

## NOTICE OF PUBLIC HEARING

Notice is hereby given of a public hearing to be held before the Fruitland Planning & Zoning Commission at Fruitland City Hall, 200 S. Whitley Drive, Fruitland, ID on April 10, 2018 at 7:00 PM, or as soon thereafter as may be heard, to consider a request by Tim Davis of Rywest Homes, Inc. for a Preliminary Plat of Bishop Ranch Subdivision No. 4. This parcel is situated in a portion of the NW1/4 of the SW1/4 of Section 15, Township 8 North, Range 5 West of the Boise Meridian, Payette County, Idaho and is more particularly described as follows:

COMMENCING at the northwest corner of said NW1/4 of the SW1/4; thence along the north boundary of the NW1/4 of the SW1/4 of said Section 15,

A) S.89°45'33" E., 851.24 feet to the northwest corner of Bishop Ranch Development No. 1 on file as Instrument No. 301318, Records of Payette County; thence along the west boundary of said Bishop Ranch Development No. 1,

1) S01°08'55"W., 135.07 feet to the southwest corner of Block 1 of said Bishop Ranch Development No. 1 also being the most northwesterly corner of a parcel described in Instrument No. 392460, records of Payette County; thence along the most northerly boundary of said Instrument No. 392460 and the south boundary of said Bishop Ranch Development No. 1,

2) S.89°45'48"E., 10.00 feet to the most northeasterly corner of said Instrument No. 392460 and the POINT OF BEGINNING; thence continuing along the south boundary of said Bishop Ranch Development No. 1,

B) S.89°45'48"E., 374.19 feet to the northwest corner of Bishop Ranch Subdivision No. 1, Phase 2, on file as Instrument No. 324637, Records of Payette County; thence along the west boundary of said Bishop Ranch Subdivision No. 1, Phase 2,

1) S.00°14'12"W., 155.00 feet, thence

2) S.89°45'48"E., 5.00 feet; thence,

3) S.00°14'12"W., 110.00 feet to the southwest corner of said Bishop Ranch Subdivision No. 1, Phase 2 and a point on the north boundary of Bishop Ranch Development No. 3, on file as Instrument No. 333490, Records of Payette County; thence along said north boundary,

4) N.89°45'48"W., 75.00 feet; thence,

5) S.81°35'09"W., 180.67 feet to the northwest corner of said Bishop Ranch Development No. 3; thence leaving said Bishop Ranch Development No. 3,

6) S.87°41'33"W., 92.39; thence,

7) N.27°32'11"W., 117.27 feet; thence,

8) N.00°08'26"E., 88.58 feet to a point on the south boundary of said Instrument No. 392460; thence along said south boundary,

9) S.89°45'13"E., 19.86 feet to the southeast corner of said Instrument No. 392460; thence along the west boundary of said Instrument No. 392460,

10) N.01°08'55"E., 103.96 to the POINT OF BEGINNING.

Citizens are encouraged to provide oral and written testimony. The application and supporting documentation may be reviewed at the office of the Zoning Administrator during regular business hours on Monday-Friday 8AM-5PM.

Rick S. Watkins, Zoning Administrator