



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

### C.U.P. 25-027 Alzar School Staff Housing

**Applicant / Property Owner:** Alzar School INC

**Location:** To Be Determined Airport Way,  
Parcel RP13N04E082406 in the NW ¼  
Section 8, T.13N, R.4E, Boise Meridian,  
Valley County, Idaho

**Project Description:** Alzar School is requesting a conditional use permit for 8 additional staff residences on 80 acres. Each approximately 1500-sqft home would have 3 bedrooms and 2 bathrooms.

The first modular home would be placed in 2026; the additional homes would be added within 10 years. The homes would be clustered in two cul-de-sacs to minimize the impact on the natural environment.

The applicant intends to connect the homes to the existing Alzar School campus' private well and water system. A separate septic system would be constructed for each cluster of four homes.

The homes would be accessed from Airport Way, a public road. A private driveway would connect the homes with the remainder of the Alzar School campus. The rest of the Alzar School Campus is located within the Cascade city limits.

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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.

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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 and staff report, will be posted online at:**

**[www.co.valley.id.us](http://www.co.valley.id.us)**

### PUBLIC HEARING

## November 13, 2025

### 6:00 p.m.

**Valley County Courthouse  
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 Meetings Live".

The meeting is in-person.

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,  
November 5, 2025.

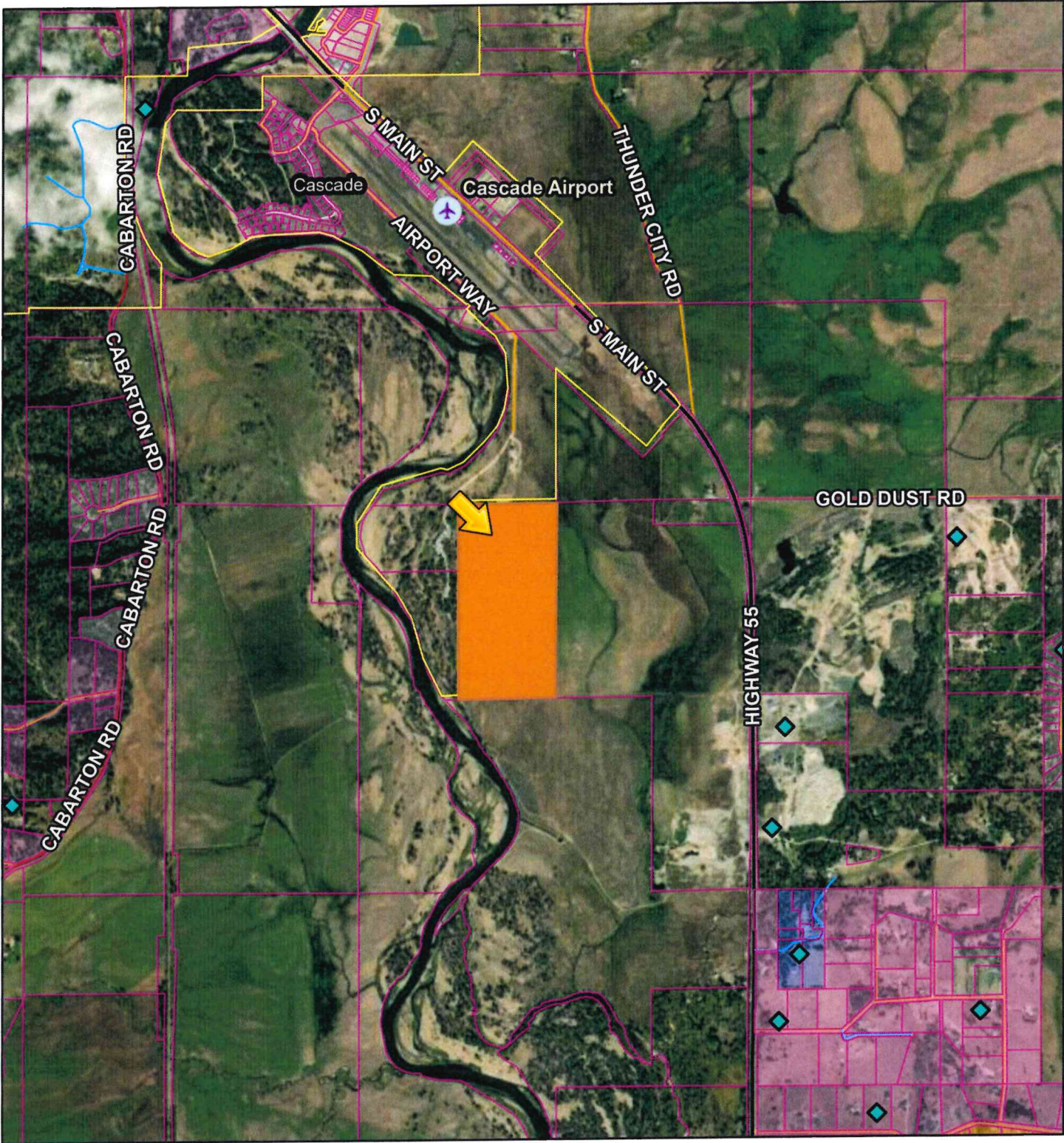
If you do not submit a comment, we will assume you have no objections.

**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](mailto:cherrick@valleycountyid.gov)



# C.U.P. 25-027 Location Map



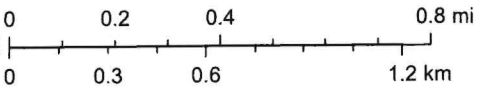
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Permits

- ◆ CUP
- ✈ Airstrips
- ▭ Municipalities
- ▭ Parcel Boundaries

Roads

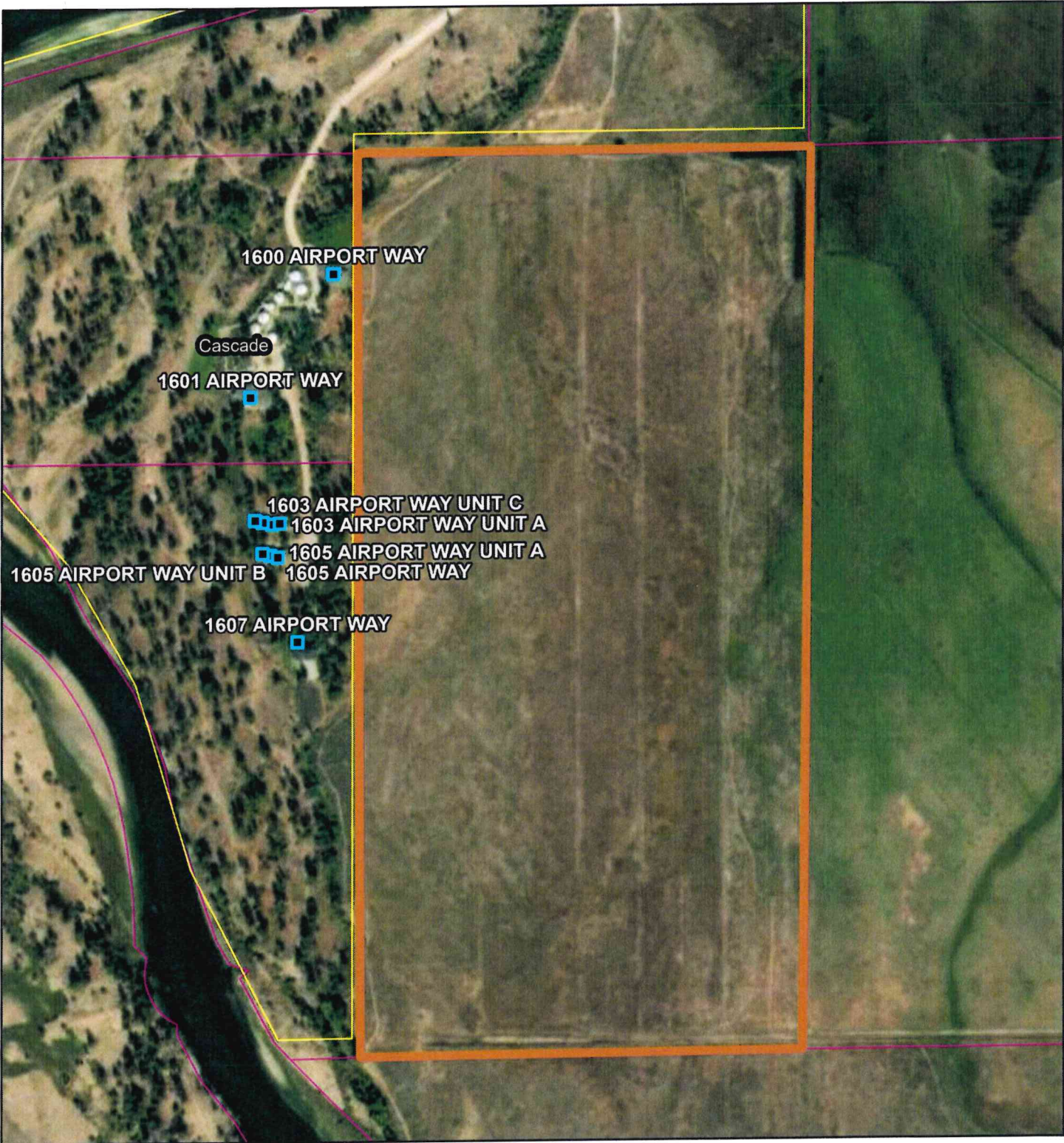
- MAJOR
- COLLECTOR
- URBAN/RURAL
- PRIVATE
- OTHER



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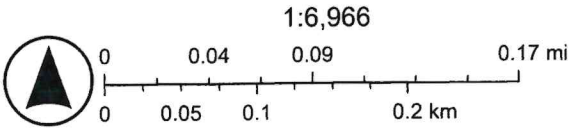


# C.U.P. 25-027 Aerial Map



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-  Municipalities
-  Address Points
-  Parcel Boundaries



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