

NOTICE OF AGENCY REVIEW



I hereby certify that a true and correct copy of this "Notice of Agency Review" was digitally transmitted or mailed (postage prepaid) on this **26th** day of **February 2025**.



Jenna Brown, Administrative Assistant III

This notice was mailed to political subdivisions, property owners within 300 feet of the subject property, and the media on **Wednesday, February 26, 2025**.

File VA0004-25 - Variance - Administrative - Shoreline setback

The above-named application has been submitted to the Bonner County Planning Department for processing and has been determined to be complete. The applicants are requesting a variance for a 38' shoreline setback where 40' is required, to expand a deck, on a 1.080 acre lot. The property is zoned Recreation. The project is located off of Pinto Point Road in Section 27, Township 61 North, Range 4 West, Boise-Meridian.

To review this application, go to the Planning Department web site at bonnercountyid.gov/current-projects. If you experience difficulties visiting the project web page, try an alternative browser (Mozilla Firefox or Google Chrome) for access. If you prefer to receive hard copies of the application or have any difficulties reaching this web site, please contact the planning department as soon as possible.

Please review the application relative to your agency's area of expertise and include any recommended conditions of approval and supporting code sections by **March 27, 2025**. If your agency requires any additional information from the applicant, please advise the planning department in writing allowing ample time for applicant response. All comments will be forwarded to the applicant and representatives. If no response is provided, staff will conclude your agency has no objections to the project or recommended conditions.

If you have no comment or response, you may indicate below and return this form to the Planning Department.

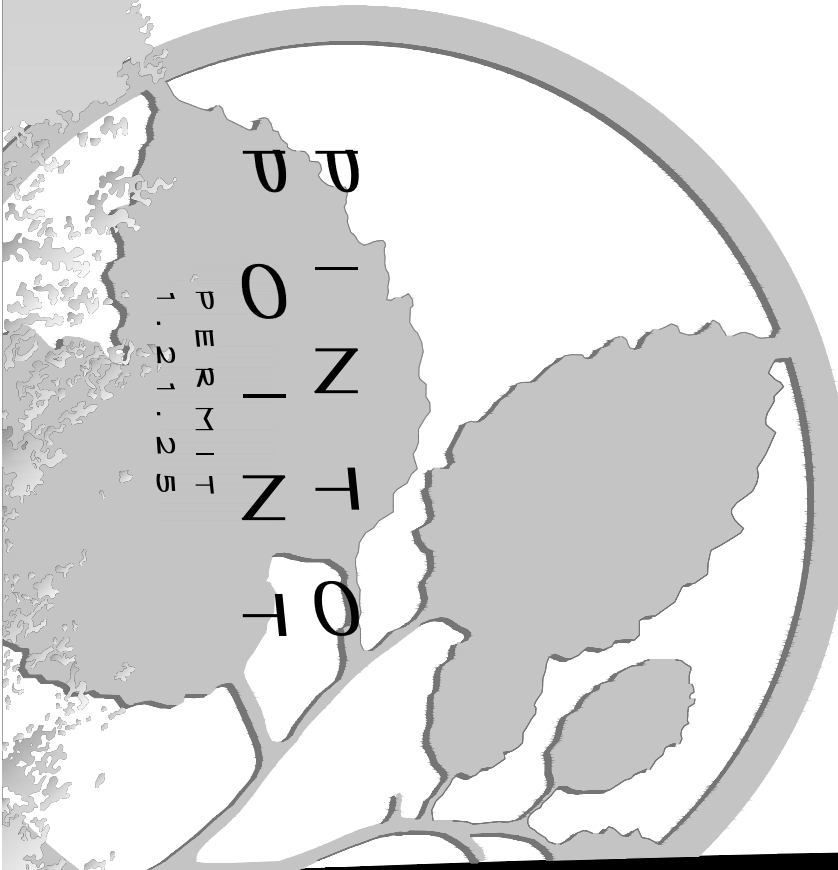
NO COMMENT _____
Name Date

ADDITIONAL NOTES:
• ALL SPOT ELEVATIONS, SETBACKS AND TREE LOCATIONS ARE APPROXIMATE AND ARE TO BE FIELD VERIFIED DURING CONSTRUCTION

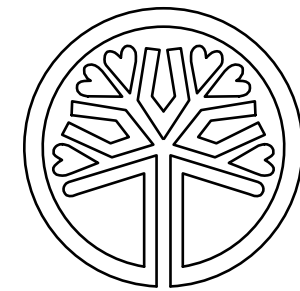
PINTO POINT RESIDENCE
PROPOSED SITE PLAN



- EXISTING TREE
- GRAVEL DRIVEWAY AND PARKING AREA
- 30' X 60' REGULATION PICKLEBALL COURT WITH DRAIN ROCK PARTIAL BORDER
- STORMWATER RUNOFF SWALE
- NATURAL BOULDER WALLS TO RAISE/LEVEL GRADES
- BELGARD PAVER WALKWAY WITH CUT STONE STAIRS
- CONTOUR LINE
- LIMITS OF DISTURBANCE
- LOCATION OF EXISTING DECK TO BE REMOVED
- PROPOSED DECK (44 SQUARE FOOT ENCROACHMENT INTO SETBACK)



This landscape plan is the property of Alderwood Landscaping Incorporated (Alderwood). The use of this plan in whole or in part without the express written permission of Alderwood is prohibited. Reproduction of this document is strictly limited to Alderwood's own use and distribution. This plan was created for the design/build use of Alderwood. As such, Alderwood shall not be responsible for creation, installation, or maintenance of any part of these plans by any individuals or companies other than Alderwood. Any deviation from the aforementioned statement must be defined in writing with Alderwood. This plan was created based on information and measurements acquired from others and/or site visits. It is the responsibility of the contractor to verify measurements and locations in the field prior to construction. Any revisions necessary or otherwise shall be approved by Alderwood's Landscape Architect prior to completion. This drawing shall not be considered in any way to be a legal survey and Alderwood shall not be held responsible for errors, omissions, or revisions made by any other company. For all work completed outside the scope of Alderwood's construction contracts it shall be the sole responsibility of the applicable contractor to obtain all necessary permits.



MICHAEL AARON SEMERAD
CERTIFICATE NO. 652