

Zoning Commission Public Hearing Date: August 9 at 6pm

A Rezone request by John & Charlotte Kauten to rezone 8.84+/- acres from A-2 Rural Transitional Agriculture (a 5 acre minimum lot size) to an R-3 Residential Residential (a 2 acre minimum lot size). Located at 3901 Wills Road

A Preliminary Subdivision Plat (Lower Bluff Estates #2 Subdivision) application by Sawtooth Land Surveying to request approval of 10 buildable lots on approximately 16.179+/- acres, owned by Kyle Stratton located off of Lower Bluff Road

A Rezone request by Christopher & Jennifer Zagarella on land owned by Zagarella Family Trust, to rezone 5.924+/- acres from A-2 Rural Transitional Agriculture (a 5 acre minimum lot size) to an R-3 Rural Residential (a 2 acre minimum lot size). Located at 2150 Jubilee Lane

To Join the August 9, 2021 Zoning Commission Zoom Meeting (6:00 pm) use the following link information:

Join Zoom Meeting **by computer/tablet/smartphone:**

- Go to: <https://zoom.us>
- Click: "JOIN A MEETING"
- Enter the following information:

Meeting ID: 964 7063 5391
Passcode: 167460

Or follow this link:

<https://zoom.us/j/96470635391?pwd=NTg3N3gxbU00NURjTm1SKzBhUm84QT09>

Join Zoom Meeting **by phone:**

Dial by your location

+1 346 248 7799 US (Houston)
+1 669 900 6833 US (San Jose)
+1 253 215 8782 US (Tacoma)
+1 312 626 6799 US (Chicago)
+1 929 205 6099 US (New York)
+1 301 715 8592 US (Washington DC)
833 548 0282 US Toll-free
877 853 5257 US Toll-free
888 475 4499 US Toll-free
833 548 0276 US Toll-free

Meeting ID: 964 7063 5391
Passcode: 167460

Tips for joining the meeting:

- If you join by phone: Dial the number, enter the meeting id then #, # for the next question, passcode then #
- You will be muted upon entry to the meeting. To unmute when asked to, press *6.

LEGAL NOTICE

NOTICE OF PUBLIC HEARING

THE GEM COUNTY ZONING COMMISSION WILL HOLD A PUBLIC HEARING ON MONDAY, AUGUST 9, 2021, AT 6:00 P.M. VIA A VIRTUAL MEETING/CONFERENCE CALL TO HEAR THE FOLLOWING REQUESTS:

(Rescheduled) A Rezone request by John & Charlotte Kauten to rezone 8.84+/- acres from A-2 Rural Transitional Agriculture (a 5 acre minimum lot size) to an R-3 Residential Residential (a 2 acre minimum lot size). Located at 3901 Wills Road, T 06N R 01W, Section 20, Parcel # RP06N01W204950.

A Preliminary Subdivision Plat (Lower Bluff Estates #2 Subdivision) application by Sawtooth Land Surveying to request approval of 10 buildable lots on approximately 16.179+/- acres, owned by Kyle Stratton located off of Lower Bluff Road, T 7N, R 1W, Section 32, Parcel #RP07N01W325850.

A Rezone request by Christopher & Jennifer Zagarella on land owned by Zagarella Family Trust, to rezone 5.924+/- acres from A-2 Rural Transitional Agriculture (a 5 acre minimum lot size) to an R-3 Rural Residential (a 2 acre minimum lot size). Located at 2150 Jubilee Lane, T 07N R 01W, Section 34, Parcel # RP07N01W348450.

THE APPLICATIONS AND LEGAL DESCRIPTIONS ARE AVAILABLE FOR REVIEW -BY CONTACTING THE DEVELOPMENT SERVICES DEPARTMENT VIA EMAIL (MBARRON@CO.GEM.ID.US) OR PHONE 208-365-5144.

WRITTEN CORRESPONDENCE IS HIGHLY RECOMMENDED AND MUST BE SUBMITTED TO THE DEVELOPMENT SERVICES OFFICE (109 SO. MCKINLEY AVE., EMMETT, ID.) NO LATER THAN 12:00 P.M. AUGUST 2, 2021. WE HAVE A MAIL SLOT IN OUR DOOR FOR CONVENIENCE. WRITTEN CORRESPONDENCE WILL BE GIVEN TO THE ZONING COMMISSION FOR CONSIDERATION AND IS THE BEST WAY TO SHARE YOUR COMMENTS AND CONCERNS.

THE MEETING LINK AND CODE FOR CALLING IN WILL BE LISTED ON THE DEVELOPMENT SERVICES PAGE AT WWW.GEMCOUNTY.ORG/DEVELOPMENT-SERVICES/ FOR ANYONE WISHING TO ATTEND THESE MEETINGS. IF YOU DO NOT HAVE ACCESS TO THE WEB PAGE, YOU MAY CALL THE DEVELOPMENT SERVICES OFFICE AT 208-365-5144 PRIOR TO THE MEETING TO GET A MEETING LINK OR CALL IN CODE.

PUBLISH JULY 21

Jennifer Kharri

Planning Director