


Charlene Way

From: clerk@meridiancity.org
Sent: Friday, December 18, 2020 3:35 PM
To: Charlene Way
Subject: Development Application Transmittals - Chewie Subdivision H-2020-0120

 To help protect your privacy, Outlook prevented automatic download of this picture from the Internet.
Development Application Transmittal
Link to Project Application: Chewie Subdivision PP H-2020-0120
Hearing Date: 2-4-2021
Assigned Planner: Joseph Dodson
<i>To view the City of Meridian Public Records Repository, Click Here</i>

The above "Link to Project Application" will provide you with any further information on the project.

The City of Meridian is requesting comments and recommendations on the application referenced above. To review the application and project information please click on the application link above. The City of Meridian values transparency and makes a variety of information available to the public online through our public records repository.

We request that you submit your comments or recommendations prior to the hearing date specified above. When responding, please reference the file number of the project. If responding by email, please send comments to cityclerk@meridiancity.org.

For additional information associated with this application please contact the City of Meridian Planner identified above at 208-884-5533.

Thank you,

City Clerk's Office

33 E. Broadway Ave., Meridian, Idaho 83642

Phone: 208.888.4433 | Email: cityclerk@meridiancity.org



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All e-mail messages sent to or received by City of Meridian e-mail accounts are subject to the Idaho law, in regards to both release and retention, and may be released upon request, unless exempt from disclosure by law.

Commission Hearing Date: February 4, 2021

Planner: Joseph Dodson

File No.: H-2020-0120

Project Name: Chewie Subdivision

Request: Preliminary Plat for six (6) industrial lots on 43.87 acres of land in the I-L zoning district, by Kent Brown Planning.

Location: The site is located at 2490 W. Franklin Road and the lot directly north, in the S ½ of Section 11, Township 3N., Range 1W.



Type of Review Requested

Hearing

File number: H-2020-0120
Assigned Planner: Joseph Dodson
Related Files: _____

Applicant Information

Applicant name: KENT BROWN, KENT BROWN PLANNING SERVICES Phone: 208-871-6842
Applicant address: 3161 E SPRINGWOOD DR, MERIDIAN, ID 83642 Email: kentlkb@gmail.com

Owner name: MICHAEL ADLER, ADLER AB OWNER XI LLC Phone: _____ Fax: _____
Owner address: 10259 W EMERALD ST STE 100, BOISE, ID 83704 Email: BMILLER@ADLER-INDUSTRIAL.COM

Agent name (e.g. architect, engineer, developer, representative): KENT BROWN
Firm name: KENT BROWN PLANNING SERVICES Phone: 208-871-6842 Fax: _____
Address: 3161 E SPRINGWOOD DR Email: kentlkb@gmail.com

Contact name: _____ Phone: _____ Fax: _____
Contact address: _____ Email: _____

Subject Property Information

Location/street address: 2490 W FRANKLIN RD
Assessor's parcel number(s): S1211346755
Township, range, section: 3N1W11

Project Description

Project/Application Name: Chewie Subdivision - PP
Description of Work: PRELIMIINARY PLAT FOR 6 INDUSTRIAL LOTS

Application Information

APPLICATION TYPES	
Preliminary Plat - PP:	CHECKED
ADDRESS VERIFICATION	
Address Verification Permit Number:	LDAV-2020-0629
TYPE OF USE PROPOSED	
Industrial:	CHECKED
PROPERTY INFORMATION	
General Location:	2490 W FRANKLIN ROAD
Current Land Use:	VACANT
Total Acreage:	43.87
Prior Approvals (File Numbers):	C-NEW-2020-0070
Traffic Study Required per ACHD:	No
ZONING DISTRICT(S)	
I-L:	CHECKED
FLUM DESIGNATION(S)	
Industrial:	CHECKED
Acreage - Industrial:	43.87
PROJECT INFORMATION	
Landscape Plan Date (MM/DD/YYYY):	11/25/2020
Who will own and Maintain the Pressurized Irrigation System in this Development:	PROPERTY OWNERS
Irrigation District:	NAMPA MERIDIAN
Number of Residential Units:	0
Minimum Square Footage of Living Area (Excluding Garage):	0
Gross Density:	0
Net Density:	0
What was the date of your pre-application meeting?:	10/15/2020
What was the date of your neighborhood meeting?:	10/20/2020
PROPERTY POSTING	
I agree to comply with the Commitment of Property Posting regulations per UDC 11-5A-6D:	CHECKED
PLATS ONLY	
Number of Building Lots:	6
Number of Common Lots:	0
Total Number of Lots:	6
Minimum Lot Size:	1.9AC
Average Lot Size:	6.78 AC
Area of Plat:	43.87
Plat Date (MM/DD/YYYY):	11/20/2020

QUALIFYING OPEN SPACE	
Other Qualified Open Space:	N/A
Acres of Qualified Open Space:	N/A
Percentage of Qualified Open Space:	N/A
QUALIFYING SITE AMENITIES	
Other Qualified Site Amenities:	N/A
TIME EXTENSION INFORMATION	
Number of months extension:	24
APPLICATION DISCLAIMER	
I have read and accept the above terms:	CHECKED
Your signature:	KENT BROWN
MISC	
Is new record:	No

KENT BROWN PLANNING SERVICES

December 18, 2020

Meridian City Council
33 E. Broadway Ave
Meridian, ID 83642

RE: Preliminary Plat for Chewie Subdivision

Dear Planning and Zoning Commission & City Council:

On behalf of Adler AB Owner XI LLC, we respectfully request your approval of the preliminary plat for Chewie, Subdivision. This preliminary plat contains six light industrial buildable lots on 43.87 acres. The subdivision is located 1700 feet east of the southeast corner of N. Franklin Road and N. TenMile Road.

Chewie Subdivision is Industrial Park with city services. Construction plans have already been submitted for improvements as a part of the DID – 3 construction plan approval.(LDIR-2020-0011 & C-NEW-2020-0070) This site has excellent location for industrial development due to the surrounding uses and excellence connection to I -84 from Franklin Blvd.

Thank you for your help and consideration.

Sincerely,

A handwritten signature in black ink, appearing to read "Kent Brown". The signature is stylized and cursive.

Kent Brown, Planner