



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

### **C.U.P. 22-21 Stag's Run Estates Subdivision Preliminary Plat**

**Applicant/Property Owner:** 181 West Lake Fork Road LLC  
and Urban Solutions

**Location:** 181 W Lake Fork Road  
RP17N03E080605  
Section 6, T.17N, R.4E,  
Boise Meridian, Valley County, Idaho

#### **Project Description:**

181 West Lake Fork Road LLC and Urban Solutions are requesting a conditional use permit for a single-family subdivision with common area lots and 50 buildable lots. Proposed buildable lot sizes range from 1 acre to 8 acres

Areas of designated floodplain and wetlands would be identified as "no-build" areas on the final plat.

Access would be from new private roads onto W. Lake Fork Road (public) at two locations. Road right-of-way would be dedicated to Valley County.

A variance is requested from the required 28-ft roadway width to 24-ft.

Individual wells and individual septic systems are proposed.

The 160-acre site is addressed at 181 W Lake Fork Road.

\*\*\*\*\*

Attached are the agenda, additional information such as maps and proposed site plans, and a page that details the public hearing process.

\*\*\*\*\*

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**

**June 23, 2022**

**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. We no longer provide call-in service. This service was discontinued by our provider.

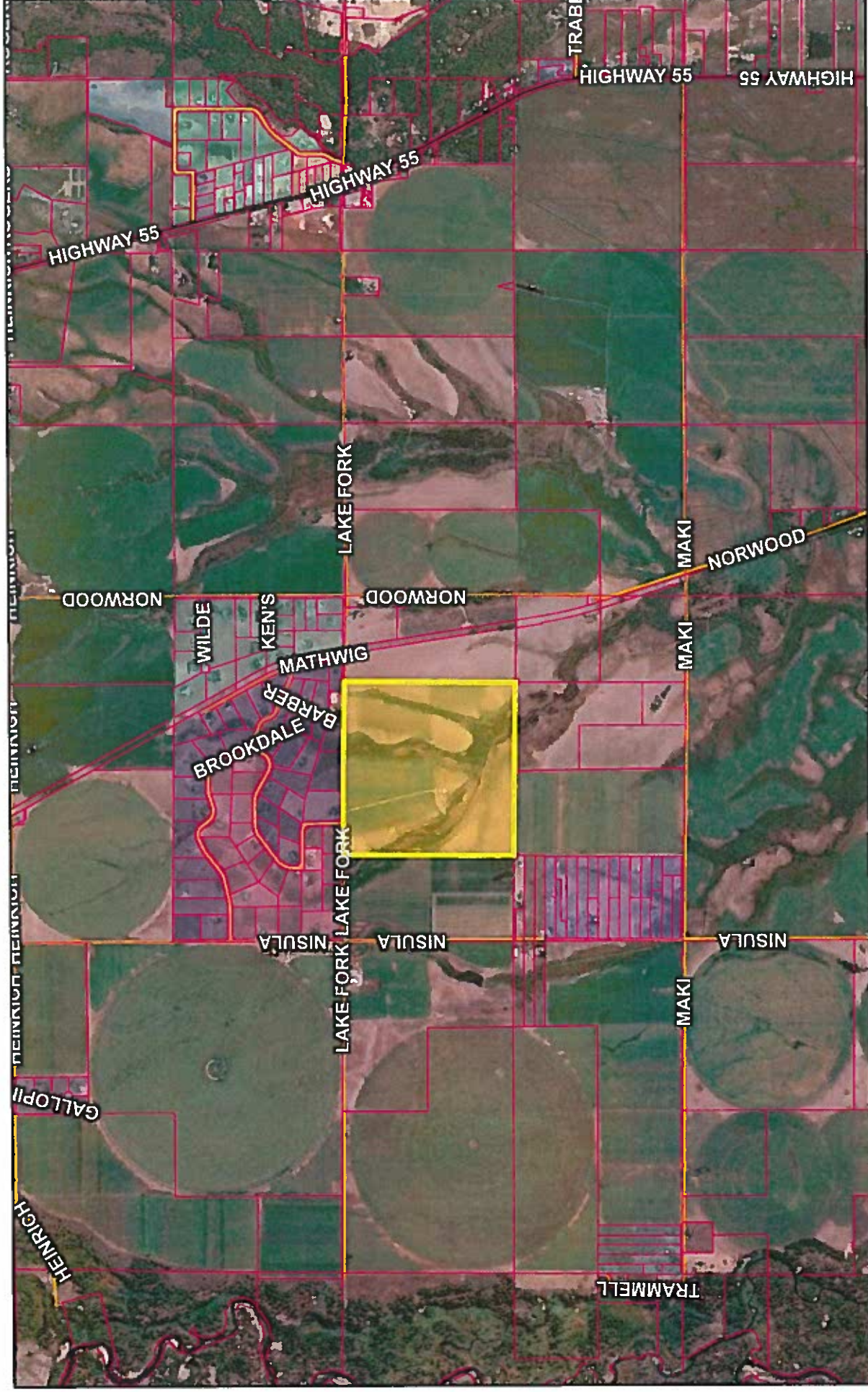
You may comment in person, by U.S. Postal Service mail, or by email. Written comments greater than one page must be received at least seven days prior to the public hearing. To be included in the staff report, comments must be received by 5:00 p.m., Wednesday, June 15, 2022.

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@co.valley.id.us](mailto:cherrick@co.valley.id.us)

# C.U.P. 22-21 Vicinity Map



4/29/2022, 11:07:47 AM

Parcel Boundaries Roads  
 — MAJOR — PRIVATE  
 — URBAN/RURAL

1:36,112  
 0 0.2 0.4 0.7 0.8 mi  
 0 0.35 0.7 1.4 km

Source: Esri, Maxar, GeoEye, Earthstar Geographics, CNES/Airbus DS, USDA, USGS, AeroGRID, IGN, and the GIS User Community

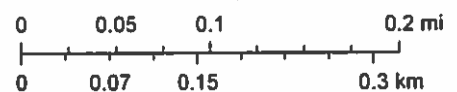


# C.U.P. 22-21 Aerial Map



4/29/2022, 11:05:56 AM

1:9,028



- Addresses
- Parcel Boundaries
- Roads
- URBAN/RURAL

Source: Esri, Maxar, GeoEye, Earthstar Geographics, CNES/Airbus DS, USDA, USGS, AeroGRID, IGN, and the GIS User Community

Web AppBuilder for ArcGIS

Maxar | Valley County IT | Compiled by the Bureau of Land Management (BLM), National Operations Center (NOC), OC-530. | United States Forest Service Natural Resource Manager (NRM) Infra

