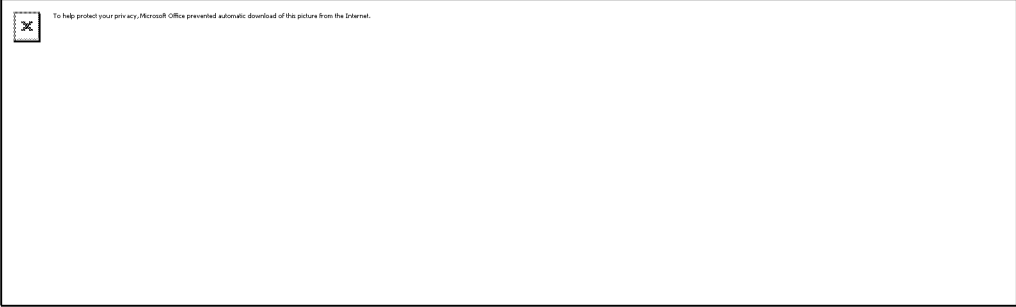


Charlene Way

From: clerk@meridiancity.org
Sent: Friday, November 13, 2020 4:35 PM
To: Charlene Way
Subject: Development Application Transmittals - Southridge South PP, RZ H-2020-0083


Development Application Transmittal
Link to Project Application: Southridge South PP, RZ H-2020-0083
Hearing Date: December 17, 2020
Assigned Planner: Sonya Allen
<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



Built for Business, Designed for Living

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: December 17, 2020 Planner: Sonya

File No.: H-2020-0083

Project Name: Southridge South

Request:

- Rezone of 7.15 acres of land from the R-4 to the R-2 zoning district and 28.89 acres of land from the R-2 and R-4 to the R-8 zoning district; and
- Preliminary plat consisting of 254 buildable lots and 29 common lots on 83.77 acres of land in the R-2 and R-8 zoning districts

by The Land Group, Inc.

Location: The site is generally located south of W. Overland Rd., east of S. Ten Mile Rd., in the north ½ of Section 23, Township 3N., Range 1W.



Type of Review Requested

Hearing

File number: H-2020-0083
Assigned Planner: Sonya Allen
Related Files: _____

Applicant Information

Applicant name: TAMARA THOMPSON, THE LAND GROUP, INC. Phone: _____

Applicant address: 462 E. SHORE DRIVE, STE 100, EAGLE, ID 83616 Email: tamara@thelandgroupinc.com

Owner name: TIM ECK, ENDURANCE HOLDINGS Phone: _____ Fax: _____

Owner address: 1977 E. OVERLAND RD, MERIDIAN, ID 83642 Email: _____

Agent name (e.g. architect, engineer, developer, representative): TAMARA THOMPSON

Firm name: THE LAND GROUP, INC. Phone: _____ Fax: _____

Address: 462 E. SHORE DRIVE, STE 100 Email: tamara@thelandgroupinc.com

Contact name: _____ Phone: _____ Fax: _____

Contact address: _____ Email: _____

Subject Property Information

Location/street address: 2347 W OVERLAND RD

Assessor's parcel number(s): S1223131380

Township, range, section: 3N1W23

Project Description

Project/Application Name: Southridge South - PP, RZ

Description of Work: Rezone to R-2 and R-8, Preliminary Plat for 254 single family lots with 29 common lots in R-2 and R-8

Application Information

APPLICATION TYPES	
Preliminary Plat - PP:	CHECKED
Rezone - RZ:	CHECKED
ADDRESS VERIFICATION	
Address Verification Permit Number:	LDAV-2020-0450
TYPE OF USE PROPOSED	
Residential:	CHECKED
Single-Family Detached:	CHECKED
PROPERTY INFORMATION	
General Location:	Overland Road
Current Land Use:	vacant
Total Acreage:	85.27
Prior Approvals (File Numbers):	AZ-06-031, PP-06-031, PBA-08-014, RZ-11-002, PBA-14-012, MDA-15-010
ZONING DISTRICT(S)	
R-2:	CHECKED
R-8:	CHECKED
FLUM DESIGNATION(S)	
Low Density Residential:	CHECKED
Acreage - Low Density Res:	22.25
Medium Density Residential:	CHECKED
Acreage - Medium Density Res:	63.02
PROJECT INFORMATION	
Site Plan Date (MM/DD/YYYY):	12/20/2019
Landscape Plan Date (MM/DD/YYYY):	12/20/2019
Percentage of Site Devoted to Landscaping:	18
Who will own and Maintain the Pressurized Irrigation System in this Development:	HOA
Irrigation District:	Nampa Meridian Irrig
Primary Irrigation Source:	Ridenbaugh Canal
Secondary Irrigation Source:	City of Meridian
Square Footage of Landscaped Areas to be Irrigated by City Water Connection:	546,371
Proposed Building Height:	per code
Number of Residential Units:	254
Gross Density:	2.98
AZ / RZ ONLY	
R-2:	CHECKED
Acreage - R-2:	22.25
R-8:	CHECKED
Acreage - R-8:	63.02

PLATS ONLY	
Number of Building Lots:	254
Number of Common Lots:	30
Total Number of Lots:	284
Minimum Lot Size:	4400
Average Lot Size:	34700
TIME EXTENSION INFORMATION	
Number of months extension:	24
APPLICATION DISCLAIMER	
I have read and accept the above terms:	CHECKED
Your signature:	Tamara Thompson
MISC	
Is new record:	No

