

Conditional Use Application Form

PDS	Department Application
	#109

Pre-Application Conference Required

A pre-application conference with staff for a preliminary review of your project and a pre-application neighborhood meeting are required prior to submitting this application. Refer to the attached submittal checklist for additional information, and see the attached P & Z Commission Level Applications document for a sample neighborhood meeting letter. Contact a procedures analyst at (208) 384-3830 for more details.

Submit a Complete Application

When an application is submitted, it will be reviewed in order to determine compliance with application requirements. It will not be accepted if it is not complete. A hearing date will be scheduled only after an application has been accepted as complete.

Note: Online submittals are not automatically accepted as complete and will not be processed until we receive all submittal requirements (including a signed copy of the application).

Reviewing Agencies

If any reviewing agency wants their input incorporated into the staff report, their information must be received by this office at least two weeks (14 calendar days) prior to the public hearing date when this application will be heard.

Address Verification

Address of Subject Property: 5600 W. Hill

Mapping Division must initial here _____ to signify address verification.

For Office Use Only	
File Number: <u>CUP09-00017</u>	X-Referenced Files: _____
Zone(s): <u>R-1B</u>	Fee: <u>1047</u>
Pre-Application Materials? <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	Project Type: <input type="checkbox"/> Special Exception <input type="checkbox"/> Other: _____
This application is a request to construct, add or change the use of the property as follows:	
<u>Commercial Social Center</u>	
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CUP 09 00017



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New! Type data directly into our forms.

Case #: CUP09-00017

Note: Be sure to print this form before closing it or you will lose your data. This form cannot be saved to your computer.

Property Information

Address: Street Number: 5600 Prefix: West Street Name: Hill Road

Subdivision: Seamans Sub Block: 2 Lot: 1 Section: 19 Township: 4N Range: 2E

*Primary Parcel Number:

R	7	7	8	9	0	0	0	8	6	0
---	---	---	---	---	---	---	---	---	---	---

 Additional Parcels: _____

Applicant Information

*First Name: Ethel / David Ficks *Last Name: Ficks

Company: _____ *Phone: (208) 345-0451

*Address: 5600 Hill Road *City: Boise *State: ID *Zip: 83703

E-mail: bookfarm@mac.com Cell: (208) 863-3398 Fax: _____

Agent/Representative Information

First Name: _____ Last Name: _____

Company: _____ Phone: _____

Address: _____ City: _____ State: _____ Zip: _____

E-mail: _____ Cell: _____ Fax: _____

Role Type: Architect Land Developer Engineer Contractor Other

Owner Information

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

First Name: _____ Last Name: _____

Company: _____

Address: _____ City: _____ State: _____ Zip: _____

E-mail: _____ Cell: _____ Fax: _____

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www.cityofboise.org/pds



City of Boise Planning & Development Services

P.O. Box 500 • 150 N. Capitol Blvd • Boise, Idaho 83701-0500
Phone 208/384/3830 • Fax 208/433-5688 • TDD/TTY 800/377-3529

Date Received: _____
Revised 10/2008

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1. Neighborhood Meeting Held (Date): March 12, 2009

2. Neighborhood Association: Collister Neighborhood Association

3. Comprehensive Planning Area: _____

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

We are applying for a Conditional Use Permit - Commercial Social Center designation to provide an environmentally responsible and community-friendly place for small group meetings, gatherings and social events. We are not requesting any new additions or facility construction; this is a proposed modification of an existing residence to convert the yard and southern portion of the facility to the aforementioned commercial use.

A. Is this a modification? Yes No

B. File number being modified: _____

5. Size of property: 2.3 Acres Square Feet

6. Water Issues

A. What are your fire flow requirements? (See International Fire Code) N/A - No water main

B. Number of hydrants (show location on site plan): (Note: Any new hydrants/hydrant piping require United Water approval.)

Number of Existing : 0 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.) N/A

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

Main Residence - Home to Ficks Family (Ethel and Jennie Ficks)

Shed on Terrace - Garden Tool Storage Shed

8. Are there any known hazards on or near the property?

(Such as canals, hazardous material spills, soil or water contamination.) If so, describe them and give their locations:
There are no known hazards on or near the property.

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9. Adjacent Property Information

	Building types and/or uses:	Zone:
North:	Residence	R-1B
South:	Residence	R-1B
East:	Residence	R-1B
West:	Storage Building	County

10. Proposed Non-Residential Structures

A. Number of non-residential structures: N/A

Square footage of proposed non-residential structures or additions (If 5+ floors, attach narrative with chart):

	Gross Square Feet	Net Leasable Square Feet
1st Floor:	_____	_____
2nd Floor:	_____	_____
3rd Floor:	_____	_____
4th Floor:	_____	_____

B. Maximum Proposed Structure Height(s): _____

C. Number of Stories: _____

11. Proposed Residential Structures

A. Number of Residential Units (if applicable): N/A

B. Maximum Proposed Structure Height(s): _____

C. Number of Stories: _____

12. Site Design

A. Percentage of site devoted to building coverage: 2%

B. Percentage of site devoted to landscaping: 78%

C. Percentage of site devoted to paving: 20%

D. Percentage of site devoted to other uses: _____

E. Describe other use: _____

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13. Loading Facilities, if proposed (For Commercial uses only):

Number: _____ Location: _____
 Size: _____ Screening: _____

14. Parking

	Required		Proposed
A. Handicapped Spaces:	<u>2</u>	Handicapped Spaces:	<u>2</u>
B. Parking Spaces:	<u>10</u>	Parking Spaces:	<u>40</u>
C. Bicycle Spaces:	<u>1</u>	Bicycle Spaces:	<u>1</u>
D. Proposed Compact Spaces:	<u>11</u>		
E. Restricted (assigned, garage, reserved spaces) parking spaces proposed:	<u>0</u>		
F. Are you proposing off-site parking?	<input type="radio"/> Yes <input checked="" type="radio"/> No If yes, how many spaces? _____		
G. Are you requesting shared parking or a parking reduction?	<input type="radio"/> Yes <input checked="" type="radio"/> No If yes, how many spaces? _____		

Note: If you are requesting shared parking or a parking reduction, you must submit a survey of persons using and working on the premises and any additional information demonstrating that use by the regular employees and visitors to the premises will require fewer off-street parking spaces than required by the Zoning Ordinance.

15. Setbacks (Plans that are not graphically dimensioned will not be accepted.)

	Building Required	Building Proposed	Parking Required	Parking Proposed
Front:	<u>20'</u>	<u>EXISTING > 50ft</u>	<u>20</u>	<u>20</u>
Rear:	<u>15 30'</u>	<u>EXISTING > 50ft</u>	<u>30'</u>	<u>> 50 feet</u>
Side 1:	<u>15 10'</u>	<u>EXISTING > 50ft</u>	<u>10</u>	<u>10</u>
Side 2:	<u>15 10'</u>	<u>EXISTING > 50ft</u>	<u>10</u>	<u>10</u>

16. Drainage (proposed method of on-site retention): Detention Basins

17. 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 Floodplain and/or Hillside application and additional fee. You must submit the additional required application(s) for review at the same time as this request.

Hillside Application not required per Terry Records - see pre-app conference form.

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18. 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

19. 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: 1 (95 Gallon Cart)

C. Proposed screening method: Landscaping / Shrubs

D. Is the proposed location accessible for collection? (Contact Boise Public Works at 384-3901.) Yes No

E. Is recycling proposed? Yes No 1 (95 Gallon commingled recycling cart per Public Works)

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.

Ethel J. Fisher

Applicant/Representative Signature

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Date

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