



# APPLICATION FOR CONDITIONAL USE PERMIT

PLANNING AND ZONING DEPARTMENT

411 3<sup>RD</sup> STREET S., NAMPA, IDAHO 83651 P: (208) 468-4487 F: (208) 465-2261

Nonrefundable Fee: **\$234.00** (1 acre or less) Nonrefundable Fee: **\$463.00** (more than 1 acre)

Applicant Name The Housing Company, an Idaho nonprofit corporation	Home Number 208-331-4765
Street Address 565 W Myrtle Street, Suite 250	Mobile Number
City Boise State Idaho Zip code 83702	Email Blakej@ihfa.org
Property Owner Name Thomas A. Hagood Living Trust	Home Number
Street Address 3649 Oxbow Drive	Mobile Number
City Nampa State Idaho Zip Code 83686	Email
Applicant's interest in property: ( ) Own ( ) Rent ( x ) Other Purchase Contract	
ADDRESS OF SUBJECT PROPERTY: 4104 Garrity Blvd & 1010 N 39th Street	

### Please provide the following REQUIRED DOCUMENTATION to complete the CUP

- A copy of one of the following:  Warranty Deed  Proof Of Option  Earnest Money Agreement
- A sketch drawing of the site & any adjacent property affected, showing all existing & proposed locations of streets, easements, property lines, uses, structures, driveways, pedestrian walks, off-street parking & off-street loading facilities and landscaped areas, preliminary or final building plans & building elevations, together with any other information considered pertinent to the determination of this matter.
- Signed & Notarized Affidavit of Legal Interest (attached). Form **must** be completed by the legal owner (If owner is a corporation, submit a copy of the Articles of Incorporation or other evidence to show that the person signing is an authorized agent)
- Original Legal description of property AND a legible WORD formatted document. (Must have for final recording) Old or illegible title documents will need to be retyped in a WORD formatted document.

### Project Description

➤ State (or attach a letter stating) the reason for the proposed Conditional Use Permit: \_\_\_\_\_  
 Construction of 81 multifamily units

Dated this 13th day of May, 2020

  
 Applicant Signature

### NOTICE TO APPLICANT

This application will be referred to the Nampa Planning Commission for its consideration. The Planning Commission shall hold a public hearing on the application and it shall be granted or denied. Notice of public hearing must be published in the Idaho Press-Tribune 15 days prior to said hearing. Notice shall also be posted on the premises not less than 1 week prior to the hearing. Hearing notices will also be mailed to property owners or purchasers of record within 300 feet of the subject property. You will be given notice of the public hearing and should be present to answer any questions.

If a Conditional Use Permit is granted by the Planning Commission, it shall not become effective until after an elapsed period of 15 days from the date of Planning Commission action. During this time any interested person may appeal the action to the City Council. You will be notified of any pending appeals.

If the conditional use permit is denied by the Planning Commission, you may appeal the decision to the City Council within 15 days from the date such action is taken by the Planning Commission. At the time the Conditional use permit becomes effective you will be sent a document which constitutes an official "Conditional Use Permit". This document will enumerate the conditions attached to the issuance of the permit and state the consequences of failure to comply.

### OFFICE USE ONLY

FILE NUMBER: CUP - \_\_\_\_\_ - 20\_\_\_\_\_ PROJECT NAME \_\_\_\_\_



# City of Nampa

PLANNING and ZONING DEPARTMENT

OFFICE (208) 468-5484

CITY HALL 411 THIRD STREET SO. NAMPA, IDAHO 83651 FAX (208) 465-2261

## AFFIDAVIT OF LEGAL INTEREST

STATE OF IDAHO )

:SS

COUNTY OF CANYON )

- A. I, Thomas A. Agood, whose address is 43649 S Oxbow Pl, Nampa being first duly sworn upon oath, depose and say that I am the owner of record of the property described on the attached application.
- B. I grant my permission to \_\_\_\_\_, whose address is \_\_\_\_\_, to submit the accompanying application pertaining to the property described on the attached application.
- C. I agree to indemnify, defend and hold the City of Nampa and its employees harmless from any claim or liability resulting from any dispute as to the statements contained herein or as to the ownership of the property which is the subject of the application.

Dated this 13 day of May, 2020.

Thomas A. Agood

Signature

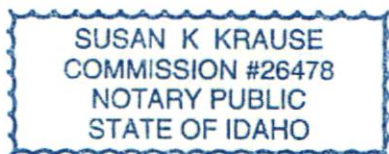
SUBSCRIBED AND SWORN to before me the 13 day of May, 2020

Susan K Krause

Notary Public for Idaho

Residing at: Idaho

Commission Expires: 9-4-2020





# CHICAGO TITLE INSURANCE COMPANY

File No. 461117

## Exhibit 'A'

### Parcel 1

Commencing at the Northwest corner of the South Half of the Southeast Quarter of Section 13, Township 3 North, Range 2 West, Boise Meridian, Canyon County, Idaho, and running East a distance of 276.1 feet along the North boundary line of the aforescribed South Half of the Southeast Quarter of Section 13 to the POINT OF BEGINNING; thence

South a distance of 322 feet, more or less, to the center of the Dewey Irrigation Lateral; thence South 75°30' East a distance of 355.6 feet to the intersection of the centerline of the State Highway; thence

North 56°6' East a distance of 74.3 feet along the centerline of the State Highway; thence North 44°19' West a distance of 491.4 feet to the intersection of the North boundary line of the South Half of the Southeast Quarter of the aforescribed Section 13; thence West a distance of 71.9 feet to the Point of Beginning.

Excepting therefrom:

A parcel of land lying in a portion of the Southwest Quarter Southeast Quarter of Section 13, Township 3 North, Range 2 West, Boise Meridian, Canyon County, Idaho, said parcel being more particularly described as follows:

Commencing at the iron pin marking the Quarter corner common to Sections 13 and 24, Township 3 North, Range 2 West, Boise Meridian, Canyon County, Idaho; thence, North 00°33'47" East 1325.85 feet to the iron pin marking the Northwest corner of the said Southwest Quarter Southeast Quarter of Section 13; thence South 55°38'03" East 696.76 feet to the North right-of-way line of Garrity Boulevard, said point being the Point of Beginning; thence along the following courses and distances: North 76°31'47" West 47.03 feet; thence North 56°20'16" East 125.90 feet; thence South 42°55'48" East 34.90 feet to said North right-of-way line; thence, South 56°19'27" West 99.52 feet to the Point of Beginning, said parcel

Also Excepting therefrom:

A parcel of land lying in a portion of the Southwest Quarter Southeast Quarter of Section 13, Township 3 North, Range 2 West, Boise Meridian, Canyon County, Idaho, said parcel being more particularly described as follows:

Commencing at the iron pin marking the Quarter corner common to Sections 13 and 24, Township 3 North, Range 2 West, Boise Meridian, Canyon County, Idaho; thence North 00°33'47" East 1325.85 feet to the iron pin marking the Northwest corner of the said Southwest Quarter Southeast Quarter of Section 13; thence South 55°38'03" East 696.76 feet to the North right-of-way line of Garrity Boulevard, said point being the Point of Beginning; thence along the following courses and distances: North 56°19'27" East 99.52 feet along said right-of-way line; thence South 42°55'48" East 33.44 feet to the centerline of said Garrity Boulevard; thence South 56°19'27" West 74.28 feet along said centerline; thence North 76°31'47" West 45.01 feet to the Point of Beginning, said parcel



## CHICAGO TITLE INSURANCE COMPANY

### Parcel 2

A part of the South One-Half of the Southeast Quarter of Section 13, Township 3 North, Range 2 West of the Boise Meridian, Canyon County, Idaho, more particularly described as follows:

Beginning at the Northwest corner of the South One-Half of the Southeast Quarter of Section 13, Township 3 North, Range 2 West of the Boise Meridian, and running South 312.7 feet along the North and South center line of the aforesaid described Section 13; thence

South 89°12' East 233.0 feet along the center of the Dewey Irrigation Lateral; thence

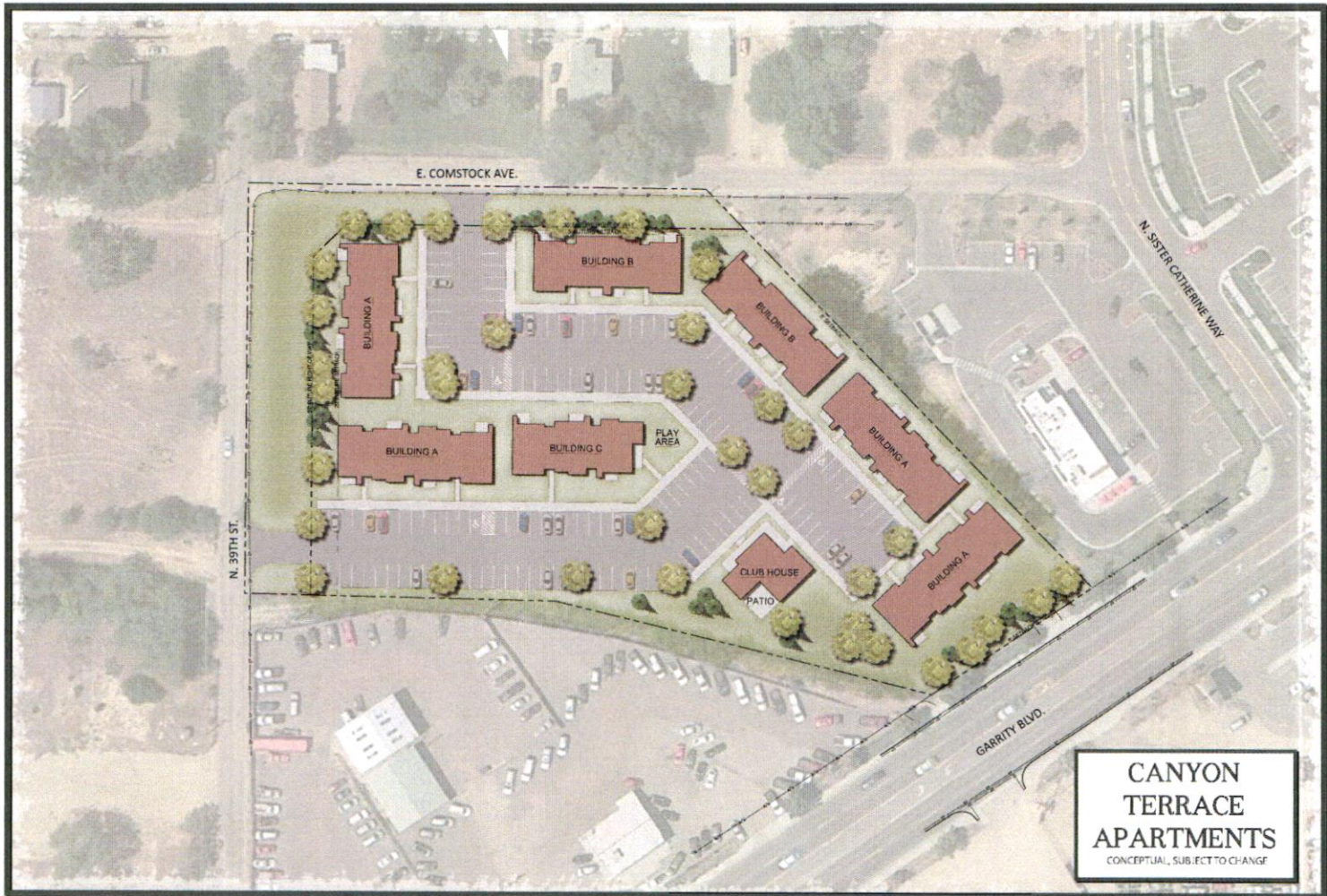
South 75°30' East 44.4 feet; thence

North 322.0 feet, more or less, to the intersection of the North boundary line of the South One-Half of the Southeast Quarter of the above described Section 13; thence

West 276.1 feet to the Point of Beginning.







**CANYON  
TERRACE  
APARTMENTS**  
CONCEPTUAL, SUBJECT TO CHANGE







# INVOICE

**BILLING CONTACT**

Pete Rockwell  
GLANCEY/ROCKWELL & ASSOCIATES  
S 1257 West River Street  
Boise, ID 83702

INVOICE NUMBER	INVOICE DATE	INVOICE DUE DATE	INVOICE STATUS	INVOICE DESCRIPTION
00048868	05/18/2020	05/18/2020	Due	NONE

REFERENCE NUMBER	FEE NAME	TOTAL
CUP-00184-2020	Conditional Use Permit (More than 1 Acre)	\$463.00
1010 N 39Th St Nampa, ID 83687		<b>SUB TOTAL</b> \$463.00

**TOTAL** \$463.00