



NOTICE OF PUBLIC HEARING

I hereby certify that a true and correct copy of this "Notice of Public Hearing" was digitally transmitted or mailed (postage prepaid) on this **13th day of January 2026**.

Jeannie L. Welter

Jeannie Welter, Systems Technician

This notice was mailed to political subdivisions, property owners within 300 feet of the subject property, and the media on **Tuesday, January 13, 2026**.

NOTICE IS HERBY GIVEN that the Bonner County Commissioners will hold a public hearing at **10:00 am on Thursday, February 19, 2026**, in the Bonner County Administration Building, 1500 Highway 2, Sandpoint, Idaho, by Zoom teleconference, and YouTube Livestream to consider the following requests:

File S0003-25/PUD1-25 – Yoman Bluffs PUD/Subdivision: The applicants are requesting a large-scale residential Planned Unit Development and a subdivision for twenty-three (23) residential lots and three (3) tracts. The proposal is ±37.6 acres. The property is zoned recreation. The project is located off Sherwood Beach Road in Section 10 Township 59 North, Range 4 West, Boise-Meridian. The project site is within Coolin Cavanaugh Bay Fire District. The Zoning Commission, at the December 18, 2025 public hearing recommended approval of this project to the Board of County Commissioners.

For details regarding this application, Zoom teleconference, or YouTube livestream, visit the Planning Department web site at www.bonnercountyid.gov/departments/Planning. Staff reports are available online or may be viewed at the planning department approximately a week before the scheduled hearing.

Written statements must be submitted to the planning department record no later than seven (7) days prior to the public hearing. Written statements not exceeding one standard letter sized, single spaced page may be submitted at the public hearing. Statements can be sent to the Bonner County Planning Department at 1500 Highway 2, Suite 208, Sandpoint, Idaho 83864; faxed to 866-537-4935 or e-mailed to planning@bonnercountyid.gov. The referenced start time stated above reflects the beginning of the hearing. Specific file start time and hearing duration vary.

During the hearing for this application, the public will be given an opportunity to provide testimony and/or evidence regarding how the proposal does or does not comply with the applicable approval criteria of the Bonner County Revised Code. At the close of the public hearing, the governing body will make a decision on the application that may include, but is not limited to, approval, denial, remand, or continuance of the public hearing. Any person needing special accommodations to participate in the public hearing should contact the Bonner County Planning Department at (208) 265-1458 at least 48 hours prior to the scheduled hearing.

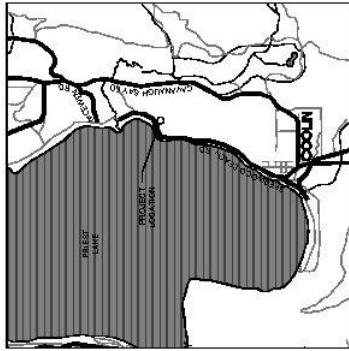
If you have no comment or response, you may indicate below and return this form to the Planning Department.

NO COMMENT _____
Name _____

Date

YOMAN BLUFFS
PRELIMINARY DEVELOPMENT PLAN
(PARCEL RP59ND4W102400A) SECTION 10, TOWNSHIP 59N NORTH,
RANGE 4W, BOISE MERIDIAN, BONNER COUNTY, IDAHO

PARCEL RP59N04W102400A SECTION 10, TOWNSHIP 59N NORTH,
RANGE 4W BOISE MERIDIAN, BONNER COUNTY, IDAHO



VICINITY MAP

1319 NORTH DIVISION AVENUE
SANDPOINT, IDAHO 83864
(208) 263-4160

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