

NOTICE OF PUBLIC HEARING

NOTICE IS HEREBY GIVEN that a Public Hearing will be held before the Twin Falls County Planning and Zoning Commission upon said requests:

A SPECIAL USE (Z2024-0185) by Randy Musser and Magic Valley Bible Church on property consisting of approximately eight point six (8.6) ± acres located in Section 12, Township 10 South, Range 17 East B.M., and being addressed approximately 3271 Falls Ave. East, Twin Falls, Idaho. The property is located in the R-1 VAR, Residential Single Household District in the Twin Falls Area of Impact. The intent is to build and operate a twenty thousand (20,000) square foot religious facility.

A CONDITIONAL USE (Z2024-0183) by Idaho Agri Investments, LLC on property consisting of approximately one hundred sixty (160) ± acres located in Section 33 Township 11 South, Range 19 East, and being addressed approximately 4108 East 2900 North, Hansen, Idaho, in the Agricultural Zone. The intent is to construct an eleven thousand five hundred twenty (11,520) square foot building to be used as a commercial shop, storage, and office space.

Other Item(s):

NOTICE IS HEREBY GIVEN that a Public Hearing will be held before the Twin Falls County Planning and Zoning Commission at the hour of 12:00 noon on the 11th day of February 2025 at County West Building in the Planning and Zoning meeting room, 630 Addison Avenue West, Suite 1100 Twin Falls, Idaho upon said requests. The Planning and Zoning Commission will conduct business and hear staff presentations on the applications to be heard on February 13, 2025.

NOTICE IS FURTHER GIVEN that applicant presentations, and public testimony will be heard at the public hearing on February 13, 2025 at the hour of 6:30 pm at the County West Building in the Planning and Zoning meeting room, 630 Addison Avenue West, Suite 1100, Twin Falls, Idaho. Testimony will be limited to three (3) minutes for individuals and fifteen (15) minutes for preapproved group representatives. Group representative spokesperson will be allowed only after approval by the Chairman of the Commission issued at least three (3) days before the oral hearing.

Requests to appear as a spokesperson should be filed in writing with the Planning and Zoning office no later than the close of business, February 4, 2025. A complete description of each request is on file with the Office of the Planning and Zoning Administrator and available upon request. Any and all persons may register their comments, protests or agreements on the subjects being considered.

Written materials or comments must be submitted by the close of business February 4, 2025 to the Office of the Planning and Zoning Administrator at 630 Addison Avenue West, Suite 1100, Twin Falls, Idaho. Any person needing special accommodations to participate in the above noticed hearing should contact Twin Falls County Planning and Zoning Office by February 4, 2025.

Dated this 15th day of January, 2025

Trent J. Cummins
Chairman
Planning and Zoning Commission
Twin Falls County

ATTEST:

Kristina Glascock
Clerk
Twin Falls County

Tuesday, January 21, 2025

Twin Falls County Planning and Zoning Commission Public Hearing Agenda

February 11, 2025 12:00 Noon
And
February 13, 2025 6:30 pm

Business:

Approval of Minutes: January 7 and 9, 2025

Approval of Written Decisions: January 9, 2025

1. **A LOT LINE ADJUSTMENT (Z2024-0188)** by Double Eagle Properties, LLC and Brent Funk

Tabled Items:

Items:

1. **A SPECIALL USE (Z2024-0185)** by Randy Musser and magic Valley Bible Church
2. **A CONDITIONAL USE (Z2024-0183)** by Idaho Agri Investments, LLC

Other Item(s):

Any person needing special accommodations to participate in the above noticed hearing should contact Twin Falls County Planning and Zoning Office by February 4, 2025 at 630 Addison Avenue West, Suite 1100, Twin Falls, Idaho or (208) 734-9490.