

#502 New Commercial/Commercial Additions

Case #: BLD20-00941

Property Information

Address

Street Number: 505	Prefix: W	Street Name: BANNOCK ST	Unit #: 			
Subdivision name: & 12 BLK 41	Block: 0	Lot: 11	Section: 10	Township: 3	Range: 2	Zoning: C-5DD
Parcel Number: R1013002760	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: Ian	Last Name: McLaughlin		
Company: Pivot North Architecture			
Address: 1101 W. Grove Street	City: Boise	State: ID	Zip: 83702
E-mail: ian@pivotnorthdesign.com	Phone Number: (208) 690-3108	Cell: 	Fax:

Agent/Representative Information

Role Type: Architect Land Developer Engineer Contractor Other

First Name: John	Last Name: King		
Company: Pivot North Architecture			
Address: 1101 W. Grove Street	City: Boise	State: ID	Zip: 83702
E-mail: john@pivotnorthdesign.com	Phone Number: (208) 690-3108	Cell: 	Fax:

Owner Information

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

First Name: Greg	Last Name: Strimple		
Company: 			
Address: 580 E Orion Ct.	City: Boise	State: ID	Zip: 83702
E-mail: greg@gsstrategygroup.com	Phone Number: (917) 573-5732	Cell: 	Fax:

1. Project Name:

505 Bannock

2. Project Description:

New construction of a three story commercial building. The main floor will be a bar/lounge located along Bannock Street, with delivery services provided in the rear at the alley. The second floor will be a restaurant. The upper floor will be an office space with

3. Planning & Zoning Information

A. Land Use Zone:

(C-5DD) Central Business District with DDR

B. Design Review Number:

DRH19-00356, DRH19-00512, DRH20-00002

C. Conditional Use Number:

NA

D. Zoning Certificate Number:

NA

E. Other:

NA

4. Building Information - New

A. Proposed Use:

Bar, Restaurant, Office

B. Occupancy Groups:

A2 S1 B

C. Construction Type:

(IBC/IRC) IIB (IBC/IRC) IIB (IBC/IRC) IIB

D. Building Height:

50.83

E. Number of Stories:

3

F. Building Area:

Existing: 2093

Sq. Feet

New: 15093

Sq. Feet

G. Is this a shell or shell & core Permit?

Yes No

H. Was a preliminary plan review conducted?

Yes No

Plans Examiner:

5. Fire Information

A. Fire Flow:

B. Static Pressure:

C. Is there a fire alarm system? Yes No

D. Is the building fully sprinklered? Full No Partial

If yes, will the sprinklers be used for:

Allowable Area Increase? Yes No

Story Increase? Yes No

Fire-resistive Substitution? Yes No

Other?

If partially sprinklered, where?

6. Public Works Information

Site drainage area (acres):

Your development activity may be exempt from City impact fees.

If you believe your project qualifies, please complete the exemption application. Your application is subject to review by the Impact Fee Administrator and requires sufficient supporting documentation.

For more information:

Is this a mixed use project?

Yes No



Are you creating Assisted Living Units?

Yes No

Type of Development?

Office 

Please provide brief description of intended use:

New construction of a three story commercial building. The main floor will be a bar/lounge located along Bannock Street. The second floor will be a restaurant. The upper floor will be an 


Would you like to file a request for the City Impact Fee exemption?

No - City Impact Fees will be applied
 Yes - Complete the section that below and include/upload any supporting documents

Development Impact Fees Exemptions Request

"Development Impact Fee Ordinance," Per Boise City Code: "Exemptions"

IMPORTANT: The developer must apply for impact fee exemption at the time of application for a building permit. Any exemption not claimed prior to the issuance of a building permit shall be deemed waived by the fee payer.

Exemptions -Standard:

- Rebuilding the same amount of floor space of a structure destroyed by fire or other catastrophe, provided the structure is rebuilt and ready for occupancy within two (2) years of destruction;
- Remodeling or repairing a structure which does not increase the number of square footage or residential units;
- Replacing a residential unit, including a manufactured home, with another residential unit on the same lot, provided the number of residential units does not increase;
- Placing a temporary construction trailer or office on a lot;
- Constructing an addition on a residential structure which does not increase the number of residential units;
- Adding uses that are typically accessory to residential uses, such as tennis courts or clubhouses, unless it can be clearly demonstrated that the use creates a significant impact on the infrastructure capacity of the Parks & Recreation, Fire, and Police Departments;

Applicant's added comments:




Your exemption will be reviewed by the impact fee administrator within 24 hours and a determination made no longer than seven (7) working days from date of application; provided sufficient supporting documentation has been provided.

Certificate of Value

Permit Types

Valuation

Project Value: Used to calculate fees for the Structural permit. Project Value is the total value of all construction work for which the permit is issued (including overhead and profit), as well as finish work, painting, roofing, electrical, plumbing, heating, air conditioning, elevators, fire extinguishing systems and other permanent equipment. \$:

Owner Supplied Equipment? Yes No

Electrical Value: Total value of all work performed (including overhead and profit) on the job, including the electrical contract and any change orders. \$:

Owner Supplied Equipment? Yes No

Plumbing Value: Total value of all work performed (including overhead and profit) on the job, including the plumbing contract and any change orders. \$:

Owner Supplied Equipment? Yes No

Mechanical Value: Total value of all work performed (including overhead and profit) on the job, including the mechanical contract and any change orders. \$:

Owner Supplied Equipment? Yes No

Fire Sprinkler: \$:

Please select one as it applies to fire sprinklers (Phone: 395-7813): Remodel Addition New System

Fire Alarm System: \$:

Please select one as it applies to fire alarms (Phone: 395-7809): New system in new building New system in existing building Modification to existing system

I certify that the Values and Scope of Work given is the most accurate available at this time.

Erosion & Sediment Control

1. Project Type:

Vertical Const. (Commercial, Multi-Family)



2. Approximate Acres
Disturbed:

.14

Note: Single Family/Duplex/Townhouse must list within .10 acres; all others must list within .25 acres.

The following items require approval by PDS Erosion and Sediment Control

Permit Variance Waiver Request

Plan Waiver Request for Erosion & Sediment Control Plan requirement

Involved Parties (Please list any parties not included on the first page)

Role Type: Tenant Architect Structural Engineer Contractor Other

First Name: Jonny Last Name: Knopp

Company: DC Engineering

Address: 440 East Corporate Drive, Suite 103 City: Meridian State: ID Zip: 83642

E-mail: jknopp@dcengineering.net Phone Number: (208) 493-0048 Cell: Fax:

Role Type: Tenant Architect Structural Engineer Contractor Other

First Name: Chris Last Name: Downey

Company: Visser Building Company

Address: 8312 W Northview St, Ste 120 City: Boise State: ID Zip: 83704

E-mail: chris@visserbuilding.com Phone Number: (208) 322-5390 Cell: Fax:

Role Type: Tenant Architect Structural Engineer Contractor Other

First Name: Last Name:

Company:

Address: State: ID Zip:

E-mail: Phone Number: Cell: Fax:

Energy Efficiency Incentive Programs

Your project may qualify for an energy efficiency incentive program from Idaho Power. For more information visit their website: idahopower.com/EnergyEfficiency/ To find a customer service rep for your area: Call their Customer Service Center at (208) 388-2860

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 division. It is the applicant's responsibility to provide deeds and/or other documentation to the Subdivision division. See Verification of Legal Lot or Parcel Worksheet for submittal requirements.

Required Documentation and Drawings

See New Commercial/Commercial Additions Plan Intake Submittal Checklist for requirements. Staff will perform a review for completeness prior to accepting New Commercial/Commercial Addition applications.

Additional Required Permits

The erosion and sediment control section of this application is required with the building permit. Trade permits for mechanical, plumbing and electrical are obtained separately. Fire sprinkler and fire alarm permits are obtained separately.

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: