

From: [Derek Hurd](#)
To: [Christian Samples](#)
Subject: Re: Follow up questions on DSRFY2019 - 4
Date: Tuesday, October 15, 2019 5:18:48 PM
Attachments: [image002.png](#)
[image003.png](#)
[image004.png](#)

Chris,

You have this file in the docs now? "Park 33 DRC Drawing Package Replacement 10-10-19"
That shows Roof patios near the living areas to be 150 SF+ and 300 SF+...because the 80sf
requirement is for the residential, correct?

There is also 300 SF on top of Residence 1 Upper level. all together approximately 900 SF on
the residential wing upper levels, not including any of the main level outdoor space.

The west stair tower is shown in the updated docs to be 10' from the property line, and 6'-6" in
the renderings and previous docs which is preferred. I don't believe the stair tower is a
"building" as defined in the definitions considering it has two open sides. So this shouldn't
have to meet the 10' setback for 24' tall "buildings", correct? There are a number of reasons
why the 6'-6" setback has been proposed.

Mech. screening on the second level is shown in the plans, elevations, and renderings as the
same wood wrapped material as much of the street elevations. Likely the public facing
elevations would be the wood material, and the interior, and non public could be of reclaimed
container doors or Cor-Ten. Any ground level mechanical would be landscape screened.

4" Caliper maple tree.

Thanks for all you do Chris.

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On Tue, Oct 15, 2019 at 4:45 PM Christian Samples <csamples@gardencityidaho.org> wrote:

Hi Derek, I'm wrapping up the staff report and had a couple of questions:

1. What is the square footage of the rooftop open space areas? This is required to confirm the 80 sq. ft. per unit open space requirement is met.
2. Are the stair towers 10' or more from the property lines?
3. What is the screening method for mechanical equipment? It looks like fencing, landscaping, and architectural elements. Just want to confirm.
4. What are the caliper inches of the existing trees proposed to be removed?

I am finishing the staff report tomorrow. You are also free to provide this information at the hearing.

Thanks,



Chris Samples, AICP

Associate Planner

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