

LINCOLN COUNTY COMMISSIONERS

Planning & Zoning Hearing / Work Session

December 21, 2020

Present: Rebecca Wood, Chairman; Roy Hubert, Commissioner; Rick Ellis, Commissioner, Cindi Sievers, P&Z Administrator.

02:00pm Chairman Wood Opened the Meeting

Commissioner Hubert made a motion to accept minutes for November 16, 2020 as presented. Commissioner Ellis seconded. Vote unanimous in favor, motion carries.

Chairman Wood opened the Public Hearing. Cindi Sievers read the agenda and read the rules and procedures into the record.

Cindi Sievers gave a background on the split of the property for the Neibaur parcel. Reese, property owner's son, would like to build on the property. Neibaur's are requesting a Conditional Use Permit. No letters in support or attest.

Notices were sent out for Neibaur residence. Cindi Sievers listed all of the people who were sent letters. The Public Hearing was published November 22nd. All letters went out November 30th.

Cindi gave background on the application for a Conditional Use Permit (CUP). Reese would like to put a house on the dry section that is not being farmed.

Mr. Neibaur presented. Reese Neibaur 1125 N 650 W, Paul, ID, stated he wants to put his home on the parcel keeping the farmland in the family.

Steve Neibaur, 1125 N 650 W, property owner and father, would like to keep the farm in the family.

Commissioners had no concerns or additional questions.

Cindi stated there were no letters or calls in favor or against the CUP.

There being none, Chairman Wood declared to forgo the reasoned decision.

Commissioner Hubert made a motion to approve the Conditional Use Permit for Steve Neibaur, 1125 N 600 W, Paul, ID 83347 to divide 10 +/- acres and build a residence from his 560 acre parcel zoned A 40, RP07S23E201200A. Commissioner Ellis seconded. Vote unanimous in favor, motion carries.

2:12pm Chairman Wood closed the public hearing.

Eric Hochendoner, Gateway Subdivision, is here to apply for the second phase of his subdivision.

Cindi presented and discussed the application along with the other documents required for application approval.

Judy Hochendoner stated the reason she and her husband are moving ahead with this project, is to provide affordable housing.

LINCOLN COUNTY COMMISSIONERS

Discussion on the surety bond release for phase 1 of the project. The only thing left to complete is the bus shelter. Once the weather is permitting, it will be completed.

Discussion how the first phase of 13 lots is all sold.

Chairman Wood asked to go through the reasoned decisions.

Cindi read the reasoned decisions A – H into the record.

The Commissioners completed their forms for the decision of yes to all

Commissioner Ellis made a motion to approve the reasoned decisions for Eric Hochendoner, Gateway Subdivision II. Commissioner Hubert seconded. Vote unanimous in favor, motion carries.

2:26pm Chairman Wood adjourned the meeting.


Respectfully,

Cindi Sievers, Planning & Zoning Administrator



Rebecca Wood, Chairman

Attest:



Cindi Sievers, Administrator