



PLANNING AND ZONING COMMISSION PUBLIC MEETING

Rocky Bar Conference Room at
2280 American Legion Blvd, Mountain Home, ID, 83647
(New Location)

Meeting Agenda

Public Meeting, Thursday, April 2, 2026, at 5:00 p.m.

PLEASE SILENCE CELL PHONES

CALL TO ORDER

ESTABLISH QUORUM

Chairperson Patti Osborn
Ed Oppedyk
Mitch Smith

Vice-Chairman Jeff Blanksma
Sue Fish
KC Duerig

Counsel Abbey R. Germaine

Director James Roddin

PLEDGE OF ALLEGIANCE

PUBLIC WORKSHOP –DISCUSSION ITEMS:

1. Conditional Use Permit, CUP-2025-30, with a Master Site Plan and Confined Animal Feeding Operation permit, CAFO-2025-01, for Sunview Dairy to expand current operations approved under CAFO-2015-01.
2. Conditional Use Permit, CUP-2025-04, with a Master Site Plan for Pacific Steel and Recycling to operate a Non-Municipal Solid Waste Management Facility for the disposal of Auto Shred Residue materials.

PUBLIC HEARING – ACTION ITEMS:

1. Conditional Use Permit, CUP-2025-25, with Master Site Plan for Idaho Power Company to construct, operate, and maintain an electrical substation within Mayfield community and electrical transmission lines in the Western Elmore County.
2. Conditional Use Permit, CUP-2025-32, with Master Site Plan for Idaho Power Company to construct, operate, and maintain a natural-gas-fired power plant called Peregrine Gas Plant within Simco Road District.
3. VAR-2026-05 to allow the exhaust stacks and inlet filter plenum for the power plant to exceed the maximum height permitted in the M-2 Zoning District, as specified in Table 7-2-

27(B) and VAR-2026-06 to exceed ambient sound level at 750 feet of 58 decibels, as specified in Section 7-2-103 (5) of Zoning Ordinance for Idaho Power Company.

CONSENT – ACTION ITEMS:

1. Findings of Facts, Conclusions of Law, and Order - CUP-2025-14 La Hacienda Subdivision.
2. Approve Minutes from February 12, 2026.
3. Approve Minutes from February 26, 2026.

ITEMS FROM THE PUBLIC: For information purposes only, on items not placed on the agenda.

Name:	Address:

INFORMATIONAL & DISCUSSION ITEMS

1. **Next Commission meeting - April 30, 2026, at the Elmore County Public Services Building #1, 2280 American Legion Blvd., in the Rocky Bar Conference room, time TBD.**
2. **Regular May Commission meeting – May 28, 2026, time TBD.**

MEETING ADJOURN: