



## DEVELOPMENT SERVICES DEPARTMENT

6015 Glenwood Street ■ Garden City, Idaho 83714  
Phone 208/472-2921 ■ Fax 208/472-2996 ■  
www.gardencityidaho.org

October 18, 2019

American Cleaning Services  
Attn: Eli Schmoeger  
616 W. Front Street  
Boise, ID 83702

Via email:eli@americancleaning.com

Re: Determination of Completedness/Application Acceptance

Dear Eli,

This letter is to inform you that Conditional Use Permit CUPFY2020-1, a request for the use Service Provider and located at 120 E. 43<sup>rd</sup> Street, has been scheduled to be heard by the Planning and Zoning Commission on **November 20, 2019, at 6:30 p.m.** The hearing will be held in the City Council Chambers of Garden City Hall, 6015 N. Glenwood, Garden City, Idaho 83714.

The materials that were submitted in conjunction with the application have been accepted.

Per GCC Table 8-6A-2 the required application information appears to have been submitted. **The review to determine completeness was cursory. It appears that there is adequate information to conduct the review, however, upon more in depth review of the materials we may require further information.**

Between now and the scheduled hearing we will be sending notice to stakeholders requesting review of your project, providing legal notifications and reviewing your project for compliance with applicable regulations. Due to open meeting laws it is requested that the applicant does not contact the decision makers off the record. All documentation and comments should be submitted through staff or at the Public Hearing.

It is our goal to provide you with a draft report so that you may review it ahead of time. We appreciate feedback as to accuracy of information and willingness to adhere to any proposed conditions of approval.

The following items must be completed and or provided **prior to each hearing:**

- The site shall be posted with a Public Hearing Notice sign by **November 10, 2019** in accordance with Garden City Code 8-6A-7.
- An affidavit of property posting and photos of the sign must be submitted in accordance with Garden City Code 8-6A-7 by **November 13, 2019**. **Failure to complete this requirement will**

**result in the application being automatically continued to the next hearing. Subsequent failures to complete this requirement may result in the application's denial. Applications that are denied cannot resubmit in substantially the same form for one year.**

- Any outstanding fees must be paid.

What to expect at a meeting

- You or your representative must be present at the hearing to represent the application.
- Applications are often moved to the consent agenda if:
  - You agree with the staff report and the draft decision;
  - If no members of the public wish to testify in opposition to your application; or
  - A Planning and Zoning Commissioner does not wish to hear the application

If any of the above criteria are not met, the public hearing will be held.

- If a public hearing is held, The Chairman will then open the hearing. The hearing consists of:
  - The applicant presents their proposal.
  - Staff presents the staff report.
  - Public testimony is taken on the application.
  - The applicant has an opportunity to provide rebuttal testimony.
  - Public testimony is closed and the Commission deliberates and makes a decision.

Please contact Chris Samples, Associate Planner, with any questions concerning your application.

Sincerely,  
Development Services Department

CC: File

**From:** [planning](#)  
**Bcc:** [ABC - Idaho State Police](#); [Abe Blount](#); [ACHD Planning Review](#); [Alicia Martin](#); [Bill Bosworth](#); [building](#); [C. Miller](#); [C. Riddle](#); [Caleb Lakey](#); [Charissa Bujak](#); [Charles Leffler](#); [Charles Wadams](#); [Christian Samples](#); [Colin Schmidt](#); [Connie Sol](#); [D. Gordon](#); [D. Spurfma](#); [Daniel Pavlinik](#); [Darren Fluke](#); [Elfreda Higgins](#); [Eric Exline](#); [Fairview Acres Latera WUA](#); [Greg J. Martinez](#); [Info](#); [ITD Development Services District 3](#); [Jackson Heim](#); [James Page](#); [Jamie Huff](#); [Jeff Souza](#); [Jenah Thornborrow](#); [Jim Keyser \(jkeyser@idahostatesman.com\)](#); [Joe Canning Work](#); [John Evans](#); [Kevin Wallis](#); [L. Badigia](#); [Lanette Daw](#); [Lindsey Pettyjohn Library](#); [Lisa Leby](#); [M. reno](#); [M. Singlet](#); [Mack](#); [Mark](#); [Mark Jones](#); [Mark Wasdahl](#); [Nadine Curtis](#); [New Dry Creek](#); [Olesya Durfey](#); [Pam Beaumont](#); [Pam Beaumont Home](#); [planning](#); [Project Manager](#); [PVC1953](#); [R. Scott](#); [Rick Allen](#); [Robert Olson](#); [Ron Johnson](#); [S. Bryce Farris \(bryce@sawtoothlaw.com\)](#); [Shelley](#); [Susanna Smith](#); [T. Laws](#); [Tom Patterson](#); [Troy Vaughn](#); [WBSDMB](#); [Wed 2 No 1](#); [Yulia](#)  
**Subject:** City of Garden City Agency Notice  
**Date:** Friday, October 18, 2019 11:21:00 AM

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## **CITY OF GARDEN CITY AGENCY NOTICE**

Pursuant to Garden City Code 8-6A-7, you are hereby provided notice of the following application:

**CUPFY2020-1:** Eli Schmoeger with American Cleaning Service is requesting a conditional use permit for the use Service Provider associated with a disaster cleanup and window cleaning business. The property is located at 120 E. 43<sup>rd</sup> Street; Ada County Parcel R2734500756 and is zoned C-2 General Commercial: [LINK](#)

Please send comments to [planning@gardencityidaho.org](mailto:planning@gardencityidaho.org) by **November 4, 2019**. If you do not respond by this date, your response will be considered "No Comment." Comments should also be addressed to the applicant.

Comments may also be mailed to:

City of Garden City

Attn: Development Services

6015 N. Glenwood

Garden City, Idaho 83714

Please note it is the responsibility of those interested and/or affected jurisdictions to schedule their own applicable meeting. In some cases, Garden City's applications are processed before other jurisdictions' response, and the conditions of approval state that the approval is subject to statutory requirements of affected other jurisdictions

# Idaho Statesman

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## AFFIDAVIT OF PUBLICATION

Account #	Ad Number	Identification	PO	Amount	Cols	Depth
264046	0004427584		legal notice	\$51.20	2	2.00 In

**Attention:**

GARDEN CITY CITY OF  
6015 GLENWOOD ST  
GARDEN CITY, ID 837141347

VICTORIA RODELA, being duly sworn, deposes and says: That she is the Principal Clerk of The Idaho Statesman, a daily newspaper printed and published at Boise, Ada County, State of Idaho, and having a general circulation therein, and which said newspaper has been continuously and uninterruptedly published in said County during a period of twelve consecutive months prior to the first publication of the notice, a copy of which is attached hereto: that said notice was published in The Idaho Statesman, in conformity with Section 60-108, Idaho Code, as amended, for:

1 Insertions

Beginning issue of: 10/24/2019

Ending issue of: 10/24/2019

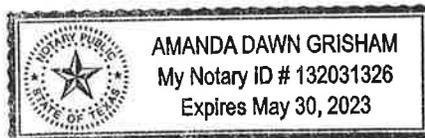
V Rodela

(Legals Clerk)

On this 24th day of October in the year of 2019 before me, a Notary Public, personally appeared before me Victoria Rodela known or identified to me to be the person whose name subscribed to the within instrument, and being by first duly sworn, declared that the statements therein are true, and acknowledged to me that she executed the same.

[Signature]

Notary Public in and for the state of Texas, residing in Dallas County



Extra charge for lost or duplicate affidavits.  
Legal document please do not destroy!

**LEGAL NOTICE OF PUBLIC HEARINGS**

PURSUANT TO ESTABLISHED PROCEDURE, NOTICE IS HEREBY GIVEN THAT THE GARDEN CITY PLANNING AND ZONING COMMISSION WILL HOLD A PUBLIC HEARING AT 6:30 PM WEDNESDAY, NOVEMBER 20, 2019, AT GARDEN CITY HALL, 6015 GLENWOOD STREET, GARDEN CITY, IDAHO TO CONSIDER A REQUEST FOR:

**CUPFY2020 – 1: Eli Schmoeger with American Cleaning Service is requesting a conditional use permit for the use Service Provider associated with a disaster cleanup and window cleaning business. The property is located at 120 E. 43<sup>rd</sup> Street, Ada County Parcel R2734500756 and is zoned C-2 General Commercial.**

We are pleased to make reasonable accommodations for members of the public who are disabled or require special assistance. For those requiring special arrangements for any meeting, please contact our office at 472-2921, at least 72 hours prior to the time of the meeting. Due to sunshine laws it is requested that the applicant and public do not contact the decision makers directly. All documentation and comments should be submitted through staff or at the Public Hearing.



6015 Glenwood Street • Garden City, Idaho 83714  
Phone 208/472-2921 • Fax 208/472-2926 • www.gardencityidaho.org

### Affidavit of Property Posting

I, (name) Eli Schmoeger do hereby attest that the property located at (site address) 120 43<sup>rd</sup> St, Garden City, Idaho, was posted on (date) 11/9/2019. This posting was for (application number) OCC FY20190022. The date of posting was no less than ten (10) days prior to the public hearing for which the application is to be heard in conformance with Section 8-6A-7 of the Garden City Code. The property was posted in compliance with Garden City standards of form, size, lettering, content, and placement for posting property for public notice.

*\*must submit clear and legible photos of the property posting with affidavit\**

BY: Eli Schmoeger  
TITLE President

State of Idaho)  
)SS  
County of Ada)

On this 8<sup>th</sup> day of November (month), 2019 (year), before me, the undersigned, a Notary Public in and for said State, personally appeared Eli Schmoeger (person responsible for posting) known or identified to me to be the person whose name is subscribed to be the foregoing instrument, and acknowledged to me that they executed the same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year first above written.

Anne B. Mraz  
Notary Public for Idaho

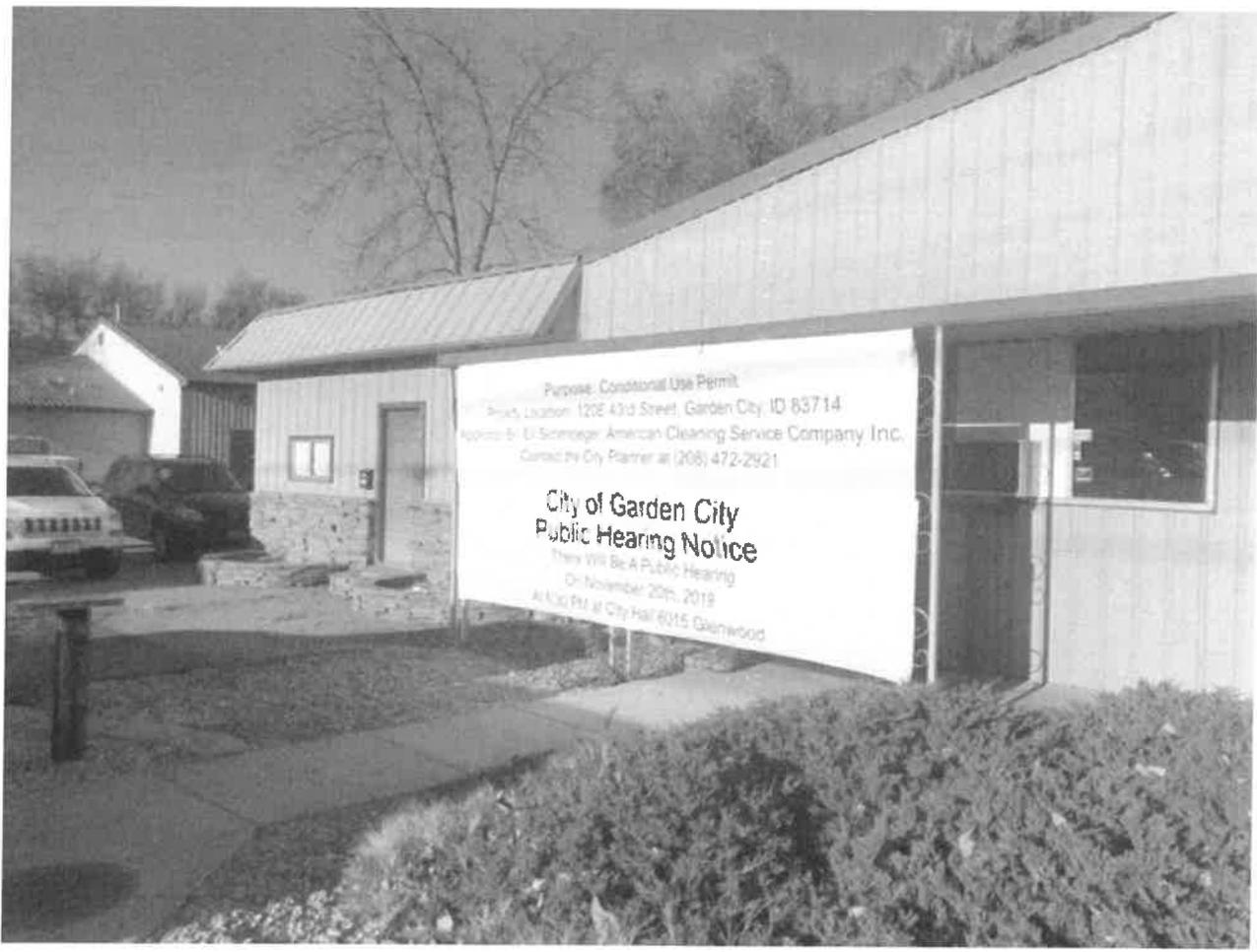
Residing at 1180 N Elkview Way Eagle ID  
Commission Expires: 10-14-21



## Anne Mraz

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**From:** Anne Seastrom <asthistle66@gmail.com>  
**Sent:** Friday, November 08, 2019 9:22 AM  
**To:** Anne Mraz  
**Subject:** IMG\_7793.jpeg



Sent from my iPhone. Because I never charge my computer.



## DEVELOPMENT SERVICES DEPARTMENT

6015 Glenwood Street ■ Garden City, Idaho 83714 ■ [www.gardencityidaho.org](http://www.gardencityidaho.org)  
Phone 208/472-2921 ■ Fax 208/472-2996 ■ [planning@gardencityidaho.org](mailto:planning@gardencityidaho.org)

**October 29, 2019**

**Dear Property Owner:**

This is an Official Notice of a Public Hearing regarding a property near your own. You are invited to attend a public hearing of the Planning and Zoning Commission on Wednesday, **November 20, 2019 at 6:30pm** and offer your testimony for consideration at Garden City City Hall, 6015 N. Glenwood Street, Garden City, Idaho. **Anyone who submits written or oral testimony has the right to appeal all or a portion of the decision.** Applicants or affected property owners shall have no more than fourteen (14) days after a final decision is rendered to request reconsideration by the final decision-maker. If you wish to offer testimony on this item and are unable to attend this meeting, you may submit your comments to the Garden City Development Services office and they will be entered in the public record on your behalf. *Due to sunshine laws we request that the applicant or public do not contact the decision makers directly. Please either submit your comments through staff or on the record at the public hearing. Auxiliary aids or services for persons with disabilities are available upon request. Please call Development Services three (3) or more days prior to this public meeting so that arrangements can be made.*

### **APPLICATION:**

**CUPFY2020 – 1: Eli Schmoeger with American Cleaning Service is requesting a conditional use permit for the use Service Provider associated with a disaster cleanup and window cleaning business. The property is located at 120 E. 43rd Street; Ada County Parcel R2734500756 and is zoned C-2 General Commercial.**

The application materials can be found online at [www.gardencityidaho.org](http://www.gardencityidaho.org) in the correlating date of the hearing in the 'Calendar/Agendas' link on the home page. A staff report and draft decision document will also be available one week prior to the hearing.

### **What to Expect at a Public Hearing:**

Each application on the agenda will adhere to the following procedure:

1. The applicant will have the ability to represent the application (default 15 minute time limit).
2. A staff member will present the *Staff Report* (default 15 minute time limit).
3. The Chair will open the Public Hearing during which time you will have the ability to give testimony (default 3 minute time limit per person and up to 15 minutes time limit for spokesman in cases where spokesmen are pre-authorized by the chairman time limit).
4. The applicant will then be able to give rebuttal testimony.
5. Close of Public Hearing and discussion among decision making body.
6. The decision makers may approve, deny, continue for additional deliberations or make a recommendation to City Council.

### **General Rules for Testimony:**

1. No person shall be permitted to testify or speak before the hearing agency at a public hearing unless such person has signed his name and written his contact address on sign-up sheets to be provided by the city. This requirement shall not apply to staff or technical witnesses directed by the Chairperson/Mayor to give evidence or information to the hearing agency.

2. No person shall be permitted to speak before the Committee/Council/Commission at a public hearing until such person is recognized by the chairperson.
3. Testimony should directly address the subject at hand.
4. Testimony should not be repetitious with other entries into the record.
5. Testimony should not be personally derogatory.
6. Testimony should comply with time restrictions established by the hearing agency.
7. If oral testimony fails to comply with the aforementioned standards, the chairperson may declare such testimony out of order and require it to cease.
8. All public hearing proceedings shall be recorded electronically and all persons speaking at such public hearings shall speak before a microphone in such a manner as will assure that the recorded testimony or remarks will be complete.

**Standards for Written Testimony:**

Written testimony and exhibits from the public to be admitted at a public hearing shall comply with the following standards:

1. Written testimony and exhibits must be submitted at least seven (7) calendar days prior to the date of the pertinent public hearing. This provision may be varied through notice to potential hearing participants.
2. Written testimony should include the signature and address of the submitter.
3. Written testimony should address the issue at hand.
4. Written testimony should not be personally derogatory.
5. If written testimony or an exhibit fails to comply with the aforementioned standards, the Chairperson/Mayor or Committee/Council/Commission may declare such testimony inadmissible.

If you wish to give testimony and cannot attend the public hearing please submit the following form, or any additional written testimony containing the following information below to Garden City Development Services no later than seven days prior to the hearing.

**Garden City Development Services, 6015 N. Glenwood St., Garden City, Idaho 83714**

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**CUPFY2020 – 1 – Conditional Use Permit – Service Provider**

Your Name \_\_\_\_\_ Date \_\_\_\_\_

Your Physical Address: \_\_\_\_\_

**(Please select)** I wish to be kept informed of any additional future meeting dates:

- Yes       No

**(Please select)** Regarding this application I:

- Support the Application       Am Neutral       Oppose the Request

Comments:

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

Signature: \_\_\_\_\_

# Ada County Assessor

This map is a user generated static output from an Internet mapping site and is for general reference only. Data layers that appear on this map may or may not be accurate, current, or otherwise reliable. THIS MAP IS NOT TO BE USED FOR NAVIGATION OR LEGAL PURPOSES.

