

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 May 13, 2025 at 7:00 PM, or as soon thereafter as may be heard, for the purpose of receiving public testimony regarding a proposed ordinance amending Title 10 Chapter 9, Section 10, Items (F) through (I), Fruitland City Code which provides regulations for accessory structures:

F. An accessory building shall not be used as a temporary or permanent shelter for human habitation or occupancy.

F. G. Swimming pools shall be considered as accessory structures when constructed on private lots where a main building exists. No swimming pool shall be placed in use until a proper fence with locked gate is erected, a proper fence being one which will exclude young children from the area of said pool unless accompanied by a responsible older person. Owners of swimming pools must accept responsibility for any liability incurred due to the presence of such pools.

G. H. A portable canopy is considered an accessory structure and requires a siting permit, pursuant to this section. Portable canopies are only allowed in the rear yard of residential properties. They are not allowed in the front or side yard.

Portable canopies may encroach into the rear setback areas of the property provided a site-obscuring fence of six feet (6') in height from established grade is constructed to shield the canopy from neighboring properties and public streets.

Portable canopies must be anchored to withstand normal weather patterns. The owner of a portable canopy or the owner of real property on which any portable canopy is located shall maintain such portable canopy in a state of good appearance, safety, and repair, including, but not limited to, supporting framework, and covering materials. Any portable canopy that has been damaged shall be repaired or removed immediately.

The temporary use of a portable canopy, not to exceed forty eight (48) hours, is exempted from this section.

H. I. A portable automobile canopy is considered an accessory structure and requires a siting permit, pursuant to this section.

Portable automobile canopies may encroach into the rear setback areas of the property provided a site-obscuring fence of six feet (6') in height from established grade is constructed to shield the canopy from neighboring properties and public streets. Portable automobile canopies may encroach into the front setback area of the property provided they do not obstruct traffic line of sight or encroach into the sidewalk.

Portable automobile canopies must be anchored for normal weather patterns. The owner of a portable automobile canopy or the owner of real property on which any portable automobile canopy is located shall maintain such portable automobile canopy in a state of good appearance, safety, and repair, including, but not limited to, supporting framework, and covering materials. Any portable automobile canopy that has been damaged shall be repaired or removed immediately.

I. J. A siting permit for any accessory structure which structure shall have less than two hundred (200) square feet of roof area shall cost twenty five dollars (\$25.00). Any person who constructs an accessory building without first obtaining a siting permit as required by this subsection shall be guilty of a misdemeanor, subject to penalty as provided by section 1-4-1 of this Code.

Citizens are encouraged to provide oral and written testimony.

Danny Little, Zoning Administrator