



Planning & Development Services

April 20, 2012

Bruce Chatterton
Director

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Richard H. Andrus
Spink Butler, LLP
251 E. Front, Suite 200
Boise, ID 83702

Re: **CUP11-00090 / Appeal / 1004 W. Royal Boulevard**

Dear Mr. Andrus:

This letter is to inform you of the action taken by the Boise City Council on your appeal of the Planning and Zoning Commission's decision to Appeal of the Planning and Zoning Commission's approval of a height exception to construct a five story multi-family residential building on 3.42 acres located at 1004 W. Royal Boulevard in an R-OD (Residential Office with Design Review) zone.

The Boise City Council, at their meeting of April 17, 2012, **denied** your appeal as per the recommendations and findings of the Planning and Zoning Commission and added a condition for additional bicycle parking spaces at a ratio of 4 bike spaces per 10-required vehicle parking spaces. Council directed that staff return with findings. Those findings are on the Council's April 24th agenda for approval. A letter will be forthcoming upon adoption of the findings.

If you have any questions, please contact Josh Johnson in this department at 395-7857.

Sincerely,

Hal Simmons
Planning Director
Boise City Planning and Development Services

cc: Nick Zaferes / The Michaels Org. / 3 East Stow Rd, Suite 100 / Marlton, NJ 08053
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DBNA / Brian Ballard / 1112 W. Main St., Ste. 402 / Boise, ID 83702
DBA / Karen Sander / 720 W. Idaho St. / Boise, ID 83702
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