

**From:** [Jeff Likes](#)  
**To:** [Hanna Veal](#)  
**Cc:** [Jeff Likes](#)  
**Subject:** RE: CUPFY2023-0008 Acceptance Letter  
**Date:** Monday, May 15, 2023 5:35:33 PM  
**Attachments:** [image006.png](#)  
[image008.png](#)  
[image009.png](#)  
[image010.png](#)  
[image011.png](#)

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Hanna  
Good afternoon

Hopefully this will address your concerns

o What are the anticipated tenants? How will they utilize the tenant spaces?

These spaces have changes- no more rv storage, mainly office uses with some storage behind, Residential Plumber, Office/warehouse, 2 units; Personalized Calendar Printing Company, Office/warehouse, 1 unit; Real Estate Development Company, Office/warehouse, 1 unit; Residential Real Estate Brokerage Company, Office/ warehouse, 2 units; Small office in front with warehouse, 4 units.

o Are both structures proposed with all tenant spaces requesting the CUP approval for industry flex? Or is it limited to the 10-unit structure towards the rear?

No to both structures, limited to the 10 unit structure at the rear of the property. The small 2 tenant structure will be built at this time

o The application mentions the storage of RV's, "Storage Yard, Commercial Recreational Vehicle" No RV storage/No storage yard/No commercial RV storage.

is a separate use within Garden City Code. It is described as "The use of a site for the storage of

two (2) or more recreational vehicles or trailers where individual, outside or inside storage

spaces are utilized, rented, leased or sold to owners of recreational vehicles.", but is not

permitted within the C-2 zoning district. How do you intend to better fit within the "Industry

Flex" definition? The structure will be marketed and sold as Industrial Flex, that is, an office in the front served by a storefront door with warehouse space behind the office served by an overhead door.

o What will be the occupancy classification of the structure(s) (and tenant spaces)? Maybe Light Industrial Flex or better yet, office uses

**JEFF LIKES**



Principal Architect  
AIA, NCARB  
1119 State Street, Suite 120  
Eagle, Idaho 83616  
p. 208.514.2713 Ext. 8200  
c. 208.941.7261  
e. [jeff@alcarchitecture.com](mailto:jeff@alcarchitecture.com)

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**From:** Hanna Veal <[hveal@GARDENCITYIDAHO.ORG](mailto:hveal@GARDENCITYIDAHO.ORG)>  
**Sent:** Friday, May 12, 2023 2:19 PM  
**To:** Jeff Likes <[Jeff@alcarchitecture.com](mailto:Jeff@alcarchitecture.com)>  
**Subject:** CUPFY2023-0008 Acceptance Letter

Jeff,

Please see attached.



**Hanna Veal**

*Associate Planner*

Development Services Department, **City of Garden City**

p: 208-472-2922

a: 6015 Glenwood Street, Garden City, ID 83714

w: [www.gardencityidaho.org](http://www.gardencityidaho.org)



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