

## BANNOCK COUNTY PLANNING & DEVELOPMENT COUNCIL FINDINGS AND ORDER

### CONDITIONAL USE PERMIT – KYMBERLY LISH MEETING DATE: JANUARY 21, 2026

**FILE #:** CUP-25-11  
**LOCATION:** RPR4227024606 and is currently addressed as 9104 Victory View Road, Lava Hot Springs, ID 83246

#### APPLICANT/OWNER:

Kymberly Lish  
9104 Victory View Road  
Lava Hot Springs, ID 83246

**REQUEST & BACKGROUND:** Kymberly Lish requests a conditional use permit for an indoor dog kennel on her property. Proposed hours of operation are 8:00 a.m. to 6:00 p.m., seven days a week. Private well and septic are being proposed.

#### FINDINGS:

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

#### SITE CHARACTERISTICS AND ZONING:

ZONING: Recreational

PROPERTY SIZE: ~ 3.01 acres

VIEWS: The property is visible from Moose Hollow Road and Victory View Road

EXISTING STRUCTURES: Residential dwelling and accessory structures

#### REQUIRED FINDINGS FOR CONDITIONAL USE PERMIT, §530:

- A. The proposed use **would not** adversely affect surrounding properties to a materially greater extent than would a permitted use in the district.  
Permitted uses include bed and breakfast of under 6 bedrooms, carnival or circus, and day cares up to 6 kids. The proposed use is going to be significantly less traffic than those uses.

B. 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.

Permitted uses include bed and breakfast of under 6 bedrooms, carnival or circus, and day cares up to 6 kids. The proposed use is going to be significantly less traffic than those uses. The applicant has also addressed traffic patterns through testimony stating that it is based on litters and does not occur on a regular basis. The traffic is less than one trip per week on average.

C. 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.

This will be an indoor kennel and will be contained within a permitted structure. Public comments also testify to the clean and quiet nature of the operation.

D. The proposed use **would** be consistent with the goals and policies of the Comprehensive Plan of the county.

Goal 3.2 A strong and diverse economy.

Strategy 3.2.3 Support the development of economic incentives for business expansion and growth.

E. 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.

The structure will go through plan review and permitting with the Planning and Development department to meet these requirements.

**(If adding approval conditions)** with the following conditions of approval,

1. Adequate trash collection and disposal will be provided by the owner.
2. Hours of operation will be from 8:00 a.m. – 6:00 p.m.
3. The operation shall not create a nuisance related to noise, odor, traffic, or visual impacts.
4. No signage
5. No more than 5 dogs for breeding and training, not owned by the property owner, shall be on site at any given time.

## ORDER: CONCLUSION AND DECISION

The Planning and Development Council, pursuant to the aforementioned, finds that the request by Kymberly Lish, for a Conditional Use Permit for an indoor dog kennel on her property shall be **approved**.

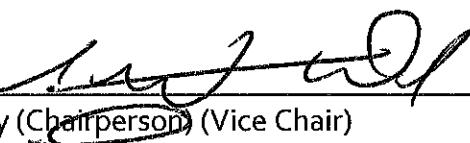
Motion by Krystal Madsen, seconded by Molly Dimick to adopt the foregoing Findings and Order.

### ROLL CALL:

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

Motion carried by a 5 to 0 vote.

Dated this 21st day of January, 2026.



---

Signed by (Chairperson) (Vice Chair)

## ACKNOWLEDGEMENT CERTIFICATE

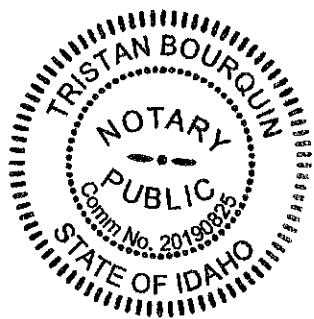
State of Idaho)

S.S.

County of Bannock)

On this 21<sup>st</sup> day of January, in the year of 2026, before me Tristan Bourquin, 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.

S  
E  
A  
L



Tristan Bourquin  
Notary Public  
My Commission Expires on 5-27-2031