



AGENDA

**BEFORE THE CANYON COUNTY
PLANNING & ZONING COMMISSION
February 16, 2017
1ST FLOOR MEETING ROOM
CANYON COUNTY ADMINISTRATION
BUILDING**

NEW BUSINESS

ITEM #1 Troy Demeyer

CASE #PH2017-1

Mr. Troy Demeyer is requesting a variance to reduce the 30 foot front setback required by Canyon County Code 07-10-21 to 15 feet to allow the construction of a garage. The property is zoned Agricultural (AG). The subject property is located at 17254 Elmcrest Drive, Caldwell. The 0.56 acre parcel is also known as tax parcel R21908 and located in a portion of the NE quarter of Section 19, Township 5N, Range 3W, BM, Canyon County, Idaho.

ITEM #2 Treasure Valley Renewables LLC

CASE #PH2016-71

Treasure Valley Renewables, LLC is requesting a **Planned Unit Development (PUD)** to allow for the manufacturing/production of hazardous materials or gasses on parcel #'s R38904 & R38904-010. Approval of a PUD is required to allow for industrial uses not allowed individually within the M-1 zone (*specifically Manufacturing/Processing of hazardous materials or gasses*). The subject property is located at 27349 Shelton Rd., Parma, Idaho, in a portion of the SW $\frac{1}{4}$ of Section 14, T5N, R5W, BM, Canyon County, Idaho.

ITEM #3 APPROVAL OF MINUTES:

- a. February 2, 2017

ITEM #4 PLANNER and COMMISSION COMMENTS

ITEM #5 ADJOURNMENT