



**Canyon County Planning and Zoning Commission
Amendment of Canyon County Zoning Ordinance**

Private Road and Driveways, OR2025-0002

Development Services Department, April 10, 2025

Findings of Fact, Conclusions of Law, and Order

An ordinance amending Canyon County Zoning Code, chapter 7, section 07-10-03 to provide standards for private road and driveway requirements; add the requirement of improvements to occur and be certified by county engineer prior to issuance of a building permit; provide minimum standards to be met; and to reduce the number of inhabited structures utilizing the private road for legal access prior to requiring pavement improvements from 100 ADT to 60 ADT.

Findings of Fact and Conclusion of Law

1. A public hearing was conducted in accordance with CCZO Chapter 7, Articles 5 and 6, and Idaho Code §67-6509 and §67-6511.
2. The request is not subject to the regulatory taking analysis provided for by section §67-8003.
3. There is no evidence that would demonstrate that the requested amendments are contrary to the Comprehensive Plan or would result in demonstrable adverse impacts upon the delivery of services by any political subdivision providing public services, including school districts, within the planning jurisdiction.
4. In accordance with Canyon County Code §07-06-01(4)(A), the Planning and Zoning Commission considered the amendment and other evidence gathered through the public hearing process.

Recommended Amendments to proposed Ordinance

1. The Planning Commission recommended approval of the ordinance amendment as presented and without specific changes.

Order

Based upon the Findings of Fact and Conclusions of Law contained herein, the Planning and Zoning Commission recommends approval of the OR2025-0002 to the Board of County Commissioners.

APPROVED this 1 day of May, 2025.

PLANNING AND ZONING COMMISSION
CANYON COUNTY, IDAHO

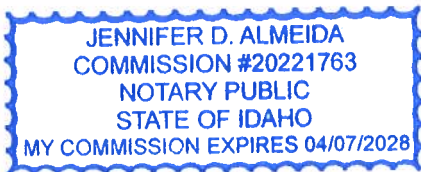

Robert Sturgill, Chairman

State of Idaho)

SS

County of Canyon County)

On this 1st day of May, in the year 2025, before
me Jennifer D Almeida a notary public, personally appeared
Robert Sturgill, personally known to me to be the person whose name
is subscribed to the within instrument, and acknowledged to me that he (she) executed the same.



Notary: Jennifer D Almeida

My Commission Expires: 4/7/28