

# NEIGHBORHOOD MEETING NOTICE

**JUNE 20, 2024, AT 6:00 PM**

**MEETING LOCATION: BOISE BIBLE COLLEGE 8695 W.  
MARIGOLD STREET, GARDEN CITY, ID 83714**

**PURPOSE: Minor Land Division**

**PROPERTY LOCATION: 8695 W. Marigold Street,  
Garden City, ID 83714**

**APPLICATION BY: Zach Turner, Rennison Companies**

**To register as an Interested Party and receive notices and application  
information from Garden City, the public can sign in at the Neighborhood  
Meeting or email Garden City: [planning@gardencityidaho.org](mailto:planning@gardencityidaho.org)**

**POSTED  
06/06/2024  
@2:00PM  
#1 SIGN**

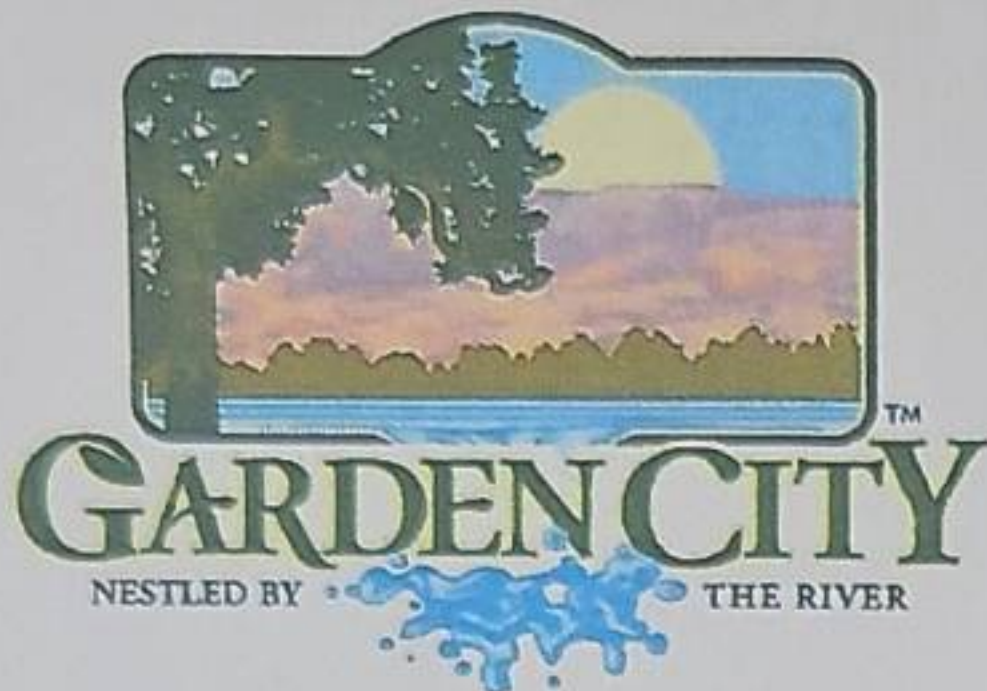




\* SIGN

W Marquette St





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

## Affidavit of Property Posting

I, (name) Premier Signs Inc do hereby attest that the property located at (site address) 8695 W. Marigold Street, Garden City, Idaho, was posted on (date) 06/06/2024. This posting was for (application number) \_\_\_\_\_. 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: [Signature]

TITLE Owner

State of Idaho)  
                  )SS  
County of Ada)

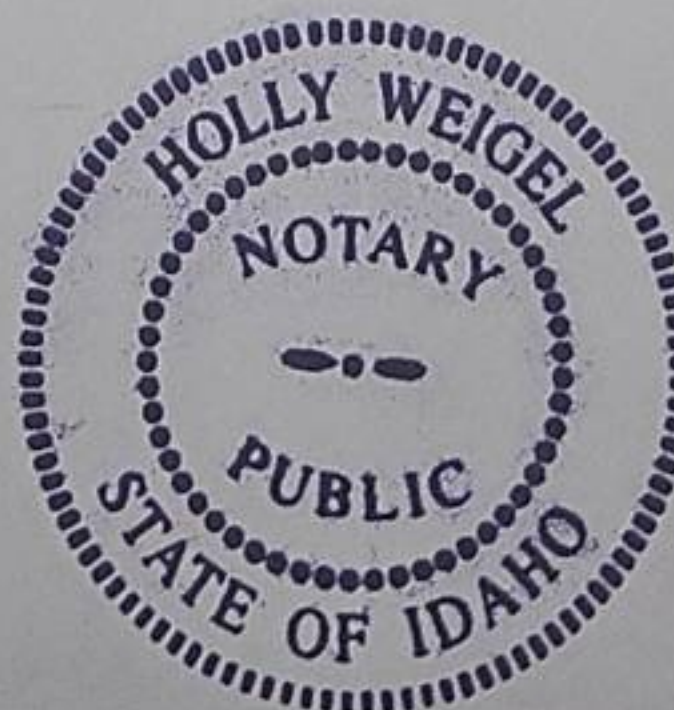
On this 6th day of June (month), 2024 (year), before me, the undersigned, a Notary Public in and for said State, personally appeared Ryan Anderson-Premier Signs (person responsible for posting) known or identified to me to be the person whose name is subscribed to be the foregoing instrument, and acknowledged 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.

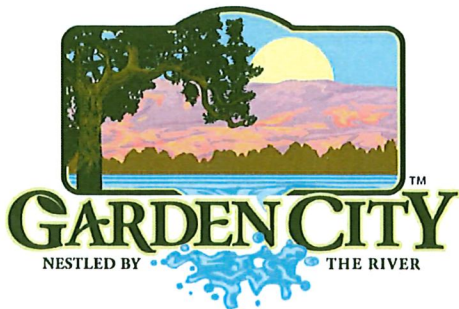
[Signature]  
Notary Public for Idaho

Residing at Estate Dr. Boise ID.

Commission Expires: 4/5/2027







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

## Affidavit of Neighborhood Meeting

State of Idaho )  
                              )SS  
County of Ada )

I, Zachary Turner, 2025 E Riverside Dr., Ste 200  
Name (be full legal name) Address  
Eagle Idaho 83616  
City State and Zip

Being first duly sworn upon oath, depose and say:

1. That I provided the attached notice to all individuals owning property within 300' of 8695 W Marigold Street (project address) Garden City, Idaho.
2. The list of individuals that I sent the notice to include all entities that were on the 300' radius list provided by the city of Garden City.
3. I posted the site in accordance with the requirements found in Garden City Code 8-6A-7. B.1, affidavit thereof attached.
4. The location of the meeting was 8695 W Marigold Street, Garden City, ID.
5. The date of the meeting was: June 20th, 2024, a Monday, Tuesday, Wednesday, Thursday, or Friday (please circle the day of the week). (must be a weekday not less than 10 days ahead of this submittal and not more than three months ahead of this submittal).
6. The time of the meeting was: 6:00 pm. (must be between 5:30pm - 8:00pm)
7. I remained on site from 5:51 pm to 7:15 pm (must be on site a minimum of 30 minutes even if no one is in attendance).
8. The attached sign-in sheet includes all attendees.

Dated this 21st day of June, 2024.

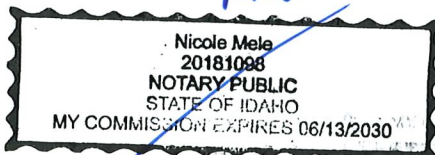
Zachary Turner  
Signature

Subscribed and sworn to before me the day and year first above written

Nicole Mele  
Notary Public for Idaho

Residing at: Mendota, ID

My Commission expires 06/13/2030



### REQUIRED ATTACHMENTS

1. Neighborhood meeting notice
2. Affidavit of posting
3. Sign in sheet



**Date: June 3, 2024**

**RE: Neighborhood Meeting Notice for Project in your Neighborhood**

Dear Neighbor,

You are invited to a neighborhood meeting to discuss a project we are proposing near your property. The purpose of the meeting is to discuss the project, answer any questions, and listen to your feedback and suggestions.

**File Number: MLDFY2024-0001**

**Meeting Date: Thursday, June 20<sup>th</sup>, 2024**

**Meeting Time: 6:00 PM**

**Meeting Location: 8695 W Marigold St, Garden City, ID 83714 - Parking lot at entry**

**Project Summary:** The application is for: \_\_\_\_ remodel of existing site/structure, \_\_\_\_ new construction, **X** minor land subdivision, \_\_\_\_ sign.

**The proposal is intended to be:** \_\_\_\_ residential, \_\_\_\_ mixed-use, \_\_\_\_ multi-family, \_\_\_\_ commercial use, **X** other (Not applicable with this application). A future Design Review Application to Garden City and a future neighborhood meeting will be held to discuss a multi-family project.

The project includes \_\_\_\_ 0 \_\_\_\_ residential units and/ or \_\_\_\_ 0 \_\_\_\_ square feet of commercial.

If you would like to contact us ahead of the meeting, please feel free to reach us at (phone) 208.938.2440 or (email) [zach@rennisoncompanies.com](mailto:zach@rennisoncompanies.com). We look forward to hearing from you.

If you provide written comments to the city seven days or more prior to the applicant's consultation with the design consultants, your comments will be reviewed as part of the application. This application's review with the City may take place as soon as 15 days after the neighborhood meeting.

Please note, that if you wish to be an interested party or have the ability to appeal you must notify the city in writing. The city will inform interested parties of any revised materials that are submitted. You cannot appeal the application unless you have standing as prescribed in Idaho Code and provide written comment to the city seven days prior to the application's formal review with the City.

Thank you,

**Rennison Companies, Inc.**



Zachary Turner  
Development Manager

**Attachments:**

- Exhibit A – Minor Land Division Site Plan
- Exhibit B – Meeting Location at 8695 W Marigold St, Garden City, ID 83714 - Parking lot at entry



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Those who have standing may appeal the decision, **provided that written comment is received by the city at least seven days prior to the consultation.** Those who have not provided written comments seven days or more in advance of the consultation will not be permitted to appeal.

If you wish to be an interested party or may wish to appeal the city's decision please provide the city with the following information to the city via email [planning@gardencityidaho.org](mailto:planning@gardencityidaho.org) or mail to Attn: Design Review 6015 Glenwood, Garden City, Idaho, 83714.

File:

I wish to be an interested party \_\_\_\_Yes \_\_\_\_No

I wish to have the ability to appeal \_\_\_\_Yes \_\_\_\_No

Name:

Email :

Physical Address:

Which design elements are of concern:

\_\_\_\_\_ Massing

\_\_\_\_\_ Architectural elements

\_\_\_\_\_ Connectivity

\_\_\_\_\_ Landscaping

\_\_\_\_\_ Water features

\_\_\_\_\_ Site layout

\_\_\_\_\_ Other

Please elaborate:

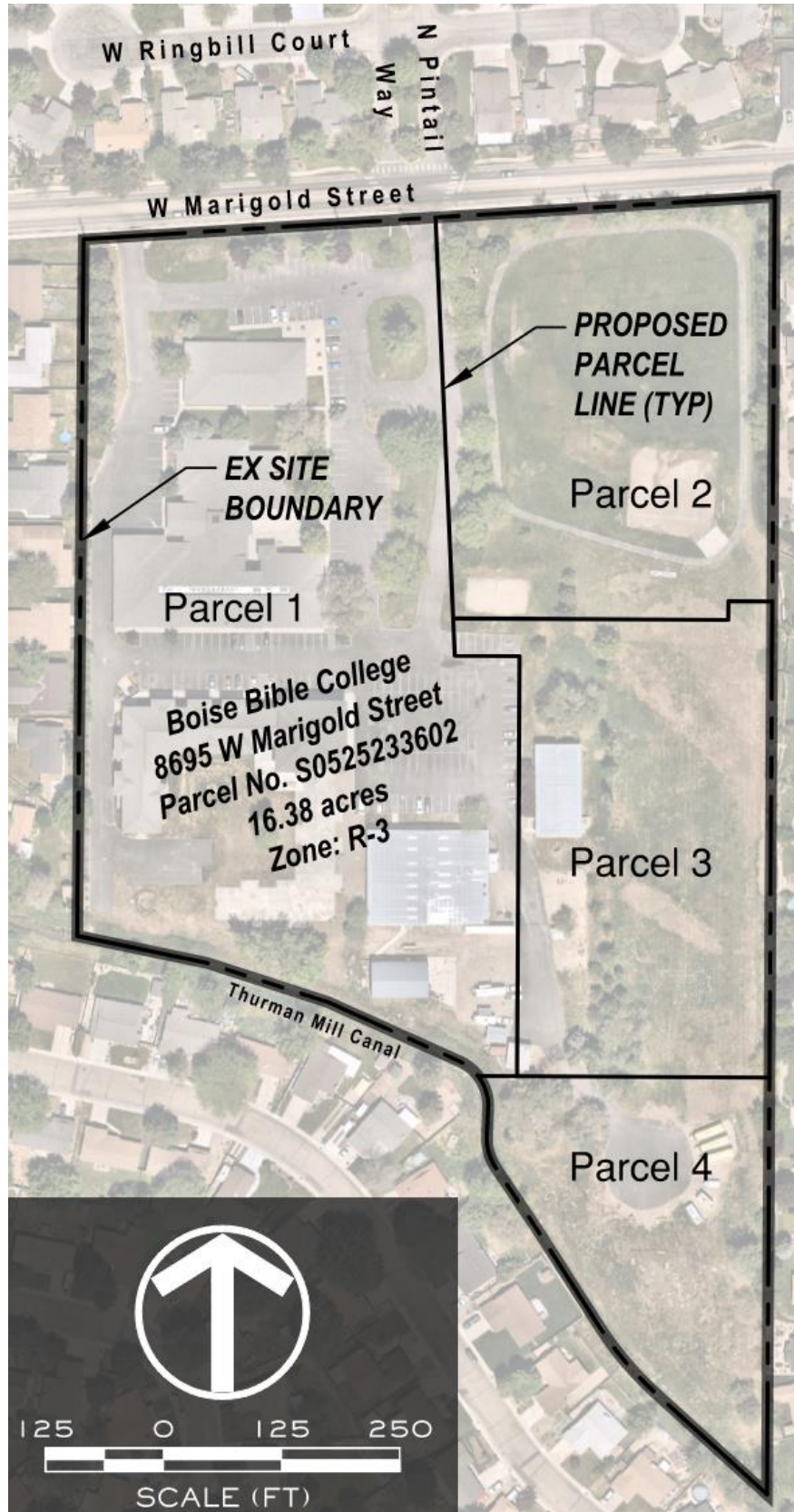
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Signature

Date



# Exhibit A – Minor Land Division Site Plan Boise Bible College





**Exhibit B – Meeting Location at 8695 W Marigold St,  
Garden City, ID 83714 - Parking lot at entry**





RENNISON COMPANIES, INC.  
2025 E. RIVERSIDE DR, STE 200  
EAGLE, ID 83616



DILLON BOISE, LLC  
5501 W STATE ST  
BOISE, ID 83703

RENNISON COMPANIES, INC.  
2025 E. RIVERSIDE DR, STE 200  
EAGLE, ID 83616



HAUN, HARRY E  
4280 E CHINDEN BLVD  
EAGLE, ID 83616

RENNISON COMPANIES, INC.  
2025 E. RIVERSIDE DR, STE 200  
EAGLE, ID 83616



WASTE, BRIAN  
2569 E MOKENA DR  
BOISE, ID 83716

RENNISON COMPANIES, INC.  
2025 E. RIVERSIDE DR, STE 200  
EAGLE, ID 83616



SOPHIE, CHRISTOPHER  
409 E 47TH ST  
GARDEN CITY, ID 83714

RENNISON COMPANIES, INC.  
2025 E. RIVERSIDE DR, STE 200  
EAGLE, ID 83616



BRUNO, THOMAS J  
1420 CHURCH ST  
SAN FRANCISCO, CA 94131

RENNISON COMPANIES, INC.  
2025 E. RIVERSIDE DR, STE 200  
EAGLE, ID 83616



BT DEVELOPMENT, LLC  
11061 W WAGON PASS ST  
BOISE, ID 83709

RENNISON COMPANIES, INC.  
2025 E. RIVERSIDE DR, STE 200  
EAGLE, ID 83616



MILLS, GLADWIN F  
4640 1/2 N ADAMS ST  
GARDEN CITY, ID 83714

RENNISON COMPANIES, INC.  
2025 E. RIVERSIDE DR, STE 200  
EAGLE, ID 83616



BMC PROPERTIES, LLC  
313 N HILLVIEW DR  
BOISE, ID 83712

RENNISON COMPANIES, INC.  
2025 E. RIVERSIDE DR, STE 200  
EAGLE, ID 83616



SCHENKER, DAVID P  
503 E 47TH ST  
GARDEN CITY, ID 83714

RENNISON COMPANIES, INC.  
2025 E. RIVERSIDE DR, STE 200  
EAGLE, ID 83616



DILLON, KAARAN G  
5170 S MORROW ST  
BOISE, ID 83709

RENNISON COMPANIES, INC.  
2025 E. RIVERSIDE DR, STE 200  
EAGLE, ID 83616



DRY CREEK LAND HOLDINGS, LLC  
5736 W PHEASANT CIR  
BOISE, ID 83714

RENNISON COMPANIES, INC.  
2025 E. RIVERSIDE DR, STE 200  
EAGLE, ID 83616



BB 514, LLC  
PO BOX 1758  
EAGLE, ID 83616

RENNISON COMPANIES, INC.  
2025 E. RIVERSIDE DR, STE 200  
EAGLE, ID 83616



SALDATURA, LLC  
2722 N 32ND ST  
BOISE, ID 83703

RENNISON COMPANIES, INC.  
2025 E. RIVERSIDE DR, STE 200  
EAGLE, ID 83616



GARDEN CITY REAL ESTATE  
HOLDING, LLC  
14425 W ROARING CREEK ST  
BOISE, ID 83713

RENNISON COMPANIES, INC.  
2025 E. RIVERSIDE DR, STE 200  
EAGLE, ID 83616



LAMBERT, PAULA GAY  
4764 E FLORES CT  
BOISE, ID 83716

RENNISON COMPANIES, INC.  
2025 E. RIVERSIDE DR, STE 200  
EAGLE, ID 83616



46TH STREET PARK, LLC  
PO BOX 44273  
BOISE, ID 83711

RENNISON COMPANIES, INC.  
2025 E. RIVERSIDE DR, STE 200  
EAGLE, ID 83616



ECKERT, DANIEL LEE JR.  
4630 ADAMS ST  
GARDEN CITY, ID 83714



# Neighborhood Meeting Sign-in Sheet Template

Day: Thursday

Date: June 20th, 2024

Time: 6:00 PM

Project Synopsis:

Minor Land Division for Boise Bible College, creating 4 total parcels from 1 parcel.

Information must be written in block letters and in legible handwriting.

Example: Jane Doe, 6015 Glenwood St., Garden City, ID, 83714, planning@GARDENCITYIDAHO.ORG, YES

Name	Address (house number, street, suit, studio, if applicable)	City/State/ZIP	Email	Are you interested in having standing to object to this project? (yes/no)
Robert Cluff	8405 W. MARIGOLD	GARDEN CITY ID	CLUFFR11@GMAIL.COM	YES
Mea Gorham	6141 N Pintail Way	Garden City ID	LUV8XN@gmail.com	Yes
Sarah Cox	8291 Clubhouse Lane	" "	idahowaterbaby@yahoo.com	Yes
Matthew + Lyne Dopsa	6017 N. Willowdale Ln	" "	mbdopsa@hotmail.com	YES
Nike & JAN STEVENS	5547 W. Willowdale	" "	STEVENSONJAMIE@gmail.com	YES
Ben Jones	5895 Ensign Ave	" "	evanmjones4@gmail.com	Yes
Sharmine Fidenour	5587 Millstream Way	" "	charminsharmin2@gmail.com	YES
Robin + Gregory Grube	3113 W. Shad Blk LN	" "	robinlgrube@gmail.com	Yes
FRED HAHN	8501 N. Willowdale	" "	HAHNFR@GMAIL.COM	YES
HEATH REEDER	5552 Millstream Way	" "	LILREHREATHEN@usm.com	YES
* Gail Lysne	8595 W. Atwater Dr.	" "	gailly27@hotmail.com	yes
MARTIN ARMSTRONG	6037 N. Willowdale LN	" "	MLEEAB1@GMAIL.COM	YES
Tracy Horn	8320 Willowdale Dr	" "	tracy_horn772@yahoo.com	Yes
Linda Butterfield	6061 N. Drake Way	Garden City ID	butterfieldrl1720@outlook.com	YES
MARK & JUDY MITCHELL	8565 W. Willowdale DR	" "	mcm3536@gmail.com	yes
Rita Nabonne	8370 Willowdale	" "	rnabonne1@gmail.com	YES
Rachel Stewart	6124 N. Pintail Way	Gardencity ID	rachstew@centurylink.net	yes
Don Smith	8714 W. Ringwood	G.C. ID	boise@spudchatx.com	YES
MARK WASDAHL	5926 N. Willowdale LN	" "	MKWASDAHL@YAHOO.COM	YES
PATRICIA GROVEN	6120 P. CASTLETON LN	" "	pattyjsemail@gmail.com	Yes
FAIRY & DOSSIE	5589 W. Willow Brook	GG, ID	JAYAGASTA@ " "	yes

Rebekah Zacharian 8981 W. Breckenridge Dr. Garden city, ID

rebekahzacharian@gmail.com YES!



<u>Name</u>	<u>Address</u>	<u>City/State/Zip</u>	<u>Email</u>	<u>Are you Interested...</u>
Cassie Baugh	6128 N River Glen	Garden City, ID, 83714	Cassie.baugh66@gmail.com	yes
Anna Karaseva	6083 N River Glen	Garden City ID 83714	agkaraseva@gmail.com	yes
Grant Baird	↓	↓	bairdgrant@gmail.com	yes
Parker Holland	↓	↓	Parker.Holland.2112@gmail.com	yes
Forrest Gay	8981 W. Breckenridge Dr.	Garden City 83714	Forrestgay10@gmail.com	yes
*Sherry Montosa	5780 b. Oasis Dr.	Garden City 83714	S.montosa@gmail.com	yes
Kali Carringer	8320 Willowpark Dr	Garden City 83714	carringermark@msn.com	yes
Lloyd A. Squires Jr	8251 W. Echo Falls Lane	Garden City 83714	LSQUIRES@LIVE.COM	yes
Rick Jones	8177 W Ringbill Lane	" " "	rickjonesrelo@gmail.com	yes
DARLA RHUDE	8640 W ATWATER DR	GARDEN CITY 83714	DARLAR0220@gmail.com	yes
Helen Thomas	8629 W Atwater Dr	Garden City 83714	hbuxtonalaska@gmail.com	yes
Gina Vincen	9472 W. River Beach Ln.	Garden City, ID 83714	GVincen@ur.com	yes
Reg Casack	9550 W Chelan Ave	Garden City Id 83714	Nejiwah@hotmail.com	yes
Sandy Capozzi	5590 MILLSTREAM WAY	" " ID 83714	Capozzi Sandy 5590@gmail	yes
Katie Jennings	8610 W Ringbill Ct	Garden city 83714	Katie3Adam@hotmail.com	yes
Adam Jennings	8610 W Ringbill CT	Garden city 83714	Idanofreak@hotmail.com	yes
*RAY STONE	8250 W. ECHO FALLS LN	GARDEN CITY 83714	K2777A@GMAIL.COM	YES
*Mike O'Brien	5587 Willow Lawn Way	Garden City 83714	RIVRONT13@gmail.com	yes
NATE CALLEN	8573 WILLOWDALE	GC 83714	OUTOFDATE.NATE@GMAIL.COM	
Ken Dillman	8801 W. River Beach LN	Garden City 83714	kpdlillman@msn.com	
*Roseford	8453 Willow Court Dr.	GC 83714	rstitchwithme@yahoo.com	
Wendy Carver-Herbert	8515 W Atwater Dr.	GC 83714	wendycarverherbert@gmail.com	



Rose E Hunt Rose E Hunt 5507 Wilm Second Way



# NEIGHBORHOOD MEETING NOTICE

## JUNE 24, 2024, AT 6:00 PM

**MEETING LOCATION:** BOISE BIBLE COLLEGE 8695 W.  
MARIGOLD STREET, GARDEN CITY, ID 83714

**PURPOSE:** Minor Land Division

**PROPERTY LOCATION:** 8695 W. Marigold Street,  
Garden City, ID 83714

**APPLICATION BY:** Zach Turner, Rennison Design Inc.

To register as an Interested Party and receive notices and application  
information from Garden City, the public can sign in at the Neighborhood  
Meeting or email Garden City: [planning@gardencityidaho.org](mailto:planning@gardencityidaho.org)

### DESIGN APPROVAL

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#### Boise Division

6045 W. Franklin Rd  
Boise, Idaho 83709

208.855.0380

[premier signsidaho@gmail.com](mailto:premier signsidaho@gmail.com)

NOTE: THE COLORS DEPICTED IN THIS DRAWING ARE ONLY REPRESENTATIONS OF THE ACTUAL COLORS.  
YOUR SALES CONSULTANT WILL PROVIDE SAMPLES OF ACTUAL COLORS.

CLIENT		JOB #	0000
LOCATION			
SALES REP		DESIGNER	

#### SCOPE OF LAYOUT

- ☐ Electrical
- ☒ Artwork
- ☐ Installation
- ☐ Custom Fab
- ☐ Color Options

#### CUSTOMER APPROVAL

I hereby approve all specifications of the artwork and copy as noted in this layout.

SIGNATURE \_\_\_\_\_ DATE \_\_\_\_\_