



# Valley County Planning & Zoning Commission Invites You to Participate in a PUBLIC HEARING

## C.U.P. 21-12 Hart Lodge

**Applicant/Owner:** Benjamin Hart

**Location:** 43 Tranquility Lane  
Moonridge Subdivision Lot 3  
SE ¼ Sec. 30, T.18N R.3E, Boise Meridian,  
Valley County, ID.

**Project Description:** Benjamin Hart is requesting a conditional use permit for a short-term rental with a maximum of 20 guests. The home is approximately 4300 sqft and uses an Individual well and individual septic system. The 1.5-acre site is addressed at 43 Tranquility Lane.

**Short-term Rental or "vacation rental":** means any individually or collectively owned single-family house or dwelling unit or any unit or group of units in a condominium, cooperative or timeshare, or owner-occupied residential home that is offered for a fee and for thirty (30) days or less. Short-term rentals do not include a unit that is used for any retail, restaurant, banquet space, event center, hotel/motel type lodging, or another similar use.

Short-term rentals requesting greater than 12 guests per night require a conditional use permit.

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Attached are the agenda, additional information such as maps and proposed site plans, and a page that details the public hearing process.

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Applications and the contents of files can be reviewed at the Planning and Zoning office located in the Valley County Courthouse at 219 North Main Street, Cascade, Idaho.

**More information, including the application,  
will be posted online at:**

**[www.co.valley.id.us/public-hearing-information](http://www.co.valley.id.us/public-hearing-information)**

## PUBLIC HEARING

**June 10, 2021**

**6:00 p.m.**

**Courthouse Building  
2<sup>nd</sup> Floor  
219 North Main Street  
Cascade, Idaho**

Changing Covid-19 considerations may necessitate telephonic testimony and/or limited access. Please call for further information. Public Hearing Procedures will be posted at [www.co.valley.id.us/public-hearing-information](http://www.co.valley.id.us/public-hearing-information)

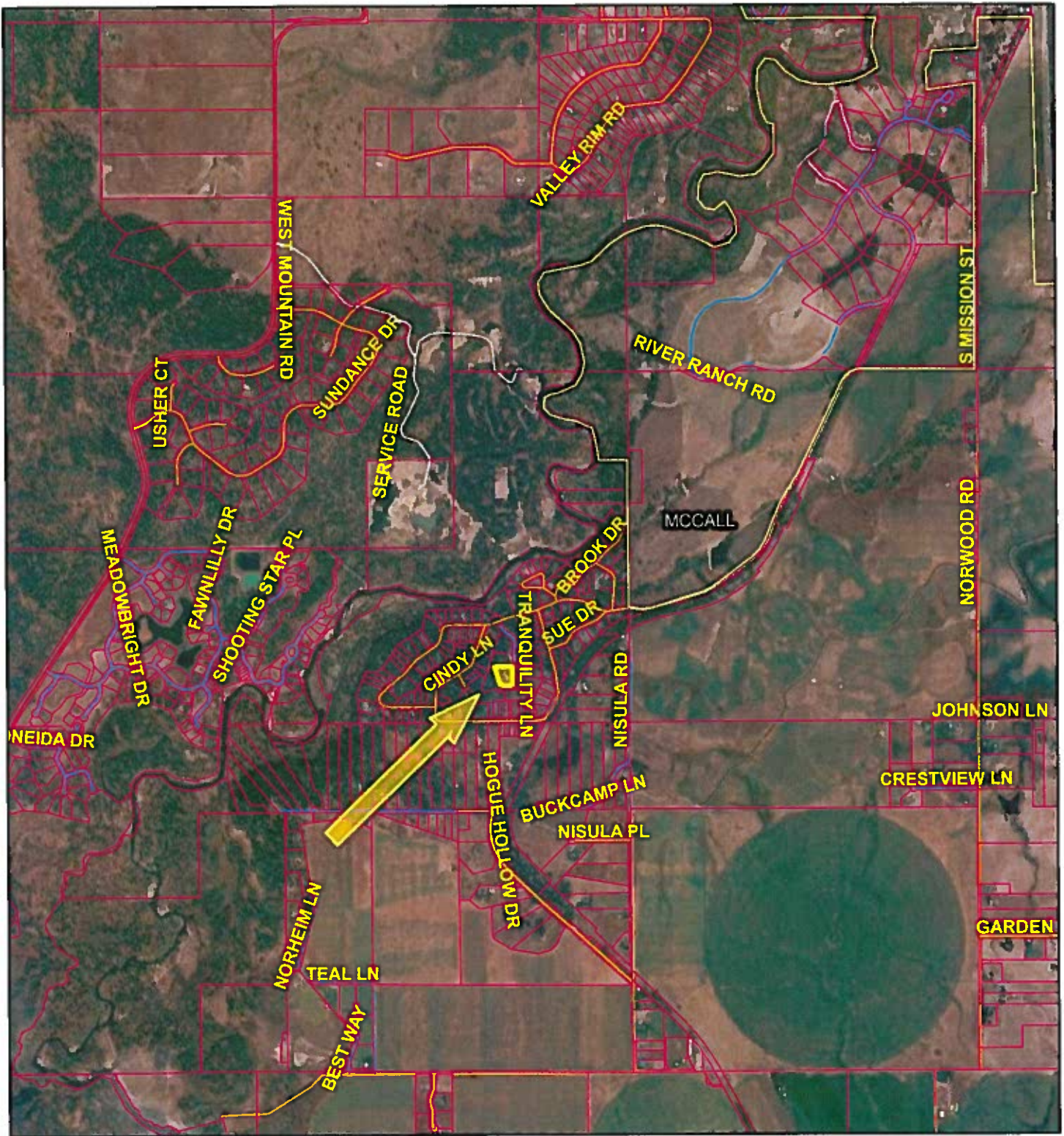
You are invited to participate in the public hearing and/or comment on the proposal. You may view the entire hearing by going to our website, [www.co.valley.id.us](http://www.co.valley.id.us), and click on "Watch Commissioner Meetings Live"

You may comment in person or by mail, fax, or email. If you want to testify telephonically or in person, please call. Written comments must be received at least seven days prior to the public hearing. If you do not submit a comment, we will assume you have no objections to the application.

**Direct questions and written comments to:**

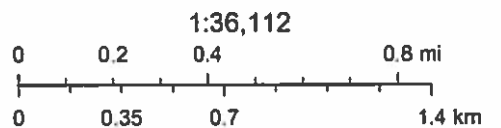
Cynda Herrick, AICP, CFM  
Planning & Zoning Administrator  
PO Box 1350  
Cascade, ID 83611  
208-382-7115 (phone)  
208-382-7119 (fax)  
[cherrick@co.valley.id.us](mailto:cherrick@co.valley.id.us)

# C.U.P. 21-12 at 43 Tranquility Lane



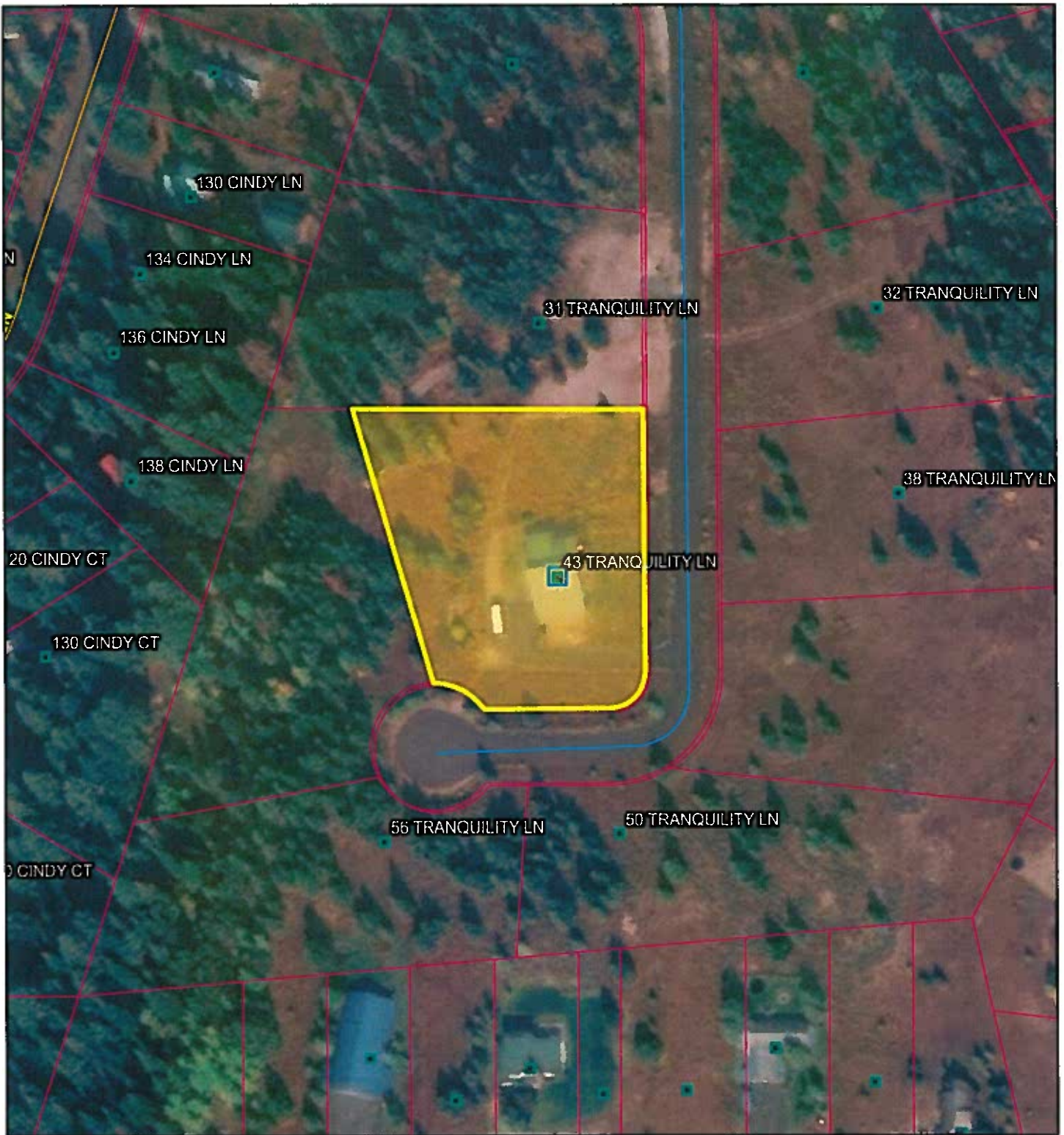
5/7/2021, 9:36:13 AM

- Municipalities
- Parcel Boundaries
- All Road Labels
- Roads
- COLLECTOR
- URBAN/RURAL
- PRIVATE
- OTHER



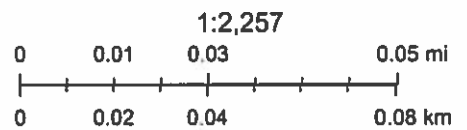
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# C.U.P. 21-12 at 43 Tranquility Lane



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- Parcel Boundaries
- Addresses
- All Road Labels
- Roads
  - URBAN/RURAL
  - PRIVATE



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