

Bingham County

Planning & Development Department
490 N. Maple Suite A, Blackfoot, Idaho 83221
Phone: (208) 782-3178 | Fax: (208) 782-3868
Email: buildingpermits@co.bingham.id.us

File No. _____

Date: _____

APPLICATION FOR CONDITIONAL USE PERMIT

Applicant: <u>Idaho Power Company, Jeff Maffuccio</u>	Phone: <u>208-388-2402</u>
Address: <u>PO BOX 70</u>	City/Zip: <u>Boise, 83707</u>
Location: <u>Refer to Attachment 2 for the route description</u> (project location for application)	Email: <u>jmaffuccio@idahopower.com</u>
Property Owner(s): <u>Refer to Attachment 5 for a list of affected property owners and easements.</u>	

Location & Legal Description			Zoning: <u>RA, R, M1 and C Zones</u>					
<table border="1"><tr><td>2S</td></tr><tr><td>3S</td></tr></table>	2S	3S	<table border="1"><tr><td>35E</td></tr></table>	35E	<table border="1"><tr><td>32, 33</td></tr><tr><td>05, 04, 09</td></tr></table>	32, 33	05, 04, 09	Acres: <u>n/a</u>
2S								
3S								
35E								
32, 33								
05, 04, 09								
Township	Range	Section	Parcel No. <u>Refer to Attachment 5 for a list of parcels.</u>					

Submit:

- Completed Application Refer to Attachment 5 for transmission line easements.
- Recorded Deed to Property Refer to Attachment 3 for transmission line route details.
- Detailed Site Plan
- Narrative - write a detailed narrative addressing the following: Refer to Attachment 2 for a detailed project narrative.
 - Identify the existing use of the property
 - Reason for Conditional Use Permit Request
 - Evaluating effects of proposed Conditional Use on adjoining property that may include, but is not limited to, such elements as noise, odor, fumes and vibration
 - General compatibility with other properties and uses in the area
 - Evaluating effects of proposed Conditional Use on public facilities/utilities
- application fee paid

Application Fees:	
Application Fee	275
Deposit for Mailing & Publication	75
Total=	350

Appointment of Designated Agent

I/We the undersigned owner(s) of the property described throughout this Application, hereby appoint the following person as my/our representative for all transactions regarding this Application between myself/ourselves, as owner(s), and Bingham County.

Refer to Attachment 5 for copies of easements, which authorize Idaho Power to submit this application.

Property Owner(s): _____ Date _____


Property Owner(s): _____ Date _____

Designated Agent: _____

In granting a Conditional Use Permit the Planning & Zoning Commission may prescribe appropriate conditions and safeguards in conformity with the current Bingham County Zoning Ordinance. Violation of such conditions and safeguards, when made part of the terms under which the Conditional Use Permit is granted shall be deemed a violation of the Ordinance. The approval of a Conditional Use Permit does not permit the violation of any section of the Building Code, or any other County Ordinance. All Conditional Use Permits, whether approved or denied have a ten(10) day appeal period and must be appealed in writing at the Bingham County Planning & Zoning Office.

DECLARATION: By signing this application, it is understood and agreed that permission is hereby given to the duly authorized representative of Bingham County to, place & remove signs on the subject property and verify authenticity of the applicant(s) and property owner(s). It is further understood that the Zoning Administrator and staff may inspect the subject property, take photographs and obtain any verifications and data necessary for preparation of its report to the Planning & Zoning Commission. I hereby acknowledge that I have read this application and understand the contents. I also state that the above information is correct.

Applicant(s):

Applicant
~~Property Owner(s)~~ Signature:  Date: 06/18/2024

Designated Agent Signature: _____ Date: _____

Project Narrative

Conditional Use Permit Application: Blackfoot Area Transmission Lines Rebuild Project

Idaho Power is pleased to file *Project Narrative* with the Conditional Use Permit Application to rebuild a transmission line with minor route modifications, and effectively replace two existing transmission lines serves customers in Bingham County. This project will improve reliability and capacity to customers, and safety and maintenance of the lines.

Project Background

Idaho Power has plans to replace, or rebuild, 46-kV transmission lines with 138-kV transmission for improved reliability and increase capacity (more electricity). These transmission lines originate at Idaho Power's Blackfoot Substation (located at 1425 S Broadway St in Blackfoot). *See Figure 1 for route details.*

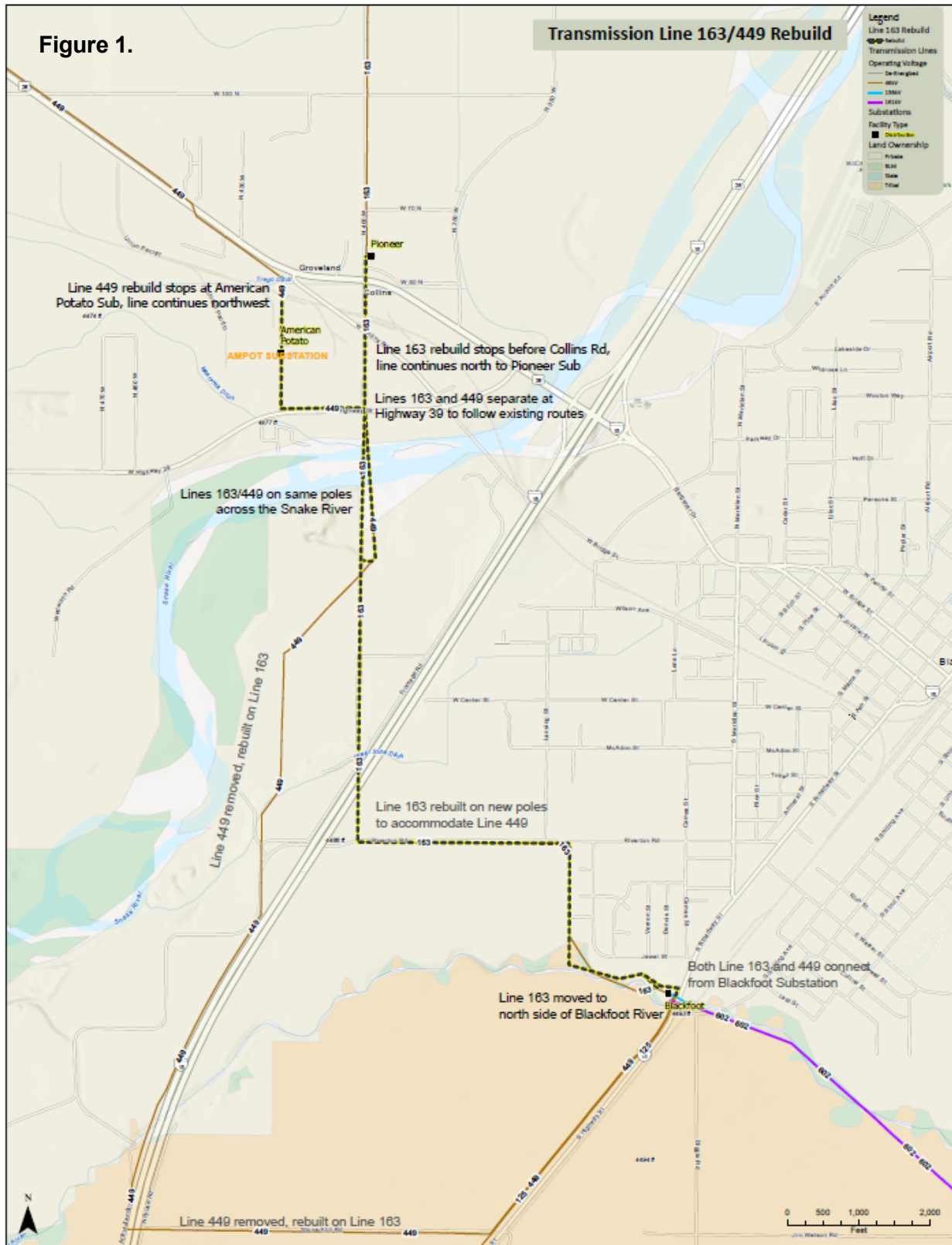
Line 163 is a 2.6-mile section of transmission line that goes west along both sides of the Blackfoot River, north to Riverton Road, across Interstate 15 and north along N 400 W, crosses both the Snake River and Highway 26 to Idaho Power's Pioneer Substation (located at 57 N 400 W in Blackfoot). Beyond this rebuild, Line 163 continues to the Aiken, Moreland, Rockford, Haven, and Taber Substations.

Line 449 is a 4.5-mile section of transmission line that goes southwest along Highway 91, west along W 200 S, crosses and then parallels Interstate 15 to the north. At Riverton Road, the line goes straight north through fields, crosses the Snake River, and turns west at Highway 39 into the American Potato Substation (located on American Potato's property). Line 449 continues to Aiken Substation.

Project Description

Idaho Power plans to upgrade a total of 3.1 miles of transmission line and remove a total of 4.1 miles of transmission line as part of this collective rebuild project. To accommodate this change, both Lines 163 and 449 will be built on 2.3 miles of common poles, starting at the Blackfoot Substation. This double-circuit transmission design will be routed along the existing Line 163 route, except for two (2) poles that will move north of the Blackfoot River. At Highway 39, the rebuild of Line 449 separates from Line 163 continues to American Potato Substation. Line 163 rebuild continues for a few more structures, to West Collins Road, even though the line continues to Pioneer Substation. *See Attachment 3 for route details.*

The double-circuit transmission design allows for fewer transmission line miles, lower material costs, and lower maintenance costs, with an overall improvement of reliability and capacity of service to customers. Idaho Power will use steel poles (mostly 70-ft tall, up to 80-ft tall) to handle line tension, improve resiliency in various conditions, and meet modern safety clearances for wires. Idaho Power will install an optical ground wire on top of the poles, which acts as both a fiber communication line to monitor and control the substations and lightning protection. *See Attachment 4 for pole design plans.*



Idaho Power plans to begin construction in 2025 and complete construction in early 2026. Idaho Power will install new poles and string wire in segments, to minimize interruptions to traffic and electrical service. As part of the construction, Idaho Power will remove old poles and rehabilitates any damages. Due to the nature of project schedules and material procurement, Idaho Power requests Planning and Zoning Commission approval for the maximum 10-year period, per Bingham County Code §10-8-5.

Idaho Power has easements in place as the project crosses private properties, which authorizes Idaho Power to construct, operate and access the line across those properties. The easements also provide the necessary authorization for Idaho Power to request this Conditional Use Permit. Idaho Power will continue to work with the landowners, during construction and as maintenance warrants any work on their property. *See Attachment 5 for copies of applicable easements.*

Idaho Power continues to work with Blackfoot’s Public Works department on the rebuild and expansion of Riverton Road. Idaho Power will update existing highway crossing permits with Idaho Transportation Department, river crossings with the Idaho Department of Lands and, if applicable, US Army Corp of Engineers. During construction, Idaho Power will work with local agencies and neighbors if temporary lane restrictions are necessary for the safety of workers and motorists.

Project Evaluation

As described above and in attachments to this Conditional Use Permit application, Idaho Power believes the project is in accordance with Bingham County Code §10-8-1 and §10-8-2. As indicated below, Idaho Power believes this project is in accordance with §10-8-3, *Review of Application*.

- 1. *Constitute a conditional use as established on the official schedule of zoning regulations or as determined by the commission to be a conditional use for the zone involved.***

This request is in accordance with Bingham County Code §10-7-36.

- 2. *Be in accordance with the general objectives or with any specific objection of the Comprehensive Plan and/or this title. The general objectives and specific purpose of the Comprehensive Plan is to promote the health, safety and general welfare of the people of the county as follows:***

- a) *To protect property rights and the use of property while not adversely impacting neighboring property values more than is necessary.***

This line is mostly in the same location. Idaho Power continues to work closely with affected, and adjacent, landowners and agencies to minimize impacts to properties and facilities.

- b) *To ensure that adequate public facilities and services are provided to the people at reasonable cost.***

Idaho Power takes pride in its fair-cost, reliable service to customers. This is a cost-effective project to improve reliability and maintain electrical service to the area. No other public facilities or services will incur costs due to this project, and Idaho Power will pay any damages to those entities from construction activities.

- c) *To ensure that the economy of the county is protected and enhanced.***

Idaho Power plans projects like this rebuild, to meet customer needs and also consider the long-term economic benefit that more capacity, reliability and continued fair-cost electrical service brings to the community. Additionally, this project will better stabilize the regional electric grid.

d) To ensure that the important environmental features of the county are protected and enhanced.

Idaho Power designs projects to protect important environmental features. Idaho Power will remove multiple Blackfoot River crossings and improve the existing Snake River crossing with modern design standards, which include avian-safe protective measures for migratory birds.

e) To encourage the protection of prime agricultural, forestry and mining lands for production of food, fiber and minerals.

Idaho Power designs projects to minimize impacts to agricultural production. In this instance, a short segment of the line runs along productive agricultural fields on Riverton Road. The poles will not affect production, and in general the line will not affect any other productive resources.

f) To encourage urban and urban-type development within or near incorporated cities.

This transmission line does not discourage development in urban or urban-type development near Blackfoot. This line will continue to serve a variety of customers such as agricultural, residential, businesses, and manufacturing while creating minimal new impacts to the area.

g) To avoid undue concentration of population and overcrowding of land.

Idaho Power does not anticipate this project will cause impacts to density of the area.

h) To ensure that the development on land is commensurate with the physical characteristics of the land.

The new line will be similar to the current line, except that poles will be taller to meet modern safety and design standards. Overall, the line does not alter the general character of the area.

i) To protect life and property in areas subject to natural hazards and disasters.

Idaho Power does not anticipate this project will cause undue impacts to life and property. The line will use steel poles, which can better withstand natural hazards and disasters and minimize the potential for impacts to life and property in major natural hazard and disaster events.

j) To protect fish, wildlife and recreation resources.

Idaho Power does not anticipate this project will cause undue impacts to these resources. Part of this rebuild effort is to minimize new impacts and maximize existing utility corridors. The new line will incorporate modern design standards, which include avian-safe protective measures for migratory birds.

k) To avoid undue water and air pollution.

Idaho Power does not anticipate this project will cause undue water or air pollution. The transmission line does not emit or store pollutants. During construction, Idaho Power will mitigate for any impacts near rivers, streams, and canals.

l) To allow local school districts to participate in community planning and development to address school needs and impacts on an ongoing basis.

Idaho Power does not anticipate this project will cause impacts to schools.

- 3. Be designed, constructed, operated, and maintained to be appropriate in appearance with the existing or intended character of the general vicinity and that such use will not change the essential character of the area as far as is possible.**

The new line will be operated and maintained like the existing line, except that poles will be taller to meet modern safety and design standards. Overall, the line does not alter the general character of the area. By eliminating multiple river crossings and miles of transmission line, the character of the area shall improve with this project.

- 4. Not be unduly hazardous or disturbing to existing or future neighboring uses; nor involve uses, activities, processes, materials, equipment, and conditions of operation that will be detrimental to persons, property or the general welfare of the public by reason of excessive production of traffic, noise, smoke, fumes, odors or other pollutants.**

The transmission line will not emit hazardous materials, smoke, fumes, odors, or other pollutants. The transmission line will not emit undue noises, new wires largely eliminate potential “buzzing,” sometimes heard in certain weather conditions and on older high-voltage transmission lines. During construction, traffic control measures and temporary lane restrictions may be necessary for the safety of workers and motorists.

- 5. Not create excessive additional requirements at public cost for public facilities and services and will not be detrimental to the economic welfare of the County.**

Idaho Power does not anticipate this project will cause such impacts. This project will benefit the economic welfare of the County, with improved reliability and capacity to customers.

- 6. Be served adequately by essential public facilities and services or that the persons or agencies responsible for the establishment of the proposed use shall be able to provide such services.**

Idaho Power does not anticipate this project will require use of public facilities or services.

- 7. Have legal access to the subject property for the development. Have vehicular approaches to the property that are designed to eliminate a traffic hazard on adjacent public thoroughfares.**

Idaho Power has legal access to the project for construction, operations, and maintenance.

- 8. Not result in the destruction, loss, or damage to a scenic or historic feature of major importance.**

Idaho Power does not anticipate this project will cause impacts to any features of major importance.

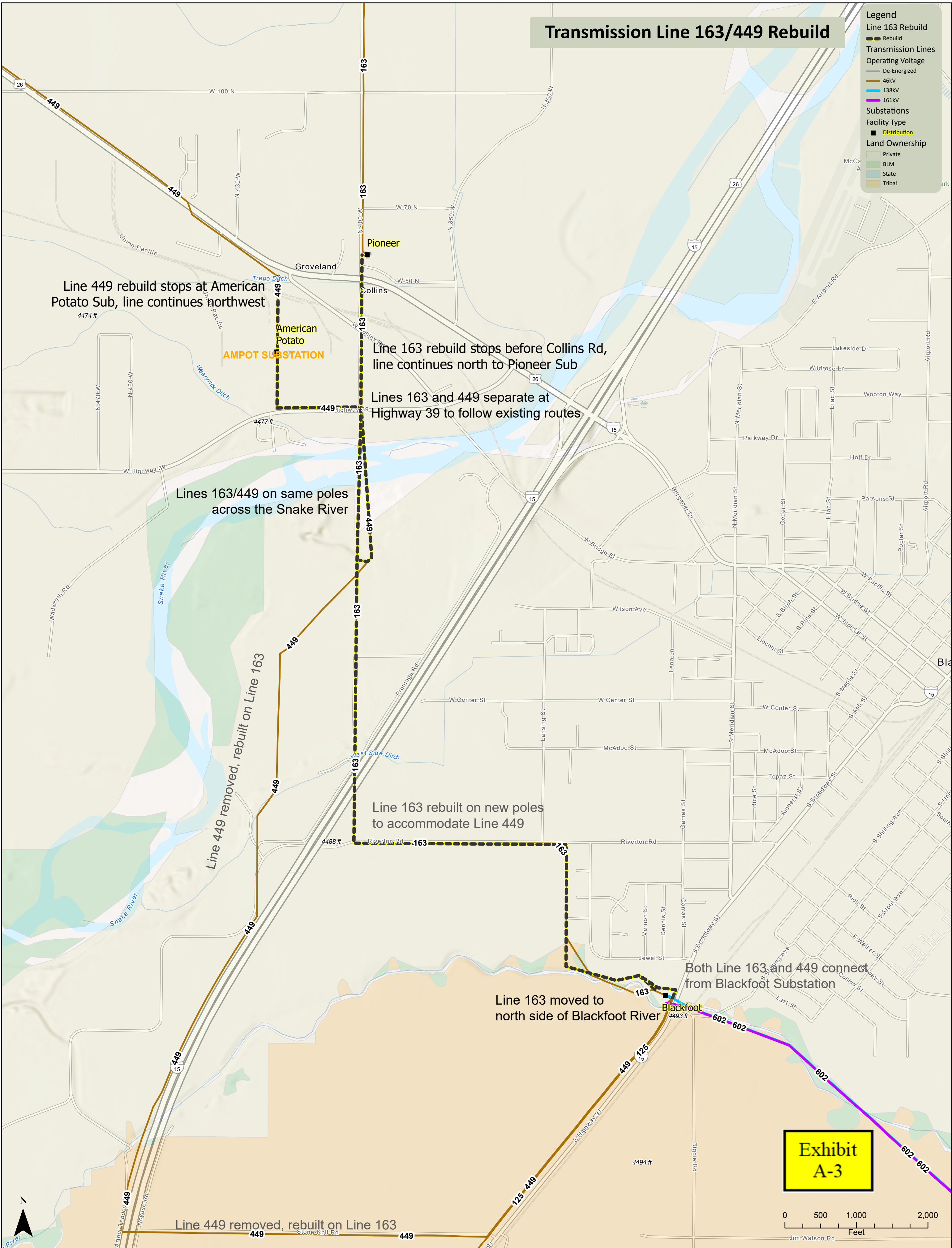
- 9. If applicable, have adequate water, sewer, irrigation, drainage, and stormwater drainage facilities, and have utility systems provided to accommodate said use.**

Idaho Power does not anticipate this project will require use of water, sewer, or drainage facilities.

Transmission Line 163/449 Rebuild

Legend

- Line 163 Rebuild
 - Rebuild
- Transmission Lines
 - De-Energized
 - 46kV
 - 138kV
 - 161kV
- Substations
 - Facility Type
 - Distribution
- Land Ownership
 - Private
 - BLM
 - State
 - Tribal



Line 449 rebuild stops at American Potato Sub, line continues northwest

AMPOT SUBSTATION

Line 163 rebuild stops before Collins Rd, line continues north to Pioneer Sub

Lines 163 and 449 separate at Highway 39 to follow existing routes

Lines 163/449 on same poles across the Snake River

Line 449 removed, rebuilt on Line 163

Line 163 rebuilt on new poles to accommodate Line 449

Both Line 163 and 449 connect from Blackfoot Substation

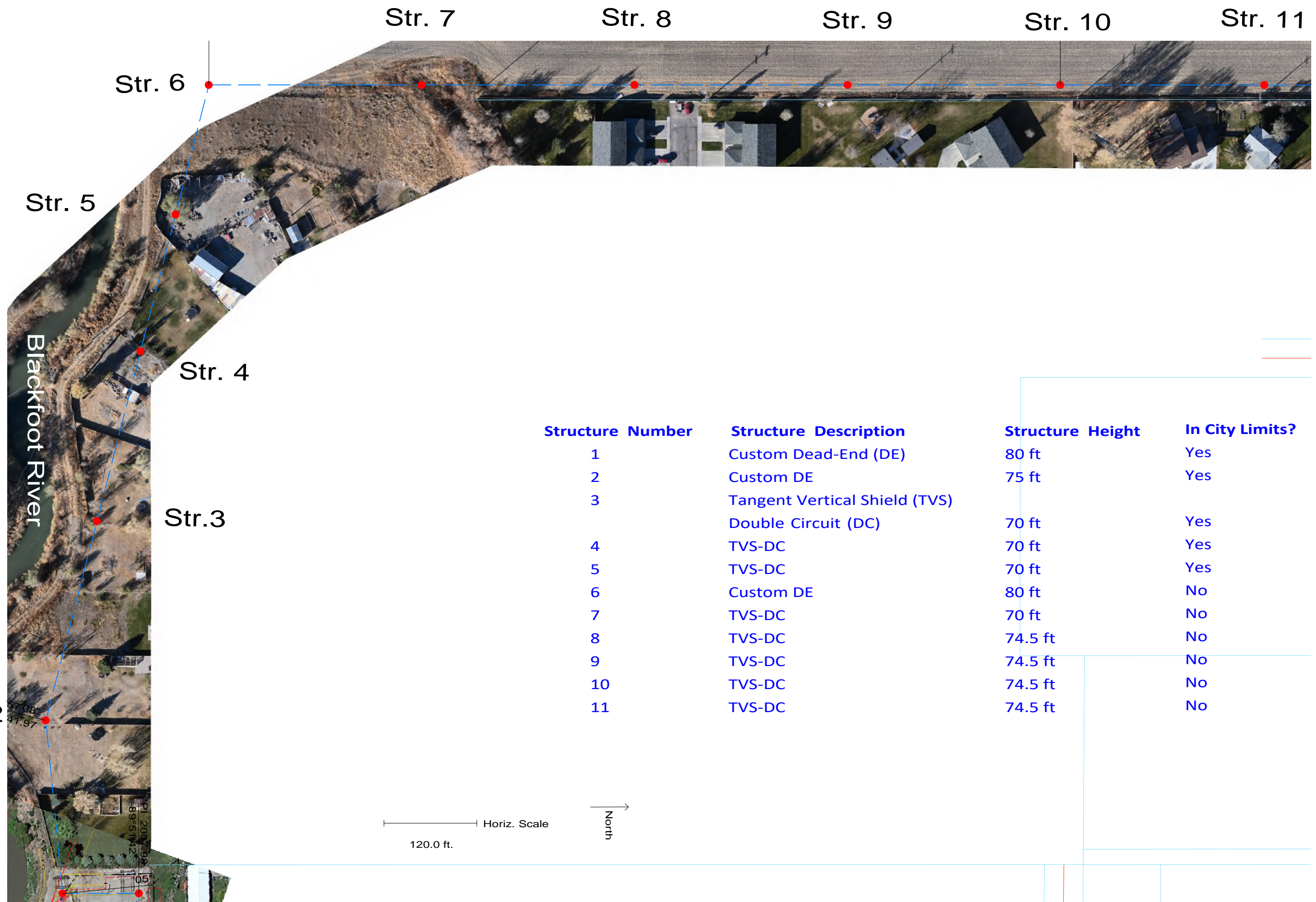
Line 163 moved to north side of Blackfoot River

Line 449 removed, rebuilt on Line 163

Exhibit A-3

0 500 1,000 2,000 Feet





match to Sheet 2

Structure Number	Structure Description	Structure Height	In City Limits?
1	Custom Dead-End (DE)	80 ft	Yes
2	Custom DE	75 ft	Yes
3	Tangent Vertical Shield (TVS) Double Circuit (DC)	70 ft	Yes
4	TVS-DC	70 ft	Yes
5	TVS-DC	70 ft	Yes
6	Custom DE	80 ft	No
7	TVS-DC	70 ft	No
8	TVS-DC	74.5 ft	No
9	TVS-DC	74.5 ft	No
10	TVS-DC	74.5 ft	No
11	TVS-DC	74.5 ft	No

Str. 2
87.08'
41.97'

Str. 1
P1 2007.99
89°51'42"

Line begins at Blackfoot Substation

match to Sheet 3



Str. 18

Str. 17

Str. 16

Str. 15

Str. 14

Str. 13

Str. 11

Str. 10

Structure Number

Structure Description

Structure Height

In City Limits?

- 10
- 11
- 13
- 14
- 15
- 16
- 17
- 18

- TVS-DC
- TVS-DC
- Custom DE
- TVS-DC
- TVS-DC
- TVS-DC
- TVS-DC
- TVS-DC

- 74.5 ft
- 74.5 ft
- 80 ft
- 74.5 ft
- 70 ft
- 70 ft
- 70 ft
- 70 ft

- No
- No
- No
- No
- No
- No
- No
- No



Blackfoot Area Transmission Line Rebuild

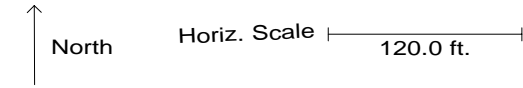
Sheet 2

match to Sheet 1

match to Sheet 4

Blackfoot Area Transmission Line Rebuild

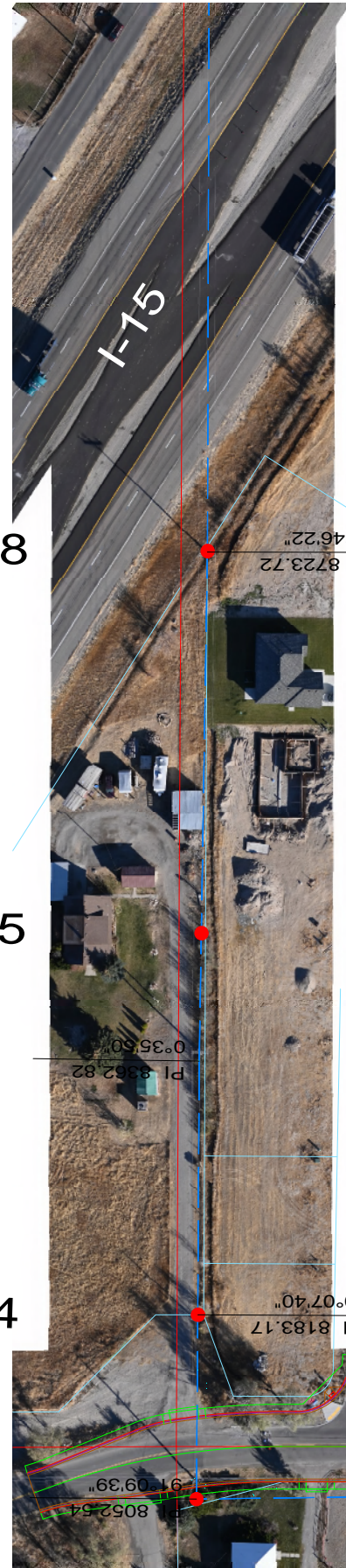
Sheet 3



Str. 28

Str. 25

Str. 24



Structure Number	Structure Description	Structure Height	In City Limits?
18	TVS-DC	70 ft	No
19	TVS-DC	70 ft	Yes
20	TVS-DC	70 ft	Yes
21	TVS-DC	70 ft	No
22	TVS-DC	70 ft	No
23	Custom DE	80 ft	No
24	Custom DE	80 ft	No
25	TVS-DC	70 ft	No
28	Custom DE	80 ft	No

Str. 23

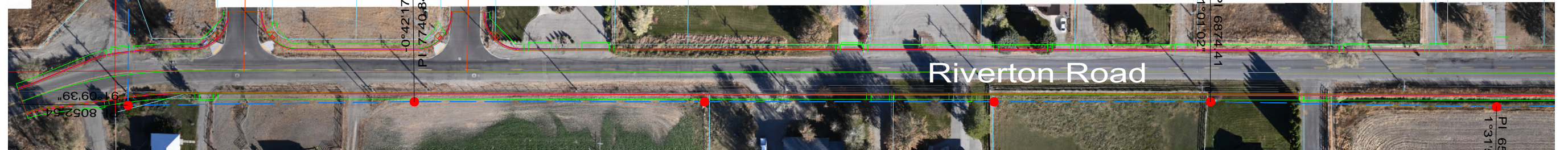
Str. 22

Str. 21

Str. 20

Str. 19

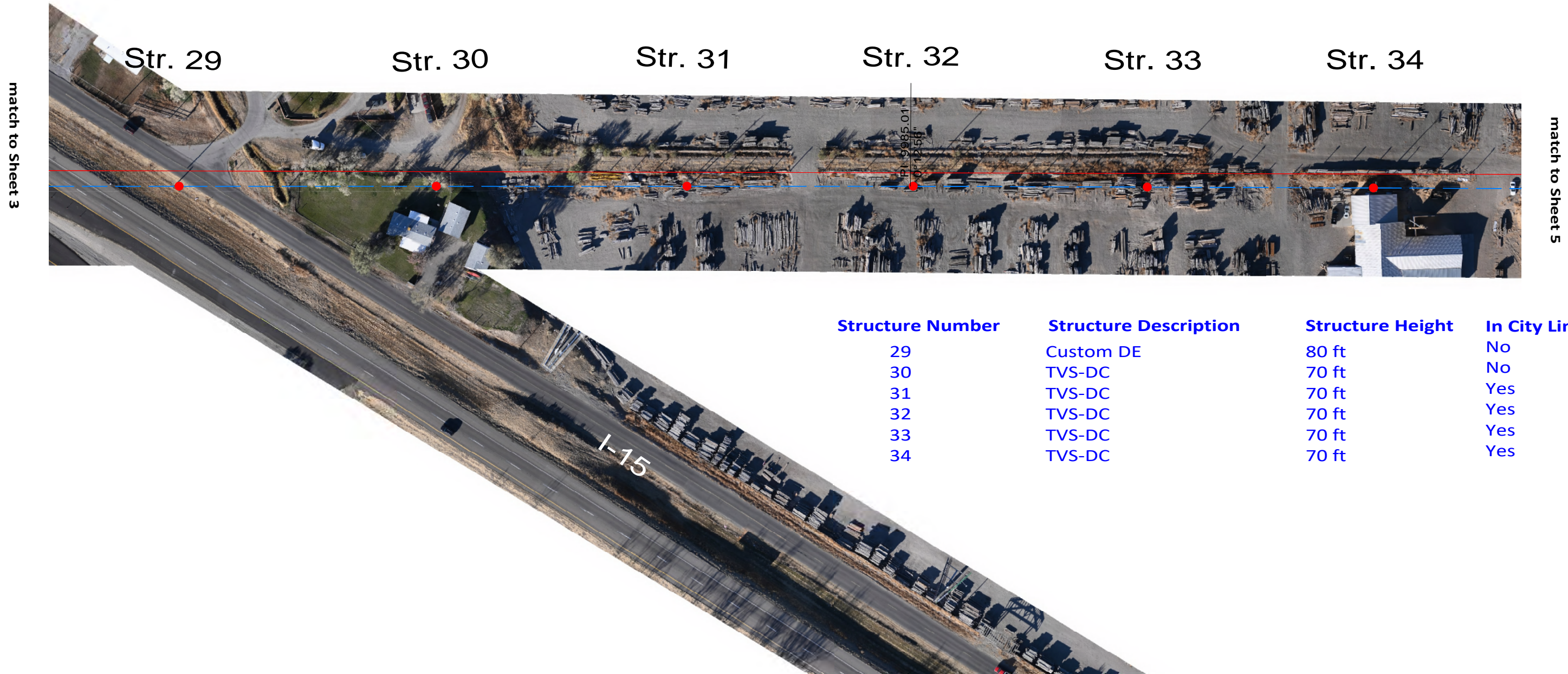
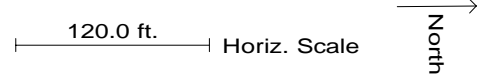
Str. 18



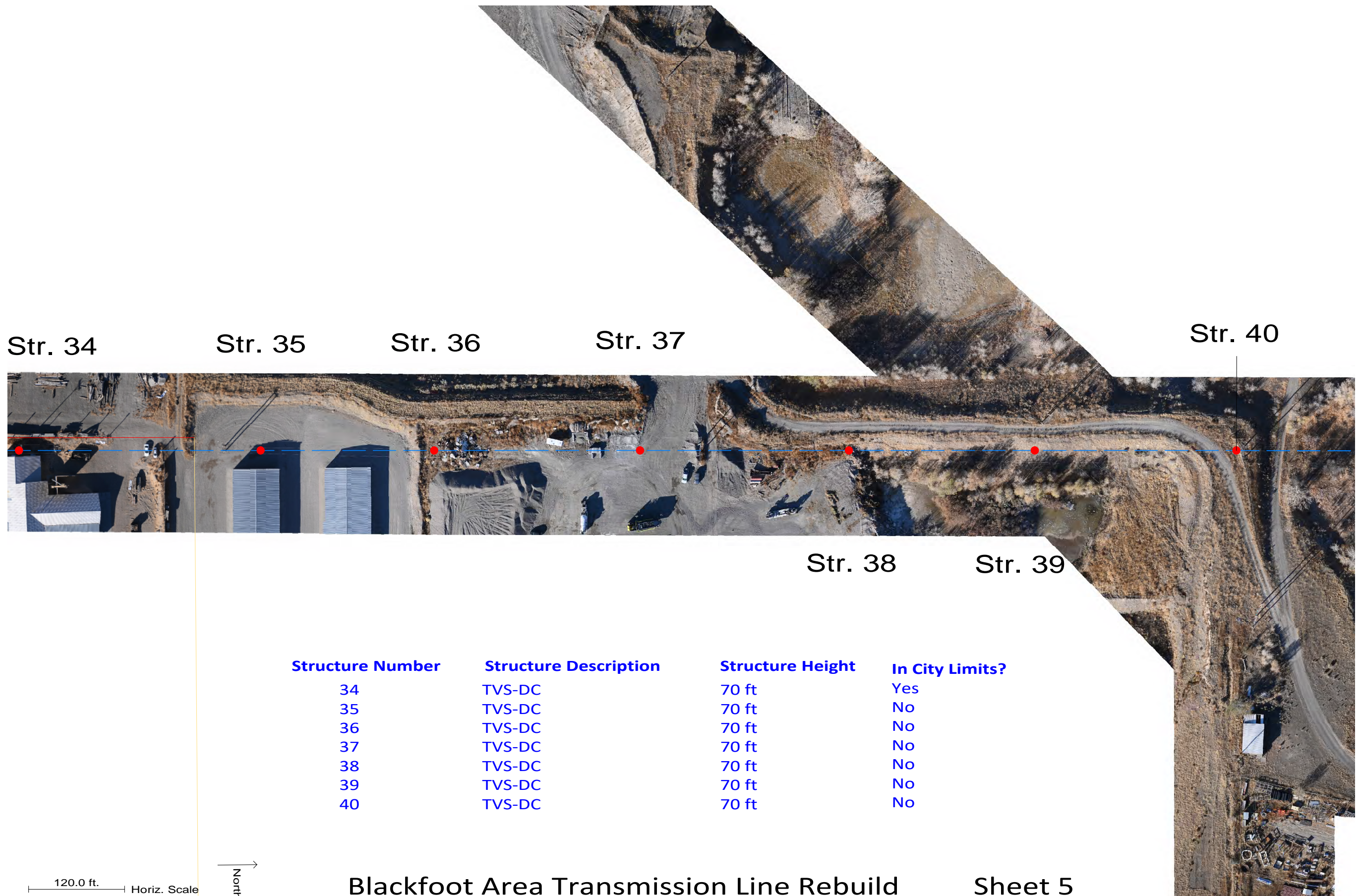
match to Sheet 2

Blackfoot Area Transmission Line Rebuild

Sheet 4



Structure Number	Structure Description	Structure Height	In City Limits?
29	Custom DE	80 ft	No
30	TVS-DC	70 ft	No
31	TVS-DC	70 ft	Yes
32	TVS-DC	70 ft	Yes
33	TVS-DC	70 ft	Yes
34	TVS-DC	70 ft	Yes



Str. 34

Str. 35

Str. 36

Str. 37

Str. 40

Str. 38

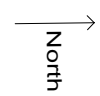
Str. 39

Structure Number	Structure Description	Structure Height	In City Limits?
34	TVS-DC	70 ft	Yes
35	TVS-DC	70 ft	No
36	TVS-DC	70 ft	No
37	TVS-DC	70 ft	No
38	TVS-DC	70 ft	No
39	TVS-DC	70 ft	No
40	TVS-DC	70 ft	No

match to Sheet 4

match to Sheet 6

120.0 ft. Horiz. Scale



Blackfoot Area Transmission Line Rebuild

Sheet 5

Str. 40

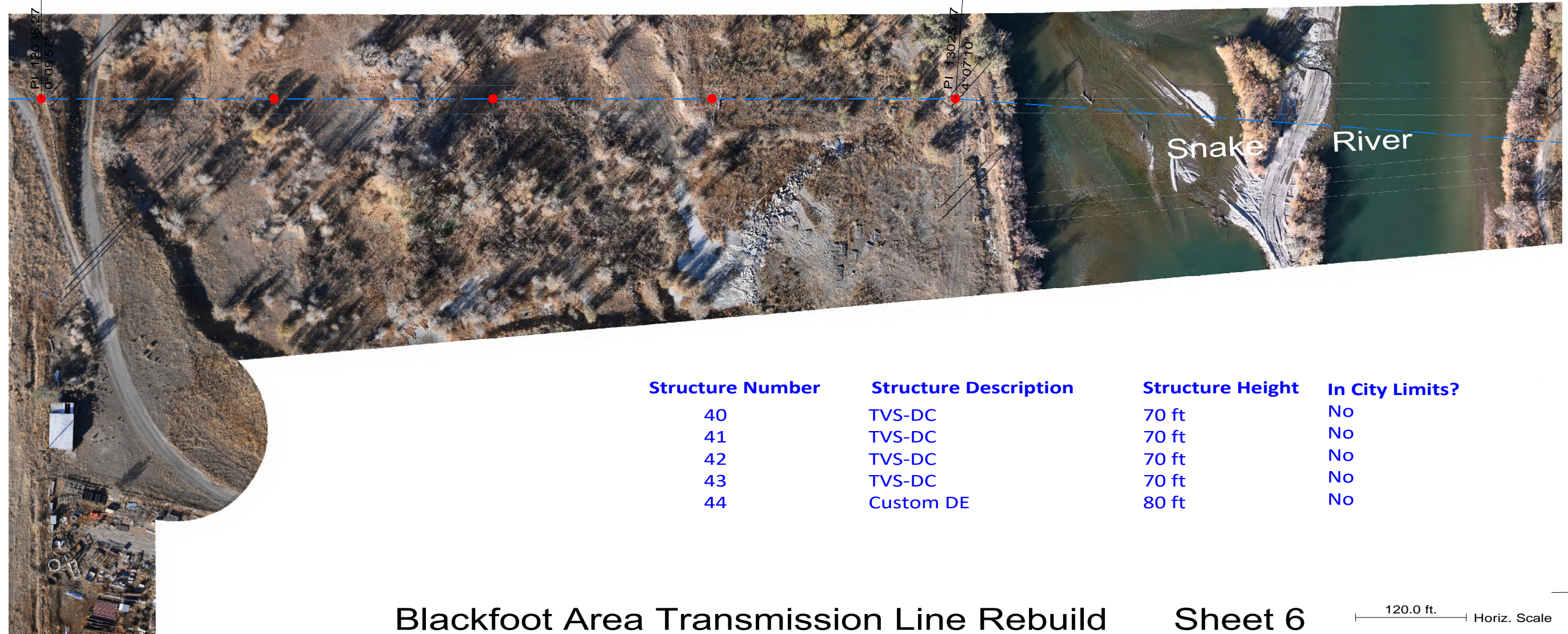
Str. 41

Str. 42

Str. 43

Str. 44

match to Sheet 5

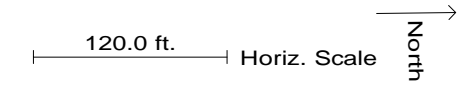


match to Sheet 7

Structure Number	Structure Description	Structure Height	In City Limits?
40	TVS-DC	70 ft	No
41	TVS-DC	70 ft	No
42	TVS-DC	70 ft	No
43	TVS-DC	70 ft	No
44	Custom DE	80 ft	No

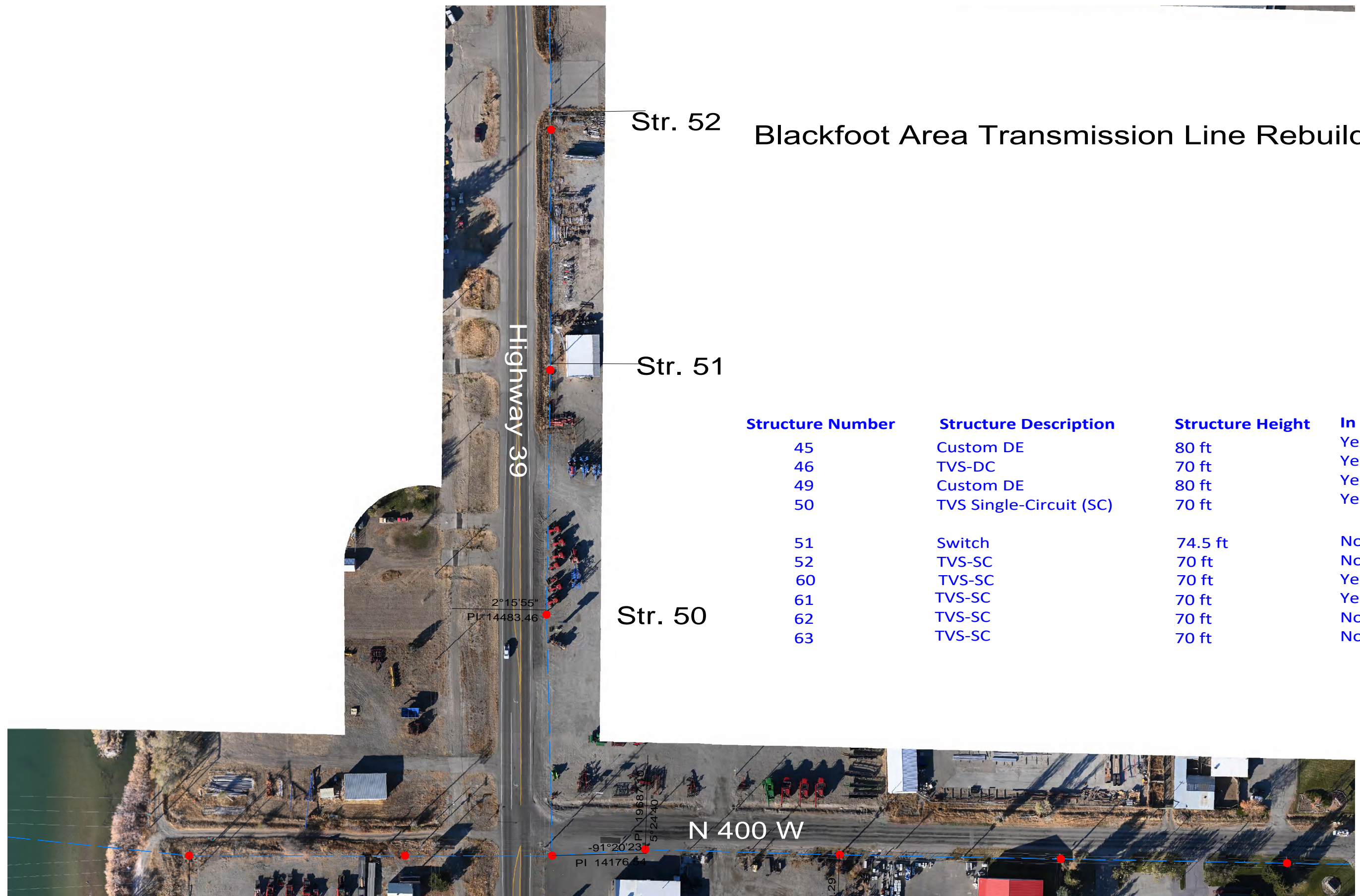
Blackfoot Area Transmission Line Rebuild

Sheet 6



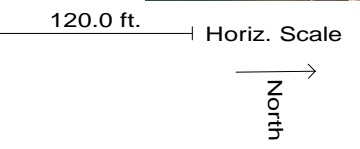
match to Sheet 8

Blackfoot Area Transmission Line Rebuild Sheet 7



Structure Number	Structure Description	Structure Height	In City Limits?
45	Custom DE	80 ft	Yes
46	TVS-DC	70 ft	Yes
49	Custom DE	80 ft	Yes
50	TVS Single-Circuit (SC)	70 ft	Yes
51	Switch	74.5 ft	No
52	TVS-SC	70 ft	No
60	TVS-SC	70 ft	Yes
61	TVS-SC	70 ft	Yes
62	TVS-SC	70 ft	No
63	TVS-SC	70 ft	No

match to Sheet 6



Str. 45

Str. 46

Str. 49

Str. 60

Str. 61

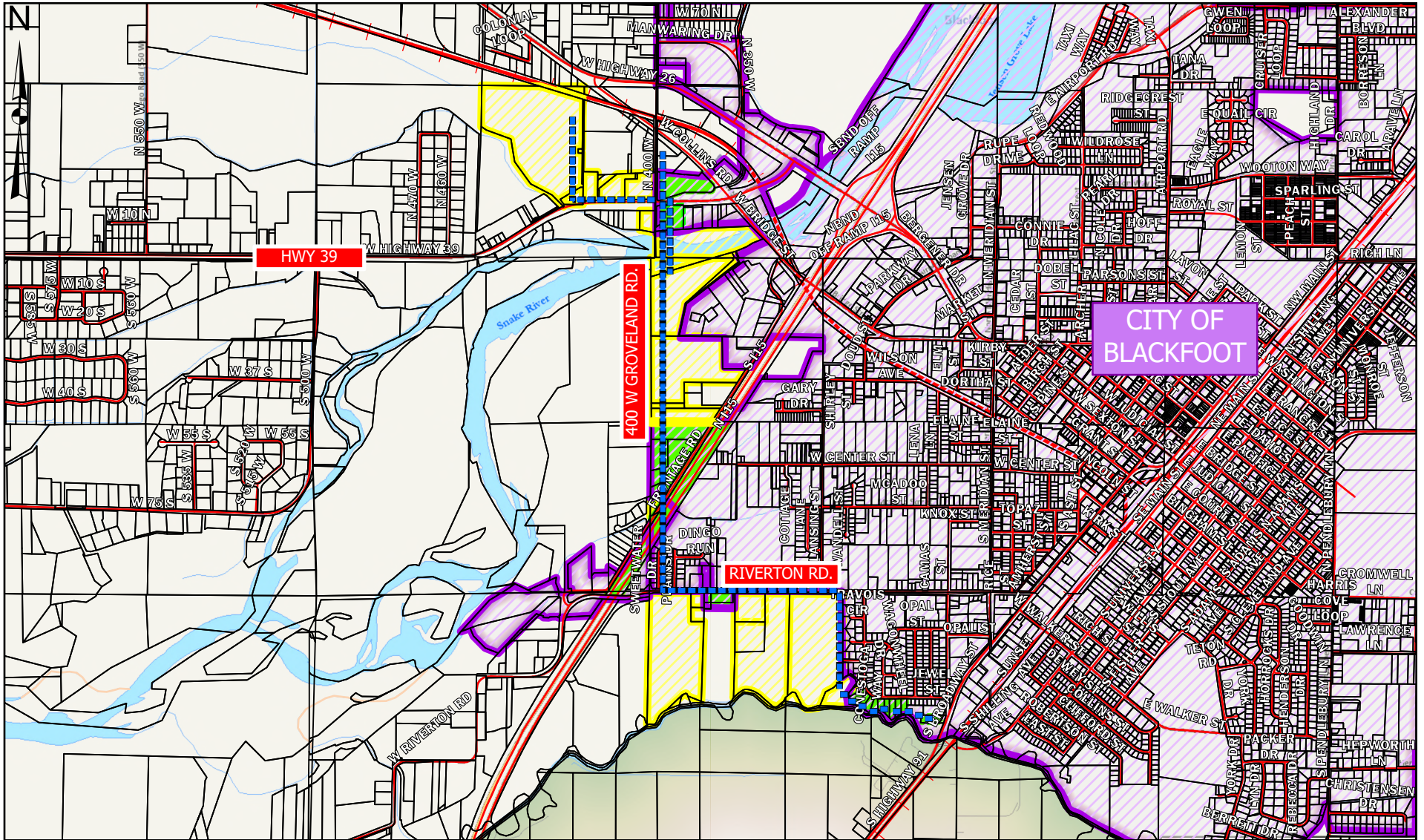
Str. 62

Str. 63

Lines split at this intersection

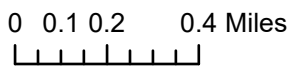
Line 163 continues to Pioneer Substation on existing poles

IDAHO POWER TRANSMISSION LINE REBUILD - PARCEL MAP









CITY OF BLACKFOOT

Exhibit
S-2



LEGEND

-  Transmission Line Affected County Parcels
-  Transmission Line Affected City Parcels
-  Approx. Location of Transmission Line
-  City Boundary
-  Parcels
-  Roads

