



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

### C.U.P. 25-036 Maini Solar Panels

**Applicant:** Mike Maini

**Property Owner:** Tyler Crockett  
& Margaux Edwards Crockett

**Location:** 194 Margot Drive  
Parcel RP16N03E202115 located in the  
SE ¼ Section 20, T.16N, R.3E, Boise  
Meridian, Valley County, Idaho

#### **Project Description:**

Mike Maini is requesting a conditional use permit for three existing ground-mounted solar panel arrays for agricultural use. The solar panels are currently used to provide power to the cooling fans inside the greenhouse.

There is a total of nine 2-ft x 6-ft panels. Maximum height is 10 feet.

Access is from Margot Drive, a public road.  
The 31-acre parcel is addressed at 194 Margot Drive.

\*\*\*\*\*

**Valley County Code 9-5G-1 states that conditional use permits are required for solar panels greater than eight (8) square-feet that are detached from the primary structure.**

\*\*\*\*\*

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 700 South Main Street in Cascade, Idaho.

**More information, including the staff report, will be posted online on the meeting dashboard at:**

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

### **PUBLIC HEARING**

**February 12, 2026**

**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,  
February 4, 2026.

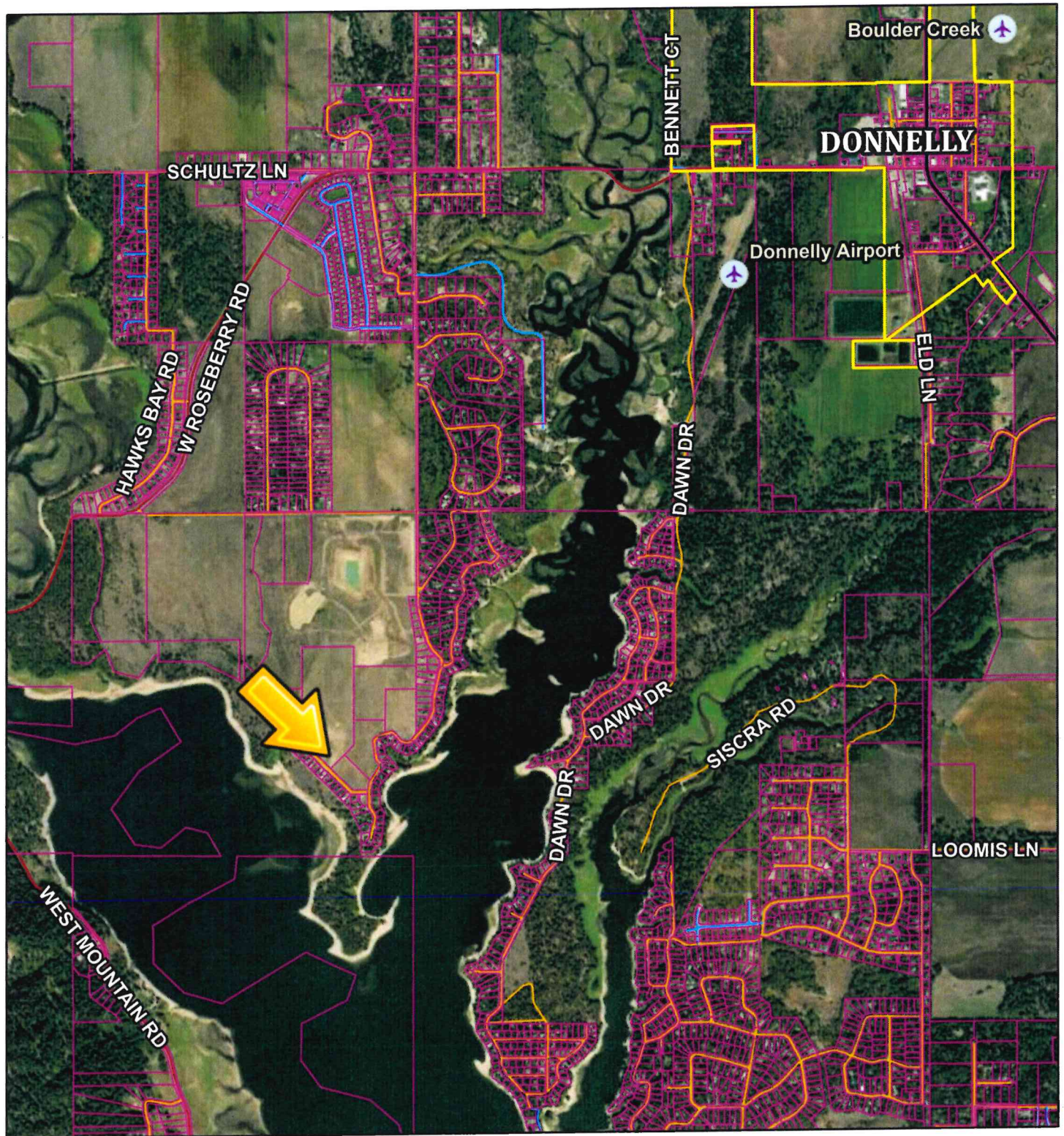
If you do not submit a comment, we will assume you have no objections.

#### **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)

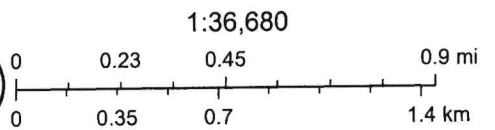


# C.U.P. 25-036 Location



12/30/2025, 11:22:15 AM

-  Airstrips
-  Municipal Boundaries
-  Parcel Boundaries
-  MAJOR
-  COLLECTOR
-  URBAN/RURAL
-  PRIVATE

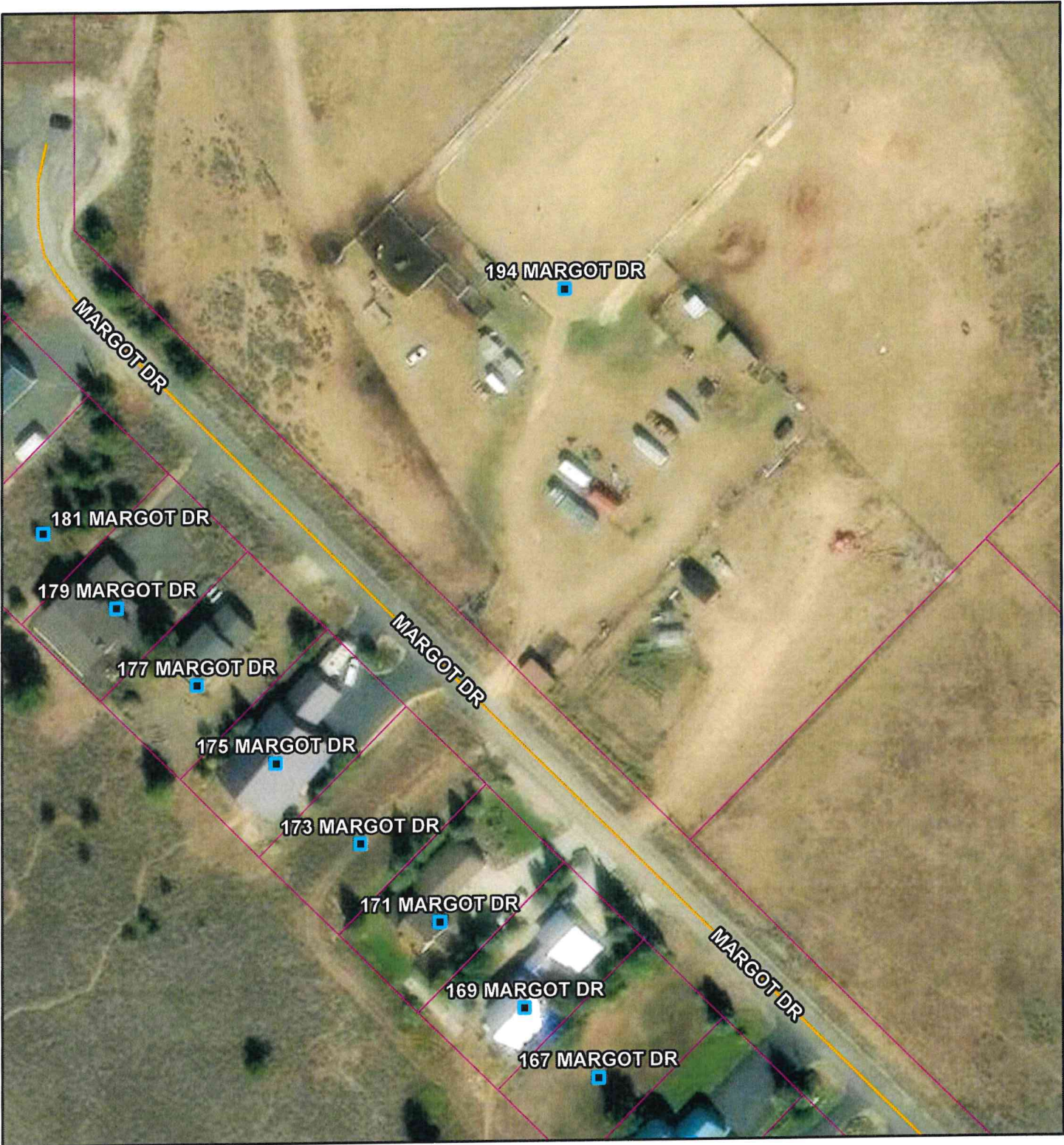


Earthstar Geographics

Created by Valley County

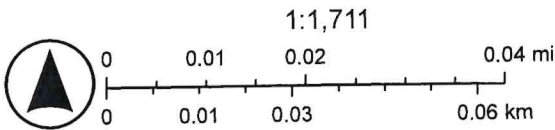


C.U.P. 25-036 Aerial Map



12/30/2025, 10:14:31 AM

- Address Points
- Parcel Boundaries
- Roads
- URBAN/RURAL

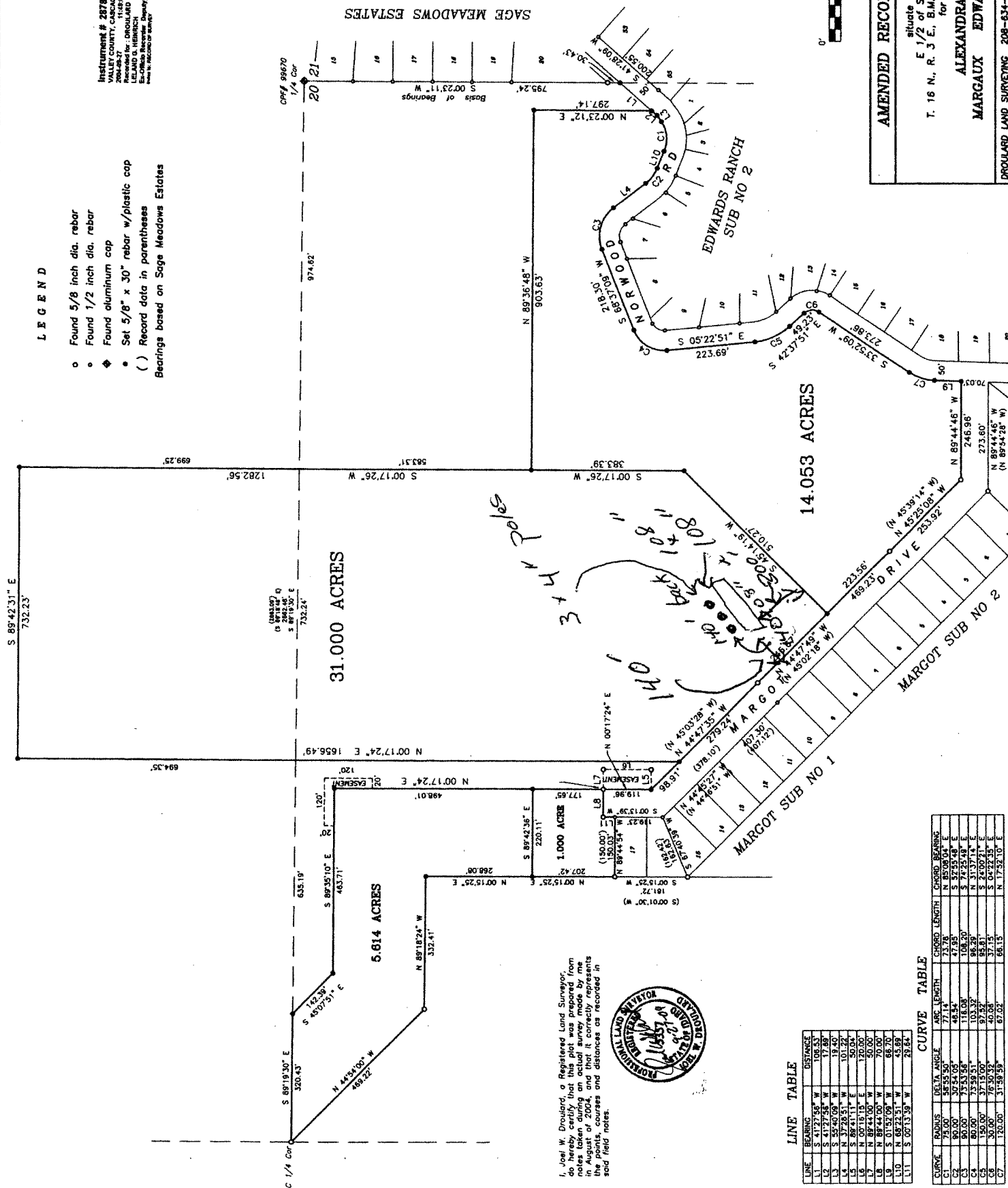


Microsoft, Vantor

Instrument # 267811  
VALLEY COUNTY, OREGON, BLM  
2004-08-27 DROULARD  
LELAND S. DROULARD  
Bureau of Reclamation, Denver  
State of Oregon  
Date 10/01/04

# LEGEND

- Found 5/8 inch dia. rebar
  - Found 1/2 inch dia. rebar
  - Found aluminum cap
  - Set 5/8" x 30" rebar w/plastic cap
  - ( ) Record data in parentheses
- Bearings based on Sage Meadows Estates



I, Leland W. Droulard, a Registered Land Surveyor, do hereby certify that this plot was prepared from notes taken during an actual survey made by me in August of 2004, and that it correctly represents the points, courses and distances as recorded in said field notes.



## LINE TABLE

LINE	BEARING	ANGLE	CHORD	CHORD BEARING
1	S 89°42'31" E	108.53'	73.23'	N 89°42'31" W
2	S 89°42'31" E	108.53'	73.23'	N 89°42'31" W
3	S 89°42'31" E	108.53'	73.23'	N 89°42'31" W
4	S 89°42'31" E	108.53'	73.23'	N 89°42'31" W
5	S 89°42'31" E	108.53'	73.23'	N 89°42'31" W
6	S 89°42'31" E	108.53'	73.23'	N 89°42'31" W
7	S 89°42'31" E	108.53'	73.23'	N 89°42'31" W
8	S 89°42'31" E	108.53'	73.23'	N 89°42'31" W
9	S 89°42'31" E	108.53'	73.23'	N 89°42'31" W
10	S 89°42'31" E	108.53'	73.23'	N 89°42'31" W
11	S 89°42'31" E	108.53'	73.23'	N 89°42'31" W

## CURVE TABLE

CURVE	RADIUS	DELTA ANGLE	ARC LENGTH	CHORD	CHORD BEARING
1	75.00'	58°53'50"	77.14'	108.53'	N 89°42'31" W
2	75.00'	58°53'50"	77.14'	108.53'	N 89°42'31" W
3	75.00'	58°53'50"	77.14'	108.53'	N 89°42'31" W
4	75.00'	58°53'50"	77.14'	108.53'	N 89°42'31" W
5	75.00'	58°53'50"	77.14'	108.53'	N 89°42'31" W
6	75.00'	58°53'50"	77.14'	108.53'	N 89°42'31" W
7	75.00'	58°53'50"	77.14'	108.53'	N 89°42'31" W
8	75.00'	58°53'50"	77.14'	108.53'	N 89°42'31" W
9	75.00'	58°53'50"	77.14'	108.53'	N 89°42'31" W
10	75.00'	58°53'50"	77.14'	108.53'	N 89°42'31" W
11	75.00'	58°53'50"	77.14'	108.53'	N 89°42'31" W

## AMENDED RECORD OF SURVEY

situate in the  
E 1/2 of Section 20,  
T. 16 N., R. 3 E., for  
B.M., Valley County, Idaho

ALEXANDRA EDWARDS  
MARGAUX EDWARDS - CROCKETT