



Planning & Zoning Department
Master Application

Staff Use Only

Project Name: Airport and Happy Valley Apartments

File Number: ANN-00217-2021

Related Applications:

Type of Application

- Annexation (checked)
Appeal
Building & Site Design
Comprehensive Plan Amendment
Conditional Use Permit
Development Agreement
Modification
Home Occupation
Daycare
Kennel License
Commercial
Mobile Home Park
Legal Non-Conforming Use
Planned Unit Development/MPC
RV Park
Subdivision
Short
Preliminary
Final
Condo
Temporary Use Permit
Fireworks Stand
Vacation
Variance
Zoning Map/Ordinance Amendment
Other:

You must attach any corresponding checklists with your application or it will not be accepted

Applicant Name: Blake Wolf - Wolf Building Phone: 208-941-7700
Applicant Address: 843 W. Horizon Wy Email: Wolfbuildingco@gmail.com
City: Nampa State: ID Zip: 83686

Interest in property: Own Rent Other: Under contract to purchase (checked)

Owner Name: Gene & Mary Hazen / Paintbrush Enterprise LLC Phone:
Owner Address: PO Box 13 Email:
City: Nampa State: ID Zip: 83686

Contractor Name (e.g., Engineer, Planner, Architect): Wolf Building
Firm Name: Phone:
Contractor Address: Email:
City: State: Zip:

**Subject Property Information**

Address: 4618 Airport Rd & 325 N. Happy Valley Rd  
 Parcel Number(s): ~~R317101000~~ / R3172700000 Total acreage: 4.57 Zoning: AG  
R3171701000  
 Type of proposed use:  Residential  Commercial  Industrial  Other: \_\_\_\_\_  
 Project/Subdivision Name: TBD Airport Happy Valley Development  
 Description of proposed project/request: Multi-family with each building on its own lot within a subdivision  
 Proposed Zoning: RMH Acres of each proposed zone: 4.5

**Development Project Information (if applicable)**

Lot Type	Number of Lots	Acres
Residential		
Commercial		
Industrial		
Common (Landscape, Utility, Other)		
Open Space		
<b>Total</b>		

**Please answer all questions that are relevant to your project**

Minimum square footage of structure: \_\_\_\_\_ Maximum building height: 25'  
 Minimum property size (s.f.): \_\_\_\_\_ Average property size (s.f.): \_\_\_\_\_  
 Gross density: \_\_\_\_\_ Net density: \_\_\_\_\_  
 Type of dwelling proposed:  Single-family Detached  Single-family Attached  
 Duplex  Multi-family  Condo  Other: \_\_\_\_\_  
 Proposed number of units: 48-64 (12-16 fourplexes)  
 Total number of parking spaces provided: per code  
 % of open space/common area: per code

**Completed applications and checklists can be sent to: [pzall@cityofnampa.us](mailto:pzall@cityofnampa.us)**

**Authorization**

Print applicant name: Blake Wolf  
 Applicant signature: [Signature] Date: 8/24/21

**City Staff**

Received by: BH Received date: 08/25/21