

1. Neighborhood Association: NA

2. Comprehensive Planning Area: Downtown

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

Construct a mixed use 108 unit apartment / residential office project

4. Size of property: 2.3 Acres Square Feet

5. Water Issues

A. What are your fire flow requirements? (See International Fire Code) 2,625

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

Number of Existing : _____ Number of Proposed: _____

C. Is the building sprinklered? Yes No

D. What volume of water is available? (Contact United Water of Idaho at 362-7330) 1,200

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

Existing site use is a truck loading and unloading center

7. Is the project intended to be phased? Please Explain.

No

RECEIVED

JUN 07 2011
DEVELOPMENT
SERVICES

DRH 11 00133

8. Adjacent Property Information

Building types and/or uses	Zone
North: <u>Truck loading and unloading</u>	<u>R-OD</u>
South: <u>Bus Storage</u>	<u>R-OD</u>
East: <u>Light Industrial</u>	<u>C2-D</u>
West: <u>Apartments</u>	<u>R-OD</u>

9. Proposed Structures

A. Number of structures: 2 Use: _____

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

	Gross Square Feet
1st Floor:	<u>17,840</u>
2nd Floor:	<u>13,620</u>
3rd Floor:	<u>13620</u>
4th Floor:	<u>5,120</u>

B. Maximum proposed structure height(s): 35'

C. Number of stories: 4

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

E. Number of residential units (if applicable): 108

10. Existing Structures

Square footage of existing structures to remain (If 5+ floors, attach narrative with chart):

	Gross Square Feet
1st Floor:	<u>na</u>
2nd Floor:	_____
3rd Floor:	_____
4th Floor:	_____

RECEIVED

JUN 07 2011
DEVELOPMENT
SERVICES

DRH 11 00133

11. Building Exterior

	Materials	Colors
Roof:	_____	_____
Walls:	metal, fiberboard, vinly	varies
Windows/Doors:	vinyl and metal	varies
Fascia, Trim etc.:	na	_____

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

	Building Required	Building Proposed	Parking Required	Parking Proposed
Front:	10	10	10	10
Rear:	10	10	10	10
Side 1:	10	5	10	10
Side 2:	10	5	10	_____

13. Site Design

	Site Percentage Devoted to	Square Feet
Building coverage:	36%	35,680
Landscaping:	13%	13,528
Paving:	51%	50,980
Other uses:	_____	_____
Describe other uses: _____		

14. Parking

	Required	Proposed
A. Accessible Spaces:	178	Accessible Spaces: 172
B. Parking Spaces:	178	Parking Spaces: 172
C. Bicycle Spaces:	18	Bicycle Spaces: 20
D. Proposed Compact Spaces:	66	_____
E. Restricted (assigned, garage, reserved spaces) parking spaces proposed:	44	_____

F. Are you proposing off-site parking? Yes No If yes, how many spaces? **6**

G. Are you requesting shared parking or a parking reduction? Yes No If yes, how many spaces? _____

RECEIVED

JUN 07 2011
DEVELOPMENT
SERVICES

DRH 11 00133

15. Landscaping

A. Are there any prominent trees or areas of vegetation on the property? Yes No
If yes, please complete B - D below:

B. Type: _____

C. Size: _____

D. General location: _____

16. Mechanical Units

Number of Units: 108 Unit Location: roof

Type: ac Height: 2.5'

Proposed Screening Method: facade

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: 4

C. Proposed screening method: fence

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:	<u>recycled plastic</u>	_____
Height:	<u>5'0"</u>	_____
Location:	<u>apartment building</u>	_____

RECEIVED

DEVELOPMENT SERVICES

DRH 11 00133

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

Number: na Location: _____

Size: _____ Screening: _____

21. Drainage (proposed method of on-site retention): TBD

22. Floodways & Hillsides

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.

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

RECEIVED

JUN 07 2011
DEVELOPMENT
SERVICES

DRH 11 00133