



Valley County Planning & Zoning Commission

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Bryan Cooley, Chairman
Scott Freeman, Vice-Chair

Ed Allen, Commissioner
Ray Cooper, Commissioner
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AGENDA

Valley County Planning and Zoning Commission
October 18, 2018
Valley County Court House - Cascade, Idaho
PUBLIC HEARING - 6:00 p.m.

[All items listed on this agenda are ACTION ITEMS.]

A. OPEN: Call to Order

B. MINUTES: September 13, 2018

C. OLD BUSINESS

- V-1-18 TerTelgte Setback Variance:** Coleen TerTelgete is requesting a variance to relax the side yard setback from the required 7.5 feet to zero feet for a previously constructed storage shed that she is unable to move. The site is Yellow Pine Townsite, Lot 8, Block D and is addressed at 355 Behne Ave. The 0.14-acre lot is located in SW ¼ Section 21, T.19N, R.8E, Boise Meridian, Valley County, Idaho. [Tabled on Sept. 13, 2018.]
- P.U.D. 04-01 Meadows at West Mountain, Phases 4-6 – Extension Request:** Larry Mangum, representing Timberline Investment LLC, is requesting a two-year extension of the conditional use permit for phases 4-6. Phases 1, 2, and 3 have been platted and recorded. Phase 4 is 39 single-family home lots on 19 acres; phase 5 is 39 single-family home lots and 7 townhome lots on 21.8 acres; and phase 6 is 20 single-family home lots on 9.2 acres and 11.2 acres of commercial area. The site is located in the W ½ NE ¼ Section 17, T.16N, R.3E, Boise Meridian, Valley County, Idaho. [Tabled on Sept. 13, 2018.]

D. NEW BUSINESS:

- C.U.P. 18-12 Woods RV Campsite:** Rollin and Julie Woods are requesting approval of a Recreational Vehicle Park to allow multiple RVs to be used as dwellings for more than 30 days in duration. The campsite will be for personal use and will not have any commercial use. A well, septic system, power, and garage exist at the site. The 0.59 acre site is 575 West Mountain Road, located in West Mountain Subdivision 2, Lots 29 and 30, Block 2, in Section 3, T.13N R.3E, Boise Meridian, Valley County, Idaho.
- C.U.P. 18-14 The Retreat McCall:** Colby Rampton is requesting approval to establish an event venue to include weddings, retreats, reunions, etc. There would be a main venue space and five cabins for overnight guests; buildings will be on the eastern portion of the property which borders State of Idaho lands. Septic systems and an individual well would be used. Access is via a proposed new driveway off Boulder Lake Road, a public road. The existing shared driveway access would be maintained as a fire access. The 20-acre site is in the E ½ SW ¼ SE ¼ Section 19, T.18N, R.4E, Boise Meridian, Valley County, Idaho.

E. FACTS AND CONCLUSIONS:

- VAC 18-03 Cotner Drainage Easement Vacation

Agenda subject to change.