



CANYON COUNTY DEVELOPMENT SERVICES DEPARTMENT
 1115 Albany Street • Caldwell, Idaho • 83605 • Phone (208) 454-7458
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AGENCY NOTIFICATION- RESPONSE REQUESTED

Case Number: RZ-PH2016-1	Hearing Date: February 18, 2016
Address: 1910 E. Homedale Road, Caldwell	Hearing Body: Planning and Zoning Commission
Applicant: Andrea Jenkins	Transmittal Date: January 13, 2016

Your agency is hereby notified that the Development Services Department has accepted an application from Eljay Waite, represented by Andrea Jenkins, proposing to amend the County Zoning Map to assign the R-1 Single Family Residential Zoning Designation to parcel R32707010A0 (1910 E. Homedale Road, Caldwell). The property is 3.87 acres and zoned A-Agricultural. The purpose of the zoning map amendment is to divide the property into three residential parcels. The parcel is also described a portion of the SW quarter of Section 10, Township 3N, Range 3W, Boise Meridian, Canyon County, Idaho.

The property is not located within a floodplain. Zone _____ x _____

RESPONSE DEADLINE : February 15, 2016

Your response is critical to the evaluation of this proposal. A copy of the application and conceptual plan is enclosed for your review. In order for your response to be included in the Staff Report for this request, we need to receive it no later than the deadline noted above. Your response will be forwarded to the Canyon County Planning and Zoning Commission for review and may be incorporated into their recommendations to the Board of County Commissioners.

Please reference Case No. **RZ-PH2016-1** in responses and/or correspondence regarding this case. You may respond to DSD in any of the following formats:

- Mail: 111 N. 11th Ave., Caldwell, Idaho 83605
- E-mail: csamples@canyonco.org
- Fax: 454-6633

At a minimum, please address the questions specific to your agency listed below and any additional concerns from your agency regarding the requested use. Information submitted will be a part of the record as evidence of adequate or inadequate services.

SOUTHWEST DISTRICT HEALTH DEPARTMENT

- ✓ *Will adequate sewer systems be provided to accommodate the use?*

IDAHO DEPARTMENT OF WATER RESOURCES

- ✓ *Will adequate water be provided to accommodate said use?*

IRRIGATION DISTRICTS

- ✓ *Will adequate irrigation be provided to accommodate said use?*
- ✓ *Will any of the services provided by the irrigation district be negatively impacted by the requested use or require additional public funding to meet the needs created by the requested use?*

HIGHWAY DISTRICTS

- ✓ *Does legal access to the property exist for the requested use?*
- ✓ *Will there be any undue interference with existing or future traffic patterns created by the requested use?*

SCHOOL FACILITIES

- ✓ *Will essential services be provided to accommodate the requested use?*
- ✓ *Will any school services be negatively impacted by the requested or require additional public funding in order to meet the needs created by the requested use? (For example, what is the school's existing capacity and will it meet the demand of any additional growth created from the requested use?)*

POLICE, FIRE, AND EMERGENCY MEDICAL SERVICES

- ✓ *Will essential services be provided to accommodate said use?*
- ✓ *Will services be negatively impacted by such use or require additional public funding in order to meet the needs created by the requested use?*
- ✓ *What is the estimated response time to the subject property? Is this response time adequate for life safety concerns?*

DEPARTMENT OF ENVIRONMENTAL QUALITY

Air Quality

- ✓ *Will the use have a negative impact on air quality?*

Waste Water & Drinking Water

- ✓ *Will essential services accommodate said use?*

Surface Water

- ✓ *Will the use impact any nearby surface water sources?*

Hazardous Water & Ground Water Contamination

- ✓ *Will the use negatively impact ground water?*
- ✓ *Is there a hazardous waste concern?*

If you have questions regarding the application and/or materials received, you can contact Christian Samples, the planner assigned to the case at 455-5958 or csamples@canyonco.org

Idaho Code 67-6509(a) requires notice of a public hearing to be sent to political subdivisions of the state that provide services within the planning jurisdiction at least fifteen (15) days prior to the public hearing scheduled by the Planning and Zoning Commission or Hearing Examiner.

Letter of Intent

Regarding Property at

1910 East Homedale Road Caldwell ID 82607

We propose that our current property of 3.89 acres be divided into three separate lots. As the owners of the property, we have found it necessary to downsize at this point in our lives. We plan maintain pasture on proposed lot 2 and sell the third lot to family to build a residence with well and septic. We will then be able to remain in our current residence and have the necessary help from family as we age.

Below you will find an explanation of our proposed lot lines. Thank you for your time and consideration.

ElJay & Pep Waite

Homedale Road

JAN 04 2018

CANYON COMMUNITY
DEVELOPMENT SERVICES

1910 E Homedale Rd

Lot 2

Lot 1

Lot 3

Proposed Sewer

Proposed Residence

Proposed Well

200ft

th

