



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

## C.U.P. 21-15 360° Ranch Subdivision Preliminary Plat

**Applicant/Owner:** GFL Holdings LLC

**Location:** Parcels RP18N03E284175 & RP18N03E284780,  
east of Norwood RD and north of Johnson LN  
in the W ½ Section 28, T.18N, R.3E,  
Boise Meridian, Valley County, Idaho

**Project Description:** GFL Holdings LLC is requesting a  
conditional use permit for a 20-lot single-family  
subdivision on approximately 67 acres. One 0.81-acre  
open space lot is proposed.

Lots would be accessed from Norwood Road onto a  
private road. Proposed lot sizes range from 1.42 acres to  
6.63 acres.

Shared driveway easements are proposed. Individual  
wells and septic systems are proposed.

A 24-ft wide bridge would cross Clara Foltz Ditch.

Two phases are proposed. Phase 1 (2021-2022) would  
include Lots 1-4, roadway construction, and fire protection  
water storage tank installation. Phase 2 (2022-2025)  
would include Lots 5-20, bridge construction and  
additional roadway construction.

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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 the files can be reviewed  
at the Planning and Zoning office located in the Valley  
County Courthouse at 219 North Main Street in 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

**July 8, 2021**

**6:00 p.m.**

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

Public Hearing Procedures and more  
information 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"

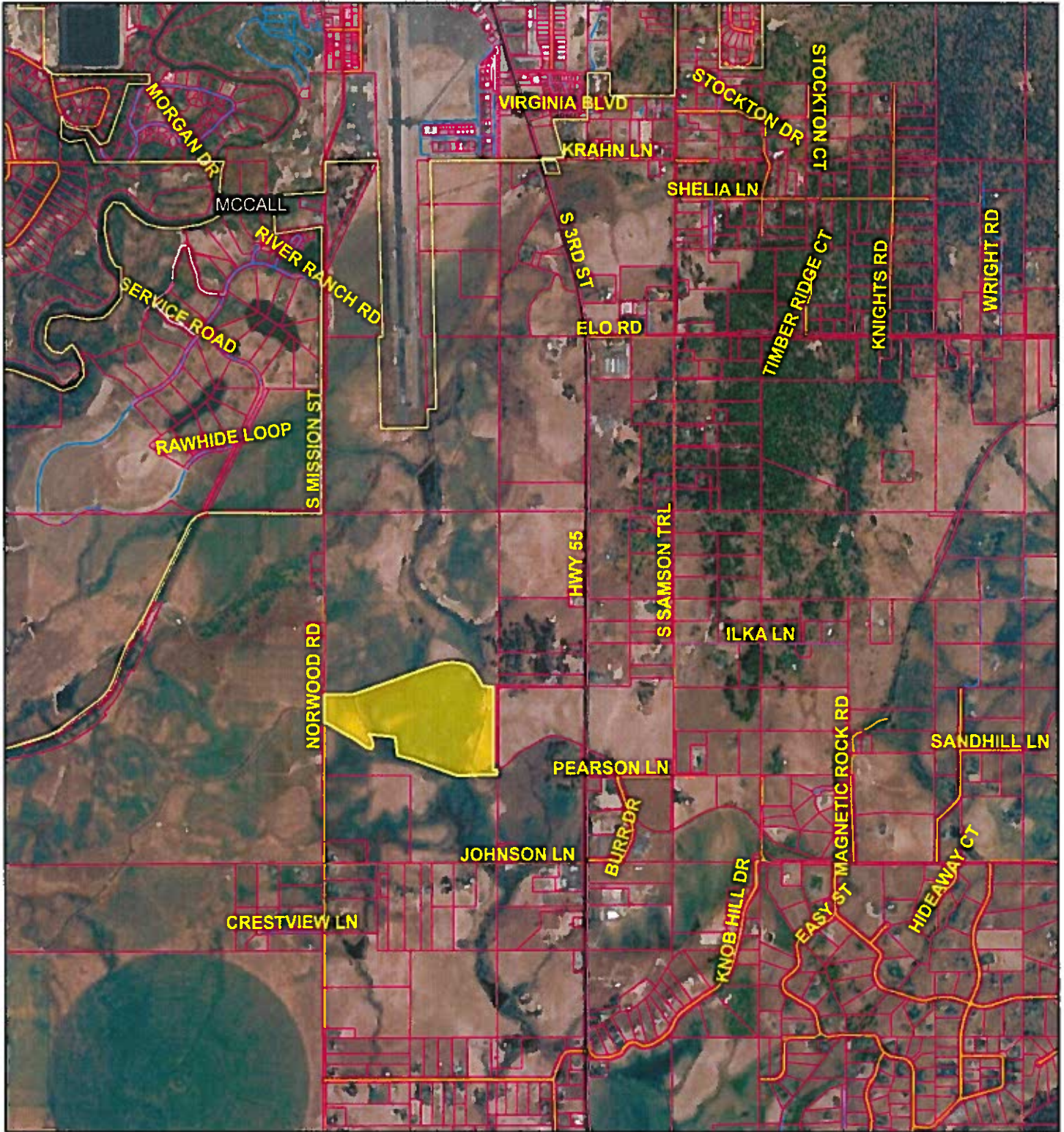
You may comment in person or by mail, fax,  
or email. If you want to testify telephonically  
or in person, please call. Written comments  
must be received at least seven days prior to  
the public hearing. If you do not submit a  
comment, we will assume you have no  
objections to the application.

### **Direct questions and written comments to:**

Cynda Herrick, AICP, CFM  
Planning & Zoning Director  
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)



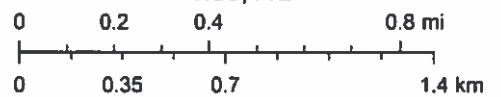
# C.U.P. 21-15 360 Ranch Vicinity Map



5/25/2021, 2:24:29 PM

1:36,112

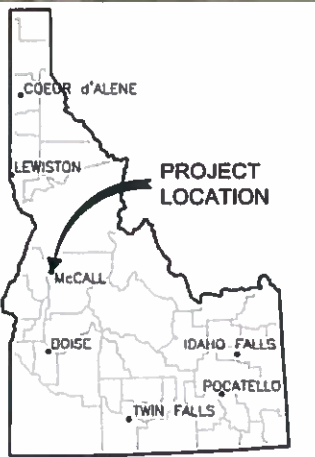
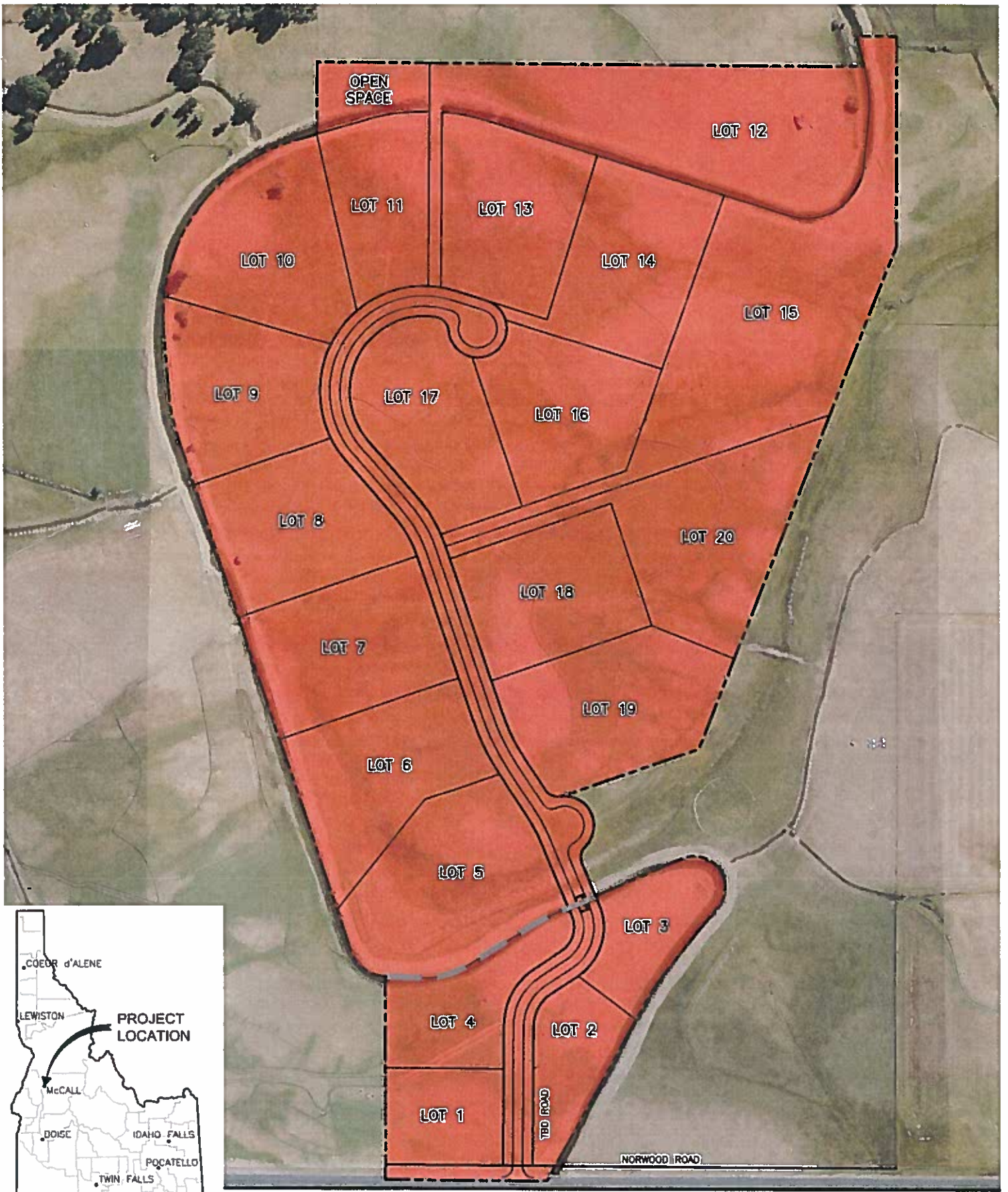
- Municipalities
- Parcel Boundaries
- All Road Labels
- Roads
- MAJOR
- COLLECTOR
- URBAN/RURAL
- PRIVATE
- OTHER



Maxar







NORTH  
SCALE: 1" = 300'

**CRESTLINE**  
ENGINEERS  
323 DEINHARD LANE, SUITE C · PO BOX 2330  
McCALL, IDAHO 83638  
208.634.4140 · 208.634.4146 FAX

360 RANCH  
VALLEY COUNTY, IDAHO  
PROPOSED SUBDIVISION STREET NAMES AND LOTS

PROJECT	20037	DRAWN	FIGURE NO.
DATE	5/24/2021	AMD	1 OF 1