

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 (Z2023-0151) by Luther Long on property consisting of approximately one point zero three (1.03) + acres consisting of Lot 3 Block 2, Stone Ridge Estates Subdivision located in Section 01 Township 10 South, Range 16 East B.M., and being addressed approximately 2136 Stone Ridge Drive, Twin Falls, Idaho, in the (SUI) Suburban-Urban Interface District in the Twin Falls Area of Impact. The intent is to construct a two thousand four hundred ninety-six (2,496) square foot accessory shop building for storing of personal RV camper and trailers.

A CONDITIONAL USE (Z2023-0152) by John and Nicole Harris on property consisting of approximately one point eight one (1.81) ± acres located in Section 13, Township 11 South, Range 17 East, and addressed approximately 3229 East 3225 North, Twin Falls, Idaho in the Agricultural Zone. The intent is to construct a four thousand six hundred (4,600) square foot accessory building.

A HOME OCCUPATION PERMIT (Z2023-0154) by John Pearson on property consisting of approximately zero point nine six (0.96) + acres located in Section 05 Township 10 South, Range 18 East B.M., and being addressed approximately 4051 North 3500 East Kimberly, Idaho, in the Rural Residential Zone. The intent is to have a home business with a Federal Firearms License for receiving and shipping of firearms and the making of custom ammunition.

A CONDITIONAL USE (Z2023-0155) by Brady Irish on property consisting of approximately thirty-five point one (35.1) ± acres located in Section 04, Township 10 South, Range 14 East, and addressed approximately 1192 East 4000 North, Buhl, Idaho in the Agricultural Zone. The intent is to construct a six thousand four hundred (6,400) square foot accessory building.

A CONDITIONAL USE LAND DIVISION (Z2023-0156) - by Alan Holderman on property consisting of approximately eighty point zero (80.0) + acres located in Section 15, Township 10 South, Range 13 East, and addressed approximately 3863 North 700 East, Buhl, Idaho in the Agricultural Zone. The intent is to divide off approximately two point one five (2.15) + acres with existing home and out buildings.

A VARIANCE (2023-0149) by Justin Bartol on properties consisting of approximately twenty-three point ninety-nine (23.99) ± acres located in Section 12 Township 11 South, Range 16 East, and being addressed approximately 2602 East 3300 North, Twin Falls, Idaho, in the Agricultural Zone and property consisting of approximately forty point zero (40.0) ± acres located in Section 14 Township 11 South Range 16 East, and being addressed approximately 3299 North 2600 East, Twin Falls, Idaho, in the Agricultural Zone. The intent is to reduce the setbacks for corrals and hutching area for a proposed Confined Animal Feeding Operation from 300 feet to 200 feet.

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 9th day of January 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 January 11, 2024.

NOTICE IS FURTHER GIVEN that applicant presentations, and public testimony will be heard at the public hearing on January 11, 2024 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, January 2, 2024. 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 January 2, 2024 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 January 2, 2024.

Dated this 13th day of December, 2023

Alexander K. Reed
Chairman
Planning and Zoning Commission
Twin Falls County

ATTEST:

Kristina Glascock
Clerk
Twin Falls County

Tuesday, December 19, 2023

Twin Falls County Planning and Zoning Commission Public Hearing Agenda

January 9, 2024 12:00 Noon
And
January 11, 2024 6:30 pm

Business:

Election of Offices- Chairman & Vice Chairman

Approval of Minutes: December 12 and 14, 2023

Approval of Written Decisions: December 14, 2023

Tabled Items:

Items:

1. **A SPECIAL USE (Z2023-0151)** by Luther Long
2. **A CONDITIONAL USE (Z2023-0152)** by John and Nicole Harris
3. **A HOME OCCUPATION PERMIT (Z2023-0154)** by John Pearson
4. **A CONDITIONAL USE (Z2023-0155)** by Brady Irish
5. **A CONDITIONAL USE LAND DIVISION (Z2023-0156)** - by Alan Holderman
6. **A VARIANCE (2023-0149)** by Justin Bartol

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 January 2, 2024 at 630 Addison Avenue West, Suite 1100, Twin Falls, Idaho or (208) 734-9490.