

#105 - Annexation and Rezone

Property Information

Address

Street Number: 2316	Prefix: N	Street Name: 36th Street	Unit #: 			
Subdivision name: Section Land	Block: 	Lot: 	Section: 33	Township: 4N	Range: 2E	Zoning: R-1C
Parcel Number: S0633233998	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: 	Last Name: 		
Company: Park Pointe Development, Inc.			
Address: 1500 W. Bannock	City: Boise	State: ID	Zip: 83702
E-mail: 	Phone Number: 	Cell: 	Fax:

Agent/Representative Information

Role Type: Architect Land Developer Engineer Contractor Other

First Name: Penelope	Last Name: Constantikes		
Company: Riley Planning Services			
Address: P.O. Box 405	City: Boise	State: ID	Zip: 83701
E-mail: penelope@rileyplanning.com	Phone Number: 208.908.1609	Cell: 	Fax:

Owner Information

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

First Name: George A.	Last Name: Row		
Company: 			
Address: 74787 Columbia Lane	City: Irrigon	State: OR	Zip: 97044
E-mail: 	Phone Number: 	Cell: 	Fax:

1. Neighborhood Meeting Held (Date):

March 21, 2019

2. Neighborhood Association:

Sunset

3. Comprehensive Planning Area:

North / East

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

Rezone parcel to R-2D

5. Type of Request:

Rezone

Annexation & Rezone

6. Current Zone:

R-1C

7. Requested Zone::

R-2D

8. Size of Property:

0.99

Acres

Square Feet

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

Uninhabitable trailer and assessorly structure.

10. Are there any existing land uses in the general area similar to the proposed use?

If so, describe them and give their locations:

Vicinity includes a variety of housing types from large lot older homes to new higher intensity infill, but detached, single family residences. Multi-family to the south and southwest. 36th Street and Hill Road row homes and work-live residences.

11. On what street(s) does the property have frontage?

North 36th Street and W. Anderson Street

12. Adjacent property information:

Uses:

North:

Vet clinic and boarding

North:

South:

Albertson's Store

South:

East:

Residential

East:

West:

Pet boarding; commercial; residential

West:

13. Why are you requesting annexation into the City of Boise?

N/A

14. What use, building or structure is intended for the property?

Medium density single family detached residential.

15. What changes have occurred in the area that justify the requested rezone?

Increasing demand for work-force housing. Expansion of retail and commercial services; expansion of intersection; availability of existing and planned high capacity transit corridor.

16. What Comprehensive Plan policies support your request?

NE-CCn 1.4: Neighborhood Character; NE-CCN 1.6: Transitions; NE-CCN 2.5: State Street Corridor. Additional elements: North End Neighborhood Policy Guide - Preserve Character of NE with housing type and mix. Compact Land Use - 6-15 units/acre. Principal IDP-MU.2: Relationship to Surrounding Neighborhood.

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:

P. CONSTANTIDES

Date:

5/27/19