



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

### C.U.P. 23-33 Ritter Solar Panels

**Applicant:** Payette Builders INC

**Property Owner:** Jim and Susan Ritter  
James H Ritter Trust

**Location:** 760 Paddy Flat Road.  
Parcel RP17N04E210165 located in the  
N ½ Section 21, T.17N, R.4E,  
Boise Meridian, Valley County, Idaho

#### Project Description:

Payette Builders INC is requesting a conditional use permit for detached ground-mounted solar panel arrays for personal use.

The 43-acre parcel is addressed at 760 Paddy Flat Road.

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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.

\*\*\*\*\*

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

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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

**August 17, 2023  
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.

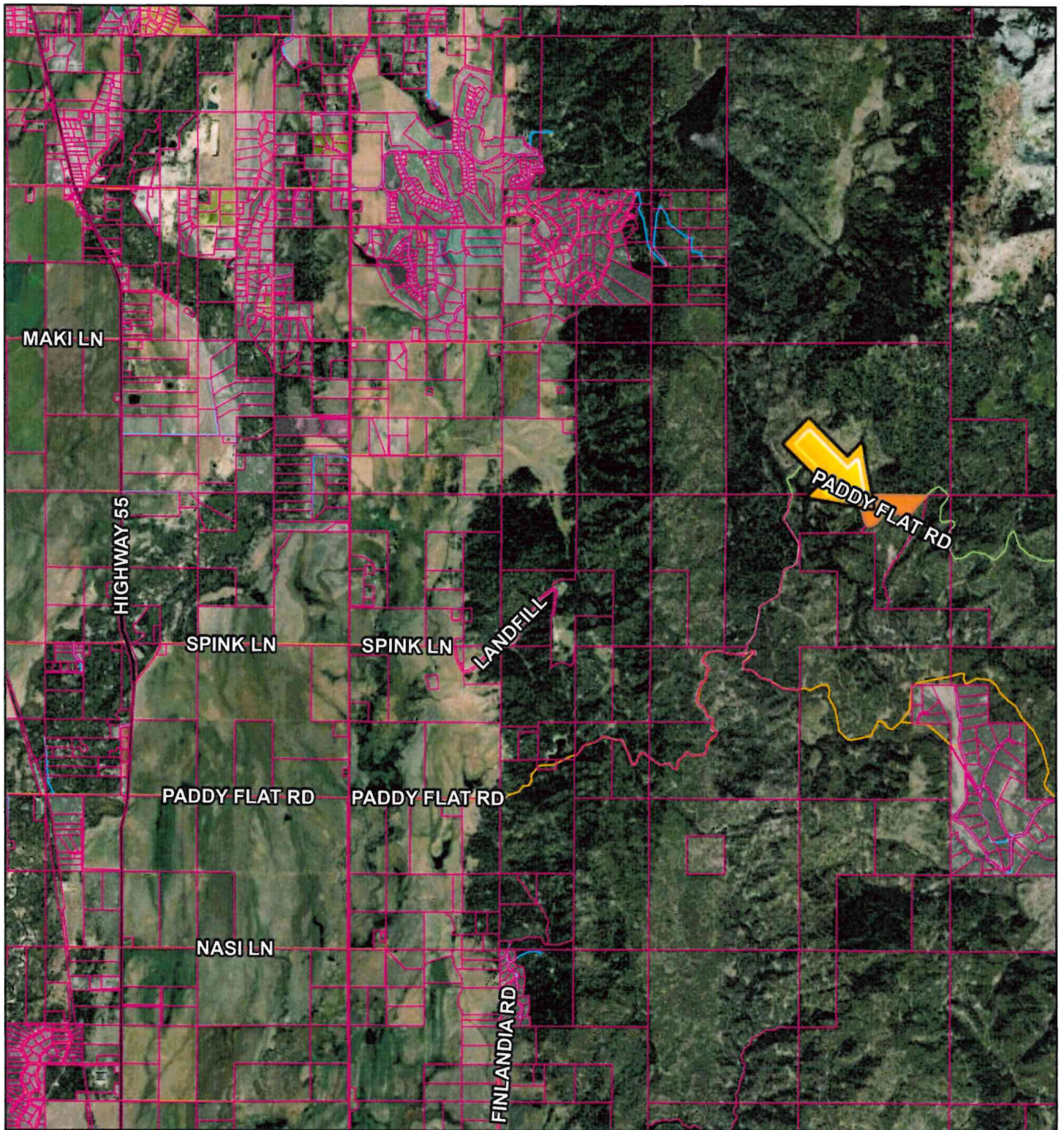
To be included in the staff report, comments must be received by 5:00 p.m., Wednesday, August 9, 2023.

**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)

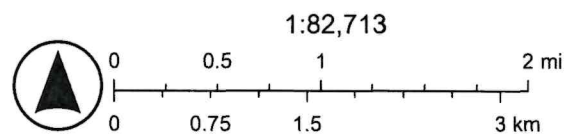


# C.U.P. 23-33 Vicinity Map - 760 Paddy Flat Road



6/28/2023, 10:32:48 AM

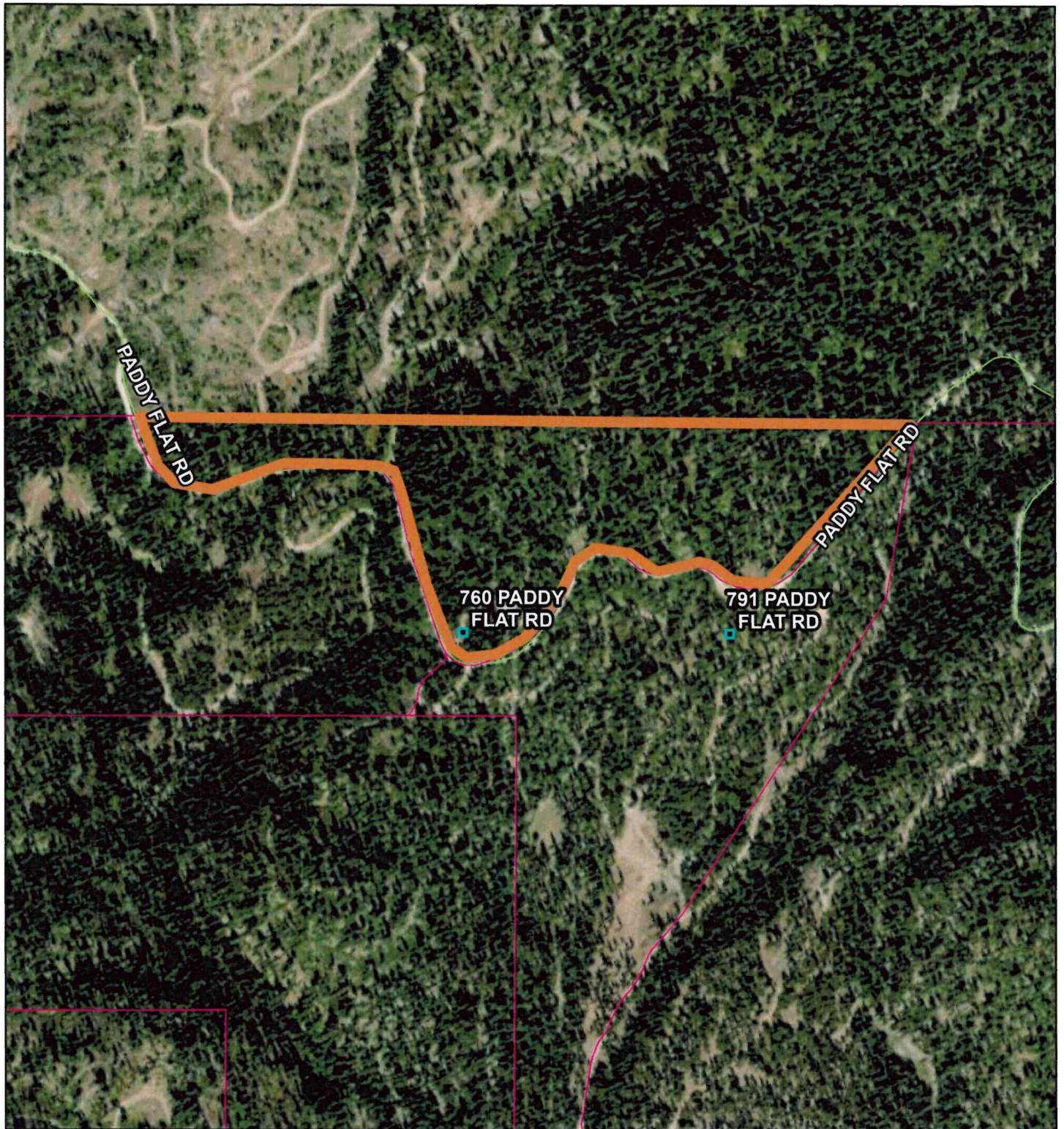
- |                   |             |
|-------------------|-------------|
| Parcel Boundaries | URBAN/RURAL |
| Roads             | USFS        |
| MAJOR             | PRIVATE     |
| COLLECTOR         | OTHER       |



Earthstar Geographics

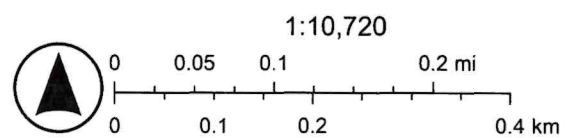


# C.U.P. 23-33 Aerial Map



7/17/2023, 10:21:11 AM

- Address Points
- Parcel Boundaries
- Roads
- USFS



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