



AGENDA
BEFORE THE CANYON COUNTY
PLANNING & ZONING COMMISSION
April 2, 2026 at 6:30 pm
CANYON COUNTY ADMINISTRATION BUILDING
1ST FLOOR MEETING ROOM, Suite 130

Introduction of evidence, including testimony, and Commission deliberation towards a possible decision, is expected on the following applications.

1. CONSENT AGENDA – ACTION ITEMS

- A. **Case No. CU2024-0023 – Burnett-Riverbend:** Approve FCOs
- B. **Case No's. OR2022-0002 & RZ2022-0022 – Christensen:** Approve FCOs

2. ACTION ITEMS

- A. **Case No. OR2025-0023 – Granite Companies:** The applicant, Granite Companies LLC, represented by KM Engineering, requests a Comprehensive Plan Map Amendment of Parcel R29892010 from an "agriculture" future land use designation to a rural residential future land use designation. The 46.5-acre property is located at 7044 Rim Road, Nampa.

PROPOSED TO BE TABLED TO A DATE CERTAIN: MAY 7, 2026

- B. **Case No. CU2026-0002 – Maverick Towers:** The applicant, Maverick Towers, requests a conditional use permit for an unmanned telecommunication facility within a 50' x 50' lease area on parcel R29515. The facility includes a single 120-foot-tall, galvanized Monopole tower in the "A" (Agricultural) zone. The subject property of 2.23-acres is located at 4306 S Happy Valley Road, Nampa, also referenced as Parcel R29515.
- C. **Case No. SD2022-0023 – Martinaitis Estates Subdivision:** The applicant, Giedrius and Viktorija Martinaitis, is requesting an approval of a preliminary plat and irrigation plan for the Martinaitis Estates Subdivision. The proposed development will be located on a four (4) acre parcel located at 1013 Sunny Valley Lane, Caldwell, Idaho, 83605, also known as parcel R27989. The proposed development will have 3 residential lots and one private road lot named Sunny Valley Lane.
- D. **Case No. CR2024-0001 – Mad River Development LLC:** The applicant, Mad River Development LLC, is requesting a conditional rezone of approximately 2.13 acres from the "RR" (Rural Residential) zone to the "CR-C-1" (Conditional Rezone-Neighborhood Commercial) zone. The subject property is located at 6213 Airport Rd, Nampa, ID 83687, also referenced as Parcel R27927.

3. DIRECTOR, PLANNER, COMMISSION COMMENTS

4. ADJOURNMENT

CERTIFICATE OF POSTING

Canyon County Planning and Zoning Commission Meeting for April 2, 2026

I certify that on **March 31, 2026**, I placed a copy of this agenda in the lobby of the entrance to the Canyon County Administration Building, located on the first floor, 111 North 11th Avenue, Caldwell, Idaho.

Signed: Caitlin Ross

Date: 3/31/26
