



BONNER COUNTY PLANNING DEPARTMENT

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planning@bonnercountytid.gov (email) www.bonnercountytid.gov (web page)

MODIFICATION OF TERMS OF PERMIT APPLICATION

FOR OFFICE USE ONLY:

FILE #

MOD0002-26

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david.fisher , 4/16/2026, 1:46:34 PM

PROJECT DESCRIPTION:

Modification request: expansion of existing fenced compound and addition of (2) fiber huts

Permit File # of original application: CUP0020-23

Date original permit was approved: 4/10/2024

Type of Permit:

☒ Conditional Use Permit

☐ Variance

☐ Special Use Permit

☐ Plat

☐ Planned Unit Development

☐ Zone Change

APPLICANT INFORMATION:

Landowner name: Dave Yount

Mailing address: [REDACTED]

State: ID

Zip code: 83858

City: Rathdrum

Fax:

Telephone: [REDACTED]

E-mail:

REPRESENTATIVE'S INFORMATION:

Representative's name: Brady Adams

Company name: Intermountain Infrastructure Group, LLC

Mailing address: 533 Airport Blvd. Suite 400

State: CA

Zip code: 94010

City: Burlingame

Fax:

Telephone: 970-444-9943

E-mail: brady.adams@intermountainig.com

ADDITIONAL APPLICANT REPRESENTATIVE INFORMATION:

Name/Relationship to project: Jordan Perkins (applicant, and authorized agent for IIG)

Company name: Ontivity

Mailing address: 5400 Ward Rd, Bldg III

State: CO

Zip code: 80002

City: Arvada

Fax:

Telephone: 720-763-7939

E-mail: jordan.perkins@ontivity.com

PARCEL INFORMATION:

Section #: 24	Township: 55 North	Range: 6 West	Parcel acreage: 7.2
Parcel # (s): RP021090000010A			
Legal description: Lot 1 Hoodoo View Acres, according to the official plan thereof, filed in Book 18 of Plans at Page(s) 65, records of Bonner County, Idaho under recorder's instrument No. 1904542			
Current landowner's name: Dave Yount			
Current zoning: Commercial (C)		Current use: Commercial (C)	
What zoning districts border the project site?			
North: Rural 5 (R-5)		East: Rural 5 (R-5)	
South: Rural 5 (R-5)		West: Rural 5 (R-5)	
Comprehensive plan designation:			
Uses of the surrounding land (describe lot sizes, structures, uses):			
North: Rural 5 (R-5)			
South: Rural 5 (R-5)			
East: Rural 5 (R-5)			
West: Rural 5 (R-5)			
Nearest city: Blanchard		Distance to the nearest city: 13.7 miles	
Detailed directions to site:			

ADDITIONAL PROJECT DESCRIPTION:

Explain modification request: (Please attach additional pages if necessary)
Reason(s) for the modifications: expansion of existing compound and addition of fiber huts to support fiber network
Which section(s) of the Bonner County Revised Code are affected by the modification? none
What effect will the modification have on the project's land use code requirements? (Density, open space, setbacks, parking, etc.) none

ACCESS INFORMATION:

Access to the project site is:	☐ Public	☒ Private
Road Name:		
Road maintenance will be provided by:		

SITE INFORMATION:

Please provide a detailed description of the following land features:	
Topography (lay of the land), including estimated maximum slope, rock outcroppings, benches, etc:	
Water courses (lakes, streams, rivers & other bodies of water): n/a	
Springs & wells: n/a	
Existing structures (size & use): (1) existing 12'x36' fiber hut for fiber network maintenance	
Land cover (timber, pastures, etc): pastures	
Are wetlands present on site? ☐ Yes ☒ No	Source of information: Milman surveying group
Other pertinent information (attach additional pages if needed):	

SERVICES:

Sewage disposal will be provided by:

☐ Existing Community System - List name of sewer district or provider and type of system:☐ Proposed Community System - List type & proposed ownership:☐ Individual system - List type:

Explain the type of sewage system, capacity, maintenance plan, location of facilities, if applicable and other details: no sewage is needed

Water will be supplied by:

☐ Existing public or community system - List name of provider:☐ Proposed Community System - List type & proposed ownership:☐ Individual well

Please explain the water source, capacity, system maintenance plan, storage and delivery system and other details: no water is needed

Distance (in miles) to the nearest:

Public/community sewer system: n/a

Solid waste collection facility: na

Public/community water system: n/a

Fire station: 2.63 miles

Elementary school: 5.2 miles

Secondary schools: 1.1 miles

County road: .09 miles

County road name: McDonald Creek Rd

Which fire district will serve the project site?

Which power company will serve the project site?

How is the proposed modification not in conflict with the policies of the Comprehensive Plan?Property Rights:
No impactPopulation:
No impactSchool facilities & Transportation:
No impactEconomic Development:
No impact

Land Use:
No impact

Natural Resources:
No impact

Hazardous Areas:
No impact

Public Services:
No impact

Transportation:
No impact

Recreation:
No impact

Special Areas or Sites:
No impact

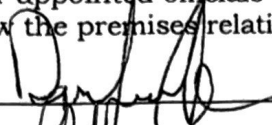
Housing:
No impact

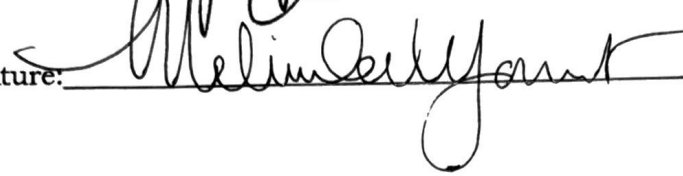
Community Design:
No impact

Agriculture:
No impact

Implementation: (Not required to complete this element)

I hereby certify that all the information, statements, attachments and exhibits submitted herewith are true to the best of my knowledge. I further grant permission to Bonner County employees and representatives, elected or appointed officials to enter upon the subject land to make examinations, post the property or review the premises relative to the processing of this application.

Landowner's signature:  Date: 4-14-2026

Landowner's signature:  Date: 4/14/2026