



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

## C. U.P. 21-27 Timber Creek Reserve Subdivision Preliminary Plat

**Applicant/Owner:** Northlake-Durham LLC

**Location:** 188 & 200 Durham Lane  
RP16N03E219990, RP16N03E280005, &  
Wagon Wheel Ranch #1 Lots 1 & 2, Block 1  
SESE Section 21 and NE ¼ Section 28, T.16N,  
R.3E, Boise Meridian, Valley County, Idaho

**Project Description:**

Northlake-Durham LLC is requesting a conditional use permit for an 81-lot single-family subdivision on 37 acres. Proposed lot sizes range from 0.26 acres to 0.65 acres.

Lots would be accessed from Durham Lane onto new public roads. The roads would be paved.

Water and sewer would be provided by North Lake Recreational Sewer and Water District.

A wildfire protection plan has been submitted.

The subdivision would be created in three phases:

- Phase 1 – 2021 thru 2023 - 29 lots
- Phase 2 – 2022 thru 2025 - 27 lots
- Phase 3 – 2022 thru 2025 - 25 lots

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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)**

*Visit the P&Z GIS map at [www.co.valley.id.us/departments/information-technology/gis-maps](http://www.co.valley.id.us/departments/information-technology/gis-maps)*

## PUBLIC HEARING

**October 14, 2021**

**6:00 p.m.**

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

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

The meeting is in-person but is also teleconference and web-based. However, we cannot guarantee reliability of the phone system or the internet. You can register in advance for this meeting by contacting Cynda Herrick, Planning and Zoning Director, 208-382-7115, or attend in person.

You may comment in person or by mail, fax, or email. Written comments must be received at least seven days prior to the public hearing.

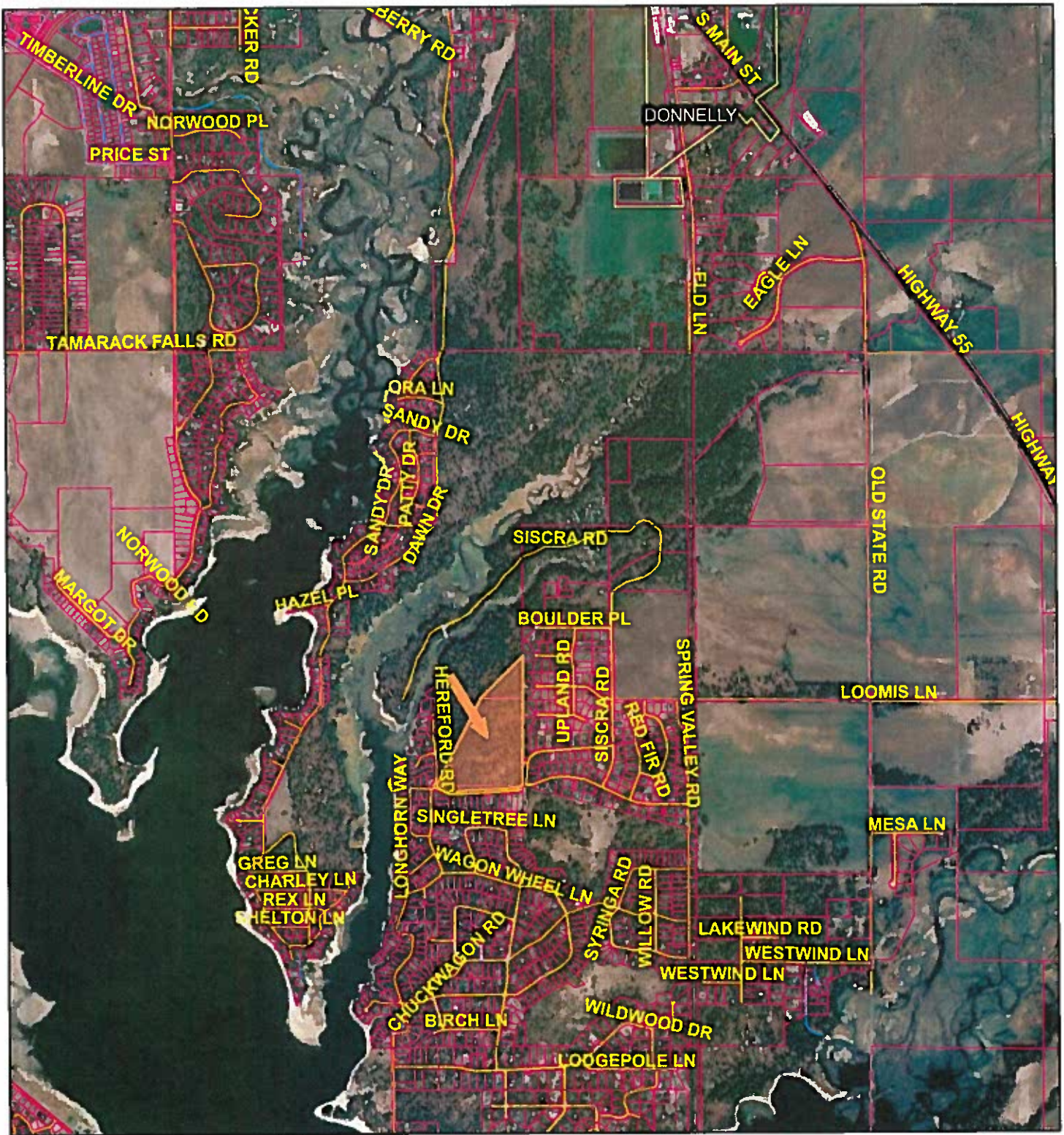
If you do not submit a comment, we will assume you have no objections.

**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)

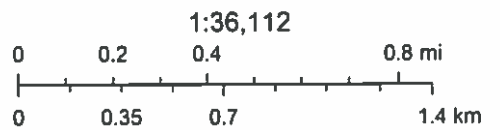


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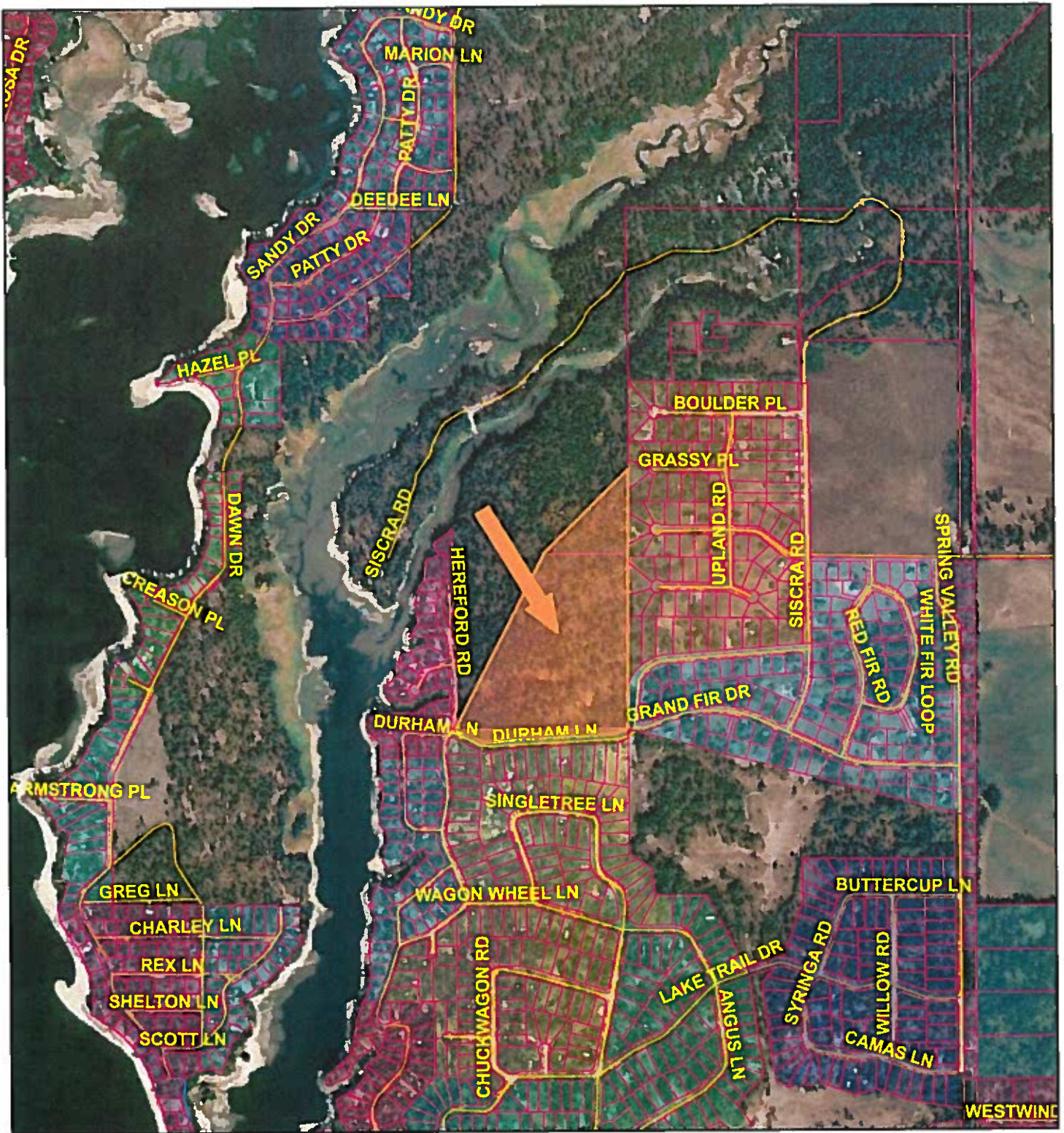
- Municipalities
- Parcel Boundaries
- All Road Labels
- Roads
- MAJOR
- MINOR COLLECTOR
- COLLECTOR
- URBAN/RURAL
- PRIVATE



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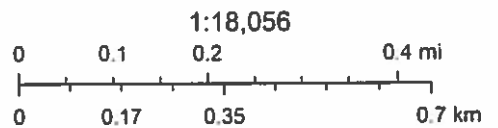


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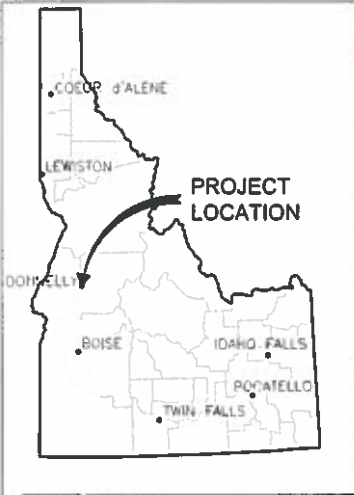
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- Parcel Boundaries
- Roads
- All Road Labels
- URBAN/RURAL
- PRIVATE



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NORTH  
SCALE: 1" = 300'

# CRESTLINE ENGINEERS

323 DEINHARD LANE, SUITE C · PO BOX 2330  
MCCALL, IDAHO 83638  
208.634.4140 · 208.634.4146 FAX

## TIMBER CREEK RESERVE PROPOSED SUBDIVISION STREET NAMES AND LOTS

PROJECT	21034	DRAWN	FIGURE NO.
DATE	8/31/2021	AMD	1 OF 1