Portion of Rapid Creek Road in Paddy Flat Subdivision, Lot 13. George and Lorraine Fryklund and Leonard and Susan Iventosch are requesting a vacation of a portion of Rapid Creek Road. The road has not been constructed. The vacated land would be transferred to the adjacent landowners (Lots 13G and 13H). The site is located in the NE ¼ Section 34, T.17N, R.4E, B.M., Valley County, Idaho. *(Tabled from March 10, 2011)*

D. NEW BUSINESS:

1. Amendment to the Valley County Land Use and Development Ordinance (LUDO): A portion of 3.03.09 Residential Uses was inadvertently deleted from the LUDO prior to the August 2010 publication. This amendment will reinsert minimum lot size requirements. No other changes to the LUDO are proposed.

E. OTHER ITEMS:

1. Facts and Conclusions

- VAC 10-02 Vacation of a Portion of Road in Paradise Cove Subdivision
- V-1-11 Leister Shared Driveway Variance
- C.U.P. 11-01 Nez Perce Tribe Office Building