

**ZONING AND DEVELOPMENT ORDINANCE AMENDMENT/ZONING CHANGE APPLICATION**  
**Elmore County, Idaho**

**We are unable to accept facsimile copies. This application must be completed in INK.** This application must be completed in detail and submitted to the Growth and Development Department accompanied by a non-refundable **\$400.00** fee for a simple ordinance amendment/zone change or **\$550.00** for a major amendment/change plus postage and publication fees for which the applicant will be billed. Should the amendment/zoning change require an amendment/change to the Comprehensive Plan there is an additional **\$350.00** non-refundable fee for a simple amendment or **\$450.00** for a simple material change or **\$450.00** for a major amendment or **\$650.00** for a major material change.

**Attach and reference additional information as needed. For that which does not apply write NA for Not Applicable.**

1. a. Applicant name: \_\_\_\_\_  
b. Applicant address: \_\_\_\_\_  
c. Applicant phone number: \_\_\_\_\_ (daytime) \_\_\_\_\_ (other)
2. a. Property owner name (if different from applicant): \_\_\_\_\_  
b. Property owner address: \_\_\_\_\_  
c. Property owner phone number: \_\_\_\_\_ (daytime) \_\_\_\_\_ (other)
3. a. Lienholder name: \_\_\_\_\_  
b. Lienholder address: \_\_\_\_\_  
c. Lienholder phone number: \_\_\_\_\_ (daytime) \_\_\_\_\_ (other)
4. a. Legal description of entire property proposed for rezone: \_\_\_\_\_  
\_\_\_\_\_  
b. Attach a copy of one of the following:  
 Warranty Deed       Proof of Option       Earnest Money Agreement       Lease Agreement  
 Assessors Office Master Parcel Inquiry      RP \_\_\_\_\_
5. a. Specific zoning element to be changed/amended: \_\_\_\_\_  
b. Attach and reference a statement of all relevant factors and conditions pertaining to the request including why the amendment/change is necessary.  
c. Attach and reference a statement of how the proposed amendment/change relates to the Comprehensive Plan, availability of public facilities, and compatibility with the surrounding area.
6. a. Present zoning designation: \_\_\_\_\_      b. Proposed zoning designation: \_\_\_\_\_
7. a. Present zoning district: \_\_\_\_\_      b. Proposed zoning district: \_\_\_\_\_
8. a. Specific present land use: \_\_\_\_\_  
b. Specific proposed land use: \_\_\_\_\_
9. Adjacent properties to approximately ¼-mile of property perimeters have the following zoning designations and uses:
  - a. North zoning designation: \_\_\_\_\_      Uses: \_\_\_\_\_
  - b. East zoning designation: \_\_\_\_\_      Uses: \_\_\_\_\_
  - c. South zoning designation: \_\_\_\_\_      Uses: \_\_\_\_\_
  - d. West zoning designation: \_\_\_\_\_      Uses: \_\_\_\_\_

**Maps for items 10 through 16 may be combined provide clarity is maintained.**

10. a. Are there any know hazards on or near the property (such as canals or watercourses, hazardous material spills, soil/water contamination, etc.)?  yes    no      If yes, describe and provide exact location including map designating the site and identify hazard: \_\_\_\_\_

b. Are there hazardous materials and/or or wastes involved in the existing operation, the proposed operation, and/or generated off site and brought onto the property?  yes  no If yes, describe and provide exact location including a map designating the site and identify materials and/or waste: \_\_\_\_\_

11. Is any part of this property located within a floodway or floodplain?  yes  no  
Floodplain map number: \_\_\_\_\_ Provide floodplain map with site indicated.
12. Is any part of this property located within an area of city impact?  yes  no If yes, include map designating the site.
13. Is any part of this property located within an airport hazard zone?  yes  no If yes, include map designating the site.
14. Are there any special conditions, such as hillside, area of critical concern, community development overlay, wildlife habitat, etc., associated with this property?  yes  no
15. Include 15 copies of a vicinity map at a scale of 1" equals 100' and one 8½"x 11" reduction that includes but is not limited to the following:
- \_\_\_a. Closest identifiable community (Mtn. Home, Hammett, etc.) or landmark (named butte, mountain, river, etc.)
  - \_\_\_b. Property lines.
  - \_\_\_c. Thoroughfares.
  - \_\_\_d. Existing and proposed zoning.
  - \_\_\_e. Zoning of surrounding property.
  - \_\_\_f. Other items as required by the Director.
16. Include 15 copies of a contour map at a scale of 1" equals 100' and one 8½"x 11" reduction with contour lines at 5' intervals for 10% or less land sloping and at 2' intervals for 10% or more land sloping.
17. Include 15 copies of a complete site plan at a scale of 1" equals 100' and one 8½"x 11" reduction showing the following:
- \_\_\_a. Scale; north; arrow; applicants, property owners, and lienholders names; plan preparer; project; legal description.
  - \_\_\_b. Length in feet of property boundary(ies) and size (acreage and square feet) of property.
  - \_\_\_c. All existing structures which will remain and proposed structures, labeled as to existing and proposed uses and structures identified (shop, barn, shed, etc).
  - \_\_\_d. Existing vegetation, labeled as to remain or be removed
  - \_\_\_e. Locations, widths, and surface types of all existing and proposed adjacent and on-site streets/roads.
  - \_\_\_f. Locations, widths, and names of rights-of-way, easements, watercourses, etc.
  - \_\_\_g. Locations and sizes of existing and proposed loading areas, docks, ramps, parking areas with stalls shown.
18. Submission with this application of an Environmental Impact Statement (EIS) or an Environmental Assessment (EA) may be required at the discretion of the Planning and Zoning Commission (hereinafter referenced as Commission).
19. Any additional information as required by the Director or Commission.
20. Application shall include a list of property owners or purchasers of record and their addresses within a minimum 1000' radius of the entire property to be rezoned or for which the amendment will apply. The Director may extend the radius in sparsely populated areas. Said radius shall be 15 miles in the M2, Heavy Industrial, Zone (Simco Road industrial area). Said list shall be obtained from the jurisdictional county tax records.

\*Radius extended to \_\_\_\_\_miles/feet.

**Notice to the Applicant**

**A neighborhood meeting must be conducted prior to submitting application. Requirements for neighborhood meeting are outlined in Elmore County Zoning and Development Ordinance Chapter 4 Section 6-4-3.**

This completed application must be submitted four (4) weeks prior to the scheduled public hearing date. The Growth and Development Department will mail hearing notices to the property owners or purchasers of record. Notice of the public hearing shall be published in the Mountain Home News not less than fifteen (15) days prior to the hearing. The Growth

and Development Department will post notice of the hearing on the premises not less than seven (7) days prior to the hearing. The applicant will be given notice of the hearing and must be present.

At a meeting after the public hearing, but not necessarily on the same date, if the Commission determines the proposed amendment/zoning change conforms to the Plan, the Commission may make a recommendation to approve, approve with modification, or deny the application. The Commission shall forward their recommendation to the Board of Elmore County Commissioners (hereinafter referenced as Board). The Board may adopt or reject the recommendation and shall follow the notice and hearing procedures as provided in Ordinance Chapter 8 Section 6-8-9: Zoning Ordinance Map Amendments and in Idaho Code Chapter 67 Title 65.

If the Commission determines the proposed amendment/zoning change does not conform to the Plan, the Plan must be amended in accordance with Idaho Code Chapter 67 Title 65 and additional public hearing(s) shall be required.

If the Commission determines the proposed Plan amendment/change is a material change another public hearing shall be required either by the Commission or the Board. Should the Board make a material change to the Commission recommendation/alternative options another hearing shall be held. A separate hearing shall be held for the ordinance amendment/change, however, all Commission hearings may be held in tandem with the meetings.

No application for rezoning of any property which has been denied by the Board shall be submitted in either substantially the same form or with reference to substantially the same premise for the same purposes within a period of one (1) year from the date of such final action unless the Plan is amended resulting in a change in conditions as applying to the specific property under consideration.

The applicant hereby agrees to pay the fees established by the Board at the time of submission of the application and agrees to pay any additional fees and postage and publication costs. \_\_\_\_\_ (initial) The applicant also verifies that all information contained herein is true and correct and that the application is complete. \_\_\_\_\_ (initial) The applicant understands his/her/their, or a representative having authority to legally bind the applicant, attendance at any hearing/meeting for which their application is on an agenda is mandatory. The applicant understands failure to attend any such meeting/hearing may at best result in a delay in any decision or may cancel the public hearing.

Dated this \_\_\_\_\_ of \_\_\_\_\_, 20 \_\_\_\_.

(Date of application receipt in the P&Z office does not imply acceptance of the application as complete or correct.)

_____	_____	_____	_____
Property Owner Signature	Date	Applicant Signature (if not property owner)	Date
Fee \$ _____ <input type="checkbox"/> paid	date paid: _____	receipt # _____	rec'd by _____
Case # _____			

**Elmore County Growth and Development Department, 520 East 2<sup>nd</sup> South Street, Mountain Home, ID 83647  
(208) 587-2142 ext 502**