

BANNOCK COUNTY PLANNING & DEVELOPMENT COUNCIL FINDINGS AND ORDER

VARIANCE EXTENSION - DUSTIN HOLSTEN

MEETING DATE: OCTOBER 22, 2025

FILE #: VAR-25-6
LOCATION: RPR4227015901, currently unaddressed.

APPLICANT:

Dustin Holsten
757 Pebble Creek Road
Bancroft, ID 83217

OWNER:

Dustin Holsten
757 Pebble Creek Road
Bancroft, ID 83217

REQUEST & BACKGROUND: The applicant, Dustin Holsten, seeks a variance extension according to §540.7 of the Bannock County Zoning Ordinance. The original variance was approved on June 18, 2025, and the six-month approval expires on December 15, 2025. The applicant was approved a variance to build a duplex on a 1.0-acre parcel. He is now requesting a six-month extension of the variance due to weather and personal delays in construction.

FINDINGS:

JUSTIFICATION FOR THE DECISION/CRITERIA, STANDARDS AND FACTS RELIED UPON

SITE CHARACTERISTICS AND ZONING:

ZONING: Recreational
PROPERTY SIZE: ~ 1.05 acres
VIEWS: The property is visible from the road
EXISTING STRUCTURES: None
AREA OF CITY IMPACT: None

REQUIRED FINDINGS FOR VARIANCE EXTENSION

1. The proposal for extension was filed with the Planning and Development Council prior to the expiration date of the original variance.

Yes, his request was submitted prior to the expiration date.

ORDER: CONCLUSION AND DECISION

The Planning and Development Council, pursuant to the aforementioned, finds that the request by Dustin Holsten for a variance extension to build a duplex on 1.0 acres, as described in the application, shall be **approved**.

Motion by Krystal Madsen, seconded by Molly Dimick to adopt the foregoing Findings and Order.

ROLL CALL:

Councilperson Dimick	Voted Yes
Councilperson Madsen	Voted Yes
Councilperson Selleneit	Voted Yes
Councilperson Ulrich	Voted Absent
Councilperson Ward	Voted Yes

Motion carried by a 4 to 0 vote.

Dated this 22nd day of Oct, 2025.


Signed by (Chairperson) (Vice Chair)

ACKNOWLEDGEMENT CERTIFICATE

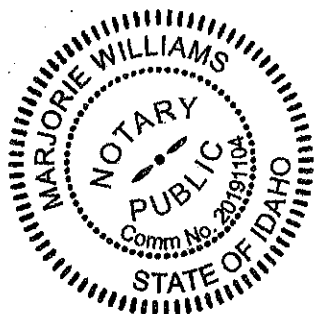
State of Idaho)

S.S.

County of Bannock)

On this 2nd day of October, in the year of 2025, before me Marjorie Williams, a notary public, personally appeared Stewart Ward as chair/vice-chair on behalf of the Bannock County Planning and Development Council, personally known to me to be the person whose name is subscribed to the within instrument, and acknowledged to me that they executed the same.

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Marjorie Williams
Notary Public
My Commission Expires on 5/31 2031