



Jefferson COUNTY PLANNING AND ZONING

Agenda January 5, 2023 6:00 P.M.

Introduction

Roll Call

Pledge

Declaration of “Ex-Parte” communications or “Conflict of interest” related to agenda items

Approval of Minutes from October 20, 2022, November 3, 2022, & December 1, 2022 Meetings

Public Hearings

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- No. 1 Variance** / VAR 22-11-01/Applicant MKM Holdings / Jefferson Commercial Complex / Located at 4024 E 461 N, Rigby, Jefferson County. / Requesting a 41 foot canal setback where 60 feet is required. (Action Item)
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- No. 2 Conditional Use Permit** / CUP 22-12-01/Applicant Jody Robison / Located at 4151 E 500 N, Rigby, Jefferson County. / Requesting a home business for a flooring design studio and shop. (Action Item)
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- No. 3 Variance** / VAR-22-12-01 / Applicant Carl Hooper / Located near 528 N Parkside Dr., Rigby, Jefferson County. / Requesting a variance to build a home on a nonconforming lot that is 0.789 acres in the R-1 zone. (Action Item)
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- No. 4 Conditional Use Permit** / CUP 22-11-02/Applicant Unbridled Hope / Located near 4120 E 200 N, Rigby, Jefferson County. / Requesting a conditional use permit for a public stable and arena for the purpose of providing Equine facilitated psychotherapy and therapeutic or adaptive riding to individuals, families and groups. (Action Item)
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- No. 5 Conditional Use Permit** / CUP 22-11-01/Applicant Brock Vadnais / Located on parcel # RP07N35E366601 of E 1800 N Hamer, Jefferson County. / Requesting a conditional use permit for labor housing. (Action Item)
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- No. 6 Conditional Use Permit** / CUP 22-10-03/Applicant City of Rigby / Located at 3939 E 500 N, Rigby, Jefferson County. / Requesting an expansion of the waste water treatment plant. (Action Item)
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- No. 7 Final Plat** / SUB 22-10-02 /Applicant Reed Thurgood / Located at 410 N 4000 E, Rigby, Jefferson County. / Requesting Final Plat approval for a five (5) lot commercial subdivision. (Action Item)
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- No. 8 TABLED to February 2, 2023 Text Amendment to Chapter 112 Land Use Table** / To propose updates to the Land Use Table. / Tabled from October 20, 2022 (Action Item)
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-----End of Public Hearings -----

Thirty (30) minutes are allotted per case for public comment during Planning and Zoning meetings. Within the thirty (30) minutes per case, individuals are allowed three (3) minutes each for comment. Written comments longer than one (1) page in length must be received by the Planning and Zoning office at least five (5) business days prior to the hearing by U.S. Postal Service at the address listed below, faxed to (208) 745-1386, hand delivered to the address listed below, or emailed to pzoffice@co.jefferson.id.us.

The hearing will be held in the Commissioners' Meeting Room of the Jefferson County Courthouse at 210 Courthouse Way, Suite 240, Rigby, Idaho. If you have a handicap, disability, need assistance or to make special arrangements, call (208) 745-9220.

If you desire a copy of the written decision regarding a specific item on the agenda, please request the copy at the Jefferson County Planning and Zoning Office at 210 Courthouse Way, Suite 170, Rigby, Idaho.

This notice is given pursuant to the provisions of Section 67-6509, 67-6511, Idaho Code, and all amendments thereof.