



Bannock County, ID

03/30/2023

CUP-23-4

Conditional Use Permit

Status: Active**Date Created:** Mar 6, 2023

Applicant

neil mathews
neil.mathews@lambweston.com
1820 N Leo Ln.
Inkom, ID 83245
208-244-1665

Primary Location

7239 E Hwy 30
Lava Hot Springs, ID 83246

Conditional Use Permit

Parcel #

RPR4225013401

Zoning

Agricultural

Please describe your project.

agritourism

What product or service are you providing?

We were wanting to have agritourism events with vendors, horse rides, teaching about ranching and farming, let people camp and schedule a horse ride.

Proposed hours of operation

24 hours a day

Proposed days of the week operation will be in use

7 days

Method for Handling Waste

take to county dump

Proposed number of employees

2

Equipment and Machinery Use

No

Water Supply

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Sewage Disposal

Private

Will New Buildings be Required?

Yes

If yes, describe:

porta potty

Will Existing Buildings be Utilized?

No

Vehicles Used in Operation:

tractor

Will there be any emissions, such as smoke, dust, etc.?

no

Daily One-Way Vehicle Trips, Including Employees, Deliveries, etc.

no

Standards for Approval

1. The proposed use would not adversely affect surrounding properties to a materially greater extent than would a permitted use in the district.

2. The proposed use would not cause an undue disruption of travel or an extraordinary increase in the volume of traffic in the vicinity of the proposed use.

3. The proposed use would not damage the public health, safety, or general welfare within its vicinity, or be materially injurious to properties or improvements in the vicinity.

4. The proposed use would be consistent with the goals and policies of the comprehensive plan of the county.

5. The proposed use would be designed to be as compatible in terms of building height, bulk, scale, setbacks, open spaces and landscaping with adjacent uses as is practical.

Narrative addressing how your application meets criterion 1

We are far enough away from the surrounding properties they should not be affected.

Narrative addressing how your application meets criterion 2

We are directly off the highway and our events are directed toward people that are already going to lava on vacation or for the weekend.

Narrative addressing how your application meets criterion 3

These are agritourism events in a agricultural area we are not damaging properties

Narrative addressing how your application meets criterion 4

We are making a recreational agri tourism place that promotes learning and understanding of agriculture and natural resources

Narrative addressing how your application meets criterion 5

We are set back off the main highway and have plenty of parking

Acknowledgement

Electronic Signature [Typed Name of Applicant]

Neil Mathews

Date

03/06/2023

P&Z Council Public Hearing Information



