



## Planning & Development Services

Boise City Hall, 2nd Floor  
150 N. Capitol Boulevard  
P. O. Box 500  
Boise, Idaho 83701-0500

Phone: 208/384-3830  
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**Draft**

### LEGAL NOTICE OF PUBLIC HEARING

Legal notice is hereby given that the Boise City Planning & Zoning Commission will hold a public hearing on **Monday, September 10, 2007, at 6:00 P.M.** in the Boise City Hall Council Chambers to hear the following requests:

**Lumber Products** requests approval of an annexation of  $\pm 7.18$  acres. Approximately 5.67 acres located at 2390 S. Maple Grove Road are requested to be zoned M-1D (Limited Industrial with Design Review), and approximately 1.51 acres located at 2401 S. Three Mile Creek are requested to be zoned R-1B (Single Family Residential-4.8 DU/Acre). **CAR07-00037 Jennifer Tomlinson**

**Larry and Barbara Woolf** request approval to rezone  $\pm 1.33$  acres located at 9545 W. Ustick Road from R-1C (Single Family Residential) to R-2D (Combined Residential with Design Review). **CAR07-00051 Diane Perkins**

**Larry and Barbara Woolf** request approval of a Conditional Use Permit for the construction of a 27-unit Planned Residential Development on  $\pm 3.05$  acres located at 9545 W. Ustick Road and 3050 N. Linda Vista Lane in an R-1B (Single Family Residential-4.8 DU/Acre) and proposed R-2D (Combined Residential-14.5 DU/Acre with Design Review) zone. This request includes a variance to the rear yard setbacks in the R-1B zone. **CUP07-00105 & CVA07-00041 Diane Perkins**

**Frank Powell** requests approval to rezone  $\pm 0.74$  acres located at 1395 E. Boise Avenue from R-1C (Single Family Residential) to R-2D (Combined Residential with Design Review Overlay). **CAR07-00049 Sue Hansen**

**Frank Powell** requests approval of a Conditional Use Permit to construct a 6 unit Planned Residential Development on  $\pm 0.74$  acres located at 1395 E. Boise Avenue in a proposed R-2D (Combined Residential with Design Review Overlay) **CUP07-00103 Sue Hansen**

**Juan Oleaga** requests approval to rezone  $\pm 0.25$  acres located at 673 N. 27<sup>th</sup> Street from R-2 (Combined Residential) to N-OD (Neighborhood Office with Design Review Overlay). **CAR07-00052 Jennifer Tomlinson**

**Joe & Melissa Ramaker** request approval of an annexation of  $\pm 26.2$  acres located at 6312 E. Warm Springs Avenue with a zoning designation of R-1A (Single Family Residential) for 8.6 acres and A-1 (Open Land) for 17.6 acres. **CAR07-00053 Jennifer Tomlinson**

**Prestige Homes, Inc.** request approval of a modification to the Development Agreement associated with the McMonigle Subdivision located at 699, 715 & 723 N. Mitchell Street in a C-1D/DA (Neighborhood Commercial with Design Review Overlay and a Development Agreement) zone. **CAR07-00054 Diane Perkins**

**Safe Place Ministries** request a Conditional Use Permit for a mixed use Planned Development consisting of 6 residential units an office and a daycare located at 699, 715 N. Mitchell Street in a C-1D/DA (Neighborhood Commercial with Design Review Overlay and a Development Agreement)



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zone. **CUP07-00120** *Diane Perkins*

**The Terteling Company, Inc.** request a modification to a Conditional Use Permit for a lot line adjustment reducing the width of the live/work units, provide additional parking some of which is located within a common lot, increase the square footage of Bldg. B by adding a third floor and a height exception to exceed the 35' height limit, increase square footage of lot 23 and add a 2,800 sq. ft. bulky retail building and remove condition restricting office use for Bldg. C to allow a dental office for the Planned Development located at 3823 N. 36<sup>th</sup> Street in a C-1D/DA (Neighborhood Commercial with Design Review Overlay and a Development Agreement) zone. The above request will also require modification to the development agreement. **CUP07-00121** *Susan Riggs*

**Ward & Susie Schwider** request a Conditional Use Permit for a Residential Planned Development consisting of 1 existing duplex and 1 new single-family residence located at 1910 & 1912 E. Bob's Drive in an R-2D (Combined Residential with Design Review Overlay) zone.

**CUP07-00122** *Josh Johnson*

A complete description is on file in the Boise City Planning and Development Services Department at 150 N. Capitol Blvd., (208) 384-3830.

The Commission routinely conducts work sessions during the hour preceding the public hearing. All work sessions are open to the public. Call the Planning Staff at 384-3830 for the work session agenda two days prior to the hearing date if you are interested in attending.

Auxiliary aids or services for persons with disabilities are available upon request. Please call the Planning Department at 384-3830 three days prior to the hearing so that arrangements can be made.

### BOISE CITY PLANNING AND ZONING COMMISSION

Scott R. Spjute  
DEPUTY DIRECTOR  
BOISE CITY PLANNING AND DEVELOPMENT SERVICES DEPARTMENT

Publish One Time: **August 25, 2007**

Bill Account #16280

Number of Affidavits Requested: 1

Bonnie Cuber  
% Boise City Planning and Development Services Department  
P.O. Box 500  
Boise, Idaho 83701