



# Southeastern Idaho Public Health

November 20, 2024

Bingham County Planning and Development  
490 North Maple Street Suite A  
Blackfoot, ID 83221

**RE: CUP for Reception Center/Wedding Venue Edward Stolworthy**

To All Concerned Parties:

Southeastern Idaho Public Health (SIPH) is writing in response to your request for comments on the request by Property Owner Edward Stolworthy for a Conditional Use Permit to build an 80' x 80' facility to operate as a reception hall and/or meeting hall with a living space within the structure, located on approx. one (1) acre of a 3.40-acre parcel, pursuant to Bingham County Code Section 10-5-3 Land Use Chart and the Specific Performance Use Standards of Bingham County Code Section 10-7-27, Reception Center, Wedding (outside commercial zone). Approx. Location: 954 E 600 N Wolverine Rd., Firth, ID. Parcel No. RP0542502, Township 2 South, Range 37 East, Section 3, consisting of approx. 3.40 acres.

Mr. Stolworthy applied for a Permit to install a Subsurface Sewage Disposal System to accommodate wastewater flows from a structure containing a 2-bedroom apartment and an event venue designed for a capacity of 150 persons in April of 2024. SIPH evaluated the proposed site of the structure and approved installation of the septic system (Permit #41946-2). The final installation of the septic system will be inspected and reported by SIPH.

Attached is a copy of the Permit -Subsurface Sewage Disposal #41946-2, and the Letter of Intended Use provided by Mr. Stolworthy.

SIPH has no further comment on this project.

If you have any questions or comments, please feel free to contact me at [kprice@siph.idaho.gov](mailto:kprice@siph.idaho.gov) or (208) 221-3421.

Sincerely,

Kathleen Price  
Onsite Coordinator, EHS

# PERMIT-Subsurface Sewage Disposal



**Public Health**  
Prevent. Promote. Protect.

Southeastern Idaho Public Health

1901 Alvin Ricken Dr  
Pocatello ID 83201  
(208) 239-5270

Permit # :	41946-2
Date :	04/16/2024
Parcel # :	RP0542502

## Idaho Public Health Districts

Applicant's Name:	Devin Bowman		
Owners Name:	Ed Stolworthy		
Property Address:	954 E 600 N Firth ID 83236		
Legal Description:	Township 2 S	Range 37 E	Section 03
Subdivision:	Lot	Block	Size(acres): 3.4

Type of Installation	Type of System (check all that apply)			Water Supply
<input type="checkbox"/> Tank Only	<input type="checkbox"/> Absorption Bed	<input type="checkbox"/> Gravelless Drainfield	<input type="checkbox"/> Pressurized DF	<input checked="" type="checkbox"/> Private <input type="checkbox"/> Shared <input type="checkbox"/> Public
<input checked="" type="checkbox"/> New System	<input type="checkbox"/> Capping Fill	<input type="checkbox"/> Gray Water Sump	<input type="checkbox"/> Recirculating GF	
<input type="checkbox"/> Expansion	<input type="checkbox"/> Central System	<input type="checkbox"/> Gray Water System	<input type="checkbox"/> RV Dump Station	Water Source
<input type="checkbox"/> Repair	<input type="checkbox"/> Composting Toilet	<input type="checkbox"/> Holding Tank	<input type="checkbox"/> Sand Mound	
<input type="checkbox"/> LSAS Repair	<input type="checkbox"/> Drip Distribution	<input type="checkbox"/> Incinerator Toilet	<input type="checkbox"/> Seepage Pit	<input checked="" type="checkbox"/> Well <input type="checkbox"/> Spring
<input type="checkbox"/> LSAS New	<input type="checkbox"/> ETPS	<input type="checkbox"/> Individual Lagoon	<input type="checkbox"/> Steep Slope Drainfield	
<input checked="" type="checkbox"/> Basic System	<input type="checkbox"/> Experimental	<input type="checkbox"/> Intermittent SF	<input type="checkbox"/> Two Cell Lagoon	
<input type="checkbox"/> Complex System	<input type="checkbox"/> Extra Drainrock	<input type="checkbox"/> Intrench SF	<input type="checkbox"/> Vault Privy	
	<input type="checkbox"/> Evapotranspiration	<input type="checkbox"/> Tank Only	<input type="checkbox"/> Other (see below)	
	<input type="checkbox"/> Gravel Drainfield	<input type="checkbox"/> Pit Privy		

### Conditions of Approval:

Inspection required before cover. 48 Hours advanced notice required for inspection. Install drainfield between 2 and 4 feet below ground surface. Maximum depth of excavation of drainfield is 4 feet below ground surface. Install septic system according to IDAPA 58.01.03. Septic system sized for 625 gallons of wastewater per day. Drainfield and replacement area must be minimum 100 feet from any well, minimum 50 feet from any canal or ditch, minimum 25 feet from any waterline, minimum 20 feet from basement, minimum 10 feet from crawl space or slab and minimum 5 feet from property line. Septic system must be installed by either the property owner or a septic system installer, licensed in Idaho. Install drainfield parallel with the contour of the slope, keeping the trench bottom level.

<input checked="" type="checkbox"/> Residential permit	2 + venue	Bedrooms
	200 + 425	Gallons Per Day
<input checked="" type="checkbox"/> Non-residential permit		Gallons Per Day
Soil Type:	B-2	USDA
The minimum septic tank capacity is:	1750	Gallons
The minimum effective drainfield absorption area is:	1389	Square Feet
The drainfield can be no closer to permanent/intermittent surface water than:	200	Feet

**Note: Final approval of this permit requires inspection of the uncovered system.**

**See page 2 for additional terms and conditions.**

EHS Signature

04/16/2024

Date Issued

# PERMIT-Subsurface Sewage Disposal



**Public Health**  
*Prevent. Promote. Protect.*

Southeastern Idaho Public Health  
1901 Alvin Ricken Dr  
Pocatello ID 83201  
(208) 239-5270

Permit # : 41946-2  
Date : 04/16/2024  
Parcel # : RP0542502

## Idaho Public Health Districts

Applicant's Name:	Devin Bowman			
Owners Name:	Ed Stolworthy			
Property Address:	954 E 600 N Firth ID 83236			
Legal Description:	Township 2 S	Range 37 E	Section 03	
Subdivision:	Lot	Block	Size(acres):	3.4

This permit expires if the system is not constructed as approved within two years from the date issued. Once the system is constructed and approved by the Health District, all requirements of the approved plans and specifications, permit and permit application (including operations, maintenance, monitoring, and reporting) are applicable indefinitely and convey through transfer of property ownership unless the system is abandoned, removed, replaced, or the permit is renewed. A permit may be renewed if the permit application is received on or before the expiration date of the previous permit. Prior to a transfer of property, the transferor must inform the transferee of all applicable requirements of the permit and application. Failure to satisfy the permit or application requirements may result in enforcement action.



# Southeastern Idaho Public Health

## LETTER OF INTENDED USE

As the Technical Guidance Manual (TGM) for Individual and Subsurface Sewage Disposal Systems section 3.3.1, all nonresidential septic permit applications need to include a letter of intended use that provides information regarding the type of establishment served, nature and quantity of wastewater the system will receive, and documentation that substantiates that the proposed system will comply with IDAPA 58.01.03..

Applicant Name: Devin Bowman

Type of Business: Event Barn

Description of all wastewater generation sources (i.e., water fixtures, equipment, appliances, etc.):

10 Sinks, 2 clothes washer, 8 toilets, 4 dishwashers, 5 bath/shower

Any floor drains (Circle one):  Yes  No

If so, where are these drains located and what will these drains accept?: Mechanical Room, bathrooms  
Water

Projected gallons of wastewater produced per day (Per IDAPA 58.01.03.007 or TGM 3.3.2.): ?

Maximum Number of Employees: 5

Maximum number of customers per day: 150

Public restrooms provided (circle one):  Yes  No

If yes, approximate number of people served per day: 150

Signature: [Handwritten Signature] Date: 4-3-2024

Note: Additional wastewater information may be required. If the wastewater flows that are to be discharged to the septic system are determined to not be "domestic strength", a non-domestic wastewater checklist must be completed and submitted before the septic application can be processed. An engineer is usually needed to complete this checklist.

## Kathleen Price

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**From:** Elisha Mabey  
**Sent:** Monday, May 20, 2024 11:00 AM  
**To:** buildingpermits@binghamid.gov (buildingpermits@binghamid.gov)  
**Cc:** Ken Keller  
**Subject:** Ed Stolworthy septic permit

Good morning-

On April 3, 2024, Ed Stolworthy applied for a septic permit for a 2-bedroom apartment as well as an "event barn." The number of people using the system listed on the application was 150 people.

Building plans indicate the following:

- A two-bedroom apartment
- An exercise room
- A Commercial type of kitchen including two dishwashers, 3-compartment sink, BBQ grill, fryer, griddle, range, etc.
- Venue space with stage and balcony
- Bridal suite with kitchenette and full bathroom
- Groom room with full bathroom, and sitting room
- Men's bathroom with two (2) toilets and one (1) shower
- Women's bathroom with three (3) toilets and one (1) shower
- Additional laundry room (separate from the apartment)

I advised Mr. Stolworthy that if this kitchen was to be used for commercial purposes it may require a food license and health inspection. Additionally, if the kitchen is used commercially, the septic system may need to be increased to handle the additional flows. He informed me it would be used more like a warming kitchen for the events and then for his own personal use outside of events. He also indicated the exercise room is for personal use only.

After initial discussion regarding the sizing of the septic system as based on the above-mentioned 150 people, fixtures, and usage, Mr. Stolworthy revised the application on April 15, 2024. The application as updated now lists 75 people for the venue sizing.

A septic permit was issued on April 16, 2024, based on this event barn hosting 75 people in addition to 5 regular employees as well as the 2-bedroom apartment. At this time the system requires a 1750-gallon septic tank and 1389 square feet of disposal area (drain field).

If there are further questions, please contact me at 208-479-3081.

Thanks,

Elisha Mabey, REHS

Southeastern Idaho Public Health  
145 W Idaho Street  
Blackfoot, Idaho 83221  
Desk: 208-239-5274  
Cell: 208-479-3081



# BINGHAM COUNTY

## PLANNING & DEVELOPMENT SERVICES

### NOTICE TO PROPERTY OWNERS WITHIN 300 FEET & NOTICE TO GOVERNMENT AGENCIES PER BINGHAM COUNTY CODE SECTION 10-3-6

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#### BINGHAM COUNTY NOTICE OF PUBLIC HEARING

**NOTICE IS HEREBY GIVEN** that the Bingham County Planning & Zoning Commission will hold a Public Hearing **Wednesday, December 11, 2024 and continuing through Thursday December 12, 2024 if not concluded prior to** in Courtroom #1, Bingham County Courthouse, 501 N. Maple, Blackfoot, Idaho. The meeting will start at 6:00 pm or as soon as it may be heard.

**THIRD PUBLIC HEARING RE: CONDITIONAL USE PERMIT FOR A RECEPTION CENTER/WEDDING VENUE IN AN “A/NR” AGRICULTURE/ NATURAL RESOURCE ZONING DISTRICT (ACTION ITEM: DECISION)** Property Owner Edward Stolworthy requested a Conditional Use Permit to build an 80’ x 80’ facility to operate as a reception hall and/or meeting hall with a living space within the structure, located on approx. one (1) acre of a 3.40-acre parcel, pursuant to Bingham County Code Section 10-5-3 *Land Use Chart* and the Specific Performance Use Standards of Bingham County Code Section 10-7-27, *Reception Center, Wedding (outside commercial zone)*. The Application was heard by the Planning and Zoning Commission on May 22, 2024 and again on September 11, 2024 where the Commission tabled their decision pending the Applicant’s ability to obtain legal access from the adjacent landowner, the Gerald E. Stolworthy Family Limited Partnership-A, to the specified alternative approach as proposed in the Approach Study conducted by HLE, Inc. The Application is set for a 3<sup>rd</sup> Public Hearing for further consideration by the Planning and Zoning Commission as the adjacent landowner has provided written denial to use the specified alternative approach for the requested land use. **Approx. Location: 954 E 600 N Wolverine Rd., Firth, ID. Parcel No. RP0542502, Township 2 South, Range 37 East, Section 3, consisting of approx. 3.40 acres.**

All persons interested or persons who are affected are invited to attend said Public Hearing to show cause, if any, if the requested Application meets Bingham County Code and may give testimony in favor, neutral or in opposition of said request. According to Bingham County Code Section 10-3-6(7), no more than two pages of written testimony will be accepted less than eight calendar days before a hearing. You may send testimony by mail to 490 N. Maple, Suite A, Blackfoot, ID 83221 or email to [planningtestimony@binghamid.gov](mailto:planningtestimony@binghamid.gov) Individuals who need accessible communications or other accommodations in order to participate are invited to make their needs known to the Bingham County Clerk, 3 to 5 days in advance. ADA/504 Compliance.

Please refer to our website <https://www.binghamid.gov/planning-zoning-commission> to review Public Hearing Procedures and <https://www.binghamid.gov/departments/planninganddevelopment/PublicHearings> to review the Agenda which details the order of the meeting and for more information on the subject Application.

Dated this 18<sup>th</sup> day of November, 2024.

Tiffany G. Olsen  
Planning & Development Director