

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 October 10, 2023 at 7:00 P.M., or as soon thereafter as may be heard, to consider a request by Summertime Residential Properties LLC for development agreement as it relates to the development the Waters Edge Subdivision on property west of N Vista Avenue and Washoe Road extending to the bank of the Snake River, further described as:

A portion of Government Lot 4 of Section 16 and the accretion land appurtenant thereto, Township 8 North, Range 5 West, Boise Meridian, Payette County, Idaho being more particularly described as follows:

Commencing at the 1/4 corner common to Sections 15 and 16, Township 8 North, Range 5 West, Boise Meridian, from which the Section corner common to Sections 15, 22 and fractional Section 16, Township 8 North, Range 5 West, Boise Meridian bears South 01°13'05" West, 2,632.55 feet; thence on the north boundary line of said Government Lot 4, North 89°16'01" West, 25.00 feet to the west right-of-way line of Vista Avenue and the **POINT OF BEGINNING**;
thence on said west right-of-way line, South 01°09'37" West, 21.22 feet;
thence leaving said west right-of-way line, North 89°45'34" West, 15.00 feet;
thence South 01°09'37" West, 15.00 feet;
thence South 89°45'34" East, 15.00 feet to said west right-of-way line;
thence on said west right-of-way line the following six (6) courses and distances:
South 01°09'37" West, 264.11 feet;
North 88°50'23" West, 9.90 feet;
South 01°09'32" West, 114.11 feet;
South 00°02'52" West, 252.08 feet;
South 88°50'23" East, 5.00 feet;
South 01°09'37" West, 651.22 feet to the south boundary line of said Government Lot 4;
thence on said south boundary line, North 89°16'01" West, 561.35 feet to the easterly ordinary high water line of the Snake River;
thence of said easterly ordinary high water line the following seven (7) courses and distances:
North 26°48'18" West, 81.55 feet;
North 19°28'17" West, 90.26 feet;
North 22°06'27" West, 224.95 feet;
North 32°40'02" West, 129.41 feet;
North 27°53'24" West, 318.71 feet;
North 25°26'18" West, 500.01 feet;
North 28°48'56" West, 134.24 feet to the north boundary line of said Government Lot 4;
thence on said north boundary line, South 89°16'01" East, 1,238.02 feet to the **POINT OF BEGINNING**.
Containing 26.903 acres, more or less.

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.

Danny Little, Zoning Administrator