



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

C.U.P. 21-16 South Fork Excavation

Applicant: South Fork Excavation LLC

Applicant/Owner: Nick & Britanie Pieratt

Location: To Be Determined Pleasant Acres Drive
Pleasant Acres Subdivision
RP00204000008B
NWSW Sec. 3, T.17N R.3E, Boise Meridian,
Valley County, ID.

Project Description: South Fork Excavation LLC is requesting approval of a conditional use permit for an office and storage of tools and equipment for an excavation company.

The building and covered parking would have footprint of approximately 50-ft x 138-ft. There would be fenced open storage. There will be no residential dwellings. Non-employee visitors to the location would be minimal.

Proposed hours of operation are Monday – Friday, 7:00 a.m. to 5:00 p.m. Electrical power, an individual well, and a septic system are proposed.

Access will be from Pleasant Acres Drive, not Highway 55.

The 1.5-acre site is Pleasant Acres Subdivision parcel RP00204000008B.

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

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

PUBLIC HEARING

July 8, 2021

6:00 p.m.

**Courthouse Building
2nd 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

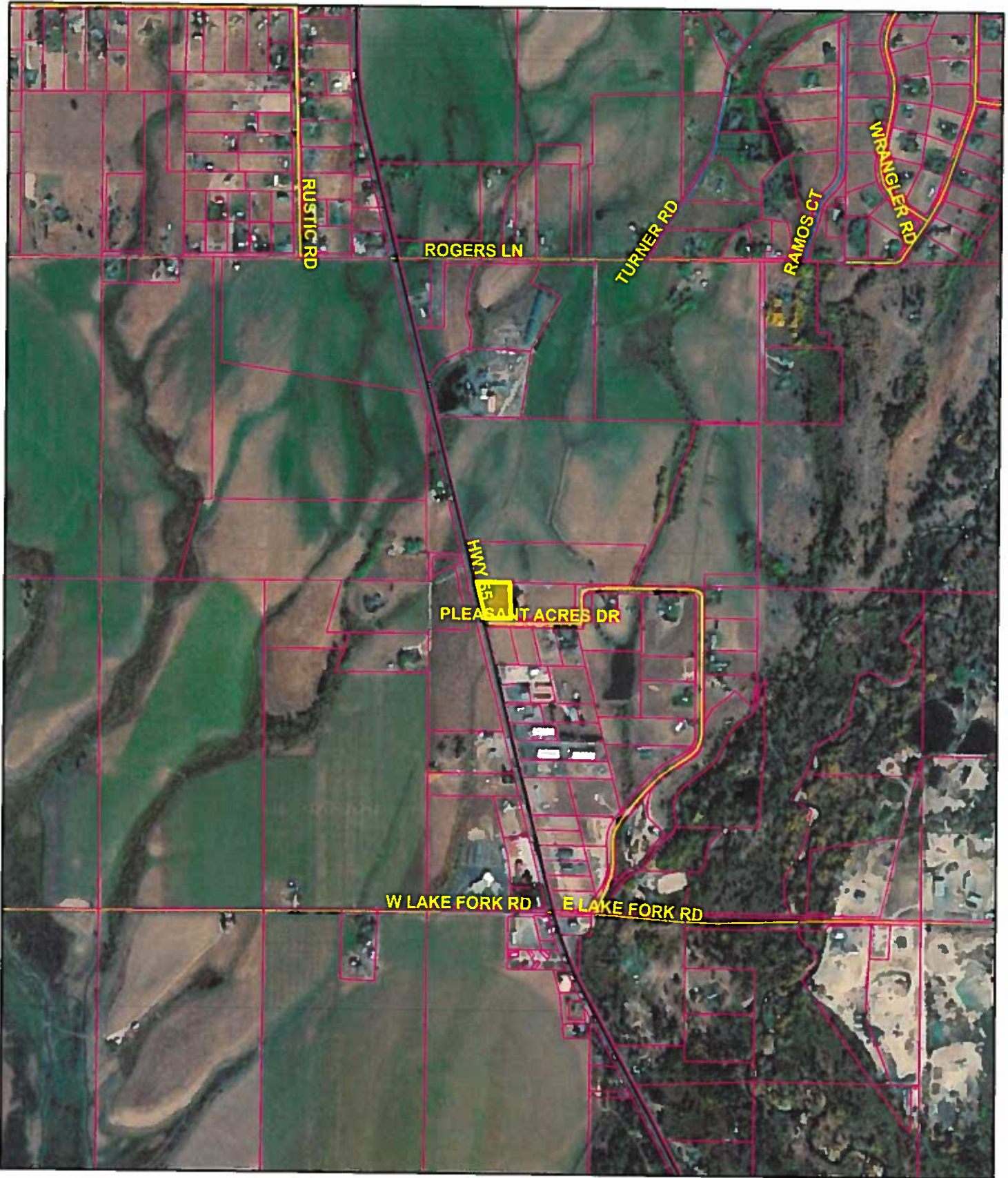
You are invited to participate in the public hearing and/or comment on the proposal. You may view the entire hearing by going to our website, www.co.valley.id.us, and click on "Watch Commissioner Meetings Live"

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

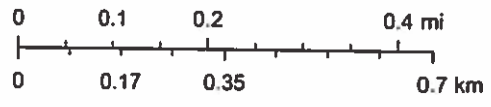
C.U.P. 21-16



6/2/2021, 11:36:05 AM

1:18,056

 Parcel Boundaries  URBAN/RURAL
All Road Labels  PRIVATE



Roads

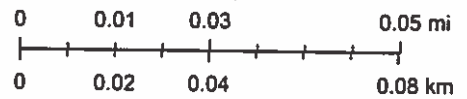
C.U.P. 21-16



6/2/2021, 11:32:28 AM

1:2,257

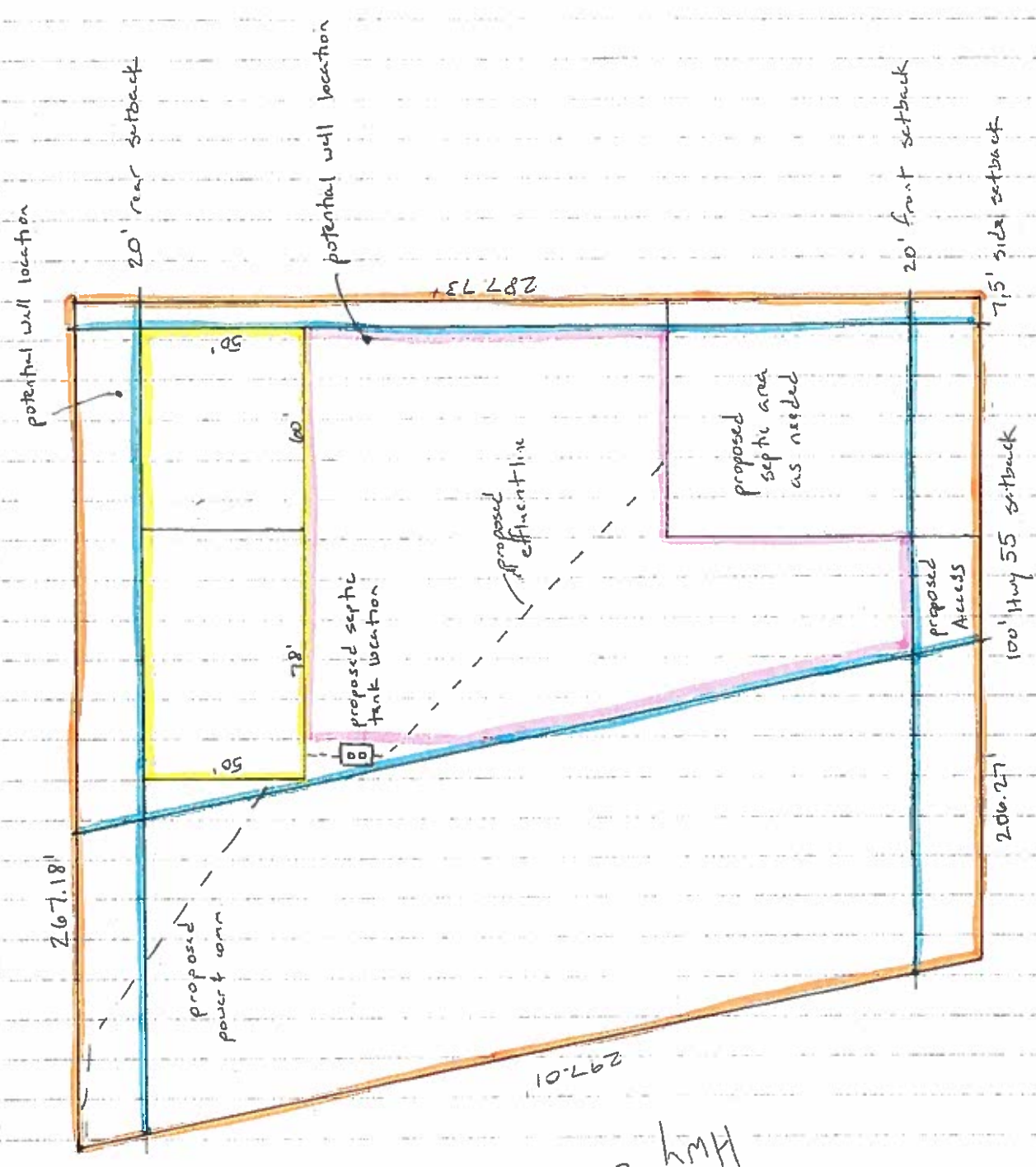
-  Parcel Boundaries
-  Roads
-  Addresses
-  MAJOR
- All Road Labels
-  URBAN/RURAL



Site Plan

- = Property line
- = Setbacks
- = building footprint
- = parking area / turn around

N 1" = 50'



Hwy 55

Pleasant Acres Dr