



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

C.U.P. 25-022 Paikka Bakery Amendment of C.U.P. 22-13

Applicant: Finn Place LLC

Property Owner: Finn Barn LLC

Location: 14118 Highway 55
Finn Barn Subdivision Lot 1 Block 1 in in the
SENE Section 18, T.18N, R.3E, Boise Meridian,
Valley County, Idaho

Project Description: Finn Place LLC is requesting an amendment to an existing conditional use permit for a wholesale farm-to-table bakery. Individual orders, available for pick-up, and 18 dinners per year are allowed.

A condition of approval currently limits the public on-site to pick up orders one day per week and for the dinner events. Based on demand, the applicant requests that the public be allowed on-site five days per week in addition to the dinner events..

The approved site plan for C.U.P. 22-13 depicted a proposed building in the southeast corner of the property. This building was permitted and is situated near the center of the property. An approximately 120-sqft pole barn is in the southeast corner with an apartment. There is a moveable 30-ft x 48-ft greenhouse/hoophouse on the east side of the property. The applicant proposed to add a second moveable greenhouse on the property.

The existing septic system and two individual wells would continue to be used.

The 3-acre site is accessed from Highway 55. A shared access is used to access both Lot 1 and Lot 2 of Finn Barn

This is an action item. The agenda, information such as maps and proposed site plans, and a flyer that details the public hearing process are attached.

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 and staff report, will be posted online at:

www.co.valley.id.us

PUBLIC HEARING

September 11, 2025

6:00 p.m.

**Valley County Courthouse
2nd 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, and click on "Watch Meetings Live".

The meeting is in-person. We no longer provide call-in service. This service was discontinued by our provider.

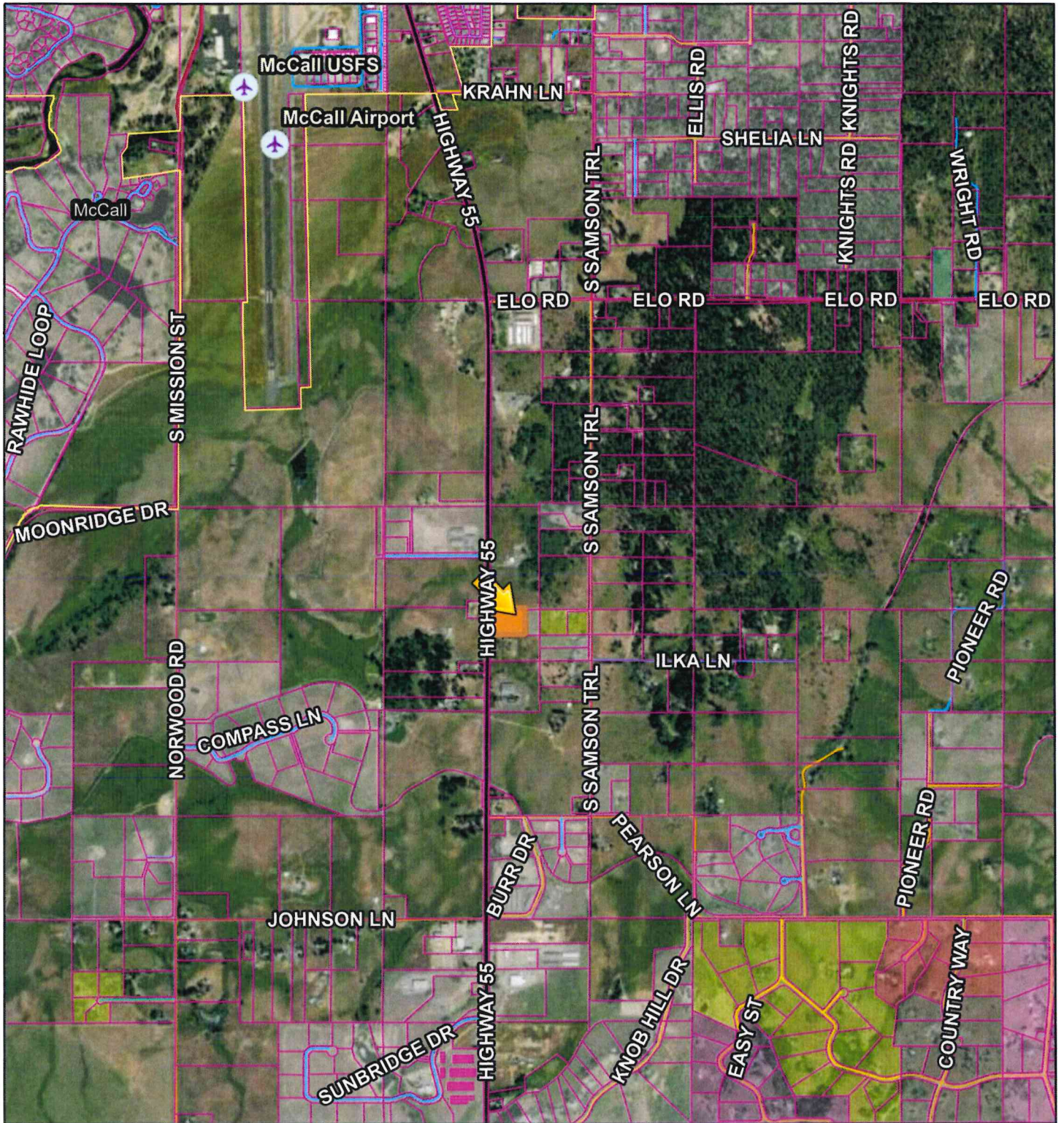
You may comment in person, by U.S. Postal Service mail, or by email. Written comments greater than one page must be received at least seven days prior to the public hearing. To be included in the staff report, comments must be received by
5:00 p.m., Wednesday, Sept. 3, 2025.

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

Direct questions and written comments to:

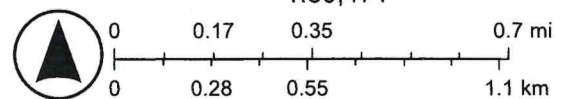
Cynda Herrick, AICP, CFM
Planning & Zoning Director
PO Box 1350
Cascade, ID 83611
208-382-7115
cherrick@valleycountyid.gov

C.U.P. 25-022 Location Map



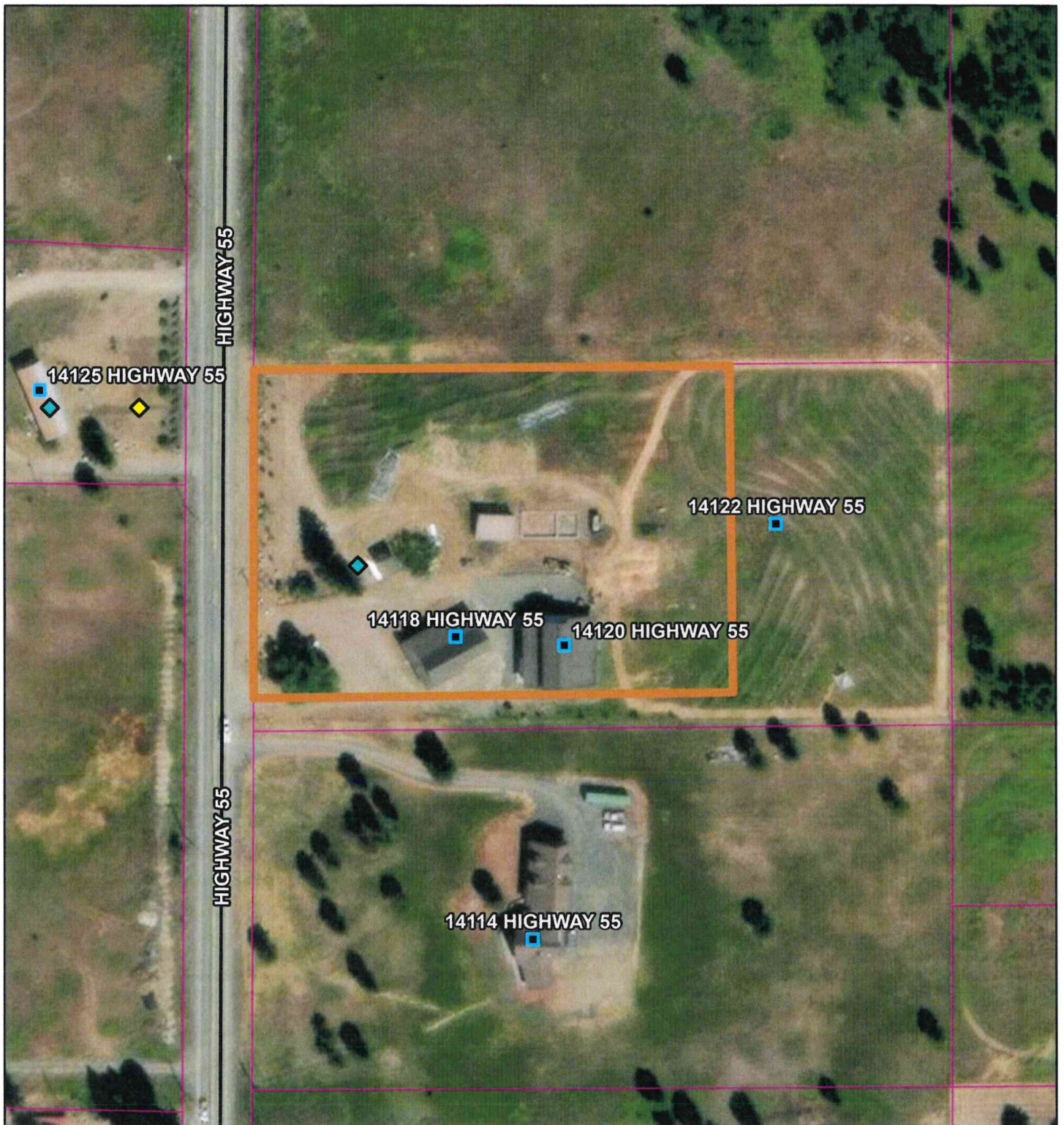
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-  Airstrips
-  Municipalities
-  Parcel Boundaries



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C.U.P. 25-022 Aerial Map



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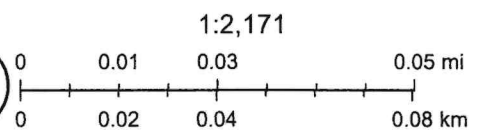
Permits

◆ CUP

◆ GF

■ Address Points

Parcel Boundaries



Maxar

Site Plan

