

#109: Conditional Use Application

Case #: CUP16-00057

Property Information

Address

Street Number: 3625	Prefix: W	Street Name: ELDER ST	Unit #: 			
Subdivision name: 3N 2E 28	Block: 	Lot: 	Section: 28	Township: 3	Range: 2	Zoning: L-OD
Parcel Number: S1028214006	Additional Parcel Numbers: 					

Primary Contact

Who is responsible for receiving e-mail, uploading files and communicating with Boise City?

Agent/Representative Applicant Owner

Applicant Information

First Name: Ed	Last Name: Ostrom		
Company: BRS Architects			
Address: 1010 S. Allante Pl. #100	City: Boise	State: ID	Zip: 83709
E-mail: edo@brsarchitects.com	Phone Number: (208) 336-8370	Cell: 	Fax:

Agent/Representative Information

Role Type: Architect Land Developer Engineer Contractor Other

First Name: Trent	Last Name: Koci		
Company: BRS Architects			
Address: 1010 S. Allante Place #100	City: Boise	State: ID	Zip: 83709
E-mail: trent@brsarchitects.com	Phone Number: (208) 338-8370	Cell: 	Fax:

Owner Information

Same as Applicant? No Yes (If yes, leave this section blank)

First Name: David	Last Name: Burton		
Company: Burton Hotel Group			
Address: 6655 S. Lewis Ave. #120	City: Tulsa	State: OK	Zip: 74136
E-mail: david@burtonhotelgroup.com	Phone Number: (918) 492-7811	Cell: (918) 671-9269	Fax: (918) 492-9834

Project Information

Is this a Modification application? Yes No File number being modified:

1. Neighborhood Association:

Central Bench

2. Comprehensive Planning Area:

Central Bench

3. This application is a request to construct, add or change the use of the property as follows:

Add a new hotel (with sprinklers, reduce the fire flow from 4,500 to 1,500 gpm required).

4. Size of Property:

2.8 Acres Square Feet

5. Water Issues:

A. What are you fire flow requirements? (See International Fire Code):

1500 gpm

B. Number of hydrants (show location on site plan):

Note: Any new hydrants/hydrant piping require United Water approval.

Number of Existing: 3 Number of Proposed: 0

C. Is the building "sprinklered"? Yes No

D. What volume of water is available? (Contact United Water of Idaho at 362-7330):

2000 gpm

6. Existing uses and structures on the property are as follows:

N/A - Bare Land

7. Is the project intended to be phased? Please explain:

No

8. Adjacent property information:

Building types and/or uses	Zone
North: City Park <input type="text"/>	North: (R-1C) Single Family Residential <input type="text"/>
South: Airport <input type="text"/>	South: (C-3D) Service Commercial w/Design <input type="text"/>
East: Office Building <input type="text"/>	East: (L-OD) Limited Office with Design Re <input type="text"/>
West: Bare Land <input type="text"/>	West: (L-OD) Limited Office with Design Re <input type="text"/>

9. Proposed Structures:

A. Number of Structures: Use:

Square footage of proposed structures or additions (if 5+ floors, attach narrative with chart):

	Gross Square Feet
1st Floor	<input type="text" value="15090"/>
2nd Floor	<input type="text" value="15014"/>
3rd Floor	<input type="text" value="15014"/>
4th Floor	<input type="text" value="15014"/>

B. Maximum proposed structure height(s):

C. Number of stories:

D. Number of seats (if restaurant, tavern or lounge):

E. Number of residential units (if applicable):

10. Existing Structures:

Square footage of existing structures or additions (if 5+ floors, attach narrative with chart):

	Gross Square Feet
1st Floor	<input type="text" value="0"/>
2nd Floor	<input type="text" value="0"/>
3rd Floor	<input type="text" value="0"/>
4th Floor	<input type="text" value="0"/>

11. Building Exterior:

Materials

Roof:

Walls:

Windows/Doors:

Fascia, Trim, etc:

Other:

Colors

12. Setbacks:

Note: Plans that are not graphically dimensioned will not be accepted.

	Building Required	Building Proposed	Parking Required	Parking Proposed
Front:	<input type="text" value="10'"/>	<input type="text" value="53' (Porte-cache)"/>	<input type="text" value="20'"/>	<input type="text" value="20'"/>
Rear:	<input type="text" value="15'"/>	<input type="text" value="206'"/>	<input type="text" value="5'"/>	<input type="text" value="60'"/>
Side 1:	<input type="text" value="15'"/>	<input type="text" value="40'"/>	<input type="text" value="5'"/>	<input type="text" value="5'"/>
Side 2:	<input type="text" value="15'"/>	<input type="text" value="53'"/>	<input type="text" value="5'"/>	<input type="text" value="0 (shared access easement)"/>

13. Site Design:

Site Percentage Devoted to

Square Feet

Building Coverage:	12 %	15090
Landscaping:	35 %	43320
Paving:	49 %	60472
Other Uses:	4 %	4850
Describe Other Uses:	Sidewalks	

14. Parking:

Required

Proposed

Accessible Spaces:	6	6
Parking Spaces:	112	130
Bicycle Spaces:	12	12
Proposed compact spaces:		

Are you proposing off-site parking?

Yes No

If yes, how many spaces?

Are you requesting shared parking or a parking reduction?

Yes No

If yes, how many spaces?

Restricted parking?

Yes No

15. Landscaping:

A. Are there any prominent trees or areas of vegetation on the property?

Yes No

B. Type:

C. Size:

D. General Location:

16. Mechanical Units:

Number of Units:

Unit Location:

Type:

Height:

Proposed Screening Method:

17. Solid Waste:

A. Type of trash receptacles:

- Individual Can/Residential
- 3 Yd. Dumpster
- 6 Yd. Dumpster
- 8 Yd. Dumpster
- Compactor

B. Number of trash receptacles:

2

C. Proposed screening method:

CMU Walls (enclosure)

D. Is the proposed location accessible for collection?
(Contact Boise Public Works at 384-3901.)

Yes No

E. Is recycling proposed?

Yes No

18. Irrigation Ditches/Canals:

A. Are there any irrigation ditches or canals on or adjacent to the property?

Yes No

B. Location:

C. Size:

19. Fencing:

Proposed

Existing to Remain

Type:

Height:

Location:

20. Loading Facilities (if proposed, for commercial uses only):

Number:

Location:

Size:

Screening:

21. Drainage:

Proposed method of on-site retention:

Sub Surface Disposal, Swales @ South End of Property

22. Floodways & Hillside:

A. Is any portion of this property located in a Floodway or a 100-year Floodplain?

Yes No

B. Does any portion of this parcel have slopes in excess of 15%?

Yes No

Note: If the answer to either of the above is yes, you will be required to submit an additional #112 Floodplain and/or #114 Hillside application and additional fee.

23. Airport Influence Area:

Is the subject site located within the Airport Influence Area? (If yes, please mark which area.)

No Area A Area B Area B1 Area C

Verification of Legal Lot or Parcel Status

Acceptance of this application does not validate the legal status of any lot or parcel. Prior to submitting for a Building Permit you must have a Verification of Legal Parcel Status form signed by the Boise City Subdivision Department. It is the applicant's responsibility to provide deeds and/or other documentation to the Subdivision Department. See Verification of Legal Lot or Parcel Worksheet for submittal requirements.

The undersigned declares that the above provided information is true and accurate.

The undersigned acknowledges that failure to provide true and accurate information may result in rejection of this application, possible revocation of the permit where wrongfully issued and subject the undersigned any applicable civil and/or criminal penalties.

Agent/Representative Signature:

Date: