

## NOTICE OF PUBLIC HEARING

**THE CITY OF HEYBURN CITY COUNCIL** will hold a public hearing on Wednesday 25 October 2023 at 7:00 p.m. in the City Council Chambers located at 941 18<sup>th</sup> Street, Heyburn, Idaho, to hear public comment on the following application.

**Application for Zoning Map Amendment** submitted by J&M AG, LLC and Kraus Farms for the open field north of intersection at L Street and 21<sup>st</sup> Street, Heyburn, ID. This property is more specifically known as **TOWNSHIP 10 SOUTH, RANGE 23 EAST, BOISE MERIDIAN, Minidoka County, Idaho, Section 10: A Portion of The Southwest Quarter of The Southwest Quarter, RPH00000106002 Parcel 2 including lots 2 through 24 of the proposed New Heights Subdivision.**

PARCEL 2:

DESCRIPTION: "PARCEL 2" A PORTION OF THAT REAL PROPERTY CONVEYED TO J&M AG LLC. BY DEED RECORDED JANUARY 20, 2017, AS INSTRUMENT NO. 556660, MINIDOKA COUNTY RECORDS.

TOWNSHIP 10 SOUTH, RANGE 23 EAST, BOISE MERIDIAN, MINIDOKA COUNTY, IDAHO.

SECTION 10: A PORTION OF THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHWEST CORNER OF THE SOUTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 10, MONUMENTED BY A 5/8" REBAR, RECORDED JUNE 14, 2001, AS INSTRUMENT NO. 453687, MINIDOKA COUNTY RECORDS, THENCE ALONG THE EAST LINE OF THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SAID SECTION NORTH 00°21'30" WEST 45.00 FEET TO A 5/8" REBAR LS 7920 CAP ON THE NORTH RIGHT-OF-WAY OF 21<sup>ST</sup> STREET, THENCE CONTINUING ALONG THE EAST LINE NORTH 00°21'30" WEST 175.00 FEET TO A 1/2" REBAR LS 7920 CAP AND THE TRUE POINT OF BEGINNING; THENCE CONTINUING ALONG THE EAST LINE NORTH 00°21'30" WEST 1103.53 FEET TO A POINT ON THE CENTERLINE OF THE LOWER B CANAL; THENCE ALONG SAID CENTERLINE SOUTH 89°40'41" WEST 432.80 FEET; THENCE LEAVING SAID CENTERLINE SOUTH 00°20'44" EAST 1103.80 FEET TO A 1/2" REBAR LS 7920 CAP; THENCE NORTH 89°38'30" EAST 433.05 FEET TO THE TRUE POINT OF BEGINNING; PARCEL "2" CONTAINS 10.97 ACRES, MORE OR LESS, AND MAY BE SUBJECT TO EASEMENTS OF RECORD OR THOSE LEGALLY ESTABLISHED.

This property is currently zoned Commercial General, and the applicants are soliciting a Residential High Zoning Designation.

A copy of the proposed application is available for review and inspection at the City Clerk's office at City Hall, Heyburn, Idaho or by request by e-mail to [alangley@heyburncity.org](mailto:alangley@heyburncity.org).

The public is invited to attend and comment regarding the application. Written comments will be accepted at the office of the Heyburn City Clerk until 5:00 PM on 20 October 2023 and placed into the record and heard by the City Council at the date of meeting. Submission can be submitted in person at 941 18<sup>th</sup> Street, fax (208) 679-2438, e-mail (as listed above) or mail by posting to P. O. Box 147, Heyburn, Idaho 83336.

City Hall Council Chambers are accessible for persons with disabilities. Any person needing special accommodation to participate in the meeting should contact City Hall at (208) 679-8158 at least 24 hours prior to the meeting.

DATED this 5 October 2023  
Ashlee Langley, City Clerk