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PUBLIC HEARING NOTICE

CITY OF TETONIA, IDAHO

City Council

Pursuant to established procedure, NOTICE IS HEREBY GIVEN that the Tetonia City Council will hold a public hearing at the Tetonia City Hall, 3192 Perry Ave, Tetonia, Idaho on Tuesday, October 14, 2025 at 7:00 PM. This meeting will also be available online.

The purpose of the hearing is to consider a REZONE of 38 acres from Transitional Agricultural zone to High Density Residential R-3 zone. The subject property is parcel# RPC00000291200 located in the NW portion of city limits and bordered on the east by the Rail Trail. The Rezone request is accompanied by a CONDITIONAL USE PERMIT request for allowance to pursue platting up to 90 single-family homes in the pending R3 zone. These requests are known as Pinnacle Peak and propose a future high density residential development containing townhomes and single family homes built out in phases, subject to future subdivision review. The P&Z Commission held a public hearing on 9/8/25 and recommended approval with a condition.

As required by Idaho Code 67-6525, at the hearing, the Tetonia City Council will consider how the rezone and CUP relate to the Comprehensive Plan and meet the criteria of the Land Development Code. Information pertinent to this application, including the proposed Rezone map and SF home location are available for review upon request at the Tetonia City Hall.

Written comments must be received by 5 p.m. Tuesday, October 7 at Tetonia City Hall P.O. Box 57, Tetonia, Idaho 83452. You may also email a response to [email redacted] Verbal and written comments will be heard during the public hearing.