



Development Services Department



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Development Services Calendar Year over Year Comparison September 2025-2024 Year to Date Report

This report represents a snapshot in time and is not meant to project revenue for the year.

Planning • Zoning • Building • Code Enforcement • Engineering • GIS

While balancing diverse interests, the Canyon County Development Services Department (DSD) delivers community development services to implement the County's vision and values, provide stewardship of public resources, and maintain a prosperous future for all.

Zoning Applications by Number

Planning • Zoning • Building • Code Enforcement • Engineering • GIS

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Type	1st Sub Type	1/1/2024-9/30/2024	1/1/2025-9/30/2025	2025-2024
		Number of Applications	Number of Applications	Difference
Administrative Decision	Accessory Use to Permitted Use	1		-1
	Administrative Land Division	54	55	1
	Day Care Facility	1	1	0
	Firewood Sales	1		-1
	Home Business	6	2	-4
	Property Boundary Adjustment	31	40	9
	Quasi-Public Use	1		-1
	Reduction Front, Easement, Road, Lot	3	15	12
	Utility Facility	2	1	-1
	Variance up to 33%	2	5	3
	Winery/Brewery/Distillery	1		-1
		103	119	16
Appeal		9	7	-2
		9	7	-2
Conditional Rezone		8	13	5
		8	13	5
Conditional Use	Batch Plant	1		-1
	Contractor Shop	2	9	7
	Food processing Facility	1		-1
	Kennel		1	1
	Mineral Extraction	3	3	0
	Ministorage/RV Storage	1		-1
	Nursery – Retail/Wholesale	2		-2
	Public Uses/Quasi-Public Uses	2		-2
	RV Park		1	1
	Similar Use To	1	1	0
	Special Events Facility	4	2	-2
	Staging Area	3	6	3
	Telecommunication Facility		1	1
		20	24	4
Modification			3	3
			3	3
Ordinance	Area of City Impact		10	10

	Comprehensive Plan Change	1	9	8
	Zoning Ordinance Text Amendment		4	4
		1	23	22
Parcel Inquiry	Entitlement Verification Request		33	33
	Parcel Inquiry	304	93	-211
	Property Specific Zoning Inquiry		34	34
		304	160	-144
Pre-Application	Planning	76	105	29
	Subdivision	12	11	-1
		88	116	28
Rezone	Zoning Map Amendment	3	5	2
		3	5	2
Road Name	Private Change	2	2	0
	Private New	23	18	-5
		25	20	-5
Sign	Sign	3	3	0
		3	3	0
Subdivision	Final Plat	5	6	1
	Minor Replat	2	1	-1
	Preliminary Plat	2	2	0
	Simple Change Recorded Plat		2	2
		9	11	2
Temporary Permit	Farmworker	1	2	1
	RV – 90 days	7	4	-3
	SFD Construction	3	1	-2
	Special Event	1		-1
		12	7	-5
Vacation	Plat, Street, Easement, Road		1	1
			1	1
Variance	Variance greater than 33%	2	1	-1
		2	1	-1
Total		587	513	-74

Zoning Applications by Revenue

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Type	1st Sub Type	1/1/2024-9/30/2024			1/1/2025-9/30/2025			2025-2024 Difference
		Revenue	Refund	Total	Revenue	Refund	Total	
Administrative Decision	Accessory Use to Permitted Use	\$600		\$600		-\$165	-\$165	-\$765
	Administrative Land Division	\$20,945	-\$330	\$20,615	\$41,395	-\$272	\$41,123	\$20,508
	Day Care Facility	\$600		\$600	\$525		\$525	-\$75
	Firewood Sales	\$600		\$600			\$0	-\$600
	Home Business	\$3,000		\$3,000	\$1,125	-\$150	\$975	-\$2,025
	Property Boundary Adjustment	\$11,550	-\$101	\$11,449	\$16,305	-\$425	\$15,880	\$4,431
	Quasi-Public Use	\$600		\$600			\$0	-\$600
	Reduction Front, Easement, Road, Lot	\$180		\$180	\$4,755	-\$319	\$4,436	\$4,256
	Utility Facility	\$1,280		\$1,280	\$600		\$600	-\$680
	Variance up to 33%	\$1,200	-\$1,350	-\$150	\$1,630		\$1,630	\$1,780
		\$40,555	-\$1,781	\$38,774	\$66,335	-\$1,331	\$65,004	\$26,230
Appeal		\$5,400		\$5,400	\$2,800		\$2,800	-\$2,600
		\$5,400		\$5,400	\$2,800		\$2,800	-\$2,600
Conditional Rezone		\$11,300		\$11,300	\$41,110	-\$3,863	\$37,248	\$25,948
		\$11,300		\$11,300	\$41,110	-\$3,863	\$37,248	\$25,948
Conditional Use	Batch Plant	\$950		\$950		-\$950	-\$950	-\$1,900
	Contractor Shop	\$1,900		\$1,900	\$11,750	-\$523	\$11,228	\$9,328
	Food processing Facility	\$950		\$950		-\$713	-\$713	-\$1,663
	Kennel			\$0	\$950		\$950	\$950
	Mineral Extraction	\$2,500		\$2,500	\$8,400		\$8,400	\$5,900
	Ministorage/RV Storage	\$950		\$950			\$0	-\$950
	New		-\$1,615	-\$1,615			\$0	\$1,615
	Nursery – Retail/Wholesale	\$1,900		\$1,900			\$0	-\$1,900
	Public Uses/Quasi-Public Uses	\$1,900		\$1,900			\$0	-\$1,900
	RV Park			\$0	\$1,600		\$1,600	\$1,600
	Similar Use To	\$950		\$950		-\$713	-\$713	-\$1,663
	Special Events Facility	\$3,800		\$3,800	\$2,500	-\$713	\$1,788	-\$2,013
	Staging Area	\$2,850		\$2,850	\$7,900		\$7,900	\$5,050
	Telecommunication Facility			\$0	\$1,600		\$1,600	\$1,600
		\$18,650	-\$1,615	\$17,035	\$34,700	-\$3,610	\$31,090	\$14,055
Modification				\$0	\$2,500		\$2,500	\$2,500
				\$0	\$2,500		\$2,500	\$2,500

Ordinance	Comprehensive Plan Change	\$2,800		\$2,800	\$29,750	-\$3,850	\$25,900	\$23,100
		\$2,800		\$2,800	\$29,750	-\$3,850	\$25,900	\$23,100
Parcel Inquiry	Entitlement Verification Request			\$0	\$3,900		\$3,900	\$3,900
	Parcel Inquiry	\$11,640	-\$280	\$11,360	\$4,710	-\$80	\$4,630	-\$6,730
	Property Specific Zoning Inquiry			\$0	\$1,275		\$1,275	\$1,275
		\$11,640	-\$280	\$11,360	\$9,885	-\$80	\$9,805	-\$1,555
Pre-Application	Planning			\$0	\$1,850		\$1,850	\$1,850
	Subdivision			\$0	\$300		\$300	\$300
				\$0	\$2,150		\$2,150	\$2,150
Rezone	Zoning Map Amendment	\$3,300		\$3,300	\$11,300		\$11,300	\$8,000
		\$3,300		\$3,300	\$11,300		\$11,300	\$8,000
Road Name	Private Change	\$1,100	-\$468	\$633	\$975		\$975	\$343
	Private New	\$2,200		\$2,200	\$10,355	-\$945	\$9,410	\$7,210
		\$3,300	-\$468	\$2,833	\$11,330	-\$945	\$10,385	\$7,553
Sign	Sign	\$1,800	-\$600	\$1,200	\$1,475		\$1,475	\$275
		\$1,800	-\$600	\$1,200	\$1,475		\$1,475	\$275
Subdivision	Final Plat	\$6,360		\$6,360	\$14,810		\$14,810	\$8,450
	Minor Replat	\$1,200		\$1,200	\$600		\$600	-\$600
	Preliminary Plat	\$3,580	-\$886	\$2,694	\$3,600	-\$1,689	\$1,912	-\$782
	Short Plat	\$160		\$160			\$0	-\$160
	Simple Change Recorded Plat		-\$330	-\$330	\$330		\$330	\$660
		\$11,300	-\$1,216	\$10,084	\$19,340	-\$1,689	\$17,652	\$7,568
Temporary Permit	Farmworker	\$330		\$330	\$1,050		\$1,050	\$720
	RV – 90 days	\$2,310		\$2,310	\$855		\$855	-\$1,455
	SFD Construction	\$990		\$990	\$575		\$575	-\$415
	Special Event	\$600		\$600			\$0	-\$600
		\$4,230		\$4,230	\$2,480		\$2,480	-\$1,750
Vacation	Plat, Street, Easement, Road			\$0	\$2,150		\$2,150	\$2,150
				\$0	\$2,150		\$2,150	\$2,150
Variance	Variance greater than 33%	\$950		\$950	\$1,350		\$1,350	\$400
		\$950		\$950	\$1,350		\$1,350	\$400
Total		\$115,225	-\$5,960	\$109,265	\$238,655	-\$15,367	\$223,288	\$114,023

Building Applications by Number

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Type	1st Sub Type	2nd Sub Type	1/1/2024-9/30/2024	1/1/2025-9/30/2025	2025-2024
			Permits	Permits	Difference
Building Permit	Commercial	Accessory	2	8	6
		Accessory Addition/Alteration		3	3
		Addition	5	1	-4
		Move On	1	2	1
		New	16	22	6
		Tenant Improvement	9	11	2
		Total	33	47	14
	Manufactured Home	New	11	23	12
		Storage Only		1	1
		Used	10	12	2
		Total	21	36	15
	Residential	Accessory	221	244	23
		Accessory Addition/Alteration	46	28	-18
		Guest House/Secondary Residence	37	44	7
		House Move On	4	4	0
		New	213	263	50
		Remodel/Addition	193	136	-57
		Total	714	719	5
	Total	Total	768	802	34
Demolition			14	15	1
		Total	14	15	1
	Total	Total	14	15	1
Development Permit	Floodplain Development		33	34	1
		Total	33	34	1
		Total	33	34	1
Mechanical	New Construction	Accessory	11	7	-4
		Residential	38	25	-13
		Total	49	32	-17
	Retro Installation	Accessory		3	3
		Residential	14	9	-5
		Total	14	12	-2
	Total	Total	63	44	-19
Re-Roof	Commercial			2	2
		Total		2	2
	Residential		16	23	7
		Total	16	23	7
	Total	Total	16	25	9
Special Inspection	Accessory		1	36	35
		Total	1	36	35
	Commercial		1	6	5
		Total	1	6	5
	Miscellaneous			4	4
		Total		4	4
	Pre-Move On		4	8	4

		Total	4	8	4
	Residential		12	23	11
		Total	12	23	11
	Total	Total	18	77	59
Zoning Compliance Ag Exempt			52	74	22
		Total	52	74	22
	Total	Total	52	74	22
Total	Total	Total	964	1,071	107

Building Applications by Revenue

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Type	1st Sub Type	2nd Sub Type	1/1/2024-9/30/2024			1/1/2025-9/30/2025			2025-2024 Difference
			Revenue	Refund	Total	Revenue	Refund	Total	
Building Permit	Commercial				\$0	\$300		\$300	\$300
		Total			\$0	\$300		\$300	\$300
		Accessory	\$570		\$570	\$14,095		\$14,095	\$13,525
		Accessory Addition/Alteration			\$0	\$4,426		\$4,426	
		Addition	\$214,637		\$214,637	\$280		\$280	\$4,426
		Move On	\$6,617		\$6,617	\$4,372		\$4,372	-\$214,357
		New	\$66,283		\$66,283	\$302,291		\$302,291	-\$2,245
		Storage Units	\$50		\$50			\$0	\$236,007
		Tenant Improvement	\$26,795		\$26,795	\$43,048		\$43,048	-\$50
		Total	\$314,953		\$314,953	\$368,511		\$368,511	\$16,252
	Manufactured Home	New	\$11,200		\$11,200	\$18,439		\$18,439	\$53,558
		Storage Only	\$50		\$50	\$250	-\$75	\$175	\$7,239
		Used	\$10,044		\$10,044	\$8,335		\$8,335	\$125
		Total	\$21,293		\$21,293	\$27,024	-\$75	\$26,949	-\$1,709
	Residential	Accessory	\$174,984		\$174,984	\$176,293		\$176,293	\$5,655
		Accessory Addition/Alteration	\$25,190	-\$80	\$25,110	\$17,728		\$17,728	\$1,309
		Guest House/Secondary Residence	\$103,217	-\$2,584	\$100,633	\$119,951		\$119,951	-\$7,382
		House Move On	\$5,120		\$5,120	\$6,989		\$6,989	
		New	\$1,021,950	-\$3,973	\$1,017,977	\$1,321,094	-\$5,670	\$1,315,424	\$19,318
		Remodel/Addition	\$148,030	-\$5,581	\$142,449	\$106,397	-\$1,158	\$105,239	\$1,869
		Total	\$1,478,491	-\$12,218	\$1,466,273	\$1,748,452	-\$6,828	\$1,741,624	\$297,446
		Total	\$1,814,737	-\$12,218	\$1,802,519	\$2,144,287	-\$6,903	\$2,137,384	-\$37,210
		Total							\$275,352
		Total							\$334,865
Demolition			\$520		\$520	\$945		\$945	\$425
		Total	\$520		\$520	\$945		\$945	\$425
		Total	\$520		\$520	\$945		\$945	\$425
Development Permit	Floodplain Development		\$2,560		\$2,560	\$4,260		\$4,260	\$1,700
		Total	\$2,560		\$2,560	\$4,260		\$4,260	\$1,700
		Total	\$2,560		\$2,560	\$4,260		\$4,260	\$1,700
Mechanical	New Construction	Accessory	\$660		\$660	\$560		\$560	-\$100
		Residential	\$3,755	-\$60	\$3,695	\$2,315		\$2,315	-\$1,380
		Total	\$4,415	-\$60	\$4,355	\$2,875		\$2,875	-\$1,480
	Retro Installation	Accessory			\$0	\$220		\$220	\$220
		Commercial		-\$320	-\$320			\$0	\$320
		Residential	\$1,120		\$1,120	\$720		\$720	-\$400
		Total	\$1,120	-\$320	\$800	\$940		\$940	\$140
		Total	\$5,535	-\$380	\$5,155	\$3,815		\$3,815	-\$1,340
Re-Roof	Commercial				\$0	\$6,582		\$6,582	\$6,582
		Total			\$0	\$6,582		\$6,582	\$6,582
	Residential		\$800		\$800	\$1,650		\$1,650	\$850
		Total	\$800		\$800	\$1,650		\$1,650	\$850
	Total	Total	\$800		\$800	\$8,232		\$8,232	\$7,432
Special Inspection	Accessory		\$50		\$50	\$950		\$950	\$900
		Total	\$50		\$50	\$950		\$950	\$900
	Commercial		\$50		\$50			\$0	-\$50
		Total	\$50		\$50			\$0	-\$50
	Pre-Move On		\$200		\$200	\$425		\$425	\$225
		Total	\$200		\$200	\$425		\$425	\$225
	Residential		\$400		\$400	\$875		\$875	\$475
		Total	\$400		\$400	\$875		\$875	\$475
		Total	\$700		\$700	\$2,250		\$2,250	\$1,550
		Total	\$4,240	-\$160	\$4,080	\$11,765	-\$150	\$11,615	\$7,535
Zoning Compliance Ag Exempt		Total	\$4,240	-\$160	\$4,080	\$11,765	-\$150	\$11,615	\$7,535
		Total	\$4,240	-\$160	\$4,080	\$11,765	-\$150	\$11,615	\$7,535
Total	Total	Total	\$1,829,092	-\$12,758	\$1,816,334	\$2,175,553	-\$7,053	\$2,168,500	\$352,166

Code Enforcement Violations

Planning • Zoning • Building • Code Enforcement • Engineering • GIS

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Type	1st Sub Type	2nd Sub Type	2024	2025	2025-2024 Difference
Code Enforcement	Building Code Violation	No Building Permit	63	61	-2
		Subtotal	63	61	-2
	Other		4	9	5
			9	1	-8
		Subtotal	13	10	-3
	Public Nuisance	Abandoned Vehicles	26	21	-5
		Burning		1	1
		Junk /trash	56	37	-19
		Weeds	3	10	7
		Subtotal	85	69	-16
	Zoning Violation	FloodPlain Violation	5	4	-1
		Living in RV	40	28	-12
		Operating a Business	51	41	-10
		SetBacks	1	1	0
		Violation of CUP	18	13	-5
		Subtotal	115	87	-28
Total			276	227	-49

Development Revenue Comparison

Revenue Source	2025	2024	Difference
Planning	\$223,288	\$109,265	\$114,023
Building	\$2,168,500	\$1,816,334	\$352,166
Total	\$2,391,788	\$1,925,599	\$466,189

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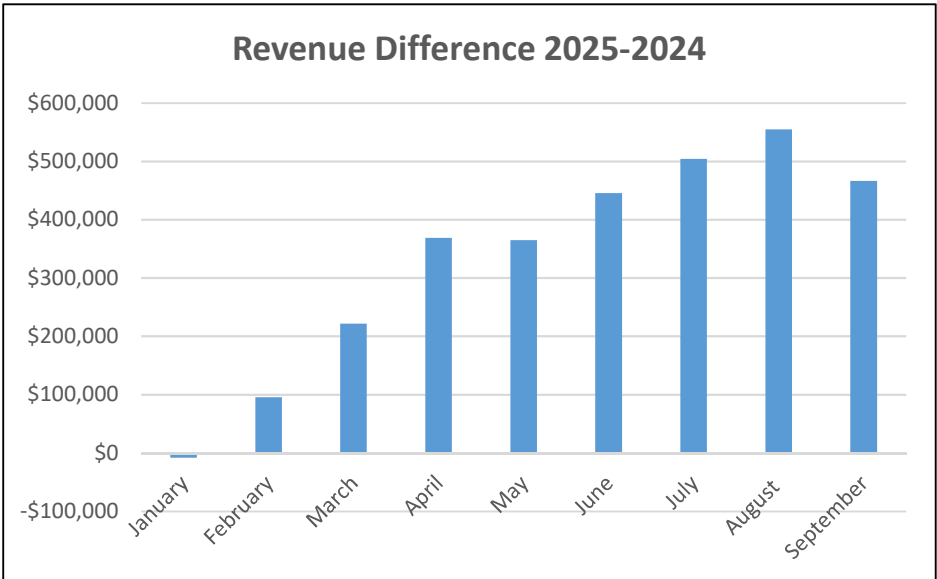
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Yearly Trend

Development Revenue

Comparison

January	February	March	April	May	June	July	August	September
-\$8,473	\$95,276	\$221,504	\$368,421	\$364,615	\$445,656	\$504,336	\$554,777	\$466,189



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