

PARCEL INFORMATION:

Section #: 26 Township: 54 Range: 3 WEST Parcel acreage: 5.0
 Parcel # (s): LOT 3
 Legal description: 216 MARA MEADOWS, ATHOL, ID. 83801

Current landowner's name: JOSEPH S. PERRY
 Current zoning: RESIDENTIAL Current use: RESIDENTIAL
 What zoning districts border the project site?
 North: SAME East: SAME
 South: SAME West: SAME

Comprehensive plan designation:

Uses of the surrounding land (describe lot sizes, structures, uses):

North: 5 ACRE LOTS
 South: 30 ACRE LOT
 East: 10 + ABOVE ACRE LOTS
 West: 5 ACRE LOT

Within Area of City Impact?: ☐ Yes ☒ No If yes, which city?:

Detailed directions to site: MARA MEADOWS IS OFF MINERAL RIDGE FRONTAGE ROAD TO HWY 95. LOT 3 IS THIRD DRIVEWAY ON THE RIGHT.

NARRATIVE STATEMENT:

Describe whether conditions apply to the property that do not apply generally to other properties in the same zone or vicinity, which conditions are a result of lot size, shape, topography, or other circumstances over which the applicant has no control. BCRC 12-234(a) Explain why it is not possible to comply with the ordinance standards. Example: A site may have excessive slopes that prevent a structure from meeting the required setbacks. MY GENERAL CONTRACTOR THAT IS BUILDING MY HOME THOUGHT THE SET BACK OF 25' WAS MEASURED FROM THE FOUNDATION. THAT MEASUREMENT IS 25'6". THE HOUSE IS 76' LONG ON THE SIDE IN QUESTION. I WOULD LIKE TO HAVE A 24" EYE ALONG THE HOUSE, AND A SMALL SIAB AND OVERHANG WHERE THE BACK DOOR IS. SO A I NEED 18" MORE ALONG THE HOUSE FOR THE EYE, AND WHERE THE DOOR IS 5' MORE.

Explain how special conditions and circumstances do not result from the actions of the applicant. BCRC 12-234(b) Example: Did the applicant reduce the size of his/her parcel, thereby creating an "unbuildable" parcel? THE ROCK OUTCROPPINGS AND SEVERE SLOPES AROUND THE BUILD SITE, MADE THIS SPOT THE ONLY ONE FEASIBLE. ALSO THE SITE CHOSEN FOR THE WELL AND SEPTIC SYSTEM WERE AS CLOSE AS WE COULD GET, WITHOUT BEING ON A SLOPE. I TRIED TO GET ON A FLAT BUILD SPOT WITHOUT DOING A VERY EXPENSIVE FILL TO THE EAST. I ALSO DID NOT WANT TO REMOVE ABOUT A HUNDRED MATURE TREES.